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THE plans for the New Equitable Building, as published last week, have provoked less comment and less opposition than might have been expected. This new building project raises the whole question of the desirability of unrestricted construction of skyscrapers in its most acute form, and if any action is ever to be taken it should be taken at an early date. The new Equitable Building makes two points tolerably definite. It probably indicates the limit of safe and profitable construction at the present time. Until engineering and economic conditions alter very considerably it is inconceivable that any taller building and tower than this will be projected. On the other hand, it is also probable that wherever an opportunity for a building of this size can be created capital and capitalists will in the course of time be found to take advantage of it. The Equitable Life Assurance Society doubtless has special reasons for wishing to construct the biggest building and the highest inhabited tower in the world, but other financial institutions will be impelled by similar, if less lively, motives. These skyscrapers are far from being mere freaks of advertising. They are being erected by speculative building companies, because of the opportunities for profit which they contain, and unless prohibited or restricted they will continue to be so erected. If thirty-four story buildings remain a legal, an economic and an engineering possibility property owners may soon be tearing down twelve-story buildings in order to replace them with structures thrice the height, and such structures will be erected as fast as it will pay to erect them—as fast, that is, as tenants can be found to occupy them. This will necessarily be a somewhat slow process even in New York, but it will be so fast that in case any public interest is involved in the restriction of the height of such buildings it should be promptly asserted. And it can hardly be claimed that no public interest is involved. A financial district covered with twenty-story buildings may be a safe locality in which to do business, but a lower New York even partly covered with buildings from thirty to forty stories high would no longer be either a safe or a wholesome place in which to live. The congestion would be too great, considering the miserable street system, in which these buildings would stand. The erection of buildings covering whole blocks thirty-four stories high should be postponed until the problem of aerial navigation has been completely solved.

THE increasing popularity of the Galveston plan of municipal government is one of the most interesting developments in the forms of American municipal government. The Record and Guide has frequently called its readers' attention to this plan which was adopted in Galveston as an emergency measure after the partial destruction of the city in 1901. It consisted in the abolition of the Mayor, the Common Council and the other ordinary American municipal officials and the centralization of their power in the hands of a commission of five men, each one of which was responsible for one important administrative department, and who were jointly responsible for the good government of the city. The experiment succeeded so well in Galveston that it is gradually being adopted in other Western cities. According to an account of the progress of the movement contained in the Outlook, Houston was the first city to follow the example of Galveston. Fort Worth, Dallas and El Paso, all in Texas, followed in quick succession. Last

year Iowa and Kansas enacted general laws permitting cities in those States to adopt a modified Galveston plan; and already Leavenworth, in Kansas, and Cedar Rapids and Des Moines, in Iowa, have taken advantage of these laws. Of course it is too soon to predict that the experiment, which has been so successful in Galveston, will be equally successful elsewhere; but the results have up to date been all that could be desired. In the Texan cities the plan has worked with uniform success, while Des Moines is congratulating itself upon the cleanest streets and in general the most efficient government of its history. The success of this experiment should provide the New York Charter Revision Commission with food for reflection. It is not to be supposed that the Galveston plan could be adopted without considerable modifications for a city like New York with over 4,500,000 inhabitants, but the lesson of this hitherto successful experiment should nevertheless not be overlooked. In one way or another administrative power and responsibility should be centralized; and the only way in which such centralization can be effectually achieved is by means of the suppression of the Board of Aldermen. The decision of the Charter Revision Commission to make another attempt to renew the usefulness of a local legislative body has been its one serious mistake. Such attempts have been made again and again, and they have always failed. It is merely a superstition which keeps alive this expensive and useless piece of machinery. Indeed, so far as it is endowed with any real power and responsibility it is worse than useless, because it merely acts as a hindrance to the efficient and smooth operation of the local administrative machine. The lesson of New York's experience in municipal government has been that its best servant is a Mayor and a Board of Estimate, endowed with full administrative and legislative responsibilities; and in the new charter advantage should be taken both of this experience and of the success of the Galveston plan.

AT the expiration of their first year of service the chairman of the Public Service Commission sent to the newspapers a detailed account of all the commission had accomplished in the course of the year, and some little discussion followed as to the value to the city of the services of the commission. The truth is, of course, that it is entirely too early to assert that the experiment in local government represented by the commission is either a success or a failure. No one will question for a moment the ability and the integrity of the members of the commission or their honest desire to serve the city; and their appointment has undoubtedly been followed by certain improvements in the service of the several corporations submitted to their jurisdiction. In the long run the mere fact that a commission possessed of such enormous supervisory power exists will undoubtedly help effectually to keep the corporations under its control more solicitous about the standard of their service. Any question as to the effect of the establishment of the commission must be in a wholly different direction; and the chief question, which remains very doubtful, concerns the ability of the commission to secure the co-operation of private capital in providing those additional facilities required by the growth of the city. It remains, that is, very doubtful whether capitalists will wish to place their money in enterprises over which they retain no effective control. The commission, in its relation with these corporations, is placed in an extremely difficult position. It must serve the public, without at the same time alienating the corporations and private capital. Every order it issues for an improvement of service costs more money to some corporation; and if in the long run an accumulation of such orders makes the property of these corporations less valuable the consequences are easy to predict. Private capital will refuse to invest in a kind of business which is subject to such drastic supervision. The commission will have sacrificed the greater benefit of a constant construction of new lines to the smaller benefit of an immediate, but still inadequate improvement of service.

THE Record and Guide does not mean to predict that the commission will prevent the investment of private capital in the services under its supervision. We wish merely to point out that such in the long run may be the case, and that a possibility of this kind constitutes the gravest question connected with the success of the commission's work. Moreover, it is particularly in relation to improved means of transit that the question must be posed. The orders of the commission have resulted in a certain improvement in the transit service; but the improvement has not served to make

the lot of the urban traveler in New York any pleasanter. It has been conclusively proved that no possible increase of car mileage on the existing lines will do anything effectual to improve the transit service of New York. What the city imperatively needs is more subways; and, of course, the commission fully understands this necessity. But it is extremely doubtful whether more subways will ever be built and leased to private corporations. In this instance the question is complicated by the terms which the commission is empowered under the law to offer to private corporations, but it is at least an open question whether private capital could have been tempted into the subway business even under the terms offered by the late lamented Robinson bill. In any case it looks now as if New York would be unable to secure additional subways unless they are constructed, equipped and perhaps operated by the city, in which event we shall be treated to the interesting spectacle of the regulation in the public interest by a State commission of railroads owned and operated by local public officials. If such a spectacle should ever be offered to the people of New York it would, we fear, be a reduction of the commission to an obvious absurdity. The only reason for the existence of such a body consists in the necessity of regulating private corporations in the public interest; but if such regulation becomes so stringent that a public corporation has to assume the regulated work the Public Service Commission will have acted so vigorously in the public interest as to make its own perpetuation unnecessary.

OFFICIAL APPRAISERS RECOMMENDED.

To the Editor of the Record and Guide:

Like the heathen Chinese, the real estate brokers are peculiar in their ways in the matter of loans. How are they made, who makes them and what kind of appraisals are required and made, how made, by whom and by whom passed upon?

Most brokers will tell you it is hard to secure loans, in some cases impossible. Why? Owners in some cases don't know what they want, have given no proper authorization, but nine times in ten on account of appraisals which are made arbitrarily they have no data of any kind for the lender to judge whether a high or low estimate has been made. Often an appraiser belonging to some institution of which he is a director passes upon his own appraisal. Where is the justice or equity in that, and does it not naturally lead to favoritism or worse—collusion?

The times has come in our estimation when an official, or several competent salaried officials, should be appointed, whose sole business should be appraising property, for which a fee should be charged to go to county or borough. The appraisal should set forth a description of the property, improvements thereon, cost of each, all sales of property in the immediate vicinity within five years.

With an official appraisal of that kind any broker duly authorized by an owner could go to any institution, corporation, estate or person having money to loan and obtain such loan.

A. C.

CONVENTION OF BUILDING SUPERINTENDENTS AND MANAGERS.

Mr. R. P. Bolton, the consulting engineer who is an authority on elevator problems, has been invited to attend the convention of building superintendents and managers to be held August 10 at Chicago. Mr. Bolton will deliver an address on the difficulties met in the equipment of a modern building with a suitable elevator service and in its proper operation, and how they are to be overcome. One of the points that he will dwell upon will be the necessity of regarding elevators as public conveyances in the same sense as railroads are held as such. Mr. Bolton emphasizes the fact that more people are moved vertically than horizontally in New York, and that if the means of horizontal transportation are stamped as public the means of vertical transportation ought to be, both in the same class, as both are part of private property. This same question is to come up in the revision of the building code in so far as it affects the elevator.

Other questions of importance to managers of buildings will be discussed at the meeting, such as sanitation, cleaning large buildings of all types, economy in lighting, size of house force necessary, etc. At present there is no national organization of building managers, but it is expected that the National Association of Building Managers will be one of the fruits of the gathering.

—The number of people who are becoming interested in suburban homes is increasing enormously every year; and if ever there was a time for the average man to build a home for himself in the suburbs of any of the larger cities at low cost and on a good basis of investment, it is to-day, and we do not believe it would take very much agitation of the subject to greatly stimulate such building at this time.—Lumber Trade Journal.

BUILDING STATISTICS.

MANHATTAN.

Plans and specifications for New Buildings filed and acted upon during the quarters ending June 30, 1907, and 1908:

Classification.	1907.		1908.	
	No. of Bldgs.	Estimated cost.	No. of Bldgs.	Estimated cost.
Dwelling houses, est. cost:				
over \$50,000	3	\$600,000	2	\$145,000
bet. \$20,000 and \$50,000	11	460,000	3	85,000
under \$20,000	4	48,000	4	31,400
Tenement houses	178	12,533,500	64	6,577,500
Hotels & boarding houses.	1	60,000	1	1,000,000
Stores, est. cost:				
over \$30,000	26	3,518,000	20	2,810,000
bet. \$15,000 & \$30,000.	7	175,000	10	197,000
under \$15,000	9	69,700	8	66,900
Office buildings	25	11,451,000	17	18,518,000
Manufacturer's & workshops	9	543,000	4	118,000
Schoolhouses	6	685,000	2	630,000
Churches	2	240,000	3	175,000
Public buildings:				
municipal .....	..	..	2	400,000
places of amusement, &c	13	665,700	6	841,500
Stables and garages	19	617,500	5	230,900
Other structures	77	79,350	33	59,571
Total	390	\$31,745,750	184	\$31,885,771

Plans and specifications for Alterations to buildings filed and acted upon during the quarters ending June 30, 1907, and 1908:

Classification.	1907.		1908.	
	No. of Bldgs.	Estimated cost.	No. of Bldgs.	Estimated cost.
Dwelling houses	253	\$968,618	164	\$508,552
Tenements	735	1,537,800	428	625,280
Hotels & boarding houses.	13	145,695	19	63,025
Stores	134	667,964	106	556,190
Office buildings	85	730,575	38	156,930
Manufactories & w'ksh'ps.	36	318,490	36	164,375
Schools	11	95,500	34	219,500
Churches	7	63,200	6	40,400
Public buildings	35	377,701	41	219,000
Stables	27	173,250	20	96,100
Other structures .....	..	..	..	..
Total	1,336	\$5,078,793	892	\$2,649,352

BRONX.

Plans and specifications for New Buildings filed and acted upon during the quarter ending June 30, 1908:

Classification.	No. of Bldgs.	Estimated cost.
Brick dwelling houses, est. cost less than \$20,000.....	172	\$1,125,300
Brick tenements, est. cost over \$15,000.....	53	1,699,000
Brick tenements, est. cost less than \$15,000.....	27	266,000
Hotels	1	35,000
Stores, est. cost bet. \$30,000 and \$15,000.....	4	75,000
Stores, est. cost less than \$15,000.....	6	8,050
Office buildings	1	2,100
Manufactories and workshops	11	71,850
Schools .....	..	..
Churches	2	16,800
Public buildings, municipal	2	3,000
Public buildings, places of amusement, &c.....	3	14,000
Stables	9	6,425
Frame dwellings	189	978,500
Frame tenements	1	6,700
Other structures	29	8,175
Total.....	510	\$4,315,900
Quarter ending June 30, 1907.....	672	\$6,996,150
Quarter ending June 30, 1908, total decrease.....	162	\$2,680,250

TENEMENT HOUSE CONSTRUCTION.

A comparison of the statistics of the Tenement House Department for six months of this year and the corresponding period last year shows some interesting facts. There has been a considerable decrease in the number of new buildings erected under the control of the department in all the boroughs of the city and in the estimated cost of them.

From January 1 to June 30 last year there were approved plans for 1,763 new buildings in Brooklyn, containing 14,350 living apartments, as against only 448, with 3,221 apartments, during the same period last year. The average cost for 1908 is \$10,343, as against \$12,046 in 1907.

A similar condition is true of Queens, while exactly the opposite is observed in Manhattan, where the average cost of apartment buildings increased from \$78,249 in 1907 to \$95,995 in 1908, although there were less than half the number of plans filed.

Following are tables which show the plans filed and the estimated cost of tenement houses in all the boroughs for the first six months of this year and of 1907:

New tenements, for which plans were filed January 1 to June 30, 1908, inclusive:

	Plans.	Buildings.	Apartments.	Estimated Cost.
Manhattan	87	117	3,389	\$11,131,500
Bronx	87	171	1,989	3,745,200
Brooklyn	203	448	3,221	5,633,650
Queens	80	130	579	812,200
Richmond	2	2	23	57,000
N. Y. City.....	459	868	9,201	21,379,550

New tenements, for which plans were filed January 1 to June 30, 1907, inclusive:

	Plans.	Buildings.	Apartments.	Estimated Cost.
Manhattan	176	249	7,176	\$19,494,000
Bronx	115	264	3,446	6,231,500
Brooklyn	725	1,763	14,350	21,236,750
Queens	150	266	1,508	2,214,600
Richmond	3	3	10	11,500
N. Y. City	1,169	2,545	26,490	49,188,350

CONSTRUCTION

AN "INSIDE" CITY CHURCH

WHEN a congregational body cannot set its church down in a spacious yard, crown it with a steeple higher than the windows of neighboring buildings, and surround it with trees, lawns and graveled walks, as a church ought to be—and has only a narrow frontage in the middle of a tight city block on which to build, then, as Governor Hughes says, it has "the next best thing" to do.

To the trustees of congregations in the towns growing up on the edge of the metropolis,—be certain to take ground enough for the new church. Give it the traditional "acre" as the minimum, but a whole square if possible. Take inspiration in this respect not from the crowded city but from those old places that have come down from Colonial days, where the sons in the pews can see through the windows the tombs of their sires in the churchyard.

But what to do in the city where the church can no longer be the physical superior of all other buildings? A "Note and Comment" in the Architectural Record for July answers, that clearly the spire "must go" from the city. No judicious architect would think of projecting one, or of attempting to signalize a church building any more by its altitude. He must hold his own in the competition with secularity, if at all, by superior simplicity and superior scale, such as, to be sure, in a secular building has been attained in the savings bank of a single story at 22d st and 4th av, such as in a church building has been attained in the New Madison Square Presbyterian Church, which in that respect is to be acclaimed as exemplary. Fortunately that is not so difficult—that superiority in scale.

"The solution of it offered by All Souls' (Anthon Memorial) Church in St. Nicholas av, near 114th st, will be agreed to be interesting," says the commentator. "Here the restricting walls which form the crux of the problem are forced upon the view by the recession of the ecclesiastical front, for we can hardly call it a 'church front,' and this recession, it seems, is necessary to enable the introduction within the building line of the desirable and architecturally necessary projections of porch and steps and 'stoop,' while it serves the further purpose of giving some distinction and separateness to the front. The church, it will be seen, is denoted only by the entrance at the bottom and the bell-gable at the top. But these suffice quite unmistakably to denote it. The remainder of the front is given to the 'plant,' in fact to a rectory, administration rooms, class and guild rooms, and chambers for resident parochial workers, twenty-six rooms in all, the whole front building being known as the 'Edward Whitney House.' Architecturally the front is in that half domestic, half ecclesiastical style which is recognized as monastic or 'collegiate' Gothic, and of itself makes a great oasis in the desert of tenement-house fronts."

But we are reminded that the arrangement is not altogether novel:

In St. Augustine, the chapel of Trinity in East Houston street, designed a generation ago by Mr. Potter, the church is at the rear, the plant at the front, and the designation of the sacred edifice is only an unmistakable church entrance and an unmistakable church spire. The connection between street and church is managed by means of an impressive and interesting corridor. Yet the arrangement is as yet as uncommon in churches as it is common in theatres. The majority of theatres in New York are designated as such only by their entrances and the actual playhouse left to be inferred by the passer. It may very well come to pass that the majority of the churches will come to be submitted to the same

conditions. Even so, they will have the architectural advantage over the theatres that the front will "belong," and will visibly subserve pious uses, whereas the frontal buildings of the theatres are money-making commercial erections, "from the purpose of playing," having nothing to do with the object of the theatre, and so architecturally inexpressible as part of it, while it is quite possible to give an ecclesiastical expression to the front of which only the entrance denotes the church. This, it will be seen, has been done with a gratifying measure of success in the street front of All Souls', interesting and picturesque piece of Gothic that it is.

A pitched Gothic roof admits of dormers and lunettes to light the interior of a built-to-the-limit church, and these devices are employed in the one under notice, but the light is dim.

PASSING OF THOROUGH MECHANICS.—Opinions are frequently expressed to the effect that the mechanic of to-day, generally speaking is not so thorough in his work as he was



St. Nicholas Avenue, near 114th Street, New York.

Janes & Leo, Architects.

ALL SOULS' CHURCH (ANTHON MEMORIAL).

The architects have had to build a church, parish house and rectory all on a narrow "inside" city plot. With a corner site and considerable area the city temple can still hold its architectural own, but what is to be done when these advantages are absent? The "church" in this instance is denoted only by the entrance and bell gable. No attempt has been made to signalize an ecclesiastical edifice by its altitude.

a decade or more ago. Talking along this line, Mr. John C. Upton, secretary of the New York Metal Ceiling Co., West 24th st, said: "There is little doubt that the percentage of thorough mechanics is diminishing. This is due largely to the unions and to improvements in machinery. The latter dispenses with much of the handiwork of mechanics, and illustration of this being the stamping machine in our business. However, for those men who take an interest in their work, and want to produce the best that is in them, there is plenty of opportunity. The mechanics of former days, with the thorough apprentice system, were better. The tendency now is to cheaper material and poorer work from mechanics. The effort to produce as cheaply as possible is having its effect."

HAVE YOU SEEN THE NEW WOODS?

The Transforming of Domestic Hardwoods for High Class Interior Woodwork, Flooring and Furniture.

A FEW years ago the president of a paper making company, while up in the White Mountains during the logging operations, was struck very forcibly with the fact that the beautiful birch and maple, and other hardwood trees around him, were being turned into stock for bobbins, spools and cheap handles of various kinds, when they might be used for so much more valuable a purpose.

The great drawback up to the present time for using our native hardwoods for the making of panel-work, trim, furniture, etc., has been that the color of these woods, being undesirable, has to be changed, and the operation of doing so has meant expense without permanency of effect, and a result invariably flat, compared with that of a wood which can be finished without the use of a filler, stain or pigment of any kind.

The first step in the process of transformation was to find a way to color the woods completely through, to make that color a permanent one, and at the same time leave the wood structurally the same. In other words, not to injure or impair its strength. This naturally was not an easy proposition to undertake, but the paper manufacturer, being a chemist of considerable experience, began in the right direction by using the coloring matter in the ligneous portion of the wood as his basis, and by acting on that coloring matter chemically, after many series of exhaustive experiments, he discovered that it was possible to transform an entire log completely through to almost any of the natural wood colors. On treating various woods in this manner, he further discovered that a certain chemical action taking place in one, the same action would transform others entirely differently. An unexpected but quite natural result was immediately noticed in all of the wood transformed in this manner, namely, a remarkable development of the figure and grain, which was accounted for by the reason that coloring matter being so much richer in the annular rings than in the body of the wood, a natural pigment deposit formed there, giving the effect of a highly figured wood, which was really so before, but undiscernible until developed by transforming.

From our native hardwoods it is now possible and practical to produce in them throughout the colors and to a certain extent the figures of the very expensive tropical hardwoods, such as ebony, tulipwood, cocobolo, mahogany, French, Italian, Circassian and the American black walnut, also the silver-grays that have been so long the desire of the architect and decorator, but which were only to be achieved by painting or the rubbing of pigments on the surface.

A new field is now opened to parquet-floor makers, for no amount of scratching or wear can ever rub the color away, and color schemes in woodwork, which up to the present have ended where the floor began, cannot be carried throughout the entirety according to the taste of the architect and his client.

When a new house is built and the heat is turned on in the fall, the first thing to expect is the shrinking of the woodwork, and in this few are ever disappointed—the business of touching up the joints commences, and the client is put to an additional expense which he seldom calculates on. With lumber colored completely through instead of surface-stained, we have a job which can defy the atmospheric changes and its results.

Regarding the cost of "transforming" as described above, and the finishing of the wood afterwards, it is comparatively cheap, the use of a filler being abolished, and the majority of the hardwoods treated can be installed at approximately the same expense as quartered oak.

A considerable number of interiors have already been made with woods transformed in this manner, and in each case has created unusual interest on account of the beauty of the effects produced, the remarkable clearness and depth of color being immediately noticed, in conjunction with the figure and grain development.

The doors of the new Second National Bank, on 5th av and 28th st, are made of a treatment of birch, which is being standardized by the name of "Betula-walnut," the same wood being used in the new Knox store in the Singer Building; Mr. Graham, of Foster, Gade & Graham, architects, having used it in his house at Bernardsville; Mr. Henry Otis Chapman installed it in the Hubbard house in West 70th st, where the clients were so pleased with it that furniture in the same wood was ordered. Norcross Brothers, according to the specification of Harding & Seaver, Pittsfield, Mass., made different interiors in Senator Crane's house, in "Betula-walnut."

In the banking house of the Union Trust Company, at 5th av and 38th st, the ladies' department is entirely done in "Silverwood"—a maple treatment, the furniture being carried out in the same effect, namely, a gray silver tone of extreme delicacy. This wood has been used by a number of decorators, including H. F. Huber & Co. (who are now making the interiors of a large residence in Hamburg, Germany, entirely in transformed woods), D. S. Hess, Louis Tiffany, Richter &

Kolb and others, whilst the Aeolian Company has used this wood for making grand pianos; and the Brunswick-Balke-Collender Company for billiard tables. Hunt & Hunt have specified it for the trim of a squash-court, and floors have been laid with it by Koch and others. The same gray effect in birch has been specified by Cope & Stewardson for the reception room of the College of Physicians' and Surgeons' Library, in Philadelphia, and "Betula-walnut" has been selected by Pilcher & Tachau, architects, for the Mikveh Israel Synagogue, being erected also in Philadelphia. In Boston, Chapman & Fraser are using "Silver Ava" with figured ash, transformed to the same silver-gray color, for the panels, and several other woods, transformed to different colors for the Blodgett residence, and numbers of other jobs are being done in these transformed woods.

Having found out from the architects, decorators and parquet floor manufacturers the colors in wood most desirable for interiors, the manufacturers are standardizing various woods, principally birch, maple and ash, transformed to these colors.

TESTS OF CULVERT PIPE.

CAST IRON AND REINFORCED CONCRETE.

The use in recent months of concrete and reinforced concrete pipe for culverts in railway embankments has brought to the minds of engineers anew the question of the action of a pipe when subjected to the external pressure or load of an embankment and of its resistance to this external pressure. The subject is somewhat related to the action of sewers under earth pressure in a trench.

The question of distribution of loads and pressures in a trench or embankment is varied and complicated, depending as it does upon the variety and conditions of the earth and the manner of the filling. The laws of the pressure of earth of themselves would require an extensive investigation and treatment, and this phase is not taken up here.

The main tests described were made in the Engineering Experiment Station of the University of Illinois, and with a specially prepared testing apparatus which included a box of strong and stiff construction, and the pipes were embedded in sand and the load applied through a saddle which rested on a sand cushion. The results throw light upon the resistance of pipe to embankment pressure and also upon the action of sewers under similar conditions. Cast-iron pipes, concrete pipes, and reinforced concrete pipes were tested. Auxiliary tests were made to connect the results of the investigation with the strength of the materials.

Thus, rings which were cut from the spigot end of the cast-iron pipe were tested under concentrated load, and small test specimens cut from the pipe were tested in cross bending. Short rings of concrete and reinforced concrete were tested, both under concentrated load and under distributed load. In different ways these auxiliary tests served to check up the phenomena of the tests of the pipes and to assist in interpreting the action of the testing apparatus, the distribution of the load, and the resisting strength of the structures themselves. In planning the tests the relation of the various phenomena was kept in mind, and the results are compared and discussed in Bulletin No. 22, by Prof. Arthur N. Talbot.

SUMMARY OF TESTS.

From the tests and the discussions it would seem evident that among the facts brought out are the following:

1. The cast-iron rings broke under a concentrated load at a calculated modulus of rupture 25% less than the modulus obtained from rectangular test pieces cut from the rings. The average value of the modulus of rupture for the ring tests was 27,000 lb. per sq. in., and it should be noted that this value was obtained with an excellent quality of iron.
2. The cast-iron pipe loaded in sand broke suddenly at one end or the other, finally breaking through the entire length of the pipe. Upon failure the load dropped materially and there was little further strength to the structure. The stiffness of the bell affected the deflections and acted to prevent a uniform distribution of stress throughout the length of the barrel. The presence of the bell adds to the difficulties of securing a uniform distribution of the load, and detracts from the strength of the pipe.
3. The plain concrete rings broke under slight deflections at loads which agreed well with the calculated strength, both under concentrated load and distributed load. In the testing box under the restraining lateral pressure these rings held high loads after the segments had been deflected considerably from their original position, finally breaking by crushing of the concrete.
4. The reinforced concrete rings in the concentrated load tests held their maximum loads or about their maximum loads

through a considerable deflection, thus showing a quality which is of value when changes in earth conditions permit a gradual yielding of the surrounding earth. The calculated restraining moment agrees fairly well with the calculated bending moment.

5. The reinforced concrete rings and pipes tested under distributed load made a satisfactory showing. The so-called critical failure may occur by either tension failure in the steel or a diagonal tension failure (ordinarily called shearing failures) in the concrete. A flattened arc for the reinforcement where it approaches the inner face is of assistance and stirrups may be of some value. Beyond the critical load the reinforcement is of service in distributing the cracks and in holding the concrete together. Final failure is by crushing of the concrete in much the same way as was obtained with the plain concrete rings. The additional strength beyond the critical load may be taken into consideration in selecting the factor of safety or working strength.

6. The restraint of the sand in the tests is very important, and the effect is to reduce the bending moment developed by a given vertical load, or, as it would be commonly stated, to add strength to the pipe. The degree of permanency of this side restraint is uncertain. It seems evident in these tests that the distribution of the pressure, both horizontal and vertical, was not uniform, and that with the usual method of placing a pipe in an embankment, and especially when other materials than sand are used, the distribution would be even less uniform than here found. In view of this it will be well in making calculations and designs to use the formula $1-16 Wd$ for the bending moment, thus considering that the side of restraint is offset by the uneven distribution of the load, any surplus from this being considered merely an additional margin of safety. For pipes poorly bedded and filled a larger bending moment than $1-16 Wd$ should be used.

7. The method of bedding and laying pipes and the nature of the bed and the surrounding earth have a great effect upon the bending moment developed and upon the resistance of the pipe to failure. If the method of laying, or the hardness of the soil below, or the condition of the settlement of the pipe is such that the pipe is supported only or mainly along an element of the cylinder at the bottom the bending moment developed will be greatly increased over that of a uniformly distributed support. If the greatest supported pressure comes at points well to the side of this bottom element, as may be obtained by careful bedding, the bending moment is reduced. It is also plain that the bell should be left free from pressure at the bottom. It is possible that the presence of the bell detracts from the strength of the pipe. Any action in filling which increases the lateral restraint against the pipe will add to the security of the structure.

THE PRESERVATION OF STEEL EMBEDDED IN CONCRETE.

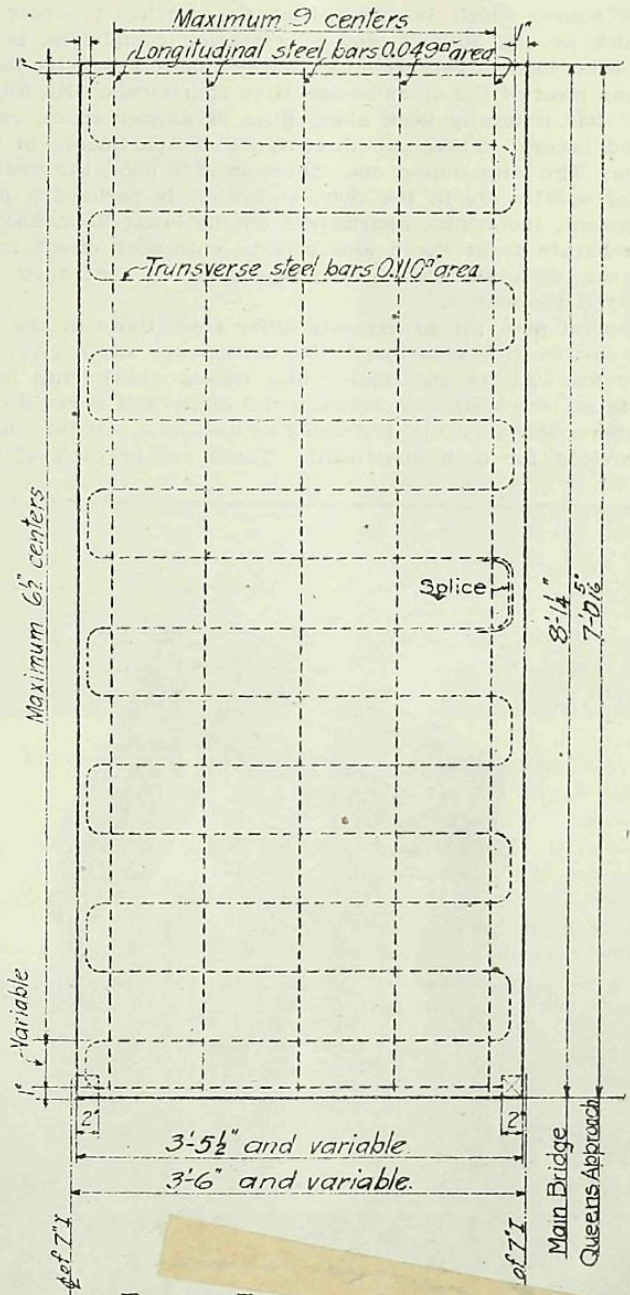
On several occasions we have pointed out that steel embedded in concrete is preserved against rust and corrosion, being found intact, and free from scale, after many years. The latest proof of this assertion is found in a report on some tests made by Dr. Glazebrook, director of the British Physical Laboratory, which report has just been communicated to the London "Times" by Sir John Brunner, at whose request the experiments in question were undertaken. The report is as follows:

"A strong wooden box was made and divided into five partitions, each partition being 12 ins. long, 7½ ins. wide and 7½ ins. deep. Specimens of mild steel of the following dimensions were prepared: (1) 1 in. diameter, 8 ins. long, turned all over. (2) 8 in. lengths cut from a 1½ in. by 1½ in. bar, with the scale left on. The partitions were half-filled with good Portland cement concrete, and a specimen of each kind laid on the top, and the partitions were then filled up. This was done on Dec. 21, 1906. The blocks were covered with water several times a week for a year, and for three months afterwards were left in the open, subject to the weather. On April 20 one of the blocks was removed from the box and broken up, and the specimens removed. On examining the specimens carefully, no trace of any action by the cement could be detected. The turned specimen was practically as bright as when it was put in, and the scale on the rough specimen was undisturbed. To test the possibility of any slight action, the surface of the turned specimen was polished and etched and examined under the microscope side by side with a specimen of the same material cut from the centre of the bar. No difference in the micro-structure of the two specimens could be detected, and the conclusion is that in 16 months no action has taken place between the metal and the concrete. It is proposed to immerse one of the remaining blocks in the comparatively warm water of the cooling pond for six months, and then to examine the specimens."

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ELECTRICAL INSTALLATION OF FOOTWALK ON BLACKWELL'S ISLAND BRIDGE.

THE awarding of the contract for the construction of the concrete pavement on the footwalks of the new Blackwell's Island Bridge has disclosed the facts about the interesting way in which the work will be done. It will be really an electrical installation. The slabs of concrete, which will be eight by three and a half feet, will be made by electrical machinery; they will be hoisted to the bridge on a tower by means of an electrical device, and they will be moved along the bridge on a traction cable and set in place by electricity. The contract calls for laying 200,000 square feet of reinforced concrete pavement. There will be two walks the entire length



TYPICAL FOOTWALK SLAB REINFORCING FOR MAIN BRIDGE AND QUEENS APPROACH. Scale 1/2" = 1 foot.

THE ILLUSTRATION INDICATES THE REINFORCING OF A TYPICAL SLAB.

of the bridge, one on each side and 6,000 feet long. The width is sixteen feet. The slabs, which will be made on the Long Island approach, will be 700 pounds each. They will be laid crosswise, two being required to cross the walk. The thickness will be two inches, the reinforcing permitting of a thinner slab than would be used in the construction of a street pavement. A traction cable will be built for the express purpose of moving the slabs along the bridge from the Long Island end. The Abbott-Gamble Co., 32 Broadway, is the contractor.

NOVEL ADVERTISING SCHEME.

The name of the Lawyers' Title Insurance and Trust Co. is going to be painted flat on the roof of the new building at 166 Broadway, the idea being that there are so many taller buildings, surrounding it, that the name will be visible from scores of windows. The idea of having a sign painted on a flat roof, 200 feet above the street level, is certainly original.

The Lawyers' Title Co. will begin moving into their new quarters next month. The process of removal will be a slow one, owing to the enormous quantity of records and other documents that comprise the company's plant.

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

THE LATEST PARK AVENUE CO-OPERATIVE APARTMENT HOUSE.

THIS house, which is situated at the northeast corner of Park av and 80th st, and now nearing completion, is on a somewhat more luxurious scale and in a more expensive location than most of the other co-operative apartments. Its working out has naturally been along lines of ampler space, comfort and luxury. There are three types of apartments in the building. The large duplex ones, three on each floor, the smaller bachelor apartments in the rear, and what is perhaps a new development, the triplex apartments on the lower floor, having their separate front doors and private entrances direct from the street, with kitchens in the basement, so that they are virtually 3-sty houses.

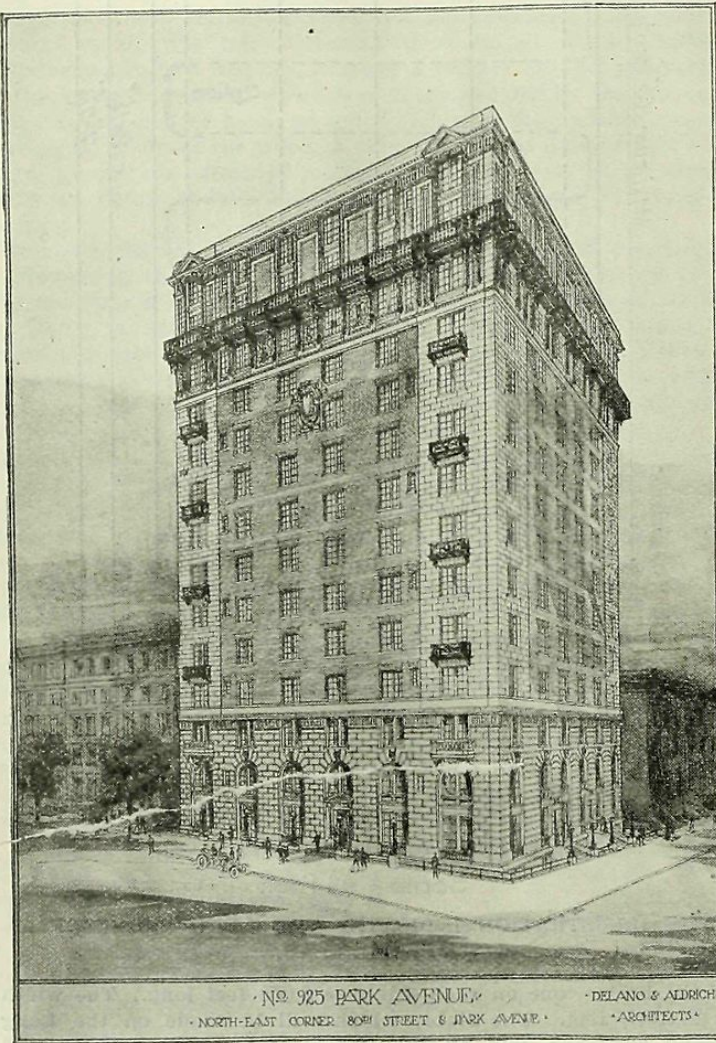
In general plan the apartments differ from those in the ordinary co-operative apartments, by the greater space given to the service. All of the duplex and triplex apartments have separate service staircases between the upper and lower floors, and three ample servants' bedrooms as well as a servants' bath are provided for each apartment. There are in each of the

duplex apartments four master's bedrooms and three master's baths, with an unusual abundance of closets and storerooms. There are no studios in the building, the price of rental being perhaps higher than could be afforded by the average painter, but the apartments are all planned and worked out to look as much as possible like gentlemen's private houses, free from the characteristics which mark the usual apartment.

In the planning as in the details, an effect of dignity and simplicity has been sought, and in the whole character of the building the effort has been to secure a note of real distinction. The elevation, in limestone, terra cotta and brick, is broad and simple in its general effect, depending rather upon the disposition of the openings and its broad wall surfaces than upon excessive ornament for its general effect. What ornament there is, both structural and modeled, is refined in scale and rich in detail. The principal note of decoration is given by the iron balconies and their supporting brackets.

The rentals range, for the duplex and triplex apartments, from \$4,000 to \$5,000, and for the bachelor apartments in the rear, from \$1,000 to \$1,200.

The building is equipped with a vacuum cleaning plant, and there are individual laundries, with steam dryers, and private storage rooms in the basement for each apartment. The Nine Hundred and Twenty-Five Park Ave. Co., No. 27 William st, is the owner; Messrs. Delano & Aldrich, No. 4 East 39th st, the architects, and William J. Taylor, 5-7 East 42d st, the builder.



AN INTERESTING WORK IN BRONZE.

An unusually interesting piece of ornamental bronze work just completed is the great bronze urn cast by the Whale Creek Iron Works (Calyer and Moultrie sts, Greenpoint), for the Prison Ship Martyrs' Monument being erected at Fort Greene. The urn with its accompanying bronze work has been steadily progressing for the last four months, and has required the continual labor of twenty skilled artisans all this time.

The urn is said to be the largest piece of work of its kind that has ever been attempted, and it stands 22 feet and 6 inches above the top of the granite base, while it is over 12 feet in diameter. A concrete idea of the size of this casting can be better obtained when one learns that thirty-five men can stand with ease in the bowl of the urn. The lion heads which decorate the tops of the uprights are 2 feet each in diameter and each weighs more than 100 pounds. The urn itself weighs a little more than 7½ tons, so it can be well understood what difficulties were overcome in its completion.

A handsome bronze railing is being completed now for the top of the monument, while four bronze eagles of special design are almost ready to be placed in position. Several heavy bronze doors will be placed in the base of the monument, which will carry out the classic lines of the design.

The cost of the bronze work of the memorial will amount to \$14,500.

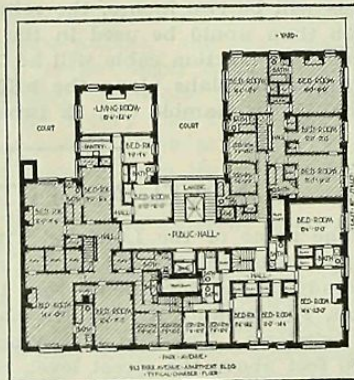
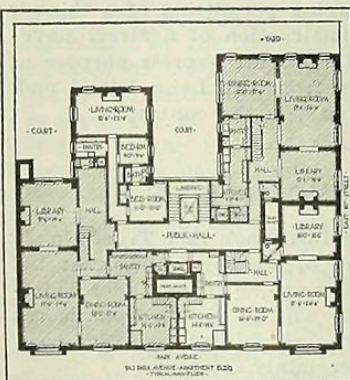
The top of the urn will be about 200 feet from the street level, and will be glazed with heavy, translucent plate glass of very strong material, through which powerful electric lights will be reflected from inside the bowl. Two winding stairways, each consisting of 182 steps, will lead from the base of the shaft to that of the urn. McKim, Mead & White are the architects.

A NEW COURTHOUSE FOR BROOKLYN.

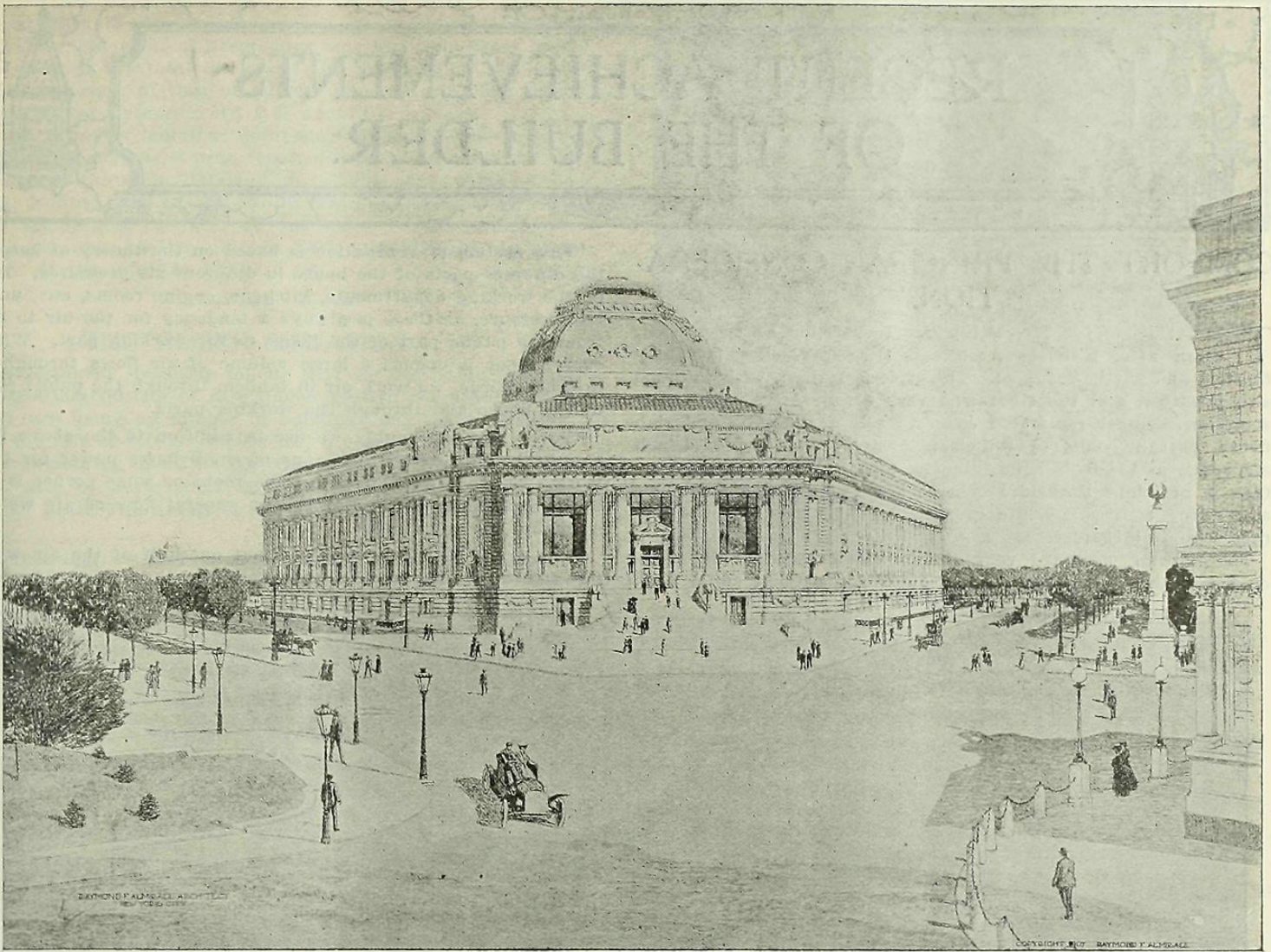
As a result of the high bids for the alteration and addition to the Brooklyn courthouse there is every likelihood that the project will be abandoned and an effort made to secure a new courthouse for the borough. In fact such a movement is on foot at the present time, and it is said to meet with favor among the borough authorities.

Acting upon the recommendation of the Justices of the Supreme Court, to whom the bids for the alteration and addition of the courthouse were referred, Supt. of Buildings and Offices Jos. M. Lawrence has requested the Commissioner of Public Works to secure an appropriation of \$15,000 to put the old courthouse in proper condition. If this be granted it effectually kills the proposition to add two stories to the present building, for which purpose an appropriation of a half a million dollars was made.

The report of the Justices of the Supreme Court to Borough President Coler gave it as their opinion that the appropriation of \$500,000 should not be exceeded, and as the bids for the proposed alteration and addition—Clarke & Stowe, for \$643,000, and the P. J Carlin Construction Co. for \$699,980—were considerably more than that amount, they should be rejected.

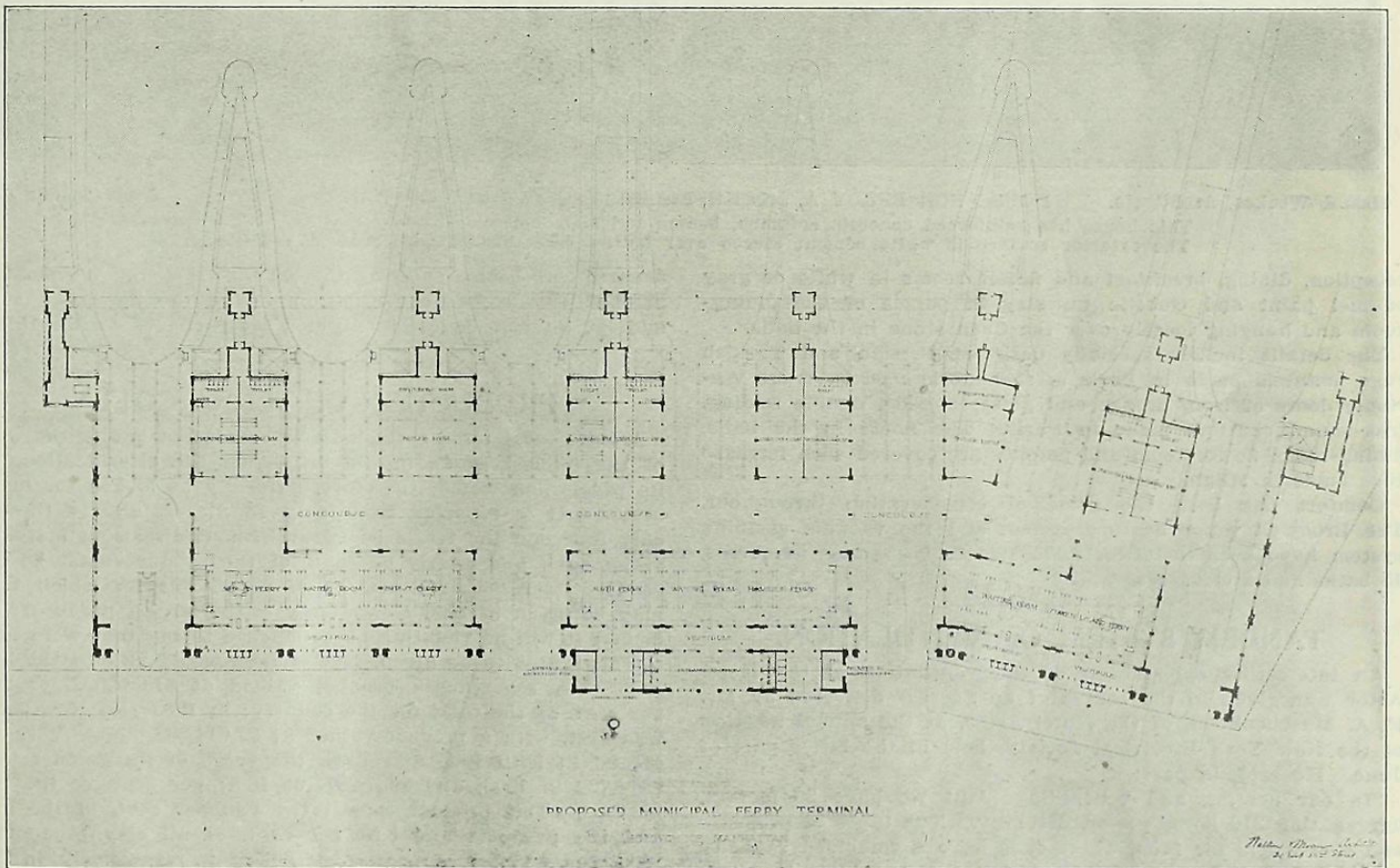


925 PARK AVENUE APARTMENT BUILDING.
Delano & Aldrich, Architects.



The picture above is the architect's perspective drawing of the new Brooklyn Central Library for which some four millions of dollars was recently appropriated by the city and upon which it is understood construction work will soon commence. The viewpoint of the picture is from the centre of the Plaza looking toward Eastern Parkway with the extensive buildings of the Brooklyn Institute of Arts and Sciences on the left and

Vanderbilt av bordering Prospect Park on the right. The project of building this library carries with it the larger and even more important matter of the complete remodeling of the Plaza and providing sites for other public and semi-public buildings and generally making of the Plaza and its vicinage one of the most important and impressive centres of the greater city. The architect is Raymond F. Almirall.



The first floor plan of the proposed Municipal Ferry Terminal is shown in the annexed plan, including the three sections consisting of seven slips that will replace the present terminals of the Staten Island, 39th st, Fort Hamilton and South ferries. The terminal will be more than 700 ft. long, with separate waiting-rooms, smoking-rooms, boiler-rooms, engineers' rooms,

toilet-rooms, entrance vestibules, and a driveway on the street level. The cost of the completed superstructure will be \$1,500,000. Messrs. Walker & Morris, 36 East 23d st, are the architects; Charles Worthington, consulting engineer, and Snare & Triest Company the general contractors. For a full detailed account, see issue of Record and Guide, June 6, 1908, page 1062.

RECENT ACHIEVEMENTS OF THE BUILDER.

COMFORT THE PRINCIPAL CONSIDERATION.

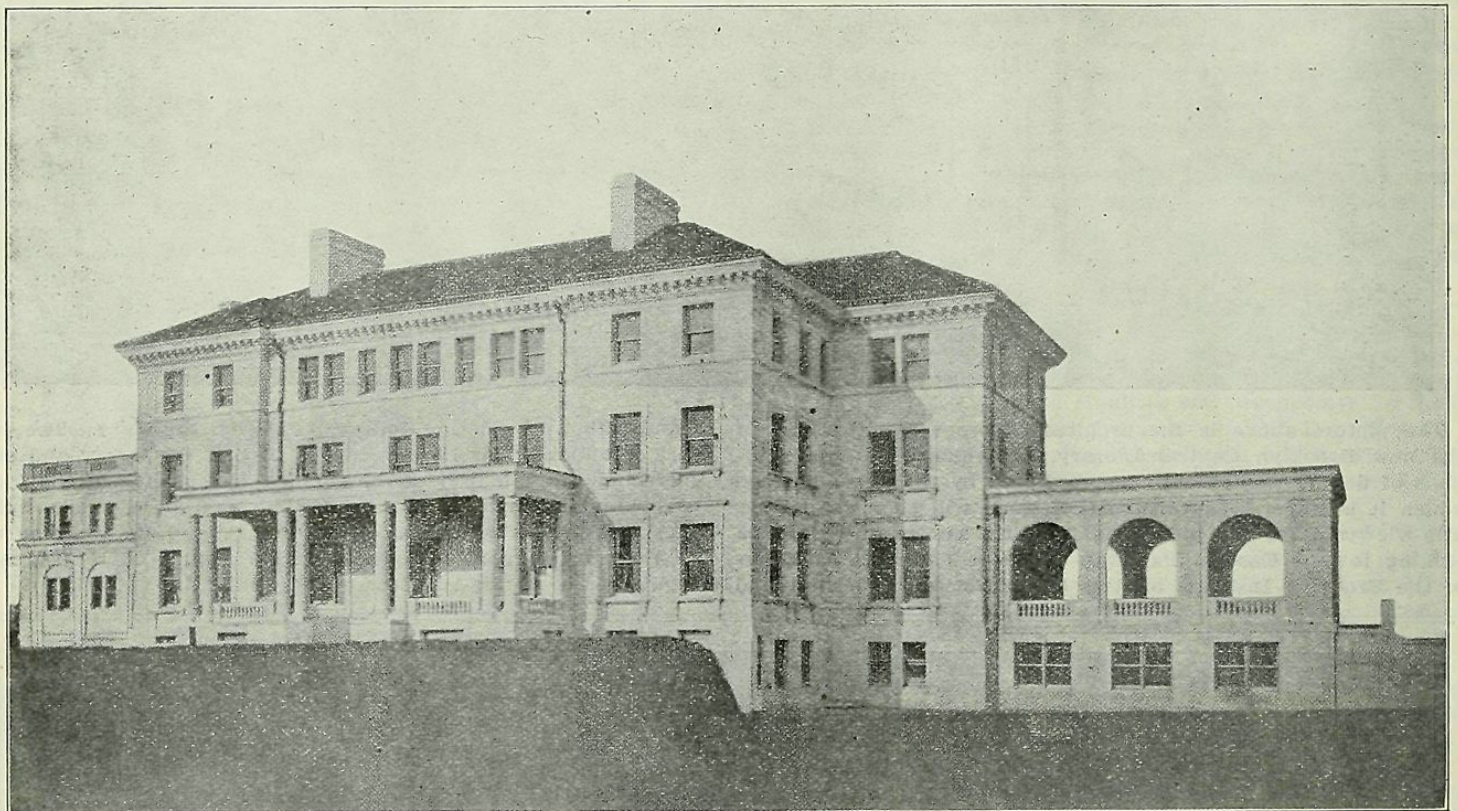
THE residence for Mr. Percy A. Rockefeller at Greenwich, Conn., after plans by Architects Hiss & Weekes, is nearly finished and partly occupied. The style is Italian, with columns and pilasters, and the treatment very conservative. The construction includes reinforced concrete columns, beams and slab floors, curtain walls of 8-inch hollow blocks outside, 4-inch air space and 4-inch hollow blocks inside. The exterior surface is of white Berkshire cement stucco, white marble steps and string courses. White cement was also used for the terrace walls and balusters.

The interior, designed very simply along classical lines, includes a library and den in antique oak; a Caen stone hall;

"This system of ventilation is based on the theory of keeping the different parts of the house in different air pressures. That is, the working departments, kitchens, engine rooms, etc., under low pressure, as there is always a tendency for the air to flow from the public part of the house to the working part. Whenever a door is opened a large volume of air flows through it; in other words, we work air in tandem through the public parts of the house and through the working parts.

"To do this thoroughly we use in addition to the above fans about 30 motor-driven disc fans of small horse power for local work. Thus, if we find that some room or some corner is not being sufficiently influenced by the general flow of air we use a smaller motor to assist.

"The practical result is that about one-half of the air which flows through the public rooms is drawn through the working



Hiss & Weekes, Architects. HOUSE FOR PERCY A. ROCKEFELLER, ESQ., AT GREENWICH.

From Cement Age.

This house has reinforced concrete columns, beams and slab floors.

The exterior surface is white cement stucco over hollow tile blocks, with roofs of red tiles.

reception, dining, breakfast and flower rooms in white or gray enamel paint and Gobelin tapestry in panels of the dining-room and hanging loosely over the Caen stone in the halls.

The details include specially designed Persian and Turkish rugs, mantels made in Paris after historic models, front vestibule doors of iron, bronze and glass; outside, double folding, iron-bound shutters made in Paris. The floors in the halls, dining-room, flower-room and porches are covered with terrazzo tiles made in Milan.

Comfort has been the principal consideration throughout. The Broomell vapor heating system and the vacuum cleaning system have been installed. The structure contains 54 rooms, 15 baths and 2 elevators.

TANDEM SYSTEM OF VENTILATION.

An interesting explanation of the ventilation of the Hotel Astor was given in the course of an address delivered by Mr. F. A. Muschenheim, of the Hotel Astor, at the annual meeting of the New York Electrical Society, held in the latter part of June. He said, in part:

"In our heating and ventilating plant we have 20 motors, aggregating 210 horse power, driving various types of propeller and centrifugal air fans. These fans have a combined capacity of 300,000 cubic feet of air per minute, thus providing thorough ventilation throughout the house. For example: in the main kitchen we find it desirable to change the air about every three minutes, or 60,000 cubic feet of air per minute. We pump fresh air in and take the vitiated air out of each room, which is ventilated in this way; that is, the public rooms, as well as the kitchens, working departments, engine room, etc.

departments before entering the exhaust system. We maintain in this way excellent ventilation during the hottest weather, and the kitchen, engine room, etc., are perfectly comfortable."

PRODUCTION OF TERRA COTTA.

Architectural terra cotta may be considered one of the wares of the highest grade in the brick and tile classification, and its production would, therefore, naturally be looked for in few States. It is reported from only 13 States, and of these in only four can the totals be given without disclosing individual statements, and nearly one-half of the product must be concealed under "other States." Of the States for which totals may be given in 1906 New Jersey is the largest producer; and in fact it will be violating no confidence to say that were totals for all States to be given, New Jersey would still be the leading State, reporting a product valued at \$1,682,022, or 29.31 per cent. of the total for the country; in 1905 also New Jersey was first, with a product valued at \$1,614,263. New York was second in both 1905 and 1906, the value of its product being \$874,722 in 1905, and \$967,987, or 16.87 per cent. of the total in 1906. This product constituted 4.43 per cent. of the brick and tile products and 3.57 per cent. of all clay products in 1906, and 4.11 per cent. and 3.34 per cent., respectively, in 1905.

Fireproofing is of a lower grade than architectural terra cotta and is reported from 18 States, the totals for only eight of which can be published. Of these eight, New Jersey was first in 1906, reporting a product valued at \$1,399,233, or 38.31 per cent. of the total; in 1905 this State's product was valued at \$1,017,774, or 37.48 per cent. of the total. Ohio was second

in both years. Illinois, which was fourth in 1905, with a product valued at \$323,550, was third in 1906, with a product valued at \$409,171, displacing Indiana, which reported a value of \$323,015. The value of fireproofing was less than 3 per cent. of the value of the total brick and tile products in 1906, and only 2.27 per cent. of that of all clay products; in 1905 these percentages were, respectively, 2.47 and 2.01.

The use of hollow building tile or block appears to be spreading geographically, as it was reported from 27 States in 1906 as against 21 States in 1905 and 20 in 1904. The value of the product declined from \$1,094,267 in 1905, to \$934,357 in 1906. Ohio is the largest producer of this ware, reporting \$365,842, or 39.15 per cent. of the total, in 1906, and \$317,516, or 29.02 per cent. of the total, in 1905.

THE TIMBER SITUATION

Our government scientists tell us that we are producing less than 40,000,000,000 feet of new timber growth per year. Meantime we are using up lumber in buildings and manufacturing, etc., at the rate of 100,000,000,000 feet a year. There are standing now something like 2,000,000,000,000 feet of timber. At the present rate of destruction all our timber will have disappeared by 1942! The Architect and Engineer is therefore moved to say:

"It is time that we work most assiduously in the development of the various systems of construction using clay or cement products, so that the drain on our forests may be lessened instead of increased with years. After all, the destruction of the timber and the resultant great increase of its cost has had, among many evil effects, one good one, in the tendency it has created toward better and more permanent construction of incombustible materials. Yet such construction is by no means as widespread as we might believe or have had reasons to hope for, for in the year 1907 61 per cent. of all the building done was of wood. An assurance that we are yet far from being a 'fireproof' people!"

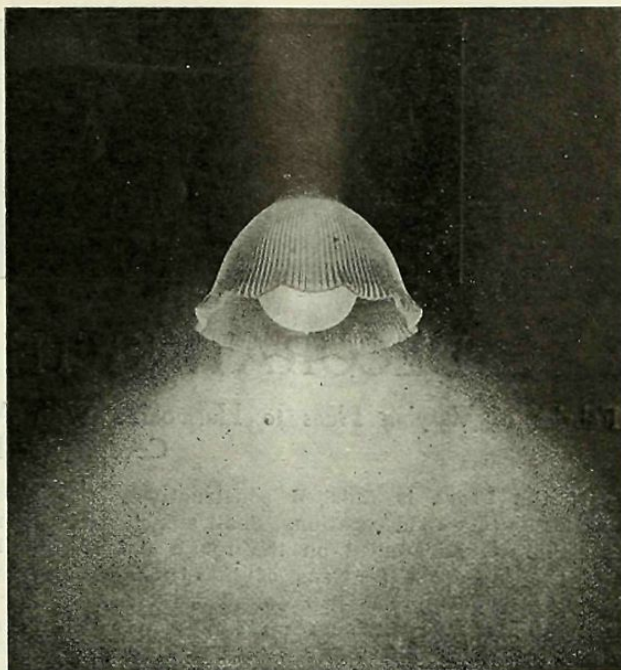
The barren plains of ancient countries ought to be a lesson to America. A treeless country is an unhappy one, as well as unsightly.

MODERN LAMP DEVELOPMENTS.

Electric illumination has become so universally adopted in the last few years that the energies of many engineers have been devoted to the improvement of illuminating units. The carbon filament incandescent lamp took the centre of the field for many years, and still retains its place for many purposes.

There has, however, been developed metallic filament lamps of higher efficiency that promise to make large inroads into the domains of the ordinary lamp, of which the tantalum and the tungsten lamps are the most prominent types.

The first metallic filament to prove a commercial success was made from tantalum, a metal that has been known for over one hundred years, but the pure metal has only recently been



TUNGSTEN LAMP IN OPERATION.

Courtesy N. Y. Edison Co.

produced. The production of pure metal permitted drawing a wire of great fineness suitable for filaments, and a lamp was produced with a consumption of but two watts per candle power, compared with the ordinary incandescent lamp, which consumes approximately three and one-half watts per candle power, showing a decrease of 75 per cent. in operating cost in favor of the tantalum lamp.

Although the tungsten is a metallic filament lamp, it is materially different from the tantalum. Tungsten is a metal that cannot be drawn into wire, owing to its brittleness, and is generally supplied in powdered form. The common process of making tungsten filaments, says the Edison Monthly, is to mix the powder with some binding material, forming a paste, which is squirted through a die into a thread or filament form. The thread is then dried, the binding material is removed by a suitable process and the particles of tungsten welded into a continuous wire by the passage of an electric current.

The tungsten lamps give a light of high brilliancy and of an agreeable color and quality, closely resembling daylight. For equal candle power, the tungsten consumes only one-third the current of an ordinary incandescent lamp. In other words, for an equal expenditure it will produce three times the illumination.



A LAST GLIMPSE OF AN OLD LANDMARK.
The disappearing Fifth Avenue Hotel.



DECORATING THAT HOUSE OF YOURS

Fabrics of Varying Hues to Harmonize With Any Color Scheme. And Leather Has Its Attractions as a Covering for Doors, Walls and Ceilings

WHEN the house is finished constructively the question arises as to wall decoration. Shall stencil patterns, more or less elaborate, be applied on the rough finish? Shall we select of the numerous patterns of inexpensive wall papers, with their touch of outdoors in flowered designs, or subtle conventional figures? Or perhaps we can spend a little more money and investigate the many dainty fabrics that have been successfully used for several years and have much in the way of durability and quiet simplicity to recommend them. There are canvas, burlap, Japanese grass cloth and others too numerous to mention. Some of these come specially prepared for sanitary requirements and in a variety of colors.

Their textures also vary in roughness and delicacy. Many of these materials are of course not to be considered in the house of very modest expenditure where suitable wall papers which are to be had for the various apartments, in a variety of attractive designs and colors, must be used. The better stocked purse may, however, investigate and consider the claims of the woven materials which are of greater cost than wall paper, namely, tapestry, burlap, colored buckram and colored cheviot, to give a typical list.

Burlap may be got specially treated, tinted, and stenciled with decorative figures, if desired. In treating these goods for wall or ceiling covering the material is thoroughly shrunk and will not change much when properly hung. The sizing on the back gives a firm body to the goods, preventing paste from interfering with the outside surface when rolled.

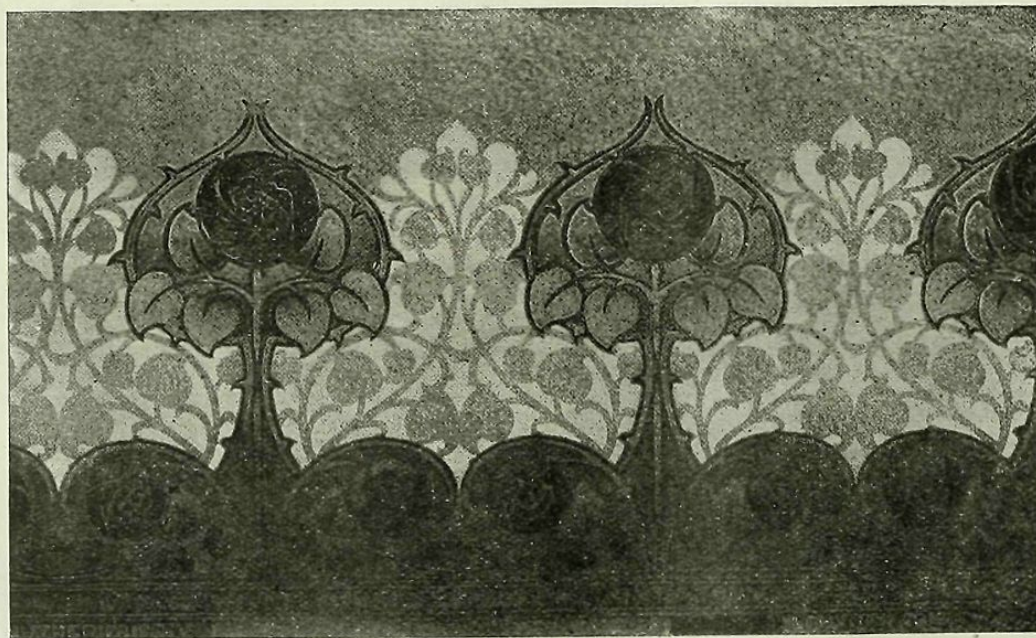
Tapestrolea may be hung as readily and is durable and sanitary. It may be removed and rehung, if occasion requires it, without material damage, and when painted it may be washed down and the walls thoroughly cleaned.

Other fabrics of varying hues are fabrikona, burlap, crash, canvas, Hessian moire and printed burlaps. Fabrikona wall

a result a soft delicate texture. This material is to be had in a wide range of stock colors, special shades being made to order. It is a plain weave and makes a durable wall covering, being almost as easily hung as paper.

Coverings such as sanitas, santaile and leatherole, which are inexpensive waterproof wall hangings, may also be considered to advantage as decorations. Sanitas is a washable wall covering in plain colors or designs, glazed or flat finished, suitable for halls, dining-rooms, bedrooms, bathrooms and kitchens. It is claimed to be more economical than paint, and tough enough to be a good protection to the plaster against cracks or accidental blows. It will stand well under extremes of temperature. Leatherole is an imported waterproof cloth having a heavy paper backing and decorated face. It is an exceptional covering for walls and screens and an effective substitute for leather in decorative work. It is embossed in high or low relief, and is made in a variety of colors and designs, affording a range of several hundred effects, capable of application to the simplest or the most elaborate interior decoration. It furnishes a ready-made patterned groundwork, upon which can be produced an endless variety of color effects. Anaglypta, an imported wall covering, is embossed by a special process from plastic pulp. It furnishes a patterned groundwork for a great variety of color effects. One and a half pounds of oil paint will cover a twelve-yard length, and unless a very dark shade is required that is sufficient to finish it. Every gradation of shade can be obtained. A substantial relief decoration once fixed on walls and ceiling may be entirely changed in appearance by simply redecorating the fabric, thus saving the expense of new material.

Pantasote is a substitute for leather for upholstery purposes. It consists of two fabrics united firmly together with an intermediate coating of gum, the surface coated with pantasote



A RICH FIRST FLOOR FRIEZE.

coverings are woven fabrics of various surface effects, dyed a solid color, or finished in a number of artistic designs for special color and textural effects. They are an aid to the simplicity and sincerity of modern ideals in decoration, giving the surfaces which they cover the textural values of the old tapestries, without the disadvantage of being costly works of art and requiring vast rooms to properly exhibit them. Printed burlaps come in a number of artistic designs, and printed borders and friezes; burlaps with lustrous or with metallic surfaces; crashes of dainty surface effects; and fabrics woven in stripes or figures, securing two-tone results, though dyed a solid color. Kordkona is similar to fabrikona, but has other colored threads interwoven in the plain field. Crash is a special cotton cloth covering, a trifle more expensive than burlap and colored by pigments worked into the fabric, which acquires as

and embossed, giving it a finish resembling hide leather. It can be finished in a great variety of colors, or with high-relief embossing, either decorated or plain, for all purposes which leather can serve. Shade and curtain material consists of a great variety of printed and woven fabrics of different textures and qualities coated in the same manner as the upholstery goods. The coverings can be washed or cleaned and are durable, water and germ-proof. For shade and curtain purposes it is a very durable material, fairly inexpensive, and easily kept clean.

Leather also has its advantage as a covering for doors, furniture and particularly for walls and ceilings where the nature of the material lends itself well to filling and shaped space, thus avoiding unnecessary jointing, which on opening might impair decorative effects. The leather surface may be finished

in illuminated oil colors laid on lacquer over leaf, and acquire additional beauty by age, time blending and deepening the color tones. The leather used should be of the most perfect tannage, and applied by skilled artisans. The discriminating connoisseur can, if he desires, make, in a portion of his home in leather screens and wall-panels, examples of the Spanish, Florentine and Venetian schools, where he has an inclination for the "antique," a little money and a fairly permanent abode.

For those who can start from the beginning, we find fabrics for the walls in a kind of canvas and burlap of charming colorings to harmonize with almost any color scheme in mind, fabrics which usually have a texture of burlaps, but also come in a loose basket weave, a sort of Japanese grass cloth which is a woven grass and gives beautiful effects of light. The color scheme may be carried out in window draperies and doors, for the latter of which canvas is used a good deal.—Architectural Record.

THE ARCHITECT AND THE SPECULATIVE BUILDER.

The speculative builder has become a powerful influence in New York's physical development, and the architectural ear and eye have a growing appreciation for his ideas. The relation which the architect and the builder bear to each other was touched upon at the annual meeting of the Society of New York Architects, in Brooklyn especially, in the address of the president, Mr. Benjamin Driesler.

There had been some remarkable individual successes in the architectural profession, he said, through ability to combine natural and acquired talents with sound business sense. It was a fact that in the established architectural societies the aesthetic side was favored at the expense of the business side.

"There are other serious problems which are comparatively of recent years," continued President Driesler, "such as the architect's relation to the speculative builder. The speculative builder is here to stay, and we cannot afford to despise him, or what he has done and is going to do. In spite of a few irresponsible builders, who may have cast some odium upon that class of construction, the majority are well meaning, liberally-inclined men of exceedingly acute sense of real estate, business first, and are pretty good judges of an architect, having good sense and understanding of artistic as well as practical planning."

THE REAL CITY BUILDER.

"Second, it is the speculator and investor who is now building up much of our city, and how he will do it from the architectural standpoint should be our business. We should use our influence, through higher intelligence of the art, and through hoped-for proper recognition and appreciation by our municipal government, whose duty it is first to acquire some definite knowledge from sources close to the facts, before making and enforcing laws for the people who are building the city; bearing in mind also that the people are bearing the burden of increased taxation involved in multiple inconsistent laws, and duplication of enforcement, thereby driving the citizen to sue in courts for justice.

"It should not be within our province to call certain laws by harsh names, or seek to undermine a beneficial law, calculated to benefit human habitation. On the contrary, we should advocate the making of better laws, strengthening existing laws, and aiming at a uniform code, practical and enforceable without constant friction, or entailing enormous costs to the city taxpayers. When to this we lend our efforts, sincerely and honestly, and convince the public and press that our purposes are not for breaking down the law, but that we desire a square deal for the benefit of public welfare, you will then also realize having helped yourself in the furtherance of your occupation, your social affluence, and your recognition and standing before the law itself.

"The time is ripe to be able to understand the full intent and purpose this law was enacted and stands for; the experimental stage is passed, its strength for public utility is well recognized; its weakness seems to lie in the direction of application, more than the intent; proven by numerous reversals through the courts, as well as by efforts made through the powers themselves to revise the entire law or enforce certain rulings of their own, expressing or exemplifying their conception of its intent.

TOO SERIOUS ABOUT IT.

"Believing that those charged with the enforcement of this law are sincere, honest men, full of purpose for the betterment of mankind, they are taking the problems too seriously. In their intention to safeguard against violation of the law, the procedure and methods seem to be the same for you, as learned men, as for the illiterate ones wanting a permit.

"Perhaps no difference can rightly be made in the absence of a recognizable insignia about your person, but you will keep on asking yourself: 'Will I ever know how to satisfy their appetite, or how can I do business with my client who depends upon me to avoid the pitfalls, although he wants to build a first-class, straight tenement or apartment house, and is also willing to comply with reasonable just intentions.'"

THE MAN ON THE STREET.

St. Ambros of Ekin is a very versatile individual. For some years he has dabbled a little at building here and there, and now and then he screeds a bit—and watch out for the stuff when he does.

I'll have to get next to him on this deal, for I may be able to pinch a few ideas for a rainy season, when I cannot pluck the spinage from my own mental kitchen-garden. Maybe Bud knows him, for this little brother would screech, too, if he only could, but he is too modest. Passing out guff needs a certain kind of nerve and gall—a little spavined perhaps, and wind-broken, like Bill's, who is still in the running, even as a selling plates, and what moots it anyway? Contractors in these days are liable to read the Police Gazette and like technical literature, for the baseball season is at hand and the bleachers are attractive to the building trades fans.

* * *

When the arduous work of the Buffalo Exposition was in progress, and it was work, too, as you can readily imagine, at an Architectural League Exhibition I happened to meet John Carreze, who, as you remember, was architecturally the executive head of the enterprise.

I had not seen him for some time; in fact, since we juggled our pieces in the same militia company. He was thin then, and when I ran up against him he had become quite portly. His face was indicative likewise of perfect mental equilibrium, and yet I know he is a man of very high strung nervous temperament.

"Why, how do you carry all these burdens of responsibility?" I asked. "Oh, I push them off," he smilingly replied. There is a wealth of wisdom in this attitude for the over-burdened executive who has not yet solved his problem of letting others truly help.

John Carreze evaded none of his duties, but he had perfected an organization which took from him the load. He apportioned it among its members and moved on to success.

Can it not be done in your own establishment? Think it over, ye who are attempting to make mental and physical centipedes of yourselves, and go thou and do likewise!

I have heard it said of Daniel H. Burnham, that he has remarked that the way to conduct a big practice is to sit at your desk and smoke good cigars. This is not true probably, yet look at his face where one can easily see that he has long perfected himself in the art of achieving maximum results with minimum efforts.

Burnham has built an enormous number of buildings and is still clad in the garments of serenity.

* * *

Years ago, on the canals, tired mules used to plod wearily along oblivious to the blows of the drivers. Hope was gone and apathy was in every movement.

Up near Ellenville, in York State, we were driving along the towpath. A team with a loaded coal-boat for the metropolis was coming along. Riding on the rear mule was a grinning coon with a fish-pole, and hanging on the pole an ear of corn which was held alternately before each mule's nose. I hope they got it in the end, for they had braced up and were hot-footing for fair.

If your draughtsmen are tired out, if your gangs are weary with the work, even if your typewriters look chronically absently away from the machines, better hold something green before their eyes, only with a greater assurance of bestowal than perhaps cunning Cuffo intended in this little incident.

Mule-driving is hard work, but men-driving is harder. Buck up, and strike for a raise while the green is long and the silken tassels wave in the breeze.

* * *

Raining! Not hard enough to lay off the men, but a good day to clean up some hoisting and such in between drops and drizzles. And so, as our contractors know the value of caring for a well organized gang, the oil skins are out.

If we only had the broad expanse of ocean and the rolling ship's deck, we might think ourselves at sea, but as it is, here is the slippery street, the dripping overhead bridge, and the only spars in sight are those of the derrick's boom. Ever see a crew on the yard-arm of a sailing ship taking in a reef under such weather conditions? Well, the boys unloading the big girder are just as picturesque, are they not? And the two men handling the line hoisting those large stone sections have smelled the briny ere they did this kind of work.

So the sow'wester is no new bonnet for them. It all shows the value of time in building nowadays. Keep busy and moving. "Tempus fugit"—and carrying charges count up apace.

—Plans have been filed for an addition to the height of the chimney of the Appellate Division Courthouse at Madison av and 25th st. It is proposed to add 40 feet, so as to obtain a better draught. To permit of this change a new concrete foundation will be built. Estimated cost, \$1,985. The building of the lofty tower of the Metropolitan Life Insurance Co. on the next corner is alleged to have made the change necessary.

BUILDING MATERIAL AND EQUIPMENT.

And News Regarding Source of Supply

Wholesale Prices, 1890 to 1907.

The Bureau of Labor, of the Department of Commerce and Labor, has just issued its annual report on wholesale prices, in its Bulletin No. 75. The present publication gives wholesale prices for 258 representative staple articles for the year 1907, completing a series of prices for the 18 years 1890 to 1907.

The report shows that wholesale prices, considering the 258 commodities as a whole reached a higher level in 1907 than at any other time during the 18-year period covered. The average for the year 1907 was 5.7 per cent. higher than for 1906; 44.4 per cent. higher than for 1897 the year of lowest prices during the 18-year period; and 29.5 per cent. higher than the average for the ten years from 1890 to 1899. Prices reached their highest point during the 18-year period in October, 1907, the average for that month being 1.2 per cent. higher than the average for the year 1907, and 2.8 per cent. higher than the average for December, 1906, the month of highest prices in 1906.

Of the 258 articles for which wholesale prices were obtained, 172 showed an increase in the average price for 1907 as compared with 1906, 35 showed no change in the average price for the year, and 51 showed a decrease in price.

When the commodities are considered by groups, all of the nine groups showed an increase in price in 1907 as compared with 1906. For farm products taken as a whole this increase was greatest, namely, 10.9 per cent.; for food, 4.6 per cent.; for cloths and clothing, 5.6 per cent.; for fuel and lighting 2.4 per cent.; for metals and implements, 6.1 per cent.; for lumber and building materials, 4.9 per cent.; for drugs and chemicals, 8.3 per cent.; for house furnishing goods, 6.8 per cent.; and for the miscellaneous group, 5 per cent.

While the general average of wholesale prices for the year 1907 was higher than the average for 1906, the tendency upward did not continue throughout the year; for after the high point was reached in October, there was a heavy decline in November, and a still further decline in December, the average for that month being 3.5 per cent. below the October average. This heavy decline in the latter part of the year was quite general, the prices of 132 of the 258 articles in December being below the high point of the year and of 46 lower than in any other month of the year.

Experiments in Painting Concrete.

Toch Bros., 320 5th av, are experimenting with concrete to ascertain the effect of the weather on the surface when covered with two coats of paint. Mr. Maximilian Toch stated several weeks ago that the possibilities of concrete are not so varied in America as in Europe, owing to the greater variety of temperatures on this continent. This is especially true of slabs of concrete, as opposed to concrete blocks. The use of colored concrete slabs in the open in the United States is rare, owing to the effect of the varying conditions of the elements. In the interior it can be used to good advantage, an example of this being at Pennsylvania terminal in Jersey City. But where the slabs are exposed to the weather and fluctuating temperature painted or colored concrete has not stood the test well. The experiment of Toch Bros. is to ascertain the effect of the weather on the concrete when a special brand of paint is tried.

Speculative Building Reviving.

REPORTS INDICATE THAT THIS CLASS IN CONSTRUCTION WORK IS REGAINING CONFIDENCE

One of the signs of confidence being restored is the report that building speculators are resuming operations on a larger scale in Brooklyn and other places near New York. The financial depression of last winter put a damper on this class of construction work and building material dealers reported until late in the spring that the speculators were lying low. Apparently Brooklyn is one of the most active scenes of the speculator's operations, both pressed and common brick manufacturers and agents announcing many sales for new work there.

The beginning of a comprehensive renewal in speculative building is taken by some of the dealers as a sign of confidence in business conditions, as the speculator is pretty sure of his chance of disposing of property before he sinks money in a residential or business structure. A few dealers think that the doom of the speculative builder is almost sealed in Manhattan.

"They are confined to the northern end of the island now," said one big manufacturer of brick. "Building sites come pretty high in this borough now and the speculator is looking elsewhere for his field. There is plenty of room left for him in Brooklyn and on Long Island, however."

Composition Flooring Picking Up.

The American Hydrolith Company, with main offices in the new Terminal Building (Park av, corner 41st st, Manhattan) and formerly located in Dean st, Brooklyn, reports gratifying improvement in the market for composition flooring. Mr. H. G. Boardman, secretary and treasurer, says:

"I notice decided improvement on all sides in building. Contracts that have been hanging fire have at last materialized, and it looks to me as if there would be a decidedly busy fall season for all the flooring concerns. For our business is not only one connected with the erection of new houses and structures, but also with repairs and improvements in the flooring of buildings, which are necessary to almost all."

"We have received a number of important contracts, which are all under way—among them one for \$10,000 worth of flooring and composition wainscoting in St. Joseph's Orphan Asylum, at Willoughby and Sumner avs, Brooklyn. Another interesting piece of work will be for the East 16th st sub-station of the Edison Electric Co. We are doing some sanitary wainscoting for a very large meat emporium on Hamburg av, Brooklyn, for the architect, Mr. Thomas Englehart.

"We intend specializing on our new product of infusorial earth covering for pipes. This product has been successfully used in Germany and France for about four years and is cheaper and we believe much more satisfactory than the older materials, such as magnesium, etc. No American company is putting it on the market just now, and we expect to have some interesting statistics to put before the builders as soon as we receive the reports and analyses from Professors Carpenter and Dietrich, of Sibley College, Cornell University, who are carrying on some official tests this week."

Tribute to Mr. A. J. Robinson.

An unexpected and pleasing feature attended the semi-annual social reunion of a few of the members of the Building Trades Employers' Association at the Manhattan Beach Hotel last Tuesday evening. An informal supper was in progress, with Messrs. Ronald Taylor, Chas. A. Cowen, Augustus Meyers, John J. Roberts, L. H. Carr, O. E. Pelham, F. D. Tuttle and Fred Usher present, when it was learned that Mr. A. J. Robinson, of the A. J. Robinson Company, was a guest at the hotel. It was known that Mr. Robinson was recuperating after an operation, but his presence at the Manhattan Beach Hotel was not known until the supper was under way. An urgent invitation was sent for Mr. Robinson to join the party. He demurred at first, on account of his condition, but when the orchestra was instructed to strike up Auld Lang Syne, the Scotch blood in Mr. Robinson overcame his feelings in the matter and he soon appeared. A few extemporaneous and happy words made the gathering end with a display of that fellowship which is a characteristic of the members of the Building Trades Employers' Association.

Incidentally it may be stated that Mr. Robinson is recovering rapidly from the effects of his unpleasant experience at the surgeon's hands and is seen at his desk occasionally.

Buff Brick to the Front.

"There is a run in 'buffs' now," said a representative of Person & Co., 160 5th av, speaking of conditions in brick. "One cannot account for the constant change in the color of brick demand. Although it cannot be said that one color predominates at any time there is a tendency for one color to be more in demand. This is the case with buff brick now. Light colors are also in favor. It is not many years ago since a firm of architects specified a brick with face one color and header another. This became popular and there is still an active call for it, although the reason is no more than that the combination of colors produces a striking effect. It was a fad in the coloring of brick and it took well."

"At present the roofing tile end of our business is better than the face brick, as the people who can afford to put a roof of such material on their buildings are not affected much by hard times. A tile roof, especially when it is of a very good quality, is expensive. Just now we are filling orders for such roofing on costly residences in the suburbs, although there is a call for it even in Manhattan in these dull times."

Miniature Plant in Concrete.

The Pennsylvania Portland Cement Co. will have its entire plant at Bath, Pa, reproduced on a small scale in concrete. The object will be twofold—to show the possibilities of concrete and to provide a display that can be moved from place to place whenever the company desires to give an exhibition of what can be accomplished with its brand of cement. The miniature plant will be designed and made by Mr. Geo. Beck, whose work in concrete is so familiar to those in the business in New York. It is probable that the model will be seen by the public for the first time in the quarters of the Concrete Association of America, Brunswick Building, 26th st and 5th av, where a permanent exhibition in concrete is on view.

PRICES CURRENT.

BRICK.—The Hudson River brick interests notice the improved condition with which other lines are being favored—lines not dependent solely on local conditions, and they feel assured that in due time the improvement will reach them. As yet demand is far below normal, and quotations for cargoes in first hands continue nominal, the market being entirely in the hands of the buyers. Cargoes have been sacrificed at less than cost, in cases where manufacturers have been compelled to reduce stock.

The retail trade reports new works being started weekly, but not in large number. Speculative work is reviving in Brooklyn, and that borough is taking more material than it has for several months. Some authorities are skeptical about the continuance of speculative building on Manhattan Island at the same rate as heretofore. The island has been pretty well gone over, and now it is a case for rebuilding on a new basis of cost which it will require time to determine.

It is argued that the rebuilding of the older downtown sections for business purposes ought now to be in order, but with no limitation on building height the spread of business areas is slower, so that the spaces now occupied by old tenements will not so soon be required by commerce. Should the building height be absolutely restricted, then commerce would at once have to change the direction of its expansion from vertical to horizontal, and the course to be pursued by the speculative builder would then be plain to him.

BRICK.	Cargo Lot, Per. M.	
Hudson River Selected.....	.....	.....
Hudson River Common.....	\$5.00	\$5.50
Kadson River Light Hard.....	.....	.....
Hudson River Pale.....	.....	.....
New Jersey, Hard.....	.....	.....
Croton Point—Brown, f. o. b.....	12.50	.....
Croton Point—Dark and red.....	12.50	.....
Fronts:		
Bluffs, No. 1 (delivered at buildings)	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.—A distinct improvement is the sum of the week's reports of business in the Portland cement trade, with the proviso that the new force and new feeling apply more truly to trade originating outside of the metropolitan district. For the time being, at least, a division must be made between New York business and outside business, and between the firms playing for local orders and those whose field is the whole East. In both fields more activity is apparent, but the most marked gain is in the States at large. The railroads are coming into the market again. One company reports a large contract, mainly for cement to be used in railroad work. A New York City retailer says trade is picking up, but taking the local situation as a whole it is perceived that outside work is the more abundant.

This is the first positive improvement noted in the cement trade in some months. As in the case of some other lines, the movement is stronger in the country than here. It is noticed that credit men in general trade are taking a more hopeful view. They say, however, that they can expect no sudden jump to pre-panic conditions, for there is yet to be a liquidation of labor and an assured confidence that a fair day's work will be given for a fair day's pay before building operations can be resumed or manufacturing enterprises carried on with old-time vigor.

No official action has been taken by

the Isthmian Canal Commission on the bids received for furnishing 4,250,000 barrels of Portland cement bids for which were opened on June 1.

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@	\$1.53
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.—The Steel Trust reports that it is doing a fifty-five per cent business. President Gary says that the iron and steel business has been better during the last two weeks than at any time since the depression of last October, that there is a general feeling that bottom prices have been reached, and this coupled with the satisfactory outcome of the Chicago convention has increased buying and also specifications against old orders. Fifty-five thousand miners will be re-employed in the Pittsburgh district at once.

It is noticed that the railroads are gradually coming back into the market again for structural steel, but thus far only for small tonnages. While new orders for all finished steel products continue light, and there is still a disposition to withhold business, yet there is a heavy tonnage under negotiation. The Lackawanna Steel Co. will roll the 2,000 tons of steel required for the Farmers' Loan & Trust Co., but the fabricated steel contract was let to Levering & Garrigues by the Geo. A. Fuller Co., the general contractors. The Sinclair Realty building will require 1,800 tons of steel and the Hay Foundry has the fabricated steel contract.

The Hinkle Iron Co., No. 534 West 56th st, Manhattan, reports an improved outlook in the iron and steel business. They will furnish 1,200 tons of 30-inch Bethlehem beams for the New York Taxicab building at 11th av and 57th st, 1,200 tons for the 12-sty loft building at Nos. 37 to 43 West 26th st, 600 tons for the 12-sty store and loft building, 38-44 West 26th st, and 400 tons for the 12-sty loft building, 149-151 West 36th st; also for a 6-sty business building at Jersey City. In the Taxicab building, Bethlehem beams and in the West 26th and 36th st buildings Bethlehem rolled steel columns will be used for the first time in this city.

Contracts calling for nearly 15,000 tons of fabricated material are pending at Chicago, not including the General Electric Co. buildings, and at Pittsburgh the Horne building, 4,000 tons, and the First National Bank building are still under negotiation. In addition tenders have again been invited on the Oliver building, requiring about 12,000 tons of steel.

William Haase, plumbing contractor, 450 East 79th st, notices that most of the work offering in his line at present is for alterations and that contracts are being taken for low figures. He learned of a case recently where a firm of plumbers took a contract on the basis of \$500 below actual cost, as figured by another firm. Materials used in the trade are generally twenty per cent. below boom prices for iron and fifteen per cent. for brass.

It seems to be agreed in the plumbing trade that high wage schedules are keeping business back, and not in the plumbing trade alone, but in all. It is argued that lower labor costs would produce business,

that work would therefore be steadier and mechanics would actually net more money. Very little new building is coming out on the East Side, probably owing to the over-supply of housing. Vacancies are more numerous than last summer, and rents are falling a little, but this has not encouraged much moving by families, as obligations to present landlords prevent. Money for building operations is understood in the plumbing trade to be easy. Collections are improved.

Tin plate manufacturers report a heavy call for nearly all grades. Mills are running to capacity on rush orders and are not expected to shut down until the middle of July. Galvanized plates are still in good request, but black plates are still a little slow. Prices are \$3.89 for 100-pound coke plates f o b New York and \$3.70 at Pittsburgh mills, with the independents quoting \$3.65.

FIG IRON.

The following are the nominal delivered prices in this district for shipment during the next few months. Southern prices delivered, New York, Brooklyn or Jersey City, include lighterage:

Northern.	
No. 1 x Jersey City.....	\$16.25@ \$17.00
No. 2 Foundry x Jersey City.....	15.75 16.50
No. 2 Plain.....	15.25 16.00
Southern.	
No. 1 Foundry, steamship dock...	16.75 17.25
No. 2 Foundry, spot (nominal)...	16.25 16.75
No. 3 Foundry.....	15.75 16.25

STRUCTURAL

Beams and Channels, 15-in. and under.....	1.76	2.25
Angles.....	1.76	2.25
Tees.....	1.81	2.35
Zees.....	1.81	.....

From store.

BAR IRON FROM STORE (National Classification).

ROUND AND SQUARE IRON.

1 to 1½.....base price.....	@ \$1.90
¾ to ¾ in.....	1-10c extra
1 to 1½, base price (nominal)....	@ \$1.75

FLAT IRON.

1½ to 4 in. x ½ to 1 in., base price.....	1.90
1½ to 4 x ¼ x 5-16.....	2-10c extra
2 to 4 in. x 1½ to 2 in.....	5-10c extra
4½ to 6 in. x 11-16 to 1½ ins.....	4-10c extra
Norway Bars.....	3.60 3.75
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.....	18.00

SOFT STEEL SHEETS.

¾ 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.....	3.00	3.35
No. 22.....	3.05	3.40
No. 24.....	3.10	3.45
No. 26.....	3.20	3.50

RUSSIA, PLANISHED, ETC.

Genuine Russia, according to assortment, per lb..... 11¼@14

Patent Planished, per lb....A, 10c; B, 9c, net

Galvanized Iron jobbing, price.....70 and 10%

Metal Laths, per sq. yd.....22@24

SOLDERS. Case. Open.

Half and Half..... 19½@ 20

No. 1..... 17½ 18

SPELTER.

Ton lots..... 5½ 5¾

TERNE PLATES.

N. B.—The following prices are for 1C 20x28, the rate for 14x20 being half as much. IX is usually held at \$2 per box advance for 8 to 10 lbs. coating and \$2.50 to \$3 advance for 15 lb. and upward. The following are approximating basis quotations, and proper allowance must be made for special brands, small lots, etc.:

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

PIG LEAD.

Ton lots.....	4¾ 4¾
Less.....	4¾ 5½

ZINC.

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

LUMBER.—At the annual meeting of the National Lumber Manufacturers' Association at Minneapolis, R. A. Long, of Kansas City, was elected president; E. G. Griggs, of Tacoma, vice-president; J. A. Freeman, of St. Louis, treasurer. Secretary George K. Smith's report said:

"From the best information obtainable it is thought the volume of business in lumber is about 66 2-3 per cent. of normal,

the decrease being largely due to the falling off in purchases by railroads and car companies for new work and renewals. Until this heavy consuming element again enters the market, normal conditions as to demand or values will not prevail.

"The amount of lumber manufactured by members of the twelve affiliated associations in 1907 as compared with 1906 was 2,315,000,000 ft. less, or a reduction of 16 per cent. The total amount manufactured in the United States during 1907 has been compiled by the census department and the forest service and will be presented to this meeting in the paper to be read by R. S. Kellogg, of the forest service. Stocks of lumber on hand June 1, 1908, as compared with January 1, 1908, are lower, the reduction in yellow pine alone amounting to over two hundred million feet."

The Interstate Commerce Commission has ordered a reduction of two cents on hardwood lumber rates between Memphis and New Orleans.

Reports from West Virginia and Pennsylvania hemlock lumber districts say that only about 50 per cent. of the usual cut in hemlock will be made this year.

Messrs. M. G. Jantzen and A. B. Overbaugh, both of whom were associated for many years with the E. H. Ogden Lumber Co., have formed the firm of Jantzen & Overbaugh Co. and have leased a part of the Ogden company's premises at the foot of West 47th st.

Norris H. Norden will represent the Georgia Pine Company in this city at No. 1 Broadway. O. N. Shepard, of the Boston office of the Shepard & Morse Co., will hereafter have his office in New York, at 18 Broadway.

The firm of Church E. Gates & Co., one of the oldest in the retail lumber trade, has been incorporated with a capital of \$900,000, by John F. Steeves, president; E. L. Barnard, vice-president; Bradley L. Eaton, treasurer; J. L. Thomas, secretary. The business was founded by Ephraim C. Gates in 1848, at Mott Haven. Mr. Steeves is also interested in the Cape Fear Lumber Co., is the president of the North Side Board of Trade and has many other connections. Mr. Eaton is also in the Cape Fear Lumber Co. and the Seacoast Lumber Co., of No. 1 Madison av. Messrs. Barnard and Thomas have long been associated with the business. The firm is now developing a large dock property at Oak Point, where a large planing mill is to be erected next year. The site will not only afford wharfage for seagoing vessels, but is adjacent to the scene of large building operations in the future.

Quotations in the wholesale market may still be classed as nominal, but it is more apparent that there are minimum figures at less than which there is nothing doing. Hardwood flooring exhibits some firmness at the new levels. Hemlock goes out slowly, owing to large stocks in the hands of retailers. Pennsylvania stock suffers from the competition of small Eastern shippers, who are accepting from two to three dollars less than the Pennsylvania schedule.

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

SPRUCE.
2 inch cargoes.....\$16.50@
6 to 9 inch cargoes..... 18.00 \$19.50
10 to 12 inch cargoes..... 20.00 21.00

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 1/2-in... 29.00
1 in. wide boards, heart face..... 38.00
1 1/2 and 1 3/4 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.....	27.25	30.00
"B" Flat, D. & M., 13-16, counted 1 x 3.....	25.50	24.75
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 1/4, counted 1 x 4.....	44.50	48.50
"B" Heart Rift, 13-16 x 3 1/4, counted 1 x 4.....	39.50	42.00
"C" Heart Rift, 13-16 x 3 1/4, counted 1 x 4.....	....	....
"A" Rift, 13-16 x 3 1/4, counted 1x4.	36.25	40.50
"B" Rift, 13-16 x 3 1/4, counted 1x4.	32.25	34.00
"C" Rift, 13-16 x 3 1/4, counted 1x4.	25.25	29.00
"A" Flat, 13-16 x 3 1/4, counted 1x4.	25.25	28.50
"B" Flat, 13-16 x 3 1/4, counted 1x4.	24.25	25.50
No. 1 Com., 13-16 x 3 1/4, counted 1 x 4.....	19.75	20.50
No. 2 Com., 13-16 x 3 1/4, 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	52.00
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	38.00
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
12-in.....	....	34.00

HARDWOOD FLOORING.
K. D. Bored, End Matched or Butted, and Bundled.

13-16 Oak, 2, 2 1/4 and 2 1/2.	....	....
Clear quartered white oak.....	\$88.00	....
Select quarter-sawed white oak.....	49.00	....
Clear quartered red oak.....	80.00	....
Select quarter-sawed red oak.....	45.00	....
Clear Plain sawed white oak.....	52.00	....
Select P. S. white oak.....	42.00	....
Clear plain sawed red oak.....	50.00	....
Select P. S. red oak.....	40.00	....
Common oak, red and white.....	35.00	....
No. 2 Factory or common oak, red and white.....	23.00	....
Plain Oak.	....	....
4 in. 1st and 2ds.....	\$45.00@	\$47.00
5-4, 6-4 and 8-4 in. 1st and 2ds.....	47.00	52.00
4 in. Common.....	34.00	37.00
5-4, 6-4 and 8-4 in. Common.....	37.00	40.00
4-4 in. Culls.....	24.00	27.00
5-4, 6-4 and 8-4 in. Culls.....	28.00	30.00

SHINGLES.
(New York Lighterage Limits.)

6 x 18 No. 1 Heart Cypress Shingles.....	\$7.50 per M.
6 x 18 No. 1 Primes or A's.....	6.50 per M.
6 x 18 No. 1 Red Cedar.....	\$4.50@4.75

HARDWOOD.

White Ash, 4-4 in., 1st and 2ds.....	\$52.00@	\$55.00
White Ash, Common.....	36.00	38.00
Brown Ash.....	38.00	40.00
Basswood.....	37.00	40.00
Basswood, Common.....	32.00	34.00
Red Birch.....	47.00	50.00
Red Birch, Common.....	29.00	31.00
White Birch.....	35.00	36.00
White Birch, Common.....	24.00	26.00
Cedar.....	36.00	40.00
Cherry, 4-4, Nos. 1 and 2.....	93.00	....
Cherry, Common.....	....	52.00
Chestnut, 4-4, 1st and 2ds.....	47.00	49.00
Chestnut, Common, 4-4.....	33.00	36.00
Cypress, 1st and 2ds, 1 in.....	46.00	....
Cypress, 4-4 selects.....	40.50	....
Cypress, 4-4 shop.....	29.00	....
Cypress, 4-4 common.....	25.00	....
Elm.....	25.00	30.50
Hazel.....	35.00	50.00
Maple, 4-4, 1st and 2ds.....	30.00	32.00
Walnut, Nos. 1 and 2.....	85.00	115.00
Walnut, Rejects.....	57.50	67.50
Culls.....	35.00	....
Yellow Poplar, rough, 5-8, 1st and 2ds, 8-in. and up.....	42.00	45.00

PREVAILING PRICES ON ROUGH NORTH CAROLINA PINE.
F. O. B. Car or Vessel at Norfolk, Va.

No. 1. No. 2. No. 3. Box.	....	....	....
4-4 Edge, under 12 ins.....	\$26.00	\$25.00	\$17.00@14.00
4-4 Wide Edge, over 12 inches.....	40.00	33.00	....
5-4 Wide Edge over 12 inches.....	41.00	34.00	....
5-4 x 10 inches.....	38.00	30.00	21.50 16.00
5-4 x 12 inches.....	40.00	33.00	23.50 17.00
6-4 Edge.....	32.00	28.00	19.00 15.00
6-4 x 10 inches.....	37.00	30.00	22.00 16.00
6-4 x 12 inches.....	41.00	33.00	24.00 17.00
8-4 Edge.....	33.00	29.00	19.00 15.50
8-4 x 10 inches.....	38.00	30.00	23.00 16.00
8-4 x 12 inches.....	42.00	33.00	25.00 17.00

Red Heart Edge.....	\$11.00
Mill Culls, Edge.....	10.00
Red Heart and Mill Culls, 8 inches.....	12.00
Red Heart and Mill Culls, 10 inches.....	13.00
Red Heart and Mill Culls, 12 inches.....	14.00
Bark Strips, Nos. 1 and 2.....	20.00
Bark Strips, Box.....	10.00

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

PAINTS, OILS, ETC.—A gradual betterment in the painting trade continues, though more particularly affecting the surrounding country, rather than the town. While there is still a steady undertone to the market for linseed oil, business is along conservative lines, the buying being for only such lots as are actually required for actual wants. No interest is shown in futures. Western oil is still being offered in carlots for delivery through next month on the basis of 41c and it is even believed that deliveries through September are available at that figure. Smaller lots are held at 42c in spite of the card price of 44c. In varnishes there is yet slight interest in round lots, but the jobbing movement continues in seasonable volume. Continued quiet conditions prevail throughout the general naval stores market. Turpentine was slightly easier this week and the spot quotations reacted to 42 1/2c ex yard.

OILS, City Prices.

Linseed Oil, raw, 5 bbl. lots.....	\$0.44@	\$0.45
Linseed Oil, boiled.....	.46	.47
PAINTS, Dry.		Per lb.
Lead, red, American, in kegs....	.06 3/4	.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 3/4	.15
Vermillion.....	.07	.25
Oxide zinc, American.....	.05 1/4	.05 5/8
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 1/4	.10 3/4
Blue, Chinese.....	.36	.46
Blue, Prussian.....	.32	.36
Blue, Ultramarine.....	.13	.18
Brown, vandyke.....	.11	.14
Green, chrome.....	.12	.16
Sienna, rew.....	.12	.15
Sienna, burnt.....	.12	.15
Umber, raw.....	.11	.14
Umber, burnt.....	.11	.14

STONE.—Marble cutters note with appreciation the lower price lists for building marble, but regret not being able to take a larger advantage of them, for trade is at this present time running in a thinner stream than ever before. Working forces are much reduced. Perhaps leading firms would not care to see stated exactly how many workmen they have released. Competition for contracts is keen, and estimates are being figured very low. Many plans are being circulated, but the work does not appear, except in a minority of cases.

A member of the firm of Peter Theis' Sons, carvers in marble, onyx and stone, with works at 1st av and 37th st, remarked that most of their commissions were now coming from other cities. They had just begun a job for Mr. T. J. O. Rhineland, at his residence, 36 West 52d st, which would include columns, cornice and wainscoting. Generally speaking, New York work was singularly slow and they had not yet noticed any real evidence of improvement.

WINDOW GLASS.—A raise of 10 and 20 per cent. in the price of glass was decided upon by the window glass manufacturers of the United States this week. G. W. Morenus, president of the association, announced the raise. "The price has dropped 33 per cent. in the past eight months," he explained. "As a result manufacturing has practically ceased. Now there is a shortage. The raise is to take care of an increased demand, and enable some of the factories that closed to operate again."

In order to obtain an income from the site commensurate with its value, the Equitable is forced by business principles to build higher. Owners of other sites will successively be moved by the same reason. Leave it to them, and every plot south of St. Paul's will carry a skyscraper in time.

BUILDING OPERATIONS.

Statistics of the New Equitable Tower.

BROADWAY.—The new 62-sty Equitable Life Assurance Society Building, Paul Morton, president, which is to be erected at Broadway, Nassau, Pine and Cedar sts, at a cost of over \$10,000,000, will contain, all told, forty acres of floor space, 5,200 windows, 4,800 radiators, 25,000 electric lights, 38 electric elevators, about 3,600 offices accommodating between 20,000 and 21,000 people, two acres of eight-inch thick granite, 1,750,000,000 brick, 4,375,000 tons of brickwork, or 8,750,000,000 pounds of brick. In size it will measure 167.1 ft. on Broadway, 152.3 ft. in Nassau st, 304.2 ft. in Pine st, and 312.3 ft. in Cedar st. Total height of main building, 34 stories, 489 ft., tower, 28 stories, 420 ft., or 909 ft. above the curb, exclusive of the flagstaff, which will be 150 ft. higher. The two 22-sty terminal buildings of the Hudson & Manhattan Railroad, in Church st, (taken together) the largest office building in the world, occupies 70,000 sq. ft. of ground. The cubic area is 14,500,000 ft. above ground and 3,650,000 cu. ft. below ground, comprising a total of 18,150,000 cu. ft. There are 5,200 doors, 5,000 windows, 120,000 sq. ft. of glass, and 39 elevators in the two buildings. The City Investing Building, 33 stories, contains twelve acres of rentable space, 11,000,000 cu. ft., 500,000 sq. ft. of floor space, 21 elevators, 2,260 radiators, represents an outlay of \$10,000,000 and accommodates 10,000 tenants.

Hoboken to Have New Terminal Building.

HOBOKEN, N. J.—Work is soon to be commenced and plans are nearing completion for a new terminal building to be erected by the Public Service Railway Company in Hoboken. The structure, which is to be in style with the design of the Lackawanna Railroad terminal, will be of concrete, steel, copper and glass. It will have a length of 360 ft, a width of 140 ft at one end and 60 ft at the other, three stories high.

The first story will be open and on the second only the waiting room will be enclosed. It will be so arranged that passengers from the ferries, tunnels, surface roads and elevated trolley lines can gain access without going into the open. The present construction of the elevated road will be so changed as to carry cars to the second story of the terminal. The estimated cost of the new terminal is \$500,000.

Marshall Field & Co. Not to Build at Present.

5TH AV.—Concerning the report that Marshall Field & Co. would build a large dry goods store on 5th av, between 37th and 38th sts, New York, John G. Shedd, president of Marshall Field & Co., says: "I would like to deny, as emphatically and decidedly as words can, that the Field Co. has any intention of building a store in New York at present, or that any such action is contemplated. The story is unqualifiedly false in every particular. It has not one atom of foundation in fact. It is utterly and completely incorrect and entirely without truth."

Plans Ready for Beekman Street Building.

BEEKMAN ST.—Messrs. Bannister & Schell, No. 69 Wall st, have plans ready for the 5-sty and basement store and loft building, 67.11x53.3x irregular, for the Nassau-Beekman Co., of which Robert R. Reed, 55 Liberty st, is president, to be erected at Nos. 25 to 29 Beekman st and Nos. 57 to 61 Ann st, at a cost of

\$800,000. Nine buildings on the site will be demolished. The materials for the exterior will be Indiana limestone, granite base, light brick and terra cotta. Wm. P. Bannister, 16 Monroe st, Brooklyn, will be the agent of the building.

Plans for the Ritz-Carlton Hotel.

MADISON AV.—Architects Warren & Wetmore, 3 East 33d st, have refiled plans for the new hotel building to be known formally as the "Ritz-Carlton," to be situated on the west side of Madison av, between 46th and 47th sts. It was announced elsewhere the past week that the proposed building would not be erected and operated under the Ritz-Carlton management. Mr. Robert Walton Goelet, of Newport, R. I., will be the owner. Fourteen buildings on the site will be torn down, and the cost is estimated at about \$2,000,000.

Latest 113th Street Improvement.

113TH ST.—Architect Geo. Fred Pelham, 503 5th av, has plans under way for the erection of a 6-sty high-class elevator apartment house, 75x100.11 ft., for the Silverson-London Const. Co., 2512 7th av, to be situated in the north side of 113th st, 150 ft. west of Amsterdam av, at a cost of about \$100,000. The plans will specify granite base, limestone, terra cotta, marble, Caen stone, plastic room, steam heating plant, electric lights, hardwood finish, tile work. No sub-contracts have yet been awarded.

Contract for New Elliott Theatre.

39TH ST.—The general contract for the new theatre, 80x90 ft, which Samuel S. and Lee Shubert will built for Maxine Elliott, at Nos. 107-115 West 39th st, Manhattan, has been awarded to John McKeefrey, 1416 Broadway. G. B. Hammer is in charge for the architects, Messrs. Marshall and Fox, with headquarters at the Hotel Breslin, Broadway and 29th st. Estimated cost is \$200,000.

Thirty Brick Dwellings for Morris Ave.

BRONX.—H. W. Singhi, builder, Kingsbridge road and Aqueduct av, Bronx, will begin at once the erection of thirty 3-sty brick dwellings, 16x40 ft, and 18x60 ft, on the west side of Morris av, between 193d st and Kingsbridge road. According to the estimate of the architect, J. C. Cocher, 2010 5th av, Manhattan, the total cost will approximate \$150,000.

To Enlarge Raymond Street Jail.

BROOKLYN.—D'Oench & Yost, 289 4th av, Manhattan, have drawn preliminary plans for a large addition to the Raymond st jail at Raymond and Willoughby sts, Brooklyn. There will be an administration building and addition to the women's jail, 3 and 5-stys, of brick and stone, fireproof; exact dimensions undecided. Cost, \$550,000.

Plans for Two Business Buildings.

MANHATTAN.—Architect Clement B. Brun, 1 Madison av, has just completed plans for a new 5-sty loft building, 20x80 ft, to be erected in West 25th st, and a 6-sty reinforced concrete and brick storage warehouse, 75x100 ft. The location and owners' names are for the present withheld. Estimates have been asked for.

Mercantile Building for Barrow St.

MANHATTAN.—John Ph. Voelker, architect, No. 979 3d av, is preparing plans for an 8-sty fireproof mercantile building to be erected at No. 13 Barrow st, for Michael Hallanan, owner. The building is to be arranged so as to be connected in the rear with buildings Nos. 186-8 West 4th st.

Apartments, Flats and Tenements.

MANHATTAN.—Chas. B. Meyer, 1 Union Square, is preparing plans for a 6-sty flat building, 50x77 ft, for I. Lippmann, 66 Lafayette st, to be erected at Nos. 78-80 Bank st, to cost \$45,000.

EVERGREEN, L. I.—Joseph Golmolka, 179 Summit st, Hoboken, N. J., will build on Gates av, n s, 158 w Woodward av, Evergreen, two 3-sty brick flats, 25x71 ft., to cost \$16,000. L. Berger & Co., architects.

EVERGREEN, L. I.—Foxhall st, n e cor Forest av, Evergreen, will be improved by Krelein Schinger, 182 St. Nicholas av, from plans by L. Berger & Co., with two 3-sty tenements and stores, 27x70, to cost \$15,000.

RIDGEWOOD, L. I.—Plans have been completed for the improvement of Covert av, n w cor of Cornelia st, Ridgewood, with four 3-sty brick stores and tenements, 25x65, to cost \$32,000. L. Berger & Co., architects.

RIDGEWOOD, L. I.—L. Berger & Co., 300 St. Nicholas av, Brooklyn, has completed plans for four 3-sty brick stores and tenements to be erected on Covert av, s w cor Putnam av, Ridgewood, for J. Rodler, 471 Himrod st. Estimated cost, \$32,000.

JERSEY CITY, N. J.—The Provident Realty & Construction Co., 703 Ocean av, will erect two flats on the northerly side of Ege av, between Ocean and Jackson avs, from plans by Architect John A. Resch. The cost of the buildings is estimated at \$18,000.

NEWARK, N. J.—Rizzolo & Gonnelli, architects, 800 Broad st, Newark, are receiving estimates for the erection of a 4-sty brick tenement at 77 High st for Louis Signorini. The front will be faced with light-colored pressed brick, with limestone trimmings.

MANHATTAN.—Geo. Fred Pelham, 503 5th av, has completed plans for the 6-sty high-class apartment house, 128.9 irregular, to be erected at the southeast corner of New av and 181st st, for the Pinehurst Realty Co., northwest corner Ft. Washington av and 180th st, to cost \$170,000.

BRONX.—Messrs. Goldner & Goldberg, Jackson and Westchester avs, are preparing plans for a 6-sty 30-family flat building, 50x90 ft., for the Westchester Avenue Realty Co., Max Monfried, 150 Nassau st, to be erected at the northwest corner of Brook av and 170th st, Bronx, to cost about \$50,000.

MANHATTAN.—Harris Cohen & Bro., clothiers, 168 Park Row, Manhattan, will build two 6-sty brick, stone and terra cotta flats, 42x86 ft, and one 40x86 ft, in West 135th st, between Broadway and Amsterdam av. Plans have been prepared by C. B. Meyers, 1 Union Square, Manhattan. Cost, \$125,000.

MANHATTAN.—Sub-contracts will soon be awarded for the 6-sty high-class apartment house, 85x100 ft., which the Washington Heights Development & Construction Co., 103 Park av, will erect at the northwest corner of Audubon av and 177th st, to cost \$250,000. Mulliken & Moeller, 103 Park av, architects.

BROOKLYN.—Hyman Halprin, Huber Building, Brooklyn, is the owner of the row of seven 6-sty apartment houses located on the entire block of Roebing st, North 7th st and North 8th st, Brooklyn, announced about four months ago. Messrs. Shampan & Shampan, 772 Broadway, Brooklyn, are the architects.

NEWARK, N. J.—Contractors are estimating on a 4-sty brick 8-family apartment house to be erected at 150 and 152 Broad st for Thomas Peabody at a cost of about \$30,000. The plans are by Henry Baechlin, of Newark. There will be one

large steam heating plant and hot water supply. It is expected that contracts will be awarded soon.

MANHATTAN.—Harry T. Howell, 3d av and 149th st, is preparing plans for two 5-sty brick tenements to be erected on the west side of Tiffany st, 356.3 ft. north of 165th st, for Thomas D. Malcolm Const. Co., of River av and 167th st, to cost \$35,000 each. Brick fronts with stone trim, steam heat and all improvements, Size, 45x88 ft. each.

NEWARK, N. J.—Plans have been drawn by William K. Schoenig & Son, 418 Springfield av, Newark, for a 3-sty frame three-family flat, which Henry Koehler is to build at 320 Runyon st. Contracts will be awarded soon. At the same office plans were recently completed for a 3-sty frame double flat, to be erected at 504 South 15th st for George Kurz.

BRONX.—It is reported that Architects Schaefer & Jaeger, 461 Tremont av, Bronx, are ready for estimates on a 5-sty brick and limestone tenement, 31x100x41, irregular, to be erected at the northwest corner of Tremont and Jerome avs, for W. Warjenhoff, Morris av, near 179th st. The building will accommodate twelve families and have stores on the ground floor. Cost, \$35,000.

BROOKLYN.—Shampan and Shampan, 772 Broadway, Brooklyn, are preparing plans for two corner apartment buildings, one located at the southeast corner of Knickerbocker av and Hart st, and the other at the northwest corner of Knickerbocker av and Hart st, for Pelycyer & Bernstein, 150 Hart st, Brooklyn. The interior trim of these buildings is to be of oak and cypress and plumbing to be of Standard Sanitary Manufacturing Co. Public hallways are to be entirely fireproof iron and marble stairs, mosaic tile floors and marble wainscoting. The interior decorations are to be of modern type, equipped with electric and gas combination. The exterior of buildings are to be designed in Ionic classic architecture with a gray brick background and terra cotta trimming. The owners are now taking figures.

Churches.

BRISTOL, CONN.—The French Roman Catholic parish of St. Anne has purchased a site for a church edifice in the centre of the town, with a frontage of 160 ft in West st and 210 ft in Gaylord st. It is expected that work on the building will be started about Aug. 1. Rev. J. P. Perreault is the pastor.

ROCHESTER, N. Y.—At a meeting of the members of St. Stephen's Episcopal Church a committee was appointed to raise money and ascertain if it is feasible to get a location more nearly central than the present one in Fillmore st for a new edifice. The committee consists of Rev. T. J. Shannon, the rector, and three trustees, A. J. Masters, R. Hart and J. F. Johnson. A site favorably considered is near Thorndale Terrace and Chili av.

Court Houses.

BRONX.—The general contract for the new \$800,000 courthouse for the Borough of Bronx, to be situated at 3d av, Brook av and 161st st, has been awarded to John J. Brady Co., 103 Park av, Manhattan. M. J. Garvin, 3307 3d av, is the architect.

Dwellings.

HOLLIS, L. I.—Richard Dais, of Hollis, will build on Parkview av, near Hillside av, Hollis, one 2½-sty frame residence, 35x60 ft., to cost \$7,000.

MANHATTAN.—Miss K. C. Budd, 500 5th av, has plans ready for remodeling the 4-sty residence for Mary H. Soley, No. 22 East 56th st, at a cost of \$13,000.

CORONA, L. I.—At Corona, C. G. Mitenswei, 41 Cambridge st, will improve

Vine st, s e cor Willow st, with one 2-sty frame dwelling, 20x37 ft., to cost \$5,000.

CORONA, L. I.—Jefferson st, n w cor Stevenson pl, Corona, will be improved at once by John C. Amon, 819 Forest av, with one 2-sty brick dwelling, 20x52 ft., to cost \$4,000.

ELMHURST HEIGHTS, L. I.—D. Gallagher, 252 West 47th st, Manhattan, will erect a 2-sty frame dwelling, 30x43 ft, on Belmont av, e s, 100 n Woodside av, Elmhurst Heights, to cost \$5,000.

ELMHURST, L. I.—The Cord Meyer Development Co. will build in Eighth st, w s, 200 s Elmhurst av, Elmhurst, from plans by Hugo Schmidt, two 2-sty brick dwellings, 38x42, to cost \$9,000.

NEWARK, N. J.—F. E. Alden, of Newark, will erect a 2½-sty frame residence at 465 Ridge st. Contracts have been awarded and work started on the foundations. Obner & Reichert are the builders.

LONG ISLAND CITY.—Mrs. C. Schiller, 347 13th av, Long Island City, will erect a 2-sty brick dwelling, 22x52 ft., on 11th av, e s, 245 n Jamaica av, L. I. City, from plans by V. Schiller. Estimated cost, \$4,000.

RIDGEWOOD, L. I.—Palmetto st, n s, 299 e Forest av, Ridgewood, will be improved by Cossman Sons, 9 St. John's pl., from plans by L. Berger & Co., with four 2-sty brick dwellings, 18x55 ft., to cost \$16,000.

MANHATTAN.—Erwin Rossbach, 2010 Broadway, has prepared plans for \$22,000 worth of interior changes to the 4-sty dwelling, No. 16 West 45th st, for L. P. Norton, on premises. No contracts have been awarded.

ELMHURST, L. I.—At Elmhurst, Pennsylvania av, e s, 260 n Woodside av, will be improved by the Norwood Construction Co., 422 Gates av, Brooklyn, from plans by W. S. Worrall, Jr., with one 2-sty dwelling, 22x45, to cost \$4,500.

LONG ISLAND CITY.—Plans are ready for the improvement of Pearsall st, n s, 300 e Bradley av, by Jos. Tagger, 161 Pearsall st, L. I. City, from plans by Architect Chas. W. Hewitt, with one 3-sty brick dwelling, 25x50 ft., to cost \$6,500.

ARVERNE, L. I.—At Arverne, Harry Matz, Haddon Hall, 137th st and Broadway, Manhattan, will erect on Alexander av, e s, 260 s Ocean av, Arverne, one 2-sty frame dwelling, 51x37, to cost \$6,000. Geo. Fred. Pelham, 503 5th av, Manhattan, architect.

RIDGEWOOD, L. I.—L. Berger & Co., 300 St. Nicholas av, Brooklyn, has plans for two 2-sty frame dwellings, 25x70 ft., to be erected in Woodbine st, s s, 300 e Woodward av, Ridgewood, for Jos. Sauerwine, 290 Woodbine st.

WATERBURY, CONN.—Freney & Jackson, of Waterbury, Conn., are preparing plans for a one-family house to be erected on Catherine av, Watertown for the Rev. P. J. Dunigan of Meriden. Frame, 24x32 ft, containing seven rooms, with all the latest conveniences.

PELHAM MANOR, N. Y.—B. H. Simonson, 224 5th av, Manhattan, is preparing plans for a 2½-sty reinforced concrete residence, 30x53 ft, for W. H. Blymer, 49 Wall st, Manhattan, to be erected in Pelham Manor, N. Y. The house will be thoroughly fireproof and is estimated to cost \$12,000.

NEW LONDON, CONN.—At Ocean and Glenwood avs, recently purchased by Otis K. Dimmock, of Manhattan, will be erected a fine residence, 40x100 ft, that will compare favorably with the show places of the Pequot section. Plans are now being drawn up and work will be begun about Aug. 1. Mr. Dimmock is a member of the firm of Dimmock & Fink of New York.

JERSEY CITY, N. J.—Elizabeth M. Brown, No. 438 West 20th st, Manhattan, will erect a two-family house on the east side of Hancock av, between Bowers and

South sts, Jersey City, from plans by Architect William A. Tilton, 32 Broadway, N. Y. The plans show brick construction, 22x55. The front will be of dark red pressed brick with bluestone trimmings.

Factories and Warehouses.

MANHATTAN.—Edward Necarsulmer, 31 Union Square, will take estimates for the 6-sty brick warehouse to be erected at 426 West 14th st, Manhattan, for Jacob Mayers, 203 Broadway, the plans for which he prepared in conjunction with L. A. Goldstone, 45 West 34th st. The building will be 25x103 ft and cost about \$20,000.

BROOKLYN.—William Higginson, 21 Park Row, Manhattan, has completed plans for a \$15,000 alteration to the 4-sty brick factory building of the American Mfg. Co., 65 Wall st, Manhattan, in the south side of Noble st, 75 ft west of West st, Brooklyn. Iron columns and steel girders will be substituted for the wood posts and beams.

KENILWORTH, N. J.—The American Circular Loom Co., 39 Cortlandt st, Manhattan, has had plans drawn for rebuilding their plant at Kenilworth, N. J., near Cranford, by Oakley & Son, 1201 East Broad st, Elizabeth, N. J. The building will be fireproof of reinforced concrete construction, 1-sty, 85x125 ft., and cost \$20,000. There will be a plating room, office, storeroom and machine room. Estimates are being taken.

Halls and Clubs.

ALBANY, N. Y.—Plans are now being discussed by Mohawk Council, Royal Arcanum, in an effort to build a large and commodious Arcanum hall, which will accommodate all of the societies of this city. Several available places are under consideration.

ILION, N. Y.—Plans have been completed and Architect Linn Kinne, Utica City Bank building, Utica, N. Y., is ready to receive estimates for the new 2-sty brick and terra cotta masonic temple at Ilion, N. Y. Frank A. Schmidt is chairman of the building committee.

SECAUCUS, N. J.—New bids will be asked for shortly for the borough hall, lock-up and fire house of the Borough of Secaucus, Hudson Co., N. J. The plans of Architect C. Fred Long, 1 Montgomery st, Jersey City, N. J., show a 2-sty and basement building, of brick, 50x68 ft. Cost, \$20,000.

GLENS FALLS, N. Y.—Plans are practically completed in the office of Architect William J. Scales, Empire Theatre building, Glens Falls, for the "McEchron" memorial gymnasium of the Glens Falls Y. M. C. A. The building will be semi-fireproof, of brick, 2½-stys, 65x70 ft. A swimming pool, 20x44 ft, will be a feature.

Hospitals and Asylums.

HOBOKEN, N. J.—Architects Ditmars & Brite, No. 111 Fifth av, Manhattan, have awarded the mason contract required for alterations and additions to St. Mary's Hospital in Hoboken to James Whalen, of Hoboken. The cost of the new improvements will amount to about \$100,000.

SYRACUSE, N. Y.—The trustees of St. Joseph's Hospital, Syracuse, of which Dr. Henry L. Elsner, 406 East Genesee st, Syracuse, is president, have decided to build a nurse's home. Russell & King, Snow building, have been commissioned to draw plans. Details will be announced later in the Record and Guide.

PATERSON, N. J.—Plans are nearing completion in the office of M. Houman, Central building, Paterson, for the 2-sty and basement infirmary of the Paterson Eye and Ear Infirmary, 169 Van Houten st. It will be built of concrete, brick,

sandstone and limestone or terra cotta and be 36x75 ft. Dr. Walter B. Johnson, 170 Broadway, Paterson, is president of the institution.

BUFFALO, N. Y.—Dr. De Witt G. Wilcox, of 597 Elmwood av, Buffalo, N. Y., will build a private hospital at the southeast corner of Delaware av and Ferry st, Buffalo, from plans by John H. Coxhead, 928 Ellicott square, Buffalo. The building, which will be built after the most approved methods of fireproof construction, of brick, sandstone and steel, will be 3-stys, "L" shaped, the dimensions being 82x35x91x35 ft. Cost, \$75,000.

AUBURN, N. Y.—Plans for the new Catholic Orphan Asylum on North st are now made public. The building will be 112x66 ft., with an addition in the rear, 46x44. The asylum will be four stories high, the outer walls of red brick with stone trimmings. In the basement will be located a dining room, kitchen, store-rooms, and two large playrooms. On the first floor will be a chapel, community rooms and a private dining room. Two large dormitories will be located on the next floor with accommodations for ninety children. On the top floor will be a laundry, drying room and special dormitory. The estimated cost is \$75,000. Frank H. Armstrong is the architect.

Office and Loft Buildings.

YONKERS, N. Y.—Plans have been started by J. Knox Taylor, the government architect, at Washington, D. C., for a new postoffice building for Yonkers, N. Y. Sketches show a 2-sty and basement building, of brick and stone, absolutely fireproof.

BUFFALO, N. Y.—Architects Green & Wicks, 110 Franklin st, Buffalo, have started plans for a 3-sty addition to the bakery of the Collins Baking Co., at Watson, Clinton and Adams sts, Buffalo. It will be of slow burning construction, with brick walls, 27x107 ft. Cost about \$80,000.

MANHATTAN.—No contracts have yet been awarded for the 10-sty loft building, 42.2x85 ft., which the Washington Arch Realty Co. will erect at Nos. 138-140 West 17th st, to cost \$110,000. A. M. Rau, 18 East 60th st, is president and Chas. Hirshhorn, 135 Broadway, vice-president, of the company. Messrs. Sommerfeld & Steckler, 19 Union sq, are the architects.

BUFFALO, N. Y.—Work will start at once rebuilding the store and loft building of the Buffalo Central Realty Co., known as the Tiff block, in Washington st, near Mohawk st, Buffalo. The plans of Architects Esenwein & Johnson, 781 Ellicott square, provide for a 4-sty and basement building of brick, 93x118 ft, slow burning construction. George Schaaf, of East Utica st and Neiderpruem & Co., Kingsley st, have the mason and carpenter contracts respectively.

Power Houses.

JOHNSONVILLE, N. Y.—Plans are nearing completion in the office of Viele, Cooper & Blackwell, consulting and contracting engineers, 49 Wall st, Manhattan, for a hydro-electric plant at Johnsonville, N. Y., for the General Electric Co., 44 Broad st, Manhattan. The dam will be of concrete, 500 ft long, 30 ft wide and 37 ft high; the power house of brick, 1-sty. Cost, \$100,000.

Schools and Colleges.

ALLEGANY, N. Y.—Work of rebuilding St. Bonaventure College building at Allegany, which was destroyed by fire, has already begun, and it is planned to have the building ready for use by the last of September next.

TROY, N. Y.—Architects Loth & Williman, 253 Broadway, Troy, are drawing plans for alteration and addition to P. S. 12, at 1st and Taylor sts, Troy, N. Y.

The improvement will cost about \$35,000 and will include additional classrooms and an extension to boiler house.

IRVINGTON, N. J.—The Irvington Board of Education passed a resolution asking the Board of Estimate for an appropriation of \$18,000, with which to erect a new eight-room school on Mt. Vernon av. Joseph B. Allen, of Irvington, was the architect chosen.

CHATHAM, N. J.—The Board of Education of Chatham, N. J., of which George H. Kirkpatrick is president, has commissioned Architects Balch & Moatz, 10 East 33d st, Manhattan, to draw plans for a new public school to cost in the neighborhood of \$50,000. No details have been decided.

NEW ROCHELLE, N. Y.—Bids close July 21 for the construction of a new public school on Washington av, between 5th and 6th sts, New Rochelle, N. Y. The plans, drawn by George Kramer Thompson, 66 Broadway, Manhattan, provide for 16 classrooms. John J. Crennan is president of the Board of Education.

BRIDGEPORT, CONN.—Plans for a 6-room addition to the Maplewood av school and a 2-room enlargement for the Grand st school were submitted at a meeting of the Board of Education by Architect Jos. W. Northrop. The alterations at the first school will cost about \$25,000 and the second, about \$1,200. The board accepted the plans and voted to call for bids at once.

Stables and Garage Buildings.

NEWARK, N. J.—John H. and Wilson C. Ely are securing estimates on a 3-sty brick building to serve as training stables, hospital for the horses, workshop and storehouses for the Fire Department. It will be located in Prospect st, near Ferry st. The structure will be entirely fireproof, 192x132 ft. Cost about \$75,000.

Theatres.

MT. VERNON, N. Y.—The Libman Contracting Co., No. 1968 Broadway, Manhattan, is now proceeding with alterations and additions to the Mt. Vernon Theatre, Nos. 45-47 S. Fourth av, Mt. Vernon, in accordance with plans and specifications by Architect A. Murray Jenks, of Mt. Vernon, and desires sub-bids on the following materials: Plastering, iron, fireproof arches, plumbing, steam heat, slate, lumber, roofing, cornice work, metal ceiling, fireproof and wood trim.

Bids Opened.

Bids were opened by the Board of Education Monday, July 6: No. 1, for the construction of pupils' closet building and improving the sanitary conditions of P. S. 12, Brooklyn, Ormond & O'Brien, \$11,386 (low bid). Other bidders were H. A. Rutan, Frank J. Fee, Charles H. Peckworth, Thomas D. Connors, Joseph Ohlhausen, Lawrence J. Rice, George Stanton, William Werner, Christopher Nally, James MacArthur. No. 2, for installing heating apparatus in P. S. 39, Brooklyn, Wm. C. Ormond, \$9,640 (low bid). Other bidders were Harry L. Philip, Blake & Williams, Jas. Curran Mfg. Co., E. Rutzler & Co., Raiser Heating Co., William J. Olvany, Frank Dobson Co., Inc. No. 3, for alterations and additions to electric equipment in P. S. 81, Manhattan, Commercial Const. Co., \$1,184 (low bid). No. 4, for completing and finishing the heating and ventilating apparatus in E. H. H. S., Brooklyn, abandoned contract of Rossman & Bracken Co., Kieley & Mueller, \$999 (low bid). No. 5, for new fireproof main stairs at P. S. 15, 16, 34, 41, 45 and 56, Manhattan, P. S. 15, Eagle Iron Works, \$3,457; P. S. 16, Eagle Iron Works, \$2,567; P. S. 34, Eagle Iron Works, \$3,717; P. S. 41, John Fury, \$4,464; P. S. 45, J. M. Knopp,

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\$5,487; P. S. 56, Eagle Iron Works, \$3,795. No. 6, for improving the sanitary condition of P. S. 4, 23, 29, 39, 43, 44, 45, 52, Queens, William C. Ormond submitted the lowest bids in each case. No. 7, for alterations and additions to the electric equipment of Jamaica Training School and P. S. 7, 14, 20, 27, 47, 72, Queens, Cowden & De Young submitted the lowest bids, excepting P. S. 31, for which Griffin & Co. were the low bidders.

Contracts Awarded.

The Milliken Brothers, receivers, have secured the contract for the Arctic Club, at Seattle, Wash., calling for about 350 tons of steel.

The Otis Elevator Co., 17 Battery pl, New York city, has contract for elevator plant for the Los Angeles, Cal., public building in the sum of \$14,955.

Lee & Bellmer Co., 30 W. Broadway, Manhattan, has the contract at \$1,619.50 for interior wiring and conduit system for vacuum tube in the New York Court House and Postoffice.

MANHATTAN.—The Glen Engineering Const. Co., 156 5th av, has the contract for alterations to the 5-sty store and flat building, No. 210 Delancey st, owned by David Brekes, 319 East 51st st. Otto-L. Spannhaek, 233 East 78th st, architect.

MANHATTAN.—George Sykes, 1123 Broadway, has obtained the contract for extensive alterations to the 3-sty residence, No. 185 East 71st st, owned by Sidney S. Graber, M. D., on premises. James E. Ware & Son, 1170 Broadway, are the architects.

MANHATTAN.—The Hay Foundry & Machine Co. has the contract to furnish about 1,000 tons of steel for the new 16-sty Sinclair Realty Co. building to be erected at the southeast corner of Broadway and 8th st, from plans by Wm. H. Gompert, 2102 Broadway.

The Lackawanna Steel Co. has received the contract to furnish about 2,000 tons of structural steel for the new Farmers' Loan & Trust Co. Building to be erected at Nos. 63-65 Beaver st, from plans by Clinton & Russell, 32 Nassau st. The Geo. A. Fuller Co. is the builder.

MANHATTAN.—John R. Powell, 500 Leonard st, Brooklyn, has received the contract for alterations to the soda fountain and installing new iron stairs in the 6-sty store building for the O'Neill-Adams Co., north side of 6th av, between 21st and 22d sts, from plans by James J. F. Gavigan, 1123 Broadway.

MANHATTAN.—Chas. A. Cowen & Co., 1123 Broadway, has obtained the contract for stoop and entrance alterations to the 4-sty restaurant building, south side of 26th st, between 5th av and Broadway, owned by the Montgomery estate, care of Judge White, Washington, D. C., from plans by George Keister, 11 West 29th st.

Estimates Receivable.

By the Park Board, Thursday, July 16, for painting wrought iron railing along Harlem River Driveway from 155th st to Dyckman st.

By the Commissioner of Water Supply, Gas and Electricity, Wednesday, July 15: No. 1. For installing one hand-operated traveling crane in the high pressure pumping station at Gansevoort and West sts, and in the high pressure pumping station located at Oliver and South sts. Manhattan. No. 2. For erecting and connecting one pumping engine, foundations and appurtenances complete and in place, at the Mt. Prospect pumping station, Underhill av and Prospect pl, Brooklyn.

By the Board of Water Supply, No. 299 Broadway, Thursday, July 23, for the construction of a portion of the Catskill Aqueduct, consisting of about 6½ miles of plain concrete conduit, known as cut-

and-cover aqueduct, 17 ft. high by 17 ft. 6 ins. wide, and about 3,470 ft. of tunnel, 17 ft. high by 13 ft. 4 ins. wide, on the hydraulic gradient, and known as Peak Tunnel, situated west of the Hudson River, on the south side of Esopus Creek Valley, in the towns of Olive and Marletown, Ulster County, N. Y.

By the Commissioner of Bridges, Thursday, July 16: No. 1. For furnishing and delivering yellow pine, white pine, oak and spruce lumber to the Brooklyn Bridge. No. 2. For furnishing and delivering 400,000 ft. (B. M.) of spruce plank to the Brooklyn Bridge. No. 3. For the electrical equipment and the laying of sewers, water pipes and tracks, and the grading and paving of the Plaza, in the Borough of Queens, of the Blackwell's Island Bridge over the East River, between the Boroughs of Manhattan and Queens.

Bids will be received by the President of the Borough of Queens, Wednesday, July 15: No. 1. For regulating and repaving with granite block pavement on a broken stone and concrete foundation the roadway of Jamaica av, from Van Wyck av to the Brooklyn Borough line, Fourth Ward. No. 2. Grading and repaving with macadam pavement the roadway of Metropolitan av, from Dry Harbor road to Jamaica av, Second and Fourth Wards. No. 3. For furnishing 200,000 second-hand granite paving blocks; 50,000 blocks are to be delivered at each of the following corporation yards: First Ward, Second Ward, Third Ward and Fourth Ward, all situated within the Borough of Queens.

Government Work.

The Isthmian Canal Commission has issued a circular advertisement calling for bids to be opened on July 21 for furnishing a supply of creosoted piles and lumber.

Fort Terry, N. Y.—Proposals for furnishing and installing 50-H.-P. boiler in pumping station here will be received July 18. Address Quartermaster, Fort Terry, N. Y.

U. S. Engineer Office, Army Building, New York.—Proposals for removing long rock in harbor at Echo Bay, N. Y., and ledge rock in Bronx River, N. Y., will be received July 17. John G. D. Knight, Col., Engrs.

Proposals for marine railway will be received at the Bureau of Yards and Docks, Washington, Aug. 1, for constructing a marine railway at the naval station, Key West, Fla. R. C. Hollyday, Chief of Bureau.

Sealed proposals will be received by the State Engineer at his office in the Capitol in Albany, N. Y., July 21, for improving the New York State canals, pursuant to the provisions of chapter 147 of the laws of 1903, and of the amendments thereto.

Washington, D. C.—Sealed proposals will be received the 17th day of July for furnishing and delivering drafting materials required in accordance with specification and schedule, copies of which may be had from James Knox Taylor, Supervising Architect.

Proposals will be received at the Bureau of Yards and Docks, Washington, Aug. 1, for a coal handling plant for the power house at the Brooklyn navy yard. Plans and specifications can be obtained on application to the bureau or to the commandant of the navy yard named. R. C. Hollyday, Chief of Bureau.

Office Superintendent, U. S. Capitol Building and Grounds, Washington, D. C.—In further reference to the advertisement issued by the above office under the date of April 15, calling for bids on various items of work and materials required in the completion of the Senate Office Building, Washington, D. C., in-

tending bidders are herewith advised that the specifications and schedules of finishing hardware are now ready for issue. Bids on the above work will be received and publicly opened Saturday, July 18. Elliott Woods, Superintendent, U. S. Capitol Buildings and Grounds.

Brief and Personal.

The tide has turned and Prosperity is coming back.

In Manhattan considerable additional school-building work is coming up in the near future.

Several large operations recently begun make the river side of Morningside Heights look busy.

Nine hundred and nine—the Equitable tower. Why not 9-9-9? Don't be certain that it will not go to an even "thou."

The Harbison-Walker Refractories Co., New York and Pittsburgh, has declared a quarterly dividend of 1½ per cent. on the preferred stock.

W. D. Sargent, president of the Reading Steel Casting Co., Reading, Pa., and Geo. M. Sargent, Chicago, sailed for Europe July 2 on the La Touraine.

Dreams become certainties swiftly in New York. It was only two years ago when the Record and Guide mentioned the possibility of a thousand-foot skyscraper.

The offices of the Manhattan Bureau of Buildings for the months of July and August close at 3 P. M., instead of 4. The Bureau of Buildings in the borough of the Bronx remain open as usual from 9 to 4.

The old Sinclair House, at Broadway, southeast corner 8th st, is rapidly being demolished, on which site a 16-sty loft building will be erected by the Sinclair Realty Co., from plans by W. H. Gompert, 2102 Broadway.

The United States Civil Service Commission announces an examination on August 12-13, to secure eligibles to fill a vacancy in the position of assistant, at \$1,400 per annum, in the Naval Observatory, Navy Department, Washington, D. C., and vacancies requiring similar qualifications as they may occur. Applicants should at once apply to the United States Civil Service Commission, Washington, D. C.

The new Equitable Building will have 3,600 offices and accommodate twenty thousand people. The City Investing Company can accommodate ten thousand inhabitants and the Singer Building (on the same block) 6,000. Average the future population of each of the one hundred blocks south of Fulton street at only 10,000 per block, and the total will be a million people flocking together on the toe of Manhattan.

One of the factories and stables of the J. P. Duffy Co., on Newtown Creek, Brooklyn, was recently destroyed by fire. All the horses, harness, etc., were gotten out safely. The large stock of material was practically uninjured, and the firm are making deliveries as usual from the yard at Newtown Creek and Grand st, as well as from their other Brooklyn yards, at 50th to 51st st and 2d av, and

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their New York yards at 4th av and 138th st.

Public school work throughout the city is being held by lack of funds. Buildings which were scheduled to be ready for the fall term will be late. Some months ago an appropriation of two million dollars was made by the Board of Estimate and the Board of Education directed that the works proceed. But the bonds offered for sale did not meet with a ready market, and when the contractors presented their monthly bills to the Controller's office they were informed that no money was available. All this new work, mostly in the outer boroughs, is now at a standstill.

W. C. Williams, associated with the Rock Plaster Co., 150th st and East River, since its establishment, has been appointed sales agent of the Cheshire Lime Manufacturing Co., Cheshire, Mass., which makes a fine quality of finishing lime. Inquiries for information may be addressed Mr. Williams, care of the Rock Plaster Co., of New York and New Jersey, or at 359 Fulton st, Brooklyn. Mr. Williams is the secretary of the Mechanics and Traders' Exchange and has been for a number of years also secretary of the Mason and Material Dealers' Exchange, an association in which is embraced the principal building supply trade of the Borough of Brooklyn. A convenient office for the sale of the Cheshire lime will, in all probability, be opened by Mr. Williams in Manhattan.

Asbestos.

A MINERAL OF MANY USES.

The sporadic use of asbestos can be traced back to ancient times, but it was not until about forty years ago that investigations were begun in Europe to develop its application on a commercial scale. About the same time specimens of fine Canadian asbestos were exhibited abroad. In 1878 fifty tons were shipped from Canada to England, and after that date the advances in the application of asbestos in commerce became rapid.

Asbestos was at first used only for spinning and weaving, to make incombustible thread, yarn, rope and cloth; and this use has continued to be its most important application ever since the days of the Greeks and Romans. Of late however, it has been widely used in the electrical arts as a basis of insulation which must withstand rather high temperatures, and also as a fibrous binder for a great number of insulating compounds. It is practically the only fibre of a refractory nature that is at the same time an electrical insulator of high order. Further, asbestos is not affected by many of the active chemical agents likely to attack most insulators. It is also extensively used for boiler and pipe coverings, to prevent heat radiation, as well as for theatre curtains and other fire-proof cloths or fabrics. Mixed with other substances it forms various incombustible and insulating pastes and moldable or solid materials suited to many different purposes. Such compounds are asbestos building lumber, century shingles, asbestos wood, asbestos slate, asbestic for stucco and plaster, and asbestolith.

A mass of asbestos broken into fibres and then compressed is highly porous; yet it may be rendered not only water-proof, but an especially effective insulator under conditions of varying moisture by being saturated with certain varieties of asphalt.

As a non-conductor of heat it is used not only in the preparation of fireproof safes and vaults but also for cold-storage and cooling structures. Houses made of asbestos materials or coated with asbestos throughout are not only warmer in winter, but cooler in summer.

The United States is the largest manufacturer and consumer of asbestos products in the world but the asbestos used in its factories comes almost wholly from Canada. The quantity of asbestos mined in the United States is insignificant and plays no appreciable part in the control of the market. The total output for 1907 was only 653 short tons—the smallest annual production since 1896. The cause of this decline is found in the better quality and the greater abundance and accessibility of the Canadian asbestos, which completely dominates the asbestos industry of the United States.

PRICES AND CONDITIONS OF TRADE.

In the amphibole asbestos trade in the United States there was a decline of about 10 per cent. in 1907, though the price ranged about \$18 per ton, a figure somewhat higher than that for 1906.

The demand for the best grades of chrysotile asbestos has kept ahead of the supply. Some of the manufacturers report that the best grades cannot be bought in the open market, and that the high prices have a tendency to restrain the progress of the industry. The range of prices for the various grades reported by a number of firms is as follows:

	Per ton.
No. 1 crude asbestos.....	\$275-\$350
No. 2 crude asbestos.....	150- 200
Asbestos fibre (according to grading	25- 150
Fines (according to grading....	10- 25

During the fiscal year ending June 30, 1907, there were 45,544 tons of unmanufactured asbestos imported from Canada into the United States. This would seem to show that approximately 73 per cent. (valued at about \$1,812,578) of the total production of Canada in 1907 came to the United States. During the same period the total importations of asbestos from Germany, Italy and the United Kingdom—the only other countries from which asbestos was obtained—aggregated only \$1,646 in value. More than a year ago it was estimated that Canada produced 85 per cent. of the world's supply of asbestos. In 1907, owing to the large increase in the production of Canada, that country doubtless contributed a still larger percentage of the total yield of the world, and its controlling position in the asbestos industry is apparent.

Rubble for Private Breakwaters.

IMPROVEMENTS MADE BY WEALTHY RE-ACT ON GRANITE TRADE.

It was stated at the office of the Picton Island Granite Co., 322 5th av, this week, that, although the depression in business conditions has had its effect on the shipments of granite for regular building work, the orders for rubble and monumental granite were both frequent and large. The demand for rubble is largely due to improvements being made by wealthy business men with summer homes in the Thousand Islands region, Picton Island being one of the Thousand Islands and providing the rubble at close range. The construction of a breakwater of this material around an island owned by a Pittsburgh steel magnate discloses one of the phases of the demand for rubble. This one order will require between one thousand and fifteen hundred tons of broken granite for filling in the breakwater. This material is used, when available, for both government and private construction work of this character. A number of the private islands at the mouth of the St. Lawrence River are surrounded by a rubble breakwater that prevents the encroaching of the water. At times the buildings are quite close to the water.

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National Association of Builders' Exchanges Accommodated by Employers' Association.

At the last meeting of the Board of Governors of the Building Trades Employers' Association a resolution was passed extending the use of the Board's room on the top floor of the Builders' Exchange, West 32d st, to the National Association of Builders' Exchanges, when that body will hold its next annual convention in New York in March. The room is one of the finest of those fitted up last spring for the Employers' Association, having a seating capacity of nearly one hundred, which is more than the number of delegates attending the annual convention of Builders' Exchanges. The room is provided with beautifully upholstered chairs. The invitation to the national body was sent to Mr. E. S. Williams, of Scranton, Pa., one of the officers.

Exports and Imports of Marble and Granite.

The distribution of our exports of manufactures of marble and stone last year, so far as continental divisions are concerned, was as follows: Europe, \$355,776; North America, \$477,296; South America, \$31,680; Asia, \$27,691; Oceanica, \$76,137, and Africa, \$12,708.

The quantity of marble and stone shipped abroad during the past six years in a rough and crude state to be used in manufacturing was valued as follows: In 1903, \$194,879; 1904, \$217,789; 1905, \$227,999; 1906, \$281,280, and in 1907, \$451,835; so that while it is not yet of any very great magnitude, yet the demand for American stone and marble to be manufactured abroad is growing steadily.

The imports of marble and stone, and manufactures of same, entitled to entry free of duty during the last fiscal year amounted to \$603,742.50, as against \$517,638.75 in 1906. During 1907 we also imported marble, onyx and stone, subject to duty to a total value of \$1,984,573.34, on which the duty collected amounted to \$886,253.71, or an average of 43.65 per centum ad valorem. In 1906 the importations under this classification were valued at \$1,643,907.41, and the duty collected was \$732,376.69, or an average of 44.55 per cent.

During 1907 the following importa-

tions of marble were received. Statuary, wrought by hand, the professional production of a statuary or sculptor, under our reciprocity treaty with France, the imports were valued at \$37,875, and duty at 15 per cent. amounted to \$5,681.25; under similar treaty arrangement with Germany, \$4,945; duty, \$741.75, and from Italy, \$231,180, and the duty to \$34,677; miscellaneous, \$9,138; duty at 10 per cent., \$1,827.60. This gives a total importation value of hand wrought statuary of \$283,138, and the total duty collected, \$42,927.60.

Breccia, in blocks or slabs, \$20,100; free.

Marble, in block, rough, or squared only, 707,598.23 cubic feet at \$1,083,188, duty at 65 c. per cubic foot, \$459,939.01. The average value per foot was \$1.53; sawed, or dressed, over 2 inches in thickness, 158.83 cubic feet at \$360. An average of \$2.27 per cubic foot, duty at \$1.10 per cubic foot, \$158.83. Slabs or paving tiles, 455,419 superficial feet valued at \$74,417.

Of all other manufactures of marble the total value was \$308,648; and duty at 50 per cent., \$154,324. There were also importations under reciprocity arrangements with Cuba to the value of \$38, duty at 50 per cent. less 20 per cent. was \$15.20, or an average of 40 per cent.

Granite: Hewn, dressed, or polished, \$166,293, duty at 50 per cent., \$83,146.50; unmanufactured or undressed, 28,905.50 cubic feet at \$9,040, or .3134 per cubic foot, duty at 12 c. per cubic foot, \$3,468.67; grindstones, finished or unfinished, 6,695.63 tons at \$114,624, or an average of \$17.12 per ton, duty at \$1.75 per ton, \$11,717.39.

The total value for marble, onyx and stone of all classes, free of duty is \$603,742.50, while of the same dutiable the combined value is \$1,984,573.34 and the duty paid of \$866,253.71 equals an average of 43.65 per cent. ad valorem.

Use of Metal Furniture Increasing.

"We are manufacturing things now that we had not thought of five years ago," said Mr. Stanton M. Child, local manager for the General Fireproofing Co., 10 East 33d st, while discussing conditions in the fireproofing line early in the week. "The manufacture of steel furniture and interior trim has become very

comprehensive. Only a short time ago one of the best known architects in New York told me that it would be but a few years until the use of fireproof furniture would be general in business buildings. We manufacture practically everything for the office now except chairs, which are not included in the great variety of articles produced because of the lack of uniformity. Chairs can be made, but the cost is too great under present circumstances to put them on the market.

"It is not unusual for us to get an order calling for everything in the way of office furniture except chairs. The document files so much in use now are produced at a less cost than the fine wooden ones.

"Business has been picking up recently and we are looking forward to better conditions later in the year."

Shipping 150,000 Brick Daily.

It was stated at the office of the Harbison-Walker Refractories, 1133 Broadway, that orders received recently are calling for shipments of face brick aggregating 150,000 a day. The progress being made on the Pennsylvania terminal is responsible for a large percentage of the daily shipments. Mr. C. J. Henderson, the local manager, says that business is picking up appreciably and that the balance of the year promises to be much better than the first half.

LABOR-SAVING DEVICE DISCARDED AT TIMES.

Despite the ubiquitous labor-saving device there are times when the contractor falls back on the physical power of the mechanic or laborer in connection with the construction of even buildings approaching skyscraper proportions. An evidence of this frequently seen in New York is the raising of woodwork for interior trim from floor to floor by having it passed up by men placed at the windows. In a 12-sty structure nearing completion at 18 W. 27th st 4-in. pieces were handed up from the street to the 8th and 9th floors. A man was stationed at the window on each floor, receiving the pieces of woodwork and passing them up outside of the building. Such a method is quicker than putting up a hoisting machine when the quantity of material to go up is comparatively small.

PROJECTED BUILDINGS

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

BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Beekman st, Nos 25-29 | 5-sty and basement brk and stone store and
Ann st, Nos 57-61 | loft building, 67.11x53.3x irreg; cost, \$800,-
000; Nassau-Beekman Co, Robt R Reed, 55 Liberty st, Pres; ar'ts,
Bannister & Schell, 69 Wall st.—289.
1st av, No 2 | 7-sty brk and stone store and loft
Houston st, Nos 172-178 | building, 25.3x92 and 88.7; cost,
\$15,000; Carl Frank, 103 2d st; ar't, Chas M Straub, 147 7th av.
—288.

BETWEEN 14TH AND 59TH STREETS.

17th st, Nos 138-140 West, 10-sty brk and stone loft building, 42.2x
85, concrete roof; cost, \$110,000; Washington Arch Realty Co, on
premises; ar'ts, Sommerfeld & Steckler, 19 Union sq.—287.
28th st, No 131-133 West, 7-sty brk and stone mercantile building,
53x93, gravel and slag roof; cost, \$100,000; Tarrytown Building
Co, 103 E 125th st; ar't, Louis A Hornum, 145 E 42d st.—271.
Corrects error in last issue, when cost of building was \$400,000.
39th st, Nos 107-113 West, 2-sty brk and stone theatre, 80x90; cost,
\$200,000; Elliott Theatre Co, 1416 Broadway; ar'ts, Marshall &
Fox, 1416 Broadway.—286.
Madison av | w s, the blk, 14-sty brk and stone hotel, 200x140
46th st | tile roof; cost, \$2,000,000; Robert Walter Golet,
47th st | Newport, R I; ar'ts, Warren & Wetmore, 3 E 33d st.
—290.

NORTH OF 125TH STREET.

Audubon av, n w cor 177th st, 6-sty brk and stone tenement, 85x
100; cost, \$250,000; Washington Heights Development & Const
Co, 103 Park av; ar'ts, Mulliken & Moeller, 103 Park av.—284.
Riverside Drive, No 867, erect concrete tank vault, 5.10x6.6; cost,
\$50; Thomas Dixon, Jr, 867 Riverside Drive; ar't, L F J Weiher,
103 E 125th st.—285.

BOROUGH OF THE BRONX.

German pl, e s, 24 s Rae st, 2-sty brk stable and carriage house,
25x65; cost, \$4,200; Mary Schuessler, 643 Rae st; ar't, Chris F
Lohse, 627 Eagle av.—488.
McDonald st, n s, 235 e Eastchester road, 2-sty brk dwelling, 21x36;
cost, \$4,500; Margaret McCarthy, 1434 Lexington av; ar't, The R
Edwin Archibald Co, 147 E 125th st.—481.
165th st, s e cor Grand Concourse, 1-sty frame shed, 12x18; cost,
\$100; Louisa Zaumatti, on premises; ar'ts, Daube & Kremyborg,
830 Westchester av.—478.
179th st, s s, 47.3 e Creston av, 2½-sty frame dwelling, peak shingle
roof, 35x36; cost, \$8,500; Francis Frey, 179th st and Morris av;
ar'ts, Schaefer & Jaeger, 461 Tremont av.—489.
182d st, s w cor Hughes av, 4-sty brk tenement, 50.4¼x720½ and
66.11¼; cost, \$12,000; Krabo & Schurciadi, 2243 Hughes av; ar't,
Chas Schaefer, Jr, 1 Madison av.—476.
Boston road, e s, 159.10 n 168th st, 49.3x120.6 each; total cost,
\$200,000; John M Link, 1047 Trinity av; ar't, Harry T Howell, 3d
av and 149th st.—485.
Cornell av, s s, 250 w Mapes av, 2-sty frame dwelling, 21x50; cost,
\$4,000; Christian Swenson, 1726 Appleton av; ar't, Henry Nord-
heim, Boston road and Tremont av.—486.
Castle Hill av, s e cor Westchester av, 3-sty brk dwelling, 23.2x
70.11¼; cost, \$10,000; M M Hening, 1237 Castle Hill av; ar't, Max
Hausle, 2223 Powell av.—482.
Castle Hill av, e s, 73.8 s Westchester av, 1-sty brk dwelling, 46.4
x38.57¼; cost, \$4,500; M M Henning, 1237 Castle Hill av; ar't, Max
Hausle, 2223 Powell av.—484.
Clinton av, e s, 264.4 n 181st st, four 2-sty frame dwellings, 16.6x
60 each; total cost, \$18,000; Samuel Geller, 176th st and Berrian
av; ar't, B Ebeling, 1136 Walker av.—480.
Morris Park av, n s, 25 w Victor st, two 1-sty frame stores, 25x55
and 37; total cost, \$2,500; A Landgreber, Morris Park av; ar't,
Timothy J Kelly, Morris Park av.—487.

Westchester av, s s, 23.2 e Castle Hill lav, 1-sty brk dwelling, 32.1½ x 59.11½; cost, \$3,500; M M Henning, 1237 Castle Hill av; ar't, Max Hausle, 2223 Powell av.—483.

Westchester av, n s, 30 w Parker av, three 1-sty brk stores and dwellings, 25x65 each; total cost, \$12,000; Marcus Nathan, 1136 Walker av; ar't, B Ebeling, 1136 Walker av.—479.

West shore of East River, 212 n 138th st, 1-sty brk pump house, 17.8x28.8; cost, \$1,700; Central Union Gas Co, 142d st and Alexander av; ar't, E L Spencer, 138th st and Locust av.—477.

ALTERATIONS.

BOROUGH OF MANHATTAN.

Broome st, No 356 | partitions, tank on roof, show windows, Elizabeth st, Nos 143-145 | girders, toilets, to three 4 and 5-sdy brk and stone tenements; cost, \$1,000; Frances D Bailey and Oscar T O'Neil, 641 Washington st; ar't, John H Friend, 148 Alexander av.—1434.

Delancey st, No 210, skylights, partitions, windows, to 5-sty brk and stone tenement and store; cost, \$3,000; David Brekes, 319 E 51st st; ar't, Otto L Spannhake, 233 E 78th st.—1401.

Delancey st, No 166, raise entire building, to 6-sty brk and stone loft building; cost, \$5,000; Michael Minden, 166 Delancey st; ar't, M Zipkes, 353 5th av.—1393.

Delancey st, No 168, raise building, to 5-sty brk and stone tenement; cost, \$5,000; Herman Leiman, 168 Delancey st; ar't, M Zipkes, 353 5th av.—1395.

Delancey st, No 168½, raise entire building, to 6-sty brk and stone tenement; cost, \$5,000; Charles Rose, 168½ Delancey st; ar't, M Zipkes, 353 5th av.—1394.

Greenwich st, No 423, partitions, toilets, windows, to 3-sty brk and stone tenement; cost, \$350; Corporation Trinity Church, 187 Fulton st; ar't, James A Clark, 464 Canal st.—1406.

Grand st, Nos 451-455, windows, to 6-sty brk and stone tenement; cost, \$100; R Smigel, 166 William st; ar't, O Reissman, 30 1st st.—1420.

Manhattan st, n w cor 125th st, alter stairs, new entrance, to 2-sty brk and stone store and office building; cost, \$2,000; T J McGuire Const Co, 100 W 139th st; ar'ts, Euell & Euell, 3694 Broadway.—1426.

Mott st, No 137, toilets, partitions, windows, to two 5-sty brk and stone front and rear tenements; cost, \$1,000; G Zarillo, on premises; ar't, D Briganti, 205 E 17th st.—1409.

Mulberry st, No 27, toilets, partitions, to 5-sty brk and stone tenement; cost, \$1,000; Mrs D Merello, 360 Clinton st, Brooklyn; ar't, Peter M Coco, 114 E 23d st.—1433.

Prince st, No 12, toilets, partitions, to 5-sty brk and stone tenement; cost, \$1,800; Michele Di Stefano, 216 Elizabeth st; ar't, C H Dietrich, 338 E 49th st.—1397.

Roosevelt st, No 83, new stairs, partitions, to 3-sty brk and stone public school; cost, \$7,500; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—1429.

St Marks pl, No 94, partitions, toilets, to 5-sty brk and stone tenement and store; cost, \$200; Karoline Kubler, 94 St Marks pl; ar't, H Horenburger, 122 Bowery.—1435.

Tompkins st, No 55, 1-sty brk and stone front and rear extension, 15.6x22, partitions, windows, toilets, to two 2 and 3-sty brk and stone stores and tenements; cost, \$2,800; estate of Claus Doscher, Graham av and Powers st, Brooklyn; ar't, Wm Kurtzer, Spring st and Bowery.—1418.

Worth st, No 5, fireproof elevator shaft, skylights, to 5-sty brk and stone store and loft building; cost, \$1,500; Astor estate, 31 Liberty st; ar't, J Odell Whitenack, 99 Vandam st.—1391.

1st st, No 99 East, partitions, skylights, windows, plumbing, walls, piers, to 5-sty brk and stone tenement; cost, \$3,000; Nathan Freedman, 26 E 117th st; ar't, Benj Sackheim, 354 Grand st.—1427.

3d st, No 18 East, 2-sty brk and stone rear extension, 7.8x6.4, partitions, toilets, to 3-sty brk and stone dwelling; cost, \$2,000; estate of M J Adrian, 472 Grand st; ar't, John H Friend, 148 Alexander av.—1392.

6th st, No 404 East, skylights, windows, sinks to 5-sty brk and stone store and tenement; cost, \$3,500; Louis Gordon, 230 Grand st; ar't, Chas B Meyers, 1 Union sq.—1417.

21st st, Nos 30-32 East, new mezzanine floor, to 8-sty brk and stone office building; cost, \$2,000; Frederick W Evers, on premises; ar't, Peter M Coco, 114-118 E 23d st.—1431.

21st st, No 135 East, add 1 sty to extension, doors, windows, beams, to 5-sty brk and stone dwelling; cost, \$1,000; Mary C Hoffman, 135 E 21st st; ar'ts, J B Snooks Sons, 73 Nassau st.—1400.

25th st, Nos 1 East, alter chimney stack, to 3-sty and basement court house; cost, \$1,897; Appellate Division, City of New York, 1 E 25th st; ar't, G H T Doggett, 156 5th av.—1422.

26th st, s s, bet 5th av and Broadway, alter stoop, to 4-sty brk and stone restaurant; cost, \$2,500; Montgomery estate, care Judge White, Washington, D C; ar't, Geo Keister, 11 W 29th st.—1411.

38th st, No 3 West, show windows, skylights, to 4-sty brk and stone residence; cost, \$1,000; J H & F V Burton, 304 Broadway; ar't, John E Nitchie, 150 Nassau st.—1416.

38th st, No 219 East, partitions, windows, toilets, iron girders, columns, to 4-sty brk and stone storage and tenement; cost, \$500; Edward T Armstrong, 348 Court st, Brooklyn; ar't, F S Benedict, 1565 5th av.—1430.

39th st, No 419 West, fireproof ceiling, columns, girders, windows, to 5-sty brk and stone tenement; cost, \$2,000; John C Mead, 229 Broadway; ar't, Henry J Feiser, 150 Nassau st.—1387.

41st st, No 319 E, partitions, windows, to 4-sty brk and stone tenement; cost, \$250; Frederick Vogel, 320 E 33d st; ar't, Thos W Lamb, 224 5th av.—1385.

42d st, No 344 West, partitions, to 4-sty brk and stone tenement; cost, \$500; Georgette Brown, Newport, R I; ar't, M C Merritt, 58 W 31st st; b'r(Jas H Studley, 210 W 35th st.—1384.

42d st, No 454 West, partitions, windows, toilets, alter walls, to 4-sty brk and stone store and tenement; cost, \$300; Cutting estate, Pine and Nassau sts; ar'ts, Eisenla & Carlson, 5819 5th av, Brooklyn.—1436.

45th st, No 16 West, new stairs, alter beams, partitions, to 4-sty brk and stone dwelling; cost, \$22,000; Leah P Norton, 16 W 45th st; ar't, Erwin Rossbach, 2010 Broadway.—1399.

46th st, No 100 West, show windows, to 4-sty brk and stone store and tenement; cost, \$500; Mrs A Early, 54 W 46th st; ar't, M R Buchsbaum, 749 6th av.—1413.

48th st, Nos 420 and 422 E, 1-sty brk and stone side extension, 22x 49, skylights, to 1, 2 and 3-sty brk and stone factory; cost, \$1,000; J L & M J Engel, Port Washington, L I; ar't, Herman Wagner, 420 E 48th st.—1403.

56th st, No 22 East, stairs, partitions, walls, windows, to 4-sty brk and stone residence; cost, \$15,000; Mary H Soley, 22 E 56th st; ar't, K C Budd, 500 5th av.—1402.

57th st, No 148 East, 2-sty and basement brk and stone front extension, 18x23.3, toilets, heater, stairs, to 2-sty brk and stone office and dwelling; cost, \$6,500; Adler Monument & Granite Works, 148 E 57th st; ar't, Samuel Gross, Bible House.—1386.

61st st, No 241 West, partitions, windows, toilets, to 5-sty brk and stone tenement; cost, \$2,500; Lena Goldberg, 315 Henderson st; ar't, C H Dietrich, 338 E 49th st.—1398.

61st st, No 254 East, partitions, windows, toilets, to 4-sty brk and stone store and tenement; cost, \$5,000; Malloy & Murtha, 2d av and 69th st; ar't, Fred Ebeling, 420 E 9th st.—1421.

67th st, Nos 130-132 East, windows, partitions, fireproof floors, to 11-sty brk and stone apartment house; cost, \$900; estate of 67th St Apartment Bldg; cost, \$60,000; ar'ts, Rossiter & Wright, 110 E 23d st.—1396.

71st st, No 185 East, 1-sty brk and stone rear extension, 9x32.6, partitions, to 3-sty brk and stone dwelling; cost, \$2,500; Sidney S Graber, M D, 185 East 71st st; ar'ts, James E Ware & Son, 1170 Broadway.—1382.

86th st, No 349 East, cut windows, to 4-sty brk and stone tenement; cost, \$600; B F Amend, 119 Nassau st; ar't, O Reissman, 30 1st st.—1419.

90th st, No 177 East, toilets, partitions, windows, to 5-sty brk and stone store and tenement; cost, \$5,000; John H D Meyer, 177 E 90th st; ar't, Fred Ebeling, 420 E 9th st.—1405.

115th st, No 176 E, new stairs, to 4-sty brk and stone public school; cost, \$4,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—1428.

130th st, Nos 218-220 West, partitions, windows, to two 3-sty brk and stone synagogues and meeting rooms; cost, \$2,000; Hebrew Tabernacle Assoc, on premises; ar't, Benj W Levitan, 20 W 31st st.—1383.

Amsterdam av, s e cor 146th st, alter front wall, columns, to 5-sty brk and stone store and tenement; cost, \$500; Henry C Torborg, 589 W 145th st; ar't, A H Taylor, 6 E 42d st.—1414.

Broadway, s e cor 42d st, pent house to 15-sty brk and stone hotel; cost, \$5,000; John Jacob Astor, 23 W 26th st; ar't, C H Cullen, 1470 Broadway.—1404.

Bolton road, s s, 225 w Prescott av, 1-sty brk and stone rear extension, 7.6x6, partitions, to 3-sty brk and stone dwelling; cost, \$1,000; Bolton Realty Co, 62 Cedar st; ar't, L F J Weiher, 103 E 125th st.—1388.

Pleasant av, n e cor 119th st, stairs, to 4-sty brk and stone school; cost, \$4,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—1390.

1st av, No 1054, partitions, windows, to 4-sty brk and stone tenement; cost, \$1,500; F Waldvogel, 1056 1st av; ar't, Chas Gens, Jr, 165 E 88th st.—1424.

1st av, No 395, toilets, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, \$2,000; Mrs Louise Langbein, 252 E 67th st; ar't, Henry Regelman, 133 7th st.—1423.

1st av, n w cor 36th st, toilets, partitions, windows, skylights, to 5-sty brk and stone store and tenement; cost, \$1,000; Peter Doelger, 407 E 55th st; ar't, Chas Stegmayer, 168 E 91st st.—1410.

3d av, No 69, cut windows, to two 5-sty brk and stone tenements; cost, \$1,000; estate of Emily A Thorn, 796 6th av; ar't, Max Muller, 115 Nassau st.—1412.

5th av, No 501, fireproof, stairs, partitions, new entrance, to 6-sty brk and stone bank and office building; cost, \$9,000; American Safe Deposit Co, 501 5th av; ar'ts, McKim, Mead & White, 160 5th av.—1432.

6th av, No 188, add 2 stories to extension, toilets, partitions, windows, store front, to 3-sty brk and stone store and parlors; cost, \$3,500; Christopher F Bode, 424 W 147th st; ar't, Wm Kurtzer, Spring st and Bowery.—1408.

6th av, No 769, alter show windows, to 4-sty brk and stone store and tenement; cost, \$250; W Irving Clark and Edmond B Aymar, 97 Cedar st; ar't, Stockton & Colt, 39 W 38th st.—1407.

6th av, n s, bet 21st and 22d sts, alter soda water fountain, stairs to 6-sty brk and stone store; cost, \$2,000; O'Neill-Adams Co, on premises; ar't, Jas J F Gavigan, 1123 Broadway.—1425.

6th av, No 827, new show windows, partitions, to 4-sty brk and stone store and tenement; cost, \$150; Walter J Salomon, 500 5th av; ar'ts, Hedman & Schoen, 25 W 42d st.—1415.

11th av, No 548, partitions, windows, to 4-sty brk and stone store and tenement; cost, \$400; Wm Van Twistern, 204 W 70th st; ar't, Geo Hang, 342 Kerrigan av, West Hoboken, N J.—1389.

BOROUGH OF THE BRONX.

Garfield st, s e cor Van Nest av, 2-sty frame extension, 12x4, to 3-sty frame dwelling; cost, \$100; Dementrius P Hudon, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—369.

12th st, n s, 305 e Av B, raise 3 ft and 1-sty brk extension, 21x20, to 2-sty brk dwelling; cost, \$980; J Mazeau, on premises, ow'r and ar't.—366.

174th st, s w cor 3d av, 1-sty brk extension, 33x10, new water closets, &c, to 3-sty frame saloon; cost, \$1,500; Harry Simon, 15 Union sq; ar'ts, B and J P Walther, 147 E 125th st.—370.

223d st, n s, 250 w Bronxdale av, 2-sty frame extension, 3x26, to 2-sty frame dwelling; cost, \$2,500; Mary Wojtusiak, on premises; ar't, John Davidson, 638 E 227th st.—374.

City Island av, s e cor Orchard st, portions removed and rebuilt at new line of five 2-sty frame stores and dwellings; total cost, \$750; Henry Hunneke, Crotona Park East; ar't, J J Vreeland, 2019 Jerome av.—377.

Eagle av, No 917, new partitions, to 5-sty brk tenement; cost, \$75; John J Holston, 238 E 56th st; ar't, Carl J Itzel, 1188 Simpson st.—371.

Morris Park av, n s, 50 e Victor st, move 1-sty frame office; cost, \$90; John Masser, 162d st an d3d av; ar't, Timothy J Kelly, 782 Morris Park av.—367.

Park av, No 4133, new posts, new girders, to 2-sty frame dwelling; cost, \$75; Adolph Backer, 988 6th av; ar'ts, Schaefer & Jaeger, 461 Tremont av.—365.

Prospect av, e s, 112 n Westchester av, 1-sty brk extension, 10x 20.6, and new partitions, to 3-sty frame stores and dwelling; cost, \$2,500; Walter Wilkens, 876 Prospect av; ar't, Michl J Garvin, 3307 3d av.—376.

White Plains av, w s, 94 s 231st st, new stairs, new partitions, to 3-sty frame store and tenement; cost, \$500; Nancy Valentine, on premises; ar't, John Davidson, 638 E 227th st.—368.

West Farms road, junction Silver st, move 2-sty frame hotel; cost, \$800; The Ebling Co, St Anns av and 156th st; ar't, Henry Nordheim, Boston road and Tremont av.—375.

West Farms road, w s, 100 n Westchester sq, move and new toilets, &c, to 3-sty frame hotel; cost, \$2,000; Katherine Weigand, on premises; ar't, B Ebeling, 1136 Walker av.—372.

West Farms road, w s, 60 n Westchester sq, move 2-sty frame stores and dwelling; cost, \$500; Patrick Mullin, Hampton Junction, N J; ar't, B Ebeling, 1136 Walker av.—373.

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.		1907.	
1908.		July 5 to 11, inc.	
July 3 to 9, inc.			
Total No. for Manhattan.....	175	Total No. for Manhattan.....	228
No. with consideration.....	13	No. with consideration.....	18
Amount involved.....	\$985,050	Amount involved.....	\$1,282,733
Number nominal.....	162	Number nominal.....	210
Total No. Manhattan, Jan. 1 to date.....		1908. 5,396	
No. with consideration, Manhattan, Jan. 1 to date.....		1907. 8,012	
Total Amt. Manhattan, Jan. 1 to date.....		1908. \$20,219,369	
		1907. \$29,975,936	
1908.		1907.	
July 3 to 9, inc.		July 5 to 11, inc.	
Total No. for the Bronx.....	190	Total No. for The Bronx.....	424
No. with consideration.....	15	No. with consideration.....	91
Amount involved.....	\$207,763	Amount involved.....	\$308,955
Number nominal.....	175	Number nominal.....	333
Total No., The Bronx, Jan. 1 to date.....		1908. 4,328	
Total Amt., The Bronx, Jan. 1 to date.....		1907. 5,472	
Total No. Manhattan and The Bronx, Jan. 1 to date.....		13,484	
Total Amt. Manhattan and The Bronx, Jan. 1 to date.....		\$34,545,906	

Assessed Value Manhattan.

1908.		1907.	
July 3 to 9, inc.		July 5 to 11, inc.	
Total No., with consideration.....	175	Total No., with consideration.....	210
Amount involved.....	\$985,050	Amount involved.....	\$1,282,733
Assessed value.....	\$1,200,500	Assessed value.....	\$1,004,500
Total No., Nominal.....	162	Total No., Nominal.....	210
Assessed value.....	\$6,299,200	Assessed value.....	\$6,158,100
Total No. with consid., from Jan. 1 to date	372	Total No. with consid., from Jan. 1 to date	556
Amount involved.....	\$20,219,369	Amount involved.....	\$29,975,936
Assessed value.....	\$15,800,100	Assessed value.....	\$19,852,100
Total No. Nominal.....	4,024	Total No. Nominal.....	7,456
Assessed value.....	\$257,284,500	Assessed value.....	\$306,216,700

MORTGAGES.

1908.		1907.	
July 3 to 9, inc.		July 5 to 11, inc.	
Manhattan.	Bronx.	Manhattan.	Bronx.
Total number.....	192	Total number.....	404
Amount involved.....	\$3,040,608	Amount involved.....	\$4,706,238
No. at 6%.....	84	No. at 6%.....	103
Amount involved.....	\$919,953	Amount involved.....	\$1,012,788
No. at 5%.....	19	No. at 5%.....	3
Amount involved.....	\$443,000	Amount involved.....	\$35,000
No. at 5 1/2%.....	19	No. at 5 1/2%.....	16
Amount involved.....	\$443,000	Amount involved.....	\$137,645
No. at 5 1/4%.....	52	No. at 5 1/4%.....	274
Amount involved.....	\$951,200	Amount involved.....	\$1,055,588
No. at 4 1/2%.....	1	No. at 4 1/2%.....	1
Amount involved.....	\$5,000	Amount involved.....	\$28,000
No. at 4%.....	1	No. at 4%.....	1
Amount involved.....	\$6,000	Amount involved.....	\$6,000
No. at 4%.....	3	No. at 4%.....	1
Amount involved.....	\$17,500	Amount involved.....	\$2,000
No. at 2 1/2%.....	1	No. at 2 1/2%.....	1
Amount involved.....	\$2,000	Amount involved.....	\$2,000
No. without interest.....	31	No. without interest.....	53
Amount involved.....	\$697,955	Amount involved.....	\$1,055,200
No. above to Bank, Trust and Insurance Companies	53	No. above to Bank, Trust and Insurance Companies	25
Amount involved.....	\$1,162,000	Amount involved.....	\$1,626,000

1908.		1907.	
Total No., Manhattan, Jan. 1 to date....		Total No., Manhattan, Jan. 1 to date....	
Total No., Manhattan, Jan. 1 to date....	4,837	Total No., Manhattan, Jan. 1 to date....	8,743
Total Amt., Manhattan, Jan. 1 to date....	\$171,492,732	Total Amt., Manhattan, Jan. 1 to date....	\$220,725,754
Total No., The Bronx, Jan. 1 to date....	3,887	Total No., The Bronx, Jan. 1 to date....	5,027
Total Amt., The Bronx, Jan. 1 to date....	\$19,505,144	Total Amt., The Bronx, Jan. 1 to date....	\$52,710,666
Total No., Manhattan and The Bronx, Jan. 1 to date.....	8,724	Total No., Manhattan and The Bronx, Jan. 1 to date.....	13,770
Total Amt. Manhattan and The Bronx, Jan. 1 to date.....	\$190,997,876	Total Amt. Manhattan and The Bronx, Jan. 1 to date.....	\$273,436,420

PROJECTED BUILDINGS.

1908.		1907.	
July 6 to 10, inc.		July 6 to 12, inc.	
Total No. New Buildings:		Total No. New Buildings:	
Manhattan.....	7	Manhattan.....	14
The Bronx.....	23	The Bronx.....	33
Grand total.....	30	Grand total.....	47
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan.....	\$3,375,050	Manhattan.....	\$1,163,300
The Bronx.....	285,500	The Bronx.....	346,000
Grand total.....	\$3,660,550	Grand total.....	\$1,509,300
Total Amt. Alterations:		Total Amt. Alterations:	
Manhattan.....	\$158,447	Manhattan.....	\$276,065
The Bronx.....	12,370	The Bronx.....	23,950
Grand total.....	\$170,817	Grand total.....	\$300,015
Total No. of New Buildings:		Total No. of New Buildings:	
Manhattan, Jan. 1 to date.....	309	Manhattan, Jan. 1 to date.....	633
The Bronx, Jan. 1 to date.....	804	The Bronx, Jan. 1 to date.....	1,201
Mhntn-Bronx, Jan. 1 to date	1,113	Mhntn-Bronx, Jan. 1 to date	1,834
Total Amt. New Buildings:		Total Amt. New Buildings:	
Manhattan, Jan. 1 to date.....	\$41,990,221	Manhattan, Jan. 1 to date.....	\$49,188,710
The Bronx, Jan. 1 to date.....	7,114,925	The Bronx, Jan. 1 to date.....	12,814,556
Mhntn-Bronx, Jan. 1 to date	\$49,105,146	Mhntn-Bronx, Jan. 1 to date	\$62,003,266
Total Amt. Alterations:		Total Amt. Alterations:	
Mhntn-Bronx, Jan. 1 to date	\$7,115,461	Mhntn-Bronx, Jan. 1 to date	\$11,908,568

BROOKLYN.

CONVEYANCES.		1908.		1907.	
		July 2 to 8, inc.		July 3 to 10, inc.	
Total number.....		Total number.....	713	Total number.....	906
No. with consideration.....		No. with consideration.....	30	No. with consideration.....	54
Amount involved.....		Amount involved.....	\$433,425	Amount involved.....	\$301,690
Number nominal.....		Number nominal.....	683	Number nominal.....	852
Total number of conveyances, Jan. 1 to date.....	14,327	Total number of conveyances, Jan. 1 to date.....	19,473		
Total amount of conveyances, Jan. 1 to date.....	\$11,891,708	Total amount of conveyances, Jan. 1 to date.....	\$12,548,300		
MORTGAGES.		1908.		1907.	
Total number.....		Total number.....	745	Total number.....	857
Amount involved.....		Amount involved.....	\$3,235,381	Amount involved.....	\$3,331,919
No. at 6%.....		No. at 6%.....	497	No. at 6%.....	428
Amount involved.....		Amount involved.....	\$1,864,481	Amount involved.....	\$1,339,145
No. at 5 1/2%.....		No. at 5 1/2%.....	1	No. at 5 1/2%.....	1
Amount involved.....		Amount involved.....	\$6,000	Amount involved.....	301
No. at 5 1/4%.....		No. at 5 1/4%.....	163	No. at 5 1/4%.....	1
Amount involved.....		Amount involved.....	\$885,181	Amount involved.....	\$1,440,767
No. at 5%.....		No. at 5%.....	1	No. at 5%.....	1
Amount involved.....		Amount involved.....	\$1,000	Amount involved.....	93
No. at 5%.....		No. at 5%.....	61	No. at 5%.....	93
Amount involved.....		Amount involved.....	\$435,600	Amount involved.....	\$444,792
No. at 4 1/2%.....		No. at 4 1/2%.....	1	No. at 4 1/2%.....	1
Amount involved.....		Amount involved.....	\$4,500	Amount involved.....	1
No. at 4 1/4%.....		No. at 4 1/4%.....	3	No. at 4 1/4%.....	3
Amount involved.....		Amount involved.....	\$2,764	Amount involved.....	34
No. at 4%.....		No. at 4%.....	19	No. at 4%.....	34
Amount involved.....		Amount involved.....	\$40,355	Amount involved.....	\$102,715
No. without interest.....		No. without interest.....	19	No. without interest.....	34
Amount involved.....		Amount involved.....	\$40,355	Amount involved.....	\$102,715
Total number of Mortgages, Jan. 1 to date.....	14,357	Total number of Mortgages, Jan. 1 to date.....	19,734		
Total amount of Mortgages, Jan. 1 to date.....	\$48,780,163	Total amount of Mortgages, Jan. 1 to date.....	\$87,556,366		

PROJECTED BUILDINGS.

No. of New Buildings.....	37	No. of New Buildings.....	205
Estimated cost.....	\$263,550	Estimated cost.....	\$1,340,800
Total Amount of Alterations.....	\$169,190	Total Amount of Alterations.....	\$110,920
Total No. of New Buildings, Jan. 1 to date.....	2,316	Total No. of New Buildings, Jan. 1 to date.....	5,647
Total Amt. of New Buildings, Jan. 1 to date.....	\$13,384,668	Total Amt. of New Buildings, Jan. 1 to date.....	\$42,103,354
Total Amount of Alterations, Jan. 1 to date.....	\$2,850,492	Total Amount of Alterations, Jan. 1 to date.....	\$3,573,123

THE WEEK.

THE trading for the week settled down to midsummer calm, the budget nevertheless contains some interesting sales that were consummated. The general trend of the market is upwards, as was demonstrated in the comparison sales table printed last week. In point of activity the market at the present time compares favorably with the corresponding period last year.

The recent hot wave naturally affected the number of deals put through. It would certainly take an enthusiast to voluntarily go house hunting with the mercury around the century mark. Those properties sold have been, in the majority of cases, under negotiation for some time, and it is expected that the market will be stagnant during the next month or six weeks.

Few people look for activity until next spring, though the consensus of opinion is that there will be considerable livening during the fall. The Presidential election must of course be taken into consideration. There are always a certain number of people who refrain from buying anything prior to election, and as a general rule they get rewarded by paying a handsome premium after the election results are announced.

The underlying feeling on the part of property owners for Manhattan realty is one of confidence in the continued firmness of values. That there was not a serious break in prices during the past year is a source of continued wonderment to men who have made real property a study.

One of the largest sales of the week was that of the Murray Hill apartment house on the southwest corner of Lexington av and 34th st. This building has a frontage of 95 ft and is located on a plot 117.6 ft deep. It is one of three houses on that side of the street, the rest of the block front between Park and Lexington avs being occupied by the 71st regiment armory. This entire square block was formerly used as a private park, for the children of the families residing in the neighborhood.

Realty in this section has taken on considerable activity lately. The reported sale to Alfred G. Vanderbilt of the block front between 33d and 34th on the east side of 4th av, as well as the demolishing of the old 4th av car stables on the block below, has had a decided effect on property in this zone. While the railroad company is erecting a car shed on the site of the old barn, still, at best, it is only a temporary affair, and will make way for a gigantic improvement when the subway to

Long Island is nearer completion. Rumors have been afloat for a long time that the New Haven Road would build a terminal on the site, and this rumor is generally credited, though at present it would look as though nothing would be done along these lines until the Pennsylvania Railroad had thoroughly worked out all the mechanical difficulties of their proposition.

The sale of the dwelling at the southeast corner of 5th av and 88th st also attracted attention. This property is mortgaged for \$300,000. It is located in one of the finest residential sections of the city. The residence of Henry Phipps is on the northeast corner of 87th st. The sale of the three 5-sty apartment houses on the southwest corner of 7th av and 118th st, 100.11x99.9, was also reported. Two of these houses are built to a depth of 91 ft, while the third one is 96 ft deep. The Hotel Cecil, 123.11x118.5x61.11x100.11, adjoins on the west, while the Hamptons, one 6-sty and one 7-sty high-class apartment houses, are located on the south. Across the avenue are five tenement houses with frontages of 40 ft each, built 90 and 95 ft deep respectively. Graham Court, a high-class 6 and 8-sty fireproof apartment, 201.10x175, is on the southeast corner of 7th av and 117th st.

The 4-sty building with stable in the rear, No. 830 Greenwich st, 22.1x74.10, located at the southeast corner of Horatio st, also changed hands. The northeast corner of 2d av and 49th st, a 7-sty flat, 25.6x100, was bought by Max Finkelstein. This building is on a desirable corner. Columbia College leasehold also came in for a deal. The 4-sty stone front dwelling, No. 46 West 49th st, 16.4x100.5, was purchased by Mrs. Sarah Knight. This house is in a very desirable residential section, which has up to now escaped the encroachments made by business. The block is restricted.

The mortgage money market has been getting easier for some weeks past. Twelve months money in Wall st this week was quoted at 3½ per cent., and this means more supply than demand. The surplus naturally finds its way into realty mortgages, which has a tendency to lower interest rates. Roughly speaking, there is about two-thirds the amount of business being done in the money mortgage market at the present time as compared with last year. From January 1st, 1907, to July 1st, there were 13,113 mortgages and in 1908 during the same period there were 8,321 recorded. This means that there were 4,792 more in 1907 than in 1908. The total amount involved in 1907 during this time was \$266,905,423, while in the present year the total aggregates \$187,166,865, or a difference in favor of 1907 of \$79,738,558.

THE AUCTION MARKET

THE auction market was intensely quiet. There were but a few parcels offered, and with one or two exceptions they did not command especial attention. One of the largest, however, was that of the two 6-sty tenements, Nos. 100 to 106 Houston st, 120.1 feet east of the Bowery, 75.2x120.7. This property was advertised for sale on last Thursday on three separate actions. Charles Lowe, et al, were the defendants in all these suits. The property was knocked down to Ernest Steiger for \$141,000. The amount due was \$20,030.27; taxes and other charges aggregating \$1,730.16. The property was subject to four prior mortgages amounting to \$135,000. Mrs. Harriette M. Johnston-Wood acted as referee and performed her duties in a most businesslike way, to the admiration of the crowd assembled.

At the stand of L. J. Phillips & Co. Tuesday last, the property, No. 52 Washington st, a large 2-sty stable, 20x90x31.7x89.6, together with No. 29 West st, a 3-sty building, 29.10x90x18.3x89.3 was knocked down to Charles Levinson for \$62,000. The amount due on the judgment was \$57,490.96; taxes and other charges amounting to \$1,798. The property, 543 West 59th st, located 250 ft east of West End av, a 4-sty tenement and store, 25x100, was knocked down by Samuel Marx to George Ehrst, a party in interest for \$12,800. The amount due in this action was \$11,801.37; taxes and other charges aggregating \$343.96.

At the stand of Joseph P. Day on Wednesday the 3-sty and basement dwelling, No. 28 West 105th st, located 180 feet west of Central Park West, 16.8x100.11, was sold to Gerhard Kuehne for \$12,507. The 3-sty stable, No. 146 East 24th st, 26x98.9, was knocked down to Franklin Tomlin for \$46,150. The amount due was \$26,521.02; taxes and other charges aggregating \$2,121.97. The two 5-sty loft buildings, No. 53 Fulton st, at the northeast corner of Cliff st, 21.11x81.11x80.3xirregular, went to Levi Oaklander. This was a sheriff's sale of all right, title and interest which C. T. Beach had on January 17, 1907 or since. The property, No. 17 Minetta st, was advertised for sale, but the judgment was satisfied by the defendants and the property withdrawn. It has been transferred since into new hands.

The fact that there are no voluntary sales advertised shows that owners of property have at last come to the realization that the present is not a propitious time for selling. Many auctioneers are refusing this class of business, on the ground that their clients will be dissatisfied with the results. Many property owners are sorry that they did not take this advice.

FORECLOSURE SALES.

By JOSEPH P. DAY.

SALES of real estate at foreclosure are quite common, and a great many parcels may be picked up by a careful purchaser at bargain prices. Many buyers are timid about purchasing property which is under foreclosure because it would appear on the face of the matter that the property in question



JOSEPH P. DAY.

was not a good income-paying property or was not desirable—otherwise the mortgagee would have let his money remain. In many instances, such is not the case—many properties are foreclosed for the reason that the owners of same have been speculating more heavily than they should and are unable to meet obligations of interest or partial payments on mortgages when they become due, and the mortgagees have been compelled to foreclose the mortgage to protect their principal.

A foreclosure sale does not mean necessarily that the property is not worth a great deal more than the mortgage, but merely means that the present owner of the property is not in a position financially to take care of the interest charges, taxes, etc., which is often a result of his own carelessness and not through fault in the property.

BARGAINS OBTAINABLE.

If a buyer, seeing the property advertised to be sold at foreclosure would make an examination of the premises—make a note of the amount of the mortgage and the accumulation of interest charges to be paid upon it—he would find in many instances before going to the salesroom that he could borrow nearly the amount of his purchase price and secure the holding at a much lower price than similar properties in the neighborhood could be purchased for at private sale. There are difficulties about financing realty purchased at foreclosure because the average buyer does not attempt to make his arrangements previous to the sale, and the man with small capital does not feel that he can afford to purchase at auction and pay all cash for it and trust to "good luck" to secure his mortgage in the open market in the short time between the day the sale is made and the date set for closing the title.

It is bad policy to consider that property sold at auction is intrinsically worthless. A large majority of cases, sales at foreclosure are worth much more than the amount for which they are sold. It merely needs care and attention to put them on a good footing again, and the man who will buy properties sold at foreclosure and take care of them, will find that it is a profitable business venture.

Intending investors should read the advertisements of foreclosures and immediately inspect the premises which are to be sold, as the advertisement generally begins three weeks before the sale. They then have this time in which to arrange for a certain amount of mortgage to be placed in case they purchase the offering, and that would give them a basis on which to make their bids, so that in case they are the successful bidders, they will be able to carry out their contract, and if the foreclosure sales are watched carefully, the investor will find that he can pick out many bargains in the auction salesroom.

TERMS OF SALE.

At the time of selling the property on the day of sale, there is required a certified check or cash for ten per cent. of the amount of the successful bid. The balance must be paid in 30 days, but, as stated above, if a prospective purchaser is careful enough to make arrangements prior to the auction sale to negotiate a mortgage, instead of having to pay 90 per cent. balance in 30 days if he is unable to secure a mortgage, he should only have to make an additional payment of about from 10 to 20 per cent., as in a great many instances, the foreclosing interests are glad to allow a certain percentage of the mortgage which they are foreclosing to remain. This, of course, applies where it is a first mortgage being foreclosed. In the event of a second mortgage, of course it would be necessary for the intending purchaser to find out whether if the first mortgage matured within a short time it could be renewed, so as to eliminate the worry attendant upon the renewal of a mortgage, which perhaps might be due within a short time after the sale.

The main thing to be exercised in buying at foreclosure is common sense, with some good judgment.

There is no reason why outsiders could not pick up bargains in real estate sold to-day in foreclosure sale, which the plaintiffs have to take over, and which the plaintiffs prefer to have a disinterested party purchase.

—A real estate man who knows his business writes us that he would as soon do without his telephone as the Real Estate Directory.

LAW DEPARTMENT

ENCROACHMENTS.

To the Editor of the Record and Guide:

As a subscriber to your valuable weekly paper, I beg of you to enlighten me on the following points: Some 6 years ago I bought a private dwelling; the survey made at that time showed that the butler's pantry extension of the adjoining easterly house encroached with its westerly wall about 6 ins. on my yard; this encroachment had been in existence quite some years previous to my purchase; would you kindly inform me (1) whether I may at this date ask for an indemnity on account of the encroachment on my land? (2) Is it necessary to legally establish the status quo? (3) Am I privileged to make use of the portion of the wall encroaching on my yard if I should intend to build a rear extension to my dwelling?

Answer.—Your statement that the extension encroachment "was there when you came" and that it lies an even six inches over your line leads to an implication that some arrangement was made by owner previous to you. Consult some good attorney as to your position, or if you wish to build, you can probably, as a matter of right, use this wall to rest your beams on. Technically speaking, without proper agreements, such an encroachment has no business to be on your land.

REALTY INCREASE.

To the Editor of the Record and Guide:

The real estate community is now confronted with the fact that approximately \$500,000,000 increase has been found in the valuations for taxation purposes—and a decrease of \$118,000,000 made on the score of "Personal Tax," thus making the penalty of over \$600,000,000, to be met by the real estate interests, alone—then the borrowing capacity on this increase of real estate assessments provides the city with a borrowing capacity of \$50,000,000 more—all of which will likely, shortly, be expended, and repaid again, by the property owner "An Endless Chain of drain."

Now, with the rate of interest, on mortgage money, advanced—even, then, with little or no opportunity to borrow a "normal sum" (on mortgage)—again, with no enthusiasm on the part of the public to buy real estate—as evidenced both in the "Auction Room"—or at private treaty—why is such an increase consistent, when everything seems to be at a "standstill"—or worse—with this community?

The explanation may be found in a "Wall Street" observer, who remarked when "one owns real estate in the City of New York, free and clear, the city hold a first mortgage."

"INQUISITIVE."

BROKER'S COMMISSION.

To the Editor of the Record and Guide:

If a broker leases a property for the owner and is to have 2½% commission and the lessee afterwards avails himself of an option in the lease and takes the property for five years beyond the first period stipulated in the lease, is the broker entitled to a second payment of 2½% on the five years covered by the option?

Answer.—We have already answered similar questions in our columns. It would seem that section 21 of chapter 417 of the laws of 1897 would apply to this transaction, and unless that option in the case was to be performed within one year from the making thereof, an agreement, promise or undertaking to pay commission to a broker on the exercise of the option is void unless such agreement, promise or undertaking to pay such commission is in writing and subscribed by the landlord or his lawful agent. We confess that the only case we know of even hearing on the subject looked in the other direction from the above view, but this point was not argued before the Court.

FALLING PLASTER.

To the Editor of the Record and Guide:

Can a tenant sue landlord for injury from falling plaster where landlord agreed to make repairs?

Answer.—Yes, one can sue anybody and for anything, but one cannot always recover damages. These "falling plaster" suits were once, and indeed still are common and are, to a great extent, the bugbear of land owners and renting agents, but their bark is much worse than their bite.

In such a case recently brought, the higher court, in reversing the judgment of the plaintiff, obtained in the court of first instance, states the law in the following and concise and definite words: "The plaintiff cannot maintain an action against the defendant to recover damages because of defendant's negligence in failing to keep his contract to repair."

THE BRONX REALTY INTERESTS need a quarterly and annual compilation of records for that borough, similar to the Record and Guide Quarterly for Manhattan. If you might be interested, write us. It will be issued as soon as there is sufficient interest shown.

INCREASE IN ASSESSED REALTY VALUES.

The report of the Tax Commission, of which Lawson Purdy is president, was forwarded last Monday to the Board of Aldermen for acceptance. There are 340 volumes in this report, and the board referred it to its Finance Committee.

The assessed value of the real estate in all the boroughs has been increased \$481,935,187, which means that the city's debt limit will be raised \$48,193,518, or one-tenth of the increase.

The personal assessments on the other hand have been reduced \$118,000,000. This reduction is due to death or removal from the city, or those who have sold all their holdings. Investment during the last few months in tax-exempt mortgages has been also a factor.

The tentative assessments of corporations was \$133,000,000, which was reduced to \$90,000,000, a larger amount than last year. It is thought that the loss in collection should be less than ten per cent. This result has been obtained by the co-operation of the tax receiver and the attorney for the collection of arrears of personal taxes.

The personal property assessment for 1907 and 1908 for all five boroughs is as follows:

	1907.	1908.
Resident corporations	\$61,789,682	\$62,322,640
Non-resident corporations	27,848,505	27,588,740
Resident personal	282,515,284	223,130,333
Non-resident personal	55,655,860	28,149,355
Estates	116,732,232	88,988,438
Tax law, §7, Subd. 2 (Saxe law)	10,348,308	5,595,105
Total	\$554,889,871	\$435,774,611

The total by boroughs is as follows:

	1907.	1908.
Manhattan	\$432,654,158	\$327,810,632
Bronx	14,115,699	11,539,680
Brooklyn	92,866,547	83,448,072
Queens	11,191,262	9,908,830
Richmond	4,062,205	3,067,397
Total	\$554,889,871	\$435,774,611

The report shows that Manhattan gives about 87 per cent. in value of the city's total resident corporations, more than 60 per cent. of the resident and personal, and about 85 per cent. of the estates.

The assessment on real estate is as follows:

	1907.	1908.
Manhattan	\$4,391,970,951	\$4,584,536,431
Bronx	396,687,730	441,228,718
Brooklyn	1,181,221,910	1,334,864,835
Queens	217,668,775	296,458,980
Richmond	52,931,236	65,326,825
Total	\$6,240,480,602	\$6,722,415,789

The increase in 1907 over 1906 was \$501,993,357.

ANOTHER NEW JERSEY DEMONSTRATION.

There was a meeting held at the Newark Real Estate Exchange last week for the purpose of discussing a public demonstration in Essex county early next fall, similar to the one which took place in Hudson county a short time ago. All the brokers who were in attendance are heartily in favor of the project. A committee was appointed by James Ward Smith, president of the exchange, to see what can be done to further the movement.

The co-operation of the leading business men in Newark will be sought, and if they respond the largest demonstration of its kind ever seen in New Jersey is promised. The object of the demonstration is to show New York brokers and investors the beauties and natural advantages of this part of the State. It is not believed that individual competition will prevent any from giving Essex county and especially Newark, the publicity which all real estate men appreciate, is greatly needed. According to the present schedule, the tour will take place in September, at the beginning of the autumn renting and buying season.

RECORD AND GUIDE INDEX READY.

The semi-annual INDEX of the RECORD AND GUIDE for Volume LXXXI, covering the period between January and June, 1908, inclusive, will be ready for delivery on July 15.

Any conveyance, auction sale, lease, mortgage or projected building can be readily found by the use of this INDEX. It is of inestimable value to subscribers of the RECORD AND GUIDE.

This INDEX will be of especial value to those subscribers who have the volumes bound, as it does away with hunting and makes the book a ready reference.

Not only is MANHATTAN classified in this INDEX but also the BRONX, and it is indispensable to those brokers in the outlying districts who would keep track of what is going on about them.

The price of this INDEX is only ONE DOLLAR.

FIRE INSURANCE FROM THE OWNERS' STANDPOINT.

OWNER'S DUTIES IN EVENT OF LOSS.

Under the standard form of fire insurance policy now in use, certain duties must be performed by the assured in order to perfect his claim in case of fire loss, and if these matters are given careful attention much will be gained towards a satisfactory adjustment.

As soon as a loss has occurred, the assured is required to give immediate notice to the insurance company in writing. "Immediate" does not mean instantly, but the notice should be given promptly and with diligence, taking in view all the circumstances of the case. A notice within twenty-four hours would probably be considered immediate under almost any circumstances. No special form of notice is required, but it should include a statement of the date of fire, location of the property, and reference to the policy number when convenient. The notice need not necessarily be given by the assured himself, but may be given by his broker or representative.

All reasonable means must be used to protect and preserve property, at and after the fire. If property is endangered by fire on the premises or in the neighborhood, it should, if possible, be removed to a place of safety and the expense of such removal can be recovered from the company, even though the property is not damaged at all. Moreover, the policy provides that the insurance in excess of the value of the property at the original location shall at once and without notice cover in the new location for a period of five days, so an owner need have no hesitancy in removing his goods for fear he will not be insured in the new location.

USE DUE DILIGENCE.

The standard policy also provides that after loss, the owner must use due diligence to "protect the property from further damage, forthwith, separate the damaged and undamaged personal property, put it in the best possible order, making a complete inventory of same, stating the quantity and cost of each article and the amount claimed thereon." In other words, the loss should be approached in the same spirit as if there was no insurance and the owner wanted to do the best he could to protect himself from further loss. No matter how serious the damage may be, if there is any salvage at all, the assured cannot abandon the property to the insurance company. The salvage belongs to him and must be used or sold to the best advantage and the proceeds deducted from the loss, but none of the damaged property should be removed or sold or rebuilding commence without consent of the company's adjuster. In fact, it is always better to leave the premises and damaged property undisturbed until the adjuster arrives except in so far as may be necessary to protect it from further loss. Separating the damaged and undamaged personal property and putting it in order is often necessary to prevent further loss and, if so, it should be done at once.

These obligations necessarily entail some trouble and expense, but to allow the property to be abandoned and permit the assured to collect for damage which might have been prevented by due diligence on his part, would have the tendency to create a moral hazard detrimental to the community at large.

PROOF OF CLAIM.

Within sixty days after the loss, the formal proof of claim, sworn to before a notary public, must be filed with the company. This proof of claim is somewhat technical and should be carefully prepared. It must include all information called for in lines "71-75" inclusive, of the standard policy. Omission to file this sworn loss proof with the company within the required 60 days or failure to include the required information will seriously prejudice if not entirely void the claim. The loss is payable by the company 60 days after satisfactory proofs of loss have been filed. Usually where there is no dispute, the company will pay immediately after satisfactory proofs have been filed provided the assured wishes to discount such payment at the usual rate of 6 per cent. per annum, that is, if the claim is paid at once on the filing of loss proofs instead of 60 days thereafter, as provided by the policy, the company will charge a discount of 1 per cent. In the majority of cases the amount of loss is agreed upon between the assured and the adjusters before the formal proofs of loss are filed with the company, and the loss proofs when filed are based upon the figures agreed to by the parties.

The ordinary procedure is for the owner to submit to the company preliminary figures as soon as possible after the loss has occurred. If it is a building loss, these figures should be based upon an estimate of some reliable builder employed by the assured for that purpose. If the loss is to stock or merchandise or other personal property, the preliminary figures are usually based upon an inventory made up from the books, records and vouchers of the assured. The insurance companies will usually have some builder employed by them, examine and make figures on the damaged structure, or if a machinery or stock loss, they may employ some expert machinist to examine the damaged property, and possibly an accountant to verify the schedule of stock or merchandise submitted by the assured. An interview will then be arranged between the owner and

the company's adjuster at which time the two sets of figures will be compared and some figure agreed upon as the amount of loss.

If the assured and adjusters cannot agree as to the amount of loss or damage, the policy provides for an appraisal by two disinterested parties, the assured and the company each selecting one and they in turn selecting an umpire. If the two appraisers selected by the assured and the company cannot agree, they submit their differences to the umpire, and the award of any two determines the amount of loss. Each party pays his own appraiser, and the umpire's fees and expenses are equally divided between the assured and the company.

Before entering into an appraisal, owners should carefully consider the fact that the amount of loss and damage must be determined by the appraiser in accordance with the conditions of the policy. Frequently honest builders or appraisers employed by the assured, but not familiar with insurance contracts, will submit figures to their clients in perfect good faith which, when examined by the umpire, in the light of the policy provisions, will be found to include loss or damage not covered by the policy or fail to allow depreciation for age, wear and tear, or otherwise. In such cases, the assured's appraisers will probably have to revise his figures, and the result of the appraisal will be disappointing and often less than the owner could have settled for before the expense of appraisal was incurred.

In determining what damage is to be included in the loss claim it must be remembered that the fire policy insures only against "direct loss or damage by fire." This includes not only injury done by combustion, heat and smoke, but also by water or chemicals used in extinguishing the fire as well as damage caused by firemen or others in removing or handling the property. In fact, any loss which is the direct result of the fire; but it does not include consequential damage, such as loss of trade or profits or any other contingent loss not directly caused by it. Loss of rents or profits may be specifically insured under a separate form of policy at a special rate.

COMPANY'S LIABILITY.

The company is liable for the actual cash value of the property at the time of loss, not exceeding the cost of replacement, but it is optional with the company whether to pay the loss in cash or repair or replace the property. The actual cash value as applied to personal property ordinarily means market value at time and place of loss, as applied to buildings it usually means the cost of erecting a new building of the same character as the one destroyed at the time and place of fire, or putting the damaged building in the same condition it was before the fire, subject, however, in each case to deduction for depreciation, however caused, whether by age, usage or from any other reason. The question of depreciation is frequently a vexing one. A building or equipment of machinery or a supply of household furniture ten years old may still be perfectly satisfactory for the purposes of the owner, yet in case of loss he cannot collect from the company the cost of a new house or new articles, as the cash value of the old property is subject to depreciation on account of age and use. As a practical matter the owner will have to go into the market and purchase new property, standing the difference himself. While this may appear a hardship, a moment's reflection will show it would be unwise and unpracticable for insurance to give "new for old." By so doing, fire loss would in some cases be really a benefit and the theory of indemnity on which insurance is based entirely lost.

In addition to the duties above referred to, the assured must, whenever required, exhibit the damaged property, together with his books, inventories and vouchers, if saved, to the company's representative and testify himself, under oath, regarding same.

The owner who approaches his loss adjustment in the spirit of gain will necessarily find these safeguards provided by the standard policy, exceedingly embarrassing, but aside from the trouble and annoyance inseparable from every fire loss, the policy holder who presents his case frankly, seeking only the indemnity provided for in his contract, will usually be met in a like spirit by the representatives of the great fire companies, which in this country alone collect and distribute over three hundred million dollars each year.

ROBERT C. RATHBONE, 2d.

(Of R. C. Rathbone & Son, Inc.)

FULTON TRUST COMPANY'S STATEMENT.

On another page in the Record and Guide will be found the statement of the Fulton Trust Co. This is the statement made to the State Banking Department, under date of June 17, 1908, and is certainly an exceptional one.

The capital, surplus and undivided profits are larger than at any time since the formation of the company. At the present time its assets are worth more than at any time, either before or since the "panic."

The figures given in the statement are based on the market value of securities a year ago; those immediately preceding the "panic"; the first statement after the "panic" and the statement in answer to the "call" just sent in by the Banking Department.

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

Shot Tower Plot Sold.

CENTRE ST.—De Selding Bros. sold for John S. Melcher 63 Centre st, running through to Lafayette st, 86 ft. north of Pearl st, old 4-sty buildings, 24.7x187x80.10x irregular. An old shot tower, recently razed, occupied part of the site.

DIVISION ST.—Julius H. Reiter, as attorney for Berkman & Silver, bought the northeast cor of Clinton and Division sts, a 6-sty tenement and stores, 90.4x64.

GRAND ST.—Meyer London, of 12 Bayard st, bought 494 and 496 Grand st, a 5 and 6-sty brick bakery. No. 494 is 80 feet south of Sheriff st, 20x80, and is 76 feet deep, while No. 496 is 50 feet south of Sheriff st, 30x80, and has the same depth of building. This property was bought by the present seller, S. B. Clark, incorporated, a corporation, on Sept. 7, 1906, subject to a mortgage of \$25,000. The property is assessed at \$69,000. There is a little park in front of the premises. The present purchaser is in the bakery business. Title will be passed July 13.

GREENWICH ST.—Hannah Hinchliffe sold to Roland H. Kilpatrick 830 Greenwich st, a 3-sty building, with a stable in rear, 22.1x74.10, at the southeast cor of Horatio st.

GREENWICH ST.—Chas. F. Noyes Co. sold for Charles Bettels to an investor the store and loft building 370 Greenwich st, covering lot 25x100. The same brokers have also negotiated a term lease on the building from May 1 next.

LEROY ST.—James M. Zumino sold for the Sherwood Estate the 3 buildings 34, 36 and 38 Leroy st, cor Bedford st. This property has been held by the sellers since 1851.

MONROE ST.—Julius H. Reiter, as attorney for Berkman & Silver, sold the northwest cor of Monroe and Montgomery sts, a 6-sty tenement, with stores, 40x80.

WALKER ST.—De Selding Bros. sold for Charles Laue the Hardware Building, at the northwest cor of Lafayette and Walker sts, a new 8-sty building, 48.6x76.5x irregular.

Adds to Holdings.

38TH ST.—J. Arthur Fischer sold to William R. Mason 255 West 38th st, a 4-sty building, 17.1x98.9, between 8th and 9th avs. Mr. Mason owns adjoining property. Adjoining on the west is a 9-sty apartment, with a frontage of 34.2 feet and a building depth of 90 feet. Across the street is a row of single flats.

49TH ST.—Isidor Federman sold for Harry Rich to Max Finkelstein the northeast cor of 49th st and 2d av, a 7-sty flat, 25.6x100. The building is 95 feet deep. There is a saloon in the premises. On the block above is an elevated railroad station.

49TH ST.—Francis W. Griffith, administrator for Eliza W. Griffith sold 46 West 49th st, a 4-sty and basement stone front dwelling, 16.4x100.5, Columbia College leasehold. This house is in a very desirable residential section. Mrs. Sarah Knight is the buyer.

50TH ST.—Jacob J. Tabolt sold for the Wagner Estate to Emma Kerrigan the two 4-sty front and rear tenements 406 and 408 West 50th st, 50x100. This property is subject to the life estate of Fronicka Wagner. It was assessed at \$28,000. The adjoining house, 404, a similar structure, was sold in August, 1906, to Aaron Buchsbaum Co. at auction for \$21,000.

Investor Buys High-Class Apartment.

LEXINGTON AV.—The Kip's Bay Realty Co. sold the Murray Hill apartment house at the southwest cor of Lexington av and 34th st, a 7-sty high-class structure, 95x117.6. The buyer is Henry E. Jones, the owner of the adjoining apartment house, No. 122 East 34th st, also a 7-sty apartment, 46x117.6, built to a depth of 100 ft. The entire rest of the frontage of this block is taken up by another 7-sty apartment, No. 120 East 34th st, and the 71st Regiment Armory. Across the street is a row of private dwellings. The purchase is of a strictly investment character, and involves a reported consideration of \$500,000, all cash. Negotiations were conducted by Herman Le Roy Edgar, of Edgar & Curtis, with Wm. H. Chesebrough, of the Kip's Bay Realty Co. It is interesting to note the confidence of investors in this section, which many are convinced will be the scene of important developments in Manhattan's rapid transit problem. Wm. F. Conor recently added to his holdings in this neighborhood. Among the property owned by Henry E. Jones are the following: 49 South st, 21 East 11th st, 122 East 34th st, 154 West 35th st, 751 West End av, 58 Broadway, 737 Broadway and 22 to 26 West 15th st.

NORTH OF 59TH STREET.

MANHATTAN ST.—Bernard Smyth & Sons sold for Chas. M. Rosenthal to the Sheffield Farms-Slawson-Decker Co. 41x150 on the south side of Manhattan st, 334.4 ft. west of Broadway. The company owns adjoining property and now controls 132x150, which will be improved with a building similar to the one put up by the company on West 57th st. On March 23 last this same company took title to the vacant plot on the south side of Manhattan st, 416 ft. west of Broadway. There is a vacant strip 41 ft. wide between the parcel just purchased and the one acquired in March.

65TH ST.—Bertha Beauthner sold to George Heck 62 East 65th st, a 4-sty stone front dwelling, 20x100.5, adjoining the southwest cor of Park av. Mr. Heck will alter the house into an American basement dwelling for his own occupancy.

70TH ST.—Pease & Elliman sold for Anna Baldwin 49 West 70th st, a 4-sty dwelling, 20x100.5.

Dwelling Bought for Occupancy.

82D ST.—Jesse C. Bennett & Co. sold for Arnold W. Francis, of 42 Broadway, the 4-sty American basement dwelling, 320 West 82d st, 16x86. Extensive alterations will be made by the purchaser, who intends to occupy the house early in the fall. This property was purchased by the present seller on March 2, 1908, from William C. Clarke. There are 11 rooms and 2 baths in the building.

90TH ST.—John Lucker sold for J. Weller to H. Kuchmann the 5-sty double flat, 323 East 90th st, 25x102. There are 5 rooms to an apartment. The building is 74 feet deep.

96TH ST.—The Toch Realty Co. sold 170 East 96th st, a 4-sty flat, 30x100, to Edward I. Wilson. The property is mortgaged for \$25,500. This property was offered in February, 1906, at voluntary auction, but was bid in for \$26,500.

98TH ST.—Max Finkelstein gives in part payment for the northeast cor of 49th st and 2d av to Harry Rich the southeast cor of 98th st and 2d av a 5-sty flat, 25x100.

117TH ST.—J. F. A. O'Donnell sold for Charles P. Mayer the 5-sty triple flat, 68 East 117th st, 25x100. There are 4 rooms in each apartment. The building is 88 feet deep.

123D ST.—John W. Ritchie bought 235 and 237 East 123d st, a 6-sty apartment house, 38.8x100. This property was put up at foreclosure on Jan. 24, 1908, by order of Otto M. Steinfeld, referee, and was purchased by the Hamilton Holding Co. for a stated consideration of \$6,000, over a mortgage of \$29,000.

131ST ST.—John N. Golding sold for the Lawrence estate the plot of 4 lots at the southeast cor of 12th av and 131st st to George F. Hinrichs & Co., wholesale butchers, who will build an abattoir on the property.

134TH ST.—Columbian Board of Brokers sold for a Mr. Chudnow to a client 62 and 64 East 134th st, two 6-sty tenements, 37.6 x100 each.

143D ST.—Butler & Herrman Co. sold for a client to Arthur M. Saunders 147 West 143d st, a 6-sty apartment house, 37.6x99.11. The house is located 250 feet east of 7th av, and is mortgaged for \$48,000.

145TH ST.—I. Randolph Jacobs & Co. sold for Laura Gross 155 and 159 West 145th st, two 5-sty flats, each 40x99.11.

5TH AV.—Thomas Weinberg and Raphael Horwitz resold the 5-sty flat, 24.11x110, at the northwest cor of 5th av and 134th st. The northeast cor of 134th st, a 5-sty tenement, 24.11x75, was sold in March, 1906, to Theresa Abelson for \$30,000. The present sellers acquired this property from Harry Levey on May 29, 1908, subject to a mortgage of \$47,000. The lot was assessed at \$22,000, and improved at \$46,000.

Fifth Avenue Dwelling Bought.

5TH AV.—Mrs. Emily A. Van Buren Reynolds purchased the dwelling at the southeast cor of 5th av and 88th st, sold recently by Joseph Hamerschlag to William Sittenham. The property carries a mortgage of \$300,000. Mrs. Reynolds, who lives at 29 West 14th st, said that she had not decided yet whether she would occupy the dwelling. This house is 90 ft. deep. On the northeast cor of 87th st is the residence of Henry Phipps. Adjoining on the north is a vacant plot with a frontage of 50 ft.; next to which is a private dwelling, 23.8 ft. wide, adjoining the residence just sold.

7TH AV.—H. M. Fischer sold for Grossman Brothers & Rosenbaum the southwest cor of 7th av and 118th st, three 5-sty flats 100.11x99.9, to Silverstein & London.

WASHINGTON HEIGHTS.

150th Street Activity.

150TH ST.—The Murphy estate sold to Charles Gumb 100x99.11 on the south side of 150th st, 100 feet west of Amsterdam av.

150TH ST.—Warren & Skillin sold for Charles B. Gumb the plot of 4 lots on the south side of West 150th st, 100 feet west of Amsterdam av for \$31,000.

159TH ST.—F. E. Barnes resold for Frank Schwartz to H. Kennell 528 West 159th st, a 5-sty flat, 25x99.11. In May, 1904, a similar house, No. 532, was sold at public auction to Bertha Levy for \$24,500. Anna E. Weis sold the premises to the present sellers on August 7, 1907, with a mortgage of \$17,000. It was assessed at \$25,000.

183D ST.—Slawson & Hobbs resold for James J. Martin to a client for investment the 5-sty apartment house 550 West 183d st, at the southwest cor of Audubon av and 183d st, 24x104.11. This house was reported sold last week.

BRONX.

King Estate Property Sold.

CITY ISLAND.—Capt. W. A. Walters sold for Sarah S. Jones lots 524 and 525 in the King estate property on City Island, on King av, 150 feet north of Elizabeth st.

FAILE ST.—The American Real Estate Co. sold another one of its new A-RE-Co. 2-family houses, 1019 Faile st, to Elizabeth S. Cole. This leaves only 3 of this row unsold.

MINFORD PLACE.—In part payment for the southwest cor of 7th av and 118th sts Silverstein & London give to Grossman Bros. & Rosenbaum 6 lots on Minford pl, 75 feet north of 172d st. H. M. Fisher was the broker.

152D ST.—Isadore Kaplan sold for a Mr. McMahon 759 East 152d st, a 4-sty double flat, 25x102.

234TH ST.—Leon S. Altmayer sold for Max Germansky, the builder, to a client the 2-sty frame and brick 2-family dwelling, 25x100, on the north side of 234th st, about 105 feet east of Carpenter av. The purchaser is an investor who will occupy the same for his private residence. The building will be completed in about ten days.

BERGEN AV.—Harvey N. Bloomer sold 2 lots at the northwest cor 136th st and Bergen av to Charles T. Cummings.

COURTLANDT AV.—Charles Fetzler sold for C. Herrlich the 4-sty brk double flat 828 Courtlandt av.

JEFFERSON AV.—Lauter & Blackner sold for David Robinson, 25x100, on the north side of Jefferson av, 75 feet east of Hill av.

JEFFERSON AV.—Lauter & Blackner sold for David Robinson 25x100 on the north side of Jefferson av, 75 feet west of Murodock av.

KING AV.—W. A. Walters sold for Sarah S. Jones the 3-sty dwelling on the east side of King av, 150 feet north of Elizabeth st, City Island, 50x259, extending to Long Island Sound.

TELLER AV.—Isadore Kaplan sold for Isaac Brown 1354 Teller av, a 3-sty brick house, 25x81.

PARK AV.—Isadore Kaplan sold for Ida Kraus 1758 Park av, a 3-sty frame building, 20x150.

LEASES.

Jesse C. Bennett & Co. leased for Mr. William J. Collins to a Mr. Emig 277 West 84th st.

Jesse C. Bennett & Co. leased for Mrs. C. M. Tyson to Mr. Wallace Irwin 273 West 84th st.

Jesse C. Bennett & Co. leased for the estate of Ida S. Mack to Dr. Gillespie 228 West 82d st.

Duross Co. leased 106 Barclay st for S. Chas. Welsh to Michael J. Sullivan for a long term of years.

Jesse C. Bennett & Co. leased for Mr. Edward H. Fallows to Mr. Joseph H. Wise 219 West 79th st.

S. Osgood Pell & Co. leased for Mrs. Ira Barrows the dwelling, 26 East 54th st, to Mrs. Harry La Montagne for a term of years.

Spears & Co. rented for Mrs. Mary Pinchot, to the Favorite Paper Box Company, for 10 years, the 5-sty building, 211 and 213 Wooster st.

Harvey N. Bloomer leased for I. Blyn & Sons the buildings 2893 and 2895 3d av, in conjunction with J. Clarence Davies, for a long term of years to the Hygrade Wine Co.

Pease & Elliman leased 310 West 91st st for Mrs. K. V. K. Holden to William M. Richards; 40 East 35th st for Mrs. A. L. Winter to Mrs. A. D. Cheever; 17 West 89th st for Eugene Vallens to F. B. Parkhurst; 15 West 58th st for Judge Dugro to Mrs. Ecklin; 120 East 65th st for I. Chauncey McKeever to Henry O. Havemeyer, Jr.; 232 West 71st st for Mrs. M. Seyd to E. H. Behrens; 534 West End av for Thomas A. Mills to Three Arts Club; 140 East 53d st for Goelet estate to Arthur C. James; 144 East 35th st for Mrs. G. L. Strong to John T. Ijams; 28 West 10th st for A. J. Cammeyer to Mr. De Herczog; 46 West 48th st for Dr. E. G. Janeway to Mrs. M. H. Sutton; 107 East 79th st for Louis Hosmer to C. W. Rantoul; 25 East 30th st for Philip E. Jennings to James A. Roosevelt; 118 East 28th st for George M. Woolsey to Mrs. A. Mordant; 9 West 10th st for H. H. Benkart to Mrs. Schuyler Van Rensselaer; 176 West 72d st for Mrs. Cary Bense to E. A. Stuart; 292 West 92d st for V. C. Brown to S. E. Locke; 329 West 77th st for H. P. McKenney to W. J. Underwood; 350 West 85th st for H. S. Harde to Mrs. G. M. Friedenber; 54 East 69th st for George F. Garr to F. B. Porter; 9 East 9th st for Mrs. R. B. Livingston to Arthur Brisbane; 22 West 45th st for Rose & Putzel to the Universal School.

SUBURBAN.

HASBROUCK HEIGHTS, N. J.—Duross Co. sold for the Lemmermann Villa Site Co. to Paul Scardon a dwelling on Madison av, Hasbrouck Heights, N. J.

SOUND BEACH, CONN.—Slawson & Hobbs sold for Dr. Robert Lewis, Jr., his shore property at Sound Beach, Conn. The purchaser will at once begin the erection of a handsome residence.

RAHWAY, N. J.—Rahway Park Realty Co. sold to John Neveck 1 lot, to W. H. Van Pelt 4 lots, to Miss Antonetti Izzo 1 lot, to Dominico Mazzaro 2 lots, to Frank Auricchio 2 lots, and to Louis Rossi 4 lots.

RAHWAY, N. J.—Rahway Heights Realty Co. sold at Lakeside Park, Rahway, N. J., to James Crane 2 lots, to Gustave and Margaret Zahner 2 lots, to Richard and Laura Schnebel 2 lots, and to Stephen Nomick 2 lots.

NEW CANAAN, CONN.—John V. Alexander sold for Mrs. Emaline Sarles, of New Canaan, Conn., 30 acres of land, with 800 feet frontage, in Lexington av, at Lake Mohegan near Peekskill, to John Bannon, of Oscawana. Mr. Bannon has authorized Mr. Alexander to have the property subdivided at once into ½ acres plots, with lake frontage.

WESTBURY TERRACE, L. I.—E. J. Sullivan, president of the Westbury Terrace Co., reports a successful opening of the Westbury Terrace tract. The improvements at Westbury Terrace are completed. The location of the property is close to the depot, schools and churches. Several handsome villas will be erected on the property, and plans are now being made to begin building operations at once.

NORWOOD PLAZA N. J.—Mrs. Charles A. Doremus and Mrs. Ellis Baker have purchased land at Norwood Plaza and will soon erect handsome residences in what is destined to become a literary colony. Miss Mildred Beardslee, of 156 5th av, is another purchaser at the same place. The Countess of Castell-Vecchio, who has been living in this country for some years, is another buyer. Prof. Frabasilis, now in the employ of the Federal government as a translator of Chinese, Japanese and Oriental languages, will build adjoining Mrs. Doremus in the near future.

RIVER VIEW MANOR.—The Hastings Homes Co. reports the following sales at River View Manor: F. H. Reed, a plot on Ravine driveway, 300 ft. north of Buena Vista driveway; W. W. Tompkins and Chas. H. Bevers, a large plot on the east side of Euclid av, 200 ft. north of Villard av; Misses Bird and Abbie Allen, a plot on Summit driveway, 300 ft. south of Ravine driveway; Mrs. Daisy B. Swift, a plot on Summit driveway, 300 ft. south of Ravine driveway; Francis J. Hurley, a plot on Buena Vista driveway, 75 ft. north of Ravine driveway, and H. W. Fitts, a plot on Buena Vista driveway, 400 ft. north of Ravine driveway.

EAST LINDEN, N. J.—The Standard Land Development Co. bought at East Linden, N. J., a large tract opposite the new refinery and works of the Standard Oil Co. The property is on Morse's Mills Road, between the tracks of the Pennsylvania Railroad and the Central Railroad of New Jersey. Eighteen hundred men are now at work on the new Standard Oil plant, which is to become the center of that company's activities in the East. It is anticipated that when these works are in operation the employees and their families will constitute a good-sized town, and it is with a view to providing them with accommodations that the East Linden tract is being developed. A number of houses, costing \$2,000 each with the land, will be built on that part of the property about to be opened up.

Sales Along the Palisades.

Milton Demarest sold to James F. McNally 50x112 on the south side of Myrtle av, Fort Lee; S. N. Peck sold to Hugo Stanek house on plot 50x100, north side of Lincoln av, Grantwood; E. H. Ryan sold to E. E. Slocum 8 acres, east of land of Bergen County and south of Cooper and Rogiere tract, and approximately 26 acres north of the Paramus road and east of the Jacob Van Buskirk property, Glen Ridge; The Grantwood Heights Land Co. sold to F. X. Scherer 50x100 on the north side of Okdene av, Grantwood; Wm. M. Smith sold to Ida A. Guard 50x100, Palisade; Christiana Van Brunt sold to John Engel approximately 16 acres south of the Wm. Walter Phelps, Teaneck, and Palisades Realty Co. sold to Frank C. Messenger 50x100, east side of 9th st, Palisades Park.

The Columbia Investment & Real Estate Co. reports the following sales: To Walter Reade, 100x135 on the south side of Columbia Boulevard, Grantwood; to J. W. Wohlrahe 50x200 on the south side of Columbia Boulevard, Grantwood; to R. Barvier 50x100, being the south side of Fulton and Prospect avs, Hudson Heights; to G. Marcellina 50x100 on the south side of Lincoln av, Grantwood; to S. D. Sparti new modern 9-room house, 50x100, south side of Nelson av, Grantwood; to the Thiel Contracting Co. 50x100 on the northwest cor of Palisade and Prospect avs, and 180x200, cor of Rothwell and Prospect avs, Hudson Heights; to C. S. Maurice 25x100 on the south side of Hudson pl, Hudson Heights.

STATEN ISLAND.

GRYMES HILL.—Brady Realty Co. sold a plot, 100x100, at Fair Acres, on Grymes Hill, S. I., to Thomas Stone for \$3,000. Mr. Stone will build concrete houses on the property.

DEEMS AV.—Butler & Herrman Co. resold to the Armour Realty Co. for a client the residence at the southwest cor of Deems av and the Boulevard, Westerleigh, S. I., a 15-room modern residence, containing about an acre of ground.

UNCLASSIFIED SALES.

The total number of sales reported is 48, of which 13 were below 59th st, 22 above, and 13 in the Bronx. The sales reported for the corresponding week last year were 60, of which 18 were below 59th st, 20 above, and 22 in the Bronx.

The total number of mortgages recorded for Manhattan this week were 192, as against 226 last week, and in the Bronx 211, as against 214 last week. The total amount involved is \$3,831,011, as against \$12,209,358 last week.

The amount involved in the auction sales this week was \$472,393, and since January 1, \$34,905,503. Last year the total for the week was \$589,802, and from January 1, \$27,691,909.

111TH ST.—Larimer A. Cushman sold to a builder for immediate improvement 50x100.11 on the north side of 111th st, 75 ft. west of Broadway. An 8-sty apartment house will be erected. Thomas J. Manning was the broker.

AMSTERDAM AV.—Morris Wolfe, health commissioner of the city of Yonkers, bought \$300,000 in Manhattan apartment house facing South Field and the buildings of Columbia University; from the Polstein Realty Co. the Pantheon, a 6-sty apartment house, 40.11x100, at the southeast cor of Amsterdam av and 115th st, together with 2 similar adjoining structures, each 40x100, known as 1109 and 1113 Amsterdam av. These houses were reported sold a few weeks ago, when they were acquired by the Polstein Realty Co.

BOONE AV.—The Froma Realty Co. has sold 29x135x irregular on the west side of Boone av, 152 ft. south of Jennings st, to Saverio Ferraca.

THE HERMITAGE IN TROUBLE.

Gilbert H. Montague, who is receiver of The Hermitage, in Times Square, applied to Supreme Court Justice Erlanger for an order either confirming an agreement of July 1 last, under which the building is leased to Timothy F. Paddell, the present lessee, for two months at a rental of \$500 a month, or for the issuance of instructions to the receiver to "eject said Paddell."

Justice Erlanger, while granting the application of the receiver, said: "The plaintiff does not produce any person who is willing to take the lease of the premises at a rental in excess of \$500 a month. Though he states he would rather have the property vacant, it is quite obvious that a sale of the mortgaged premises a larger sum will be realized if occupied and kept in repair by the tenant. The court would not be inclined to confirm a lease at the rental proposed for a long term, but as it is only for two months, it is apparent the receiver has done the best he could under the circumstances."

A strenuous objection to the approval of the lease was made by James W. McElhinney, counsel for Cowan & Co., owners of the building. He described Mr. Paddell's offer of \$500 a month as out of all reason and insisted on its rejection. There was an incumbrance on June 1, 1908, of \$499,602, and the fixed charges then were \$656 a week.

In an affidavit submitted by Mr. Paddell he says that when the hotel was opened in February, 1907, it ran successfully and in the fall of that year was earning a profit over and above the fixed charges. In October, 1907, however, when the panic started, the receipts dropped and since that time it has been running at a loss. When business revives it will yield a profit again. Mr. Paddell says that his is a fair offer and if he is ejected the hotel will in all probability remain closed, as in his opinion no one would offer more rent than he is paying.

LAWYERS MORTGAGE CO.'S STATEMENT.

The semi-annual statement of the Lawyers' Mortgage Co. was published on Thursday last. This report shows the effect of the panic on the investment demand for guaranteed mortgages. It is exceedingly gratifying to note that the sales for each of the last four months exceeded those for the corresponding months last year. The guaranteed mortgages that are outstanding were: Jan. 1, 1903, \$12,004,248; Jan. 1, 1904, \$17,677,748; Jan. 1, 1905, \$28,110,397; Jan. 1, 1906, \$40,876,781; Jan. 1, 1907, \$54,454,150; Jan. 1, 1908, \$63,679,725, and July 1, 1908, \$69,031,168.

There are a total of 5,160 loans outstanding. The average loan for Manhattan is \$30,000, in Brooklyn \$5,800, and in the Bronx \$13,000. No money is placed on unimproved property.

SHABBY ENTRANCES.—There are many dilapidated entrances to dwellings and apartment houses in evidence just now. Much of this shabbiness can be traced directly to the employment of material that is unfit for use in such places as vestibules and entrance halls. Without doubt the entrance of a building is the part subjected to the roughest usage, and it hardly requires any argument to convince one of the utility of making the vestibule floor over which all the traffic of entering and leaving is concentrated, of some imperishable material. Therefore it goes almost without saying that the vestibule, at least, should be tiled. Nothing detracts so much from the looks of a building as a shabby vestibule.

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REAL ESTATE NOTES

The House and Real Estate Owners' Association met last night in Turn Hall, 85th st and Lexington av.

The monthly meeting of the Dyckman Taxpayers' Association was held on Wednesday evening in the office of John N. Golding, 547 Fifth av.

The Densmore-Compton Co. took title to a strip of land with a frontage of 5 ins on the easterly side of Park av, 80 ft. south of 58th st, from James A. Farley.

The City Mortgage Co. gave a building loan of \$120,000 to the Jumel Realty and Construction Co. on the property on the south side of 119th st, 50 ft. east of Amsterdam av.

A building loan of \$36,000 was made by Abram Bachrach to the Haase-Lippman Construction Co. on the property 53 to 57 Barrow st and 19 to 23 Commerce st, 73x78. This sale was reported last week.

The Island Realty Co. acquired title to the property, 45 to 51 West 21st st, from Frederick Haas. The new owner of record is a subsidiary company of the United States Realty and Improvement Co.

The property 17 Minetta st was to have been sold at auction by Bryan L. Kennelly on Wednesday last but at the last moment the defendants satisfied the judgment and transferred the property to Emil Calamini.

A lis pendens was filed against the property at the northwest corner of Fifth av and 26th st, 34.4x127.6. This is the result of foreclosure proceedings begun by Lewis B. Bachenheim against Adelia D. Ireland and others.

The Ocean Accident and Guarantee Co. gave the Golden Hill Building Co. a building loan of \$150,000 on the property at the northwest corner of William and John sts, where a 6-sty office building is in the course of erection.

The firm of H. P. Simmons & W. C. McNaughton have taken offices in the Hudson Terminal Building, 30 Church st, where they will conduct a general real estate business, making the renting and management of office buildings a specialty.

Foreclosure proceedings have been begun against the property, 91 William st, 14.6x27.10. This property is located 74.4 ft. north of Maiden lane. William P. Dixon and others, executors, are plaintiffs in the action and Marie Sonntag defendant.

The Parkview Co. gave to the Empire Trust Co. a mortgage of \$115,000 for 2 years from July 1st on the property No. 777 Madison av, located on the northeast corner of 66th st, 100.5x

100. This mortgage also covers all machinery and fixtures in the building. There is a prior mortgage of \$762,000.

Watson & Johnson, of 38 Park row, report that business is improving and that money for real estate purposes is plentiful. Good applications for mortgages are hard to procure at the present time. They consider the high interest rates as responsible for this condition. So soon as lenders are willing to place their money at 5 per cent. or better, the good propositions will be forthcoming.

Title to the Antoinettes, a group of apartment houses with frontages on Park av, 58th and 59th sts passed to the City Real Estate Co. on July 3d. This property was offered at auction to satisfy a judgment of \$642,000 secured by the Metropolitan Life Insurance Co. against Maria A. Herter and others. The stated consideration is \$650,000. The property vacant was assessed at \$460,000 and at \$920,000 with improvements.

Francis G. Crawford has begun a partition suit against James G. Crawford and others involving the property on the northwest corner of Columbus av and 66th st, 75.3x100, a 2-sty brick building; a plot on the south side of 109th st, 150 ft. west of Columbus av, 100x100; a plot 371x676 at the southeast corner of Gun Hill road and White Plains road, and other properties in the Wakefield section of the Bronx and in Westchester County.

A. W. McLaughlin & Co., to meet the demands of their constantly growing business, have increased their office facilities by taking additional space in the American Exchange National Bank Building, where they have been located for many years. Another gratifying evidence of the prosperity of this old established concern is that during the long continued stringency in the mortgage market they have not only cut no incomes but have made several additions to their already large and efficient force.

The ministers, etc., of the Reform'd Protestant Dutch Church are the purchasers of the southwest corner of Park av and 83d st, 102.2x90, reported in the Record and Guide of June 6 last. This church corporation is also the owner of the southeast corner of Madison av and 38th st, a church building on a plot 98x125. A mortgage for \$400,000 at 6 per cent. for one year was recorded last week on this latter property. The Farmers Loan and Trust Co. were the lenders. It is stated that the Park av corner will be improved.

MR. REAL ESTATE BROKER, we will furnish you with the ammunition to bring down big commissions. Also, if you so desire, we will post you on how it is being used in some enterprising offices.

PROPERTY OWNERS' SECTION.

PUBLIC WORKS.

215TH ST.—To pave with asphalt block pavement, curb and recurb West 215th st, between Broadway and the Harlem River. Proceedings initiated by Local Board of Washington Heights.

167TH ST.—To pave with asphalt block pavement, curb and recurb West 167th st, from Amsterdam av to Edgecombe road. Proceedings initiated by Local Board of Washington Heights.

154TH ST.—To pave with asphalt block pavement, curb and recurb West 154th st, from St. Nicholas av to Amsterdam av. Proceedings initiated by Local Board of Washington Heights.

167TH ST.—To pave with asphalt block pavement, curb and recurb West 167th st, from Broadway to Amsterdam av. Proceedings initiated by Local Board of Washington Heights.

CONDEMNATION PROCEEDINGS.

MOHEGAN AV.—Opening and extending from East 175th st to East 176th st. Commissioners F. W. Hottenroth and Albert Elterich have completed their estimate in this proceeding. The area of assessment is as follows: Bounded on the northwest by a line midway between Mohegan av and Marmion av, and by the prolongation thereof; on the northeast by a line 100 ft. distant northeasterly from the northeasterly side of East 176th st and parallel therewith, said distance being measured at right angles to the line of East 176th st; on the southeast by a line midway between Mohegan av and Waterloo pl, and by the prolongation of the said line, and on the southwest by a line 100 ft. distant southwesterly from the southwesterly side of East 175th st and parallel therewith, the said distance being measured at right angles to the line of East 175th st. The abstract of estimate of damage and of said assessment have been deposited in Bureau of Street Openings.

176TH ST.—Opening and extending from Amsterdam av to St. Nicholas av. Commissioners Thos. O'Callaghan, Ferdinand Levy and Thos. S. Scott give notice to all parties and persons interested in the real estate taken or to be taken for the purpose of opening and extending the said street, and having any claim or demand on account thereof, that they are required to present the same duly verified by July 18. The Commissioners in this proceeding will be at their office on Sept. 17 to hear persons in relation thereto.

GROTE ST.—In the matter of the application of the Mayor, Aldermen and Commonality of the City of New York relative to acquiring title, wherever the same has not been heretofore acquired, for the purpose of opening Grote st, from East 182d st to Southern boulevard, as the same has been heretofore laid out and designated.

In re applications for damages by reason of the discontinuance, abandonment and closing in front thereof of former Kingsbridge road, from Crotona av to Prospect av, and from Prospect av to Southern boulevard. Commissioners Frank D. Arthur, Henry H. Sherman and Roderick J. Kennedy will present bill of costs and expenses in these proceedings to Supreme Court on July 22.

ASSESSMENTS.

GRAND AV.—Regulating, etc., from Fordham road to St. James st. Area of assessment: Both sides of Grand av, from Fordham road to St. James st, and to the extent of half the block of the intersecting streets and avenues. Assessment entered July 7. Payable within 60 days.

CLEAN SMOKE STAINED BRICK.

It occasionally happens that the brickwork of a building is stained with smoke from fire. A good way to clean it so that it will appear nearly like the original is to adopt the following method:

To 1 gallon of good soft soap, not too watery, add 2 pounds of powdered pumice, 00 or F., and 1 pint of liquid ammonia. The article sold as household ammonia will answer, though it will be all the more effective if a little stronger. First remove as much of the soot and dust as possible with a stiff broom or fiber brush, then apply the soap and ammonia mixture with an ordinary fiber wall brush or common whitewash dip, let it remain for about 20 to 30 minutes, then with a good scrubbing brush rub it briskly, dipping the brush into clear water once in a while. Have a few pails of clear water handy and a large carriage sponge to go over the scrubbed surface and finally rinse with clear water. If convenient, use a hose with a spray nozzle for rinsing. This remedy has been tried with success in a number of instances and will remove the most stubborn case of staining from smoke or fire.

HOW TO REDUCE LIGHT BILLS.

The electric incandescent lamp is one of the most commonly known and simplest household devices with which we have to deal. The lamp in general use is labeled 16 candlepower, and the average user of these lamps is generally contented with the mere knowledge of how to turn his light on and off. He will undoubtedly grumble at times at the amount of his monthly bill for lighting and will often be inconvenienced by the dimness of some of his lamps, but the deficiency in light is made good by turning on another lamp, and the monthly bill is further increased, says the Technical World.

It probably would never occur to him that it would be an actual economy in dollars and cents to throw away his old lamps and provide new ones at his own expense, and yet such is the case. In this connection an authority on electrical subjects says:

"The 'smashing point' cannot be accurately determined for any lamp without rather extensive tests, but in general it is not necessary to determine its accuracy. A variation of one or two candlepower will hardly be perceptible under the ordinary conditions. It is only when the lamp falls off three or four candlepower that its dimness becomes appreciable, and it is a safe rule to follow, and it will prove more economical to buy a new lamp rather than burn an old one after its diminution in candlepower becomes noticeable. By this is meant that it will be more economical for the amount of light obtained, because as the lamps fall off in candlepower more lamps must be burned to obtain the original amount of light. If the reduced quantity of light from old lamps is sufficient—as, for example, in halls and closets—it would still be cheaper to throw out the old lamps and replace them with new ones of smaller candlepower."

AGENT AND TENANT.

The problem of agent and tenant has been a vexing one since property owners employed real estate men to collect their rents. It is questionable whether any satisfactory solution has been found. While it is essential that the relationship between tenant and agent be cordial there must be a well defined line as to where friendship ceases and business begins.

The tenant must fully realize that the agent wants to do everything in his power to make him comfortable, but let it be understood from the start that the broker is conducting his office on business principles, otherwise make sure that profits will suffer.

Where the tenant is a personal friend of the broker it is best for both parties to have business transactions conducted through the office. It is also advisable to give the collection of the house into the hands of some competent clerk, not known (except in a business way) to the tenant. By following out this plan much disagreeableness can be avoided, and friendship will not interfere with business.

Take for example, the matter of repairs. It is difficult to refuse a friend, even though a little in excess of what is just has been requested. It is expected that you will comply, and even though you shift the responsibility on the owner of the property, yet the lessee always thinks that if the agent really wanted to do the work the owner would not have put in any very serious objection, and the request would have been complied with.

REBATING RENTS.

One of the greatest evils is that of rebating tenants' rents. This is a most expensive and pernicious method of obtaining tenants. It is unsatisfactory from every standpoint.

In the first place, the tenant who gets free rent has not any respect for the agent. He immediately thinks that there must be something the matter with the house, or there would not be vacancies. He thereupon immediately looks around for trouble, and he usually can find it.

In the second place, the agent is inclined not to do as much in the way of repairs for a tenant receiving this rebate, even though the repairs demanded should be necessary. He is inclined to take the stand that enough has been done and refuses to do anything more.

The middle course will be found to be the best. A tenant should have a few days in which to move in, providing that it does not cut into a month, and he should have all reasonable repairs attended to promptly. There is nothing that upsets the disposition of a tenant as much as to be promised something and then not get it, but on his side the occupant of the apartment or dwelling must not ask for anything that is unnecessary. Decidedly the middle course is the best.

HOW TO BUY COAL INTELLIGENTLY.

How to buy coal scientifically and economically is an important consideration to property owners, more particularly those whose holdings consist of office buildings and apartments.

Many owners buy coal simply because the price is the cheapest they have had quoted to them. Another man buys coal upon its past reputation. He thinks "that coal has always given good results; it gave Mr. So-and-So good results, and I will keep on buying it." Another takes the recommendation of his engineer or fireman, and, no matter what the price, he says, "that coal is worth the money, and I will take it." Another man buys his coal upon the basis of the highest number of heat units per dollar. And still another will make evaporative tests and buy coal giving the highest evaporation per dollar, but in such instances the purchaser is often misled, because he figures the price of his coal f. o. b. the car or vessel, and does not consider that a coal which may evaporate 8 pounds of water to a pound of coal costs a good deal more to handle enough to supply him for a year than if the coal evaporated 10½ pounds of water to a pound of coal.

PRACTICAL THINGS TO BE CONSIDERED.

In this connection the coal expert of the laboratory of Arthur D. Little, of Boston, in writing on the subject, argues that in any case, one cannot depend entirely upon the price and quality of coal. To use his own language:

"There are certain practical things that must be considered, such as delivery and the question of spontaneous combustion. There are numerous things upon which you cannot put a definite money value, and each person must use his own judgment to a certain extent, after all. He must determine the coal to buy either from a trial or from past use of that particular coal. There are variations in the conditions in the mines, as impurities, sulphur balls, and also the preparation of the coal, so that what you received from a mine last year does not prove that you will receive the same the coming year. One cannot drop the matter as soon as he has made his contract. He must follow the thing up to be sure that he is getting the value contracted for. He may determine this by inspection, and if the coal is from the same mine and of the same character one can tell a great deal about the coal as to impurities, one of the largest factors in the question. He may make evaporative tests from time to time, and in that way determine whether the coal is giving the results previously obtained from it. He may analyze the coal, determine the percentage of ash, sulphur and heat units. He may buy the coal on a b.t.u. basis. The use of the latter method has been much extended and several large concerns are buying their coal in that manner. It has good points, as well as faults."

GUARDING AGAINST FIRE.

Owners of tenement property are too often neglectful in taking precautions against fire. Instead of assisting the authorities in taking steps to eliminate or reduce danger from this source, they frequently do all they can to block well-directed efforts to safeguard not only their own interests but also the lives of their tenants as well.

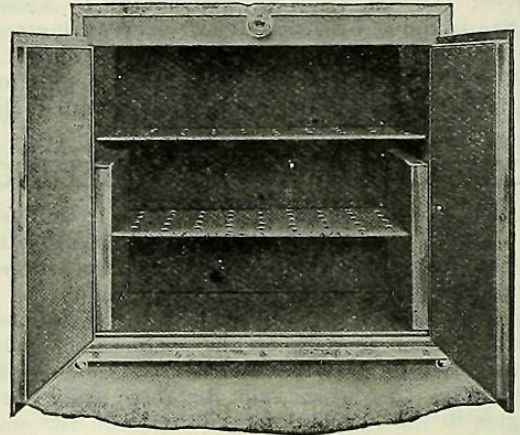
Known causes of fire should instantly be removed. Failure to do so is nothing short of criminal negligence, and while it is admitted that much improvement has been brought about in this direction through the operation of existing laws and ordinances, many owners have yet to understand the seriousness of disobeying them. In this connection Building Management says: "The property owner must be taught to realize that the safeguarding of his property against fire is a duty that he owes to himself and the community at large. He must be made to see that he is responsible, on score of life, for the safety of his employees and for injuries incurred by firemen in the performance of their duty, and on the score of property, for the damage caused by other parties by a fire originating in his premises. The doctrine of responsibility is readily applicable in the case of fire, for it is feasible and practicable to eliminate a large percentage of the causes of fire and to so construct and use a building as to render extensive fires extremely improbable. The plea of ignorance is no longer to be advanced, for the knowledge of how to prevent and extinguish fire is available to anyone who seeks it, and there are ready engineers of experience and ability to put it in practice."

It might be said that there are other reasons why the property owner should work with the authorities in minimizing the hazard from fire. One of these is the desirability of reducing the cost of fire insurance, thus enhancing the value of his holding as an income producing asset.

TAXPAYERS ELECT OFFICERS.—The annual election of the North Van Nest Taxpayers' Association was held on the 6th inst., at which the following officers were elected: President, M. J. O'Brien; vice-president, Lawrence Martin; recording secretary, J. F. Healy; corresponding secretary, J. Rosensweig; treasurer, O. Parker; sergeant-at-arms, J. L. Levy. The efforts of the association will be chiefly directed toward the improvement of street conditions. The carrying out of the projected street openings in that neighborhood will attract many new home seekers to Van Nest which will undoubtedly result in a quickening in property transactions.

PLATE WARMING BY ELECTRICITY.

The introduction of electric plate warmers in some of the newer residences and apartment houses hereabouts is attracting no little attention, and may be said to be one of the most useful conveniences in household electrical improvements yet invented. In the past plate warmers have largely been heated by gas and steam, but their use never became general owing to the discomfort attending their operation. The electric plate warmer, on the contrary, has no objectionable features and offers the advantages of absence of smoke, flame or soot. Electric heat can be more thoroughly localized, and for this reason the temperature of rooms where electric apparatus is used is never raised to an appreciable extent. Electric heaters entirely eliminate the making or maintaining of fires and do away with the expensive installation of gas and steam pipes. The manipula-



ELECTRIC PLATE WARMER.

tion of electric devices is almost invariably extremely simple. A turn of the switch puts them in operation. Neither matches nor fuel have to be used, and dangers from fires or explosions are avoided. Since the electric plate warmer consumes current, it is a source of expense only when in actual use. It may, therefore, be said to be more economical than gas or steam heated devices, because there is no waste of fuel, the action of the electric current being instantaneous.

UNIFORM TEMPERATURE.

In installing an electric plate warmer see to it that the resistances are attached to the sides on inside of the warmer, which is a great saving of space. So arranged the electric equipment heats the entire inner space of the warmer to a uniform high temperature, thus insuring continuous circulation of the heated air.

In electric plate warmers of earlier construction, the shelves used to be heated by means of stove like heaters attached below shelves. Where shelves are heated, the plates on top of a stack of dishes remain cold while those at the bottom get too hot. In case of overheating of the electric stoves below shelves, breakage of plates frequently results. These difficulties seem to have been overcome in an apparatus known as the "Prometheus."

MIGHT AFFECT PROPERTY INTERESTS.

The Taxpayers' Alliance of the Bronx, in a letter to the Public Service Commission objecting to the changing of the name of the New York City Interborough Railway Company to that of the Bronx Crosstown Railway Company maintains that while a first impression of this change, without considering its effect upon the real estate interests, might seem unimportant, a careful study of the history of the company, and its association with other railroad corporations in the City of New York, would no doubt have a decided effect upon property interests in various sections of the Bronx traversed by its routes.

In part the communication says:

We were led to believe, especially when this company made application for amendments to the franchise, that, as its very name suggested, it had associated with it the strongest railroad financial support that could possibly be contemplated; and at a number of hearings it was also suggested that many of those interested in this company were also interested in the Interborough Rapid Transit Company, the latter of which was reputed to be the owner of a large amount if not the majority of its stock—according to the report of your counsel, Mr. Ivins, \$2,600,000 out of a total of \$5,000,000.

Its very name was used as an argument indicating its good faith and allured to its support an almost unanimous sentiment of those interested in property affected, in its favor. It would now seem unbecoming, after having secured public support of its applications on these representations that it now should suddenly contemplate the change of name and thus morally divorce its old association for no better reasons than existed when it chose its name.

President Adolph C. Hottenroth, on behalf of the Taxpayers' Alliance, has requested that his association be granted a hearing in the matter before final action is taken.

THE NUMBER OF REAL ESTATE PEDDLERS in the city is not large, but the surprise is that there are any. For the daily price of a good cigar, an office can be equipped with a Real Estate Directory service. It will save aimless flying around, which accomplishes little, but a profuse perspiration.

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NOTICE to PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.
 Monday, July 13.
 Boston rd, opening, from White Plains rd to northern boundary city, at 2 p m.
 "The Parkway," opening, from Grand Boulevard and Concourse to Claremont Park, at 2 p m.
 West 177th st, opening, from Amsterdam av to Riverside Drive, at 12 noon.
 West 178th st, sewer easement, at 11 a m.
 East 210th st, Lyon av, &c, at 9.30 a m.
 Gun Hill rd, widening, from Webster av to Elliott av, at 12 noon.
 St Nicholas Park, addition, 130th to 128th st, at 1 p m.

Tuesday, July 14.
 St Nicholas Park, addition, from Hamilton Terrace to 141st st, at 11 a m.
 Pleasant av, opening, from Gun Hill rd to East 219th st, at 1 p m.
 Taylor st, opening, from Morris Park av to West Farms rd, at 11 a m.

Wednesday, July 15.
 Bronx Park, addition, at 10 a m.
 Highbridge Park, extension, from 159th to 172d st, at 2 p m.

Thursday, July 16.
 Public Park, Southern Boulevard, Pelham av, Crotona av, at 1 p m.
 Knox pl, opening, from Mosholu Parkway North to Gun Hill rd, at 2 p m.

Friday, July 17.
 Boston rd, opening, from Bronx Park to White Plains rd, at 11 a m.
 Broadway (Richmond), opening, at 11 a m.

At 258 Broadway.
 Monday, July 13.

Bowery and Delancey st, rapid transit, at 11 a m.
 Bridge 3, Section 3, at 2 p m.

Tuesday, July 14.
 Brooklyn Bridge, at 10.30 a m.
 Bowery and Delancey st, rapid transit, at 11 a m.
 Willard Parker Hospital, at 12 noon.
 Whale Creek, dock, at 12 noon.
 Bridge 3, Section 3, at 2 p m.

Wednesday, July 15.
 Clinton st, police station, at 10.30 a m.
 Bridge 4 (Queens), at 1 p m.
 Bridge 3, Section 3, at 2 p m.

Thursday, July 16.
 Fort George, rapid transit, at 10.30 a m.
 Whale Creek, dock, at 12 noon.
 Bridge 3, Section 3, at 2 p m.

Friday, July 17.
 Clinton st, police station, at 10.30 a m.
 Bridge 3, Section 3, at 2 p m.

AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending July 10, 1908, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertisd Legal Sales.

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

JOSEPH P. DAY.
 *Wales av, Nos 554 and 556, e s, 25 n 149th st, 50x105, 1-sty frame dwelling and vacant. (Amt due, \$8,232.64; taxes, &c, \$1,193.31.) Kate F Considine\$2,000
 64th st, No 102, s s, 20 e Park av, 20x80, 4-sty and basement stone front dwelling.
 Hester st, No 17, n w cor Suffolk st, 25.1 Suffolk st, Nos 7 and 9, x75.1x25x75, 5-sty brk tenement and store.
 (Partition.) Adj to Sept 15.....
 *Vyse av, No 1169, w s, 480 n 167th st, 20x100, 3-sty brk dwelling. (Amt due, \$1,787.17; taxes, &c, \$16; sub to a mort of \$8,000.) Ray Hoffman9,000
 105th st, No 28, s s, 180 w Central Park West, 16.8x100.11, 3-sty and basement stone front dwelling. (Amt due, \$2,249.96; taxes, &c, \$778.48; sub to a first mort of \$8,000.) Gerhardt Kuehne, Jr.....12,507
 *Fulton st, No 55, n e cor Cliff st, runs e Cliff st, Nos 33 to 45, 81.11 x n 80.3 x w 12.6 x s e 59.10 x w 61.8 x s 21.11 to beg, two 5-sty brk loft and store buildings. (Sheriff's sale of all right, title, &c.) Levi Oaklander..4,175
 24th st, No 146, s s, 318 w 3d av, 26x98.9, 3-sty brk stable. (Amt due, \$26,521.02; taxes, &c, \$2,121.97.) Franklin Tomlin46,150
 *1st av, No 355, w s, 40 s 21st st, 38x100, 6-sty brk tenement and store. (Amt due, \$17,411.30; taxes, &c, \$40,000.) Sender Jarmulowsky46,217
 Foley, sheriff. By Joseph P Day.

Houston st, Nos 100 to 106, n s, 120.1 e Bowery, runs n 126.7 x e 14.9 x s 25.1 x e 74 x s 40.11 x w 6.3 x s 24.3 x e 3.1 x s 34.11 x w 75.2 to beg, two 6-sty brk tenements and stores. (Amt due, \$20,030.27; taxes, &c, \$1,730.16; sub to four prior mort of \$135,000.) Ernest Steiger, Jr.....141,000
 Sheridan av, w s, 100 s 161st st, 25x95.8x24.7 x96, 2-sty frame dwelling. (Amt due, \$5,087.28; taxes, &c, \$933.26.) E Ogden Smith5,750
 *Brook av, No 998, e s, 233.6 s 165th st, 26.6 x120.4x25x129.3, 5-sty brk tenement. (Amt due, \$4,464.34; taxes, &c, \$678.43.) Jacob Marx19,500
 *Topping av, Nos 1766 and 1768, e s, 215 s 175th st, 40x95, two 2-sty brk dwellings. (Amt due, \$4,234.57; taxes, &c, \$756.91; sub to two first mort aggregating \$15,000.) Henry Sillocks18,134

HERBERT A. SHERMAN.
 3d av, w s, block front, bet 188th and 189th 188th st, runs n 104.2 to 189th st, x w 189th st, 92.6 x s 51.6 x e 25 x s 45.4 to 188th st, x e 118.5 to beg, vacant. (Amt due, \$—; taxes, &c, \$—.) H D Arnold...30,500
 Park av, s, block front bet 188th and 189th 188th st, runs n 105 x e 120.3 x s 51.6 x 189th st, e 25 x s 45 x w 145 to beg, vacant. (Amt due, \$—; taxes, &c, \$—.) Withdrawn
 *117th st, Nos 434 and 436, s s, 238.8 w Pleasant av, n — x e 37.3 to beg, 6-sty brk tenement and store. (Amt due, \$19,134.92; taxes, &c, \$1,740.95; sub to a mort of \$32,000.) William Laue37,960

BRYAN L. KENNELLY.
 Minetta st, No 17, e s, 47.5 s Minetta lane, 17.1x58.10x17x58.8, 3-sty brk dwelling. (Amt due, \$4,382.13; taxes, &c, \$163.07.) Withdrawn
L. J. PHILLIPS & CO.
 Washington st, No 52, w s, 107.2 n Morris st, 20x90x31.7x89.6, 1 and 2-sty brk stable...
 West st, No 29, e s, 120.6 n Morris st, 29.10x90x18.3x89.3, 3-sty brk store.....1,798.
 (Amt due, \$57,490.96; taxes, &c, \$1,798.) Chas Levinson, party in interest.....62,000

CHAS. A. BERRIAN.
 *Concord av, No 549, n w cor 149th st, 100x46, 149th st, No 737, 2-sty frame dwelling and 1-sty frame stable. (Amt due, \$6,421.99; taxes, &c, \$1,550; sub to a mort of \$5,000.) Christopher Cassens9,500

SAMUEL MARX.
 59th st, No 543, n s, 250 e West End av, 25x100, 4-sty brk tenement and store. (Amt due, \$11,801.37; taxes, &c, \$343.96.) Geo Ehret, party in interest.....12,800
 55th st, No 504, s s, 105 e Av A, 25x80, 5-sty brk tenement. (Amt due, \$11,721.23; taxes, &c, \$29.) Michael Condron.....15,200

Total \$472,393
 Corresponding week, 1907..... 589,802
 Jan. 1st, 1908, to date..... 34,905,503
 Corresponding period, 1907..... 27,691,909

ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey st, except as elsewhere stated.
 July 11.
 No Legal Sales advertised for this day.

July 13.
 41st st, No 241, n s, 275 e 8th av, 25x98.9, 4-sty brk tenement and store. Aaron Coleman agt Morris Manheimer et al; Morris Cooper, att'y; Ralph H Raphael, ref. (Partition.) By Joseph P Day.
 3d av, No 4475, w s, 67.8 n 182d st, 74.6x103, all title, &c, to part taken for av, 2-sty frame dwelling and vacant. John Oehler agt Benjamin Hochbaum et al; Hugo Vogt, att'y, 165 Broadway; Charles Putzel, ref. (Amt due, \$13,534.82; taxes, &c, \$13.73.) Mort recorded Feb 4, 1905. By Joseph P Day.
 Monterey av, s w cor 179th st, 304.8x95.9x302.7 179th st, x100, vacant.
 Monterey av, s e cor 179th st, 428.1 to 178th 178th st, st x 100 x 412.9 to 179th st x 179th st, 101.2, 2-sty frame dwelling and vacant.
 Lafontaine av, n w cor 179th st, 92.5x240x58.7 179th st, x242.5, vacant.
 Wm H Sands et al, trustee, &c, agt Monterey Realty & Construction Co et al; Bowers & Sands, att'ys, 31 Nassau st; Albert P Massey, ref. (Amt due, \$52,642.53; taxes, &c, \$25,758.59.) Mort recorded Jan 23, 1905. By Joseph P Day.
 Westchester av, n s, lot 214, map of Washingtonville, 50x100. Sheriff's sale of all right, title, &c, which Annie Thoma et al had on Aug 19, 1907, or since; Eugene Archer, att'y; Richardson & Nereld avs, Bronx; Thomas F

55th st, No 157, n s, 95 w 3d av, 20x100.5; 3-sty stone front dwelling. Sheriff's sale of all right, title, &c, which Anna M Groge had on Feb 13, 1908, or since; Jones Cochrane, att'y, 115 West 10th st; Thomas F Foley, sheriff. By Joseph P Day.
 126th st, No 120, s s, 231.3 w Lenox av, 18.9x99.11, 3-sty and basement stone front dwelling. Mutual Life Ins Co of N Y agt Wm A Tuttle et al; James McKeen, att'y, 55 Cedar st; Wm Klein, ref. (Amt due, \$10,182.14; taxes, &c, \$489.39.) Mort recorded March 14, 1902. By Joseph P Day.
 July 14.

Lewis st, No 117, w s, abt 122 s Houston st, 25x100, 7-sty brk tenement and store. Sheriff's sale of all right, title, &c, which David Feuer had on March 17, 1908, or since; Jacob Gordon, att'y, 346 Broadway; Thomas F Foley, sheriff. By Joseph P Day.

134th st, No 4, s s, 75 e 5th av, 25x99.11, 5-sty brk tenement. Title Guarantee & Trust Co agt Eda M Gates et al; Harold Swain, att'y, 176 Broadway; Martin F Bourke, ref. (Amt due, \$15,758.58; taxes, &c, \$552.21.) Mort recorded May 17, 1906. By Joseph P Day.
 Topping av, No 1770, e s, 195 s 175th st, 20x95, 2-sty brk dwelling. Chas H Potter agt Rasha Arnold et al; Samuel Abramson, att'y, 140 Nassau st; Geo E Weller, ref. (Amt due, \$2,736.22; taxes, &c, \$161.50; sub to a first mort of \$8,000.) Mort recorded Feb 18, 1907. By Joseph P Day.
 Timpson pl, No 434, e s, 150 n 144th st, 16.7 x95.5x17.5x90.4, 3-sty frame dwelling. City Real Estate Co agt N Y Chartered Bond & Mortgage Co et al; Action No 2; Harold Swain, att'y, 176 Broadway; Denis O'L Cohalan, ref. (Amt due, \$4,498.56; taxes, &c, \$126.18.) Mort recorded Sept 17, 1906. By Joseph P Day.
 July 15.

Ryer av, Nos 2181 to 2185, w s, 202.11 n 181st, 50.9x102.1x50.5x97.2, three 3-sty frame tenements. Thomas P Howley agt Richard Keil et al; Michael F Kelly, att'y, 140 Nassau st; Thomas J L McManus, ref. (Amt due, \$9,456.15; taxes, &c, \$—; sub to a first mort of \$10,000.) Mort recorded July 17, 1907. By Joseph P Day.

66th st, No 159, n s, 153.8 e Amsterdam av, 28.6x100.3x28.6x100.1, 5-sty brk tenement. Jane A Townsend agt Alice M Beck et al; Harold Swain, att'y, 176 Broadway; Louis B Hasbrouck, ref. (Amt due, \$29,783.91; taxes, &c, \$2,016.00.) Mort recorded July 6, 1894. By Bryan L Kennelly.
 Timpson pl, No 432, e s, 133.4 n 144th st, 16.7 x90.4x17.5x85.3, 3-sty frame dwelling. City Real Estate Co agt N Y Chartered Bond & Mortgage Co et al; Action No 1; Harold Swain, att'y, 176 Broadway; Dominic L O'Reilly, ref. (Amt due, \$4,500.61; taxes, &c, \$123.44.) Mort recorded Sept 17, 1906. By Bryan L Kennelly.

Christopher st, Nos 176 to 180 on map Nos 180 to 184.
 West st, No 387 on map No 386.
 s e cor West st, 91.4x51.9x94.8x25.4, 5-sty brk hotel. Saranac Realty Co agt Henrietta C McKeever et al; Shiland, Shoemaker & Hedges, att'ys, 50 Pine st; Richard H Clarke, ref. (Amt due, \$6,477.58; taxes, &c, \$89,382.38.) Mort recorded Feb 17, 1897. By Bryan L Kennelly.

26th st, No 212, s s, 185 e 3d av, 28x98.9, 3-sty brk tenement and 3-sty brk tenement in rear. Chas H Phelps exr, &c, agt John A Delany et al; John P East, att'y, 30 Broad st; John C Gulick, ref. (Amt due, \$10,629.69; taxes, &c, \$—.) Mort recorded Dec 5, 1901. By James L Wells.
 Trinity av, s e cor 158th st, 105x98.6x105x98.8, 158th st, vacant. Theodore Schmidt agt Northwestern Realty Co et al; Simpson, Werner &

STATEMENT
Fulton Trust Company of New York
 30 NASSAU STREET
 AT THE CLOSE OF BUSINESS, JUNE 17th, 1908

RESOURCES.	
Bonds and Mortgages.....	\$409,500.00
Investment Securities (market value).....	1,867,025.00
Loans on Collaterals.....	4,284,308.88
Bills Purchased.....	34,000.00
Overdrafts.....	185.94
Cash in Vault.....	391,696.02
Cash on Deposit.....	835,290.34
Accrued Interest.....	7,206.86
	\$7,829,213.04
LIABILITIES.	
Capital, Surplus and Undivided Profits.....	\$1,362,434.64
Deposits.....	6,454,278.40
Reserve for Taxes.....	12,500.00
	\$7,829,213.04

OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 8 to 22, 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 QUEENS:

1ST WARD. WILLOW STREET—GRADING, FLAGGING AND CURBING, from Main Street to Hoyt Avenue. 5TH AVENUE (Briell Street)—REGULATING, GRADING, CURBING AND FLAGGING, from Broadway to Graham Avenue. 6TH STREET—GRADING, CURBING AND PAVING, from Vernon Avenue to Jackson Avenue. 2D WARD. GROVE STREET—REGULATING, GRADING, FLAGGING AND CURBING, from a point 200 feet north of Onderdonk Avenue to Woodward Avenue. 3D WARD. MADISON AVENUE, north side—GRADING, CURBING AND FLAGGING, from Boerum Avenue to Murray Street.

HERMAN A. METZ,
Comptroller.
City of New York, July 7, 1908. (4772)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 8 to 22, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. GRAND AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND ERECTING FENCES, from Fordham Road to St. James Street.

HERMAN A. METZ,
Comptroller.
City of New York, July 7, 1908. (4785)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 9 to 23, 1908, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

5TH AND 30TH WARDS, SECTIONS 3 AND 17. 54TH STREET—CURBING AND RECURBING, between 6th and 7th Avenues, and LAYING CEMENT SIDEWALKS, between 6th and Fort Hamilton Avenues. 8TH WARD, SECTION 3, 18TH WARD, SECTION 10 AND 22D WARD, SECTION 4. LAYING CEMENT SIDEWALKS on 46TH STREET, south side, between 6th and 7th Avenues; on GRAND STREET, south side, between Waterbury Street and Morgan Avenue; on WATERBURY STREET, east side, between Maujer and Grand Streets; on CATHERINE STREET, east side, between Devoe Street and Metropolitan Avenue; on 5TH STREET, north side, between 7th and 8th Avenues; on 5TH STREET, north side, between 8th Avenue and Prospect Park West. 8TH WARD, SECTION 3. 10TH WARD, SECTION 2, 14TH WARD, SECTION 8, 15TH WARD, SECTION 9, and 21ST WARD, SECTION 6. FENCING VACANT LOTS on 17TH STREET, south side, between 3d and 4th Avenues; on 37TH STREET, both sides, between 3d and 4th Avenues; on 57TH STREET, north side, between 2d and 3d Avenues; on PRESIDENT STREET, north side, between 3d and 4th Avenues; on DOUGLASS STREET, south side, between Hoyt and Bond Streets; on ELLERY STREET, south side, between Tompkins and Marcy Avenues; on METROPOLITAN AVENUE, south side, between Kent & Wythe Avenues; on RICHARDSON STREET, south side, between Graham and Manhattan Avenues. 8TH WARD, SECTION 3, 10TH WARD, SECTION 2, 14TH WARD, SECTION 8, 21ST WARD, SECTION 6, 22D WARD, SECTION 4, 26TH WARD, SECTION 12. FENCING VACANT LOTS on 32D STREET, south side, between 4th and 5th Avenues; on 5TH AVENUE, west side, between 32d and 33d Streets; on THROOP AVENUE, southeast corner PULASKI STREET; on ROEBLING STREET, east side, between North 7th and North 8th Streets; on ST. MARKS PLACE, between 3d and 4th Avenues; 6TH AVENUE and 21ST STREET, northeast corner; 6TH STREET, north side, and 3D STREET, south side, between 3d and 4th Avenues; on 4TH AVENUE, west side, from 3d to 6th Streets; on STONE AVENUE, west side, between Belmont and Sutter Avenues; on KNICKERBOCKER AVENUE, north side, between Gates and Linden Avenues; and southeast corner of TROY AVENUE and PACIFIC STREET. 24TH WARD, SECTION 5, 29TH WARD, SECTIONS 15 and 16, 32D WARD, SECTION 15. LAYING CEMENT SIDEWALKS on PACIFIC STREET, north side, between Rochester and Utica Avenues; on TROY AVENUE, west side, between St. Marks Avenue and Park Place; on EAST 5TH STREET, both sides, between Vanderbilt Street and Greenwood Avenue; on PROSPECT PLACE, both sides, between Schenectady and Utica Avenues; on STERLING PLACE, north side, and on PARK PLACE, south side, between Brooklyn and Kingston Avenues; on KINGSTON AVENUE, west side, from Sterling Place to Park Place; on ALBANY AVENUE, east side, from Prospect Place to Park Place; both sides of EAST 34TH STREET, between Farragut Road and Glenwood Road; on TILDEN AVENUE, south side, from Nostrand to New York Avenues. 26TH WARD, SECTION 13, and 28TH WARD, SECTION 11. LAYING CEMENT SIDEWALKS on northwest side of GATES AVENUE, and southeast side of LINDEN STREET, between Knickerbocker and Irving Avenues; southwest side of IRVING AVENUE and northeast side of KNICKERBOCKER AVENUE, between Linden Street and Gates Avenue; on LIBERTY AVENUE, north side, between Crystal Street and Euclid Avenue. 30TH WARD, SECTION 18. 4TH AVENUE—

LAYING CEMENT SIDEWALKS, both sides, between 86th Street and Shore Road. 31ST WARD, SECTION 21. WEST 17TH STREET—CURBING AND LAYING CEMENT SIDEWALKS, between Surf Avenue and Coney Island Creek.

HERMAN A. METZ,
Comptroller.
City of New York, July 7, 1908. (4794)

PUBLIC 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, by virtue of the powers vested in them by law, will offer for sale, 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., upon 71st Street, extending from 6th to 7th Avenues in the 31st Ward, Borough of Brooklyn, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, 280 Broadway, Boro. of Manhattan.

PURSUANT to a resolution adopted by the Commissioners of the Sinking Fund, at a meeting held May 27th, 1908, the sale of the above described buildings and appurtenances thereto will be held, under the direction of the Comptroller,

FRIDAY, JULY 17TH, 1908,
at 11.30 A. M., on the premises, upon the terms and conditions as appearing in the City Record.

H. A. METZ,
Comptroller.
Department of Finance, Comptroller's Office,
June 29, 1908. (4672)

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

At the request of the President of the Borough of Queens, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, 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 QUEENS.

BEING all buildings, parts of buildings, etc., situated on Washington Avenue, from Vernon Avenue to the East River, First Ward, Borough of Queens, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution adopted by the Commissioners of the Sinking Fund, at a meeting held May 27th, 1908, the sale of the above described buildings and appurtenances thereto will be held, under the direction of the Comptroller, on

THURSDAY, JULY 16, 1908,
at 2 P. M., on the premises, upon the terms and conditions as appearing in the City Record.

H. A. METZ,
Comptroller.
Department of Finance, Comptroller's Office,
June 29, 1908. (4646)

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

At the request of the Board of Education, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, all the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for School Purposes, in the

BOROUGH OF BROOKLYN.
BEING all those buildings, parts of buildings, etc., situated on the proposed school site on Rockaway Avenue and Sumpter Street, adjoining Public School No. 73, Borough of Brooklyn, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution adopted by the Commissioners of the Sinking Fund, at a meeting held June 11th, 1908, the sale of the above described buildings and appurtenances thereto will be held, under the direction of the Comptroller,

FRIDAY, JULY 17TH, 1908,
at 10.30 A. M., on the premises, upon the terms and conditions as appearing in the City Record.

H. A. METZ,
Comptroller.
Department of Finance, Comptroller's Office,
June 29, 1908. (4669)

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 9863, No. 1. Regulating, grading, curbing, laying cement sidewalks on Ashford street, between Pitkin and Livonia avenues.

List 9872, No. 2. Regulating, grading, curbing and laying cement sidewalks on East Nineteenth street, between Avenue L and Avenue M.

List 9910, No. 3. Regulating, grading, curb-

ing, laying brick gutters and cement sidewalks on Sixty-second street, between Fifth and Sixth avenues.

List 9914, No. 4. Curbing, laying brick gutters and cement sidewalks on Eighty-fourth street, between Fourth and Seventh avenues.

List 9930, No. 5. Regulating, grading, curbing, laying cement sidewalks on East Third street, between Ditmas Avenue and a point about 120 feet north of Avenue F.

List 9931, No. 6. Regulating, grading, curbing and laying cement sidewalks on East Fourth street, between Vanderbilt street and Fort Hamilton Avenue.

List 9996, No. 7. Regulating, grading, curbing and laying cement sidewalks on Christopher street, between Livonia and Riverdale avenues.

List 9998, No. 8. Regulating, grading, curbing and laying cement sidewalks on East Seventh street, between Church Avenue and Johnson street.

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

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

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway,
City of New York, Borough of Manhattan,
July 9, 1908. (4808)

ADVERTISED LEGAL SALES.

(Continued from page 99.)

Cardozo, att'ys, 52 Broadway; S L H Ward, ref. (Amt due, \$13,831.72; taxes, &c, \$4,676.57.) Mort recorded Dec 29, 1904. By Joseph P Day.

Cypress av, w s, 100.4 s St Marys st, 100x102.3 x108.11x100.5, vacant. Wm R Beal agt Isaac Cohen et al; Action No 1; Francis B Chedsey, att'y, 302 Broadway; John H Judge, ref. (Amt due, \$10,984.80; taxes, &c, \$450.) Mort recorded Feb 15, 1905. By Bryan L Kennelly.

Cypress av, w s, 200.4 s St Marys st, 100x104.2x100x102.2, vacant. Same agt same; Action No 2; same att'y; same ref. (Amt due, \$10,973.62; taxes, &c, \$450.) Mort recorded Feb 15, 1905. By Bryan L Kennelly.

Inwood av s e cor 172d st, 101.1x332.1x172d st 497.3x332.5, 2-sty frame dwelling

Jerome av land vacant. Edw L Woolf et al

Macomb's road agt Leicester Realty Co et al;

James A Deering, att'y, 135 Broadway; J Hampden Dougherty, ref. (Amt due, \$111,054.82; taxes, &c, \$8,020.24.) Mort recorded May 5, 1905. By Joseph P Day.

July 16.

136th st, s s, 250 w Amsterdam av, 75x99.11, two 6-sty brk tenements. Mutual Life Ins Co of N Y agt Besse C Clarke et al; action No 1; James McKeen, att'y, 55 Cedar st C L Schurz, ref. (Amt due, \$18,365.78; taxes, &c, \$400.94.) Mort recorded Dec 14, 1904. By Joseph P Day.

136th st, s s, 325 w Amsterdam av, 75x99.11, two 6-sty brk tenements. Same agt same; action No 2; same att'y; same ref. (Amt due, \$18,362.28; taxes, &c, \$400.94.) Mort recorded Dec 14, 1904. By Joseph P Day.

137th st, No 622 old, No 902, s s, 600 w Home av, 25x100, 4-sty brk tenement. Ben Cohen agt Morris Dworkowitz et al; Mayer Kronacher, att'y, 256 Broadway; Walter B Caughlan, ref. (Amt due, \$5,077.65; taxes, &c, \$392.23; sub to two mortgages of \$12,250.) Mort recorded Feb 8, 1906. By Joseph P Day.

64th st, Nos 153 to 157, n s, 264 e Amsterdam av, 54x100.5, 3-sty and basement brk dwellings. Norma H Barrett agt Herman E Meeker et al; Morris H Hayman, att'y, 198 Broadway; Robt H Hibbard, ref. (Amt due, \$21,642.42; taxes, &c, \$73.10; sub to a first mort of \$45,000.) By Herbert A Sherman.

8th av, Nos 2898 and 2900, e s, 79.11 n 153d st, 39.11x100, 6-sty brk tenement and store. Morris B Evans agt Alfred Epstein et al; Morris H Hayman, att'y, 198 Broadway; Gilbert H Crawford, ref. (Amt due, \$17,014.33; taxes, &c, \$917.27; sub to a mort of \$40,000.) Mort recorded April 3, 1906. By Bryan L Kennelly.

166th st, Nos 428 and 430, s s, 97.6 e Park av, runs s 238.4 x e 12 x s 25 x e 38 x n 263.6 x w 50 to beg, 2-sty frame dwelling and 1 and 2-sty frame dwelling and store. Mary Solari agt Charles Ahrenfeld Estate of the City of N Y et al; right, title, &c; Bernard J Kelly, att'y, 916 Brook av; Alfred H Townley, ref. (Amt due, \$222.18; taxes, &c, \$—.) By Alfred H Townley.

Houston st, Nos 100 to 106, n s, 120.1 e Bowery, runs n 126.7 x e 14.9 x s 25.1 x e 74 x s 40.11 x w 6.3 x s 24.3 x e 3.1 x s 34.11 x w 75.2 to beg, two 6-sty brk tenements and stores. Joseph L Butenweiser agt Charles Lowe et al; M S & I S Isaacs, att'ys, 52 William st; Francis S McAvoy, ref. (Amt due, \$28,257.45; taxes, &c, \$1,638.47; sub to two mortgages aggregating \$105,000.) Mort recorded July 9, 1907. By Joseph P Day.

Houston st, Nos 100 to 106, n s, 120.1 e Bowery, runs n 126.7 x e 14.9 x s 25.1 x e 74 x s 40.11 x w 6.3 x s 24.3 x e 3.1 x s 34.11 x w 75.2 to beg, two 6-sty brk tenements and stores. Frank Hillman et al agt Charles Lowe et al; Arnstein & Levy, att'ys, 128 Broadway; John J Walsh, ref. (Amt due, \$3,392.10; taxes, &c, \$1,336.47.) Mort recorded July 9, 1907. By Joseph P Day.

July 17.

109th st, Nos 338 and 340, s s, 109.2 w 1st av, 58.10x100.11x150.6x136.4, 2 and 3-sty brk stables. William Ehrlich agt Umberto Arnono et al; Edw Herrmann, att'y, 201 Broadway; John T McGovern, ref. (Amt due, \$16,257.65; taxes, &c, \$614.59.) Mort recorded Feb 28, 1906. By Samuel Goldsticker.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. Universal Building & Construction Co agt Moritz Waisman et al; Morris Kamber, att'y, 99 Nassau st; Wm F Clare, ref. (Amt due, \$22,290.76; taxes, &c, \$1,000.) By William Kennelly, Jr.

Amsterdam av|s e cor 185th st, 79.11x100, two 185th st 6-sty brk tenements and stores. Leon M Hirsch agt Myer Bach et al; Strauss & Anderson, att'ys, 141 Broadway; John E Duffy, ref. (Amt due, \$11,441.58; taxes, &c, \$4,700; sub to two first mortg aggregating \$30,000 and a building loan of \$33,000.) By Hugh D Smyth.

July 18.

Av C, No 144|n e cor 9th st, 22.11x58, 5-sty brk 9th st, No 701|tenement and store. Title and

HERBERT A. SHERMAN
REAL ESTATE
AUCTIONEER, BROKER,
APPRAISER, AGENT.

OFFICES
GROUND FLOOR, ASTOR BUILDING
 9 PINE STREET
ST. PAUL BUILDING, 220 BROADWAY
 532 FIFTH AVENUE, Cor. 44th St
 Private Telephone Wire Connecting All Offices.

int the defendants had on 19th day of June, 1907 or any time thereafter, Abraham Levenstein agt Max Kirschenbluth et al; Jacob Gordon, att'y, 346 Broadway; Thomas F Foley, sheriff. (Amt due, \$1,357.19; taxes, &c, \$40.) By Joseph P Day.

July 20.

Broadway, No 2801|n w cor 108th st, 201.10 to 108th st, No 301 |109th st x 100, two 11-sty 109th st, No 300 |brk and store tenements. Carrie M Butler agt Manhasset Realty Corporation et al; Stickney, Maclay & McBurney,

att'ys, 31 Nassau st; M Linn Bruce, ref. (Amt due, \$482,480.68; taxes, &c, \$7,242.02; sub to two mortg aggregating \$840,000.) Mort recorded Feb 14, 1905. By William Kennelly, Jr.

Av B, No 301 |s e cor 18th st, 36x100, 6-sty brk 18th st, No 600|tenement and store. Isabel A Lee agt Edw N Leavy et al; Alexander & Green, att'ys, 120 Broadway; Thomas W McKnight, ref. (Amt due, \$43,983.42; taxes, &c, \$163.) Mort recorded Nov 28, 1906. By Joseph P Day.

Belmont av, No 2147, w s, 150.3 n 181st st, 17.7x85.9x17.7x85.6, 2-sty frame dwelling. Phillip Siff agt Morris Bernstein et al; Spiro & Wasservogel, att'ys, 140 Nassau st; Francis S McAvoy, ref. (Amt due, \$2,517.98; taxes, &c, \$40.) Mort recorded Sept 5, 1907. By Joseph P Day.

Park av, No 1260 |n w cor 97th st, 100.11x 97th st, Nos 67 to 71|100, three 6-sty brk tenements and stores on av. James A Bailey, Jr, agt Jacob Levine et al; Bowers & Sands, att'ys, 31 Nassau st; Louis F Doyle, ref. (Amt due, \$20,515.40; taxes, &c, \$485; sub to four mortg aggregating \$142,600.) Mort recorded Oct 18, 1907. By Joseph P Day.

REAL ESTATE RECORDS

Key to abbreviations:

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

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

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

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

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

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

6th.—The figures in each conveyance, thus, 2:484—10, denote that the property mentioned is in section 2, block 482, lot 10.

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

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

CONVEYANCES

July 3, 6, 7, 8 and 9.

(No. 2.)

BOROUGH OF MANHATTAN.

Allen st, Nos 105 and 107 |s w cor Delancey st, 50x87.6, except part Delancey st |for Delancey st, vacant. Morris Weinstein et al to Aldel Co, a corp. B & S and C a G. June 17, July 8, 1908. 2:414—18. A \$35,000—\$35,000.

Barrow st, Nos 53 to 57 |s s, 100.2 e Bedford st, runs s 76.6 to Commerce st, Nos 19 to 23 |n s Commerce st, x e 73.7 x n 40 x w 0.8 x n 37.5 to s s Barrow st, x w 72.11 to beginning, three 2-sty brk and frame tenements, one 3-sty frame and two 3-sty brk tenements. Abram Bachrach to Haase-Lippman Construction Co, a corp. Morts \$51,000. June 17, July 7, 1908. 2:587—46 to 48 and 67 to 69. A \$24,500—\$27,700. other consid and 100

Columbia st, No 77, w s, 80 n Rivington st, 20x49.8, 5-sty brk tenement and store. Bank of M & L Jarmulowsky to Mallie Zasuly. Q C. Jan 26, 1905. July 9, 1908. 2:334—31. A \$9,000—\$13,000. nom

Columbia st, No 77, w s, 80 n Rivington st, 19.10x49.8, 5-sty brk tenement and store. Abraham L Kass to Mollie and Louis Zasuly of Brooklyn. Q C. June 30, 1908. July 9, 1908. 2:334—31. A \$9,000—\$13,000. nom

Columbia st, No 98, e s, 300 n Rivington st, 25x100, 4-sty brk tenement and store and 3-sty brk tenement in rear. Rachel Wolff to Max Wolff. Morts \$16,000. May 11, July 9, 1908. 2:334—51. A \$18,000—\$24,000. nom

Division st, No 265, s s, 107.2 w Gouverneur st, 20.6x42.7, 3-sty brk tenement. FORECLOS, June 18, 1908. John J Lenehan referee to Philip Wattenberg. Mort \$6,000. July 1, July 3, 1908. 1:287—41. A \$7,000—\$8,000. 2,200 ✓

Duane st, No 71, n s, abt 125 w Elm st, 25x75, part 5-sty brk loft and store building.

Duane st, No 73, n s, abt 150 w Elm st, 25x75, part 5-sty brk loft and store building. Certified copy of judgment ordering that 1st parcel be set over and partitioned to plaintiffs and the 2d parcel to the defendants. Amalie C Zentgraf et al INDIVID and as EXRS &c Chas F Zentgraf dec'd plaintiffs agt Louis Dejonge Jr et al, defendants. July 2, July 8, 1908. 1:156—26 and 27. A \$71,000—\$97,000. Supreme Court order

Elizabeth st, No 236, e s, 154.2 n Prince st, 20x93.5x20.1x92, 5-sty brk tenement and store and 4-sty brk tenement in rear. FORECLOS, June 30, 1908. Marcel Levy ref to Wm Hartfield. Mort \$20,000. July 6, July 7, 1908. 2:507—6. A \$11,500—\$19,000. 22,500 ✓

Gansevoort st, No 14, s s, 199 w 4th st, 25x68.11x25x69.4 e s, 4-sty brk tenement and store. Robert A Howey et al to Wm J Leazenbee. Mort \$5,000. June 20, July 3, 1908. 2:627—36. A \$9,000—\$11,500. nom

Greenwich st, No 803, e s, 36.1 s Jane st, 24x82.7x24x83.9, 4-sty brk tenement. Leopold D V Shea to John D Shea. Mort \$16,500. July 8, 1908. 2:625—3. A \$8,500—\$16,000. nom

Hamilton pl, No 107, s e s, 22.10 s 142d st, 15.9x55.9x14.6x48.8, 3-sty brk dwelling. Wm Daly to Emilie Lorch. Mort \$11,250. June 19, July 9, 1908. 7:2073—38. A \$3,500—\$7,500.

Hamilton Terrace, e s, 479.6 n 141st st, 300x73.5x302.1x98.7, vacant. Walter B Warren to Ashbel H Barney. B & S and C a G. Mort \$100,000. Jan 17, July 7, 1908. 7:2050—part lot 123 and lots 112 to 122. nom

Hamilton Terrace, e s, 479.6 n 141st st, 300x73.5x302.1x98.7, vacant.

St Nicholas av, w s, 101.4 s 145th st, runs w 141.10 x s 99.11 x e 83.5 x s e 302.1 x w 0.2 x s 114.8 x e 119.11 to av at point

369.11 n 141st st, and n 521.10 to beginning, vacant. Ashbel H Barney to Barney Estate Co, a corp. B & S and C a G. Mort \$100,000. July 3, July 7, 1908. 7:2050—part lot 123 and lots 112 to 122 and part lot 123 and lots 127 to 156. other consid and 100

Houston st, Nos 492 and 494, on map Nos 498 and 500, n s, 90 e Goerck st, 45x81, 6-sty brk tenement and store. Release assignments of rents. Hyman Adelstein et al to the M Fine Realty Co. July 3, July 7, 1908. 2:356—68. A \$20,000—\$48,000. nom Same property. Release mortgage. Harris Mandelbaum et al to same. June 24, July 7, 1908. 2:356. nom

Same property. Release mortgage. Pincus Lowenfeld and Wm Prager to The M Fine Realty Co. June 30, July 7, 1908. 2:356. 17,011.14 Same property. The M Fine Realty Co to Moses M Valentine. Mort \$27,000. July 6, July 7, 1908. 2:356.

Jackson st, No 65 |s w cor Water st, 23.4x114, 6-sty Water st, Nos 683 and 685 |brk tenement and store. Nathania S Anspacher to Haidee S Koch. Mort \$49,500. July 8, July 9, 1908. 1:243—87. A \$18,000—\$45,000. other consid and 100

Jackson st, No 65 |s w cor Water st, 23.4x114, 6-sty brk Water st, Nos 683 and 685 |tenement and store. Elise Gronholz widow et al EXRS, HEIRS, &c, Diedrich Gronholz to Nathania S Anspacher. Mort \$49,500. July 1, July 6, 1908. 1:243—87. A \$18,000—\$45,000. other consid and 100

Madison st, Nos 270 and 272, s s, 187.9 e Clinton st, 31.4x100, 6-sty brk tenement and store. Louis Gewirtz to Louis Jacobs. 1/2 part. All title. Mort \$40,000. July 3, 1908. 1:269—28. A \$19,000—\$48,000. other consid and 100

Manhattan st, s s, 334.3 w Broadway, 41x150, vacant. The John Little Cut Stone Co to Chas M Rosenthal. Morts \$11,690. July 1, July 3, 1908. 7:1995—47. A \$—\$. nom

Minetta st, No 17, e s, 47.5 s Minetta lane, 17.1x58.10x17x58.8, 3-sty brk tenement Caroline B Ducker to Emil Talamini. July 6, July 7, 1908. 2:542—40. A \$4,000—\$4,500.

Monroe st, No 281, n s, 75.2 e Jackson st, 25x95, 6-sty brk tenement. Isidor Rieger et al to Joseph Grumet and Louis Meyer. Morts \$32,050. June 3, July 7, 1908. 1:265—4. A \$10,000—\$30,000. 100

Mulberry st, Nos 187 and 189|s w cor Delancey st extension, runs Delancey st |s 14.8 x s w on curve 66.6 x w 37.7 x n 50.1 x e 8.9 to s s Delancey st x e 91. Perpetual underground easement, right of way, &c, for subway. William Gullery to the City of New York. June 22, July 3, 1908. 2:481. 40,145 ✓

Same property. Consent by mortgagee to above and subordination of mort of \$30,000 to said easement, &c. J Harsen Purdy to same. June 30, July 3, 1908. 2:481. nom

Same property. Consent by mortgagee to above and subordination of mort of \$3,000 to same. American Mortgage Co to same. June 30, July 3, 1908. 2:481. nom

Same property. Consent by mortgagee to above and subordination of mort of \$1,500 to same. Frederic J Middlebrook to same. June 30, July 3, 1908. 2:481. nom

Mulberry st, No 3, w s, abt 45 n Park row, 30x25x29.9x25, 5-sty brk tenement and store. Rosina wife Guiseppe Termini to Chas Goldstein. Mort \$13,500. July 7, July 8, 1908. 1:161—32. A \$8,500—\$12,000. other consid and 100

Mulberry st, No 3, w s, abt 45 n Park row, 30x25x29.9x25, 5-sty brk tenement and store. Charles Goldstein to Martin Garone. Mort \$13,500. July 7, July 8, 1908. 1:161—32. A \$8,500—\$12,000. 100

Pearl st |n w cor Broad st, 31 on Pearl st, 33.10 on Bridge st, No 40, s s |Bridge st, 29.6 on Broad st, x 38.6 on w Broad st, No 100, w s |s, except part for Bridge st. Pearl st, No 51 |n s, 33.10 w Broad st, 24.2x— to s s Bridge st, Bridge st, No 38 |x28.7x—.

- Pearl st, No 49 | n s, 58 w Broad st, 24.3x31.9 to Bridge st, |
 Bridge st, No 36, s s | x24.10x37.6, w s.
 4-sty brk office and restaurant building.
 Albert M Woodruff to Irving T Bush, of Lakewood, N J. Mort
 \$—. July 6. July 7, 1908. 1:10-1. A \$99,200—\$150,000. 100
- Pearl st, No 39 | n s, abt 130 w Broad st, 24.9x60.6 to s s Bridge
 Bridge st, No 28 | st, x25.7x67.10, w s, 5-sty brk loft and store
 building. Albert M Woodruff to Irving T Bush, of Lakewood,
 N J. Mort \$—. July 6. July 7, 1908. 1:10-6. A \$24,400—
 \$32,000. other consid and 100
- Pearl st, No 45 | n s, about 105 w Broad st, 24x59.9 to s w s
 Bridge st, No 32 | Bridge st, x27 on Bridge st x53.9 on e s, 4-sty
 brk tenement and store. Albert M Woodruff to Irving T Bush,
 of Lakewood, N J. Mort \$—. July 6. July 7, 1908. 1:10-5.
 A \$23,500—\$27,000. 100
- Pearl st, No 47 | n s, about 80 w Broad st, 24x53 to s w s Bridge
 Bridge st | st, x27.2x45, e s, 4-sty brk office and store
 building. Albert M Woodruff to Irving T Bush, of Lakewood, N
 J. Mort \$—. July 6. July 7, 1908. 1:10-4. A \$21,300—
 \$24,500. 100
- Pitt st, No 94, e s, 200 s Stanton st, 25x100, 5-sty brk tenement
 and store and 3-sty brk tenement in rear. Katie Silberfeld to
 Joseph Silberfeld. ½ part. July 6. July 8, 1908. 2:339-7. ✓
 A \$16,000—\$26,000. 2,500
- Prospect pl, No 45 | n e cor 42d st, 17.1x58, 4-sty stone front
 42d st, No 349 | tenement and store. Margt T Johnston to
 Fredk E Platt. Mort \$17,100. July 3, 1908. 5:1335-22. A
 \$6,000—\$8,500. other consid and 100
- Roosevelt st, No 91. Power of attorney. Vincenza Armao to Fil-
 ippo Bruno. July 3. July 9, 1908.
- Rose st, No 30, n s, 106.6 w Duane st, 28.6x101.9x26.2x111, 6-sty
 brk loft and store building. Emma A C H Schrader to Geo H F
 Schrader of Hartsdale, N Y. June 16. July 9, 1908. 1:120
 -30. A \$16,500—\$42,000. nom
- Same property. Geo H F Schrader to the New York Association for
 Improving the Condition of the Poor. All liens. July 6. July
 9, 1908. 1:120. nom
- Sheriff st, Nos 51 and 53, w s, 120 n Delancey st, 40.2x90, 6-sty
 brk tenement and store. Mendel W Greenberg to Chas L Singer.
 Mort \$63,500. July 3, 1908. 2:338-68 and 69. A \$22,000—
 \$28,000. other consid and 100
- Sheriff st, Nos 51 and 53.
 Sheriff st, No 57.
 Agreement to permit 10-ft alley bet above premises to remain as
 at present. Mendel W Greenberg with Callman Rouse. June 16.
 July 3, 1908. 2:338. nom
- Sheriff st, No 86, e s, 175.4 n Rivington st, 25x100, 5-sty brk
 tenement and store and 4-sty brk tenement in rear. Emma
 Schwab to Jacob Goodman. Mort \$30,250. July 1. July 7,
 1908. 2:334-7. A \$21,000—\$28,000. other consid and 100
- South st, No 84, n s, about 62 w Burling slip, 17.9x74.5x18.1x74.7,
 n e s.
 South st, Nos 83, 84 and 85 (the lot in rear), 54.5x90x55.7x90.
 South st, No 85, n s, about 42 w Burling slip, 17.9x74.7x18.1x
 74.9, n e s.
 8-sty brk loft and store building.
 Edward de C Chisholm to The Downing Realty Co. B & S. Mort
 \$172,000. June 29. July 7, 1908. 1:72-27. A \$66,000—
 \$139,000. nom
- 4th st E, Nos 377 to 381, n s, 172.7 e Av D, 67.10x96, two 4-sty
 brk tenements and stores and two 4-sty brk tenements in rear.
 Angelo Altieri to Joseph J Meaney. Mort \$52,000. July 7, 1908.
 2:360-30. A \$20,000—\$26,000. other consid and 100
- 10th st E, No 27, n s, 154 s e University pl, 24.10x94.9, 7-sty brk
 loft and store building. Anna A Phyfe to Grace E Harding.
 Mort \$60,000. June 24. July 7, 1908. 2:562-44. A \$41,500—
 \$78,000. other consid and 100
- 11th st E, Nos 329 and 331, n s, 225.4 w 1st av, runs n 40 x n e
 25.2 x n by e 3.8 x s e 6 x n e — to s s former Stuyvesant st x w
 — x n — to c l former Stuyvesant st x w 7.11 x s 107.4 to st at
 point 275.5 w 1st av x e 50 to beginning, two 6-sty brk tenement
 and stores. Fannie Rosenblum to Hyman Rosenblum.
 Mort \$66,000. July 1. July 3, 1908. 2:453-52. A \$42,000—
 \$115,000. other consid and 100
- 12th st E, Nos 229 and 231, n s, 400 e 3d av, 49.6x103.3, 8-sty brk
 tenement. State Holding Co to Rebecca Haims. Mort \$94,000.
 July 2. July 3, 1908. 2:468-46. A \$35,000—\$90,000. nom
- 16th st W, No 211, n s, 117 w 7th av, 20x65, 4-sty brk tenement
 and store. Meta Schlobohm and ano to Elizabetta Esposito.
 Mort \$8,000. July 1. July 7, 1908. 3:766-34. A \$6,500—\$9,000.
 other consid and 100
- 18th st W, No 142, s s, 480 w 6th av, 23x92, 3-sty brk shop. Tim-
 othy J Kieley to Margt V wife Timothy J Kieley. B & S. If party
 1st part survives property is to revert to him. May 29. July 3,
 1908. 3:793-62. A \$18,500—\$20,000. gift
- 19th st E, No 113, n s, 216.8 e 4th av, 16.8x70, 4-sty stone front
 dwelling. FORECLOS, April 7, 1908. Francis C Huntington ref
 to Matilda O Rhinelander. July 6, 1908. 3:875-12. A \$13,000
 —\$17,500. 22,500 ✓
- 21st st W, Nos 45 to 49, n s, 164 e 6th av, 110.5x98.9x108.2x98.9,
 two 6-sty brk loft and store buildings. Frederick Haas to Island
 Realty Co. All liens. June 24. July 7, 1908. 3:823-10. A
 \$250,000—\$365,000. nom
- 22d st E, s s, 91.10 w 3d av, strip, 0.6x98.9. Samuel D Davis to
 Howard Conkling. B & S. All liens. July 6. July 8, 1908.
 3:877. nom
- 27th st W, No 422, s s, 475 e 10th av, 24.7x98.9, 5-sty stone front
 tenement. Jacob Rauth to Nathan E Clark. 1-3 part. All liens.
 Apr 27, 1905. July 3, 1908. 3:724-49. A \$9,000—\$25,000.
 other consid and 100
- 43d st W, No 323, n s, 300 w 8th av, 25x100.5, 5-sty brk tenement.
 Martin M Heller to Louise Fox. Mort \$27,000. July 7,
 1908. 4:1034-20. A \$14,000—\$27,000. other consid and 100
- Same property. Louise Fox to Martin M Heller. Mort \$27,000.
 July 7, 1908. 4:1034. other consid and 100
- 43d st W, Nos 511 and 513, n s, 175 w 10th av, 50x100.5, two 6-
 sty brk tenements and stores. Irving Bachrach et al to Pendant
 Realty Co, a corpn. All liens. July 2. July 6, 1908. 4:1072-24
 and 25. A \$14,000—\$34,000. other consid and 100
- 45th st W, No 66, s s, 160 e 6th av, 20x100.5, 4-sty stone front
 dwelling. Daniel Y Bouvier to Wm J Mackin. Mort \$25,000.
 Aug 14, 1907. July 7, 1908. 5:1260-68. A \$35,000—\$45,000.
 nom
- 46th st E, No 306, s s, 100 e 2d av, 25x100.5, 5-sty brk tenement
 and store. Henry C Finck to Frances M Finck of Lindenhurst,
 Suffolk Co, N Y. All liens. July 7. July 9, 1908. 5:1338-48.
 A \$9,000—\$22,000. nom
- 50th st W, Nos 406 and 408, s s, 125 w 9th av, 50x100.5, two 4-sty
 brk tenements and stores and two 3-sty brk tenements in rear.
 Martin A Wagner et al to Emma Kerrigan of Brooklyn. July
 6. July 9, 1908. 4:1059-38 and 39. A \$20,000—\$32,000.
 other consid and 100
- 52d st W, Nos 542 and 544, s s, 300 e 11th av, 50x100.5, 6-sty brk
 factory building.
- 51st st W, No 531, n s, 375 e 11th av, 25x½ blk, 3-sty brk bldg.
 Commercial Twine Co to Travers Securities Co, a corpn. C a G.
 All liens. June 19. July 3, 1908. 4:1080-16, 45, 51 and 58.
 A \$79,500—\$194,000. nom
- 52d st W, No 558, s s, 125 e 11th av, 25x100, part 5-sty brk stor-
 age building.
- 52d st W, No 556, s s, 150 e 11th av, 25x100, part 5-sty brk stor-
 age building.
- 52d st W, Nos 524 to 540, s s, 350 e 11th av, 150x100.5, 3, 6
 and 7-sty brk factory buildings.
- 53d st W, Nos 114 and 116, s s, 225 w 6th av, 37.6x100.5, one 3
 and one 4-sty stone front tenements and stores. Eugene Blu-
 menhein TRUSTEE Therese Schneeweiss to Leopold Brunhild
 and Leopold Simon. Mort \$29,000. June 12. July 9, 1908.
 4:1005-42 and 43. A \$26,000—\$30,000. other consid and 100
- 54th st W, No 445, n s, 175 e 10th av, 25x110.10, 4-sty brk tenement
 and 2-sty frame tenement in rear.
- 54th st W, No 449, n e s, 124.6 s e 10th av, 25.6x100.5, 2-sty brk
 and frame tenement and store and 1-sty frame stable in rear.
 Nellie O'Neill to Andrew V O'Neill, Annie Hammill, Rose Fox and
 Mary Sheridan. Q C. July 9, 1908. 4:1064-6 and 8. A \$18,000—
 \$21,000. 500
- Same property. Matthew J O'Neill INDIVID, EXR and TRUS-
 TEE Ellen O'Neill to same. B & S. July 3. July 9, 1908. 4:-
 1064. 3,347
- Same property. Agreement to terminate power of sale given to
 EXRS under will Ellen O'Neill. Matthew J O'Neill et al HEIRS,
 &c, Ellen O'Neill to Matthew J and Andrew V, Jr, O'Neill and
 Mary Sheridan EXRS, &c, under said will. July 3. July 9,
 1908. 4:1064.
- 54th st E, No 237, n s, 100 w 2d av, 25x100.5, 4-sty brk tenement
 and store. Gottlieb Harnisch to Geo W Harnisch. Mort \$15,000.
 July 2. July 3, 1908. 5:1328-20. A \$10,000—\$14,000.
 other consid and 100
- 55th st W, n s, 200 w 9th av, runs w 100 x n 122.2 x s e 25.2
 x s 18.8 x e 50 x n 12.4 x s e 25.2 x s 109.7 to beginning, vac-
 ant. PARTITION, May 28, 1908. S Sidney Smith ref to Daniel
 Meenan. July 8. July 9, 1908. 4:1065-21 to 24 and 44½. A
 \$42,000—\$42,000. 36,650 ✓
- 55th st W, n s, 150 w 9th av, 50x109.7x50.4x103.3, vacant. PAR-
 TITION, May 28, 1908. S Sidney Smith ref to John McGuinness.
 July 8. July 9, 1908. 4:1065-25 and part lot 26. A \$—\$. 19,000 ✓
- 57th st E, No 27, n s, 150 e Madison av, 18x100.5, 4-sty and base-
 ment stone front dwelling. Selina A C Kerr to Arthur B Ducl.
 July 3. July 7, 1908. 5:1293-27. A \$50,000—\$60,000. nom
- 58th st E, No 442, s s, 121.5 w Av A, 20x100.4, 3-sty stone front
 dwelling. Fannie Rosenblum to Hyman Rosenblum. B & S.
 Jan 25. July 3, 1908. 5:1369-29½. A \$7,000—\$8,500.
 other consid and 100
- 58th st E, No 355, on map Nos 353 and 355, n s, 75 w 1st av,
 25x100.4, 3-sty brk stable. Thos F Rightmire to Captain Post
 Horse-radish & Pickel Co. April 20. July 6, 1908. 5:1351-
 22½. A \$10,000—\$16,500. other consid and 100
- 63d st E, No 206, s s, abt 110 e 3d av, —x—, 4-sty brk tenement
 and store. General assignment of sum of \$1,000 out of a mort-
 gage of \$12,500 out of 1-8 interest in estate of Mary S Towle.
 Henry B Towle to James A G Beales. July 2. July 6, 1908. 5:-
 1417-44. A \$12,000—\$15,000. nom
- 63d st E, No 413, n s, 206 e 1st av, 25x100.5, 5-sty brk tenement
 and store. Raffaele Testa to Filomena Testa. A ½ part. All
 liens. June 1. July 9, 1908. 5:1458-9. A \$7,000—\$18,000.
 gift and 100
- 64th st E, No 28, s s, 28.3 w Madison av, 24.9x100.5, 5 and 6-sty
 brk dwelling. Albert M Woodruff to Irving T Bush, of Lakewood,
 N J. Mort \$—. July 6. July 7, 1908. 5:1378-57. A \$90,000—
 \$140,000. 100
- 66th st E, No 221, n s, 220 w 2d av, 40x100.5.
- 66th st E, Nos 213 to 217, n s, 190 e 3d av, 120x100.5.
- 67th st E, Nos 226 to 230, s s, 390 w 3d av, 120x100.5.
 seven 6-sty brk tenements, stores in 66th st.
 Solomon Frankel et al to Charles Werner. ¼ part. Sub to ¼
 of all liens. Mar 18, 1907. July 9, 1908. 5:1421-8, 10, 11,
 16 and 29 to 33. A \$140,000—\$359,000.
- 66th st E, Nos 223 to 227, n s, 100 w 2d av, 120x100.5, three 6-sty
 brk tenements. Solomon Frankel et al to Charles Werner. ¼
 part. Mort \$153,000. July 24, 1906. July 9, 1908. 5:1421-
 17, 18, and 20. A \$60,000—\$153,000. other consid and 100
- 70th st E, Nos 523 to 533, n s, 373 e Av A, 150x100.4, 1-sty frame
 stable and vacant. FORECLOS, June 16, 1908. M Linn Bruce
 referee to Elizabeth Lowe. July 8, 1908. 5:1482-16 to 21. A
 \$36,000—\$36,000. 32,000 ✓
- 71st st E, No 161, n s, 300 w 3d av, 15x100, 3-sty and basement
 stone front dwelling. Sumner Gerard to Luther L Kellogg. Mort
 \$21,000. July 1. July 3, 1908. 5:1406-25½. A \$12,000—
 \$19,000. other consid and 100
- 74th st W, No 148, s s, 482 w Columbus av, 18x102.2, 4-sty and
 basement brk dwelling. Gustav H Schwab EXR Gustav Schwab
 to Emily M Bridges. July 2. July 3, 1908. 4:1145-52. A
 \$13,000—\$24,000. 28,000 ✓
- 74th st E, No 315, n s, 200 e 2d av, 25x102.2, 5-sty brk tenement
 and store. Ralph M Holzman to Sarah Holzman. Mort \$23,250.
 June 1. July 3, 1908. 5:1449-9. A \$9,000—\$21,000.
 other consid and 100
- 77th st W, No 157, n s, 220.6 e Amsterdam av, 17.6x102.2, 3-sty
 and basement stone front dwelling. Anna T wife Joseph A Flynn
 to Mary B Slevin widow. Mort \$15,000. June 24. July 8, 1908.
 4:1149-10. A \$12,000—\$19,000. 100
- 78th st E, No 157, n s, 307 w 3d av, 18x102.2, 3-sty brk dwelling.
 Geo W Sweeny to Helen Sweeny. All liens. July 3. July 8,
 1908. 5:1413-24. A \$10,000—\$12,500. other consid and 100
- 78th st E, No 166, s s, 200 w 3d av, 25x102.2, 5-sty brk tenement.
 Josef Scharf to Max Lubin, of Brooklyn. ½ part. Mort
 \$23,000. June 23. July 3, 1908. 5:1412-45. A \$15,000—\$28,000.
 100
- 78th st E, No 217, n s, 205 e 3d av, 25x102.2.
- 78th st E, No 219, n s, 230 e 3d av, 25x102.2.
- 78th st E, No 221, n s, 255 e 3d av, 25x102.2.
 three 4-sty brk tenements.
 Aaron Neuberger and Jette his wife to Bertha C Quackenbush.
 Mort \$54,450. July 8. July 9, 1908. 5:1433-9 to 11. A \$33,000—
 \$48,000. other consid and 100
- Same property. Bertha C Quackenbush to Jette Neuberger. C a G.
 Mort \$54,450. July 8. July 9, 1908. 5:1433. 100
- 81st st E, No 322, s s, 231.3 e 2d av, 26.3x102.2, 6-sty brk tenement
 and store. Saul Hochman to Seindel wife Saul Hochman.
 Mort \$28,000. June 12. July 8, 1908. 5:1543-43. A \$9,500—
 \$35,000. other consid and 100
- 82d st W, No 61. Power of attorney. Carlos Tirado to Carlos
 Pardo. July 13, 1904. July 8, 1908.

RECORD AND GUIDE INDEX

(Volume LXXXI)

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RECORD AND GUIDE Co., 11-15 East 24th St., N. Y.

- 82d st W, No 61, n s, 100 e Columbus av, 19x102.2, 4-sty and basement stone front dwelling. Carlos Tirado by Carlos Pardo ATTY to Alma E Stolpp. All liens. July 6. July 7, 1908. 4:1196-5. A \$13,000-\$21,000. 21,500 ✓
- 83d st W, No 164, s s, 130 e Amsterdam av, 20x111.3x20x109.8, 5-sty stone front tenement. Agnes D Boyd et al to Jacob and Elizabeth Winkler. Mort \$15,000. July 8, 1908. 4:1213-59. A \$11,500-\$19,000. other consid and 100
- 84th st E, Nos 440 and 442, s s, 188 w Av A, 50x102.2, two 5-sty brk tenements. Charles Dordelman to Pauline Taferner. Mort \$41,500. July 2. July 3, 1908. 5:1563-34 and 35. A \$16,000-\$42,000. other consid and 100
- 85th st W, No 133, n s, 393 w Columbus av, 20x97.6, 4-sty and basement brk dwelling. Rose O'Connor to Sol M Stroock. Mort \$19,000. June 30. July 3, 1908. 4:1216-16½. A \$11,000-\$24,000. other consid and 100
- 86th st E, No 340, s s, 200 w 1st av, 25x102.2, 6-sty brk tenement and store. Joseph Manganaro to Antonio Ferrara and Eduardo D'Argenio. ½ part. Mort \$36,500. July 2. July 3, 1908. 5:1548-35. A \$10,000-\$32,000. other consid and 100
- 87th st E, No 120, s s, 235.7 e Park av, 17.5x100.8, 4-sty stone front tenement. Cornelia L Nelson to Geo M McGusty. All title. Q C. June 27. July 3, 1908. 5:1515-62. A \$9,000-\$13,500. nom
- 88th st W, No 161, n s, 283.4 e Amsterdam av, 16.2x100.8, 3-sty and basement stone front dwelling. Mary A Wasdell to Samuel S McClenahan. Mort \$12,000. June 29. July 3, 1908. 4:1219-12. A \$8,000-\$15,000. other consid and 100
- 90th st E, No 323, n s, 325 e 2d av, 25x100.8, 5-sty stone front tenement. Charles Weller to George Kuchmann. Mort \$10,000. July 1. July 6, 1908. 5:1553-14. A \$8,500-\$19,500. other consid and 100
- 95th st W, No 133, n s, 333 w Columbus av, 16.6x100.8, 3-sty and basement brk dwelling. Mary H Clark to Herman Acher. Mort \$12,000. June 23. July 3, 1908. 4:1226-19. A \$8,000-\$11,500. nom
- 96th st E, Nos 336 and 338, s s, 80 w 1st av, 60x100.8, two 5-sty brk tenements. Louis M Rosenthal et al to Frieda Gerke. Mort \$48,000. July 7. July 8, 1908. 5:1558-31 and 32. A \$18,000-\$54,000. other consid and 100
- 100th st E, No 66, s s, 148.3 w Park av, 25x100.11, 5-sty brk tenement. Belwood Realty Co to Clara Blumenthal and Sarah Lese. Mort \$19,700. July 6. July 7, 1908. 6:1605-43. A \$9,000-\$24,000. other consid and 100
- 101st E, No 223, n s, 335 e 3d av, 25x100.11, 4-sty brk tenement. Max W Wallenstein et al EXRS and TRUSTEES Solomon Wallenstein deceased and et al to Wallenstein Company, a corpn. Mort \$5,500. June 19. July 7, 1908. 6:1651-14. A \$8,000-\$12,000. nom
- 103d st E, Nos 67 to 71, n s, 105 w Park av, 50x100.11, 6-sty brk tenement and store. Louis Kovner to Annie Newman. Mort \$62,750. All liens. Mar 19. July 6, 1908. 6:1609-31. A \$20,000-\$67,000. other consid and 100
- 104th st E, No 242, s s, 150 w 2d av, 25x100.11, 6-sty brk tenement and store. Konrad Guhring et al to David Tendofsky. Mort \$33,500. July 2. July 3, 1908. 6:1653-31. A \$8,000-\$20,000. other consid and 100
- 104th st W, No 255, n s, 95.6 e West End av, 18x100.11, 3 and 4-sty and basement stone front dwelling. Toch Realty Co to Mary B Williamson. Mort \$17,500. June 30. July 3, 1908. 7:1876-5. A \$10,000-\$20,000. other consid and 100
- 104th st W, Nos 133 and 135, n s, 350 e Amsterdam av, 50x100.11, 7-sty brk tenement. Release assignment of rents recorded Feb 3, 1908. The Royal Bank to Emanuel E Fox. July 1. July 6, 1908. 7:1859-15. A \$23,000-\$105,000. nom
- 110th st E, s s, 125 e 2d av, 150x100.11, vacant. FORECLOS, Apr 29, 1908. Isaac F Russell to Pendant Realty Co. July 7. July 8, 1908. 6:1681-42 to 47. A \$36,000-\$36,000. 38,000 ✓
- 110th st W, Nos 216 to 222. Judgment ordering contract in favor of plaintiff and that indemnity agreement recorded May 4, 1904, is declared void and be cancelled and discharged. Herman F Bindzell plaintiff agt Federal Union Surety Co, defendant. June 30, 1908. July 7, 1908. 7:1881. Supreme Court order
- 111th st E, Nos 108 and 110, on map Nos 106 to 110, s s, 52.6 e Park av, 52.6x100, 6-sty brk tenement and store. Louis Kovner to Annie Newman. Mort \$64,000 and all liens. April 30. July 6, 1908. 6:1638-69. A \$21,000-\$65,000. 100
- 111th st E, No 107, n s, 63.9 e Park av, 15.11x100.11, 3-sty stone front dwelling. America E Mannarino to Josephine Nuccio. Mt \$9,800. June 24, 1907. July 9, 1908. 6:1639-4. A \$6,000-\$7,000. nom
- 111th st E, No 109, n s, 79.8 e Park av, 15.11x100.11, 3-sty stone front dwelling. America E Mannarino to Josephine Nuccio. Mts \$10,100. June 24, 1907. July 9, 1908. 6:1639-5. A \$6,000-\$7,000. nom
- 111th st E, No 111, n s, 95.8 e Park av, 15.11x100.11, 3-sty stone front dwelling. America E Mannarino to Josephine Nuccio. Mt \$8,890. June 24, 1907. July 9, 1908. 6:1639-6. A \$6,000-\$7,000. nom
- 112th st E, No 237, n s, 185 w 2d av, 18.9x100.10, 3-sty frame dwelling. Josephine J Schnurmacher to Oscar Bauer. Mort \$6,000. July 7. July 9, 1908. 6:1662-17. A \$4,500-\$6,000. other consid and 100
- 113th st E, No 74, s s, 155 w Park av, 25x100.11, 5-sty brk tenement. Ralph M Holzman to Sarah Holzman. Mort \$25,000. June 1. July 3, 1908. 6:1618-44. A \$10,000-\$20,000. other consid and 100
- 117th st E, Nos 519 and 521, n s, 204.6 e Pleasant av, 43.6x100.10, 6-sty brk tenements. Carl Ernst to Taft Realty Co, a corpn. Mort \$36,000. June 30. July 7, 1908. 6:1716-9. A \$8,000-\$48,000. other consid and 100
- 117th st E, No 68, s s, 90 w Park av, 25x100.11, 5-sty brk tenement. Chas B Mayer to Augusta Young. July 1. July 8, 1908. 6:1622-41. A \$10,000-\$24,000. other consid and 100
- 117th st E, Nos 538 and 540, s s, 373 e Pleasant av, 50x100.11, two 5-sty brk tenements and stores. Albert Reitman to Serana wife of Albert Reitman. All liens. Nov 17, 1906. July 6, 1908. 6:1715-35 and 36. A \$9,000-\$32,000. other consid and 100
- 118th st E, No 225, n s, 310 w 2d av, 16.8x100.10, 3-sty stone front dwelling. James A Lynch to Katie McGowan. C a G. Jan 2. July 3, 1908. 6:1783-12. A \$4,500-\$7,500. nom
- 118th st E, No 503, n s, 76 e Pleasant av, 24.2x100.11, 5-sty brk tenement. May G and Florence L Patterson to John J Dixon and Annie G his wife tenants by entirety. ½ part. Mort \$15,125. July 2. July 3, 1908. 6:1815-4½. A \$5,000-\$16,000. exch and 100
- 118th st E, No 505, n s, 100.2 e Pleasant av, 23.8x100.11, 5-sty brk tenement. John J Dixon to May G and Florence L Patterson. ½ part. Mort \$14,875. July 2. July 3, 1908. 6:1815-5. A \$4,800-\$15,500. exch and 100
- 119th st E, Nos 234 to 238, on map Nos 232 and 234, s s, 160 w 2d av, 40x100.11, 6-sty brk tenement and store. Michael Rude to Ruben Rubenstein. ½ part. All title. Mort \$49,500. June 23. July 6, 1908. 6:1783-31. A \$11,500-\$49,000. other consid and 100
- 119th st E, No 118, s s, 215 e Park av, 25x100.10, 5-sty brk tenement and store. Moritz L Ernst to Taft Realty Co, a corpn. Mort \$22,500. June 29. July 7, 1908. 6:1767-63. A \$7,000-\$20,500. nom
- 121st st W, No 127, n s, 320 w Lenox av, 20x100.11, 3-sty and basement stone front dwelling. Leroy B Crane to Wm F Cunningham. Mort \$16,000. June 17. July 3, 1908. 7:1906-19. A \$9,600-\$19,000. 100
- 121st st W, No 230, s s, 304 w 7th av, 17x100.11, 5-sty brk tenement. Flora Baumann to Max Clausen. Mort \$12,000. July 2. July 3, 1908. 7:1926-46. A \$7,400-\$14,000. other consid and 100
- 122d st W, No 355, n s, 146 e Columbus av, or Morningside av East, 16x100.11, 3-sty and basement stone front dwelling. Arthur Blue to Mary E wife Arthur Blue. July 3, 1908. 7:1949-7. A \$7,000-\$12,500. nom
- 122d st W, No 508, s s, 100 w Amsterdam av, 50x95.11, 6-sty brk tenement. A Fred Silverstone and ano to Mirrow Realty Co, a corpn. Mort \$69,200. July 3, 1908. 7:1976-37. A \$25,000-\$65,000. other consid and 100
- 123d st E, Nos 225 and 227, n s, 251.8 e 3d av, 31.8x100.11, 6-sty brk tenement and store. Hamilton Holding Co to Maude A wife of John W Ritchie. Mort \$32,000. July 7. July 9, 1908. 6:1788-11. A \$9,000-\$30,000. other consid and 100
- 129th st W, No 204, s s, 75 w 7th av, 18x99.11, 3-sty and basement stone front dwelling. Theo A Schnitzlein to Wm G Schnitzlein. ½ part. B & S and C a G. Mar 30. July 7, 1908. 7:1934-37. A \$7,500-\$12,000. nom

130th st W, No 61, n s, 220 e Lenox av, old line, 20x99.11, 4-sty stone front dwelling. Chelsea Realty Co to Cassie C Gray. B & S and C a G. July 2. July 3, 1908. 6:1728-9. A \$8,000-\$13,000. other consid and 100

130th st E, No 52, s s, 265 w Park av, 25x99.11, vacant. James W Power to Roman Catholic Church of All Saints. Mort \$10,000. June 8, 1907. July 3, 1908. 6:1754-48. A \$7,500-\$8,500. other consid and 100

134th st E, No 60, s s, 177.6 w Park av, 37.6x99.11, 6-sty brk tenement. Samuel Chudnoff to Henry H Jackson. Mort \$45,000 and all liens. July 1. July 7, 1908. 6:1758-45. A \$8,000-\$42,000. nom

134th st E, No 62, s s, 140 w Park av, 37.6x99.11, 6-sty brk tenement. Samuel Chudnoff to Henry H Jackson. Mort \$45,000 and all liens. July 1. July 7, 1908. 6:1758-43. A \$8,000-\$42,000. nom

134th st W, No 121, n s, 325 w Lenox av, 25x99.11, 5-sty stone front tenement. Wm R Robbins to Henry B May, of Brooklyn. Mort \$20,500. Apr 1. July 8, 1908. 7:1919-18. A \$10,000-\$19,000. other consid and 100

134th st W, No 121, n s, 325 w Lenox av, 25x99.11, 5-sty stone front tenement. Henry B May to Margt A Laphy, of Trucksville, Luzerne Co, Pa. Q C. July 8, 1908. 7:1919-18. A \$10,000-\$19,000. other consid and 100

135th st W, Nos 609 to 619, n s, 125 w Broadway, 200x99.11, five 5-sty brk tenements. Joseph Rosenthal et al to D L Block Co, a corpn. B & S. All liens. July 6. July 9, 1908. 7:2002-19 to 26. A \$88,000-\$235,000. nom

142d st W, No 522, s s, 345 e Broadway, 15x99.11, 3-sty stone front dwelling. Mae A Grossman to Margaret Rosendale. Mort \$10,000. July 7. July 8, 1908. 7:2073-49½. A \$4,500-\$11,500. other consid and 100

145th st W, Nos 153 to 159, n s, 140 e 7th av, 80x99.11, two 6-sty brk tenements and stores. Times Realty & Construction Co to City Real Estate Co. Mort \$104,500. July 3. July 7, 1908. 7:2014-8 and 10. A \$35,000-\$106,000. other consid and 100

147th st W, No 431, n s, 265 w St Nicholas av, 17x99.11, 3-sty stone front dwelling. Mary A Harriot to Jennie A Harriot. July 7. July 8, 1908. 7:2062-22. A \$4,700-\$16,000. nom

155th st W, No 457, n s, 250 e Amsterdam av, 25x99.11, 5-sty brk tenement. Max Kahler to Herman Klocke and Philippa his wife tenants by entirety. Mort \$24,000. July 2. July 3, 1908. 8:2107-52. A \$10,000-\$25,000. other consid and 100

156th st W, No 554, s s, 300 e Broadway, old line, 17x99.11, 4-sty brk tenement. FORECLOS, June 30, 1908. Alex H Kaminsky ref to Annie D Fleming, Brooklyn. Mort \$12,000. July 8. July 9, 1908. 8:2114-17. A \$6,800-\$15,000. 1000

159th st W, n s, 200 e St Nicholas av, runs n 200 to s s 160th 160th st W, st x e 150.5 to w s Edgcombe av x s 205.2 to Edgcombe av, 159th st x w 104.6 to beginning, vacant. Adamant Real Estate Co to Albert J Schwarzler. Mort \$66,000. July 2. July 3, 1908. 8:2109-34 to 41. A \$52,500-\$52,500. other consid and 100

163d st W, Nos 440 and 442, s s, 200 e Amsterdam av, 50x112.6, two 5-sty brk tenements. Johanna Strack to Benjamin Harris, N Y, and Edw A Isaacs, of Madison, N J. Mort \$44,000. July 1. July 3, 1908. 8:2110-14 and 15. A \$16,000-\$49,000. other consid and 100

171st st W, n s, 125 w Amsterdam av, 50x95, vacant. Claude J Kirkland to Frank E Knox, of Grantwood, N J. Mort \$14,000. Sept 7, 1906. July 8, 1908. 8:2128-33 and 54. A \$10,000-\$10,000. nom

180th st W, Nos 603 and 605, n s, 100 w St Nicholas av, 50x100, 5-sty brk tenement. Benjamin Harris et al to Johanna Strack. Mort \$47,000. July 2. July 3, 1908. 8:2162-72. A \$13,000-\$46,000. other consid and 100

225th st W, n e s, on curve, 91.11 n e from s e s Marble Hill av, runs n e 98.2 x n w 5 x s w 98.6 to st, x n e 5 to beginning, vacant. American Real Estate Co to Wm A Roos. July 3. July 7, 1908. 13:3402-part lot 528. other consid and 100

228th st W, No 162, w s, 143.2 n Marble Hill av, late Kingsbridge av, 30x100, 2-sty frame dwelling. Margt Scheele to Louise Muller. Mort \$5,000. July 2. July 3, 1908. 13:3402-319. A \$2,500-\$5,000. other consid and 100

Av A, Nos 1731 and 1733, n w cor 90th st, 50.4x107, one 3-sty 90th st, No 447, frame, one 3-sty brk tenements and stores and 1 and 2-sty brk building. Christopher Arfmann et al HEIRS & Margt Arfmann to John Arfmann. Q C. Mort \$10,000. July 2. July 3, 1908. 5:1570-21. A \$22,000-\$27,000. nom

Same property. John and Christopher Arfmann EXRS Margaret Arfmann to same. Mort \$10,000. July 2. July 3, 1908. 5:1570. 27,000

Av A, No 1516, e s, 25.8 n 80th st, 25.6x73, 5-sty brk tenement and store. Benedictus Bamberg to Esther Bamberg. July 2. July 8, 1908. 5:1577-2. A \$8,500-\$17,000. 100

Amsterdam av, No 90, w s, 50.5 s 64th st, 25x100, 5-sty brk tenement and store. David W Cromwell and ano EXRS Albert Cromwell to Wm Stewart. Mort \$19,000. July 8. July 9, 1908. 4:1155-34. A \$15,000-\$26,000. 36,270

Amsterdam av, No 1800, n w cor 149th st, 25x100, 5-sty brk tenement and store. Andrew Davey to Christopher Postera. Mort \$51,000. July 7. July 8, 1908. 7:2081-29. A \$23,000-\$48,000. other consid and 100

Amsterdam av, w s, 229.10 n 175th st, 30x100, vacant. Fleischmann Realty and Construction Co to City Real Estate Co. Mort \$19,000 on this and adj property. July 2. July 6, 1908. 8:2132-part lot 47. other consid and 100

Amsterdam av, w s, 199.10 n 175th st, 30x100, vacant. Fleischmann Realty & Construction Co to City Real Estate Co. Mort \$20,000 on this and adj property. July 2. July 3, 1908. 8:2132-part of lot 89. other consid and 100

Audubon av, No 350, s w cor 183d st, 104.11x25, 5-sty brk tenement. Charlotte A Allerton to John H C Doot. Mort \$27,000. June 29. July 3, 1908. 8:2154-52. A \$12,000-\$35,000. other consid and 100

Bloomingdale road.
Old Bloomingdale road.
Great or Post road from N Y to Kingsbridge or Apthorps lane.
Jaunceys lane, bet 91st and 92d sts and extending west from Bloomingdale road to Hudson River.
Motts or Strykers lane, bet 93d and 94th sts.
Power of attorney. Wm W Astor, of London, Eng, to Chas A Peabody. June 23. July 7, 1908.

Broadway, s e cor 215th st, 81.7x97.3x74.11x65, vacant.
215th st
10th av, s w cor 215th st, 99.11x60, vacant.
215th st
FORECLOS, June 30, 1908. Edward B La Fetra referee to Lawyers Title Ins & Trust Co. July 2, 1908. July 3, 1908. 8:2232-6 to 8. A \$21,000-\$21,000. 40 000

Broadway, n w cor 178th st, 103x145.4x92.6x100, vacant. Release 178th st mort. Robt R Perkins et al to Sarah V Baker. July 7. July 8, 1908. 8:2176-part lot 14. nom

Broadway
Fort Washington av, the block.
179th st
180th st
Broadway
Fort Washington av, the block.
179th st
178th st
Power of attorney. Helen H Noe et al to Robt R Perkins. June 30. July 8, 1908.
Broadway, n w cor 178th st, 103x145.4x92.6x100, vacant. Fort 178th st | Washington Syndicate to Alexander Grant. B & S. July 1. July 8, 1908. 8:2176-part lot 14. other consid and 100

Broadway, Nos 2612 and 2614, s e cor 99th st, 55x125, 7-sty brk 99th st, No 230, tenement. Nathan Grabenheimer et al to Max J Sulzberger. 1-3 part right, title and interest. Mort \$175,000. July 1. July 7, 1908. 7:1870-43. A \$78,000-\$175,000. other consid and 100

East End av, No 65, e s, 51.5 n 82d st, 25.6x100, 5-sty brk tenement. William Ehrlich to George and Charlotte Lautenschlager. Mort \$15,500. July 3. July 7, 1908. 5:1590-10. A \$8,000-\$17,000. other consid and 100

Fort Washington av, n e cor 162d st, 98.11x187.10x68.9x164.10, 162d st, vacant. City Real Estate Co to Times Realty & Construction Co. B & S. Mort \$32,000. July 6. July 7, 1908. 8:2137-40. A \$18,000-\$18,000. other consid and 100

Fort Washington av, e s, 122.6 n 177th st, or a new road 60 ft wide extending from Kingsbridge road to station of N Y C & H R R R near Fort Washington Point, 27.6x100, 3-sty brk dwelling. Sophie Zimmermann to Mary A McNally. Mort \$10,000. July 8. July 9, 1908. 8:2176-6. A \$-\$-\$-. other consid and 100

Lenox av, Nos 145 to 149, w s, 25.2 n 117th st, 75.2x75, three 5-sty brk tenements. Alexander Grant to Fort Washington Syndicate, a corpn. Q C. July 7. July 8, 1908. 7:1902-30 to 32. A \$54,000-\$81,000. 100

Lenox av, Nos 145 to 149, w s, 25.2 n 117th st, runs w 75 x n 70.2 x n e 18 x e 57.10 to av x s 75.2 to beginning, three 5-sty brk tenements. Alexander Grant to Fort Washington Syndicate. Mort \$91,000. July 8, 1908. 7:1902-30 to 32. A \$54,000-\$81,000. other consid and 100

Lenox av, No 552, s e cor 138th st, 100x100, 7-sty brk tenement 138th st and store. Silberberg & Saul, a corpn, to Mendel D Amdur. Mort \$240,000. July 8, 1908. 6:1735-69. A \$75,000-\$250,000. nom

Lexington av, No 816, w s, 61.5 s 63d st, 19.6x80, 3-sty and basement stone front dwelling. Effie Nathan to Erna Kutnow. Mort \$14,500. July 1. July 3, 1908. 5:1397-57½. A \$15,500-\$19,000. other consid and 100

Lexington av, No 1841, s e cor 114th st, 21.5x78, 4-sty stone 114th st, Nos 152 to 156, front tenement and store. James A Hogan to John Ladjing, of Greenwich, Conn. Mort \$30,000. June 29. July 3, 1908. 6:1641-50. A \$14,000-\$26,000. other consid and 100

Lexington av, No 1832, w s, 80.11 s 114th st, 20x73.10, 4-sty brk tenement. PARTITION, June 10, 1908. Gerald Morrell ref to Richard See. June 30. July 9, 1908. 6:1641-56. A \$8,000-\$11,000. 11,650 ✓

Lexington av, No 625, e s, 80.5 n 53d st, 20x64, 3-sty and basement stone front dwelling. Mary Katzenmayer LEGATEE and DEVISEE Guido Katzenmayer to Myra Schneckner. B & S and correction deed. July 6. July 7, 1908. 5:1308-20. A \$11,000-\$15,000. nom

Madison av, No 961, e s, 81.10 n 75th st, runs n 20 x e 100 x n 0.1½ x e 5 x s 20.4 x w 105 to beginning, 4-sty brk dwelling. Edward Milch to Elmer A Miller. Mort \$30,000. July 7. July 8, 1908. 5:1390-21. A \$40,000-\$46,000. other consid and 100

Madison av, No 1047, s e cor 80th st, 66.2x26, 4-sty brk dwelling. 80th st Lydia B Gray to The Gray Realty & Development Co. B & S. Mort \$40,000. July 7. July 8, 1908. 5:1491-51. A \$55,000-\$70,000. other consid and 100

Madison av, No 1045, e s, 66.2 s 80th st, 19x82, 4-sty stone front dwelling. Olin D Gray to The Gray Realty & Development Co. B & S. Mort \$35,000. July 7. July 8, 1908. 5:1491-51½. A \$31,000-\$41,000. other consid and 100

Manhattan av, No 442, e s, 67.7 s 119th st, 33.4x95, 5-sty brk tenement. Rae G Spellman to Isidore Freedman and Jerome D Rosenberg. 3-16 parts. All title. Mort \$38,000. July 3. July 6, 1908. 7:1945-47. A \$16,000-\$35,000. other consid and 100

Morningside av E, No 16, e s, 56.5 s 116th st, 53.10x68.3x47.8x73.3, 6-sty brk tenement. Rose Cohen to Anna Radford. Mort \$81,000. May 23. July 8, 1908. 7:1849-52. A \$27,000-\$70,000. exch

Park av, No 1088, w s, 75.8 s 89th st, 25x82.2, 5-sty brk tenement and store. Max W Wallenstein et al EXRS, & c, Solomon Wallenstein deceased and et al to Wallenstein & Co, a corpn. Mort \$18,000. June 19. July 7, 1908. 5:1500-37. A \$17,500-\$24,000. nom

Park av, Nos 1761 to 1767, n e cor 122d st, 100.11x90, four 5-122d st, sty brk tenements and stores. Release lease claims, &c, for Park av viaduct. Mary A Early widow et al EXRS, HEIRS, &c, John Early to N Y & Harlem R R Co and the N Y C & H R R R Co. April 20, 1908. July 9, 1908. 6:1771-1 to 4. A \$27,500-\$77,000. other consid and 100

Park av, Nos 1765 and 1767, e s, 50.11 n 122d st, 50x90, two 5-sty brk tenements and store. Release easement, &c, from mortgage. Mutual Life Ins Co of N Y to N Y & Harlem R R Co and the N Y C & H R R R Co. July 1. July 9, 1908. 6:1771-3 and 4. A \$12,000-\$34,000. nom

Park av, Nos 621 to 627, n e cor 65th st, 80x20, 3 and 5-sty brk 65th st, No 101, and stone dwelling. John M Carrere to John S Hoyt, of Rowayton, Conn. Mort \$42,500, and all liens. July 3. July 6, 1908. 5:1400-1. A \$45,000-\$60,000. other consid and 100

Park av, No 629, e s, 80 n 65th st.
Park av, n e cor 65th st, 80x20.
Agreement as to encroachment. Henry G Merkel with John M Carrere. June 18. July 6, 1908. 5:1400. nom

Park av, Nos 480 and 482, w s, 50.5 n 58th st, runs n 50 x w 200 58th st, Nos 43 to 53, x n 100.5 to s s 59th st x w 25 x s 59th st, No 54, 100.5 x w 25 x s 100.5 to n s 58th st x e 150 x n 50.5 x e 100 to av at beginning, five 8-sty brk and stone tenements, stores on 59th st. FORECLOS, June 2, 1908. Dudley F Malone referee to City Real Estate Co, a corpn. All liens. July 1. July 3, 1908. 5:1294-27 to 31, 35 and 45. A \$460,000-\$920,000. 650,000 ✓

Park av, e s, 80 s 58th st, strip, 0.5x74. Joseph A Farley to Densmore-Compton Building Co. Q C. June 30. July 3, 1908. 5:1312. nom

to Geo W Dunn and Wm A Martin EXRS Wm A Martin. July 7, July 8, 1908. 10:2565. 18,000
 Riverside Drive, No 851 late w s, at c l 159th st, runs n 35 x w Boulevard Lafayette 109 x s 35.9 x e 139 to beginning, 159th st 2-sty frame dwelling. Thos J Connors to Niels Buck of Chicago, Ill. All title. Q C. May 13, July 6, 1908. 8:2135-23. A \$5,000-\$7,000. nom
 St Nicholas' av, No 173, w s, 32.3 s 119th st, 22.9x107x19.5x95.1, 5-sty brk tenement. Bernard M Roche to Kate Molyneaux. Mort \$18,500. June 30. July 6, 1908. 7:1924-53. A \$9,500-\$18,000. other consid and 100
 1st av, No 95, w s, 24.3 s 6th st, 24.3x100.
 1st av, No 97 s w cor 6th st, 24.3x100.
 6th st, Nos 342 and 344 three 5-sty brk tenements and stores.
 Benjamin Glasgow to Sigmund Fodor. 1-3 part. All liens. June 30. July 8, 1908. 2:447-27 to 29. A \$55,000-\$82,000. nom
 1st av, No 1944, e s, 63.5 n 100th st, 37.6x100, 6-sty brk tenement and store. Berliner & Greenberg, a corpn, to Yetta Lefkowitz. Mort \$44,800. July 6. July 9, 1908. 6:1694-4. A \$-\$. other consid and 100
 2d av, No 998, e s, 40 s 53d st, 20x95, 4-sty stone front tenement and store. Friedrich Graf to Ferdinand Graf. July 2. July 7, 1908. 5:1345-50 1/2. A \$11,500-\$16,000. other consid and 100
 2d av, Nos 1060 and 1062 s e cor 56th st, runs s 40.5 x e 63 x s 56th st, Nos 300 to 304 60 x e 37 x n 100.5 to s s 56th st, x w 100 to beginning, two 6-sty brk tenements and stores. Abram Hillman et al to Frank Hillman. All liens. Nov 15, 1907. July 7, 1908. 5:1348-48 1/4 to 49. A \$27,000-\$37,000. other consid and 100
 2d av, No 1894 s e cor 98th st, 25x100, 5-sty brk tenement and 98th st, No 300 store. Max Finkelstein to Benj Abraham. Mort \$26,200 and all liens. June 30. July 6, 1908. 6:1669-49. A \$14,000-\$32,000. other consid and 100
 3d av, No 749, e s, 75.5 s 47th st, 25x95, 5-sty brk tenement and store. Maria Reichert to George Hoerr. Mort \$26,500. July 7. July 9, 1908. 5:1320-49. A \$16,000-\$27,000. nom
 Same property. George Hoerr to Geo L Reichert and Maria his wife, tenants by entirety. Mort \$26,500. July 7. July 9, 1908. 5:1320. nom
 5th av s e cor 88th st, 27x102.2, 6-sty stone front dwelling.
 88th st, No 2 Falcol Realty Co to Emily A V B Reynolds. July 8, 1908. 5:1499-69. A \$190,000-\$350,000. other consid and 100
 7th av, Nos 1952 to 1956 s w cor 118th st, 100.11x99.9, three on map Nos 1952 to 1958 5-sty brk tenements, stores on av, 118th st, Nos 200 to 204 Samuel Grossman et al to Manhattan Leasing Co. Mort \$175,000. June 29. July 6, 1908. 7:1923-35 to 37. A \$81,000-\$156,000. other consid and 100
 10th av, No 812 n e cor 54th st, 25.1x100, 6-sty brk tenement and 54th st, No 453 store. Terence F Gallagher to Leopold Schlett. July 1. July 3, 1908. 4:1064-1. A \$25,000-\$50,000. other consid and 100

All lands, &c, in State of N Y which grantee inherited from John W Russell late of East Orange, N J. Louis A Sloman to Mary W Somerby of Newburyport, Mass. Jan 16, 1908. July 8, 1908. nom

Land bet high and low water mark and under water around Wards Island and outside low water mark to exterior line, begins at east shore of Harlem River at original low water mark on s s of the northerly road on map (No 801) of Wards Island and 632.3 from s w cor of the northerly and westerly roads and known as lot 33 on said map, and contains 2 51-100 acres. Conveyance of perpetual underground easement and right of way for tunnel, &c. Sarah W Browning, of Brooklyn, to the East River Gas Co of L I City. Mar 30. July 6, 1908. 6:1593. 250

Northerly rectangular 1/2 of lots 143, 144 and 145, lots 229 and 230, also so much of lot 31 as lies w of c l of road leading up the hill to land of A L Beak et al; also so much of lots 249 and 250 as lies w of said c l of said road; also part of lots 142 and 232 on map of Abram R Van Nest at Inwood, 12th Ward, above owned by Robert Busch, and the following lots owned by Lizzie wife of Heinrich Eulenstein: N 1/2 lot 146, lot 147, except gore 50x15 out of s e cor; lots 148 and 149, so much of 225 as lies s of c l of said road above, 226 to 228, and so much of 251 to 254 as lies s and w of c l of said road; also lots 41 and 42. Agreement as to sewer drain and Croton water supply pipes &c. Lizzie Eulenstein with Robert Busch. July 2. July 3, 1908. 8:2247. nom

Pier 18 (old No 28), North River, n s, opposite foot Murray st and 250 w from e s West st, runs s from n sof said pier along bulkhead 156x—, 3-160 parts, with rights of wharfage, crannage, &c, appertaining to said pier; also 3-10 parts of all right, title and interest to said piers and bulkheads and in and to all rights accruing to owners under grants or agreements with the City of N Y, &c. Frederic R Jones by Chas May ATTY to Eliz L Edgar, of Newport, R I. July 7. July 8, 1908. 1:130. 15,000
 Same property. 1-80 parts of pier or bulkhead and 1-5 part of all right, title and interest to piers and bulkheads under said grants, &c. Same to Ellen King. July 7. July 8, 1908. 1:130. 10,000
 Same property. 1-80 and 1-5 parts as above. Same to Frederic Gallatin. July 7. July 8, 1908. 1:130. 10,000
 Same property. 1-80 and 1-5 parts as above. Same to Mary R Callender. July 7. July 8, 1908. 1:130. 10,000
 Same property. 1-160 and 1-10 parts as above. Same to Alice wife Gheradi Davis. July 7. July 8, 1908. 1:130. 5,000
 Same property. Power of attorney. Frederic R Jones to Charles May. 1-16 part. June 22. July 8, 1908. 1:130.

MISCELLANEOUS.

Certified copy of order Supreme Court appointing J Bronson Ker as trustee under will of Howell L Williams deceased; in the matter of the application of Harriet E Brownson. May 19, 1908. July 7, 1908.
 Power of attorney. Samuel Halpert to Arnold Mollenick. Feb 23, 1907. July 8, 1908.
 Power of attorney. Lewis Samuels to Leo Samuels. May 29. July 3, 1908.
 Power of attorney. Laura M Zehner to Julius H Zehner. June 12. July 3, 1908.
 Power of attorney. Charles Hofferberth to Charles F Hofferberth. July 3. July 7, 1908.
 Power of attorney. Martha Adelman to Louis Adelman. June 23. July 7, 1908.

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).
 Beck st, No 763, w s, 250 n 156th st, 25x100, 2-sty brk dwelling. Herman Popper to Samuel Popper. Morts \$8,500. June 11. July 6, 1908. 10:2708. nom
 *Byron st, w s, 100 s 238th st, 48x97x—x—. Whitehall Realty Co to James Bain. July 12, 1905. Rerecorded from July 21, 1905. July 6, 1908. other consid and 100

*Beech st, s s, 376 w Corsa av, 25x100, Laconia Park. Wm T Davis to Hattie V Davis. May 22. July 9, 1908. nom
 *Carlisle pl, w s, 150 s 213th st, 25x100. Emilio Morante to Pellegrino Morante. Mort \$600. June 29. July 8, 1908. other consid and 100
 *Concord st, e s, 100 n 237th st, 55x97x—x—. 238th st, s e cor Concord st, 24x—x—x93. Byron st, w s, 100 s 238th st, 48x97x—x—. James Bain and Jane W his wife to Helene Galewski. Mort \$2,500. July 7. July 8, 1908. other consid and 100
 *Concord st, e s, 100 n 237th st, 55x97x—x—. 238th st, s e cor Concord st, 24x—x—x93. Byron st, e s, 100 n 237th st, 122x116x35.7, gore. Whitehall Realty Co to Jane W Bain. July 12, 1905. Rerecorded from July 14, 1905. July 6, 1908. other consid and 100
 *Dean st, w s, 225 s Town Dock road, 25x100. Wm F Luchs to Charles Klug. Mort \$497. June 25. July 3, 1908. other consid and 100
 Faile st, e s, 200 s Seneca av, 25x100, vacant. Hunts Point Realty Co to Daniel Kennedy. June 11. July 7, 1908. 10:2761. other consid and 100
 *Fillmore st, w s, 255 n Columbus av, 50x100. Max Fine to Malvina Singer. Mort \$4,900. June 26. July 9, 1908. nom
 Fox st, w s, 100 s Longwood av, 360x100, vacant. FORECLOS. June 30, 1908. Henry S J Flynn refereee to Geo F Johnson. July 2. July 3, 1908. 10:2707. 40,000 ✓
 Faile st, No 1027, w s, 369.6 s Bancroft st, 20x100, 3-sty brk dwelling. American Real Estate Co to Ellenorah F Dunne. May 14. July 3, 1908. 10:2749. other consid and 100
 Faile st, No 1019, w s, 449.6 s Bancroft st, 20x100, 3-sty brk dwelling. American Real Estate Co to Eliz S Cole. July 3. July 6, 1908. 10:2749. other consid and 100
 *Jackson st, e s, 50 n gore lot PP, 41x108, being part lot 419 map Unionport.
 Washington st, w s, at cor lot 420, runs s 200 to lot 418 x w 108 x n 200 x e 108 to beginning, being part lot 419 same map. Dora R and Geo E Henderson to Lizzie H Burke. Q C. Mar 30. July 6, 1908. nom
 *Jackson st, e s, 50 n of the n w cor gore lot PP, runs e 108 x n 41 x w 108 to st x s 41 to beginning, being part of lot 419 map Unionport.
 Washington st, w s, at cor lot 420, runs s 200 to lot 418 x w 108 x n 200 to lot 420 x e 108 to beginning, being part lot 419 same map. Wm Henderson et al to Lizzie H Burke. Q C. Feb 5, 1908. July 6, 1908. nom
 Jennings st, Nos 1111 and 1113, n s, 106.3 w Wilkins av or pl, 75x100.1x70.1x100, two 5-sty brk tenements. FORECLOS, Apr 17, 1908. Frank T Fitzgerald refereee to William Ehrlich. Morts \$41,877.67. July 2. July 6, 1908. 11:2965. 2,000 ✓
 Same property. Release judgment. Hattie Bogart to same. June 30. July 6, 1908. 11:2965. nom
 Same property. Release judgment. Hobart Electric Mfg Co of Ohio to same. June 15. July 6, 1908. 11:2965. nom
 Same property. Release judgment. Joseph S Marcus to same. June 30. July 6, 1908. 11:2965. nom
 Same property. Release judgment. Moses Miller to same. June 2. July 6, 1908. 11:2965. nom
 Same property. Release judgment. The State Bank to same. July 2. July 6, 1908. 11:2965. nom
 Same property. Release judgment. Dimock & Fink Co to same. June 16. July 6, 1908. 11:2965. nom
 Jennings st, No 1113, n s, 106.3 w Wilkins av, 37.6x100, 5-sty brk tenement. William Ehrlich to Gustave A Wuerfel. Mort \$20,000. July 2. July 6, 1908. 11:2965. other consid and 100
 Same property. Gustave A Wuerfel to Emma B Wuerfel. 1/2 part. Mort \$27,000. July 2. July 6, 1908. 11:2965. other consid and 100
 Jennings st, No 1111, n s, 143.9 w Wilkins pl, 37.6x100.1x32.7x—x—, 5-sty brk tenement. Wm Ehrlich to Maria Mayer. Mort \$19,000. July 3. July 8, 1908. 11:2965. other consid and 100
 Mt Hope pl, No 29, n s, 115 w Walton av, 25x125.
 Mt Hope pl, No 25, n s, 165 w Walton av, 25x125, two 2-sty brk dwellings.
 Chas M Rosenthal to Colebrooke Co, a corpn. Morts \$14,000. July 1. July 3, 1908. 11:2852. other consid and 100
 Minford pl, e s, 75 n 172d st, 150x100, vacant. Joseph Silverson et al to Samuel and Martin Grossman and Ignatz Rosenbaum. Mort \$16,380. July 1. July 6, 1908. 11:2977. other consid and 100
 Pond pl, No 2802, e s, 140.6 s 198th st, late Travers st, 25x124.5x25.9x130.7, 2-sty frame dwelling. Wm McLeod to Fredk W A Hussels. July 2. July 3, 1908. 12:3289. other consid and 100
 *Prospect Terrace, n w cor 226th st, late 12th st or av, 25x100, the intention being to Q C all title to sts in front of said lot. Ellen M Chambers to Lillie V Moran. Q C. May 21. July 3, 1908. nom
 Simpson st, e s, 201.10 n Westchester av, 210x—, vacant. FORECLOS, June 19, 1908. Daniel P Hays ref to Lawyers Title Ins and Trust Co. July 3. July 7, 1908. 10:2727. 25,000 ✓
 Tiffany st, w s, 356.3 n 165th st, 90x100, vacant. The Twelfth Ward Bank to Thomas D Malcolm Construction Co. B & S and C A G. July 6. July 8, 1908. 10:2716. nom
 Whittier st, w s, 225 n Seneca av, 50x100, vacant. Meehan Construction Co to Utility Realty Co. July 9, 1908. 10:2762. other consid and 100
 Same property. Utility Realty Co to Meehan Construction Co. Mt \$800. July 9, 1908. 10:2762. other consid and 100
 *Washington st w s, 100 s Columbus av, 25x— to Unionport road, Unionport road 31x153, except part for White Plains road. Julia Herbison to Ida J Heaney. All liens. July 7. July 9, 1908. other consid and 100
 *2d st, w s, — s 224th st and being lot 1138 map 143 of Wakefield, 100x105x110x95. Release dower. Caroline wife of Henry L Franklin to Gabriel Marks. June 18. July 7, 1908. nom
 *2d st, w s, — s 224th st, and being lot 1138 map No 143 of Wakefield, 100x105x110x95, with all right, title and interest to award for Bronx Boulevard. Gabriel Marks to Frank M Abbott. Mort \$2,000 and all liens. June 24. July 7, 1908. 3,600
 *3d st, n s, westerly part of, abt 100 w Av C, 105x108, Unionport. Christian Vorndran to Annie M Haas. June 29. July 9, 1908. other consid and 100
 *6th st, n s, 155 w Av B, 50x108, Unionport. Teasdale Realty Co and ano to John J Gilles. July 6. July 8, 1908. other consid and 100
 *7th st, s s, 105 w Av C, 25x108, Unionport. Christian Vorndran to Annie M Haas. June 29. July 9, 1908. other consid and 100
 *14th st, n s, 225 e Av B, 25x108, Unionport. Augusta Buschow widow to Adam Mink and Hugo C Cook. June 25. July 3, 1908. other consid and 100
 136th st n s, 199.4 w Southern Boulevard, 68x200 to s s 137th st, 137th st vacant. FORECLOS, July 1, 1908. Michael J Daley ref



VOTE FOR A BRONX QUARTERLY

If you desire a quarterly and annual compilation of these records for the Borough of the Bronx, write to the Realty Records Co., 11 East 24th St., Manhattan. The Bronx Quarterly will be published as soon as a sufficiently large number of letters have been received expressing interest.

- 138th st, No 522, old Nos 802 and 804, s s, 115 e Brook av, 50x100, 6-sty brk tenement and store. Laura Grabscheid to Annie Gott-helf. July 9, 1908. 9:2265. other consid and 100
- 138th st, No 758, s s, 192.6 e Southern Boulevard, 17.6x100, 2-sty brk dwelling and 1-sty brk building in rear. Geo Higgins HEIR Geo Higgins to Jane wife of John L Wade. Mort \$2,000. June 27. July 8, 1908. 10:2566. other consid and 100
- 142d st, No 480, s s, 683.4 e Willis av, 16.8x118.3x16.8x116.8, 2-sty and basement brk dwelling. Emilie J Lichtenstein to Nellie C Fay. Mort \$2,900. July 2, July 3, 1908. 9:2286. other consid and 100
- 146th st, No 449 (717), n s, 290 w Brook av, 25x99.9, 5-sty brk tenement. Johann B W Lange to Wilhelm Lauter. Mort \$21,000. June 29. July 6, 1908. 9:2291. nom
- 151st st (Gouverneur), No 301, on map Nos 301 and 303, n s, 320.3 e Morris av, runs n 116.10 x e 50 x s 24 x w 6.6 x s 92.8 to st, x w 43.6 to beginning, 2-sty frame dwelling and vacant. FORECLOS, July 2, 1908. Burt L Rich ref to Charles Gerlich. July 6. July 7, 1908. 9:2411. 4,000
- 152d st, No 423, n s, 131.11 w 3d av, 25x100, 4-sty brk tenement. Henry Ackermann EXR Maria Ackermann to Margt Garin. Mt \$7,000. July 7. July 8, 1908. 9:2374. 15,150
- 152d st, No 759, n s, 100 w Wales av, 25x100.10x28.9x86.7, 4-sty brk tenement. Joseph F McMahon to Issac Brown. Mort \$14,750. July 3. July 6, 1908. 10:2644. nom
- 156th st, No 429, old No 689, n s, 100.8 w Elton av, 50x100, 3-sty frame dwelling and vacant. Helene Galewski to James Bain. Mt \$7,000. July 7. July 8, 1908. 9:2378. other consid and 100
- 174th st, s s, 25 e Eden av, 50x81, vacant. Richard O'Hara to Geo J Puckhafer. Mort \$3,000. July 2. July 6, 1908. 11:2824. nom
- 168th st, No 811, on map No 809 (1009), n s, 100 e Union av, 20x126.5, 2-sty brk dwelling. Sadie Dembitz to Hattie Zacharias. Mort \$7,700. July 7. July 8, 1908. 10:2682. other consid and 100
- 170th st, No 604, old No 854, s s, 100 w Franklin av, old line, 19.9 x125x19.9x125.7, 2-sty frame dwelling. Release mort. Farmers Loan and Trust Co TRUSTEE John Walker to Jane Potberg. June 26. July 6, 1908. 11:2931. 2,000
- 182d st | n s, 221.4 e Crotona av, 100x200 to s s Garden st, va-Garden st | cant. Eliz M Thomson to York Realty Co of Brook-lyn. Mort \$10,000. June 29. July 7, 1908. 11:3099. other consid and 100
- Same property. John J Lynch to Eliz M Thomson. June 27. July 7, 1908. 11:3099. other consid and 100
- 186th st, No 468, old No 698, s s, 280 e Park av, 20x100, 4-sty brk tenement. Sere Fried and ano to Gotham Investors Co. Mt \$9,000. June 30. July 9, 1908. 11:3039. nom
- 186th st, n e s, — e Park av, and being lot 31 map lands in partition of heirs of Thomas Bassford at Fordham. Benj J Weil to Celia Stern. B & S. All liens. July 6. July 8, 1908. 11:3040. nom
- 199th st | n w cor Decatur av, 25x100, vacant. Release mort. Decatur av | Abraham B Cox to Thirza E Happy. July 8. July 9, 1908. 12:3284. nom
- Same property. Thirza E Happy to Fred M Edwards. July 8. July 9, 1908. 12:3284. other consid and 100
- *214th st, n s, 100 w Tilden av, 25x100, Laconia Park. A Shatz-kin & Sons to Saverio Cutolo. Mort \$600. Sept 2, 1907. July 9, 1908. 100
- *217th st, n s, 100 w 6th av, 25x114.4, Laconia Park. Release mort. Angus McGillivray to Valeria Velder. May 20. July 6, 1908. 525
- *217th st, n s, 100 w 6th av, 25x114.4, Laconia Park. Valeria Velder to Louis Berninger. July 2. July 6, 1908. other consid and 100
- *221st st (7th av), n s, 480 e 4th av, 25x114 on w s and 103.9 on e s, Wakefield. Anthony Wazeter to Mary Wojtusiak. June 20, 1907. July 8, 1908. 100
- *223d st, s s, 155 e White Plains road, 25x100, Wakefield. Nicola Di Filippo et al to Carmela Paolillo. Mort \$5,000. June 22. July 7, 1908. other consid and 100
- *229th st, late 15th st, s w cor 5th av, 105x114, Wakefield. Arthur J Mace and ano EXRS Malinda G Mace to Hirsh Solotaroff. Mort \$1,500 and all liens. June 15. July 9, 1908. 1,631.37
- *229th st, late 15th st, s s, 305 w 5th av, 100x114, Wakefield. Arthur J Mace to Jacob Lubin. Mort \$1,500 and all liens. June 15. July 9, 1908. other consid and 100
- *229th st, late 15th st, s s, 255 w 5th av, 50x114, Wakefield. Henry B Mace to Jacob Lubin. Mort \$750 and all liens. June 15, 1908. other consid and 100
- *235th st, s s, 230 w White Plains road, 25x114. Release mort. Ellen Dellett to Emil Leske. June 29. July 3, 1908. 600
- 235th st, n s, 200 e Kepler av, 25x100, 2-sty frame dwelling. Louis Eickwort to Geo W Edmondson. July 7. July 8, 1908. 12:3376. other consid and 100
- 236th st, No 131, n s, 275 e Oneida av, 25x100, 2-sty frame dwell-ing. Ernst Keller to Maria Messner. Mort \$4,500. July 1. July 3, 1908. 12:3371. other consid and 100
- 236th st, No 243, n s, 425 e Keppler av, 25x100, 2-sty frame dwell-ing. Wendel Weindorf to Otto P Schroeder. Mort \$4,200. June 30. July 3, 1908. 12:3377. other consid and 100
- 236th st, late Opdyke av, n e cor Katonah av, late 2d st, 100x100, except part for Katonah av, vacant. Bertha Eckert widow et al to Emma L Eckert. July 6. July 9, 1908. 12:3385. other consid and 100
- 260th st, late Beech st, n s, — e Liebig av, and being gore lots 7, 8 and 9 map (No 620) of Sheridan & Segrave, at Mosholu, 89.9x65.6 x70.6x43.4, vacant. Eugene Blumenheim TRUSTEE Therese Schneeweiss to Benedict Kahnweiler. June 12. July 9, 1908. 1,000
- *Av A | s w cor 7th st, 108x105, Unionport. Leonard Long et al to 7th st | Alexander F Walsh. Mort \$1,200. June 12. July 6, 1908. other consid and 100
- Arthur av, No 2498, e s, 168.6 s Pelham av, 25x87.6, except part for av, 2-sty frame dwelling. Fordham Land and Impt Co to Pas-quale Lamontagna. July 8, 1908. 11:3078. nom
- Anderson av, e s, 500 n Jerome av, 27x149x27.1x146.9, 5-sty brk tenement. Joseph H Jones to Kemp Jones Realty Co. All liens. July 7, 1908. 9:2504. other consid and 100
- Bassford av, No 2323, w s, 259.7 s from s w s 3d av, 20x85.
- Bassford av, No 2321, w s, 279.7 s from s w s 3d av, 19.11x85, ex-cept part for av, two 2-sty frame dwellings.
- John F Boyle to Mosholu Realty Co. All liens. Sept 12, 1906. July 8, 1908. 11:3053. other consid and 100
- Bassford av, No 2321, w s, 105.1 s 185th st, 19.11x46.4x19.11x46.2, 2-sty frame dwelling.
- Bassford av, No 2323, w s, 85.1 s 185th st, 20x46.2x20x46, 2-sty frame dwelling.
- Release mort. Andrew J Mulcahy to Mosholu Realty Co. July 6. July 8, 1908. 11:3053. nom
- *Briggs av, n w cor 4th av, 115x110x118x110. Samuel Oestreicher to Martin Geiszler and John R Perlehefer. Mort \$3,000 and all liens. June 2, 1906. July 7, 1908. nom
- *Broadway, e s, 150 s Tremont road, 25x100, Tremont terrace. Bankers Realty and Security Co to Wm Steinberg and Isaac Ra-witzer. All liens. April 27. July 9, 1908. 100
- Brook av, No 1462, e s, 59.2 n St Pauls pl, 25x100.7x25x100.6, 4-sty brk tenement. Rozetta Tannenbaum to Harry Tannen-baum. Mort \$14,500. June 3. July 9, 1908. 11:2895. other consid and 100
- Belmont av, No 2330, e s, 400 n 183d st, 25x100, 2-sty frame dwelling. Karoline wife Isaac Smith et al to John Curry. Mort \$4,000. July 1. July 3, 1908. 11:3088. other consid and 100
- Bryant av, No 1540, e s, 250 s 173d st, 25x100, 3-sty brk dwell-ing. Maud Hamilton to Barbara Hormuth. Mort \$11,000. July 2. July 3, 1908. 11:3001. other consid and 100
- Brook av, Nos 898 to 902 | s e cor 162d st, 126.11x82.2x103.8x 162d st | 142.3, three 5-sty brk tenements, stores on av. Samuel Grodinsky to Joseph H Schwartz. 1/2 part of all title, being 1-6 part. All liens. June 30. July 3, 1908. 9:2366. other consid and 100
- *Bronx Park av, e s, 50 s 178th st, 25x100, and being lot No 88 map Neill estate, West Farms, dated Oct 25, 1897. Herman Birn-baum to Bertha Rosner. 1/2 part. Mort \$4,400. Feb 1, 1907. July 6, 1908. other consid and 100
- Brook av, No 1515, w s, 195.2 s Wendover av, 100x39.1x100x39, 4-sty brk tenement. Wilhelm Lauter to Johann B W Lange and Barbara his wife tenants by the entirety. Mort \$15,000. June 29. July 6, 1908. 11:2896. other consid and 100
- Brook av | n w cor 140th st, runs w 107.2 x n 100 x w 16 x n 100 to 140th st | s s 141st st x e 104.2 to av x s — to beginning, vacant. 141st st | Abe Schwalbe to Joshua Silverstein. Mort \$58,000. Oct 12, 1905. July 6, 1908. 9:2285. other consid and 100
- *Broadway, w s, 147.7 s e Tremont road, runs w 110.4 x s 25 x e 25 x s 25 x e 116.9 to Broadway x n w 59 to beginning, Tremont Terrace. Bankers Realty & Security Co to Fredk Stewig. All liens. July 15, 1907. July 6, 1908. 100
- Clinton av, No 1323, w s, 251 n 169th st, deed reads part lot 104 map Morrisania, begins at line bet lots 101 and 104, runs w 150 x s 25.11 x e 150 to st x n 25.11 to beginning, 5-sty brk tenement. Henrietta C Schwoppe EXTRX Leonore Schwoppe to John F Condon. July 2. July 3, 1908. 11:2933. other consid and 1,250
- College av, No 1309, w s, 194 n 165th st, 22x92.6, 3-sty brk tenement. Chas E Stahl to Emily Stahl. B & S. Mort \$11,500. July 6, 1908. 9:2437. 100
- Cypress av, w s, 400.4 s St Marys st, 104.1x108.11x90.5x106.2, vacant. FORECLOS, June 3, 1908. James T Brady referee to Wm R Beal. July 1. July 6, 1908. 10:2554. 8,000
- Cypress av, w s, 300.4 s St Marys st, 100x106.2x100x104.2, vacant. FORECLOS, June 3, 1908. James T Brady referee to Wm R Beal. July 1. July 6, 1908. 10:2554. 8,000
- Courtlandt av, Nos 790 and 792, e s, 48.6 s 158th st, 50x91.6, two 3-sty frame tenements and stores. Solomon Kalish to Leah Sitt. Mort \$14,000. July 2. July 3, 1908. 9:2404. nom
- *Commonwealth av, No 1520, e s, 200 n Mansion st, 16.8x100. Jacob Pinkofsky to Adolf Donner and Netti his wife tenants by entirety. Mort \$4,000. July 2. July 3, 1908. other consid and 100
- *Clasons Point road, w s, 131 n Eteley av, 50x58.10x51.4x65.2. Sarah S S Sturges to John S Alexander. June 22. July 3, 1908. other consid and 100
- Crotona av, No 2166, s e s, 99.7 s w 182d st, 25.7x90.7x25.5x88.1, 3-sty frame tenement. Mary Hascher to Chas C Goode. Mort \$7,000. July 7. July 8, 1908. 11:3098. other consid and 100
- *Clarence av, n w cor Barkley av, 100x100. John W Cornish to Carl Klug and Michael Klug Jr. Mort \$1,428. July 6. July 7, 1908. other consid and 100
- Clay av | w s, at n e s 173d st, 104x95x76x98.9, vacant. Ernestine 173d st | Malino to Cath L Wynne, Bella Kaufmann, Clara and Della Max and Oscar Klausner. Mort \$8,000. July 6. July 7, 1908. 11:2790. other consid and 100
- Crotona av, No 1800, e s, 102.1 s 175th st, 51.8x80.5x51.4x—, 2-sty frame dwelling and vacant.
- Crotona av | n e cor Crotona Park North, 78.6x88.2x81.10
- Crotona Park North | 88.7, vacant. Geo W Robinson to Lavelle Construction Co. Mort \$16,500. Feb 16, 1907. July 7, 1908. 11:2944. nom
- College av, No 1366, e s, 243.1 s 170th st, 16.8x100, 2-sty frame dwelling. Chas H Baechler to Henry Pauls. Mort \$3,200. July 1. July 9, 1908. 11:2783 and 2785. nom
- College av, No 1366, e s, 243.1 s 170th st, 16.8x100, 2-sty frame dwelling. Release mort. Northern Bank of N Y formerly Ham-ilton Bank of N Y, to Chas H Baechler. Q C. July 8. July 9, 1908. 11:2783, 2785. 100
- Decatur av, e s, 75.1 n 200th st, 27x79.7, vacant. Kingston & Smyth Construction Co to Robt W Todd. July 1. July 3, 1908. 12:3280. other consid and 100
- Eastburn av, w s, 131.8 s 174th st, 25x95, 2-sty frame dwelling. John Miller to Wm C Beith. Mort \$5,000. July 2. July 3, 1908. 11:2794. other consid and 100
- *Fairmount av, n s, 75 w Vincent av, 50x100. Lohbauer Park Impt Co to Thomas Price. June 18, 1908. July 6, 1908. other consid and 100
- *Fairfax av, w s, 175 s Baisley av, 75x100. Lohbauer Park Impt Co to John A Vornbaum. June 18, 1908. July 6, 1908. other consid and 100
- *Fairmount av, s s, 25 w Fairfax av, 50x100. Lohbauer Park Impt Co to Mary Heimbuch. June 18, 1908. July 6, 1908. other consid and 100
- *Fairfax av, e s, 150 n Fairmount av, 50x100. Lohbauer Park Impt Co to August Apel. June 18, 1908. July 6, 1908. other consid and 100

*Forest av, w s, 250 n West Farms road, 50x100, Westchester. Patrick J Carmody to Herman Tuchman. Mort \$1,080. July 2, 1908. 10:2761. other consid and 100

Fleetwod av, w s, 375 s Walnut st, 25x100, except part for Morris av, vacant. Simeon M Barber and ano to Catharine wife of Patrick Curran. July 7, 1908. 11:2820. other consid and 100

Forest av, Nos 1033 and 1035, w s, 88 n 165th st, late Wall st, 33.3x87.6, two 3-sty frame tenements. Max Garms to John Maixner and Fredk Ochs. Mort \$11,500. June 27, July 7, 1908. 10:2650. other consid and 100

Forest av, No 824 | s e cor 160th st, 118x33, 5-sty brk tenement 160th st, No 750 | and store. Cath L Wynne et al to Ernestine Malino. Mort \$43,000. July 1, July 7, 1908. 10:2656. other consid and 100

Garrison av, s s, 57.2 w Faile st, 28.7x102.5x25x116.5, vacant. Hunts Point Realty Co to Bernard J Brown. June 11, July 7, 1908. 10:2761. other consid and 100

Gun Hill road | s w cor Woodlawn road, 276.1x778.4x279.7x583.6, Woodlawn road | vacant. Release mort. Wm C Trull to J Allen and Edwin S Townsend. July 8, 1908. 12:3337, 3338, 3339 and 3340. 50,000

Grand Boulevard and Concourse | s e cor 166th st, 92.7x3.2x92.7x1.8, 166th st | Henry Maillard to Jessie Parker. All liens. Apr 11, July 7, 1908. 9:2462. 325

*Gainsborg av | e s, 275 s Tremont road, 111.1x200 to w s Eastern Boulevard | Eastern Boulevard x91.9x200, Tremont Terrace. Wm J Hyland to Colorado Realty Co. June 30, July 3, 1908. other consid and 100

*Grace av, w s, 150 s Lyon av, 25x100, Westchester. Herman Tuchman to Patrick J Carmody. Mort \$4,000. July 2, July 3, 1908. other consid and 100

Garrison av, s s, 57.2 e Irvine st, 28.6x124.5x25x110.5, vacant. Hunts Point Realty Co to Joseph Israel, of Dobbs Ferry. June 11, 1908. July 6, 1908. 10:2761. other consid and 100

*Harrod av, w s, 400 n Ludlow av, 50x100. Adele S Dodd to Paul Baceti. June 22, July 6, 1908. other consid and 10

Hughes av, No 2506, e s, 112.10 s Pelham av, 25x87.6, 3-sty brk tenement and store. Release mort. Richard S Collins to Giovanina Damiano. June 26, July 6, 1908. 11:3078. 6,250

Hughes av, late Cambreling av, s e s, 150 n e 183d st, 25x100, vacant. Hugh E Ferris to Angelo Corbo. Morts \$1,300. June 18, July 6, 1908. 11:3087. nom

Hunts Point av, e s, 102 n Seneca av, 51.2x111.9x50x100. Hunts Point av, e s, 25.7 s Seneca av, 25.7x111.9x25x117.7. Seneca av, s w cor Faile st, 50x100. Garrison av, s w cor Whittier st, 25x100. Whittier st, w s, 100 s Garrison av, 100x100. Whittier st, w s, 225 n Seneca av, 100x100, vacant. Hunts Point Realty Co to Meehan Construction Co. June 18, July 6, 1908. 10:2761 and 2762. other consid and 100

Hull av, e s, 151.11 n 207th st, 75x100, vacant. Release mort. Tommaso Giordano to Thos F Riley and John Loughney. July 3, July 6, 1908. 12:3351. 4,000

Hughes av, No 2244, e s, 155 n 182d st, 18.1x100, 3-sty frame tenement. Charles Schuler to Theresa Schuler and Philip F Mehrbrey. Mort \$3,500. July 2, July 3, 1908. 11:3086. nom

Hughes av, Nos 2244 to 2250, e s, 250 s 183d st, 75x100, four 3-sty frame tenements. Wellington Davison to Charles Schuler. Mort \$14,000. June 11, July 3, 1908. 11:3086. other consid and 100

Hull av, Nos 3079 and 3081, w s, 100 s Woodlawn road, 50x110, two 2-sty frame dwellings. Release mort. Max Moscovitz to Mary A Costello. July 8, July 9, 1908. 12:3333. 2,050

Hoe av | w s, at n w s West Farms road, runs w 100 x s West Farms road | 119.5 x e 22.5 to road x n e 142.5 to beginning, vacant. Henry Morgenthau to James C McCarthy. B & S. July 2, July 7, 1908. 10:2744. other consid and 100

Hughes av, No 2248, e s, 191.5 n 182d st, 18.2x100, 3-sty frame tenement. Charles Schuler to Eliz G Meyer. Mort \$3,500. July 2, July 3, 1908. 11:3086. nom

Hoe av, No 1231, w s, 87.4 s Freeman st, 18.9x67.11x18.10x66.6, 2-sty frame dwelling. Michael T Reedy to Harry H Harris. Mort \$3,300. July 6, July 8, 1908. 11:2979. other consid and 100

Intervale av, w s, 266.11 s 167th st, 75x88x75.9x77.4, vacant. Josephine La Bahn to Jacob Hirsch. C a G. All liens. Apr 1, July 3, 1908. 10:2700. other consid and 100

*Jefferson av, n s, 50 e Boyd av, 50x100, Edenwald. Eliz H Gray to Edward Bach. May 28, July 8, 1908. other consid and 100

Jackson av, No 937 | n w cor 163d st, 86.4x25, 4-sty brk tenement 163d st, No 709 | ment and store. John H Peper to Magdalene Crossmon. Mort \$16,000. June 30, July 3, 1908. 10:2639. other consid and 100

*Kearney av, w s, 150 n Baisley av, 50x100. Lohbauer Park Impt Co to Mary X Clark, of Newark, N J. June 18, 1908. July 6, 1908. other consid and 100

*Kearney av, w s 100 s Waterbury av, 43.5x100x66.6x108.9. Eastern Boulevard, e s; 50 n Baisley av, 125x100. Lohbauer Park Impt Co to Wm E Golding. June 18, 1908. July 6, 1908. other consid and 100

Kepler av, e s, 80 n 238th st, 40x100, 2-sty frame dwelling. Carrie W wife Benj W Cole to John J Donohue. July 2, July 3, 1908. 12:3379. other consid and 100

*Kearney av, w s, 125 n Fairmount av, 25x100. Lohbauer Park Impt Co to Thos J Kelaher. June 18, July 6, 1908. other consid and 100

Longfellow av, w s, 175 s Garrison av, 25x100, vacant. Hunts Point Realty Co to Thomas Conway. June 11, July 7, 1908. 10:2761 and 2762. other consid and 100

Longfellow av, w s, 225 n Seneca av, 100x100. Hunts Point Realty Co to Chas S Baker. June 11, July 7, 1908. 10:2761 and 2762. other consid and 100

Longfellow av, e s, 267.5 n Garrison av, runs n 50 x e 8 x n e 21.11 x n e 6 x e 104 x s 22.5 x w 122.9, vacant. Hunts Point Realty Co to Ellen M Quinlan. June 11, July 7, 1908. 10:2755 and 2759. other consid and 100

*Morris Park av, s s, 25 w Taylor st, 25x100. Frederick Rieper to Simon T Hoven. Mort \$3,500. July 2, July 6, 1908. other consid and 100

Monroe av, No 1752, e s, 270 n 174th st, 25x95, 3-sty frame tenement. Annie Cohen et al to Malwine A Schaefer. Correction deed. Mort \$8,800. July 1, July 6, 1908. 11:2798. other consid and 100

Monroe av, No 1754, e s, 295 n 174th st, 25x95, 3-sty frame tenement. Paula wife of and Louis Steinik et al to Wm Matyko. Correction deed. Mort \$8,800. July 1, July 6, 1908. 11:2798. other consid and 100

*Matthews av, e s, 178.4 n Bronxdale av, 50x100. Nicholas Voos to Charles Wendt. Mort \$1,230. July 8, July 9, 1908. other consid and 100

Mapes av, s e s, 190.3 n e Tremont av, 26.8x145.2, except part for av, vacant. Filomena wife Frederick De Lorenzo to Harry G Hecht. July 7, 1908. 11:3107. other consid and 100

*Morris Park av | s e cor Victor st, 20x100. Chas H Baechler to Victor st | James Butler, Inc, a corpn. All liens. July 6, July 7, 1908. other consid and 100

Morris av, No 812, old No 828, e s, 170 s 160th st, runs s 75 x e 108.10 x n 50 x w 8.10 x n 25 x w 100 to beginning, with all title to strip 75x1 bet old and new lines of av, 3-sty frame dwelling and vacant. Paul A Brautigam to Ida H Brautigam widow. Q C. July 7, July 8, 1908. 9:2420. nom

Norwood av, s s, 444.4 e 205th st, 25x100, vacant. Anna A Esser to George McVicker. July 2, July 3, 1908. 12:3354. other consid and 100

Norwood av, late Decatur av, s s, 419.4 e 205th st, 50x100, vacant. Release mort. Warren B Sammis, to Anna A Cordts Esser von Bartenfels. June 25, July 3, 1908. 12:3354. nom

*Olinville av, w s, 100 s Whitehall pl, 25x140.7. Frederick Gamble to James B Flynn. July 3, July 6, 1908. other consid and 100

*Olinville av, e s, 125 n Mace av, 25x147.6x25.11x140.6. Domestic Realty Co to Rosa Krakower. All liens. June 4, July 9, 1908. nom

Pelham av, No 682 (Union), s s, 25.6 e Pyne st, 50.11x121.3x50x111.5 w s, 1-sty brk garage. Mathew Loomam to Delia K Loomam. Mort \$4,000. July 7, July 8, 1908. 11:3091. nom

Perry av, No 3190, s s, 95.5 e 205th st, 25x100, 2-sty frame dwelling. Hibbert B Roach to Henry P Downes. Mort \$5,500. July 1, July 6, 1908. 12:3346. other consid and 100

Prospect av, No 589, w s, 135 n 150th st, 20x100, 4-sty and basement stone front tenement. Charles Schocken to Arthur A Whitney. 1/2 part. Morts \$10,850. July 6, 1908. 10:2674. nom

*Pelham or Westchester road, s s, adj land C Taylor, runs s 407 x w 42 x n 381 to road x e 48.6 to beginning, being part estate George Baxter, 24th Ward. Henry Neeb to Harry Westfield. June 24, July 6, 1908. other consid and 100

*Pelham road, w s, 26.2 s Libby st, runs w 77.1 x s 25 x w 10 x s 50 x e 63.3 to road, x n 78.8 to beginning, Throggs Neck. Fredk A Kerker, Jr, to Blanche B Terrill. Mort \$1,000. July 8, July 9, 1908. 100

Perry av, w s, 289.11 s Old road, 25x130.4 to e s of the Drive, x26.5x138.11, vacant. Elizabeth Williams to Frank A Wetzel. Mort \$5,600 and all liens. July 8, July 9, 1908. 12:3343. other consid and 100

Prospect av, Nos 1306 to 1310 | n e cor Home st, runs n 63.6 x e 100 Home st, No 851 | x s 12 to n s Home st x w 112 to beginning, 6-sty brk tenement and store. Release mort. New York Trust Co to The M & V Construction Co. July 6, July 7, 1908. 10:2694. other consid and 1,000

Prospect av, e s, 98.11 s 169th st, runs e 65 x s 37.2 and 12.5 x | w 100 to av x n 25 to beginning, vacant. Prospect av, No 1328, s e s, 293.6 n e Home st, 50x100, 2-sty frame dwelling and 2-sty frame building in rear. James J Butler to Alice M Rountree, of Brooklyn. June 11, July 7, 1908. 10:2694. other consid and 100

*Robin av, e s, 300 s Madison av, 25x100, Tremont terrace. Bankers Realty and Security Co to William Steinberg and Isaac Rawitzer. All liens. April 27, July 9, 1908. 100

Robbins av, No 510, e s, 179 n 147th st, 25x100, 4-sty brk tenement. Olga T Dickemann to Josefina Froehlich. Mort \$9,500. July 2, July 3, 1908. 10:2579. other consid and 100

Robbins av, s e cor 141st st, 98.9x101x111.4x100, vacant. FORECLOS, June 30, 1908. James W Hyde referee to Gerhard Kuehne Jr of Leonia, N J. July 2, July 3, 1908. 10:2569. 12,000

Robbins av, n w cor 139th st, 101x92.2. Gerhard Kuehne Jr to Arthur W Saunders. July 6, 1908. 10:2568. other consid and 100

Robbins av, s w cor 140th st, 101x92.2, vacant. Gerhard Kuehne Jr to Arthur W Saunders. July 6, 1908. 10:2568. other consid and 100

*Road leading to Pelham, w s, s 1/2 of lot 2A of estate Elijah Valentine at Westchester, 50x431 to mill pond x69x470, contains 493,1000 acres. Robbins av, s e cor 141st st, 100x111.4x101x98.9, vacant. Gerhard Kuehne, Jr, to Myer Cohen and Morris B Evens. July 7, July 9, 1908. 10:2570. other consid and 100

Willow lane road, 145 from land Jas W Robinson, runs along land of Dr. Meyers 394.6 x n 54.6 x e 257 x — 150 to road x s 55 to beginning, 1/2 acre, Throggs Neck. Middletown road, s s, 123.1 e road to Pelham Bridge road, 50.2x108.6x50x105.7, Westchester. Zulett av, s s, 425 w Mapes av, 50x100, Westchester. Cornell av, n s, 135 e old road, 50x100, Westchester. Washington st | w s, lot 419 map Unionport, 200x216 to e s Jack-Jackson st | son st. Highway leading from Crossway to Pelham Bridge, at s e cor land of James Henderson, runs s w 135 along highway x n w — to Westchester mill pond x n 135 x s e — to beginning, Westchester. Also land at Chatham, Eastchester and West Mt Vernon, N Y. Agreement as to execution of deed payment of claims, &c. Mary L Henderson et al HEIRS & c estate Thomas Henderson with C Adelbert Becker EXR and TRUSTEE Thomas Henderson. Dec 6, 1906. July 6, 1908. Miscel. *Same property. General release of said estate and EXR. James Henderson et al to same. Dec 6, 1906. July 6, 1908. nom *Same property, except lands at Chatham, Eastchester and West Mt Vernon, N Y. C Adelbert Becker EXR and Mary L Henderson widow et al HEIRS & c Thomas Henderson to Lizzie H Burke. All title. Q C. Dec 6, 1906. Rerecorded from Apr 17, 1907. July 6, 1908. nom

Seneca av | n e cor Faile st, 200 to Bryant av x100. Bryant av | Garrison av, s e cor Faile st, 28.7x117.2x25x103.2, vacant. Hunts Point Realty Co to Morgenthau Realty Co. June 11, 1908. July 6, 1908. 10:2761. other consid and 100

Seneca av, n e cor Bryant av, 25x100, vacant. Hunts Point Realty Co to Thomas Sloyan. June 11, 1908. July 6, 1908. 10:2761. other consid and 100

Southern Boulevard, w s, 285.11 n 181st st, 34.5x90.2x32.2x102.5, vacant. Bertha Hoffman to Mina Fried. Mort \$14,000 on this and other property and all liens. Apr 22, July 6, 1908. 11:3111. nom

Southern Boulevard | n w cor 175th st, runs n 271.6 to s s 176th Trafalgar pl | st x w 126.2 to e s Trafalgar pl x s 49 x e 175th st | 78 x s 235.6 to n s 175th st x e 128.9 to beginning, vacant. FORECLOS, June 17, 1908. Chas E Lydecker referee to A Lawrence Kerker. Sub to taxes and assessments. July 6, 1908. 11:2958. 20,000

Seneca av, s s, 50 w Bryant av, 25x100, vacant. Hunts Point Realty Co to Chas W Muller. June 11, July 7, 1908. 10:2761. other consid and 100

St Anns av, e s, 300 s 156th st, 75x90, vacant. FORECLOS, Apr 29, 1908. Lytleton Fox referee to Ellen Ingram, Ann E Reed and Francis W Pollock EXRS and TRUSTEES Maria Thompson. May 28, July 6, 1908. 10:2617. 6,800

Same property. Ellen Ingram et al EXRS & Maria Thompson to Grace C Whitehall. May 29. July 6, 1908. 10:2617. 7,582.54

*St Raymond av, n s, abt 197 w Tryon row, and being lot 169 map (No 398) Sec 2 of St Raymond Park, 25x100. William Cleary to Nora C Carroll. Mort \$600 on this and other property. July 6. July 7, 1908. other consid and 100

*St Raymond av, n s, 202 w Tryon row, and being lots 169 and 170 map No 398 property belonging to H P Rose, Sec 2, St Raymonds Park, 50x100. Julius E Pattengill to William Cleary, of Mt Vernon, N Y. Mort \$600. July 6. July 7, 1908. other consid and 100

Southern Boulevard, No 1216, e s, 136.10 n Lyon or Home st, 25x 113.11x25x112.1, 2-sty brk tenement and store and 1-sty brk building in rear. John H Wittpenn to Rudolph Weissker. Mort \$9,000. July 7. July 9, 1908. 11:2979. other consid and 100

*Stillwell av, e s, 153.6 s McDonald st, 25x100.

Eastchester road, e s, abt 295 n Stillwell av, 27.3x98.5x25x88.7. Release mort. John J Brady to Hudson P Rose Co. July 2. July 3, 1908. 700

St Anns av, No 146, e s, 60 n 134th st, 20x80, 4-sty brk tenement and store. Henry Glassman to Morris Levin and Benjamin Glasser. Mort \$9,750. July 2. July 3, 1908. 10:2547. 13,000

St Anns av, No 672, e s, 636.8 s 156th st, 27.7x94.6x27.5x94.5, 4-sty brk tenement. Adam Thom Jr to Charles Bollier. Mort \$14,500. July 2. July 3, 1908. 10:2617. other consid and 100

Southern Boulevard | s e cor 139th st, 115x186x100x128. vacant. 139th st FORECLOS, June 24, 1908. Chas S Brown referee to Mutual Life Ins Co of N Y. July 2. July 3, 1908. 10:2590. 25,000

Tinton av, No 1072, e s, 127.9 s 166th st, 16.5x100, 2-sty frame dwelling. Laura M Zehner by Julius H Zehner to Louis Hatlak. July 2. July 3, 1908. 10:2670. other consid and 100

Tinton av, No 1131, w s, 236.6 s Home st, 18.7x—x18.11x110, 3-sty frame tenement. Melville J Beckel to Ellen L Keegan. Mt \$6,700. July 1. July 9, 1908. other consid and 100

Tinton av, No 919, w s, 116.5 s 163d st, 18.4x95, 3-sty frame tenement. Charlotte Wolff to Katharina Finkernagel. Mort \$6,750. July 6. July 7, 1908. 10:2658. other consid and 100

*Town Dock road, n s, 75 w Deane av, 25x100. Lohbauer Park Impt Co to Julius Figlioino. June 18. July 7, 1908. other consid and 100

Teller av, Nos 1352 and 1356, e s, 474 n 169th st, 50x80.7x50x80.11, two 2 and 3-sty brk dwellings. Ephraim B Levy to Isaac Brown. Q C and Correction deed. Dec 3, 1907. July 6, 1908. 11:2782. nom

Tinton av, No 919, w s, 116.5 s 163d st, 18.4x95, 3-sty frame tenement. Annie M Majewsky to Charlotte Wolff. July 3. July 6, 1908. 10:2658. other consid and 100

*Town Dock road, n s, 75 w Wilcox av, 50x100. Lohbauer Park Impt Co to John Gorman. June 18, 1908. July 6, 1908. other consid and 100

Teller av, No 1352, e s, 474.1 n 169th st, 25x80.9x25x80.11.

Teller av, No 1356, e s, 499.1 n 169th st, 25x80.7x25x80.9. Agreement as to open space, fence, &c. Isaac Brown with Joseph F McMahon. July 3. July 6, 1908. 11:2782. nom

Teller av, No 1352, e s, 474.1 n 169th st, 25x80.9x25x80.11, 2 and 3-sty brk dwelling. Isaac Brown to Joseph F McMahon. Mort \$8,500. July 3. July 6, 1908. 11:2782. nom

Union av, Nos 1217 to 1221, w s, 78 n 168th st, late 6th st, 80x 100, except part for av, 2-sty frame dwelling, 3-sty frame tenement and store and 2-sty frame dwelling and store. William Carr Jr to Arthur W Saunders. July 3. July 6, 1908. 10:2673. other consid and 100

*Union av, n e s, 151 n w 4th av, 22x100. Betty Peterson to Augusta Ollry. Mort \$2,800. June 29. July 7, 1908. other consid and 100

Union av, No 634, e s, 128.1 s 152d st, 16.8x90, 2-sty brk dwelling. Abraham J Leventhal to Barnett Jaffe. Nov 29, 1905. July 3, 1908. 10:2674. nom

Vyse av, No 1169, w s, 480 n 167th st, 20x100, 3-sty brk dwelling. FORECLOS, July 8, 1908. James J Bennett ref to Ray Hoffman. July 8. July 9, 1908. 10:2752. 800

Vyse av, No 1346, e s, 50 s Jennings st, 25x100, vacant. Samuel Roberts to Joseph P Reynolds. Mort \$1,200 and all liens. July 2. July 6, 1908. 11:2994. other consid and 100

*Waterbury av, s w cor Fairfax av, 25.7x100. Lohbauer Park Impt Co to Nora Goldschmidt. June 18, 1908. July 6, 1908. other consid and 100

*White Plains road, e s, 175 n Locust av, 50x100, except part for road, Bronxwood Park. Richard O'Hara to Geo J Puckhafer. Mort \$12,500 and all liens. July 2. July 6, 1908. nom

Woodycrest av, e s, 50 s 164th st, 37.6x100, vacant. Francis H Weeks to Emma Weeks. B & S. All liens. July 2. July 7, 1908. 9:2507. gift and 100

Webster av, No 1416 | s e cor St Pauls pl, 26.2x100x32x100.2, 4-sty brk tenement and store. Gilbert G Newhouse to Taft Realty Co, a corp. Mort \$26,000. July 1. July 7, 1908. 11:2896. other consid and 100

*White Plains road, e s, lot 5 and part lot 4 map 93 lots at South Mt Vernon. Seaver S Adams to Charles Seiferd and Henry G Leist. All title. Q C. July 7, 1908. nom

Webster av, No 1233, on map No 1237, w s, 106 n 168th st, 26x100, 4-sty brk tenement. Louis Burger to Lina F Andrees. Mort \$14,500 and all liens. July 8. July 9, 1908. 9:2427. other consid and 100

Woodlawn road, e s, 52.3 n Hull av, 52.3x95.9x50x111, vacant. Bessie T wife of Frank R Houghton to William McGowan. May 4. July 9, 1908. 12:3345. other consid and 100

Washington av, Nos 1182 and 1184, old e s, 190 n 167th st, 50x 137, except part for av, two 4-sty brk tenements. Bohemian-American Building Assoc Bretislav to Minnie Hornickel. Mort \$28,000. July 2. July 3, 1908. 9:2372. other consid and 100

Woodlawn road | w cor 208th st, 25x100, vacant. Ray K Loeb et al to Edward McDonald. Mort \$1,400 and all liens. June 19. July 3, 1908. 12:3336. 100

Washington av, w s, 183.4 n 175th st, 0.6x29.

Washington av, adj above on north, —x— Party wall agreement. Albert J Schwarzler with John Kientsch. June 30. July 3, 1908. 11:2908. nom

Willis av, No 478, e s, 75 n 146th st, 28x100, 3-sty frame tenement and store. 1-6 part. All title. Mort \$10,000.

Willis av, No 480, e s, 103 n 146th st, 22x100, 4-sty frame tenement and store. 1/4 part. All title. Mort \$8,500.

Carl F Rubsam to Richard A Roediger, of Mt Vernon, N Y. July 2. July 3, 1908. 9:2291. other consid and 100

Washington av, No 1825, w s, 102.11 n 175th st, 40.1x112.10x40x 112.10, 6-sty brk tenement and store. John Kientsch to Albert J Schwarzler. All title. Q C. July 3, 1908. 11:2908. nom

Washington av, Nos 1825 to 1829, w s, 102.11 n 175th st, runs w 112.10 x n 80.1 x e 83.10 x s 0.6 x e 29 to av x s 79.8 to beginning, two 6-sty brk tenements and stores. Albert J Schwarzler

to Adamant Real Estate Co. Mort \$60,000. July 1. July 3, 1908. 11:2908. other consid and 100

*Zulette av, n s, 133.6 e Old road, 50x100, Westchester. Franklin C Albee to Otto F Wagner and Joseph Pierson. July 2. July 8, 1908. other consid and 100

3d av, old s s, 100 w Port Morris Branch of N Y & H R R and abt 160 w Brook av, runs s w along av, 51 to an angle x s along e s of av, old line, 49.10 x s e 57 x n 77 to beginning, vacant. Rebecca Cohen to Louis Reiter. B & S. Mort \$6,000. June 26. July 8, 1908. 9:2364. nom

3d av, No 3915, w s, 55.2 s 172d st, 27.7x82.8, except part for av, 2-sty frame tenement and store with 1-sty extension. Peter J and Christine Petermann to Daniel J Kiefer. Mort \$8,000. July 6. July 8, 1908. 11:2919. nom

Same property. Daniel J Kiefer to Christine Petermann. Mort \$8,000. July 6. July 8, 1908. 11:2919. nom

*Lots 131, 131a, 132 to 140 and 206 to 209 (15 lots) map of lots near Williamsbridge Station. Release mort. Ralph Hickox to Teresina Pizzutiello. June 11. July 9, 1908. 8,100

*Lots 157 to 160 map (No 426) of lots near Williamsbridge Station. Otto P Schroeder to Wendel Weindorf. All liens. June 30. July 3, 1908. other consid and 100

*Lots 83, 84 and 134 to 138 map (No 1098) of Tremont Heights. Fannie Livingston to James R Homer. June 30. July 3, 1908. other consid and 100

*Lots 141, 143 and 144 same map. Release mort. Eugene R Dennis et al to The Lamport Realty Co. June 25. July 3, 1908. 300

*Lots 83, 84, 99, 101 to 104, 125 and 134 to 138 same map. Release mort. Same to same. June 25. July 3, 1908. 800

*Plot begins 490 e White Plains road, at point 1,050 n along same from Morris Park av, runs e 100 x n 100 x w 100 x s 100 to beginning, with right of way over strip to Morris Park av. Agnes Decker to Johanna Birnhaupt. Mort \$2,100. June 27. July 7, 1908. other consid and 100

*Plot begins 150 n Morris Park av, at point along same 274.6 e Unionport road, runs w 100 x n 25 x e 100 x s 25 with right of way over strip to Morris Park av. Geo Isaacs to Saml N Le Fevre, of Port Chester, N Y. All liens. B & S. July 8, 1908. nom

*Plot 126, 127, 150, 161, 184, 195, 196, 213, 215, to 218, 227 to 230, 232, 237 to 239, 241 to 243, 254 to 256, 270, 281, 282, 292, 293, 473, 474, 519, 520 and 523 map No 1106 of Arden property at East and Westchester; lots 55, 56, 60, 63, 65 and 70 revised map Seneca Park, Westchester and all title, &c, in Arden property, Bronxwood Park and Seneca Park or elsewhere, except lot 41 in Bronxwood Park. Emma L Shirmer to Geo P Shirmer. All liens. June 8. July 8, 1908. other consid and 100

LEASES

Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.

July 3, 6, 7, 8 and 9.

BOROUGH OF MANHATTAN.

Allen st, No 147 | n w cor, store and basement. Meyer Rivington st, Nos 66 and 68 | Vesell to Aaron Singer; 5 3-12 years, from Feb 1, 1909. July 3, 1908. 2:416.....1,800 to 2,100 ✓

Ann st, No 15, store. Issac or Isaac Mendoza to Isaac Gellman; 4 10-12 years and 22 days, from July 10, 1908. July 3, 1908. 1:90.....2,400 ✓

Broome st, No 194 | n e cor, 2 apartments on 2d floor. Wolf Suffolk st, Nos 64 and 66 | Nadler to Philip Steigman; 5 years, from May 1, 1908. July 7, 1908. 2:347.....600 ✓

Broome st, n e cor Suffolk st, —x—. Agreement as to repairs, &c, under lease. Wolf Nadler with Philip Steigman. Apr 20. July 7, 1908. 2:347.....nom

Broome st, No 35, s w cor Goerck st, store, &c. Jacob Bernstein to Annie Feldberg; 3 years, from June 1, 1909. July 9, 1908. 2:326.....780 and 840 ✓

Broome st, Nos 358 and 360, all. Pinkus Nathan to Domenico Venezia; 5 years, from Nov 1, 1909. July 6, 1908. 2:479, 7,800 ✓

Same property. Assign lease. Gaetano and Frank Trapani to same. June 26. July 6, 1908. 2:479.....nom

Broome st, s e cor Orchard st, store, &c. Louis Lintz to Nathan Schlyen; 2 10-12 years, from July 2, 1908. July 3, 1908. 2:408. ✓

Canal st, Nos 163 and 165, store, &c. Emma G Wilson et al to Abraham Paltrowitz; 4 11-12 years, from June 1, 1908. July 9, 1908. 1:202.....3,000 ✓

Cherry st, No 150, store, &c. Martin Garone and ano to Rosina Iorio; 5 years, from Aug 1, 1907. July 3, 1908. 1:253.....420 and 480 ✓

Henry st, No 249, n e cor Montgomery st, store, &c. Himan Margolies to Samuel Radin; 5 years, from May 1, 1908. July 7, 1908. 1:287.....1,068 ✓

Houston st, No 279 East, s s, 25x102. Assign lease. S Albert Reitman to Serana Reitman. Nov 30, 1906. July 6, 1908. 2:350. other consid and 100

Lafayette st, No 316 | Assign lease. Andrew Doerfler to John Hoff-Crosby st, No 151 | mann. July 2. July 7, 1908. 2:522.....nom

Lewis st, No 128, cor store and basement. Joseph Bockar to Charles Gutkin; 4 years, from May 1, 1905. Rerecorded from Nov 2, 1903. July 6, 1908. 2:330.....900

Same property. Bernat Springer et al to same; 3 years, from May 1, 1909. July 6, 1908. 2:330.....900

Liberty st, No 137.....

Washington st, Nos 155 and 157. Assignment of money that will become due on surrender of lease. Samuel Stern to Bernheimer & Schwartz. July 2. July 9, 1908. 1:58.....nom

Liberty st, No 137.....

Washington st, Nos 155 and 157. Assign lease. Saml Stern to Geo C Kienzle. Mort \$1,595. July 3. July 8, 1908. 1:58.....nom

Same property. Re-assign lease. Geo C Kienzle to Saml Stern. July 6. July 8, 1908. 1:58.....nom

Madison st, No 172. Surrender lease. Moses Katz to Samuel Goldstein and ano. All title. June 29. July 9, 1908. 1:272. 125

Mulberry st, No 3, store. Charles Goldstein to Giuseppe Termini; 10 years, from July 1, 1908. July 8, 1908. 1:161.....480 ✓

Park pl, No 1. Agreement not to assign lease, &c, without consent of party 2d part. Edward Miller, a corp, with Anheuser-Busch Agency. July 1. July 3, 1908. 1:124.....

Spring st, No 75. Assign lease. Bill of sale, &c. Louis H Junod to Melanie M Leuch widow and LEGATEE Chas E Leuch. All title. June 25. July 6, 1908. Misc. 1,333.57

Suffolk st, Nos 171 and 173, n w s, 44x100. Assigns 2 leases. Mendel W Greenberg to David Michelson. All title. July 3, 1908. 2:355.....500

4th st, No 85 East. Assigns two leases. Saul Amsterdam to Samuel N Katz. July 6. July 9, 1908. 2:460... other consid and 100

4th st, No 85 East, all. Marie wife of Chas F Kremer to Robt L Worm; 5 years, from May 1, 1906. Re-recorded from Mar 13, 1905. July 9, 1908. 2:460... 1,650 and 1,750

Same property. Assign lease. John P Romoser to Saul Amsterdam. Nov 7, 1907. July 9, 1908. 2:460.....nom

Same property. Chas F Kremer to Saul Amsterdam; 1 1/2 years, from May 1, 1911; 5 years renewal. July 9, 1908. 2:460... 2,000

5th st, No 318 East. Surrender lease. Samuel Halpert et al to Weill Realty Co. All title. July 3. July 8, 1908. 2:446... nom

27th st, Nos 114 and 116 West, 4th floor. Felt Construction Co to The Garrett Color Co, a corp; 1 year, from May 1, 1908, with 2 or 3 years renewal. July 7, 1908. 3:802.....2,000

31st st, No 9 West, rear 1/2 of 5th floor. Alfred Nelson to Le Tronne B Turner and Kate M Hartmann firm Hartmann & Co; 4 years, 10 months and 15 days, from Nov 15, 1906. July 6, 1908. 3:833.....1,000

31st st, No 9 West. Assign lease. Kate M Hartmann to Hartmann & Co. June 18. July 6, 1908. 3:833.....nom

41st st, No 323 West. Assign lease. Benj G Rosenheim to Davies J Marshall. Mort \$2,125. July 6. July 9, 1908.....nom

Same property. Re-assign lease. Davies J Marshall to Benj G Rosenheim. July 7. July 9, 1908. 4:1032.....nom

98th st, No 227 East. Assign lease. Samuel Mechlowitz to Isidor Mandel. June 26. July 3, 1908. 6:1648.....nom

101st st, No 304 East, east store, &c. Moses Pechter to David Ichkowitz; 4 10-12 years, from July 1, 1908. July 7, 1908. 6:1672.....864

113th st, No 337 East, all. Cesare Conti to Guiseppe Marano; 5 10-12 years, from July 1, 1908. July 3, 1908. 6:1685.....900

114th st, No 18 East, all. Louis Geffen to Louis Goldstein; 3 yrs, from Apr 1, 1907. July 3, 1908. 6:1619.....2,508

115th st, No 335 East. Assign lease. Pietro Cirolli to Pellegrino Defeo. June 23. July 3, 1908. 6:1687.....nom

115th st, No 305 East. Assign lease. Joseph or Guiseppe Rao to Antonio D Andres. July 7, 1908. 6:1687.....nom

115th st, Nos 307 to 311 East. Assign lease. Sarah Kanter to Nathan Kovensky. Secures notes for \$900. July 6. July 8, 1908. 6:1687.....nom

Av A, No 1749, n w cor 91st st, Assign lease. Mary A Carroll to Davies J Marshall. Mort \$5,125. July 2. July 3, 1908. 5:1571.....nom

Same property. Reassign lease. Davies J Marshall to Mary A Carroll. July 3. 1908. 5:1571.....nom

Av A, No 1749, n w cor 91st st. Assignment of money that will become due on surrender of lease. Mary A Carroll to Bernheimer & Schwartz. July 6. July 8, 1908. 5:1571.....nom

Av B, No 109, s e cor 7th st. Assign lease. Max Tepper to Joseph Harkavy and Morris Weiner. July 3. July 7, 1908. 2:389.....other consid and 100

Av C, Nos 98 and 100, n 1/2 of store. Ike Rosenberg to Jakob Bergman; 3 years, from July 1, 1908. July 9, 1908. 2:376.....456

Broadway, No 2299, store, &c. Emanuel Heilner et al to Chas A McGinley; 10 3-12 years, from Feb 1, 1908. July 9, 1908. 4:1230.....3,200 to 4,000

Broadway, s w cor 137th st, store on west part of 137th st, front. Charter Construction Co to H O Castor; 10 years, from Jan 1, 1908. July 8, 1908. 7:2002.....720 and 900

Broadway, No 1115, cor 25th st, barber shop, &c. Hoffman House, N Y, a corp, to Frank Roma, from April 15, 1908, to Aug 31, 1915. July 8, 1908. 3:826.....10,000

Broadway, No 5199, Marble Hill Hotel. Assign lease. John G Beck to Ernest Weisswange. All title. July 7. July 8, 1908. 13:3402.....nom

Broadway, No 239, west store on Park pl side, basement and sub-basement. United Merchants Realty & Impt Co to Edward Miller; from Feb 1, 1907, to Apr 30, 1927. July 3, 1908. 1:124...7,750

Lenox av, Nos 115 to 119, s w cor 116th st, 60.11x85.....

116th st, No 102, s s, 85 w Lenox av, 20x100.11, all.....

Leander H and Howard E Crall to Max Rosenblum and Morris Levy; Aug 16, 1905, from Aug 7, 1905, to Aug 1, 1926. July 7, 1908. 7:1825.....taxes, &c, and 6,000

Lenox av, Nos 115 to 119.....

116th st, No 102 West.....

Agreement correcting and modifying lease. Leander H and Howard E Crall with Max Rosenblum and Morris Levy. Feb 24, 1908. July 7, 1908. 7:1825.....nom

1st av, No 1446, north store. Land and Mortgage Co Bohemia to Raymond Waldmann; 3 years, from May 1, 1908. July 8, 1908. 5:1470.....600

1st av, Nos 1 and 3 | n w cor Houston st, store and basement. Houston st, No 170 East | Israel Wien to Adolph Granet; 5 8-12 years, from Aug 1, 1908. July 7, 1908. 2:442.....1,914

1st av, No 2078, space 15x24 in rear of shop. Vincent Russo and ano to Giacomo Suriani; 2 years, from July 1, 1908. July 7, 1908. 6:1701.....300

2d av, No 540.....

30th st, No 300 East.....

Assign lease. William Ring to Geo C Kienzle. July 2. July 3, 1908. 3:935.....nom

Same property. Reassign lease. Geo C Kienzle to William Ring. July 3, 1908. 3:935.....nom

2d av, No 540, south store.....

30th st, No 300 East, east store.....

Richard Caccia to William Ring; 5 years, from July 1, 1908. July 3, 1908. 3:935.....1,500

3d av, No 1985, n e cor 109th st. Assign lease. Thomas Cunningham and ano to Harry Shein and ano. Mort \$5,000. July 2. July 3, 1908. 6:1659.....nom

3d av, No 679, s e cor 43d st, all. Margt Delaney and James Fulton TRUSTEES Wm Delaney to Wm Haney; 4 10-12 years, from July 1, 1908. July 3, 1908. 5:1316.....3,252

3d av, Nos 370 and 372.....

27th st, Nos 156 and 158 East.....

Assign lease. Cath V Corduke to Arthur Jost. July 3. July 6, 1908. 3:882.....nom

3d av, No 679, s e cor 43d st. Assign lease. Wm Haney to John D Haase. Mort \$5,969. July 3. July 8, 1908. 5:1316.....nom

Same property. Reassign lease. John D Haase to Wm Haney. July 6. July 8, 1908. 5:1316.....nom

7th av, No 148, s w cor 19th st, 23x44, all. Margt L Slevin to Andrew Duffy; 10 years, from May 1, 1908. July 8, 1908. 3:768.....2,500 and 2,750

Same property. Assign lease. Andrew Duffy to Arthur Jost. July 7, 1908. July 8, 1908. 3:768.....nom

7th av, n w cor 30th st, 75x75. Subordination of lease to mort for \$25,000. Prudential Real Estate Corp of N J with Bowery Savings Bank. June 30. July 7, 1908. 3:780.....nom

9th av, No 795, store, &c. William Keil Jr GUARDIAN to Charlotte McGovern; 5 years, from Mar 15, 1912. July 3, 1908. 4:1062.....2,500

11th av, No 848, south store, basement and 4 rooms on 2d floor. Wm Schneider to John A Lynch; 5 years, from July 1, 1908. July 8, 1908. 4:1086.....720

Same property. Assign lease. John A Lynch to H Koehler & Co. June 20. July 8, 1908. 4:1086.....nom

11th av, No 557. Assign lease. Benj G Rosenheim to Robt J Dunn and ano. July 6. July 8, 1908. 4:1090.....nom

11th av, No 557. Assign lease. Robt J Dunn and ano to Davies J Marshall. Mort \$5,500. July 6. July 9, 1908. 4:1090.....nom

Same property. Re-assign lease. Davies J Marshall to Robt J Dunn and ano. July 7. July 9, 1908. 4:1090.....nom

BOROUGH OF THE BRONX.

*Van Buren st, e s, 325 n Columbus av, dwelling and stable. Jacob Jacobowitz to Philip Lahr; 2 years, from Aug 1, 1908. July 8, 1908.....360

163d st, No 831 (995) East. Surrender lease. Theo G Hall and ano to Hermann Bullwinckel. All title. May 1. July 3, 1908. 10:2678.....nom

Boston road, Nos 2015 and 2017, north store. David L Phillips to Morris Nutman; 5 years, from May 1, 1908. July 3, 1908. 11:3135.....600 to 840

Morris av, No 846, store. Michael J Kelly and ano to Nicola Sasso; 5 years, from July 1, 1908. July 3, 1908. 9:2420.....480

Melrose av, No 871.....

161st st, No 396 East.....

Assign lease. Philip F Wesermann to Hermann Holter. July 3. July 8, 1908. 9:2407.....nom

Park av, s e cor Wendover av, store. Louis E Kleban to Arthur D Jacobs and ano; May 23, 1908, from completion of premises to May 1, 1911. July 9, 1908. 11:2903.....2,400 to 3,000

Prospect av, No 718, n e cor Dawson st, north store, &c. Joseph Kraus to Hinrich Rohde; 3 years, from May 1, 1908. July 3, 1908. 10:2687.....570 and 600

*West Farms road, n e cor Berrian av. Assign lease. Joseph Bulger to Edward M Bailey. Mort \$1,370.50. July 1. July 3, 1908.....nom

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.

July 3, 6, 7, 8 and 9.

BOROUGH OF MANHATTAN.

Auerbach, Eveline S with N Y Public Library, Astor, Lenox and Tilden Foundations. 77th st, No 40, s s, 274 e Columbus av, 24x104.4. Extension agreement at 5 1/2%. June 2. July 3, 1908. 4:1129.....nom

Appell, Jacob with THE SEAMENS BANK FOR SAVINGS N Y. 23d st, Nos 400 and 402 West. Extension agreement of two mortgages at interest increased from 4 1/2% to 5%. July 3. July 7, 1908. 3:720.....nom

American Mortgage Co with Arnold Adler and Simon Frank. 5th av, No 2193. Extension mortgage. July 7, 1908. 6:1758.....nom

Alden, Chas to Kall Benjamin. Broome st, No 294, n s, 150 e Forsyth st, 25x100. July 1, 3 years, 6%. July 7, 1908. 2:419.....4,800

Arfmann, John to Christopher Arfmann. Av A, Nos 1731 and 1733, n w cor 90th st, No 447, 50.4x107. P M. Prior mort \$10,000. Equal lien with 3 morts for \$1,780 each. July 2, due Dec 1, 1909, 5%. July 3, 1908. 5:1570.....1,780

Same to Lena Reholz. Same property. P M. Prior mort \$10,000. Equal lien with 3 morts for \$1,780 each. July 2, due Dec 1, 1909, 5%. July 3, 1908. 5:1570.....1,780

Same to Annie Yager. Same property. P M. Prior mort \$10,000. Equal lien with 3 morts for \$1,780 each. July 2, due Dec 1, 1909, 5%. July 3, 1908. 5:1570.....1,780

Same to Meta Becker. Same property. P M. Prior mort \$10,000. Equal lien with 3 morts for \$1,780 each. July 2, due Dec 1, 1909, 5%. July 3, 1908. 5:1570.....1,780

Adams, Emma J, Mary A wife of Herbert W Saunders to Frances W A Donohoe guardian Marjorie M Winants et al. 42d st, No 109, n s, 100 w 6th av, 25x100.5. July 6, due Dec 4, 1911, 5%, until July 4, 1909, and 4 1/2% thereafter. July 8, 1908. 4:99.....5,000

Byrd, Geo H with Margaretha wife of and Richd Kolb. Pearl st, No 164, s e s, 41.3 s w Pine st, 21.9x97.3x23x irreg. Extension mort. July 6. July 7, 1908. 1:39.....nom

Bruder, Abraham, Frank Hahn and Paul Kaskel and Joseph Roth with Carl Oestreicher. 108th st, Nos 223 to 235 East. Subordination of seven morts to mort for \$15,000. July 8, 1908. 6:1658.....nom

Benes, Anna widow to Vaclav Strzensky. 76th st, No 368, s s, 100 w 1st av, 18.9x108.2x19x111.3. July 6, 5 years, 5%. July 8, 1908. 5:1450.....2,000

Brown, Henrietta L to A Parker Nevin. 72d st, No 42, s s, 575 w Central Park West, 25x102.2. Prior mort \$20,000. July 1, due &c as per bond. July 3, 1908. 4:1124.....25,000

Bridges, Emily M to Gustav H Schwab exr Gustav Schwab. 74th st, No 148, s s, 482 w Columbus av, 18x102.2. P M. July 2, due &c, as per bond. July 3, 1908. 4:1145.....15,000

Blöch, Adolph to Josephine Eisenhauer extrx Wm Eisenhauer. 81st st, No 442, s s, 156.6 w Av A, 25x102.2. July 3, 1908, 3 years, 5%. 5:1560.....12,000

Beer, Morris, Saml Katz, Saml Weinstock and Clara Gluck to Morris Meyers and ano. Rivington st, No 182, n e s, 25 s e Attorney st, 26x100; Monroe st, No 274, s w cor Jackson st, No 35, 25x 89.7x25x89.6; 12th st, No 526, s s, 270.6 w Av B, 25x103.3; 2d av, No 1875, w s, 75.11 s 97th st, 25x100. July 2, installs, 6%. July 3, 1908, 2:344-405, 1:261, 6:1646. 1,500

Brown, John to James A Deering. Jumel pl, e s, 113.7 s Edgecombe av, 25x140.2 to w s Edgecombe av x30.10x122.2, with all title to 10-ft strip lying in said road. July 3, 1908, 3 years, 5%. 8:2112. 8,000

Bier, Pauline S with Herman Elsas. 85th st, No 33 West. Extension mort. June 24. July 9, 1908. 4:1198. nom

Block, Richard W to Kath L Menser. South st, No 17, n s, abt 45 e Broad st, 28x77x28x80, w s. July 2, 5 years, 5%. July 9, 1908. 1:5. 35,000

Brinckerhoff, Frank, of Fishkill, N Y, to M Hampton Todd. 25th st, No 51, n s, 175 w 4th av, 16.8x98.9, 1-6 part. All title. July 7, 1 year, 4 4-10%. July 9, 1908. 3:855. 6,000

Bonk, Albert, of Brooklyn, N Y, to Adeline Meersse. Greenwich st, No 65. Store lease, &c. July 6, 30 months, 4%. July 7, 1908. 1:19. 1,500

Bozzuffi, John and Giovanni Mandaro to Louis Bellentani. 61st st, No 326, s s, 555 e 2d av, 26.8x100.5. Prior mort \$14,000. July 6, 3 years, 6%. July 7, 1908. 5:1435. 8,000

Baumann, Henrietta wife of and Saml with SEAMENS BANK FOR SAVINGS in City N Y. 89th st, No 51 West. Extension mortgage at increased interest from 4 1/2% to 5%. June 26. July 7, 1908. 4:1203. nom

Business Mens Realty Co with Simon Hendeson. Jefferson st, No 48. Agreement that mort for \$6,000 shall be continued as security for payment of mort of \$18,500. June 18. July 6, 1908. 1:271. nom

Berkman, David or Davis and Abram Guterman to Geo Strause. Orchard st, No 49, w s, 125.1 n w Hester st, 25x88.2x25x88.3. Prior mort \$39,600. Given as collateral security for 4 notes. July 3, installs, 6%. July 6, 1908. 3:429

Business Mens Realty Co with Simon Hendeson. 114th st, Nos 112 and 114, s s, 155 e Park av, 37.6x100.11. Extension mort. June 18. July 6, 1908. 6:1641. nom

Brown Realty Co to whom it may concern. 5th av, No 92. Certificate as to mort for \$12,000. June 17. July 6, 1908. 3:816.

Baron, David and Max Kahn to Rubin Bros & Baron, a corpn. 6th st, No 314, s s, 200 s e 2d av, 25x97. P M. Prior mort \$28,000. June 24, 3 years, 6%. July 6, 1908. 2:447. 6,000

Beatty, Samuel to Wm L Fawcett. 10th av, No 128, s e cor 18th st, Nos 460 to 464, runs e 100 x s 47.4 x w 25 x n 22.4 x w 75 to av x n 25 to beginning. June 23, due Dec 23, 1908, 6%. July 8, 1908. 3:715. 400

Brothers, Abram with Joseph Marrow. 111th st, Nos 10 to 104, s e cor Park av, Nos 1523 and 1525, 52.6x100.11. Extension agreement. July 3. July 9, 1908. 6:1638. nom

Cammann, Hermann H with SEAMENS BANK FOR SAVINGS. N Y. Amsterdam av, Nos 461 to 469, n e cor 82d st, No 185, 105 x100.4x97.1x100. Extension mort at increased interest from 4% to 4 1/2%. May 30. July 9, 1908. 4:1213. nom

Same with same. Same property. Extension mort. May 30. July 9, 1908. 4:1213. nom

Cohen, Harris, N Y, Ike Frank, of Austin, Tex, and Harry Fishel, N Y, with An Assoc for the Relief of Respectable Aged Indigent Females in City of N Y. Forsyth st, No 217. Subordination agreement. June 24. July 3, 1908. 2:422. nom

Coumeigt, Marie and Napoleon F Bodvin to Bridget Duffy. 103d st, No 144, s s, 209.5 e Amsterdam av, 27x104.9. Prior mort \$25,000. July 2, due Dec 1, 1909, 6%. July 3, 1908. 7:1857. 6,000

Cohen, Simon to Isaac Blumberg. Norfolk st, No 80, e s, abt 150 n Broome st, 25x100. Prior mort \$19,500. July 2, 4 months, without interest. July 3, 1908. 2:352. note, 2,000

Cohn, Abraham to Louis Susman. Broadway, No 3149, w s, 141.8 n 125th st, 41.7x100. Prior mort \$50,000. July 2, 2 years, 6%. July 3, 1908. 7:1993. 5,000

Cording, Henry H to BOWERY SAVINGS BANK. 127th st, No 45, n s, 397.6 e Lenox av, 18.9x99.11. July 3, 1908, 3 years, 5%. 6:1725. 7,500

Carter, Ada E, of Brooklyn, N Y, to TITLE GUARANTEE & TRUST CO. Monroe st, Nos 238 to 242, s s, abt 205 e Gouverneur st, 64x97.4. July 3, due &c as per bond. July 6, 1908. 1:261. 7,500

Childs, Ellsworth to Otto German. Broadway, No 1164, e s, 79 n 27th st, 26.5x114.11x24.8x105.5. Leasehold. June 27, demand, 6%. July 9, 1908. 3:829. 5,000

Coit, Robt A with SEAMANS BANK FOR SAVINGS in City N Y. 31st st, No 7 West. Extension mort at increased interest from 4 to 4 1/2%. July 8. July 9, 1908. 3:833. nom

Carucci, John and Rosario to Chas A Strauss. 113th st, No 202, s s, 69 e 3d av, 26x100.11. Prior mort \$17,400. July 9, 1908, due, &c, as per bond. 6:1662. 1,000

Costello, Eliz to Stephen H Jackson. 61st st, No 253, n s, 65.6 w 2d av, runs n 48.6 x w 6.6 x n 33.11 x w 13 x s 82.5 to st, x e 19.6 to beginning. July 8, demand, 6%. July 9, 1908. 5:1416. 1,000

Cuneo, Andrew to American Mortgage Co. Sullivan st, No 225, e s, 325 n Bleecker st, 25x100. July 6, 3 years, 5%. July 9, 1908. 2:539. 22,000

Deering, James A with TITLE INS CO of N Y. 92d st, No 202 West. Subordination agreement. July 3, 1908. 4:1239. nom

Defeo, Pellegrino to Lion Brewery. 115th st, No 335 East. Saloon lease. June 23, demand, 6%. July 3, 1908. 6:1687. 2:133.13

Dot, John H C to James J Martin. Audubon av, No 350, s w cor 183d st, No 550, 104.11x25. P M. Prior mort \$27,000. June 29, 2 years, 6%. July 3, 1908. 8:2154. 7,750

Davis, Saml D to GREENWICH SAVINGS BANK. 22d st, Nos 152 to 156, s s, 92.4 w 3d av, 57.8x98.9. July 7, 1908, 5 years, 5%. 3:877. 80,000

Denning, Harriet L, of Sharon, Conn, to BOWERY SAVINGS BANK. 7th av, No 362, n w cor 30th st, No 201, 16.11x50. July 7, 1908, 3 years, 5%. 3:780. 25,000

Downes, Adeline B individ and as extrx Harriet F Baker with SEAMENS BANK FOR SAVINGS in City N Y. Union sq, No 39. Two extensions of morts at increased interest from 4 to 4 1/2%. June 27. July 9, 1908. 3:844. nom

Duel, Arthur B to Selina A C Kerr. 57th st, No 27, n s, 150 e Madison av, 18x100.5. P M. July 6, 5 years, 5%. July 7, 1908. 5:1293. 55,000

Darmody, Mary E to Ann Casserly. 9th av, No 405, w s, 134 n 32d st, 17.2x64. July 1, due, &c, as per bond. July 9, 1908. 3:730. 10,000

Davis, Saml D to Pincus Lowenfeld and ano. 22d st, Nos 152 to 156th st, s s, 92.4 w 3d av, 57.8x98.9. Prior mort \$80,000. July 7, demand, 6%. July 9, 1908. 3:877. 30,000

Esposito, Elizabeth to Meta Schlobohm and ano. 16th st, No 211, n s, 117 w 7th av, 20x65. P M. July 1, 4 years, 5%. July 7, 1908. 3:766. 8,000

Eldridge, Julia H of Mamaroneck, to TITLE GUARANTEE AND TRUST CO. Lexington av, Nos 711 and 713, e s, 80.5 s 58th st, runs e 105 x s 20 x e 5 x s 20 x w 100 to av x n 40 to beginning. June 9, 1908, due, &c, as per bond. 5:1312. 45,000

Engraber, Anna to Albert Stevane, of Asbury Park, N J. Water st, Nos 652 and 654, n s, 223.7 e Scammel st, 44.2x85.9x43.8x 84.1. Prior mort \$18,000. July 3, 1908, 3 years, 6%. 1:260. 5,000

Erneman, Henrietta J to Jane Atkinson. 87th st, No 312, s s, 183 w West End av, 17x100.8. July 1, 1 year, 6%. July 3, 1908. 4:1248. 4,000

Eisenberg, Lilly wife Isidor C to METROPOLITAN SAVINGS BANK. Rivington st, No 76, n s, abt 65 e Allen st, 21.9x75. June 29, 4 years, 5 1/2%. July 3, 1908. 2:416. 2,000

Emmet Realty Co to TITLE INS CO of N Y. Park av, No 1408, s w cor 105th st, No 80, 75.11x27.6. July 2, due July 2, 1911, 5%. July 3, 1908. 6:1610. 7,500

Same to same. Same property. Certificate as to above mort. June 24. July 3, 1908. 6:1610.

EMIGRANT INDUSTRIAL SAVINGS BANK with Henry J Lange. St Nicholas pl, Nos 2 and 4. Extension mort. June 23. July 9, 1908. 7:2053. nom

EMIGRANT INDUST SAVINGS BANK with Chas F Faeth. 69th st, No 423 East. Extension mort at increased interest from 5 to 5 1/2%. June 29, July 9, 1908. 5:1464. nom

Eichenwald, Sophie to A Hupfels Sons. 3d av, No 98. Saloon lease. June 6, demand, 6%. July 7, 1908. 2:558. 2,000

Fox, Louise to James A Goldsmith et al trustees for Jos J Price will Edw A Price. 43d st, No 323, n s, 300 w 8th av, 25x100.5. July 7, 1908, 5 years, 5%. 4:1034. 24,000

Fox, Louise to Joseph L Buttenwieser. 43d st, No 323, n s, 300 w 8th av, 25x100.5. P M. Prior mort \$24,000. July 7, 1908, due Jan 7, 1909, 6%. 4:1034. 3,000

Fink, Charles with Jacob Werner. 83d st, No 316 East. Extension mort at increased interest from 4 1/2% to 5%. July 1. July 7, 1908. 5:1545. nom

Fleming, Patrick and Bernheimer & Schwartz Pilsener Brewing Co and Emmet Realty Co with TITLE INS CO of N Y. Park av, No 1408, s w cor 105th st, No 80, 75.11x27.6. Subordination of lease dated Jan 15, 1904, and 2 morts to mort for \$7,500. July 2. July 3, 1908. 6:1610. nom

Same with same. Same property. Subordination of lease dated May 1, 1907, and 2 morts to mort for \$7,500. June 22. July 3, 1908. 6:1610. nom

Friedland, Koppel to UNION TRUST CO of N Y. 63d st, Nos 221 and 223, n s, 325 w Amsterdam av, 2 lots, each 25x100.5. 2 morts, each \$15,000. July 7, 5 years, 5 1/2%. July 9, 1908. 4:1155. 30,000

Same and Harris Mandelbaum and Fisher Lewine with same. Same property. Two subordination agreements. July 3. July 9, 1908. 4:1155. nom

Fine (M) Realty Co to ALBANY SAVINGS BANK. Houston st, Nos 488 and 490, n s, 45 e Goerck st, 45x100. July 2, 5 years, 5 1/2%. July 3, 1908. 2:356. 27,000

Same to same. Same property. Certificate as to above mort. June 29. July 3, 1908. 2:356.

Fine (M) Realty Co to ALBANY SAVINGS BANK. Houston st, Nos 496 and 498, n s, 135 e Goerck st, 45x81. July 2, 5 years, 5 1/2%. July 3, 1908. 2:356. 27,000

Same to same. Same property. Certificate as to above mort. June 29. July 3, 1908. 2:356.

Frankel, Bernard and Harrie A James with LAWYERS TITLE INS & TRUST CO. Rivington st, No 62. Subordination agreement. July 1. July 3, 1908. 2:416. nom

Fine (M) Realty Co and Pincus Lowenfeld and Wm Prager with ALBANY SAVINGS BANK and U S SAVINGS BANK, N Y. Goerck st, Nos 148 to 164, s e cor 3d st, runs s 181.1 to n s Houston st, Nos 490 to 504; x e 180 x n 81 x w 134.8 x n 95.4 to 3d st x w 45.4 to beginning. Subordination agreement. June 30, July 3, 1908. 2:356. nom

Fine (M) Realty Co and Hyman Adelstein and Abram Avrutine with same and Pincus Lowenfeld and Wm Prager. Same property. Subordination agreement, &c. July 1. July 3, 1908. 2:356. nom

Fine (M) Realty Co, Harris Mandelbaum and Fisher Lewine with ALBANY SAVINGS BANK and U S SAVINGS BANK of City N Y and Pincus Lowenfeld and Wm Prager. Same property. Subordination agreement. June 24. July 3, 1908. 2:356. nom

Fine (M) Realty Co to U S SAVINGS BANK of City N Y. Goerck st, Nos 156 to 164, s e cor 3d st, 81.4x45x75.7x45.4. July 1, 3 years, 6%. July 3, 1908. 2:356. 35,000

Same to same. Same property. Certificate as to above mort. July 1. July 3, 1908. 2:356.

Fine (M) Realty Co to THE U S SAVINGS BANK of the City of N Y. Houston st, Nos 490 and 492, n e cor Goerck st, Nos 148 to 154, 45x100. June 29, 3 years, 6%. July 3, 1908. 2:356. 46,500

Same to same. Same property. Certificate as to above mort. July 3, 1908. 2:356.

Fine (M) Realty Co to ALBANY SAVINGS BANK. Houston st, Nos 498 and 500, n s, 90 e Goerck st, 45x81. July 2, 5 years, 5 1/2%. July 3, 1908. 2:356. 27,000

Same to same. Same property. Certificate as to above mort. June 29. July 3, 1908. 2:356.

Faulhaber, Susie C, Emma F and Frederica L to Edw V Gormley. 9th av, No 767, w s, 75.5 n 51st st, 25x100. July 3, 1908, 1 year, 6%. 4:1061. 2,000

Freedman, Michael to METROPOLITAN SAVINGS BANK. 122d st, No 263, n s, 17.6 w 2d av, 14x71.8. July 8, 1908, due July 1, 1909, 6%. 6:1787. 1,000

Frankel, Irving I, Israel and Rae G Spellman to Frances Frankel. Manhattan av, No 442, e s, 67.7 s 119th st, 33.4x95. July 2, due July 1, 1911, 6%. July 6, 1908. 7:1945. 1,000

Goldstein, Chas to Giuseppe Termini. Mulberry st, No 3, w s, abt 45 n Park row, 30x25x29.9x25. P M. Prior mort \$9,500. July 7, 3 years, 6%. July 8, 1908. 1:161. 4,000

Grant, Alexander to Fort Washington Syndicate. Broadway, n w cor 178th st, 103x145.4x92.6x100. July 7, due Dec 10, 1910, 5 1/2%. July 8, 1908. 8:2176. 52,000

Guidice, Gerardo and Matteo Tresante to EMIGRANT INDUST SAVINGS BANK. Hamilton st, No 5, n s, abt 75 e Catharine st, 16.4x51.5x16.4x50.8 e s. July 8, 1908, 3 years, 5%. 1:253. 4,000

Goodman, Morris, Harry Clarich and Nathan Orlans with John J and James W Halstead trustees Christina Halstead will of Pearson S Halstead. Monroe st, No 212. Extension agreement at interest increased from 5% to 5 1/2%. June 10. July 3, 1908. 1:261. nom

Goodman, Morris, Nathan Orlans and Harry Clarich and Julius Rosenstein with John J Halstead and ano trustees Christina Halstead will Pearson S Halstead. Monroe st, Nos 212 and 214, and Gouverneur st, No 56. Subordination agreement. June 16. July 3, 1908. 1:261. nom

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Goodman, Morris, Nathan Orlans and Harry Clarich and Louis Whitestone with same. Same property. Subordination agreement. June 3, July 3, 1908. 1:261. nom

Golding, Joseph to Cooper Realty Co et al. 121st st, No 129, n s, 340 w Lenox av, 20x100.11. Secures performance of an agreement as to collection of morts, &c, not to exceed \$15,000. Mar 20, July 3, 1908. 7:1906. nom

Gray, Lizzie E and John H, of New Rochelle, N Y, to MUTUAL LIFE INS CO of N Y. 123d st, Nos 118 to 122, s s, 195 e Park av, 50x100.11. Prior mort \$—, June 15, due &c as per bond. July 3, 1908. 6:1771. 1,000

Gray, Cassie-C to TITLE INS CO of N Y. 130th st, No 61, n s, 220 e Lenox av, old line, 20x99.11. P M. July 3, 1908, 5 yrs. 5%. 6:1728. 7,000

Grabenheimer, Nathan to Sigmund Grabenheimer. 2d av, No 2329, w s, 80.10 n 119th st, 20x80. Prior mort \$9,000. Feb 17, 3 years, % as per bond. July 3, 1908. 6:1784. 3,000

Groeling, George with METROPOLITAN SAVINGS BANK. Rivington st, No 76, n s, abt 65 e Allen st, 21.9x75. Subordination agreement. July 1. July 3, 1908. 2:416. nom

Grasmuck, Frederick to Henry A Brunke and ano. Edgecombe av, Nos 188 to 196, e s, at c l 143d st, if opened, runs n 91.3 x e 72.7 x s 90.3 x w 49.10. July 8, 3 years, 4%. July 9, 1908. 7:2051. 15,000

Garofalo (V) Inc, with Leah Strauss. 114th st, No 323, n s, 275 e 2d av, 25x100.11. Subordination mort. July 8. July 9, 1908. 6:1686. nom

Garofalo (V) Inc with Fannie Cronheim. 114th st, No 321, n s, 250 e 2d av, 25x100.11. Sub ordination mort. July 8. July 9, 1908. 6:1686. nom

Gold, Max to U S SAVINGS BANK of City N Y. Rivington st, Nos 8 and 10, n s, 102 w Chrystie st, at w s of an alley 10 ft wide, runs n 83 x w 19 x s 2 x w 19 x s 85 to Rivington st, x e 38 to beginning. All title to alley 10 ft wide. July 8, 3 years, 5%. July 9, 1908. 2:426. 52,000

Goodman, Jacob to Emma Schwab. Sheriff st, No 86, e s, 175.4 n Rivington st, 25x100. P M. Prior mort \$22,000. July 1, 2 years, 6%. July 7, 1908. 2:334. 2,400

Goldstein, Morris with SEAMENS BANK FOR SAVINGS in City N Y. Water st, Nos 227 and 229. Extension mort at increased interest from 4% to 4½%. Apr 30. July 7, 1908. 1:97. nom

Goldberger, Samuel to Rubin Ressler. 5th st, No 729, n s, 341.1 e Av C, 16.9x83. June 19, due Dec 16, 1909, 6%. July 7, 1908. 2:375. 2,500

Glover, Helen Le R with SEAMENS BANK FOR SAVINGS in City N Y. 21st st, No 19 East. Extension mort at reduced interest from 5% to 4½%. June 22. July 7, 1908. 3:850. nom

Graf, Ferdinand to Friederich Graf. 2d av, No 998, e s, 40 s 53d st, 20x95. P M. July 2, 1 year, 5%. July 7, 1908. 5:1345. 15,000

Glick, David and Samuel Ladner to Sarah Kreinik. 6th st, Nos 713 to 717, n s, 195.3 e Av C, 58.3x90.10. July 6, due Jan 6, 1909, 6%. July 7, 1908. 2:376. 5,000

Golden Hill Building Co to The Ocean Accident & Guarantee Corpn. Lim. John st, Nos 111 to 121, n w cor William st, Nos 59 to 65, runs n 122.11 x w 89.3 x s 114.3 x e 90.1 to beginning. Leasehold. June 2, due May 1, 1928, 6%. July 6, 1908. 1:78. 150,000

Garms, William, of Weehawken, N J, to FRANKLIN SAVINGS BANK. 46th st, No 524, s s, 260 w 10th av, 20x100.5. July 6, 1908, 5 years, 5%. 4:1074. 6,000

Garden Realty Co to London Realty Co. 137th st, Nos 26 and 28, s s, 285 w 5th av, 50x99.11. Assign rents to secure 2 notes at 6%. July 2. July 6, 1908. 6:1734. 550

Haase-Lippman Construction Co to Abram Bachrach. Barrow st, Nos 53 to 57, s s, 100.2 e Bedford st, runs s 76.6 to n s Commerce st, Nos 19 to 23, x e 73.7 x n 40 x w 0.8 x n 37.5 to Barrow st x w 72.11 to beginning, with alley in rear of No 19 Commerce st. Building loan. Prior mort \$—, July 3, due July 1, 1909, 6%. July 7, 1908. 2:587. 36,000

Same to same. Same property. Certificate as to above mort. July 3. July 7, 1908. 2:587. —

Same to same. Same property. P M. Prior mort \$34,000. July 1, 1 year, 6%. July 7, 1908. 2:587. 10,000

Same to same. Same property. P M. Prior mort \$44,000. July 1, 1 year, 6%. July 7, 1908. 2:587. 7,000

Hoffmann, John to Wm J Frey. Lafayette st, No 316, and Crosby st, No 151. Store lease. P M. July 2, demand, 5%. July 7, 1908. 2:522. 8,000

Harding, Grace E to Robt J Bailey. 10th st, No 27, n s, 154 s e University pl, 24.10x94.9. Prior mort \$60,000. July 1, 2 yrs. —, July 7, 1908. 2:562. 15,000

Harkavy, Joseph and Morris Weiner to Max Tepper. Av B, No 109, s e cor 7th st, Store lease. July 3, installs, 6%. July 7, 1908. 2:389. 3,000

Hoffort, Martha E, of Middletown, Conn, to Henry Stueck. 115th st, No 411, n s, 233.4 e Amsterdam av, 66.8x100.11. June 9, due July 1, 1909, 6%. July 7, 1908. 7:1867. 15,000

Herz, David to BOWERY SAVINGS BANK. 81st st, No 218, s s, 228.9 e 3d av, 25.5x102.2. July 7, 1908, 3 years, 5%. 5:1526. 16,000

Hirshman, Isidore, of Brooklyn, to Frume Z Wollinsky. Bleecker st, No 277, s e cor Jones st, Nos 32 and 34, 27.1x80x28.9x80.1. Prior mort \$40,000. July 1, 3 years, 6%. July 9, 1908. 2:590. 4,000

Hanley, James M to N Y LIFE INS CO. 33d st, No 36, s s, 502.6 w 5th av, 17.6x98.9. June 18, due Jan 1, 1911, 5½%. July 9, 1908. 3:834. 65,000

Hilborn, Gustav with Geo Lawder. 9th av, No 661, w s, 21.5 s 46th st, 22.8x75. Extension mort. July 7. July 8, 1908. 4:1055. nom

Harnisch, Geo W to Gottlieb Harnisch. 54th st, No 237, n s, 100 w 2d av, 25x100.5. P M. July 2, 3 years, 5%. July 3, 1908. 5:1328. 15,000

Holly, Henry H and Harriet W to Bernard Schneller. 115th st, No 241, n s, 200 e 8th av, 25x100.11. July 2, due &c as per bond. July 3, 1908. 7:1831. 19,000

Hillman, Frank to Cooper Realty Co et al. 120th st, No 76, s s, 145 e Lenox av, 20x100.11. Secures performance of an agreement as to collection of morts, &c, not to exceed \$15,000. Mar 20, July 3, 1908. 6:1718. nom

Harris, Benj, of N Y, and Edw A Isaacs, of Madison, N J, to Isidor D Brokaw. 180th st, Nos 603 and 605, n s, 100 w St Nicholas av, 50x100. July 2, 3 years, 6%. July 3, 1908. 8:2162. 7,000

Halbach, Josephine to Esperanto Mortgage Co. Cherry st, No 322, n s, 119.10 e Clinton st, 19.5x100x19.6x99.11. July 8, 1908, 5 years, 5%. 1:258. 3,500

Henig, Solomon and Michael to Joseph Hammerl. Allen st, No 131, ws, abt 150 s Rivington st, 25x87.6. July 2, 2 years, 6%. July 8, 1908. 2:415. 17,000

Innella, Gianovario to Charles H Freeman. Cherry st, No 132, n s, 190 e Catharine st, runs n 102.11 x e 25.8 x s 53.4 x e 0.3 x s 49.10 to Cherry st, x w 25.1 to beginning; 97th st, No 214, s s, 235 e 3d av, 25x100.11; 97th st, No 216, s s, 260 e 3d av, 25x100.11. Prior mort \$34,000. June 9, due Nov 1, 1908, 6%. July 8, 1908. 1:253, 6:1646. 4,000

Ireland, James D to the ROYAL BANK of N Y. West Broadway, Nos 566 to 576, n w cor 3d st, Nos 65 and 67, runs n 209.6 to 4th st, No 64, x w 25 x s 56.9 x w 25 x s 153 to n s 3d st, x e 50 to beginning. Assignments of rents to secure \$6,500. June 23. July 9, 1908. 2:541. 6,500

Ireland, Adelia D to the ROYAL BANK of N Y. 5th av, No 218, n w cor 26th st, Nos 3 to 9, runs w 127 x n 57.6 x e 27.6 x s 23 x e 100 to av, x s 34.6 to beginning. Assignment of rents to secure \$6,500. June 20. July 9, 1908. 3:827. 6,500

Ireland, Adelia D to Frank H Keeler. 5th av, No 218, n w cor 26th st, Nos 3 to 9, runs w 127.6 x n 58 x e 27.6 x s 23.8 x e 100 to av x s 34.4 to beginning. April 20, 1907, due Apr 20, 1908, 6%. July 7, 1908. 3:828. 6,000

Israelson, Jacob, and Leon and Nathan L Ottinger to Charles Steckler. 64th st, No 40, s s, 380 w Central Park West, 30x100.5. July 3, due, &c, as per bond. July 6, 1908. 4:1116. 30,000

Janson, Adam J individ and as guardian Adam J Janson Jr et al to Theo Greentree. 41st st, No 422, s s, 300 w 9th av, 25x98.9. Prior mort \$7,000. June 10, 1 year, 6%. July 7, 1908. 4:1050. 2,500

Jacobson, Siegmund to EMIGRANT INDUST SAVINGS BANK. Hudson st, No 430, e s, 67 s Morton st, 22x80. July 9, 1908, 3 years, 5%. 2:583. 10,000

Kuchman, Geo to Carl K Schick. 90th st, No 311, n s, 175 e 2d av, 25x100.8. July 3, 3 years, 5%. July 8, 1908. 5:1553. 12,000

Kutnow, Erna to Effie Nathan. Lexington av, No 816, w s, 61.5 s 63d st, 19.6x80. P M. Prior mort \$14,500. July 1, 5 years, 6%. July 3, 1908. 5:1307. 6,500

Konovitz, Sarah, of Borough of Richmond, N Y, to Samuel Lobel. Stanton st, No 257, s e cor Sheriff st, Nos 98 to 100, 24.10x75. Prior mort \$38,000. July 1, due &c as per bond. July 3, 1908. 2:334. 10,750

Kerrigan, Emma to Martin A Wagner. 50th st, Nos 406 and 408, s s, 125 w 9th av, 2 lots, each 25x100.5. 2 P M morts, each \$11,000. July 6, 5 years, 5%. July 9, 1908. 4:1059. 22,000

Same to John J Thone. Same property. 2 morts, each \$3,000; 2 prior morts \$11,000 each. July 6, 3 years, 6%. July 9, 1908. 4:1059. 6,000

Kittenplan, Morris and Chas Rubinger to Joseph L Bittenwieser. 15th st, Nos 234 to 242, s s, 444.4 w 7th av, 90x103.3. July 6, due May 1, 1909, % as per bond. July 7, 1908. 3:764. 10,000

Kolb, Margaretha wife of and Richard to Charles Stumpf. Pearl st, No 164, s e s, 41.3 s w Pine st, runs s 77 x n e 1.7 x s e 20.4 x s w 23 x n w 97.3 to Pearl st x n e 21.9 to beginning. Prior mort \$30,000. July 6, 1908, 2 years, 6%. 1:39. 2,000

Same and Beinecke & Co with same. Subordination agreement. July 2. July 6, 1908. 1:39. nom

Kornarens, Gesine M widow of Alameda, Cal, to Christ F Schwarz. 58th st, No 400½, s s, 49.6 e 1st av, runs s 20 x e 4.3 x s 6 x e 9.6 x s 22 x e 7.2 x n 48 to st, x w 20.11 to beginning. June 17, 3 years, 5%. July 6, 1908. 5:1369. 2,500

Kuchmann, Geo to Chas Weller. 90th st, No 323, n s, 325 e 2d av, 25x100.8. P M. Prior mort \$10,000. July 1, 3 years, 6%. July 6, 1908. 5:1553. 4,000

Lynch, Margt M to ROYAL BANK of N Y. 42d st, No 350 East. Assign rents to extent of \$1,080. June 27. July 6, 1908. 5:1334. nom

Lamb, Chas V to TITLE GUARANTEE AND TRUST CO. 3d av, No 1705, e s, 50.4 s 96th st, 25.2x100. June 27, due, &c, as per bond. July 6, 1908. 5:1541. 12,000

Lincoln Bohemian Realty Corpn to John Zdenovec. 75th st, No 410, s s, 163 e 1st av, 25x100. Prior mort \$16,000. July 6, 5 years, 6%. July 7, 1908. 5:1469. 7,000

Same to same. Same property. Certificate as to above mort. July 6. July 7, 1908. 5:1469. nom

Levy, Morris and Max Rosenblum to Bernard Ratkowsky. Lenox av, Nos 115 to 119, s w cor 116th st, No 100, 60.11x85; 116th st, No 102, s s, 85 w Lenox av, 20x100.11. Leasehold. June 26, 1 year, 6%. July 7, 1908. 7:1825. 60,000

Little Italy Realty Co to Leah Strauss. 114th st, No 323, n s, 275 e 2d av, 25x100.11. July 8, 2 years, 6%. July 9, 1908. 6:1686. 3,500

Same to same. Same property. Certificate as to above mort. July 8. July 9, 1908. 6:1686. —

Little Italy Realty Co to Fannie Cronheim. 114th st, No 321, n s, 250 e 2d av, 25x100.11. July 8, 2 years, 6%. July 9, 1908. 6:1686. 3,500

Same to same. Same property. Certificate as to above mort. July 8. July 9, 1908. 6:1686. —

Liebler, Geo L with Marx Oppenheim and ano. Old Post road, from N Y to Albany, e s, at s s of small stone house at ne shore of Harlem River and 83 n of bridge crossing Harlem River at Kingsbridge, contains 2 25-100 city lots, except part for 230th st, with all title to land under water, &c. Extension mort. June 30. July 6, 1908. 13:3402. nom

Loewensohn, Solomon and Babette or Babette Loewensohn or Loewensohn and Selina Byk to Caroline M Boyce. 47th st, No 353, n s, 127 e 9th av, 27x100.5. July 8, 3 years, 5½%. July 9, 1908. 4:1038. 25,000

Same to Edmund Bittiner as exr Louis Meisel. Same property. Prior mort \$25,000. July 8, 3 years, 6%. July 9, 1908. 4:1038. 2,000

Same to Edmund Bittiner. Same property. July 8, 3 years, 6%. July 9, 1908. 4:1038. 2,000

MAPLEDORAM & CO. REAL ESTATE BROKERS

Bay Ridge Property FIFTH AVE. AND 79th ST. BROOKLYN, N. Y. Our Specialty

TELEPHONE. 724 BAY RIDGE

La Cagnina or La Cagnino, Orazio to ALBANY SAVINGS BANK. Chrystie st, No 216, e s, 249.3 s Houston st, 25x75. July 8, 5 years, 5%. July 9, 1908. 2:422. 22,000
Same to Samuel Menschel. Same property. Prior mort \$22,000. July 6, 3 years, 6%. July 9, 1908. 2:422. 7,000
Same and GERMAN EXCHANGE BANK with ALBANY SAVINGS BANK and Samuel Menschel. Same property. Subordination agreement. July 8, July 9, 1908. 2:422. nom
Lachman, Samson with THE U S SAVINGS BANK, N Y. Rivington st, Nos 8 and 10, n s, 102 w Chrystie st, 38x85x irreg x83, with all rights to 10-ft alley adj. Subordination agreement. June 26, July 9, 1908. 2:426. nom
Lowe, Eliz to Jared W Bell. 70th st, Nos 523 to 533, n s, 373 e Av A, 150x100.4. P M. July 8, 1908, 1 year, 5 1/2%. 5:1482. 21,000
Lawyers Mortgage Co with Le Grand L Clark. 143d st, No 254, s s, 250 e 8th av, 25x99.11. Extension mort. June 17, July 9, 1908. 7:2028. nom
Lawyers Mortgage Co with Wm T Elliott. 36th st, No 32, s s, 395 w 5th av, 20x98.9. Extension mort. June 19, July 9, 1908. 3:837. nom
McKinley Realty and Construction Co to Empire City Woodworking Co. 151st st, No 441, n s, 62.11 w Convent av, 37.6x99.11. Prior mort \$36,500. July 1, 2 years, 6%. July 8, 1908. 7:2066. 5,124
Same to same. Same property. Consent to above mort. July 1, July 8, 1908. 7:2066.
McKinley Realty and Construction Co to Isaac Simons and George Mayer. Convent av, No 484, w s, 54.5 n w 151st st, 54.6x106.5x 50x84.8. Prior mort \$46,000. July 1, 2 years, 6%. July 8, 1908. 7:2066. 6,453
Same to same. Same property. Consent to above mort. July 8, 1908. 7:2066.
Marks, Jacob to Henry DeF Weekes. 1st av, No 51, w s, 48.1 n 3d st, 24x100. July 8, 1908, due Nov 1, 1911, 6%. 2:445. 5,000
Marino, Antonio to Mary A Oeters and ano. 1st av, No 2242, e s, 25 n 115th st, 25.5x75. July 7, 3 years, 5 1/2%. July 8, 1908. 6:1709. 13,000
Mindermann, Mary wife Herman and Anna or Annie Spieler, of Brooklyn, with BOWERY SAVINGS BANK. 47th st, No 30 East. Extension agreement at 5%. July 1, July 3, 1908. 5:1320. nom
Marano, Joseph to Lion Brewery. 113th st, No 337 East. Saloon lease. June 30, demand, 6%. July 3, 1908. 6:1685. 3,343.13
Mindermann, Mary wife of Herman and Anna or Annie Spieler, of Brooklyn, N Y, to BOWERY SAVINGS BANK. 47th st, No 230, s s, 192 w 2d av, 25x100.5. July 2, 3 years, 5%. July 3, 1908. 5:1320. 6,500
Mutual Benefit Life Ins Co with Wm H Walker and Elden C De Witt. 54th st, No 23, n s, 470 e 6th av, 25x100.5. Extension of mort and consent. July 30, July 3, 1908. 5:1270. nom
Meyer, John L E with SEAMENS BANK FOR SAVINGS, N Y. Columbus av, No 322. Extension agreement at interest increased from 4 1/4% to 5%. June 30, July 7, 1908. 4:1147. nom
Millett, Thalia W, of Irvington-on-Hudson, N Y, to TITLE GUARANTEE & TRUST CO. Broadway, Nos 2820 and 2822, n e cor 109th st, Nos 253 to 261, 35x125. July 2, due, &c, as per bond. July 7, 1908. 7:1881. 65,000
McKinley Realty & Construction Co to Isaac Simons and George Mayer. Convent av, No 484, w s, 54.5 n 151st st, 54.6x84.8x50x 106.5. Certificate as to mort for \$6,453. June 30, July 9, 1908. 7:2066.
McKinley Realty & Construction Co to Empire City Wood Working Co. 151st st, No 44. Certificate as to mort for \$5,124. June 30, July 9, 1908. 7:2066.
Myers, Chas F to TITLE INS CO of N Y. 50th st, No 345, n s, 482.6 w 8th av, 19.2x100.5. July 9, 1908, 3 years, 5%. 4:1041. 6,000
McNally, Mary A to Frederick Rabbe. Fort Washington av, e s, 122.6 n 177th st, 27.6x100. Prior mort \$10,000. July 9, 1908. due, &c, as per bond. 8:2176. 6,000
Morgan, Mary F with Frederic de P Foster. 3d av, No 911. Extension mort. June 10, July 9, 1908. 5:1328. nom
Meeks, Joseph to U S TRUST CO of N Y. Barclay st, Nos 8 1/2 and 10, s s, 238.9 w Broadway, runs s 100.10 x e 39.1 x n 1 x e 11.3 x n 99.5 x w 50 to beginning. July 3, 3 years, 5%. July 7, 1908. 1:88. 30,000
McGourty, Thos F to Louis Levy. 51st st, No 533, n s, 350 e 11th av, 25x100.5. Prior mort \$13,000. July 8, 1 year, 6%. July 9, 1908. 4:1080. 1,000
Meenan, Daniel to TITLE GUARANTEE & TRUST CO. 55th st, n s, 207 w 9th av, runs w 100 x n 122.2 x s e 25.2 x s 18.8 x e 50 x n 12.4 x s e 25.2 x s w 109.7 to beginning. P M. July 8, due, &c, as per bond. July 9, 1908. 4:1065. 18,500
Same to Henry L Morris. Same property. P M. Prior mort \$18,500. July 8, due, &c, as per bond. July 9, 1908. 4:1065. 7,155
McGuinness, John to TITLE GUARANTEE & TRUST CO. 55th st, n s, 150 w 9th av, 50x109.7x50.4x103.3. P M. July 8, due, &c, as per bond. July 9, 1908. 4:1065. 9,500
Same to Henry L Morris. Same property. P M. Prior mort \$9,500. July 8, due, &c, as per bond. July 9, 1908. 4:1065. 3,800
Neugass, Leopold to LAWYERS TITLE INS & TRUST CO. 132d st, No 257, n s, 285 e 8th av, 16x99.11. July 7, 1908, 5 years, 5%. 7:1938. 8,000
Neuberger, Damian to Chas A Schrag. 45th st, No 527, n s, 393.9 e 11th av, 18.9x100.5. Nov 5, 1906, 2 years, 4%. July 3, 1908. 4:1074. 1,000
Norwood, Margt L and Cath to MUTUAL LIFE INS CO of N Y. Park av, No 933, e s, 25.6 s 81st st, 25.6x100. Prior mort \$—. June 30, due, &c, as per bond. July 3, 1908. 5:1509. 3,500
Oestreicher, Carl with Abraham Bruder, Frank Hahn and Paul Kaskel. 108th st, Nos 223 to 235 East. Extension mort. July 8, 1908. 6:1658. nom
O'Neill, Andrew V, Mary Sheridan, Annie or Annie C Hamill and Rose Fox to N Y SAVINGS BANK. 54th st, No 445, n s, 175 e 10th av, 25x110.10. July 2, due, &c, as per bond. July 9, 1908. 4:1064. 2,000
O'Reilly, Bridget wife John to BOWERY SAVINGS BANK. 8th av, Nos 2692 and 2694, n e cor 143d st, 24.11x100. July 6, 2 years, 5%. July 7, 1908. 7:2027. 18,000
Oppenheim, Louis and Milton I Hessberg to Janet L McVickar et al trustees Janet S Lansing. 95th st, No 209, n s, 154 e 3d av, 27x100.8. July 6, 1908. 5 years, 5%. 5:1541. 18,000
PUBLIC BANK with Joseph Hammerl. Allen st, No 131. Subordination agreement. July 8, 1908. 2:415. nom
Pick, Isaac to Wm M Wetter. 1st av, No 2291, w s, 22 s 118th st, 28.5x67. July 3, 1908, 5 years, 5 1/2%. 6:1689. 11,000
Pendleton, Howard Jr with Maurice S Bondy. 46th st, No 43, n s, 410 e 6th av, 20x100.5. Extension mort. July 1, July 8, 1908. 5:1262. nom
Pendleton, Howard Jr with Maurice S Bondy. 46th st, No 43, n s, 410 e 6th av, 20x100.5. Extension mort. July 1, July 8, 1908. 5:1262. nom
Pantone, Maria L to Wm Stienes. 1st av, No 2362, e s, 25 n, 121st st, 25.11x74. July 3, 3 years, 6%. July 6, 1908. 6:1809. 2,000
Parkview Co to EMPIRE TRUST CO. Madison av, Nos 777 to 781, n e cor 66th st, No 45, 100.5x100, also all buildings, machinery, &c. Trust mort. Prior mort \$762,000. July 1, 2 years, 6%. July 6, 1908. 5:1381. 115,000
Same to same. Same property. Certificate as to above mort. July 3, July 6, 1908. 5:1381.
Post, Waldron Kintzing to Helen L Anthon. 97th st, No 58, s s, 540 w Central Park West, 20x100.11. June 27, 3 years, 5%. July 6, 1908. 7:1832. 15,100
Pendant Realty Co to American Mortgage Co. 110th st, s s, 125 e 2d av, 150x100.11. P M. July 7, 2 years, 5 1/2%. July 8, 1908. 6:1681. 35,000
Peters, Venie J to Augusta Scheig. 80th st, No 170 East, s s, 178 w 3d av, 22x102.2. Extension mort. June 15, July 9, 1908. 5:1508. nom
Roosevelt Realty and Construction Co to MECHANICS AND TRADERS BANK. Amsterdam av, Nos 2208 and 2210, s w cor 170th st, No 500, 37.6x100; Amsterdam av, Nos 2204 and 2206, 37.6x 100; 170th st, Nos 502 and 504, s s, 100 w Amsterdam av, 50x95; 170th st, Nos 506 and 508, s s, 150 w Amsterdam av, 50x95; 170th st, Nos 510 and 512, s s, 200 w Amsterdam av, 50x95. Certificate as to five mort aggregating \$62,000. July 3, July 8, 1908. 8:2126.
Roosevelt Realty and Construction Co to Wm L Condit et al trustee Josephine L Peyton. Amsterdam av, Nos 2206 and 2208, s w cor 170th st, No 500, 37.6x100. Certificate as to mort for \$45,000. July 3, July 8, 1908. 8:2126.
Rotter, Morris with Ada D Schmalholz. Lexington av, No 1514, w s, 125.11 n 97th st, 25x105. Extension mort. June 22, July 7, 1908. 6:1625. nom
Reichert, Maria to Sarah F O Reilly. 3d av, No 749, e s, 75.5 s 47th st, 25x95. July 7, 3 years, 6%. July 8, 1908. 5:1320. 5,510
Reynolds, Emily A V B to City Real Estate Co. 5th av, s e cor 88th st, No 2, 27x102.2. P M. July 8, 1908, due, &c, as per bond. 5:1497. 300,000
Randell, Nathan and the STATE BANK with Esther Surut. Rutgers pl, No 12. Subordination agreement. July 1, July 3, 1908. 1:257. nom
Ramsfelder, Saml with Julie, Albert and Ernest Deile exrs, &c, Wm C Deile. 76th st, No 506, s s, 148 e Av A, 25x102.2. Agreement amending mort. Oct 23, 1905, July 3, 1908. 5:1487. nom
Randell, Nathan to Esther Surut. Rutgers pl, No 12, s s, 129.1 e Jefferson st, 25.7x125.7x25.7x127.7. July 2, 5 years, 5 1/2%. July 3, 1908. 1:257. 35,000
Roosevelt Realty and Construction Co to Jane R Thompson. Amsterdam av, Nos 2204 and 2206, w s, 37.6 s 170th st, 37.6x109. July 3, 3 years, 5%. July 6, 1908. 8:2126. 30,000
Ratkowsky, Bernard and Kassel Simon to MUTUAL ALLIANCE TRUST CO. Mt Morris Park West, Nos 22 to 25, n w cor 122d st, No 1, 100.11x100. Prior mort \$190,000. July 2, 1 year, 6%. July 6, 1908. 6:1721. 30,000
Ritchie, Maude A wife John W to Pincus Lowenfeld and ano. 123d st, Nos 225 and 227, n s, 251.8 e 3d av, 31.8x100.11. P M. Prior mort \$29,000. July 7, due Jan 1, 1912, 6%. July 9, 1908. 6:1788. 3,000
Roman Catholic Church of St John the Evangelist to EMIGRANT INDUSTRIAL SAVINGS BANK. 1st av, n w cor 55th st, Nos 353 to 357, runs n 147.6 x w 60.10 x s 3.8 x w 39.1 x s 143.8 to st x e 100 to beginning. July 9, 1908, 3 years, 5%. 5:1348. 64,000
Roman Catholic Church of All Saints, a corpn, to EMIGRANT INDUSTRIAL SAVINGS BANK. 130th st, No 52, s s, 265 w Park av, 25x99.11. July 7, 1908, 3 years, 5%. 6:1754. 30,000
Roosevelt Realty & Construction Co to MECHANICS & TRADERS BANK. 170th st, Nos 502 and 504, s s, 100 w Amsterdam av, 50x95. Prior mort \$35,000. July 3, due Oct 1, 1909, 6%. July 7, 1908. 8:2126. 12,500
Roosevelt Realty & Construction Co to MECHANICS & TRADERS BANK. 170th st, Nos 510 and 512, s s, 200 w Amsterdam av, 50x95. Prior mort \$35,000. July 3, due Oct 1, 1909, 6%. July 7, 1908. 8:2126. 10,750
Roosevelt Realty & Construction Co to MECHANICS & TRADERS BANK. 170th st, Nos 506 and 508, s s, 150 w Amsterdam av, 50x95. Prior mort \$35,000. July 3, due Oct 1, 1909, 6%. July 7, 1908. 8:2126. 12,500
Roosevelt Realty & Construction Co to MECHANICS & TRADERS BANK. Amsterdam av, Nos 2204 and 2206, w s, 37.6 s 170th st, 37.6x100. Prior mort \$30,000. July 3, due Oct 1, 1909, 6%. July 7, 1908. 8:2126. 12,250
Roosevelt Realty & Construction Co to Jane R Thompson as guardian. Amsterdam av, Nos 2204 and 2206, w s, 37.6 s 170th st, —x—. Certificate as to mort for \$30,000. July 3, July 7, 1908. 8:2126.
Reiche, Marie, of Bound Brook, N J, to Rudolf F Rabe and ano. Park row, No 95, s s, 34.2 e North William st, runs e 19.5 x s 9.8 x s 49.1 x w 23.6 x n 72.11; William st, No 233, n s, 72.9 w Duane st, 25x88. June 18, due Oct 18, 1908, 6%. July 7, 1908. 1:121. 5,000
Roosevelt Realty & Construction Co to American Mortgage Co. 170th st, Nos 502 and 504, s s, 100 w Amsterdam av, 50x95. July 3, 5 years, 5 1/2%. July 7, 1908. 8:2126. 35,000
Same to same. Same property. Certificate as to above mort. July 3, July 7, 1908. 8:2126.
Roosevelt Realty & Construction Co to Wm L Condit et al trustees Josephine L Peyton. Amsterdam av, Nos 2208 and 2210, s w cor 170th st, No 500, 37.6x100. July 3, 3 years, 5 1/2%. July 7, 1908. 8:2126. 45,900
Roosevelt Realty & Construction Co to MECHANICS & TRADERS BANK. Amsterdam av, Nos 2208 and 2210, s w cor 170th st, No 500, 37.6x100. Prior mort \$45,000. July 3, due Oct 1, 1909, 6%. July 7, 1908. 8:2126. 14,000

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OFFICE AND WORKS
525-535 W. 26TH ST.
TELEPHONE, 1835-6 CHELSEA

Shiman, Isaac with Abraham and Rachel Bernstein. Broome st, No 290, n e cor Eldridge st, No 112, 20x102.6. Extension mort and collateral bond. July 6, 1908. 2:414. nom

Stern, Isaac with SEAMENS BANK FOR SAVINGS in City N Y. 23d st, Nos 160 to 174 West. Extension mort at increased interest from 4% to 4½%. June 30, July 7, 1908. 3:798. nom

Spieler, Philip a son of Anna E Spieler dec'd as guardian of Anna M Spieler his daughter to Annie Spieler and ano. 47th st, No 230 East. Receipt for \$506.10 as per an agreement. June 27, July 3, 1908. 5:1320.

Silverman, Samuel to Rose Bamberg. 75th st, No 228, s s, 259.9 w 2d av, 20.4x102.2. July 3, 3 years, 5½%. July 7, 1908. 5:1429. 10,000

Same and STATE BANK with same. Same property. Subordination agreement. July 3, July 7, 1908. 5:1429. nom

Storch, Abraham and Samuel Bleustein to David Melchner. 3d av, No 1813, e s, 25.11 s 101st st, 25x100. July 7, 1908, 5 years, 6%. 6:1650. 7,000

Stickney, Mary A wife of and Charles to Almira J Brown. Madison av, n e cor 127th st, No 49, 17x60. Prior mort \$11,500. July 7, 1908, 2 years, 6%. 6:1752. gold, 3,000

Stuyvesant, Rutherford with SEAMENS BANK FOR SAVINGS in City N Y. 4th av, n e cor 11th st, runs n 100 x e 86 x s — x e 25 x s 6.6 x e 75 x s 100 to n s 11th st x w 148.9 to beginning. Extension mort at increased interest from 5% to 5½%. July 7, July 9, 1908. 2:556. nom

Stewart, William to David W Cromwell and ano exrs Albert Cromwell. Amsterdam av, No 90, w s, 50.5 s 64th st, 25x100. P M. July 8, 3 years, 6%. July 9, 1908. 4:1155. 6,000

Samuels, Rachel to Ernestine Dichtenberg. Chrystie st, No 165, w s, 200 s Rivington st, 25x106. Prior mort \$28,000. July 8, 2 years, 6%. July 9, 1908. 2:425. 4,000

Samek, Pauline to Ada Bishop. 130th st, No 489, n s, 200 e Amsterdam av, 25x99.11. July 9, 1908, due, &c, as per bond. 7:1970. 13,000

Szilagy, Anton with SEAMENS BANK FOR SAVINGS in City N Y. 82d st, No 149 East. Extension mort. July 6, July 9, 1908. 5:1511. nom

Shiman, Isaac with Abraham Karasinsky. 8th st, No 309, n s, 214.3 e Av B, 24.9x irreg x18.9x93.11. Extension mort. Dec 3, 1907. July 8, 1908. 2:391. nom

Spero, Samuel to Terence Jacobson. 75th st, No 167, n s, 210 w 3d av, 20x102.2; 1st av, No 1374, e s, 52.2 n 73d st, 25x87, 1-6 part, with all right, title and interest in real and personal estate as heir, &c, of which Gabriel and Sarah R Spero died seized. July 7, due July 1, 1909, 6%. July 8, 1908. 5:1410 and 1468. 1,500

Strack, Johanna to Lorenz Strack. 163d st, Nos 440 and 442, s s, 200 e Amsterdam av, two lots, each 25x112.6. Two mortg, each \$2,000. Two prior mortg \$— each. July 1, 3 years, 6%. July 3, 1908. 8:2110. 4,000

Schlett, Leopold to Terence F Gallagher. 10th av, No 812, n e cor 54th st, No 453, 25.1x100. P M. July 1, 5 years, 5%. July 3, 1908. 4:1064. 52,000

Schramm, Estelle with Louis D Livingston and ano. 112th st, No 167, n s, 160 w 3d av, 30x100.11. Extension mort. June 15, July 3, 1908. 6:1640. nom

Shapiro, Adolph and Max Cohen to Frances Monahan. Broome st, Nos 127 to 131, s s, 20 w Pitt st, 60x60. Prior mort \$46,000. May 26, due Jan 1, 1912, 6%. July 3, 1908. 2:341. 5,000

Saunders, Arthur W, of Brooklyn, to TITLE INS CO of N Y. 92d st, No 202, s s, 100 w Amsterdam av, 22x100.8. July 3, 1908, 3 years, 5%. 4:1239. 18,000

Schwarz, Jos H with John J Steiniger. 105th st, No 9, n s, 175 e 5th av, 25x100. Subordination agreement. July 8, July 9, 1908. 6:1611. nom

Solomon, Joseph and Morris Silverman to Morris L Woolf. 106th st, No 305, n s, 125 e 2d av, 25x100.9. July 2, 3 years, 5%. July 9, 1908. 6:1678. 22,000

Solomon, Joseph and Morris and Albert H Atterbury with Morris L Woolf. 106th st, No 305 East. Subordination agreement. July 8, July 9, 1908. 6:1678. nom

Seeley, Nathan as trustee Herbert B Seeley to Benj Fish. Broadway, Nos 610 to 618, n e cor Houston st, Nos 2 to 18, 109.5x 196.8 to Crosby st, Nos 150 and 152, x 95.5 x 197.7. July 8, 6 months, —%. July 9, 1908. 2:522. note, 14,000

See, Richard to American Mortgage Co. Lexington av, No 1832, w s, 80.11 s 114th st, 20x73.10. P M. July 8, 5 years, 5%. July 9, 1908. 6:1641. 8,000

Simon, Tillie wife of and Simon to Moses J Sneudaira. Lewis st, No 207, w s, abt 90 s 7th st, 22.10x85.11x22.8x89 s s. July 1, 5 years, 5½%. July 8, 1908. 2:363. 5,000

Toner, Patrick to TITLE GUARANTEE AND TRUST CO. 33d st, No 309, n s, 147 e 2d av, 16x98.9. July 8, 1908, due, &c, as per bond. 3:939. 2,000

Taerner, Pauline to Charles Dordelman. 84th st, Nos 440 and 442, s s, 188 w Av A, two lots, each 25x102.2. Two P M mortg, each \$15,000. July 2, 5 years, 5%. July 3, 1908. 5:1563. 3 0 000

Same to same. Same property. Two P M mortg, each \$5,750. Two prior mortg, each \$15,000. July 2, 3 years, 6%. July 3, 1908. 5:1563. 11,500

Tully, Edward to EMIGRANT INDUST SAVINGS BANK. Varick st, No 230, e s, 48.7 s Carmine st, runs e 48.2 x n 5 x n 61.6 to s s Carmine st, No 88, x w 18.7 to e s Varick st, x s 48.7 to beginning. July 3, 1908, 3 years, 5%. 2:528. 7,000

Talamini, Emil to Sante Talamini. Minetta st, No 17, e s, 47.5 s Minetta lane, 17.1x58.10x17x58.8. P M. July 6, 2 years, 5½%. July 7, 1908. 2:542. 5,000

Tod, Robert E with THE SEAMENS BANK FOR SAVINGS, N Y. 74th st, No 323 West. Extension agreement at interest at 4½%. June 29, July 7, 1908. 4:1184. nom

Times Realty & Construction Co to City Real Estate Co. Fort Washington av, e s, 98.11 n 162d st, runs e 187.10 x s 68.9 to n s 162d st x w 164.10 to av x n 98.11 to beginning. P M. Prior mort \$32,000. July 6, due &c as per bond, July 7, 1908. 8:2137. 9,250

Uthe, Emily to VAN NORDEN TRUST CO. Wadsworth av, s e cor 182d st, 70x50. June 5, 1 year, 6%. July 3, 1908. 8:2165. 8,000

Vanderhoef, Lizzie V to Ella M Burke. 125th st, Nos 71 to 75, n s, 85 e Lenox av, 58.10x99.11. 1-5 part. June 30, 3 years, 5%. July 3, 1908. 6:1723. 15,000

Valentine, Moses M to Robt L Luckey. Houston st, Nos 498 and 500, n s, 90 e Goerck st, 45x81. P M. Prior mort \$27,000. July 6, 1 year, 6%. July 7, 1908. 2:356. 4,000

Weber, Peter and Mary Pelzer, of Mamaroneck, N Y, to Geo Wolf. 2d av, No 1953, w s, 75.8 s 101st st, 25x90. July 6, 2 years, 6%. July 7, 1908. 6:1650. 1,000

Williams, Albert H, of Bedford, N Y, to SEAMENS BANK FOR SAVINGS in City N Y. 23d st, Nos 244 and 246, s s, 462.6 w 7th av, 37.6x98.9. July 3, 3 years, 5%. July 7, 1908. 3:772. 63,000

Weaver, Herman M with LAWYERS TITLE INS AND TRUST CO. 2d av, No 2288. Agreement as to share ownership in bond and mort, &c. July 1, July 3, 1908. 6:1689. nom

Wahderman Construction Co to Richd S White and ano. 13th st, Nos 410 to 426, s s, 318.4 w Av A, runs s 103.3 x w 73 x s w 26.8 x n 11 x w 24.4 x s 22.1 x s w 4.4 x n w 99.5 to e 1 Old Stuyvesant st (closed), x n e 23.4 x n 31.2 to st, x e 160.8 to beginning. June 30, due July 1, 1909, 6%. July 3, 1908. 2:440. 40,000

Wersba, Ida to Neuman Kushner. 141st st, No 463, n s, 142 e Amsterdam av, 18x99.11. Prior mort \$20,400. July 8, 1908. 3 years, 6%. 7:2058. 4,000

Waldeck Co to Josephine E Carpenter. 134th st, No 65, n s, 285 e Lenox av, 25x99.11. July 2, 3 years, 5%. July 8, 1908. 6:1732. 18,500

Same to same. Same property. Certificate as to above mort. July 7, July 8, 1908. 6:1732.

Same and CENTURY BANK of City N Y with same. Same property. Subordination agreement. July 2, July 8, 1908. 6:1732. nom

Warm, Joseph to Simon Freiman. Monroe st, No 254, s s, 250 w Jackson st, 25x97.8. Prior mort \$35,000. July 3, due Oct 3, 1908, 6%. July 6, 1908. 1:261. 2,300

Woodruff, Geneva W H to TITLE GUARANTEE & TRUST CO. 50th st, No 50, s s, 253 e Madison av, 19x100.5. July 6, due, &c, as per bond. July 9, 1908. 5:1285. 5,000

Wallach, Karl M with Louis Newman. 82d st, No 351 East. Extension agreement at interest increased from 5% to 5½%. June 29, July 9, 1908. 5:1545. nom

Woodruff, Geneva W with TITLE GUARANTEE & TRUST CO. 50th st, No 50 East. Subordination agreement. July 6, July 9, 1908. 5:1285. nom

Warwick, Samuel and Edw T Thomson with John A Aspinwall and ano trustees of Wm H Aspinwall. 37th st, Nos 541 and 543 W; 32d st, Nos 553 and 555 W. Extension mort. June 5, July 9, 1908. 3:704-709. nom

Young, Augusta to Charles B Mayer. 117th st, No 68, s s, 90 w Park av, 25x100.11. P M. July 1, due, &c, as per bond. July 8, 1908. 6:1622. 20,000

Zasuly, Mallee to Annie Newman. Columbia st, No 77, w s, 88 n Rivington st, 20x49.8. Prior mort \$11,000. Oct 1, 1906, due Oct 1, 1910, 6%. July 9, 1908. 2:334. 4,700

Zasuly, Mollie or Mallie to LAWYERS TITLE INS & TRUST CO. Columbia st, No 77, w s, 80 n Rivington st, 19.10x49.8. June 24, 5 years, 5½%, until June 24, 1909, and 6% thereafter. July 9, 1908. 2:334. 11,000

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Andrees, Lina E to Louis Burger. Webster av, No 1233, w s, 106 n 168th st, 26x100. P M. Prior mort \$11,000. July 8, 3 years, 6%. July 9, 1908. 9:2427. 3,500

Adamant Real Estate Co to Albert J Schwarzler. Washington av, No 1825, w s, 108 n Fitch st, also 102.11 n 175th st, 40.1x112.10 x40x112.10. P M. Prior mort \$30,000. July 1, 3 years, 6%. July 3, 1908. 11:2908. 9,250

Same to same. Washington av, No 1829, w s, 148.1 n Fitch st, also 143 n 175th st, 39.7x83.10x40x112.10. P M. Prior mort \$30,000. July 1, 3 years, 6%. July 3, 1908. 11:2908. 9,250

Allen, Robert to TITLE GUARANTEE AND TRUST CO. Valentine av, No 2061, w s, 124.5 s 180th st, 25x100.2x25x100.5. June 30, due, &c, as per bond. July 3, 1908. 11:3144. 3,500

*Alexander, John S to Sarah S S Sturges. Clasons Point road, w s, abt 131 n Eteley av, 25x65.2x25.9x71.6. P M. June 22, 3 yrs, 5%. July 3, 1908. 400

*Same to same. Clasons Point road, w s, abt 156 n Eteley av, 25x58.10x25.9x65.2. P M. June 22, 3 years, 5%. July 3, 1908. 400

Altieri (Jerry) Co to Henry Heide. Crotona Park East, e s, 79.11 s Wilkins av, 40.1x99.11x43.11x100.10 n s. Certificate as to mort for \$28,000. June 29, July 3, 1908. 11:2938. —

Both, Harriet A L to Cath Hartmann. 161st st, No 766, s s, 148.6 e Forest av, 24.3x101.2. Prior mort \$5,000. June 2, 2 years, 6%. July 3, 1908. 10:2657. 1,000

*Bruckner Brothers, Inc, to Louis Langfield. 239th st (Kossuth av), n s, 91.7 e Fulton st, 50x100. July 2, 5 years, % as per bond. July 3, 1908. 1,250

Brand, Sara to Henry Farrell. Bathgate av, No 2261, w s, 267.2 n 182d st, 22.8x90. P M. Prior mort \$4,500. July 1, 3 years, 6%. July 3, 1908. 11:3050. 1,750

Beith, Wm C to John Miller. Eastburn av, w s, 131.8 s 174th st, 25x95. P M. July 2, 2 years, 6%. July 3, 1908. 11:2796. 400

*Bruckner Brothers Inc to Louis Langfield. Kossuth av, n s, 41.7 e Fulton st, 50x100. July 2, 5 years, % as per bond. July 3, 1908. 1,250

Breslin, Hugh to Cath L Gordon. Union av, w s, 48 n 166th st, 20x90.8. Prior mort \$4,500. July 2, due, &c, as per bond. July 3, 1908. 10:2671. 1,300

*Buser, Frederick E to Wm Ludden. 179th st, s s, 385 w Bronx Park av, 25x100. July 3, 1908, due, &c, as per bond. 5,000

Breslin, Hugh to Henrietta Gehrung. Seabury pl, e s, 25 n 172d st, 50x100. July 2, due, &c, as per bond. July 3, 1908. 11:2967 and 2977. 4,000

*Bain, James to Jane W Bain. Concord st, e s, 100 n 237th st, 55x97x—; 238th st, s e cor Concord st, 24x—x—x93; Byron st, w s, 100 s 238th st, 48x100x—x—. July 3, 1908, 3 years, 5½%. 2,500

Baer, Frederick to John R Stolzenberger. Bergen av, late Retreat av, n s, 222.6 w 153d st, late Grove st, 25x100. July 2, 3 years, 6%. July 3, 1908. 9:2362. 1,300

HECLA IRON WORKS

North 10th, 11th and 12th STREETS

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IRON WORK

- Bradbury, Mary A with Annie Erskine. Briggs av, e s, 371.8 n 194th st, 22.1x81.3x22.1x80.4. Extension mort. June 22. July 6, 1908. 12:3294. nom
- Baker, Chas S to Hunts Point Realty Co. Longfellow av, w s, 275 n Seneca av, 25x100. P M. June 11, 1908, 3 years, 5%. July 7, 1908. 10:2761 and 2762. 400
- Same to Hunts Point Realty Co. Longfellow av, w s, 300 n Seneca av, 25x100. P M. June 11, 1908, 3 years, 5%. July 7, 1908. 10:2761 and 2762. 400
- Brautigam, Ida H widow to Bernhard Hoffmann. Morris av, No 828, e s, 170 s e 160th st, runs s 75 x e 108.10 x n 50 x w 8.10 x n 25 x w 100 to beginning; 140th st, n s, 380 e St Anns av, 40x95. July 3, demand, 6%. July 6, 1908. 9:2420. 3,500
- Bergman, Robt H to Charlotte Carroll. 156th st, n s, 199.5 w Courtlandt av, 25x102.2. July 3, due, &c, as per bond. July 6, 1908. 9:2416. 3,000
- BRONX SAVINGS BANK with Lewis V La Velle and Jacob Kronenberger. Bryant av, w s, 305 s 172d st, 20x100. Subordination agreement. July 2. July 6, 1908. 11:2995. nom
- Brinckerhoff, Maria to Sidney J Goldwater. Anthony av, e s, 119.11 n 178th st, 50x166.11x44.4x153.1. July 8, due, &c, as per bond. July 9, 1908. 11:2814. 1,500
- Brown, Bernard J to Hunts Point Realty Co. Garrison av, s s, abt 57.2 w Faile st, 28.7x102.5x25x116.5. P M. June 11, 1908. 2 years, 5%. July 7, 1908. 10:2761. 1,500
- *Brownshild, Freda to Edw P Beckett. Lincoln st, w s, 80 s Barnett pl, 25x100. July 8, due July 1, 1913, 5½%. July 9, 1908. 3,500
- Block, William to Henry Amrhein. Intervale av, w s, 75 s 167th st, 28x89.8 to Hall pl x30x79.5. July 8, 1908, 3 years, 5%. 10:2700. 4,000
- Costello, Mary A wife of Thomas F to Emma Keller. Hull av, w s, 100 s Scott or Woodlawn av, 2 lots, each 25x110. Two mortg each \$1,250. July 8, 3 years, 6%. July 9, 1908. 12:3333. 2,500
- *Co-operative Construction Co of Williamsbridge, a corpn to Maria A Aquilino. Lot 57 map New Village of Jerome. July 7, due, &c, as per bond. July 9, 1908. 1,500
- *Same to same. Certificate as to above mort. July 7. July 9, 1908. —
- Carroll, Felix P to BRONX SAVINGS BANK. Aqueduct av, e s, 50.8 s Evelyn pl, 50.8x105.11x50x97.5. June 4, 3 years, 6%. July 9, 1908. 11:3209. 2,000
- Cohen, Myer and Morris B Evens to TITLE INS CO of N Y. Robbins av, s e cor 141st st, 100x111.4x101x98.9. P M. July 7, 3 years, 6%. July 9, 1908. 10:2570. 10,000
- Collard, Eugene B with Francis Heine. 182d st, s s, 28 e Belmont av, 26.4x100.9x25.6x87.3. Extension mort. June 25. July 7, 1908. 11:3083. nom
- Carrick, Eliza wife of Valentine to Walter L Crow. Arthur av, w s, — s 180th st, being n ½ lot 84 map property in Monterey, Upper Morrisania, 25x100. July 1, 3 years, 6%. July 3, 1908. 11:3069. 2,100
- Cohen & Eckman Corpn to Morris Resnick. Grant av, e s, 107 s 166th st, 25x101.1x25x100.11. Prior mort \$—. July 8, 1908, 5 years, 6%. 9:2448. 2,000
- Same to same. Same property. Certificate as to above mort. July 3. July 8, 1908. 9:2448. —
- Same to same. Grant av, e s, 82 s 166th st, 25x100.11x25x100.10. Prior mort \$—. July 3, 5 years, 6%. July 8, 1908. 9:2448. 2,000
- Same to same. Same property. Certificate as to above mort. July 3. July 8, 1908. 9:2448. —
- Same to Abraham Speshendler. Grant av, e s, 157.8 n 165th st, 25x101.9x25x101.11. Prior mort \$—. July 3, 5 years, 6%. July 8, 1908. 9:2448. 2,000
- Same to same. Same property. Certificate as to above mort. July 3. July 8, 1908. 9:2448. —
- Same to same. Same property. Grant av, e s, 57 s 166th st, 25x100.10x25x100.8. Prior mort \$—. July 3, 5 years, 6%. July 8, 1908. 9:2448. 2,000
- Same to same. Same property. Certificate as to above mort. July 3. July 8, 1908. 9:2448. —
- Casey, Mary, of Edgewater, N J, to John Bussing, Jr. Pelham av, late Union av, n w cor Belmont av, runs n 172.9 x w 87.6 x s 50 x e 12.6 x s 137.7 to Pelham av, x e 76.5 to beginning. Prior mort \$10,000. July 1, due July 1, 1911, 6%. July 6, 1908. 12:3273. 3,000
- *Colorado Realty Co to Anna L S Dent guardian for Ricarda S Dent and ano. Starling av, s s, 271 w Glebe av, 25x112. July 1, 3 years, 6%. July 8, 1908. 2,500
- *Same to same. Same property. Consent to above mort. June 30. July 8, 1908. —
- *Same to same. Same property. Certificate as to above mort. June 30. July 8, 1908. —
- *Same to same. Resolution as to above mort. June 30. July 8, 1908. —
- *Same to same. Starling av, s s, 121 w Glebe av, 25x112. July 1, 3 years, 6%. July 8, 1908. 2,500
- *Same to same. Same property. Consent to above mort. June 30. July 8, 1908. —
- *Same to same. Same property. Certificate as to above mort. June 30. July 8, 1908. —
- *Same to same. Same property. Resolution as to above mort. June 30. July 8, 1908. —
- *Same to Richard W Buckley and ano trustees Chas Guidet. Starling av, s w cor Glebe av, 96x112x100x112. July 1, 1 year, 6%. July 8, 1908. 7,500
- *Same to same. Same property. Consent to above mort. June 30. July 8, 1908. —
- *Same to same. Certificate as to above mort. June 30. July 8, 1908. —
- *Same to same. Same property. Resolution as to above mort. June 30. July 8, 1908. —
- *Cirillo, Margherita or Margarita to Gaetano Rossano. 1st av, w s, ½ of s ½ lot 41 map No 1 of Olinville, 25x100. July 7, 3 years, 6%. July 8, 1908. 1,000
- Cohn, Adolph and Minnie Leavy to Jeremiah N Martin. Morris av, n w s, 50 s w 183d st, 50x107.4x50x108, except part for av. July 2, 3 years, 6%. July 6, 1908. 11:3182. 2,500
- Cuneo, John to Mary Conlan. Forest av, No 871, s w cor 161st st, 25.4x100. July 2, 3 years, 5½%. July 6, 1908. 10:2647. 9,000
- Same and Emil Robitzek with same. Same property. Subordination agreement. July 1. July 6, 1908. 10:2647. nom
- Corbo, Angelo and Antonetta to Hugh E Ferris. Hughes av, late Cambreleng av, s e s, 150 n e 183d st, 25x100. July 3, 3 years, 5%. July 6, 1908. 11:3087. 500
- Cole, Eliz S to American Real Estate Co. Faile st, No 1019, w s, 449.6 s Bancroft st, 20x100. P M. July 3, 5 years, 5½%. July 6, 1908. 10:2749. 8,500
- Same to same. Same property. P M. Prior mort \$8,500. July 3, due Jan 3, 1909, 6%. July 6, 1908. 10:2749. 3,500
- Colebrooke Co to Chas M Rosenthal. Mt Hope pl, No 25, n s, 165 w Walton av, 25x125. P M. July 1, 3 yrs, 5½%. July 3, 1908. 11:2852. 1,400
- Crotona Realty Co with Joseph Silverson and Bernard London. Minford pl, e s, 75 n 172d st, 150x100. Extension 2 mortg. June 26. July 6, 1908. 11:2977. nom
- Colebrooke Co to Chas M Rosenthal. Mt Hope pl, No 29, n s, 115 w Walton av, 25x125. P M. July 1, 3 years, 5½%. July 3, 1908. 11:2852. 1,400
- Connell, Emma A to Annie A McFeat. 201st st, e s, 52.6 s Perry av, 50x118. July 3, 1908, 3 years, 6%. 12:3281. 1,500
- *Colorado Realty Co to Mitchel Valentine. Eastern Boulevard, n s, at n Willow lane, runs n w along Willow lane, 185 x n w 188.6 x n e 307.6 to Eastern Boulevard, x s w 290.2 x s w 93 x s w 77 to beginning; Gainsborg av, e s, 275 s Tremont road, 111.1 x 200.11 to Eastern Boulevard, x91.9x200. July 1, 3 years, 6%. July 3, 1908. 17,000
- *Same to same. Same property. Certificate as to above mort. June 30. July 3, 1908. —
- Crossmon, Magdelene to John H Peper. Jackson av, No 937, n w cor 163d st, No 709, 86.4x25. P M. Prior mort \$16,000. July 1, 3 years, interest due as per bond. July 3, 1908. 10:2639. 7,000
- *Carmody, Patrick J to Herman Tuchman. Grace av, w s, 150 s Lyon av, 25x100, Westchester. P M. Prior mort \$4,000. July 2, due Jan 1, 1911, 5½%. July 3, 1908. 580
- *Caio, Philip J to Christina Hunziker. Columbus av, n s; 75 w Fillmore st, 25x100. Prior mort \$3,450. July 2, 3 years, 6%. July 3, 1908. 400
- Dunne, Ellenorah F to American Real Estate Co. Faile st, No 1027, w s, 369.6 s Bancroft st, 20x100. P M. May 14, 5 years, 5½%. July 3, 1908. 10:2749. 8,500
- Same to same. Same property. P M. Prior mort \$8,500. May 14, installs, 6%. July 3, 1908. 10:2749. 3,000
- *Doerr, Anna B to Jacob Weinheimer. Av B, s w cor 3d st, 108x205. July 3, 1908, 2 years, 6%. 2,000
- Damiano, Giovanina to Rosalie Ulmer. Hughes av, e s, 112.10 s Pelham av, 25x87.6. June 23, 5 years, 5½%. July 3, 1908. 11:3078. 6,250
- *Diamondstein, Morris and Sarah Belitzky to Lillian M Williamson. Beech av, s s, 125 w Elm st, 125x100, Laconia Park. July 1, 3 years, 6%. July 3, 1908. 1,200
- De Gonzalez, Matilde with Emilie J Lichtenstein. 142d st, No 734, s s, 683.4 e Willis av, 16.8x118.3x16.8x116.8. Extension mort. April 10. July 3, 1908. 9:2786. nom
- D'Andrea, Victoria to Eliz K Dooling. Elsmere pl, n s, 112.4 e Prospect av, 25x100. Building loan. June 29; 1 year, 6%. July 6, 1908. 11:2956. 12,000
- Damiano, Giovanina and Wm Hodgson with Rosalie Ulmer. Hughes av, e s, 112.10 s Pelham av, 25x87.6. Subordination agreement. July 1. July 8, 1908. 11:3078. nom
- Deindicibus, Building Co to Charles Kirchhof et al exrs, &c, Wm Kirchhof. Clinton av, w s, — n 169th st and at line bet lots 101 and 104, runs w 137.11 x s 25.11 x e 138 to av, x n 25.11 to beginning. July 1, 3 years, 5½%. July 8, 1908. 11:2933. 22,000
- Same to same. Same property. Certificate as to above mort. July 7. July 8, 1908. 11:2933. —
- *Di Francia, Giuseppina and Claudino Conti to Giuseppe Dilazzaro. St Raymond av, n s, 85 e Lafayette av, 25x67.11x27.6x79.6. Prior mort \$2,500. July 7, 5 years, 5%. July 8, 1908. 700
- *D'Andrea, Victoria to John J Buckley and Ellen Buckley tenants by entirety. Van Buren st, w s, 100 s Columbus av, 25x100x20x100.1. Prior mort \$3,500. July 8, 2 years, 6%. July 9, 1908. 1,000
- Epstein, Phillip to Chas A Hess. 160th st, No 944, s s, 96.9 w Tinton av, 23.3x118.1. July 8, 3 years, 5½%. July 9, 1908. 4,500
- Ehrlich, Wm to Sarah E Furnald and ano exrs Francis P Furnald. Jennings st, No 1111, n s, 143.9 w Wilkins pl, 37.6x100.1x32.7x100. July 3, 3 years, 5½%. July 8, 1908. 11:2965. 19,000
- Edmondson, Geo W to Manhattan Mortgage Co. 235th st (Willard av), n s, 200 e Kepler av, 25x100. July 7, due Jan 1, 1909, 6%. July 8, 1908. 12:3376. 2,500
- Edmondson, Geo W to Louis Eickwort. 235th st, n s, 200 e Kepler av, 25x100. P M. Prior mort \$2,500. July 7, 6 years, 6%. July 8, 1908. 12:3376. 1,400
- Engel, John C with Isaac B Ripin. Cauldwell av, No 693, 16.8x115. Subordination agreement. July 7. July 8, 1908. 10:2624. nom
- Froman, Solomon to Henry Reiss. 163d st, s s, 116.7 e Forest av, 18.4x100. July 2, 5 years, 5%. July 3, 1908. 10:2658. 5,000
- Freund, Alfred and Moritz Doob to Leo Doob. 176th st, n e cor Anthony av, 169x91.1x121.8x184. Prior mort \$15,000. July 2, 3 years, 6%. July 3, 1908. 11:2803. 7,000
- Fowler, Nannie E to Herman H Becker. Cauldwell av, e s, 260 n 161st st, 20x125. Prior mort \$6,000. July 3, 1908, due Jan 3, 1912, 6%. 10:2631. 2,000
- Froehlich, Josephine or Josefine to Olga Theresia Dickemann. Robbins av, No 510, e s, 179 n 147th st, late Dater st, 25x100. P M. Prior mort \$9,500. July 2, due, &c, as per bond. July 3, 1908. 10:2579. 4,700
- Finkernagel, Katherina to Charlotte Wolff. Tinton av, No 919, w s, 116.5 s 163d st, 18.4x95. P M. July 6, due &c as per bond. July 7, 1908. 10:2658. 330
- *Fischer, Geo C to John Pitz. Jefferson st, w s, 125 n Columbus av, 25x100. July 1, 3 years, 5%. July 7, 1908. 500

THE GEORGE A. JUST CO.

239 VERNON AVENUE

LONG ISLAND CITY

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IR WORK FOR BUILDINGS

Fischer, Carl with Ernestine Malino. 160th st, s e cor Forest av, 33x118. Extension mort. July 1, July 7, 1908. 10:2656. nom

Gantier, John to TITLE GUARANTEE AND TRUST CO. Valentine av, No 2018, e s, 50.4 n 179th st, 16.8x88.7x16.8x87.11. July 8, due, &c, as per bond. July 9, 1908. 11:3142 and 3144. 2,000

Gillies, John J to Teasdale Realty Co and ano. 6th st, n s, 155 w Av B, 50x108, Unionport. P M. July 6, due, &c, as per bond. July 8, 1908. 1,500

Goode, Chas C to Mary Hascher. Crotona av, No 2166, s e s, 99.7 s w 182d st, 25.7x90.7x25.5x88.1. P M. July 7, due, &c, as per bond. July 8, 1908. 11:3098. 1,500

*Goldschmidt, Nora to Lohbauer Park Impt Co. Waterbury av, s w cor Fairfax av, 25.7x100. P M. June 18, 1908, 3 years, 5½%. July 6, 1908. 472

*Golding, Wm E to Lohbauer Park Impt Co. Kearney av, w s, 100 s Waterbury av, 43.5x100x66.6x102.9. P M. June 18, 1908, 3 years, 5½%. July 6, 1908. 595

*Golding, Wm E to Lohbauer Park Impt Co. Eastern Boulevard, e s, 100 n Baisley av, 75x100. P M. June 18, 1908, 3 years, 5½%. July 6, 1908. 1,470

*Golding, Wm E to Lohbauer Park Impt Co. Eastern Boulevard, e s, 50 n Baisley av, 50x100. P M. June 18, 1908, 3 years, 5½%. July 6, 1908. 980

Grathwohl, Paul to Geo F Martens. Jackson av, n e cor 158th st, 25x87.6. July 1, 3 years, 5½%. July 6, 1908. 10:2647. 16,000

Same and Jacob Schmid with same. Same property. Subordination agreement. July 1, July 6, 1908. 10:2647. nom

Glick, Ida wife Israel to Bella Meyer. 147th st, No 540, s s, 149.6 w St Anns av, 25x99.9. July 7, 1908, 5 years, 6%. 9:2373. 5,000

Greene, Wm L with Henry Knestner. 139th st, No 340 East. Extension mort. July 1, July 3, 1908. 9:2301. nom

Gilhuly, Michael J and Dominick J to City Real Estate Co. Jerome av, n e cor Gun Hill road, 57.7x100x76.7x101.10. July 2, due, &c, as per bond. July 3, 1908. 12:3328. 7,000

Goff, Patrick to Frank Gass. 180th st, s e cor Anthony av, 25x 91.2x25x94.3; Valentine av, w s, 225 n 180th st, —; also lots 67, 68, 77, 78 and 79 and 80 map Inwood. July 7, 1 year, 6%. July 8, 1908. 11:2792-2796 and 2839. 500

Hawes, Harry to August Jaeger and Katherina his wife, joint tenants. 142d st, s s, 241.8 e Willis av, 16.8x100. July 1, 4 years, 5%. July 3, 1908. 9:2286. 2,000

*Hogan, Marie L to Bernardina F E Hake and ano. Barker av, e s, 50 s Elizabeth st, 50x100, Olinville. July 1, 3 years, 6%. July 3, 1908. 2,800

Hutter, Luisa to Louisa Strung. Belmont av, No 1974, e s, 208.5 n Tremont av, 18.10x100. Prior mort \$3,500. July 1, 2 years, 6%. July 3, 1908. 11:3079. 2,000

Hirsch, Jacob to Alonzo G McLaughlin. Intervale av, w s, 266.11 s 167th st, 75x88x75.9x77.4. P M. April 1, due Oct 1, 1909, 6%. July 3, 1908. 10:2700. 1,600

Hoffmann, Camille wife of and Wm J to Mary Moelzer. Leggett av, e s, 25.1 s Dawson st, 23.1x93x23x91.11. July 1, due, &c, as per bond. July 3, 1908. 10:2686. 2,800

Hatlak, Louis and Barbara his wife to Laura M Zehner. Tinton av, No 1072, e s, 127.9 s 166th st, 16.5x100. P M. July 2, due July 1, 1913, 5%. July 3, 1908. 10:2670. 3,000

Heitmann, John H to Ethel J H Crosby and ano admrs Edmund M Young. 3d av, No 2795, w s, 191.11 s 148th st, runs n w 51.11 x n w 17.7 x — 16.5 x s w 16.3 x s e 77.9 to av, x n e 25 to beginning. July 2, 5 years, 5%. July 3, 1908. 9:2327. 8,000

Hormuth, Barbara to Maud Hamilton. Bryant av, No 1540, e s, 250 s 173d st, 25x100. P M. Prior mort \$11,000. July 2, due, &c, as per bond. July 3, 1908. 11:3001. 1,000

Humphrey, Grant and Adelaide R his wife and Lottie Pels to Wm Pierrepoint Williams as trustee Mary L Hillhouse et al. Kossuth pl, e s, 250 s 210th st, runs e 100 x s 15.3 x s w 4.1 x s 49.11 x w 91.4 to e s 208th st, x n w 44.9 to pl, x n 62.2 to beginning, except part for 208th st. July 9, 1908, 3 years, 6%. 12:3326. 2,300

Harris, Harry H to Michl T Reedy. Hoe av, No 1231, w s, 87.4 s Freeman st, 18.9x67.1x18.10x66.6. P M. Prior mort \$3,300. July 6, due, as per bond. 6%. July 8, 1908. 11:2979. 2,650

*Hoven, Simon F to Wm Peters. Morris Park av, s s, 25 w Taylor st, 25x100, except part for Morris Park av. Prior mort \$3,500. July 3, installs, 6%. July 6, 1908. 500

Hoffmann, Julia with Otto Hinz. Washington av, No 1737, w s, 25 n 174th st, 25x90. Extension mort. July 2, July 3, 1908. 11:2907. nom

Hurtzig, John with Eleonore Buresch. Bainbridge av, w s, 287.11 n 194th st, 25x77.8x25x76.8. Extension mort. July 2, July 3, 1908. 12:3294. nom

Hammett, Martha I with Israel Leibsohn. Dawson st, No 943. Extension mort. July 1, July 3, 1908. 10:2654. nom

Haase-Lippmann Construction Co with Martin Haase and Geo J Lippmann. Brook av, e s, 62.9 n 139th st, 37.8x—. Subordination agreement. July 3, July 7, 1908. nom

Same with same. Brook av, e s, 25.1 n 139th st, 37.8x—. Subordination agreement. July 3, July 7, 1908. 9:2267. nom

Hanson, John D to Henry Seib. Clinton av, e s, 79 s 182d st, 175 x158x150.5x150, with right of way 40 ft wide. July 1, 3 years, 5½%. July 7, 1908. 11:3097. 8,000

Hammett, Martha I with Israel Leibsohn. Dawson st, No 941. Extension mort. July 1, July 3, 1908. 10:2654. nom

Humphrey, Grant with Iwan Pels and ano. 208th st, e s, abt 256.3 n Steuben av, 52.3x103.4x50x91.4. Subordination agreement. July 8, July 9, 1908. 12:3326. nom

Israel, Joseph, Dobbs Ferry, to Hunts Point Realty Co. Garrison av, s s, 57.2 e Irvine st, 28.6x124.5x25x110.5. P M. June 11, 1908, 3 years, 5%. July 6, 1908. 10:2761. 1,400

Isaksen, Carl B to Richd Webber. 169th st, No 909, n e s, 179.11 n w Barretto st, 20.7x75.7x22.5x83.6. July 6, 1908, 3 years, 5½%. 10:2719. 2,000

Jenny, Helena with Katharina wife of and George Beck. Webster av, No 1399, w s, 16.8x90. Extension mort. July 3, July 6, 1908. 11:2887. nom

Knox, Effe V V and ano with William Lauter. Brook av, w s, 195.2 s Wendover av, 100x39.1. Extension mort. May 31, July 6, 1908. 11:2896. nom

Kennedy, Daniel to Hunts Point Realty Co. Faile st, 200 s Seneca av, 25x100. P M. June 11, 1908, 2 years, 5%. July 7, 1908. 10:2761. 700

Kemp, Jones Realty Co to Cornelia K Manley. Anderson e s, 500 n Jerome av, 27x149x27.1x146.9. July 7, 1908, 3 years, ½%. 9:2504. 3,000

Same to same. Same property. Certificate as to above mort. July 7, 1908. 9:2504. —

Keil, Chas L to Carrie Taylor. Ryer av, w s, 420.1 n Burnside av, 50x132.8x50.9x141.7. July 7, 1 year, 6%. July 8, 1908. 11:3149 and 3156. 2,00

Kramer, Emma to Katharina Gruber. 156th st, No 1015, n s, 45 e Fox st, 40x100. Prior mort \$20,000. July 8, due, &c, as per bond. July 9, 1908. 10:2726. 7,000

Keegan, Ellen L to Melville J Beckel. Tinton av, No 1131, w s, 236.5 s Home st, 18.7x—x18.11x110. P M. Prior mort \$6,700. July 1, 3 years, 6%. July 9, 1908. 10:2661. 600

*Krakower, Rosa to Domestic Realty Co. Olinville av, e s, 125 n Mace av, 25x147.6x25.11x140.6. P M. June 4, 3 years, 5½%. July 9, 1908. 630

Kindler, Louis to Isaac B Ripin. Cauldwell av, No 693, w s, 341.8 s 156th st, 16.8x115. July 7, 3 years, 5½%. July 8, 1908. 10:2624. 5,000

*Kelaher, Thos J to Lohbauer Park Impt Co. Kearney av, w s, 125 n Fairmount av, 25x100. P M. June 18, 1908, 3 years, 5½%. July 6, 1908. 350

Kronenberger, Jacob to BRONX SAVINGS BANK. Bryant av, No 1481, w s, 305 s 172d st, 20x100. July 3, 3 years, 5½%. July 6, 1908. 11:2995. 7,500

Kramer, Peter to Amalie Schaaf. Crotona av, s e cor 170th st, runs s 46.6 x e 25.11 x s e 60.3 x n 28.3 to 170th st, x n w 108.7 to beginning. July 1, 3 years, 5½%. July 3, 1908. 11:2937. 26,000

Kramer, Peter to Chas L Weiher. Crotona av, s e cor 170th st, runs s 46.6 x e 25.11 x s e 60.3 x e 18.6 x n 28.3 to st, x n w 108.7 to beginning. Prior mort \$26,000. July 1, 2 years, 6%. July 3, 1908. 11:2937. 1,500

Lutz, John G to Fortuna Widows and Orphans Fund. 157th st, s s, 229 w Courtlandt av, 21x221.6x21x219, except part for st. July 8, 5 years, 5½%. July 9, 1908. 9:2416. 4,000

*Lauricella, Matilda with Henry C Helfst and ano. Lot 22 map No 876 of 250 lots Thompson-Rose estate. Extension mort. July 7, July 8, 1908. nom

*Lubin, Jacob to Arthur J Mace. 229th st, late 15th st, s s, 305 w 5th av, 100x114, Wakefield. P M. June 15, 3 years, 6%. July 9, 1908. 1,500

*Same to Henry B Mace. 229th st, late 15th st, s s, 255 w 5th av, 50x114. P M. June 15, due Jan 1, 1910, 6%. July 9, 1908. 750

Lamontagna, Pasquale to Fordham Land and Impt Co. Arthur av, No 2498, e s, 168.6 s Pelham av, 25x87.6, except part for Arthur av. P M. Prior mort \$—. July 8, 1908, 3 years, 6%. 11:3078. 10,000

Laux, Jacob to BOWERY SAVINGS BANK. St Anns av, No 365, e s, 300.4 n 141st st, 25x90. July 6, 1908, 5 years, 4½%. 10:2556. 1,500

Lange, Johann B W to Wilhelm Lauter. Brook av, No 1515, w s, 195.2 s Wendover av, 100x39.1x100x39. P M. Prior mort \$15,000. June 29, 5 years, 6%. July 6, 1908. 11:2896. 6,000

*Landgraf, A Charles to Fredk Wagner and ano. Road leading to Middletown and Mapes av, being lots 20 to 24 map lots of W A and H C Mapes, 118x100x122x100.4. July 6, 3 years, 5½%. July 7, 1908. 3,000

*Leske, Emil to Eliza Livingston. 235th st, s s, 230 w White Plains road, 25x114. July 2, 3 years, 6%, until completion of building, then 5½%. July 3, 1908. 4,000

Levin, Morris and Benj Glasser to Bessie Glassman. St Anns av, No 146, e s, 60 n 134th st, 20x80. P M. Prior mort \$9,750. July 2, due, &c, as per bond. July 3, 1908. 10:2547. 1,250

*Lewis, Llywellyn W to Thomas Sheridan. 216th st, late 2d av, n s, 405 w 5th st or av, 25x114, Wakefield. July 2, 2 years, 5½%. July 3, 1908. 3,500

Same to Annie B Pray. 216th st, late 2d av, n s, 430 w 5th st or av, 75x114, Wakefield. July 3, 1908, 2 years, 5½%. 1,000

Michael, Leopold to the Park Mortgage Co. 134th st, n s, 93.10 e Alexander av, 18.10x100. July 3, 1908, 3 years, 5½%. 9:2297. 5,000

McBride, Stephen to Rebecca Steffens. 207th st, s s, 430.1 w Perry av, 2 lots, each 25x100. 2 morts, each \$5,333. July 3, 1908, 3 years, 5%. 12:3342. 10,666

McBride, Stephen to Rebecca Steffens. 207th st, s s, 405.1 w Perry av, 25x100. July 3, 1908, 3 years, 5%. 12:3342. 5,333

M & V Construction Co to Thos B Hidden trustee Henrietta A Webb. Prospect av, Nos 1306 to 1310, n e cor Home st, No 851, 63.6x100x12x112. July 6, 3 years, 5½%. July 7, 1908. 10:2694. 40,000

Same to same. Same property. Certificate as to above mort. July 6, July 7, 1908. 10:2694. —

Same and Meyer Vesell with same. Same property. Subordination agreement. July 6, July 7, 1908. 10:2694. nom

Meyer, Eliz G to Charles Schuler. Hughes av, No 2248, e s, 191.5 n 182d st, 18.2x100. P M. Prior mort \$3,500. July 2, 3 years, 6%. July 3, 1908. 11:3086. 1,750

Maixner, John and Fredk Ochs to Anna Muller. Forest av, Nos 1033 and 1035, w s, 88 n 165th st, late Wall st, 33.3x87.6. P M. July 6, 3 years, 6%. July 7, 1908. 10:2650. 1,500

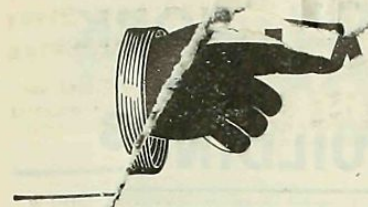
McCarthy, James C to Henry Morgenthau. West Farms road, n w s, at w s Hoe av, runs w 100 x s 119.5 x e 22.5 to road x n e 142.5 to beginning. P M. July 6, 2 years, 5½%. July 7, 1908. 10:2744. 8,000

Muller, Friedrich to Magdalena Vogt and ano. Washington av, e s, 92.10 n 163d st, 25x80.6. Prior mort \$11,000. July 2, 3 yrs, 6%. July 7, 1908. 9:2368. 2,000

Millinger, Heinrich to Robert Fritsche. 205th st, s s, 75.4 w Hull av, 25.1x79.1x25x81.6. July 3, 3 years, 5½%. July 6, 1908. 12:3345. 5,500

Mayer, Maria to Anthony Fenninger. Jennings st, No 1111, n s, 143.9 w Wilkins pl, 37.6x100.1x32.7x100. P M. Prior mort \$—. July 7, 5 years, 6%. July 8, 1908. 11:2965. 3,500

Mayer, Maria to Wm Ehrlich. Jennings st, No 1111, n s, 143.9 w Wilkins pl, 37.6x100.1x32.7x100. P M. Prior mort \$19,000. July 3, 3 years, 6%. July 8, 1908. 11:2965. 5,500



VOTE FOR A BRONX QUARTERLY

If you desire a quarterly and annual compilation of these records for the Borough of the Bronx, write to the Realty Records Co., 11 East 24th St., Manhattan. The Bronx Quarterly will be published as soon as a sufficiently large number of letters have been received expressing interest.

- Malcolm BANK (Thomas D) Construction Co to The TWELFTH WARD due 1. Tiffany st, w s, 356.3 n 165th st, 90x100. P M. July 6, 8,000
Mosh Jan 7, 1909, 5½%. July 8, 1908. 10:2716.
- 230lu Realty Co to Bronx Investment Co. Bassford av, No 223, w s, 85.1 s 185th st, runs w 46 x s 20 x e 46.2 to av, x n 7. July 7, 3 years, 5½% until July 9, 1909, and 6% thereafter. 3,000
July 8, 1908. 11:3053.
- Same to same. Same property. Certificate as to above mort. July 7, 1908. 11:3053.
- Same to same. Bassford av, No 2321, w s, 105.1 s 185th st, runs w 46.2 x s 19.11 x e 46.4 to av, x n 19.11 to beginning. July 7, 3 years, 5½% until July 7, 1909, 6% thereafter. July 8, 1908. 11:3053. 3,000
- Same to same. Same property. Certificate as to above mort. July 7, 1908. 11:3053.
- Murphy, Geo F and Gertrude F and Alvina Mand and Jennie M Howell to Saml Winkler. 3d av, No 2756, e s, 28 s 146th st, runs n 28 to s s 146th st, No 360, x e 72 x s 25 x w 84.7 to beginning. July 6, due, &c, as per bond. July 8, 1908. 9:2307. 16,500
- *Moylan, John to Teresa Hennessy. Green av, n e cor Mapes av, 100x50. June 2, 1 year, 6%. July 9, 1908. 500
- Mosholu Realty Co, a corpn, to Sigmund Berger. Bassford av, Nos 2321 and 2323, w s, 85.1 s 185th st, 39.11x46.4x39.11x46. Prior mort \$6,000. July 6, due July 1, 1910, 6%. July 9, 1908. 500
- *McNeil, John E to Gustavus Held, of Bavaria, Germany. 12th st, s s, 305 w Av A, 25x108, Unionport. July 8, due July 1, 1911, 6%. July 9, 1908. 2,000
- Neuberger, Frank J to Mary M H Dayton. Concord av, w s, 250 n 141st st, 20x100. Prior mort \$5,000. July 2, due July 1, 1909, 5½%. July 3, 1908. 10:2573. 450
- Neuberger, Frank J to Florence G Bryant. Concord av, w s, 250 n 141st st, 20x100. July 2, 3 years, 5% for first year and 6% thereafter. July 3, 1908. 10:2573. 5,000
- Ott, John with Annie Erskine. Briggs av, e s, 305.2 n 194th st, 22.2x78.6x22.1x77.8. Extension mort. June 22. July 6, 1908. 12:3294. nom
- *O'Connor, Cath E to Kathryn L Powers. Byron av, No 4211, being gore lot 14 on map Wakefield. July 3, 1908, 3 years, 6%. 2,500
- *Puckhafer, Geo J to Richd O'Hara. White Plains road, e s, 175 n Locust av, 50x100, except part for road. P M. July 2, 1 year, 6%. July 3, 1908. 800
- *Pahle, Otto with Mary Dunn. Taylor st, e s, 280 n Columbus av, 25x100. Subordination agreement. July 2, 1908. nom
- Parchen, Henriette to HUDSON TRUST CO. Nelson av, e s, 235 n 175th st, 25x81.7x26.3x73.10. July 2, 1 year, 6%. July 3, 1908. 11:2876. 6,000
- Same to Gustav A Brandt. Same property. P M. Prior mort \$6,000. July 2, 3 years, 6%. July 3, 1908. 11:2876. 2,800
- Powers, John D with Annie Erskine. Briggs av, e s, 327.4 n 194th st, 22.1x79.5x22.1x78.6. Extension mort. June —, 1908. July 6, 1908. 12:3294. nom
- Peter, Joseph with Johanna M Schroeder. 135th st, No 524 East. Subordination agreement. June 29. July 6, 1908. 9:2262. nom
- Pottberg, Jane to Century Mortgage Co. 170th st, No 604, s s, 95.9 w Franklin av, 18.11x125x18.11x125.7. June 29, 3 years, 5½%. July 6, 1908. 11:2931. 3,000
- Same and Agnes Brichner with same. 170th st, No 604 East. Subordination agreement. June 27. July 6, 1908. 11:2931. nom
- Perry, Cornelia M to Frank W Blauvelt. Woodycrest av, late Bremer av, e s, — n 164th st and 271 n from s w s lot 56, runs n 53 x e 100 x s 53 x w 100 to av, being on map Highbridgeville. July 1, due Mar 1, 1910, 6%. July 6, 1908. 9:2508. 2,000
- Paolillo, Carmela to Christian Waedler and ano. Courtlandt av, w s, 98.6 s 157th st, 43.10x98x45.9x98. Prior mort \$34,000. July 7, 3 years, 6%. July 8, 1908. 9:2416. 3,000
- Pauls, Henry to Chas H Baechler. College av, No 1366, e s, 243.1 s 170th st, 16.8x100. P M. July 1, installs, 6%. July 9, 1908. 11:2783 and 2785. 700
- Pace, Antonio to WASHINGTON SAVINGS BANK. Clinton av, No 2144, s e s, abt 200 n 181st st, 33x150, except part for av. July 8, 1 year, 6%. July 9, 1908. 11:3097. 3,000
- Robinson, David and Adolf Mandel with Mary E Elstner. Teller av, No 1059, w s, 179.6 n 165th st, —x100x20x100. Subordination agreement. July 2. July 9, 1908. 9:2428 and 2433. nom
- Roeth, Matilda to Cath Ruppert. La Fontaine av, e s, 105.6 n 181st st, 25x95. Prior mort \$4,000. July 7, 3 years, 6%. July 9, 1908. 11:3063. 3,000
- *Royal, Herbert to N Y Co-operative Building and Loan Assoc. 218th st (4th av), s s, S1 e White Plains road, 50x114, Wakefield. June 15, installs, 6%. July 9, 1908. 1,750
- Reinhardt, Henry with Fredk Metz. Park av, No 4048. Subordination agreement. June 6. July 6, 1908. 11:2907. nom
- Reinhardt, Henry with Conrad Oheimer. Park av, No 4050. Extension mort at increased interest from 5 to 5½%. July 6, 1908. 11:2907. nom
- Riley, Thomas and John Loughney to Michl Regan and ano as exrs. &c, Thos Gearty. Hull av, e s, 170.9 n 207th st, 4 lots, each 18.9x100. Four mort, each \$4,000. July 3, 5 years, 5½%. July 6, 1908. 12:3351. 16,000
- *Reynolds, Sarah L to Harriet S Mead. City Island av, e s, 109 s Fordham av or st, runs e 100 x n 25 x w 100 x s 25, except part for City Island av, City Island. July 2, 3 years, 6%. July 6, 1908. 700
- Robinson, David to Mary E Elstner. Teller av, No 1059, w s, 179.6 n 165th st, 20x100. July 6, 3 years, 5½%. July 7, 1908. 9:2428. 7,500
- *Roeder, Mary L, of City Island, to Truman A Jewell of the same place. Main st, e s, 119 s Fordham av, 25x100. July 1, 3 years, 6%. July 3, 1908. 1,500
- Riedel, Jacob G to Arthur J Keller. Simpson st, No 1222, e s, 222.11 n Home st, 25x100. Prior mort \$4,500. July 2, due, &c, as per bond. July 3, 1908. 11:2975. 1,000
- Riedel, Jacob G to TITLE GUARANTEE AND TRUST CO. Simpson st, No 1222, e s, 222.11 n Home st, 25x100. July 2, due, &c, as per bond. July 3, 1908. 11:2975. 4,500
- Riback, Abraham to Lizzie L Riback. Union av, No 1239, w s, 308.10 n 168th st, 21.11x132.8. Prior mort \$8,300. July 2, 5 years, 6%. July 3, 1908. 10:2673. 2,000
- Rousseau, David, of Ossining, N Y, to Frederic C Leubuscher. Walton av, w s, 102.2 n 138th st, 83.11x89.2x65.7x89.7. July 3, 1908, 1 year, 6%. 9:2344. 4,000
- Saunders, Arthur W to TITLE INS CO of N Y. Union av, w s, 78 n 168th st, late 6th st, 80x100, except part for av. July 6, 3 yrs, 6%. July 7, 1908. 10:2673. 10,000
- Schaefer, Nicholas to Jacob Schueler. 154th st, n s, 220 e Morris av, 25x100. July 6, due, &c, as per bond. July 7, 1908. 9:2414. 8,500
- Sturn, Wilhelmina to Bertha A Herrmann and ano. 150th st, s s, 100 e Brook av, 25x100. Prior mort \$12,000. June 2, 1 year, 6%. July 3, 1908. 9:2276. 500
- Schuler, Theresa and Philip F Mehrbrey to Chas Schuler. Hughes av, No 2244, e s, 155 n 182d st, 18.1x100. P M. Prior mort \$3,500. July 2, 3 years, 6%. July 3, 1908. 11:3086. 3,500
- Schuler, Chas to HARLEM SAVINGS BANK. Hughes av, No 2246, e s, 173.1 n 182d st, 18.3x100. July 2, due, &c, as per bond. July 3, 1908. 11:3086. 3,500
- Same to same. Hughes av, No 2248, e s, 191.5 n 182d st, 18.2x100. July 2, due, &c, as per bond. July 3, 1908. 3,500
- Schuler, Chas to HARLEM SAVINGS BANK. Hughes av, No 2244, e s, 155 n 182d st, 18.1x100. July 2, due, &c, as per bond. July 3, 1908. 11:3086. 3,500
- Same to same. Hughes av, No 2250, e s, 209.7 n 182d st, 20.5x100. July 2, due, &c, as per bond. July 3, 1908. 11:3086. 3,500
- Sasso, Nicola to Joseph Doelgers Sons. Morris av, No 846. Saloon lease. July 2, demand, 6%. July 3, 1908. 9:2420. 650
- Schwarzler, Otto J to Minnie Faulstich. Wendover av, n s, 126.8 w Fulton av, runs n 139.3 x e 11.9 x s 142.3 to Wendover av, x w 25.8 to beginning. Prior mort \$18,500. July 2, 3 years, 6%. July 3, 1908. 11:2929. 3,000
- *Shatzkin (A) & Sons Inc to Isaac Singer. 211th st, n s, 100 w Maple av, 25x100 and being lot 20 map lots in Williamsbridge property of W W Duncan. P M. June 30, 2 years, 6%. July 3, 1908. 612.50
- *Schur, Eliz wife of August to Mary Dunn. Taylor st, e s, 280 n Columbus av, 25x100. July 2, due, &c, as per bond. July 3, 1908. 6,000
- Schaila, Gottfried to Mainert J Hausen. Rochambeau av, w s, abt 198.3 n Gun Hill road, 51.8x121.10x50.6x128.7. July 2, 3 years, 6%. July 3, 1908. 12:3328. 1,500
- Schaefer, Malwine A to Wm Matyko. Monroe av, No 1752, e s, 270 n 174th st, 25x95. P M. Prior mort \$7,500. July 1, 2 years, 6%. July 6, 1908. 11:2798. 1,665
- Stroh, John R to Lena Kreidler. Lind av, e s, 214 s 165th st, 25x83. July 1, 3 years, 5%. July 6, 1908. 9:2523. 6,000
- Sturken, Geo F to Mary Brandhorst. Boston road, No 1370, s e s, 160 n e Union av, 40x100. Prior mort \$30,000. July 1, 5 years, 5%. July 6, 1908. 11:2962. 3,500
- *Stewig, Fredk to Bankers Realty and Security Co. Broadway, w s, 147.7 s e Tremont road, runs w 110.4 x s 25 x e 25 x s 25 x e 116.9 to Broadway, x n w 59 to beginning. P M. July 15, 1907, 2 years, 5%. July 6, 1908. 1,250
- *Schoemmell, Emma and Martin individ and as devisees Martin Schoemmell, Ida Schoemmell widow Kasimir Lofink exr Martin Schoemmell to Fritz Doll and ano. 7th st, n s, lot 164 map Unionport, 100x108. July 1, 3 years, 5½%. July 6, 1908. 6,000
- Seiffert, Mina to U S Title Guaranty and Indemnity Co. Webster av, s e s, at s w s 202d st, runs e along st, 100 x s 25 x w 100 x n 25. July 8, due July 1, 1911, 6%. July 9, 1908. 12:3330. 5,500
- *Steinberg, Wm and Isaac Rawitzer to Bankers Realty and Security Co. Broadway, e s, 150 s Tremont road, 25x100. P M. Apr 27, 3 years, 5%. July 9, 1908. 500
- *Same to same. Robin av, e s, 300 s Madison av, 25x100. P M. April 27, 2 years, 5%. July 9, 1908. 500
- *Solotaroff, Hirsh to Arthur J Mace and ano exrs Malinda G Mace. 229th st, late 15th st, s w cor 5th av, 105x114, Wakefield. P M. June 15, 3 years, 6%. July 9, 1908. 1,500
- *Singer, Malvina to Geo Hauser. Fillmore st, w s, 255 n Columbus av, 50x100. P M. July 8, 3 years, 5½%. July 9, 1908. 4,000
- Thomson, Eliz M to John J Lynch. 182d st (Elm av), n s, 221.4 e Crotona av, 100x200 to Garden st. P M. June 30, 3 years, 5%. July 7, 1908. 11:3099. 10,000
- Thomas, Rowland W to W Z Larned. Belmont av, e s, 200 s 179th st, 25x105x25x—. May 28, 1 year, 6%. July 9, 1908. 11:3079. 8,000
- Triner, John W, Jr, of Brooklyn, N Y, to John Triner. Rochambeau av, e s, 225 s 212th st, 25x103.6. June 23, 2 years, 5½%. July 6, 1908. 12:3328. 900
- Utility Realty Co to Meehan Construction Co. Whittier st, w s, 225 n Seneca av, 50x100. P M. July 9, 1908, 3 years, 5%. 10:2762. 800
- Van Doren, Louis O to Ellen Drury. Alexander av, No 299, s w cor 140th st, 17.1x70. June 22, due, &c, as per bond. July 7, 1908. 9:2314. 5,000
- *Vaccaro, Mary to Frank Gass. 223d st, n s, 180 e White Plains road, 25x114, Wakefield. July 7, 2 years, 6%. July 9, 1908. 1,000
- *Vendrasco, Anthony to Enos Joseph McGraw av, n s, 50 w Saxe av, 50x100. June 29, 2 years, 6%. July 9, 1908. 1,000
- *Weiss, Katie to Railroad Co-operative Bldg and Loan Assoc. Matilda st, w s, 100 n Kossuth av, 45.3x100. Prior mort \$2,000. July 8, installs, 6%. July 9, 1908. 2,000
- *Wabst, Elsie to Carl Hartmann. 2d or Pleasant av, e s, 675 n 216th st, 33.9x100.6x22.5x99.11. July 6, 3 years, 6%. July 7, 1908. 700
- *Wendt, Charles to Nicholas Voos. Matthews av, e s, 178.4 n Bronxdale av, 50x100. Two P M mort, each \$450. July 8, 2 years, 6%. July 9, 1908. 900
- *Werner, Christian to Richd H Jaeger. 236th st, n s, 25 e Catharine st, 75.2x97.11x75x103.6. July 6, 2 years, 6%. July 7, 1908. 1,500
- Westropp, Francis J with Annie Erskine. Briggs av, e s, 349.6 n 194th st, 22.2x80.4x22.1x79.5. Extension mort. June 22. July 6, 1908. 12:3294. nom
- Whitehall, Grace C, of Brooklyn, N Y, to Eliz Ludlam. St Anns av, e s, 300 s 156th st, 75x90. June 30, 3 years, 5%. July 6, 1908. 10:2617. 6,000

JOHN C. ORR CO., India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn LUMBER OF ALL KINDS FOR BUILDERS Telephone 948 Greenpoint

Weissker, Rudolph to John H Wittpenn. Southern Boulevard, e s, 136.10 n Home or Lyon st, 25x113.11x25x112.1. P M. Prior mort \$9,000. July 8, 3 years, 6%. July 9, 1908. 11:2979. 5,500
Wachter, Anna to John Remy. 134th st, No 676, s s, 100 e Cypress av, 20x103.9. July 1, 5 years, 5%. July 3, 1908. 10:2562. 3,000
*Wich, Christoph to Gregor Bertsche. Columbus av, n s, 25 w Madison st, 25x100. July 2, due July 1, 1909, 5%. July 3, 1908. 1,000
Wenninger, John P with Geo C Dawson. Prospect av, e s, 125 n 183d st, 75x103x75x109. Extension mort. Dec 23, 1907. July 7, 1908. 11:3114. nom
Wolff, Charlotte to Annie M Majewsky. Tinton av, No 919, w s, 116.5 s 163d st, 18.4x95. P M. July 3, 5 years, 5%. July 6, 1908. 10:2658. 6,750

*Whittaker, Beulah H to Mary E Daily. Pierce av, s s, 275 e Deane pl, 44x194x17x192 and being lot 78 map in partition estate of Maria F Pierce et al, Westchester. July 3, due, &c, as per bond. July 6, 1908. 2,000
*Walsh, Alex F to Chas Hoehn. Av A, s w cor 7th st, 108x105. P M. July 3, 3 years, 6%. July 6, 1908. 3,000
Wetzler, Adelaide to Henry Hett. 201st st, w s, 110 s Briggs av, 25x100. July 3, 3 years, 5 1/2%. July 6, 1908. 12:3298. 5,000
Wuerfel, Gustave A to Wm Ehrlich. Jennings st, No 1113, n s, 106.3 w Wilkens av, 37.6x100. P M. Prior mort \$20,000. July 2, 5 years, 6%. July 6, 1908. 11:2965. 7,000
Zinsmeister, Philippina to Josephine D Baencker. Intervale av, e s, 125 n Westchester av, 25x65.7. July 7, 3 years, 6%. July 9, 1908. 10:2704. 2,500

For Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Satisfied Judgments and Building Loan Contracts filed July 6, 7, 8 and 9, see page 9 of advertisements.

LIS PENDENS.

July 10.

162 BUILDING DEPT. LIS PENDENS. 109 TENEMENT HOUSE LIS PENDENS. 86th st, s s, 100 e Columbus av, 25x102.2. Albert Benson et al agt Peter Regelson et al; counterclaim; att'y, J C Weschler. Broadway, Nos 3309 and 3311. 134th st, No 600 West. Broadway, w s, 39.11 s 134th st, 40x100. Boston rd, s w cor 167th st, 150.10x152.2x150.10 x151.8. Isaac Crystal agt Bernard Crystal et al; accounting, &c; att'ys, Moss & Feiner. 102d st, n s, 77 w Lexington av, 77x100x irreg. E H Ogden Lumber Co agt Arthur A Goldstein et al; action to foreclose mechanics lien; att'y, G Gardiner Fry. 3d st, Nos 133 and 135 East. Oscar Kunatch et al agt Otto Schroeder et al; action to set aside deed; att'y, J Gans. 1st av, n e cor 94th st, 100.8x202x100.8x204. Louis Stern agt Beethoven Englander et al; action to set aside deed; att'ys, Morrison & Shiff.

FORECLOSURE SUITS.

July 10.

Lots 341, 353, 359, 370, 378, 380, 381, 384, 385, 387, 388, 389, 392, 393, 394, 395, 397, 398, 399, 400, 417 to 422, 424 to 429, 431, 432, 438, 439, 533, 540 to 544, 549 to 552, 555 to 559, map of Arden property. Sarah A Vaden agt Fairfield Co; att'ys, De La Mare & Morrison. 213th st, s s, 50 e Maple av, 100x100; four actions. Kassel Edelson et al agt A Shatzkin & Sons Inc et al; att'y, H M Goldberg. 135th st, s s, 375 w Amsterdam av, 125x99.11; three actions. N Y Mortgage & Security Co agt Erbecca Rosenthal et al; att'y, A L Westcott. 55th st, No 157 East. Eva L Bansen agt Anna M Groge et al; att'ys, Harrison, Elliott & Byrd. 6th av, Lots 369 to 372, map of Laconia Park, Bronx. Rosa Solner agt Solomon Kolin et al; att'y, D Sternlicht. Lenox av, Fifth av, 142d and 143d sts, whole block, excepting the following: Lenox av, s e cor 143d st, 124.11x85. Mutual Life Ins Co of N Y agt Julia Curtiss et al; att'y, J McKeen. Lots 352, 318, 360, 412, 413, 414, 433, 446, 447, map of Arden property, Bronx. Sarah A Vaden agt Adelaide W Miller et al; att'ys, De La Mare & Morrison. 119th st, Nos 524 and 526 East. Louis E Levy agt Jacob Bloch et al; att'y, W V Goldberg. Amsterdam av, w s, 75 n 178th st, 25x100. Rose C Newman agt Max Rollnick et al; att'y, J O'Connell. 209th st, s s, 225 e Amsterdam av, 75x99.11. Andrew Crawford agt Chas R Hubert et al; att'ys, McLaughlin & Stern. Prospect av, w s, 26.7 s Dawson st, 21.4x95x 23.4x94.11. Italian Savings Bank of the City of New York agt Ernest V Bonagur et al; att'y, R W Bernard. Concourse av, e s, 264.6 s w McClellan st, 25.1x 177.3x irreg. Concourse av, e s, 239.5 s w McClellan st, 25.1x175.2x irreg; two actions. Henry L Morris agt Edward Smith et al; att'y, E H Miller. 98th st, No 213 East. Irving Bachrach et al agt Nathan Wegler et al; att'y, W M Golden, Jr.

JUDGMENTS

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments. The Judgments filed against corporations, etc., will be found at the end of the list.

July. 6 Ambrosiano, Vincenzo—City of N Y. \$112.33 6 Adler, Philip, Max J, Morris and Sophie—H Chodorov. 100.03

6 Astrowsky, Peter—B Friedman. 169.56 6 Asch, Samuel K—A A Auzelwitz et al. 70.38 7 Abrams, Alfred—City of N Y. 955.93 7 Ahrens, Diederich—the same. 216.04 7 Almond, Daniel—Matheson Lead Co. 112.66 7 Arduin, Robert—F Kuchler et al. 121.89 8 Albertson, Albert C—Bernhard Benedict. 118.91 8 Alexanderson, John—Picker Bros, Inc. 341.33 9 Altieri, Maria—Robert Hill. 73.57 9 Allen, Mary C—Emanuel Hecht et al. 134.22 9 Andrews, Wm J—Robert A Brown. 9,932.62 9 Anderson, George—Kulenkampf & Co. 167.02 10 Alexander, Charles—City of N Y. 299.80 10 Albrecht, Samuel—Joseph Horowitz et al. 162.15 10 Allen, Alfred B—City of N Y. 487.26 10 Ackerman, Fred G—Chas A Weber. 152.72 6 Burns, Margaret—F F Ward. 177.80 6 Brown, Geo H—S Sichel et al. 69.31 6 Barrett, William—R H Swift. costs, 56.53 6 Brooks, Ella M—City of N Y. 388.41 6 Brown, James D—the same. 393.53 6 Butman, Le Roy—the same. 393.53 6 Bidwell, David H—E Connell. 315.07 6 Berger, Abraham and Sam Lehman—E Wittenberger et al. 78.51 7 Bunney, Robert H—City of N Y. 413.49 7 Block, Henry—W R Peters. 189.65 7 Bloch, Herman—B Aborn et al. 31.06 7 Brokaw, Samuel—S Flaum et al. 31.81 7 Bradford, Samuel D—F MacNee et al. 1,812.07 7 Bramcato, Peter—J Gottlieb. 49.31 7 Buch, Simon—F W Baldwin. 112.23 7 Boice, Ira W—M S Stebbins. 431.82 7 Borst, J W—Mechanics Nat Bank of the City of N Y. 11,178.40 7 Burtinsky, Sam—K Dorfman. 33.00 7 Bruschia, Antonio—Swift & Co. 208.67 8 Bice, Hiram H—Otto Horwitz. 243.73 8 Baker, Frank E—City of N Y. 299.80 8 Black, Alexander—the same. 413.49 8 Berolzheimer, Philip—Hannah K Gibbons. costs, 141.50 8 Batzer, Sam—Morris D Levine. 94.54 8 Brathwaite, Frederick G—Carsten Boe. 32.41 8 Boeniger, Kate—Frederick Hollender & Co. 62.81 8 Blake, Peter—Howard & Childs Co. 2,147.77 8 Borosky, Herman—Henry Krollpfeifer. 100.56 8 Beecher, Wm C—Am Surety Co of N Y. 49.11 9 Beckman, Arthur J—Robert Hill. 394.87 9 Busloff, Louis—the same. 236.72 9 Bernstein, Benjamin—Isadore Flato. 31.65 9 Bertmann, William—City of N Y. 216.04 9 Brennan, James J—the same. 56.09 9 Batchis, Albert—the same. 216.04 9 Birns, William—Edwin A Weed. 97.84 9 Brown, Henry C—Federal Union Surety Co. 26.40 9 Bahmazian, Sakis M—Sakas G Telfeyan et al. 409.20 9 Buxbaum, Rosie—Miriam C Devoe. 302.65 9 Bloch, Morris—Gustav Bloch. 770.75 10 Bernasconi, Pietro—City of N Y. 206.06 10 Bryant, Benjamin F—the same. 206.06 10 Babcock, Alexander—the same. 393.53 10 Bicknell, Robert C—the same. 393.53 10 Buddington, Thomas G—the same. 206.06 10 Berryman, Joseph—the same. 206.06 10 Brown, Wm A—the same. 393.53 10 Bobis, Nathan—Joseph Horowitz et al. 162.15 10 Broman, Adolph—Pierce, Butler & Pierce Mfg Co. 366.17 10 Beck, Ludwig admr—N Y City Ry Co. costs, 108.88 10 Brus, Jacques E—Gude Bros. 1,515.81 10 Binenkorb, David—Isador Breidbart. 88.21 10 Biggs, Eugene L—Oliver Typewriter Co. 62.83 6 Clarke, Thomas—City of N Y. 768.46 6 Cryan, John J—Geo Ringler Co. 3,455.75 6 Castellano, Luigi—V Langman. 30.66 6 Collins, William—Tarrytown Wall Paper Co. 38.57 6 Costello, Owen—J La Rouke. 519.41 6 Cohen, Isaac—W R Beale. 3,511.58 6 the same—the same. 3,508.98 7 Cupples, Victor W & Arthur T Leon—Dutton & Co. costs, 260.00 7 Carroll, Alice S—The Tenement House Dept. &c. 59.72 7 Corse, Jno—the same. 59.72 7 Coby, Wilbur C—Ritter Realty Co. 80.24 7 Christie, David—the same. 59.72 7 Cirillo, Vincenzo—H B Sentf. 134.15 7 Cogolin, Adolph—A Oppenheimer. 65.72 7 Coffin, Frederick—The People, &c. 206.06 7 Cornell, Alonzo B—the same. 581.00 7 Craig, Henry A—the same. 393.53 7 Corbett, William—the same. 74.89 7 Colgan, Thomas—Chas Prince Co. 160.07 7 Cannon, Arthur D—W H Bearley. 114.31 7 Chapman, Melville D—E Fowler et al, exrs. costs, 108.88 7 Cariello, Joseph—David Mayer Brewing Co. 6,130.17 8 Clark, Rose—J & S Baumann. 102.36 8 Colletti, James & Bernardo—Francesco Saltoformaggio. 883.11

8 Curry, John J—City of N Y. 206.06 8 Collins, James R—Merchants Trust Co. 2,707.60 8 Clayton, Clarence H—Carolyn Docter. 261.22 9 Cinque, Frank—Robert Hill. 118.50 9 Cornell, Morton S—the same. 125.97 9 Crawford, Henry T—Emanuel Hecht et al. 90.98 9 Croner, Bondy—Frank V Strauss & Co. 95.61 9 Carmody, Geo R—the same. 46.41 9 Clark, Besse C—M Lawrence Havey. 301.34 9 Cornet, Alfred—City of N Y. 206.06 9 Chess, Louis & Abraham—Louis Minsky. 69.62 9 Chester, Albert L—Harold D Meeker. 70.41 10 Calkin, Henry C Jr—City of N Y. 56.09 10 Connor, Domonick—the same. 216.04 10 Cahill, Ellen—the same. 206.06 10 Church, Edw B—Philip Kearny. 2,588.00 10 Campbell, Alexander J—Standard Plumbing Supply Co. 250.22 10 Caro, Jennie—Acker, Merrill & Condit. 98.98 10 Cohen, Louis—M Schaeffer Flaum Co. 45.91 10 Connelly, Ellen—City of N Y. 164.44 10 Diepenbrock, Louisa—City of N Y. 37.34 6 Dray, Victoria—L Schatz. 75.80 6 Distasio, Orofrío—Atlantic Can Co. 197.88 6 Donahue, Geo—Geo Schleichen Co. 38.91 6 Dempsey, James—Canavan Bros Co. 250.52 7 De Witt, Valeria V—H Gottlieb. 49.31 7 De Mauriac, Guy—H M More. 854.41 8 Donohue, Robert D—Chas J Keegan. 263.99 8 Davis, Benjamin—James M Ide et al. 100.76 8 Donsky, Frank—Isidor Cohen. 316.91 8 Demuci, Frank—Vincent Raugi. costs, 28.71 8 Donovan, Richard J—Eliza J Pease. 114.04 8 DeLuca, Enrico—Giovanni Aquino. 260.12 8 Donnegan, John A—Gus Lessing. 84.72 9 De Maria, Frank—Robert Hill. 98.12 9 Dissiggi, Joseph—the same. 68.34 9 Duryea, Elizabeth E—Emanuel Hecht et al. 32.65 9 Dux, Alfred F—City of N Y. 768.46 9 Dwyer, William—the same. 216.04 9 Daniels, Frank A—the same. 216.04 9 Dibs, Nicola—S D Mahige. 381.35 9 Davis, Lewis K—Oyster Bay Bank. 264.11 9*Doe, John—Charles Morton. 5,735.01 10 Donovan, Richard J—F & M Schaefer Brewing Co & Schaefer Co. costs, 78.35 10 Dais, John—Chas E Dowdall. 22.31 10 Duggan, William—Bluthenthal & Bickart, Inc. 308.65 10 Doherty, Frank W—Stanley B Hunt. 447.65 10 Dinining, Ferrol C—Reed & Barton Co. 285.01 6 Ensera, Frank—W N Mulkey et al. 208.78 6 Engelken, Richard T—Wood & Selick. 37.71 7 Engelkin, Richard—Mussgiller, M. 147.11 6 Forney, Mowbray W—Empire Brick & Supply Co. 138.15 6 Frank, Gutman—City of N Y. 206.06 6 Flanagan, James—James Olwell & Co. 65.91 6 Fell, John—Ballou-Dickson Co. 129.64 6 Foote, Elizur V exr—Hoffman House, N Y, trus. costs, 128.55 7 Felch, Frank W—F C King. 75.58 7 Fry, James—The Tenement House Dept. &c. 59.72 7 Folsom, Geo W—the same. 59.72 7 Friedman, Morris—Butler Bros. 179.81 7 Fassino, Theresa—E D Depew et al. 90.16 8 Falleson, Mrs Eliva—City of N Y. 216.04 8 Foley, Frank G—Nathaniel Whitman. 49.10 8 Florine, Aaron—Marx Samuels. 89.31 8 Flamm, Isaac—Moe Brozen. 174.76 8 Flamm, Isaac—Joseph Flamm. 360.83 9 Futeransky, Jacob—M G Samuels. 101.23 9 Feldstein, Morris—City of N Y. 393.53 9 Fliederbaum, Solomon—the same. 206.06 9 Friedlander, George—the same. 206.06 9 Friedman, Sarah—People, &c. 1,000.00 9 Filidora, James—Robert Hill. 79.85 9 Feber, Nathan & Celley—Jacob Fink. 153.72 10 Ford, Solomon K—Rexton Realty Co. 198.81 10 Fieldman, Solomon—Parkway Garage. 133.15 6 Greenberg, Abraham—E A Jaeger. 1,344.84 6 Gardner, Bertha and Warren—M Moore. 138.57 6 Gleitsman, Adolph and Grossbard Realty Co—The State Bank. 370.47 6 Geilhardt, Robert J—M Marks et al. 41.31 6 Gallauer, Edmund—H G Willmott. 217.69 6 Gibbons, John F—City of N Y. 768.46 6 Green, Adam—the same. 393.53 6 Greenberg, David—the same. 393.53 6 Gasogas Co—City of N Y. 206.06 7 Gelb, Isaac—J Berge et al. 20.15 7 Glass, Max, Moses Solomon, Kaeshish Rashfield and Max Jaffe—A Rosenthal. 64.65 7 Gorman, Lucille—J R Gillespie. 577.12 7 Goldberg, Louis A—City of N Y. 56.09 7 Gottlieb, Herman—Southmark Nat Bank. 219.83 7 Gershikow, Hyman—B Markowitz. 119.65 7 Goldstein, Sam—K Dorfman. 72.50 7 Graeve, Victor & Otto C Van Schoen—R Tietjen et al. costs, 132.90 8 Gormley, John—City of N Y. 216.04 8 Goldman, Max—J & S Baumann. 139.66 8 Goldstone, Harry—Ellas Frankel. 59.63

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- 8 Gigliero, Achille—Henry Davidson...97.52
- 8 Gruhn, Samuel—M N Clement...81.05
- 9 Goodfellow, Chas S—John Van Vleit...470.21
- 9 Goodman, Aaron & Tillie—Wm C Sommerfeld et al...81.51
- 9*Goldberg, Philip—Hoban & Curtis Lumber Co...376.20
- 9*Goldman, Jacob—the same...376.20
- 9 Golden, Louis—Robert Hill...225.74
- 9 Goldman, Joseph—N Y City Ry Co...costs, 108.88
- 9 Gibbon, John J—City of N Y...216.04
- 9 Gibbon, James E—the same...216.04
- 9 Gregory, Wm H—Oliver Typewriter Co...113.26
- 10 Goldman, Louis—Julius Levy Co...139.00
- 10 Gitletz, Louis—City of N Y...206.06
- 10 Gaetjens, Louis A—the same...112.33
- 10 Gerlboch, Herman—the same...56.09
- 10 Greenfest, David—the same...74.84
- 10 Gorman, Thomas J—the same...56.09
- 10 Ginsberg, Samuel—Lawyers Title Ins & Trust Co...248.54
- 10 Gielhard, Robert J—John F Steeves et al...959.34
- 10 Gallagher, Geo S—the same...959.34
- 10 Gillhausen, Paul—Wm Schaeffer...63.47
- 10 Greenfeld, Wm—Anchel Tarter...112.15
- 10 Goldstein, Max—Louis Horowitz...76.65
- 10 Guttentein, Jeannette* & Harry—Rexton Realty Co...80.60
- 10 Goodman, Maurice—Annie Crabtree...170.25
- 10 Gerdes, Wm H—Corn Exchange Bank...411.67
- 6 Hillyer, Mark P—W P Earle...697.06
- 6 Hirt, Max—M Rosenfeld et al...78.49
- 6 Herd, Anderson T—W F Egan...118.15
- 6 Harrison Valley Mineral Water Co—H G Jacobs...264.65
- 6 Hertenstein, Leopold and Bettie—W Schwartzbarts et al...119.40
- 6 Hearn, Abrose M—C Pallman...36.56
- 6 Hess, Ludwig and Monroe D—The North River Ins Co...133.11
- 7 Hackett, William C—J A Peppard...60.23
- 7 Hudson, Frederick—City of N Y...413.49
- 7 Horwitz, Herman—the same...112.33
- 7 Horn, Geo, Jr—the same...216.04
- 7 Horowitz, Morris—J H Meyer et al...15.31
- 7 Hemenport, Frank—C E Diefenthaler et al...25.66
- 7 Hampe, Herman A—N Y City Milling Co...107.45
- 7 Henry, Robert E—F J McGrau...133.13
- 7 Herb, Jacob—B Hirschfeld...230.91
- 7 Hanford, William H—The Rainier Co...207.16
- 7 Hyman, Yoel—Welsbach Gas Lamp Co...41.41
- 8 Haban, Matey—Bert K Bloch...160.24
- 8 Hannon, Maurice L—City of N Y...206.06
- 8 Hough, James—the same...768.46
- 8 Hindlemann, Aaron—Nathaniel Whitman et al...138.00
- 8 Hotz, Geo J E—Albert O Allen et al...104.35
- 8 the same—Allen Ditchett Co...272.34
- 8 Houlihan, Michael—N Y Transportation Co...21.32
- 8 Halsey, Chas D—City of N Y...492.26
- 2 Hemming, Henry G—Edwin Dumble...127.91
- 8 Hyman, Davis & Jacob—Leonard L Rothstein...174.50
- 9 Hirschbein, Theodore—Robert Hill...196.07
- 9 Hane, Ike—the same...76.69
- 9 Hickey, Thomas—Joseph P Dunn...39.67
- 9 Herman, Benjamin—City of N Y...112.33
- 9 Hackett, James J—the same...216.04
- 9 Hicks, Wesley C—the same...268.46
- 9 Howind, William—the same...216.04
- 9 Hannon, John C—the same...953.93
- 9 Herman, Samuel—Max Katter...114.63
- 9 Haviland, Leonard W—Baker Printing Co...421.91
- 9 Hauptman, Louis H—Joseph Martin...59.72
- 9 Harding, Josiah W S Jr—Patterson Bros...41.29
- 9 Halstein, Alfred—the same...41.29
- 9 Harrison, Henry H & Horace R—Alexander J M Collum...224.63
- 9 Helm, Beno M—Abraham P Meller et al...816.66
- 10 Hess, Blume & Moses J—Peter Wolf...222.65
- 10 Hollander, Morris E & Berenice—Mitchell Vance Co...79.60
- 10 Hurth, Mary—City of N Y...112.33
- 10 Hackett, James—the same...216.04
- 10 Howe, Chas F—Myra P Boyd...135.81
- 10 Higgens, Frank—Harry Garfinkel...46.65
- 10 Henshall, Chas T—Alexander Jones et al...304.08
- 10 Hartjen, Louisa—42d St, Manhattanville & St Nicholas Av Ry Co...costs, 108.88
- 10 Hannon, John—Edw T Hauck...105.54
- 10 Hoffbauer, Charles—Samost Chocolate Co...128.26
- 10 Hemming, Henry G—Reed & Barton Co...62.16
- 8 Ireland, Jeremiah R—Grand Pacific Hotel Co...333.72
- 10 Irving, Katie—Bridget Reynolds...605.16
- 6 Jenkins, Chas S—City of N Y...393.53
- 6 Jurgenson, Radolph—N Naxman...116.30
- 7 Jaacker, Henry—The Tenement House Dept. &c...59.72
- 8 Johnson, Gilbert—Norman F Kerr...104.44
- 9 Joffe, Samuel—Robert Hill...104.91
- 9 Jones, Frederick R—John E Phelan et al...329.72
- 9 Jessup, John C—Newton Adams...585.32
- 10 Jacob, Edith S—Benoit Wasserman...460.97
- 10 Jacowitz, Zeller—Alois L Ernst...1,564.01
- 10 Jacobson, Israel—Jacob Smith...51.30
- 6 Keeler, Chas E—the same...393.53
- 6 Kelley, Jacob—Leo Schleicher Co...28.41
- 6 Kirk, John A—City of N Y...37.34

- 6 Kohte, August—J C Shriner...93.60
- 6 Kelly, John J—L L Mahoney et al...45.59
- 7 Kane, William A—The Tenement House Dept. &c...59.72
- 7 Kernochan, Catherine—the same...59.72
- 7 Kohn, Sarah & Nathan, Isaac Cohen & Joseph Cherry—J W Moore...969.43
- 7 Kaufman, Jacob—S Mann et al...262.42
- 7 Kopetowsky, Jacob—Mussgiller Mangils Co...31.31
- 7 Knubel, Herman—S F Fromm...295.56
- 7 Kitchelt, William—Yorkville Paper Co...65.35
- 7 Kip, Ira A—T Molloy et al...31.85
- 7 Kiely, Thomas—J Sinnott exr...192.80
- 7 Klingenberg, Justin—C Voelcker et al...944.24
- 8 Kleinberg, Albert—City of N Y...216.04
- 8 Kumselmann, Joseph—the same...56.09
- 8 Knight, Frank A—the same...216.04
- 8 Keller, Howard F—Title Ins Co of N Y...3,929.32
- 8 the same—the same...2,344.11
- 8 the same—the same...2,350.82
- 8 Kilpatrick, Thomas J—Wm J Brown...364.31
- 8 Klein, Abraham, Julius & Samuel L—Joseph Friedberg et al...369.90
- 9*Kivar, Jacob—Hoban & Curtis Lumber Co...376.20
- 9 Kuper, Max—the same...376.20
- 9 Kindt, Frederick—City of N Y...37.34
- 9 Knight, Chas H—the same...216.04
- 9 Kove, Simon—Isidore P Behrman...150.00
- 9 Kandel, Jof—William Koch...30.56
- 9 Kreamer, Sarah E—Anne J Fitzpatrick...320.23
- 9 Kypke, Harvey—Crandall & Godley Co...88.47
- 9 Koslowsky, Kusiell—Sam Levine...200.00
- 10*Koch, Maria A—Joseph Rosenzweig...434.65
- 10*Kleemann, Ann M—the same...404.65
- 10 Kalcheim, Henry—Max Gertner et al...81.10
- 10 the same—Wm R Bailey...333.82
- 10 Keenan, Thomas—Rudolph J Kahn...89.60
- 10*Klute, Louis—the same...89.60
- 10*Keeler, Chas C—N Y Ry Co...costs, 108.88
- 10 Kowalsky, Nikolia—New England Whip Co...78.51
- 6 Lang, Joseph—City of N Y...37.34
- 6 Landgren, Chas—the same...768.46
- 6 Lee, Rush H—the same...393.53
- 6 Livingston, Walter E—the same...581.00
- 6 Lopez, Carmen—V Langman...91.21
- 6 Lehr, Harry—J Vanek et al...218.76
- 6 Lindheimer, Samuel—Schwarzschild & Sulzberger Co...70.32
- 6 Landau, David—E Landau...costs, 107.59
- 6 Liebman, Max—City of N Y...581.00
- 7 Lazarus, Morris B & Geo Schaeffer—S Lenkowsky...139.51
- 7 Loftus, Patrick H—J D Cockcroft...126.00
- 7 Leeb, Elizabeth M—L Veltin...319.01
- 7 Longabardi, Guisepp—J P Mullen...443.36
- 7 Lombardo, Patsy—Pleasant Spring Distillery Co...81.92
- 7 Levy, Chas S—A L Kerker...10,925.38
- 8 Lewy, Geo W—Samuel P Skinner...122.29
- 8 Leshtener, Jacob—Sarah Daych...242.62
- 8 Lawson, Charles—City of N Y...393.53
- 8 Luca, Enrico L—Giovanni Aquino...260.12
- 8 Leizerkowitz, Philip—Wm O Fredenberg et al...335.31
- 8 Levy, Sigmund—Berthold Bendheim...85.41
- 8 La Rose, John—Peter J Hickey...432.13
- 8 LoCorto, Rosolino—Francesco Saltoformaggio...385.11
- 8 Lacey, Richard J—Kate Richter...152.41
- 8 Levy, Jacob—Joseph Freedberg et al...360.90
- 8 Lyons, Mary—Curtis Blaisdel Co...63.91
- 9 Leary, John—Lucie J Weller...224.31
- 9 Lambert, Antonio—A Flaccadore...141.27
- 9 Lazarus, Ayron—Robert Hill...52.37
- 9 Loewenkoff, Isaac—Frank V Strauss & Co...83.66
- 9 Lawson, Herbert E—the same...112.41
- 9 La Sala, Stefano—Minett Varnish Co...47.41
- 10 Lavin, Henry—Michael Egan...122.41
- 10 Levin, Mary—Lord & Burnham Co...185.25
- 10 Lerner, Nathan—N Y City Ry Co...costs, 108.88
- 10 Loomis, Frederick H—Geo A Twele...523.48
- 10 Lewbell, Bella—Joseph Colvin...73.89
- 10 Leach, C Nelson—Tribune Assn...143.07
- 10 Lacker, Emanuel—Perkins Goodwin Co...106.66
- 10 Lawton, Henrietta Z—Georgina A Merritt et al...560.90
- 10 Liddle, Helen J—Michael A Bowe...36.72
- 10 Linsenmaier, August—Wolf Sager & Heller...79.91
- 6 Machette, Edwin V—Contract Process Co...608.05
- 6 Mayer, Celine—City of N Y...393.53
- 6 Meyer, John—D Nowak...259.15
- 6 Merklein, Arthur—H H Bowen...362.56
- 6 Marchowitz, Herman—B Leebreich et al...392.90
- 6 McPherson, William G—City of N Y...581.00
- 7 Moskovits, Julia & Henry Cohen—A Bernhardt et al...117.01
- 7 Moore, Thos—The Tenement House Dept. &c...59.72
- 7 Morrell, Henry B—N F Kerr...35.31
- 7 Mitchell, Joseph C—J Maher...208.15
- 7 Masor, Barnett & Benj J Pearlman—E E Sanborn...12.26
- 7 Montgomery, William A—H Gottlieb...39.31
- 7 Machette, Edward V—J W Arthur et al...30.45
- 7 Meyer, Adam—City of N Y...37.43
- 7 Marnell, Walter F—the same...216.04
- 7 Moran, Patrick J—the same...216.04
- 7 Moss, Robert T W—the same...518.00
- 7 MacGregor, Edgar J—M Loeb et al...72.16
- 7 Muldoon, William—Candee Smith & Howland Co...222.60
- 7 McIntire, John E—City of N Y...216.04
- 7 McCleary, Edward—the same...216.04
- 8 Miller, Henry C—Barnard Metz...190.50
- 8 Meinhardt, Samuel—Fannie Murdock...34.41
- 8 Matzene, Jens R—Black & Boyd...59.65
- 8 Moll, Wm A—S C Beckwith Special Agency...505.71

- 8 Miller, Max—Max Samuels...89.31
- 8 McGraw, Frank M—Nathaniel Whitman et al...49.10
- 8 McGirr, James A—Robert H M Dawbarn...274.81
- 8 Martin, Rose A—Theodora Nicholas...55.00
- 8*Maida, Salvatore—Francesco Saltoformaggio...385.11
- 9 Marbach, Nathan—Robert Hill...97.87
- 9 Moran, Thomas—the same...88.29
- 9 Meyer, Edmond—the same...34.67
- 9 Metz, Frederick—the same...34.67
- 9*Morotto, Luigi—the same...68.77
- 9 Moore, Samuel—the same...236.72
- 9 Masel, Richard—Union Ry Co of N Y City...costs, 108.88
- 9 Milbourne, Geo A—Lasher & Lathrop Inc...307.71
- 9 Martin, James J—City of N Y...393.53
- 9 Manning, Wm H—the same...216.04
- 9 Maloney, Patrick—the same...216.04
- 9 Mottola, Pasquale—Benjamin Silverman...36.30
- 9 Moore, Franklin—Alexander Baum...104.41
- 9 McCallum, Patrick—N Y City Ry Co...costs, 107.88
- 9 Moracevitz, Siegfried—Siegfried Horwitz...1,270.87
- 10 Morgan, Walter H, admr & Chas R, exr—Lewis P Ross et al...172.14
- 10 Miller, Fanny S—Majestic Hotel Co...274.41
- 10 McNulty, Jennie J—Herman A Flusheim et al...78.82
- 10 McGarry, William—City of N Y...216.04
- 10 McBurney, Edward—the same...206.06
- 10 McAdam, Mary, admx—N Y City Ry Co...costs, 108.88
- 10 McKnight, Ida E B—Wm C McKnight...costs, 85.74
- 10 Mosher, Robert W—Petit & Reed, Inc...152.30
- 10 Mintz, Kanya—Isidor Kopeloff...162.22
- 10 Murena, Gerry—Daniel J Healy...39.65
- 10 Montgomery, Bernard—City of N Y...216.04
- 10 Marsh, Richard G—the same...487.26
- 10 Moody, Helen—the same...393.53
- 10 Margolin, Isaac—N Y City Ry Co...costs, 108.88
- 10 Markson, Aron—Samuel Lisk...317.41
- 10 Muller, August—Frederick Hollender Co...148.71
- 10 Mains, Wm C—Edw B Gethen...costs, 127.65
- 10 Miller, Catherine—Emanuel Scheyer...32.41
- 7 Nanenkamp, Henry—the same...46.72
- 7 Nowack, Morris—S N Berlin et al...99.28
- 8 Norfolk, Clement—City of N Y...216.04
- 9 Nelden, Andrew L—Frank V Strauss & Co...174.31
- 9 Nathan, Olga—Daniel Lehman...83.35
- 9 Nova, Jay—Frank V Strauss & Co...47.11
- 10 Newman, Alextnr M—City of N Y...37.34
- 10 Notara, Demetrius—Morris Goodman...295.95
- 7 O'Shaughnessey, Michael J—Sheffield Farms Slawson Decker Co...124.81
- 7 Ohl, Philip—City of N Y...59.72
- 7 Ormsbee, Laban—J Seeman et al...120.61
- 9 O'Dwyer, Michael—Geo W Cole...221.87
- 9 Osgood, Frank S—City of N Y...216.04
- 10 Oliver, Percy R—City of N Y...93.58
- 10 O'Toole, Christopher—Geo T Dickerson...32.41
- 10 O'Brien, Edward—Griscom Spencer Co...73.90
- 6 Pullar, Joseph W and William—J H Blair indiv and exr...132.43
- 8 Padeski, Samuel—City of N Y...216.04
- 8 Pearson, Chas W—the same...1,143.40
- 8 Patterson, Henry—the same...216.04
- 8 Perlman, Abraham—Max Levenkind...65.31
- 8 Pinckney, H Irvington—Henry F Miller...76.91
- 8 Periera, Henry M—Picker Bros, Inc...34.33
- 9 Petito, Luigi—Robert Hill...108.26
- 9 Pearlman, Charles—the same...72.72
- 9 Parkin, Davis—Hoban & Curtis Lumber Co...376.20
- 9 Pollakoff, Harry—Abraham Reder...39.41
- 9 Perine, Albert J—City of N Y...216.04
- 9 Perlmutter, Victor—Max Kalter...249.31
- 9 Pototzky, David—Jennie Kohner...27.94
- 9 the same—David Schumer...27.94
- 9 Plutko, John—V Loewers Gambrinus Brewery Co...654.43
- 10 Penhale, Geo F—City of N Y...487.26
- 10 Philbrook, Leonore—Jacob Leitner...66.93
- 10 Porter, Harriet S—Lewis P Rose et al...172.14
- 10 Petruello, Thomas, admr—Interborough Rapid Transit Co...costs, 107.88
- 10 Palmer, Angelina—Robert C Beal et al...costs, 61.35
- 6 Quattrucci, Eugenio—M Fuchs...133.82
- 6 Quinn, Lawrence H—City of N Y...393.53
- 9 Quattrano, Angelo—Robert Hill...68.77
- 6 Rosenberg, J—A Reder...81.33
- 6 Rohe, Frederick R—City of N Y...93.58
- 6 Reardon, Thomas J—the same...56.09
- 6 Rich, James L—Central Bridge Coal Co...100.36
- 6 Rosenberg, Chas—Maley Thompson et al...106.93
- 6 Riestler, Elizabeth & Martin—M Klein et al...267.40
- 6 the same—D Borowitz...412.65
- 6 Ringle, Meyer—E J Kelly...320.07
- 6 Rosenthal, Samuel and Nathan—Schwarzschild & Sulzberger Co...66.85
- 6 Rosenfeld, Bernard—Standard Dairy Co...52.75
- 6 Rosenblatt, Joe & Sam Schiffman—R Fine et al...costs, 196.10
- 8 Robertson, Ellis A—Nathaniel Whitman et al...49.10
- 8 Ryan, John J—Michael Bowler...costs, 24.41
- 8 Rappaport, Max—Solomon W Johnson et al...91.75
- 8 Rosenblatt, Jacob A—Abraham L Sauya...49.41
- 8 Rosenfeld, Edward—City of N Y...216.04
- 8 Rogers, Harry—the same...216.04
- 8 Rodwell, James—the same...216.04

ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

8 Rome, Wm H—the same.....216.04	7 Thayer, George C—C G Coffin .....166.72	7 Greenlawn Cemetery—L Crouse et al. 129.34
8 Rubin, Joseph M—the same.....216.04	8 Treacy, Geo E—City of N Y.....216.04	7 Fowle, A L Co—H H Herman & Co....640.00
8 Riesel, Wm A—M N Clement.....1,821.32	8 Thompson, Maud A—Greenhut & Co..642.60	7 Globe & Rutgers Fire Ins Co—L Kaufman.....1,689.25
8 Richmond, John McV—Aeolian Co.....112.13	9 Thompson, John M—John Wanamaker, N Y.....69.32	7 Hill, Edwin C Co—The Retailers Commercial Agency.....73.47
8 Roos, Pierre—Hermitage Co.....84.41	9 Tucker, Herbert—Joseph Martin.....35.72	8 Rappolt & Co—Berg Bros.....32.41
9 Russell, Patrick—Continental Iron & Steel Co.....217.41	9 Turk, William—Anna O'Connor .....73.91	8 Metropolitan Surety Co—Isaac Abramowitz et al.....106.28
9 Ruess, Daniel—Eppens Smith Co.....29.41	10 Tucker, Edw C—City of N Y.....216.04	8 A L Fowle Co—Frederick A Stokes Co.718.06
9 Rothenberg, Fred—Robert Hill.....42.17	10 Tepper, Harry—M Schaffer Flaum Co..29.70	8 Architects Pub Co—City of N Y.....38.34
9 Rogers, Wm H H—City of N Y.....216.04	10 Tepper, Harry—Simon Lewie et al....100.63	8 Beverage Pub Co—the same.....299.80
9 Raphaelson, Hyman W—Abraham Alphonso Frank.....27.41	10 Towne, Chas A—Edward Thompson Co.106.16	8 City of N Y—Lawler Bros Construction Co.....11,966.46
9 Rendle, Arthur E—Belden J Rogers et al.....234.20	9 Vigorito, Jack—Benj Silverman.....46.06	8 Henry P Rees Co—City of N Y.....156.81
9 Rose, Alfred E—Wm J Nelson.....286.10	8 Underwood, Frank L—Knickerbocker Trust Co.....16,764.21	8 Seaboard Rubber Co—Abraham Robinson et al.....29.65
9 Reis, Isaac—Etzel & Son Coal Co.....82.01	8 Van Ness, David—City of N Y.....216.04	8 Catskill & N Y Steamboat Co—Heleh Freigh.....109.41
9 Rosenberg, Morris—Samuel L Ormstein et al.....29.65	6 Viebrock, Claus—J C Shriner.....100.98	8 A L Fowle & Co—Romano T Miller, Jr, et al.....279.85
9 Robinson, Israel—Morris Sten et al.130.21	6 Van Horn, E B—E C Wade.....190.98	8 De Beck Plate Glass Co—Maskale T Lamb.....587.45
9 Roe, Richard—Charles Morton.....5,735.01	9 von Eriembelle, Walter—Frank V Strauss & Co.....155.46	8 Sanitary & Municipal Supply Co—Steele & Johnson Mfg Co.....37.31
10 Raymond, Geo W—City of N Y.....74.84	9 Voltz, Jacob—City of N Y.....117.32	8 Stillman Appellate Printing Co—Louis J Grant.....27.41
10 Rohlik, Joseph gdn—Union Ry Co of N Y City.....costs, 108.88	10 Vassilaks, George—N Y City Ry Co.....costs, 108.88	9 Bellows & Gregory, Inc—Moses H Grossman et al.....355.59
10 Roberts, Joseph—Haynes & Coryell.....54.29	10 Vincent, Chas S—Henry H Jackson.....44.72	9 Arnold Realty Co—United Metal Covered Door & Sash Co.....395.84
10 Riemer, Samuel R—Louis Barber.....59.94	10 Vincent, James A & James M—Mutual Life Ins Co of N Y.....278.55	9 Beebe Transportation Co—Margaret G Ostermoor et al.....135.11
10 Rider, Grambill S—Greenhut & Co.....192.87	6 Walsh, Daniel J—City of N Y.....216.04	9 Hardy & Co, Inc—City of N Y.....216.04
10 Rieger, Arthur C—Leobolt & Co.....286.05	6 Wilson, John M—the same.....955.93	9 Long Island Display & Advertising Co—Bathgate Realty & Construction Co.....114.75
10 Robinson, Frederick—Joseph D Fowler.472.31	6 Wells, Geo P—the same.....393.53	9 Zeltner Brewing Co—Angelo Flaccadore.141.27
10 Reipstein, Barnet, gdn—Interborough Rapid Transit Co.....costs, 108.88	6 Willard, Frank J—the same.....581.00	9 Pacific Co—Charles Morton.....5,735.01
10 Ravner, Louis—Abraham Langer.....52.27	6 Walsh, John A—R V Tenent.....288.59	9 Greene Gold Silver Co—Richard Arnold.....5,133.82
6 Sidelnik, Morris—J A Fooks.....120.38	6 Wood, Joseph R—City of N Y.....216.04	9 Hardware Jobbers Purchasing Co—Am Electrical Novelty & Mfg Co.....49.37
6 Schwartz, Benj & Rosie and Aman Golden—E M Houghtaling et al.....226.21	7 Willis, Benj M—the same.....216.04	10 State Realty & Mortgage Co—Green Shrier Co.....5,810.55
6 Sacasa, John B—City of N Y.....393.53	7 Wilson, John O—the same.....216.04	10 Brooklyn Master Bakers' Supply Co—Travelers Ins Co.....85.03
6 Simonds, Louis B—the same.....37.34	7 Winfield, Phillip—the same.....216.04	10 Hieslers, Inc—Joseph Seeman et al....234.00
6 Stein, Chas—C Armbruster.....costs, 106.78	7 Wechsler, Chas—the same.....581.00	10 Medical Examiner & Practitioner Co—Wm N Jennings.....320.69
6 Schlesinger, Chas & Henry—J Ollendorff.....28.19	7 Wolin, Abraham A Smith.....162.01	10 R M Gilmour Mfg Co—Frederick Starr..27.92
6 Sire, Meyer L—J B Nugent, Jr.....75.20	7 Walsh, John W—M E Duane.....209.40	10 Ignatz Florio Cooperative Assn Among Corleonesi—Globe Fireproof Door & Sash Co.....261.06
6 Springer, Max—Mario Bros, Inc.....138.63	7 Wiener, Mary—M H Wolf.....29.52	10 People of the State of N Y—Consolidated Gas Co of N Y.....costs, 46.87
6 Silver, Joseph—Lawyers Title Ins & Trust Co.....90.30	7 Wilshinsky, Henry—Van Norden Trust Co.....7,253.10	10 Majestic Sight Seeing Co—Hartford Rubber Works Co.....403.63
6 Samel, Simon—Schwarzschild & Sulzberger Co.....171.20	7 Weisberg, Joseph—Swift & Co.....29.16	10 N Y Tube & Corrugated Paper Co—Riegel & Co.....851.37
6 Smith, Ellmer—H C Webb et al.....132.60	7 Ward, Henry M—F M Applegate.....43.01	10 Royal Antiseptic Shaving Brush Co—Abelouis.....139.20
6 Salzsider, Hans—L Lese.....71.15	8 Weeks, Eleanor—Martin J Then.....62.66	10 the same—Abraham Goldner.....139.20
7 Spiegel, Louis—A Bernstein.....39.26	8 Wittman, Daniel—Michael Cohen.....83.48	10 Brooklyn Heights Improvement Co—Bruyn Hasbrouck et al.....2,092.06
7 Spadafora, Frank—J Wasserman.....35.16	8 Wormsley, Edw T—City of N Y.....216.04	
7 Squire, Hamilton R—Edward Thompson Co.....138.41	8 Whittman, Raymond L—the same.....46.72	
7 Spear, Isaac R—the same.....115.91	8 Wiard, Louis—the same.....216.04	
7 Strum, Samuel—I Leichter.....25.00	8 White, Charles—Bert K Bloch.....107.91	
7 Soper, George J—J M Reid.....119.72	8 Weber, Albert—Johanna Weber.....costs, 129.27	
7 Stavrah, Peter—M Libien.....30.27	8 Ward, Wm H—Nathan Waxman.....58.58	
7 Smith, Charles H A—City of N Y.....74.84	8 Wildes, Margaret L—Lawrence Hughes.418.15	
7 Stanley, Robt H—City of N Y.....216.04	9 Wolff, Jacob B—Frank V Strauss & Co..87.80	
7 Schuetz, David A—the same.....206.06	9 Whitehead, John W—David J Edmonds.70.81	
7 Shilkin, Louis & Aaron Potruch—A Bernhard et al.....427.14	9 Weinberg, Max—Abraham Reder.....38.94	
7 Sroka, Louis—J Eisner et al.....233.34	9 Welsh, John—City of N Y.....37.34	
7 Schrander, John—A Danzig et al.....156.47	9 Wasweiler, Anna & John—Kalamazoo Corset Co.....41.28	
7 Saltzseider, Frank W—City of N Y.....59.72	9 Wright, Geo A—Robert G Newbegin.....80.41	
7 Silverson, Abraham—J C Brennan et al.....2,137.30	9 Wittner, Sigfried—Augustus F Holly.2,154.47	
	10 Weinberg, Isidor A—Julius Levy Co.139.00	
	10 Williams, Chas A—City of N Y.....206.06	
	10 Wolf, Alexander, adm—N Y City Ry Co.....costs, 107.88	
	10 Weitzmann, Isaac—Robert S Williamson.....141.37	
	10 Walden, Henry W—Imperial Press.....74.01	
	10 Weeks, Chas R—Carrie B Mitchell.2,072.41	
	10 Whitney, Frederick C—Michael A Bowe.....132.60	
	6 Young, William & John Meyer—D Nowak.....259.15	
	7 Yergason, John S—A F W Streisla.2,658.00	
	9 Yedlin, Saml—Robert Hill.....26.42	
	7 Ziegler, William—City of N Y.....59.72	
	7 Zink, Samuel L—Library Bureau.....73.30	
	8 Zeto, John—Morris Marks et al.....37.31	
	10 Zarchin, Nathan—Frank Dashew.....70.85	

SATISFIED JUDGMENTS.

July 9 and 10.

Baron, Morris & Louise—H E Walter et al. 1908.....78.81
Doscher, Henry—E J Young. 1908.....32.65
Egan, Patrick & Peter J Crotty—People, &c. 1908.....300.00
Epstein, David H—Columbia Fire Proof Door & Trim Co. 1908.....72.67
Edman, Sol—N Y City Ry Co. 1908.....67.88
Fowler, Theodore—C H Smith. 1908.....240.15
Folbe, Louis—B Wolf et al. 1908.....412.50
Grinberg, David & Adolph Morris—H Bernstein et al. 1908.....504.58
Grinberg, David & Adolph Morris—Goodman Co. 1907.....23.28
Glassberg, Joseph—Williamsburgh Shoe Co. 1908.....982.82
Hyams, Walter, Jr—H H Arthur et al. 1908.....78.85
Halperin, Morris J—J Rosenberg et al. 1908.....416.17
Hall, Chas M—C B Spence et al. 1908.....303.14
Halpern, Morris—J Teitman et al. 1908.....415.06
Kilpatrick, Margaret H—Mount Morris Bank. 1895.....278.51
Klein, Henry—H Besser. 1907.....129.61
Locicero, Vincenzo—Y Gottlieb et al. 1908.241.33
Malcolm, William—Schratweiser Fire Proof Con Co. 1908.....131.81
Meyer, Louis G—C G Gunther Sons. 1908.....172.42
Miller, Henry C—B Metz. 1908.....109.50
McCullough, Jennie B—J Shulman. 1908.5.23
Nordenholz, August—Hammond Co. 1908.171.91
Pasternack, Israel—I W Horn. 1907.....108.00
Pritz, Benjamin, Sidney E & Carl—P Jones et al. 1908.....118.93
Same—P Doelger et al. 1908.....118.93
Ruff, August and Albert Hichster—A M Groge 1907.....4,000.00
Schnee Weiss, J Wm—L Brunhild et al. 1900.....799.81
Saissa, John H—C J Breck et al. 1907.....255.76
Smith, George & Nathan Hutkoff—People, &c. 1908.....500.00
Silver, Benjamin R—M Stern et al. 1906.....119.41
Zasuly, Louis & Moolie—S Brodsky. 1903.288.14
Same—A Rosenthal. 1902.....136.11
Same—N J Shatzkin. 1908.....74.55
Same—J Kaufman. 1902.....60.80
Same—J Goldberg. 1902.....230.88
Zasuly, Mollie, Mary & Louis—J Schwartz. 1908.....323.15

CORPORATIONS.

6 Bankers Surety Co—N J Litts.....90.45
6 N Y City Ry Co—I Cohen.....75.00
6 the same—R Pislones.....50.00
6 Simons, G Stewart Co and G Stewart Simons indiv—Standard Roller Bearing Co.....3,847.35
6 The M Fine Realty Co and Morris Fine—M Marks et al.....500.16
6 the same—the same.....464.88
6 the same—the same.....319.91
6 Livingston Bros Drug Co—M Strasbourger & Co.....42.31
6 South Elberon Land Co—Newman Erb.724.90
7 Arnold Realty Co & Simon Marcus—Twenty-Third Ward Bank.....1,099.22
7 Robbins Chemical Co—A B Hyman.....295.31
7 People of the State of N Y—J F Ahearn.....costs, 47.50
7 Union Ry Co of N Y—S Muscardelli.....600.00
7 Shields & Lewis Pub Co, Emma B Shields & Joseph J Rafter—Isaac H Blanchard Co.....160.97
7 Federal Union Surety Co—H F Bindseil.....151.00
7 Bklyn Heights Improvement Co—Douglas Whisler Brick Co.....217.96
7 Bronx Borough Realty & Const Co—F Yockel et al.....890.20
7 Broadway Reliance Realty Co & Henry Hellman—The Mutual Life Ins Co of N Y.....2,686.80
7 Globe Art Mfg Co, Frederick D Cary, Joseph Landsman & Frederick Lindenbaum—M Solomon.....1,047.87
7 Cosmopolitan Fire Ins Co of N Y—A Tanora.....854.40
7 Kruse Sewing Machine Co—City of N Y.....487.26
7 Dr Robert A Gunn Medical Offices—Dr W D Rankin.....2,580.55

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CORPORATIONS.

°Ansonia Mfg Co—B E Seavey. 1908.....	831.41
Convertible Metal Mfg Co—W B Walker et al. 1907.....	5,999.09
Ignatz Florio Co-Operative Assn among Cor-leonesi & John Rumore—N Y Cornice & Sky-light Works. 1908.....	474.41
Gramercy Market—M W Byers. 1908.....	268.90
Michigan Millers Mutual Fire Ins Co—M G Bucky. 1907.....	3,128.78
¹Berg Bros—Rappolt & Co. 1908.....	32.41
Ammann Mfg & Construction Co—Wolfsheimer & Sachs. 1907.....	485.28
Bronx Borough Realty & Con Co—J Bauer. 1908.....	544.41
German Savings Bank—F Sporza. 1907.....	1,309.72
M Fine Realty Co & Morris Fine—Herman Slate Co. 1907.....	388.27
Manhattan Ry Co—J L Wells et al. 1908.....	125.93
Same—same. 1908.....	102.65
York Silk Mfg Co—L Gavazzi et al. 1907.....	6,359.59
Thomas B Leahy Building Co—G B Raymond & Co. 1908.....	53.14

MECHANICS' LIENS

July 6.

28—9th av, No 517. City Fireproofing Co agt Laura Block and Joseph Fuchs.....	\$167.20
29—Lexington av, n e cor 30th st, 43.10x100. Alexander Thomson agt Peter Altieri and Michael Bennicasa and John Cullo & Bros.	100.00
30—112th st, Nos 19 and 21 East. Abendroth Bros agt Samuel Michaelson and Landau Heating Co.....	367.20
31—41st st, s s, 65 w 10th av, 125x100. John A Carlson agt St Raphael's Church and O L Menard.....	360.07
32—Clinton av, Nos 2121 to 2125.....	
181st st, No 719 East.....	
Church E Gates & Co agt Phebe Elkan and Harry Feller.....	1,058.89
33—103d st, s e cor Park av. Pittsburgh Plate Glass Co agt Cohen & Kraft.....	383.70
34—181st st, n w cor Clinton av, 99.2x26.1. Brohmor Bros agt Phebe Elkan and Harry Feller.....	250.00
35—73d st, Nos 507 to 513 East. Pagano & Co agt Rubenstein & Rudy and Frank Messer.....	70.00
36—10th st, No 28 East. Leslie Bros agt Garfield Building Co and Galway Building Co.....	636.72
37—77th st, Nos 44 to 58 West. Herman H Oppenheimer recvr agt Montross Bond & Realty Co and Canavan Bros Co.....	9,887.33
38—240th st, n w s, 135.7 e of city line at Yonkers, 62.8 ft front. Collins & Leonard agt Andrew T and James T Doyle.....	1,779.56

July 7.

39—89th st, n e cor 2d av, 100x100. Niagara Wood Working Co agt Isaac Sprung.....	610.00
40—5th av, No 85. Ferguson & Steinberg agt Carrie M Butler and Jas D Butler.....	109.48
41—27th st, No 141 West. Rachel Talsky et al agt Junction Realty Co and Ike & Oky Silverstein.....	235.00
42—Columbia st, No 113. Same agt Theresa Hamburger, Ike and Oky Silverstein.....	280.00
43—Clinton av, n w cor of 181st st, 26.9x89.9. Harry W Bell agt Phebe Elkan and Harry Feller.....	30.00
44—24th st, Nos 425 to 435 East. J L Keatig & Co agt Joseph J Little and Thomas J Brady Co.....	477.25
45—117th st, Nos 323 and 325 East. Morris Isaacs agt David Rosing and Lazarus Har-ness.....	900.00
46—17th st, No 41 West and 18th st, No 38 West. Charles E Eickhoff agt Samuel P Tull.....	1,250.00

July 8.

47—St Lawrence av, n w cor Merrill st, 25x 100. Unionport Lumber & Mfg Co agt John Doe and Samuel Ginsberg.....	890.00
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48—Canal st, Nos 213 to 219. Baron Sheet Metal Works agt N Cowen's Sons and Mat-thew A Ryan.....	350.00
49—45th st, No 554 West. Adolph Schwartz agt Charles Levy.....	308.90
50—38th st, No 348 West. Adolph Schwartz agt Margaret Lutz.....	413.27
51—4th st, Nos 377 to 383 East. William Rosenbaum & Bro agt Charles Lock.....	217.00
52—Central Park West, No 293. H Herrmann Lumber Co agt Peter D Dumont and Clar-ence True.....	143.02
53—10th st, No 28 East. Hull, Grippen & Co agt Garfield Building Co and E J Galway Building Co.....	208.31
54—East Houston st, No 348. Wm F Conran & Son agt Mary Moses, extr.....	768.00

July 9.

55—Clinton av, n w cor 181st st, 26.9x89.9. Harlem River Lumber & Wood Working Co agt Harry Feller.....	673.42
56—131st st, No 458 West. Max Kracker agt Isaac Acker.....	80.76
57—Lexington av, Nos 161 and 163. Chas E Dowdall agt Michael Benicasa.....	70.00
58—Same property. Syracuse Co of N Y agt Michael Binagasa & Peter Altieri.....	176.81
59—96th st, Nos 320 to 328 West. Indelli & Conforti Co agt Arnold Realty Co.....	3,307.90
60—Crosby st, No 49. Moses Asen agt William Seidman.....	50.00
61—123d st, No 49 East. David M Oltarsh Iron Works agt Samuel Snow.....	98.26
62—Magenta st, Nos 730 to 736. Hubbell, Hall & Randall Co agt Teresina Pizzutiello, Bor-ough Cut Stone Co and Donato and M Piz-zutiello.....	1,489.13
63—34th st, No 300 East. Elbert D Howes agt M Coulton and Nicholas Camasinous.....	50.00
64—96th st, s s, 350 e Columbus av, 39x100.8. Moses J Perault Jr agt Louis W & Alice M Morrison and Lee & Rusk.....	111.00
65—Lexington av, No 163. Louis Prigano agt Jackson and Carmine Altieri.....	40.00
66—Boston rd, Nos 1437 to 1451. Joseph Knurman agt Harris & Siegel, David Schnei-der and John Speise.....	39.50
67—Beach st, No 10. Albert G Richter agt Charlton Contract Co.....	4,000.00
68—30th st, Nos 208 and 210 West. Raphael Miller agt John Doe and Manheimer Bros.	185.00
69—184th st, e s, 128 s e Lorillard pl, 21x60. Antonio Guiri agt John Dinning, Samuel Besthoff and John Marx.....	216.00
70—Ft Washington av, n e cor 177th st, 47.11 x103. Charles Hamilton agt Hagenauer Wes-lau and John Lever.....	360.00

July 10.

71—8th av, No 2351. Jordan Construction Co agt Ethelia Realty Co and Sullivan & Gage.....	8,893.18
72—7th av, No 169.....	
20th st, No 164 West.....	
Thomas H Styles agt Thomas G McClutchey, Agnes Stevens, James Peacock and Louise N Best.....	2,438.64
73—8th av, No 711 to 715. Samuel Shanke agt Jacob Harris and Herrmann & Bachner.	400.00
74—Beach st, No 10. Robert E Moss agt Charlton Contract Co.....	150.00
75—Washington st, Nos 528 and 530. James A Stevenson agt Geo W Meyer.....	28,119.28
76—8th av, No 2351. Arthur E MacLean agt Ethelia Realty Co and Sullivan & Gage.....	5,496.40
77—153d st, s s, 550 w Amsterdam av, 25x99.11. Alexander Burgess agt Emily M Wallack and Chas R Smith.....	51.35
78—110th st, s s, 80 e Park av, 25x75.11. Henry Newberry agt Cora Lowenstein and Abraham Wolff.....	102.94
79—8th av, Nos 711 to 715. Alexander Weigand agt Jacob Harris and Charles Newmark.....	144.90
80—Maclean av, s w cor 240th st, —x—. Frank Semrad agt Andrew T Doyle.....	110.00
81—Belmont av, n w cor 189th st, 15x87.6. Greater New York Builders & Contractors Co agt Louis Noschese.....	2,250.00

BUILDING LOAN CONTRACTS.

July 10.

Matilda st, w s, 100 n Kossuth av, 45.3x100. Railroad Cooperative Building & Loan Assn loans Katie Weiss to erect a — sty building; — payments.....	2,000
Av B, n e cor 10th st, 47.4x93. Max Radt loans Samuel Golding to erect a 6-sty tene-ment; 5 payments.....	25,000
Broadway, s w cor 152d st, 150x99.11. Jacob Hirsh loans Sun Construction Co to erect a 6-sty apartment; — payments.....	115,000

SATISFIED MECHANICS' LIENS.

July 6.

2d av, Nos 912 and 914. Keshin, Blitstein & Co agt Michele Voccoli et al. (June 18, 1908).....	\$424.50
Same property. Harry B Senft agt same. (Jan 15, 1908).....	115.25
2d av, No 912. Samuel Grossman agt same. (Nov 26, 1907).....	300.00
Same property. Fagan Iron Works agt same. (Dec 3, 1907).....	240.00

July 7.

East Houston st, Nos 488 to 496, and Goerck st, Nos 152 to 156. National Fire Proof Sash & Door Co agt M Fine Realty Co. (Oct 14, 1907).....	604.90
Same property. Herman Slate Co agt same. (Aug 31, 1907).....	675.00
Hamilton st, No 5. William A Thomas Co agt Gerardo Guidici. (Nov 18, 1907).....	66.91
Same property. Same agt Anne E Mahoney. (Oct 17, 1907).....	66.91
Same property. J Kantrowitz et al agt Gerardo Guidici et al. (Nov 12, 1907).....	775.00
205th st, s s, 431 w of Mosholu Parkway Bedford Park Plumbing Co agt Margaret Coiro et al. (April 16, 1908).....	84.00

July 8.

1st av, No 989. L Cairo & Dinato agt Paula Kuhnhardt. (July 1, 1908).....	212.40
79th st, No 409 East. Frank Maier agt St Veronica's R C Church et al. (May 1, 1908).	245.85
230th st, s s, 381.6 e White Plains road. Woods & Co agt Grace E Williamson et al. (June 11, 1908).....	90.00
364th st, No 117 East. Candee, Smith & How-land Co agt Henry M Chappell et al. (July 20, 1906).....	1,530.60
Same property. Pelham Operating Co agt same. (July 22, 1906).....	66.00
Same property. Adam Happel agt same. (July 25, 1906).....	32.25
Same property. George Brown & Co agt same. (July 23, 1906).....	1,470.00
Same property. J McCarthy agt same. (July 25, 1906).....	189.50

July 9.

Park av, No 1351. A Hopp agt H W Little. (April 25, 1908).....	26.45
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July 10.

Webster av, s e cor 171st st. Globe Fireproof Door & Sash Co agt Ellen Cowman. (May 26, 1908).....	180.00
Columbia st, No 77. Herman Horenburger agt Louis Zasuly et al. (Oct 25, 1907).....	25.00
Mapes av, w s, 330 n 179th st. Giovanni Bur-detta agt G Gagliano et al. (July 2, 1908.)	403.40
105th st, Nos 110 and 112 East. Jacob Levy agt Beth Hamidrash Hagodol of Harlem. (June 9, 1908).....	580.00

¹Discharged by deposit.

²Discharged by bond.

³Discharged by order of Court.

Dodge Reports follow, step by step from the archi-tect's office to the finished building, all building operations throughout the United States. By these reports you learn not merely what goods are needed, but also the moment when they are needed. The F. W. DODGE COMPANY, 111 East 24th St., N.Y., also Boston, Philadelphia, Pittsburg and Chicago.