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THINGS AS THEY ARE.

NOTHING is to be gained by blinking the fact that conditions prevailing in the real-estate and building markets are far from satisfactory. Nobody had anticipated a very large volume of real-estate trading or building construction, but at least so far as Manhattan is concerned the actual developments are inferior to the very modest expectations which were advanced some months ago. Last week, for instance, the conveyances recorded in Manhattan were only about one-half what they were a year ago. The falling off in the Bronx was almost equally as large, and even in Brooklyn there was a diminution of 33 per cent. The election may have had something to do with the unusually poor showing made by the totals of last week, but at best the amount of business transacted is decidedly smaller than it was a year ago, and a year ago the totals were nothing to brag about. Unless some quick and decisive change takes place, the real-estate year of 1910-11 will be the least active of any year since 1900. It may be as well to recognize also that no very sudden or decisive change is likely to take place. The cause of the existing stagnation is threefold. In the first place, the difficulty of obtaining loans on favorable terms tends to restrict both real estate and building operations. In the second place, there has been overbuilding, both in the business and the upper residential districts of Manhattan and to some extent in Brooklyn. The Bronx and Queens are in a better condition in this respect, and these boroughs are likely to be relatively more prosperous during the current real estate year than are Manhattan or Brooklyn. The Bronx and Queens will be the parts of the city which will be most benefited by the improvements of the elevated railroads and by the opening of the Steinway tunnel, and as these improvements can be completed soon after they are authorized these boroughs have more to look forward to in the way of better means of communication than has the rest of the city. But there is one cause of real-estate stagnation which affects all boroughs alike, and that is the constantly increasing drain upon real estate revenues because of the increase in taxation. During the past four years taxes have been increased about sixty per cent., while values, except in a few favored districts, have been stationary. Neither is there any immediate prospect of relief. It looks as if taxes would continue to increase for some years to come, and undoubtedly this fact tends more to discourage purchases of real estate for investment than does any other single cause. An investor who buys a modern building is sure of an increase of taxes, while the possibility of obtaining a larger net rental from the building is precarious. The consequence is that purchasers scrutinize much more closely than they otherwise would the properties offered for their consumption.

WHAT THE TRIBOROUGH WILL NOT DO.

IN looking around for some change in real-estate conditions which will tend to stimulate activity, most brokers fasten upon the Triborough route, but if one can judge by the analogy of the existing subway the actual authorization of the new subway system will have little immediate effect either upon real-estate trading or real-estate values. The effect of the existing subway upon the real-estate market was not felt until after it was actually in operation, and there is no reason to suppose that the benefit of the Tri-

borough route would be reaped any sooner. Moreover, when the time comes for its beneficial effects to be gathered in, the harvest will be greater in the outlying boroughs than in Manhattan. Brooklyn will be very much helped, so will the Bronx, although the benefit which the Bronx may get will be postponed for seven or eight years, because the Bronx lines cannot be constructed except under the assessment plan until after the rest of the system is in profitable operation. But the benefit to property in Manhattan will be small. From 42d street down the Triborough route merely duplicates existing means of communication. North of 42d street it will be a great boon to a very densely populated district, but that district is already so completely filled up, and real-estate values are so very high, that they can scarcely be much increased without driving out many people of moderate means domiciled along the line of Lexington avenue. It must be remembered, also, that if the Triborough route is authorized it will undoubtedly hurt the credit of the city, and the consequence will be a generally unfavorable reaction on property values. Rightly or wrongly the bankers believe that the Triborough route will not pay, and that the city will be obliged to meet an operating deficit. They will, consequently, be loth to lend money to the city for the purpose of building the road; and they will charge more for such loans than they would for money which was in their opinion to be profitably spent. There is no telling how much the city may have to pay for these proposed subway loans. Even now it looks as if the coming issue of city stock would bear interest at 4½ per cent.; and it may well be that during periods of money stringency the Metropolis would be forced to pay five per cent. for the enormous amounts of capital it would be borrowing. If such a condition was ever reached, it would constitute an awful drain upon the municipal revenue and would unquestionably damage the value of real estate. At the present time the city is straining its credit, and if it goes on borrowing at an increasing rate, particularly for a purpose of which conservative financial opinion does not approve, its credit may be strained to the breaking point.

THE INFALLIBLE COMMISSION.

THE Public Service Commission of the New York district has probably been the most criticized railroad commission in the country, but never yet has the commission, or any member of it, admitted that it had or could make a mistake. The Chairman's latest defense of the Triborough route as usual refuses to admit that the plans of the commission are not perfect in every detail. He sticks to the early estimate that the system can be constructed for about \$150,000,000, but apparently he still neglects to include in his estimate the cost of real estate for stations, or any interest on the investment during construction. And, of course, the estimate does not pretend to include the cost of equipment, which might have to be borne eventually by the city. On the other hand, he refuses to predict what the probable traffic of the new system will be, but he intimates that inasmuch as the existing subway is now being operated to its full capacity a similar result might be expected from the Triborough route—the capacity of the Triborough route being 3,000,000 of passengers a day. But in this calculation he leaves out of account the fact of competition, and the fact that the proposed Brooklyn and Bronx lines would for many years run through very much less densely populated districts. The estimate of the Rapid Transit Committee of the Chamber of Commerce, which was less than half the maximum suggested by the Chairman, looks like a very liberal calculation. But one consideration should be final about this relation between the probable cost of the system and its probable revenue. If the Triborough route is going to be as profitable as Mr. Willcox claims, it ought to be easy to procure an operating tenant. If such a tenant could be secured any opposition to the letting of the contract would immediately disappear. The fact that the Commission cannot argue away is the suspicion with which their plans are regarded by a consensus of expert financial and engineering opinion.

SOMETHING IN MR. McDONALD'S PLANS.

THERE is something to be said for Mr. John B. McDonald's idea of a six-track subway along the line of Third avenue and the Bowery. It has always seemed to The Record and Guide that the ultimate rapid transit needs of the Bronx and Westchester would not be satisfied without subway trains which ran as expresses from the Harlem

River to the financial district. In that case the six-track subway would have to be the eventual type—one pair of tracks for local traffic, one for express traffic, which make several stops in Manhattan, and one for through expresses. When such a subway is built, however, it should run around Manhattan as a belt line, and should be fed by many local subways from the outlying boroughs, otherwise it would not be likely to pay. Obviously, however, the time has not come for its construction yet. Probably another ten years will have to elapse before the six-track subway will become

an economic possibility. Both Mayor Gaynor and Governor-elect Dix have declared themselves opposed to any change in the Public Utilities Law, making the Commissioners in this district elective or appointed by the Mayor, and their opposition is likely to kill the proposal. So much the better. There is no need of changing the law in any material respect. The Public Service Commission enjoys powers, delegated by the State Legislature, such as are rarely if ever granted to municipalities, and it should remain responsible to the Governor of the State.

WOULD OPEN UP NEW MATERIAL SOURCES.

Brick, Glass, Terra Cotta and Other Building Material Interests in New Jersey Would Be Benefited by an Intra-coastal Canal.

AT the meeting at the Maritime Exchange, in State st, on Thursday afternoon, the question of whether the new Intra-coastal water should be of sea level or lock type was discussed by Congressman Goulden, Jas L. Wells, representing the North Side Board of Trade, Captain Campbell, representing the Harbor Terminal and Transportation League, and Thomas H. Franklin and Captain Marcus H. Tracy. This action was taken at the invitation of the War Department for the purpose of getting any recommendations on the subject. C. L. Bundy, secretary, has received many letters from other organizations to the effect that the matter was under consideration by their committees, but that they were not yet ready to give advice.

The building material interests of New York city and vicinity should be vitally interested in this matter, as it will open the New York market for brick, terra cotta, concrete reinforcement and expended metal, wire glass and other commodities manufactured in the lower end of New Jersey which are now more or less barred by the existing freight rates. Lower freight transportation would make these products competitors of Hudson River materials.

In his original letter to various local organized commercial bodies and to individuals interested in the commercial development of New York and the immediate locality, Colonel W. M. Black, of the Corps of Engineers, U. S. A., as senior members of the Intra-Coastal Waterway Board, asked for their co-operation to obtain specific data to show the necessity for the proposed canal as a link in the proposed waterway between Boston and the Rio Grand in Texas.

"It seems fair to assume," he said, "that a considerable passenger and light package freight traffic, such as is carried on between New York City and upper Hudson River cities, and between New York city and Boston and intermediate points, would soon be established between New York city, Philadelphia and Baltimore if a suitable canal were constructed. Data tending to confirm or refute these assumptions will be of great value to the Board, which is charged with the duty of reporting to Congress on the advisability of expending about \$40,000,000 necessary for the completion of the project."

"Under the provisions of section 13 of the River and Harbor Act, approved Mar. 3, 1909," General Black wrote: "I am engaged upon the preparation of plans and estimates for the New York Harbor to Delaware River section of the proposed intra-coastal waterway, this section being a link of the proposed intra-coastal waterway between Boston, Mass., and the Rio Grande in Texas.

"A practical route between deep water in New York Bay and deep water in the Delaware River has been found, which does not cross any trunk line of railroad. Three branch lines are crossed. For the most important of the three, the other two can be carried over the canal so as to leave a clear height for shipping of 15

ft. No fixed bridges are projected. Approximate estimates of cost have been made over this route for a sea level canal and for one having its summit level at 70 ft above mean low water, with a flight of two locks of 35 ft lift each, at either end.

"The cost of these two projects, considering capitalization, is so nearly the same that a choice between them involves the question of adaptability to the needs of commerce rather than cost of construction.

"It is very probable that the effect of the establishment of such a canal through the State of New Jersey would develop the pottery, glass, brick and other industries very materially, both in the handling of raw materials and manufactured products, and would tend to lower the present freight rates on manufactured products between manufacturing centers along the Delaware River in the vicinity of New York city.

"While the New York to Philadelphia section may have sufficient merit to warrant its construction independent of the other links of the intra-coastal waterway, it is a fair assumption that its value to the territory through which it would pass and to its terminal would be greatly increased by the construction of the section next immediately south, tapping as it would important lumber and coal ports on Chesapeake Bay.

"My studies of the project indicate that a canal 18 feet deep, with a bottom width of 125 ft, will serve commercial needs for a long time to come; that it can be built at a cost which would not be prohibitive, and, if the sea level project be adopted,

The following table, showing the estimated cost of the waterway by various gross sections between New York and Philadelphia accompanied the letter:

Description.	Canal 18 feet depth of water.	Canal 25 feet depth of water.
Sea Level—Bottom width, 200 feet: Cost of construction, New York to Philadelphia....	\$42,400,000	\$45,597,000
Cost of annual maintenance capitalized at 4%.....	7,375,000	8,125,000
Total cost	\$49,775,000	\$53,722,000
Lock Canal—70 ft. summit, bottom width 200 feet: Cost of construction, New York to Philadelphia....	\$30,069,000	\$32,333,000
Cost of annual maintenance capitalized at 4%.....	16,675,000	17,400,000
Total cost.....	\$46,744,000	\$49,733,000
Sea Level—Bottom width, 125 feet: Cost of construction, New York to Philadelphia....	\$35,250,000	\$37,900,000
Cost of annual maintenance capitalized at 4%.....	7,375,000	8,125,000
Total cost.....	\$42,625,000	\$46,025,000
Lock Canal—70 ft. summit, bottom width 125 feet: Cost of construction, New York to Philadelphia....	\$22,050,000	\$24,700,000
Cost of annual maintenance capitalized at 4%.....	16,675,000	17,400,000
Total cost	\$38,725,000	\$42,100,000

NOTE.—The Delaware River section between Bordentown and Philadelphia has a bottom width of 300 feet in each case.

that it can be deepened and widened economically as the needs of commerce may demand."

New York Dock Plan Approved.

Commissioner Tomkins, of the Department of Docks and Ferries; F. S. Landstreet, president of the New York Dock Company; John M. Peters, president of the Manufacturers' Association of Brooklyn; Francis M. Sutton, chairman of the Committee on Municipal Affairs and Public Improvements, and James T. Hoile, secretary of the Manufacturers' Association, have tentatively agreed on the New York Dock Company's proposed railroad.

The City has presented its proposition showing what it is willing to do if it should undertake the profits and liabilities of a common carrier on the South Brooklyn waterfront. This is the gist of the City's stand:

The City shall grant the certificate of public necessity and convenience asked for by the New York Dock Company, enabling it to carry freight and material and do business as a carrier on the belt line binding factories and warehouses in South Brooklyn.

The company agrees to the City's right to condemn any or all properties for the use of the gigantic city development of the future.

The company agrees to standardize its equipment of tracks, cars, entrances, rolling and stationary stock, etc., so that it can at any time be made a part of the city's system.

The company, for the privilege of obtaining franchises for spur roads, connections, etc., agrees that the franchises shall have no money value and shall not be defended against condemnation.

The City, in consideration of the foregoing, agrees that wherever tracks shall be condemned in the future, it shall devolve upon the city to provide transportation into any factories affected.

In substance, the agreement means that the Dock Department will make no opposition to the New York Company's development, if the dock company agrees and assumes that eventually the City must either co-operate with it in the neighborhood or operate an entire system of which it shall be a part.

President Landstreet says he understands this fully. He thinks that eventually the city will own and operate the entire system of docks and terminals.

The agreement will now go before a conference in which the Corporation Counsel's office, the department of franchises of the Board of Estimate, the legal department of the New York Dock Company, and the Public Service Commission will be represented. The application for a certificate of public convenience and necessity is now before the Public Service Commission and as a result of the conference the Department of Docks and Ferries and the Manufacturers' Association will indicate to the Commission that they have no opposition to register to the New York Dock Company's plan.

THE VENTILATING ENGINEER NOT AN OGRE.

Real Estate Owners Hear Reports of Ulterior Motives—
Honest Effort to Safeguard All Quashes Allegation.

A REAL ESTATE MANAGER, controlling many loft buildings, frankly stated his reason for not enthusing over the proposed new ventilation law on these grounds:

"The whole thing is in the hands of the ventilating engineer. It is his business to sell as many ventilating equipments as possible. It is also reasonable to suppose that they will see to it that the standard of purity is made as high as possible, so as to make expensive equipments imperative. We want sane ventilation laws, but why should we train with the very interests whose object it is to get as much money as they can out of factory owners?"

The realty man said he was out to fight all legislation on this subject, on the ground that he had the manufacturers, tenants and consumers on his side. He said that recent events showed that the people were tired of "this high-cost-of-living business." It was the purchaser of a cloak, coat or trousers, the consumers of bread, who are paying for all these "high-falutin' ideas," and they ultimately pay for sanitary legislation. In his opinion, if the question of ventilating legislation were to be put to a referendum, present ventilating conditions would have almost unanimous approval.

The special committee of the American Society of Heating and Ventilating Engineers is in touch with Commissioner John Williams, of the State Department of Labor, in an effort to procure adequate legislation on factory ventilation. The engineers themselves are apparently not desirous of acting singly, as indicated by their invitations to real-estate owners to co-operate with them. But the Record and Guide has not yet heard that any real-estate association has appointed a special committee to co-operate with the engineers' committee, or with Commissioner Williams. Is that why some real-estate men feel that one interest is acting for the sole benefit of itself to the disadvantage of the other? Is it for this supposed reason that real-estate owners are inactive, indifferent, notwithstanding that Commissioner Williams, the head of the Department, has invited the real-estate interests to meet him half way?

While it is the business of the ventilating engineer to consult and advise tenants about ventilating equipment, he is not primarily interested in the actual selling of the equipment. He is, therefore, not a dangerous person with whom to come into contact. He is far from being the "scientific pickpocket" that mingles in the crowd for the purpose of getting the largest equipment order he can out of the real-estate man's vest pocket.

For the sake of argument, let anyone suppose the engineers are out to feather their own nests. Are real-estate owners going to sit by and let the engineers line their habitations with feathers plucked from the taxpayers' already sparsely covered backs?

If the real-estate man does not show that he cares, is it probable that the engineers are going to interest themselves in his behalf? If Commissioner Williams decides upon a standard of 15 parts of carbon dioxide in ten thousand parts of air, and this is approved by the ventilating engineers, or if the engineers approve of a guaranteed volume of 2,000 cubic feet of air an hour a person, how are they to know where the real-estate owner stands if he permits spectral bug-a-boos to keep him from expressing his

opinions on this subject. Suppose one or two do give their views, how is the Commissioner of Labor to know that he is following out the popular will? He never will know it by the deadening and discouraging silence now maintained.

IF YOU WANT SANE LAWS, WORK FOR THEM.

The real-estate owner finds himself in this position. He is threatened by burdensome legislation. It is upon a subject about which the average man understands little. A company of real-estate owners banded together could accomplish little in the way of drafting a safe and sane ventilation law without employing a consulting engineer. He finds himself back at the beginning of his circle.

Now these same engineers invite him to join them in their effort to obtain a safe and sane ventilating law. They are willing to give the realty interests the benefit of their combined experiences on the subject of ventilation. The ventilating engineers alone cannot work intelligently, on this proposed legislation, any more than the realty interests could work toward the same end alone. They know ventilation, but lack experience in landlord and tenancy problems. Real-estate owners understand landlord and tenancy problems, but are scant on scientific ventilation knowledge. Commissioner Williams knows all about labor conditions and what the sanitary equipment of factory work-rooms should be from the employees' point of view. He knows the principles of ventilation, but he wishes more enlightenment on the landlord's wants and wishes. So far he has not been able to get them.

It is all right in theory to figure on putting the cost of this equipment on the rent account. That lets the landlord and owner out of his trouble only temporarily. The tenant advances the price of his product and the consumer pays it, or has been paying it until recently, without a murmur. But the owner fails to remember that New Jersey offers his tenant lower rents and an open shop. The employees also recall that in New Jersey they do not have the educational advantages, cheap transportation and high wages that Manhattan affords them (speaking especially of garment workers). They may see their factories move out of the city, and new loft buildings, constructed under modern sanitary formula are cropping up all over the city. This has a rent-reducing effect on old-style loft buildings. And so the owner eventually pays the cost of his indifference. By making sure that the next law will be one which will satisfy the tenant and Department of Labor without burdening his income, the landlord or owner keeps his tenant and safeguards his investment.

The fact remains that the engineers have acted while the property owners have reveled in their proud inertia. The engineers have gathered great masses of statistics and other ventilation laws. They have a powerful organization behind them. If the property owners should throw their great organizations into the work, there would be no wailing after the legislature acts.

Accompanying the article is a coupon. Fill it out and send it to the Editor of the Record and Guide to-day.

The contribution to this week's symposium gives a new angle to the discussion. It is from W. W. Macon, editor of the "Metal Worker."

ADMINISTRATION CHANGES RECOMMENDED.

By W. W. Macon.

IN the administration of any measure covering the ventilation of factories, such as has been under discussion in connection with the Department of Labor of New York State during the last session of the Legislature, the writer feels that if it is not expedient to have identified with that Department some ventilating engineer in the employ of the State, the inspectors, or the chief inspector in charge of the deputies, should be more or less familiar with the present state of the art, and certainly the method of determining the efficiency of a ventilating plant. He has not given the question sufficient study to make any dogmatic assertion.

Certainly both the buyers of the ventilating system and the contractor who is to install it would be pleased to have a tentative approval of the plans if a given installation before the work has been placed in a building. An owner or a contractor may feel some hesitation about some unusual installation that is proposed if there is hanging over the parties involved the chance that the system will be rejected. Such a ventilating plant might with relatively small changes be modified to give ventilation in the degree desired or stipulated by the law, while it might easily occur that the unusual plant failing to test would be rejected in toto.

When it comes to testing, the man in charge ought to know how to conduct the test, the one thing to be kept in mind being that the method of getting results should be capable of withstanding adverse criticisms in the case of a disagreement or even a law suit. In view of the different conditions which one will find existing in different plants, it seems inexpedient to attempt to lay down a rule as to how tests shall be made.

As the ventilating plant is to give good service without regard to outside weather conditions, it would seem to be altogether out of the question to describe the kind of the day on which such tests shall be made.

WOULD PUT RESPONSIBILITY ON THE LANDLORD.

In order that a ventilating plant shall be maintained in operation, the State should have some responsible party with whom it can deal. It would therefore seem highly desirable that the landlord alone should be held responsible for the failure to maintain conditions which will allow for ventilation, and that the matter of forcing the occupier to maintain ventilation shall be something that must be taken care of by the landlord.

The law should certainly have something definite to say with regard to the standard of ventilation. Up to date there have been two standards proposed. One of these is the so-called purity standard, which limits the percentage of carbon dioxide gas which may be present in the atmosphere. The other demands a certain per capita supply of pure air. A combination of the two standards would be ideal. The carbon dioxide standard alone as an integral part of a law is a little ahead of the times, particularly as the people required to put in ventilating plants know practically nothing about it. The methods of measurement are delicate, susceptible to inaccurate and fraudulent readings, and if used alone would

require so many readings as to make the administration of the law cumbersome.

Very strong arguments have already been brought out on the shortcomings of establishing a standard on this basis, and nothing can be said here to explain them more convincingly. The point in the dual standard is that by stipulating the upper limit of the amount of carbon dioxide, one demands distribution and diffusion of the air, while a standard demanding a volumetric minimum of air will insure that ventilation is available at all times, without regard to outside wind and weather conditions.

Ventilation, as we know it, means dilution of the impurities exhaled by the human body. In a given time the body will deliver into the surrounding air a volume of carbonic acid gas and watery vapor charged with waste and even pathogenic germs. Elaborate tests have given us the amount of carbon dioxide which is given off in a given time by the average person, and this of course has been employed as an index of the impurities added to the air in which that person is present. Now it is simply a matter of figures that a given volume of air must be supplied into the space surrounding the person in order that the carbonic acid gas may be diluted to the limit beyond which it is not regarded safe or healthful to subject the human body.

HEAVY PLAN-FILING IN THE BRONX.

In anticipation of the date when the Superintendent of Buildings in the Bronx would no longer approve of plans for buildings carrying projections beyond the building-line, an extraordinary number of plans for buildings in the Bronx were filed on Monday and Tuesday of this week, the 14th and 15th instant.

On Monday 44 plans were filed and on Tuesday 68, some at the Tenement House Department and some at the Bureau of Buildings in the Bronx. In the former case the Superintendent of Buildings, Mr. Henderson, accepted the certificates of architects that they had made their filings at the Tenement House Department. In some cases a single plan provided for a number of buildings.

The action of the Superintendent of Buildings in shutting down on projections was in compliance with the recent order from Borough President Miller to pass no plans showing encroachments after the close of business on Nov. 15th. "No more encroachments" will be the future policy of the Administration. The alternative for architects and builders is to set their buildings back so that stoops and areas will be inside of the building line.

According to statistics of plans filed in the Bronx, as heretofore printed in the Record and Guide, plans for 73 buildings were filed during the week ending Nov. 11, as compared with 36 buildings planned in the corresponding week of the year 1909. For the week ending Nov. 4, the number of buildings planned was 72, to compare with 52 in the corresponding week of last year.

A natural effect of the big rush will be a lull in plan-filing for the next few weeks, architects say. But the work already scheduled will make busy times for builders for awhile, as it is presumed that all the projects scheduled will sooner or later be started. In cases where long rows of dwellings or tenements are hereafter projected, it will not be a very great hardship for builders to set them back of the line, and it is thought that eventually the new order of things will be accepted. ARCHITECTS AND BUILDERS PROTEST.

Charles Buek, president of the Real Estate Owners' & Builders' Association, said he doubted if Manhattan would follow the Bronx in pursuing this policy. United action should be taken, he said, to

convince the officials of the injustice of the proposed measure.

J. Harris Jones, president of the North Side Board of Trade and former Bronx Superintendent of Buildings, expressed regret that his health would not permit him to take an active part in the effort to have the order rescinded. He had endeavored, he said, to dissuade President Miller from the issuance of such an order.

Edward B. Boynton, president of the American Real Estate Company, one of the largest building operators in The Bronx said: "We, in conjunction with all other builders in The Bronx, are vitally interested in this matter and we will be only too glad to aid in any way in our power in preventing what we consider an injustice to the property owners and builders in the Bronx which would result from the putting into effect of President Miller's order.

"We have, through our Construction Department, been represented at several hearings before President Miller in connection with this matter and have endeavored, to the best of our ability, to show him the great injury to the Bronx that would result in carrying out his plan.

"It seems to me it is time for the entire real estate and building interests in the Bronx to combine in a request to the President of the Borough to delay the order until the Legislature has had time to act upon the matter. Otherwise building will be practically at a standstill."

Albert E. Davis, former president of the North Side Board of Trade and an architect, said:

"The order conflicts with several sections of the Building Code, the Corporation Ordinances and the Tenement House Law, which latter specifically states that no regulation or ruling of any municipal authority shall modify or dispense with any provision of the act. I can find nothing in the City Charter which authorizes a Superintendent of Buildings or a Borough President to nullify existing ordinances or to promulgate new ones. That power appears to be vested in the Board of Aldermen, so that if any provision is made necessary by recent court decisions, I should think it would logically emanate from that Board, so as to be uniform in all the boroughs."

The Director of the Department of Public Safety, Bureau of Building Inspection, in the City of Philadelphia, when asked in regard to the custom in his city, replied:

"We would state that in this city steps are permitted to project beyond the building-line on the sidewalk. Areaways are also permitted to project a distance of not over three feet from the house line; provided that such areaways are covered flush with the sidewalk with an iron grating. Cellar doors, likewise, if they project must be covered flush with the sidewalk. Show windows are not permitted to project beyond the building-line. Bay windows may be erected on the upper story of a building over the street line; provided, however, that the bottom of such bay is not less than ten feet above the sidewalk. We believe that the legality of these regulations has never been questioned here."

THE SHEET-METAL LOCKOUT.

No Sympathetic Strike Yet Called—Employers Advertising for Workers.

No sympathetic strike has yet been declared by other trade unions in consequence of the locking out of sheet-metal workers by the employers in four trades, namely, the Roofers and Sheet-Metal Workers, Metal-Covered Doors and Windows, Metal Ceiling, and Steam and Hot-Water Fitters.

The craftsmen in sheet-metal are those who make cornices, skylights, metal ceilings, ventilating ducts, metal roofs, work on fireproof doors and windows, and do all kinds of tinsmithing. The dispute which culminated this week in the lock-out, by order of the Board of Governors of the Building Trades Employers' Association, with which the employers in all four trades named are affiliated, had its inception two years ago. In April, 1909, Judge Gaynor, as umpire, rendered a decision in the case, but the trouble has persisted.

Last July the sheet-metal workers, in obedience to an order from their national society, struck for the right to hang all metal-covered doors and the trim for such doors, to the exclusion of carpenters, who also claim the work. Most of the employers conceded what was asked, but a number of large concerns in the metal-covered trim line have until now successfully held out.

Mr. C. G. Norman, chairman of the Board of Governors of the B. T. E. A., voiced the policy and opinion of the employers when he said: "We have been very patient with the metal workers, but the time has come for us to act. They have tried to get us to carry forward their long-standing feud with the carpenters, but we do not intend to be the buffer for two labor organizations."

About seven hundred sheet-metal workers were locked out, according to an estimate made at the Union headquarters on Cooper sq. The men who are not in the employ of firms belonging to the Building Trades Employers' Association continue at work. A large number of employers are advertising in the papers for sheet-metal workers. If the union men do not return to work, the employers say their places will be filled by non-union men.

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I am a {Loft building owner / Factory building manager} and herewith signify my desire to co-operate with you and the Special Committee of the American Society of Heating and Ventilating Engineers, of which D. D. Kimball is chairman, in procuring safe and sane legislation on the subject of factory building ventilation, and to this end I would request the privilege of being present at the conference of real estate owners, ventilating authorities and loft-building managers, which Commissioner Williams of the Department of Labor has promised to call before taking any further action on this matter.

Signed.....

Address.....

(Clip this out, fill in the blank spaces and mail it to-day to the Record and Guide, 11-15 East 24th Street, City.)

WHERE BUILDING MATERIALS ARE NEEDED

The Present Market in Its Entirety—A Report of Every Building Operation in the Boroughs of Manhattan and the Bronx

AN AID TO ALL SALES DEPARTMENTS

INDEX

Where bids may be wanted and by whom. The numbers given below represent the kind of materials, as well as labor, for which estimates are requested. The star (*) indicates that bids are wanted immediately. For further details and particulars see under "Projected Buildings and Advance Reports."

1—Demolishing	8—Reinforced concrete	15—Marble	22—Galvanized iron sky-	28—Electric power
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Rosina Koenig, 1838 84th st, Bklyn, owner; 24.

Burnett Weil, Wilkins av and Freeman pl, owner; 12, 14.

J Tilli, 383 Heath av, owner; 12, 14.

P Hartung, 316 E 95th st, owner; 24.

Kraba & Ernst Realty Co, 180th st and Vyse av, owner; 4, 5, 12.

Chas Struter, 1826 Bathgate av, owner; 4, 5, 12, 14.

Henry Cleland, 2093 Anthony av, owner; 4, 5, 12.

Plought Fox Co, 391 E 149th st, owner; 4, 5, 14.

Mary M and Chas H Barson, 2366 Crotona av, owners; 12.

John McNulty, Bainbridge av, owner; 12, 4, 5.

Freehold Const Co, 200 Bway, owner; 12.

Albert E Herbst, 624 East 135th st, owner; 4, 5, 12.

Chas O Krabo, 180th st and Vyse av, owner; 4, 5, 12.

Chas T Streeter Const Co, 451 East 182d st, owner; 4, 5, 12.

Chas R Farno Co, 45 E Houston st, owner; 4, 5, 12.

P D Auriu, 2113 Belmont av, owner; 4, 5, 12.

Thomas Walsh, Fordham road and Aqueduct av, owner; 12, 14.

Plought Fox, 149th st and 3d av, owner; 12.

Leonard Speckel, West 170th st, owner; 26.

Venice Const Co, 659 East 188th st, owner; 4, 5, 12, 14.

M Zilli, 3083 Heath av, owner; 4, 5, 12, 14.

Minago Scalzo, 660 East 187th st, owner; 4, 5, 12.

C Carucci, 641 East 183d st, owner; 12.

Thomas E Crimmins, Hotel Belclair, Bway and 77th st, owner; 12.

Coleman Const Co, 20 Vesey st, owner; 4, 5, 12.

Juliana Lyding, 230 W 15th st, owner; 24.

A Gottlieb, 409 East Houston st, wner; 24.

Fred F French, 531 West 113th st, owner; 4, 5, 12, 24.

Fourteenth St Const Co, builder; all subs Dec. 15.

Kirby Const Co, 135 Bway, owner; 4, 5, 12.

Friedman Const Co, 171 Bway, owner; 4, 5, 12.

W C & A F Cottrell, Asbury Park, N J, art; general contract.*

PROJECTED BUILDING. Manhattan.

Apartments, Flats and Tenements.

AMSTERDAM AV, w s, 176th to 177th sts, 6-sty brk ten, 199.10x89.11, plastic slate roof; cost, \$40,000. Gingold Realty Co, 101 W 42d st; architect, John C. Watson, 217 W 125th st. Plan No 709.

A. J. Goldstein, president, M. A. Goldstein, secretary, H. Ginburg, treasurer.

Factories and Warehouses.

127TH ST, Nos. 170-174 East, 1-sty brick factory and office, 51x54.10, plastic slate roof; cost, \$15,000; owner, Otto Stahl, 2332 3d av; architect, F. H. Benerker, 195 Claremont av. Plan No. 713.

Wm. Fitzpatrick, 37 East 42d st, has general contract.

Miscellaneous.

AMSTERDAM AV, s e cor 162d st, bulletin fence, 10x132; cost, \$205; owner, F. W. Woolworth, 280 Broadway; architect, The O. J. Gude Co., 935 Broadway. Plan No. 707.

1ST AV, No. 986, 1-sty brick outhouse, 10x11; cost, \$1,000; owner, Henry Elias Brewing Co., 403 East 54th st; architect, Richard Rohl, 128 Bible House. Plan No. 711.

ELIZABETH ST, No. 191, 1-sty brick outhouse, 5.11x15.10; cost, \$400; owner, Wm. & Geo. J. Kenny, 80 East Houston st; architect, B. W. Berger & Son, 121 Bible House. Plan No. 714.

Stables and Garages.

LITTLE WEST 12TH ST, Nos 28-30-32, 3-sty brk stable, 52x88x99, felt & gravel roof; cost, \$30,000; owner, American Transfer Co, 641 Washington st; architect John M. Baker, 21 Jackson av. Plan No. 708.

Not awarded.

Stores, Offices and Lofts.

7TH AV, s w cor 30th st, 4-sty brick and stone store and office, 24.9x75, slag roof; cost, \$30,000; owner, Coleman Const. Co., 20 Vesey st; architects, Rouse & Goldstone, 12 West 32d st. Plan No. 712.

Not awarded.

BROADWAY, n e cor 99th st, 1-sty brick stores, 50.11x100, tar and gravel roof; cost, \$10,000; owner, Thomas E. Crimmins, Hotel Belclair, Broadway and 77th st; architects, Waldreason & Bieneix, Cooper Union Building. Plan No. 710.

Malcolm M. Hayward, 2644 Broadway, lessee; not awarded.

MARKET ST, e s, 5.10 n East Broadway, 4-sty brick and stone office and store, 63.3x18.2, plastic slate roof; cost,

\$12,000; owner, Estate Leon Wilder, 83 Bowery; architect, Samuel Sass, 32 Union sq. Plan No. 715.

MANHATTAN ALTERATIONS.

DUANE ST, No. 14, partitions, skylight to 5-sty brick tenement; cost, \$500; owner, P. Divver Estate, 7 Madison st; architect, M. T. Garvey, 36 New Bowery. Plan No. 2715.

M. T. Garvey, 36 New Bowery, has contract.

EAST BROADWAY, No. 92, partitions, stairs, to 5-sty brick tenement; cost, \$400; owner, Joseph Goldman, 92 East Broadway; architect, Max Muller, 115 Nassau st. Plan No. 2686.

FRONT ST, Nos. 368-372, add 1-sty to rear extension to 3-sty brick stable and dwelling; cost, \$2,000; owner, John Wellbrock, 3067 Sedgwick av; architect, L. Howard, 1861 Carter av. Plan No. 2719.

IRVING PL, No. 2, cut wall to 2-sty brick theatre; cost, \$200; owner, Academy of Music Co., on premises; architect, W. E. Roys, 282 Jefferson av, Richmond Hill. Plan No. 2726.

JAMES ST, No. 66, windows to 4-sty brick tenement; cost, \$600; owner, R. Canonico, 66 James st; architect, O. Reissmann, 30 1st st. Plan No. 2697.

PARK PL, Nos. 45-47, remove old elevator, alter floors, flooring to 5-sty brick office; cost, \$6,727; owners, Grace T. Wills, Franklyn Township, Sommerset Co., N. J., and Ellen L. Hemmenway, Manchester-by-the-Sea, Essex Co., Mass.; architect, Frank Bower, 8th av and University pl. Plan No. 2713.

Otto Melin, builder.

ST. MARKS PL, No. 65, toilets, partitions, windows to 5-sty brick tenement and store; cost, \$450; owner, Juliana Lyding, 230 West 15th st; architect, John G. Pfuhrer, 66 10th av, Whitestone, L. I. Plan No. 2705.

GTH ST, No. 328 East, toilets, windows, sinks, tubs, to 5-sty brick store and tenement; cost, \$1,200; owner, Estate Rosina Koenig, 1838 84th st, Brooklyn; architect, Lewis Leining, Jr., 355 East 19th st. Plan No. 2691.

GTH ST, No. 706 East, raise rear extension, toilets, windows, plumbing fixtures to 3½-sty brick tenement; cost, \$750; owner, A. Gottlieb, 409 East Houston st; architect, L. F. J. Weiher, 271 West 125th st. Plan No. 2706.

10TH ST, No. 441 East, windows, alter flues, to 4-sty brick tenement; cost, \$750; owner, Ada Gluck, 3671 Broadway;

architect, R. Rohl, 128 Bible House. Plan No. 2692.

18TH ST, No. 12 West, partitions, steel girders, store fronts to 9-sty brick apartment house; cost, \$35,000; owner, B. L. Construction Co., 1400 5th av; architects, Gronenberg & Leuchtag, 7 West 22d st. Plan No. 2696.

32D ST, Nos. 43-47 West, partitions, show windows to 12-sty brick apartment hotel; cost, \$2,000; owner, Grunert Realty Corp., 172 9th av; architects, Townsend, Steinle & Haskell, Marbridge Building. Plan No. 2709.

Edward Corning Co., 100 William st, has contract.

34TH ST, Nos. 648-650 West 34th st, storage tank, to 3-sty brick hay storage; cost, \$450; owner, Theodore P. Huffmann, 648 West 34th st; architects, Flint & Walling Mfg. Co., 96 Wall st. Plan No. 2683.

34TH ST, Nos. 324-326 East, partitions, alter dumbwaiter shaft to 3-sty brick tenement; cost, \$2,000; owner, Julius Sternfeld, 114-118 East 23d st; architects, Geo. & Ed. Blum, 505 5th av. Plan No. 2728.

42D ST, No. 322 West, 1-sty brick rear extension, 14x48.14, to 1-sty and basement dwelling; cost, \$1,400; owner, C. V. Oden Hughes, 322 West 42d st; architect, P. M. Hughes, 322 West 42d st. Plan No. 2687.

79TH ST, No. 130-134 West, partitions, windows, store stoop to three 4-sty brick dwellings; cost, \$2,000; owner, Roberta Frank, 132 West 79th st; architect, C. H. Dietrich, 143 W. 45th st. Plan No. 2727.

96TH ST, No. 151 West, alter shaft, to 5-sty brick tenement; cost, \$200; owner, Joseph Kennedy, 242 East Houston st; architect, Henry Regelman, 133 7th st. Plan No. 2690.

102D ST, No. 404 East, 1-sty brick rear extension, 25x58, toilets, alter stairs to 1 and 2-sty brick stable and factory; cost, \$3,000; owner, Mariano Mannello, 422 East 102d st; architect, M. W. Del Gaudio, 401 East Tremont av. Plan No. 2698.

111TH ST, No. 145 East, show windows to 5-sty brick store and tenement; cost, \$300; owner, Chas. H. Shulman, on premises; architect, Samuel Sass, 32 Union sq. Plan No. 2712.

114TH ST, No. 319 East, skylight, piers to 2-sty brick manufacturing building and dwelling; cost, \$300; owner, Santo Rido, 2306 1st av; architect, Nathan Langer, 81 East 125th st. Plan No. 2695.

114TH ST, No. 39 West, alter cellar stores to 5-sty brick store and tenement;

cost, \$200; owner, M. Goldstein, 130 West 17th st; architect, David Bleier, 99 Mangin st. Plan No. 2701.

126TH ST, No. 504 West, partitions to 6-sty brick storage and stable; cost, \$15,000; owner, T. I. O'Connell, Sr., 271 West 125th st; architects, Trusdell Fox Co., 7 West 38th st. Plan No. 2729.

Owner has contract.

AV B, n w cor 15th st, partitions, windows, toilets to 2-sty brick wagon room and shop; cost, \$500; owner, Thomas J. Cunningham, on premises; architect, Henry Regelman, 133 7th st. Plan No. 2699.

BROADWAY, No. 518, alter store fronts, to 5-sty brick store and office; cost, \$2,000; owner, Dr. Lancey Kane; architect, Shiras Campbell, 103 Park av. Plan No. 2689.

BROADWAY, n w cor 31st st, build mezzanine floor to 11-sty brick loft and office; cost, \$235; owner, Wm. R. H. Martin, 1261 Broadway; architect, Ely J. Rieser & Co., 28th st and 1st av. Plan No. 2711.

BROADWAY, No. 1776, erect electric sign to 4-sty brick garage; cost, \$200; owner, Benjamin Eichberg, 1780 Broadway; architect, Gregory B. Webb, 25 West 42d st. Plan No. 2704.

BROADWAY, s w cor 103d st, alter windows, iron beams to 10-sty brick hotel; cost, \$900; owner, Moreland Realty Holding Co., 71 Broadway; architect, Wm. M. Farrar, 1269 Broadway. Plan No. 2721.

BROADWAY, Nos. 1271-1273, 32d st, Nos. 54-56 West, 6th av, No. 536, erect sign to 4-sty brick bank; cost, \$400; owner, English-American Realty Co., 45 Broadway. Plan No. 2723.

BROADWAY, No. 1446, erect sign to 3-sty brick loft and moving picture show; cost, \$400; owner, Henry Youngs, Goshen, N. Y. Plan No. 2724.

LEXINGTON AV, s e cor 121st st, erect sign to 1-sty brick store; cost, \$250; owner, F. J. R. Chamberlain, 37 5th av; architect, E. W. Lemay, 132 West 65th st. Plan No. 2685.

LENOX AV, No. 464, toilets, partitions to 5-sty brick store and tenement; cost, \$1,200; owner, E. Seiler, 461 72d st, Bayridge, N. Y.; architect, Geo. Dress, 1436 Lexington av. Plan No. 2694.

LENOX AV, No. 227, partitions to 4-sty brick dwelling; cost, \$150; owner, H. H. Hersche, 229 Broadway; architect, John Brandt, 271 West 125th st. Plan No. 2700.

B. Wolfson, 115 Monroe st, has contract.

MADISON AV, No. 294, partitions, fire-escapes, windows to 3-sty brick tenement; cost, \$1,000; owner, Estate of Mary C. Warren, 68 Broad st; architect, Henry J. Feiser, 150 Nassau st. Plan No. 2716.

PARK AV, No. 25, alter elevator shaft to 4 and 5-sty brick dwelling; cost, \$1,100; owner, C. H. Chetwood, 25 Park av; architect, J. Odell Whitenack, 231 West 18th st. Plan No. 2707.

RIVERSIDE DRIVE, No. 105, 4-sty brick side extension, 10x4, to 5-sty brick residence; cost, \$5,000; owner, Mrs. Josephine Du Bois, on premises; architects, Bosworth & Holden, 1170 Broadway. Plan No. 2703.

RIVERSIDE DRIVE, No. 104, new front to 5-sty brick and stone dwelling; cost, \$3,000; owner, Emily Winterburn, 104 Riverside Drive; architects, Clinton & Russell, 32 Nassau st. Plan No. 2722.

1ST AV, No. 98, alter toilets, doors to 5-sty brick tenement and store; cost, \$700; owner, Louis Gordon, 230 Grand st; architect, Chas. B. Meyers, 1 Union sq. Plan No. 2717.

1ST AV, n w cor 112th st, partitions, to 6-sty brick tenement and store; cost, \$100; owner, Maria Bove, 247 East 116th st; architect, M. W. Del Gaudio, 401 East Tremont av. Plan No. 2684.

1ST AV, No. 1292, 1-sty brick rear extension, 25x51, partitions to 2-sty brick

store and dwelling; cost, \$2,000; owner, Emil Janowie, 1292 1st av; architect, Geo. Dress, 1436 Lexington av. Plan No. 2708.

2D AV, No. 1907, alter partitions, windows to 5-sty brick tenement; cost, \$1,000; owner, Louis Levin, 107 West 116th st; architect, Nathan Langer, 81 East 125th st. Plan No. 2714.

3D AV, No. 1344, partitions, to 5-sty brick store and tenement; cost, \$250; owner, 77th St. Building Co., 279 Pearl st; architect, Otto L. Spannake, 233 East 78th st. Plan No. 2682.

3D AV, No. 615, alter walls, partitions to 4-sty brick tenement and stores; cost, \$1,200; owner, Henry Hof, 167 East 37th st; architects, Harrison & Sackheim, 230 Grand st. Plan No. 2720.

5TH AV, n e cor 18th st, alter partitions to 12-sty brick office building; cost, \$1,500; owner, Estate Henrietta Constable, 111 5th av; architect, I. E. Ditmars, 111 5th av. Plan No. 2710.

6TH AV, n w cor 42d st, erect sign to 4-sty brick store and office; cost, \$500; owner, Walter Salomon, 17 West 42d st; architect, Eugene Schoen, 25 West 42d st. Plan No. 2718.

8TH AV, No. 2286, 1-sty brick rear extension, 5.8x10, iron girders, partitions, store fronts, chimney, bake oven to 4-sty store and tenement; cost, \$3,500; owner, Mary L. Walker, 158 West 122d st; architect, Frank Hausle, 81 East 125th st. Plan No. 2725.

8TH AV, Nos. 970-982, erect sign to seven 3-sty brick stores and tenements; cost, \$490; owner, Columbus Circle Arcade Co., 17 West 42d st; architect, The O. J. Gude Co., 935 Broadway. Plan No. 2693.

9TH AV, No. 454, dumb waiter shaft, to 5-sty brick tenement; cost, \$200; owner, Mrs. H. Spiegel, 150 East 9th st; architect, John H. Knubel, 318 West 42d st. Plan No. 2688.

10TH AV, No. 124, windows, new plumbing to 4-sty brick tenement; cost, \$500; owner, M. L. Faucett, 262 West 23d st; architect, A. V. Bourke, 220 Broadway. Plan No. 2702.

PROJECTED BUILDING. Bronx.

Apartments, Flats and Tenements.

BRIGGS AV, n e cor 198th st, 5-sty brick store and tenement, plastic slate roof, 25x90; cost, \$35,000; owner, Henry Cleland, 2093 Anthony av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1126.

167TH ST, n w cor Clay av, 5-sty brick tenement, tin roof, size irregular; cost, \$40,000; owner and architect, Albert J. Schwarzler, 1340 Brook av. Plan No. 1127.

BROOK AV, e s, 213.06 s 169th st, 5-sty brick tenement, tin roof, 45x88; cost, \$40,000; owner, James H. Bussall, 1815 Anthony av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1128.

157TH ST, n s, 192 e Courtlandt av, 5-sty brick tenement, tin roof, 50x88; cost, \$40,000; owners, Krabo & Ernst, 180th st and Vyse av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1129.

156TH ST, n s, 102.10 w Melrose av, 5-sty brick tenement, tin roof, 50x88; cost, \$40,000; owner, Benj. Benenson, 407 East 153d st; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1130.

UNDERCLIFF AV, w s, 171.3 s Washington Bridge, 5-sty brick tenement, tar and gravel roof, 75x88; cost, \$30,000; owners, Highbridge Bldg Co., Neason Jones, 952 Anderson av, president; architect, Lloyd I. Phyfe, 952 Anderson av. Plan No. 1119.

NELSON AV, n e cor Featherbed lane, 5-sty brick tenement, tar and gravel roof, 59x105.3; cost, \$40,000; owners, Highbridge Bldg Co., Neason Jones, 952 Anderson av, president; architect, Lloyd I. Phyfe, 952 Anderson av. Plan No. 1120.

HOME ST, n e cor Hoe av, nine 4-sty brick tenements, slag roof, sizes irregular; total cost, \$90,000; owner and architect, Geo. A. Boehm, 7 West 42d st. Plan No. 1123.

155TH ST, s s, 300 w Courtlandt av, 5-sty brick tenement, slag roof, 50x86.4; cost, \$40,000; owner, Clara A. Icker, 322 East 155th st; architect, A. Arctander Co., 551 East 119th st. Plan No. 1124.

167TH ST, n e cor Teller av, 5-sty brick tenement, tin roof, 69.11 $\frac{1}{4}$ x72.11 $\frac{1}{4}$; cost, \$50,000; owner and architect, Albert J. Schwarzler, 1340 Brook av. Plan No. 1125.

BROOK AV, w s, 98 s 169th st, 5-sty brick tenement, slag roof, 70x78; cost, \$50,000; owners, Normal Const. Co., 661 Tinton av; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1135.

UNION AV, e s, 52 n 161st st, two 6-sty brick tenements, slag roof, 44x 87, 52x 90; total cost, \$125,000; owner, Louis E. Klebau, 1130 Union av; architect, Maximilian Zipkes, 103 Park av. Plan No. 1115.

WASHINGTON AV, n e cor 166th st, 6-sty brick tenement, slag roof, 50x78.5; cost, \$75,000; owner, Louis E. Klebau, 1130 Union av; architect, Maximilian Zipkes, 103 Park av. Plan No. 1116.

NELSON AV, w s, 350 n Brandt pl, 5-sty brick tenement, tar and gravel roof, 50x87.3; cost, \$30,000; owners, Longstaff & Bachman, 1699 Nelson av; architect, Lloyd I. Phyfe, 952 Anderson av. Plan No. 1132.

FOX ST, w s, 154 s 167th st, two 5-sty brick tenements, slag roof, 37.6x88; total cost, \$75,000; owners, Reliable Const. Co., I. I. Wolf, 1126 Union av, president; architects, Goldner & Goldberg, 704 Jackson av. Plan No. 1137.

BRYANT AV, n w cor Freeman st, 5-sty brick tenement, slag roof, 45x90; cost, \$55,000; owners, Clover Const. Co., Isador Robinson, 198 Broadway, president; architects, Goldner & Goldberg, 704 Jackson av. Plan No. 1138.

187TH ST, n e cor Crotona av, 4-sty brick store and tenement, slag roof, 20x 90; cost, \$22,000; owners, Savoy Imp. Co., Antonio Sutura, 200 Broadway, president; architect, Louis C. Maurer, 1493 Broadway. Plan No. 1117.

CROTONA PARK NORTH, n s, 50 w Crotona av, 4-sty brick tenement, tar and gravel roof, 25x85.3; cost, \$17,500; owner, P. J. Reville, 1054 Trinity av; architect, M. J. Garvin, 3307 3d av. Plan No. 1159.

162D ST, s s, 190 e Prospect av, 5-sty brick tenement, 24x105.11; cost, \$30,000; owner, Fred F. French, 531 West 113th st; architects, Nast & Springstein, 21 West 45th st. Plan No. 1160.

141ST ST, n s, from Robbins to Powers avs, four 6-sty brick tenements, slag roof, 49.7x90, 50x87; total cost, \$190,000; owner, Nathan Marx, New Rochelle; architects, Nast & Springstein, 21 West 45th st. Plan No. 1161.

BATHGATE AV, e s, 81.5 s 180th st, three 5-sty brick tenements, plastic slate roof, 41x58.3; total cost, \$90,000; owner, Chas. R. Faruolo, 45 East Houston st; architect, Samuel Sass, 32 Union sq. Plan No. 1155.

WEBSTER AV, e s, 158.3 n 169th st, two 5-sty brick tenements, slag roof, 37.3 x78; total cost, \$80,000; owner, Bernard Gruenthal, 1185 Washington av; architect, Edw. J. Byrne, 3029 3d av. Plan No. 1156.

156TH ST, s s, 99.7 e Courtlandt av, 3-sty brick tenement, slag roof, 50x88; cost, \$50,000; owner, John Frees, 364 East 156th st; architect, Jacob Frees, 364 East 156th st. Plan No. 1157.

BRYANT AV, e s, 250 n Freeman st, 5-sty brick tenement, tin roof, 50x87.8; cost, \$50,000; owner, James Ahearn, 271 West 125th st; architect, Harry T. Howell, 3d av and 149th st. Plan No. 1152.

UNION AV, n e cor 152d st, 5-sty brick tenement, tin roof, 50x81; cost, \$60,000;

owners, Bellewood Const. Co., Harry W. Perelman, 200 Broadway, president; architects, Bernstein & Bernstein, 24 East 23d st. Plan No. 1151.

WILKINS AV, w s, 244 n 170th st, 5-sty brick stores and tenement, tar and gravel roof, 100x73.20; cost, \$70,000; owner, Daniel Harris, 111 East 109th st; architects, Gross & Kleinberger, Bible House. Plan No. 1153.

168TH ST, n e cor Webster av, four 5-sty brick tenements, tin roof, 42.9x78.6; cost, \$145,000; owner, Otto J. Schwartzler, 1340 Brook av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1143.

VYSE AV, w s, 75 s 173d st, 5-sty brick tenement, tin roof, 50x88; cost, \$40,000; owner, Albert E. Herbst, 624 East 135th st; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1166.

179TH ST, s e cor Daly av, 4-sty brick tenement, tin roof, 25.6x90.5; cost, \$30,000; owner, Chas. O. Krabo, 180th st and Vyse av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1167.

WEBSTER AV, n e cor Woodlawn road, two 5-sty brick stores and tenements, tin roof, 36x68.8; total cost, \$70,000; owner, Chas. T. Streeter Con. Co., Wilhener Streeter, 451 East 182d st, secretary; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1168.

187TH ST, n s, 80 w Crotona av, 5-sty brick tenement, tin roof, 50x88; cost, \$60,000; owners, Mungo & Scalzo, 660 East 187th st; architects, M. W. Del Gaudio, 401 Tremont av. Plan No. 1145.

WEBSTER AV, n w cor 200th st, 6-sty brick stores and tenement, tin roof, 50x86.2; cost, \$59,000; owner, Felix Grimley, 33 East 200th st; architect, Harry T. Howell, 3d av and 149th st. Plan No. 1174.

PROSPECT AV, e s, 175.6 n 163d st, 6-sty brick tenement, tin roof, 75.4x150; cost, \$160,000; owners, Friedman Const. Co., Henry Friedman, 171 Broadway, president; architect, H. L. Young, 67 West 125th st. Plan No. 1169.

CLAY AV, s w cor 173d st, 4-sty brick tenement, tin roof, 65.8x96.6; cost, \$75,000; owners, Friedman Const. Co., Henry Friedman, 171 Broadway, president; architect, H. L. Young, 67 West 125th st. Plan No. 1170.

173D ST, s w cor Topping av, two 4-sty brick tenements, tar and gravel roof, 50x83; total cost, \$78,000; owner, Wm. C. Bergen, Andrews av and 180th st; architect, Chas. S. Clark, 441 Tremont av. Plan No. 1171.

149TH ST, s w cor Concord av, 5-sty brick tenement, slag roof, 45x72; cost, \$30,000; owner, Meyer Solomon, 691 Broadway; architect, Chas. M. Straub, 147 4th av. Plan No. 1139.

BAILEY AV, e s, 100 n Boston av, three 4-sty brick tenements, plastic slate roof, 33.4x56.8x63.6; total cost, \$60,000; owner, M. Zilli, 3083 Heath av; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 1184.

236TH ST, n e cor Richardson av, 3-sty brick tenement, tin roof, 22.2x90; cost, \$15,000; owners, Savoy Imp. Co., Antonio Sutera, 200 Broadway, president; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 1185.

PLYMPTON AV, w s, 144.8, BOSCOBEL AV, e s, 153.8 n junction Boscobel and Plympton avs, four 5-sty brick tenements, 55x41 and 37; total cost, \$60,000; owner, Thos. Dwyer, 216th st and Broadway; architect, Robt. Glenn, 371 East 149th st. Plan No. 1186.

BEAUMONT AV, No. 2304, 4-sty brick tenement, tin roof, 37x89; cost, \$25,000; owner and architect, Emil Ginsburger, 2272 Prospect av. Plan No. 1188.

LORING PL, w s, 130 s Fordham road, 4-sty brick tenement, plastic slate roof, 37.6x88; cost, \$32,000; owner and architect, Andrew Thompson, 2260 Aqueduct av. Plan No. 1189.

EAGLE AV, s e cor 156th st, 5-sty brick tenement, slag roof, 52.6x90; cost, \$45,000; owners, Hallahan & Ahearn, 49 West 130th st; architect, John Hallihan, 49 West 130th st. Plan No. 1191.

PARK AV, e s, 20 n 171st st, 5-sty brick tenement, tin roof, 51.26x96; cost, \$40,000; owner and architect, August F. Schwarzler, Tremont and Webster avs. Plan No. 1190.

178TH ST, s w cor Prospect av, 5-sty brick tenement, slag roof, 59.3x41.1; cost, \$45,000; owners, The Security Holding Co., Nathan Rubenstein, 15 West 119th st, president; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1176.

178TH ST, s w cor Mapes av, 5-sty brick tenement, slag roof, 59.3x41.1; cost, \$45,000; owners, The Security Holding Co., Nathan Rubenstein, 15 West 119th st, president; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1177.

178TH ST, s s, 59.3 e Mapes av, three 5-sty brick tenements, slag roof, 59x34.6; cost, \$120,000; owners, The Security Holding Co., Nathan Rubenstein, 15 West 119th st, president; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1178.

WASHINGTON AV, e s, 241.11 n 168th st, 5-sty brick tenement, tin roof, 50x88; cost, \$60,000; owners Venice Const. Co., Pietro Cuscuolo, 659 East 188th st, president; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 1179.

CROTONA AV, w s, 75 n 187th st, 4-sty brick tenement, tin roof, 25x68; cost, \$20,000; owner, Pasquale D'Auria, 2113 Belmont av; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 1180.

CROTONA AV, w s, 199.11 s 183d st, 4-sty brick tenement, tin roof, 24.2x52.6; cost, \$20,000; owner, Chas. A. Corley, 2280 Beaumont av; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 1181.

181ST ST, s s, 50 w Belmont av, two 4-sty brick tenements, plastic slate roof, 34.9x68x72; total cost, \$40,000; owner, Chicchina Carrucci, 641 East 183d st; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 1182.

176TH ST, s w cor Crotona av, two 5-sty brick tenements, tin roof, 50x87.8; total cost, \$105,000; owner Chicchina Carrucci, 641 East 183d st; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 1183.

UNION AV, w s, 91.2 n 163d st, 5-sty brick tenement, tar and gravel roof, 72.6x112; cost, \$75,000; owners, The Kramer Contracting Co., Max J. Kramer, 325 East 50th st, president; architect, Abraham Berres, 1513 St. Marks av, Brooklyn. Plan No. 1192.

TINTON AV, e s, 162.8 n 163d st, 5-sty brick tenement, tar and gravel roof, 72.6x112; cost, \$75,000; owners, The Kramer Contracting Co., Max J. Kramer, 325 East 50th st, president; architect, Abraham Berres, 1513 St. Marks av, Brooklyn. Plan No. 1193.

UNION AV, w s, 164 n 163d st, 5-sty brick tenement, tar and gravel roof, 72.6x112; cost, \$75,000; owners, The Kramer Contracting Co., Max J. Kramer, 325 East 50th st, president; architect, Abraham Berres, 1512 St. Marks av, Brooklyn. Plan No. 1194.

TINTON AV, e s, 89.9 n 163d st, 5-sty brick tenement, tar and gravel roof, 72.6x112; cost, \$75,000; owners, The Kramer Contracting Co., Max J. Kramer, 325 East 50th st, president; architect, Abraham Berres, 1513 St. Marks av, Brooklyn. Plan No. 1195.

FORDHAM LANDING ROAD, s e cor Aqueduct av, 6-sty brick tenement, tin roof, 118.7x65.8; cost, \$60,000; owner, Thomas Walsh, 128 West Fordham road; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1196.

180TH ST, s e cor Daly av, 5-sty tenement, tin roof, 51.8x90; cost, \$50,000; owners, Krabo & Ernst, on premises; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1197.

ELTON AV, w s, 48 s 159th st, 5-sty brick tenement, tin roof, 50x88; cost, \$45,000; owners, Chas. T. Streeter Con. Co., Wilheimer Streeter, 451 East 182d st, treasurer; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1198.

BAILEY AV, e s, 612.1 n Boston av, 4-sty brick tenement, slag roof, 38.4x68; cost, \$15,000; owner, Charlotte Shrady, Broadway and 146th st; architect, Edgar L. Kerby, 481 5th av. Plan No. 1203.

162D ST, n s, 140.50 e Courtlandt av, 5-sty brick tenement, tin roof, 50x88; cost, \$40,000; owner, Benj. Benenson, 407 East 153d st; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1199.

181ST ST, n s, 21.60 w Honeywell av, 4-sty brick tenement, iron and glass roof, 50.52x88.60; cost, \$35,000; owner, A. Warren Const. Co., A. Warren, 2311 Creston av, president; architect, J. J. Vreeland, 2019 Jerome av. Plan No. 1200.

ANDERSON AV, w s, 299.2 n 164th st, 5-sty brick tenement, tin roof, 53x85.8; cost, \$45,000; owners, Woodycrest Realty & Con. Co., Israel Cohen, 150 Nassau st, president; architects, Sommerfeld & Steckler, 19 Union Square. Plan No. 1201.

KELLY ST, w s, 125 Westchester av, 5-sty brick tenement, plastic slate roof, 40.7x88; cost, \$35,000; owners, Burnett Weil Const. Co., Intervale and Wilkens avs; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1205.

SO. BOULEVARD, e s, 75 s Tiffany st, two 5-sty brick tenements, plastic slate roof, 42.6x88; total cost, \$80,000; owners, Meehan Const. Co., Jas. F. Meehan, 815 Hunts Point av, president; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1206.

BECK ST, w s, 115 n Intervale av, five 5-sty brick tenements, plastic slate roof, 36.6x88; total cost, \$173,000; owners, Reville, Seisel Co., P. J. Reville, 163d st and Intervale av, president; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1207.

TIFFANY ST, s w cor Beck st, two 5-sty brick tenements, plastic slate roof, sizes, irregular; total cost, \$85,000; owners, Reville, Siesel Co., P. J. Reville, 163d st and Intervale av, president; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1208.

AQUEDUCT AV, n e cor Brandt pl, 5-sty brick tenement, plastic slate roof, 50x90; cost, \$50,000; owner, Chas. H. Reiss, 114 West 164th st; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1214.

181ST ST, s e cor Clinton av, 4-sty brick tenement, plastic slate roof, 26.2x87.5; cost, \$30,000; owners, Kellwood Realty Co., Jas. F. Meehan, 815 Hunts Point av, president; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1210.

CLINTON AV, e s, 26.2 s 181st st, three 4-sty brick tenements; plastic slate roof, 38x80; total cost, \$75,000; owners, Kellwood Realty Co., Jas. F. Meehan, 815 Hunts Point av, president; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1211.

AQUEDUCT AV, e s, 176.9 s Fordham road, two 4-sty brick tenements, plastic slate roof, 43.9x87.4; total cost, \$60,000; owner, Wm. Evans, 2348 Aqueduct av; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1212.

WALTON AV, e s, 22.5 n 181st st, three 4-sty brick tenements, plastic slate roof, 37.6x65; total cost, \$66,000; owner, Aaron Klein, 2151 Walton av; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1249.

PROSPECT AV, w s, from 169th st, to Freeman st, four 5-sty brick tenements, plastic slate roof, 50x80; total cost, \$160,000; owner, G. M. Karpas, 263 West 23d st; architect, Geo. F. Pelham, 507 5th av. Plan No. 1250.

TELLER AV, n w cor 165th st, three 5-sty brick tenements, tin roof, 33.2x90x

68.4; total cost, \$60,000; owners, Manhattan Island Realty Co., Adolph Mandel, 155 Rivington st, president; architect, John Hauser, 360 West 125th st. Plan No. 1251.

FINDLAY AV, s e cor 166th st, six 4 and 5-sty brick tenements, 38.11x90; total cost, \$125,000; owners, Manhattan Island Realty Co., Adolph Mandel, 155 Rivington st, president; architect, John Hauser, 360 West 125th st. Plan No. 1252.

AQUEDUCT AV, w s, 387.10 n 183d st, two 4-sty brick tenements, tin roof, 42x87.7; total cost, \$50,000; owners, Picken Building Co., Wm. H. Picken, 457 West 141st st, president; architect, John Hauser, 360 West 125th st. Plan No. 1253.

EAGLE AV, w s, 556.3 s 156th st, 5-sty brick tenement, slag roof, 50x81; cost, \$40,000; owner, M. F. Dowd, 217 West 125th st; architect, John P. Boyland, 103 East 125th st. Plan No. 1224.

MARION AV, n w cor 189th st, 5-sty brick tenement, slag roof, 50x87; cost, \$50,000; owner, Thos. C. Lisk, on premises; architect, John P. Boyland, 103 East 125th st. Plan No. 1225.

MARION AV, e s, 150 s 196th st, two 5-sty brick tenements, slag roof, 50x95; total cost, \$100,000; owners, Miltern Bros., 63 Henry st, Corona, L. I.; architect, John P. Boyland, 103 East 125th st. Plan No. 1226.

LONGFELLOW AV, w s, 300 s 172d st, two 5-sty brick tenements, slag roof, 37.6x86; total cost, \$70,000; owner, John O'Leary, 991 East 167th st; architect, John P. Boyland, 103 East 125th st. Plan No. 1227.

CROTONA AV, e s, 100 n 183d st, 6-sty brick tenement, slag roof, 50x87; cost, \$50,000; owner, John O'Leary, 991 East 167th st; architect, John P. Boyland, 103 East 125th st. Plan No. 1228.

PARK AV, n e cor 172d st, 5-sty brick tenement, slag roof, 40x81; cost, \$40,000; owners, Hammer Realty Co., on premises; architect, John P. Boyland, 103 East 125th st. Plan No. 1229.

PROSPECT AV, e s, 300.11 n 163d st, 6-sty brick tenement, slag roof, 25x131; cost, \$130,000; owners, Geo. Kellar Const. Co., 188th st and 3d av; architect, John P. Boyland, 103 East 125th st. Plan No. 1230.

WASHINGTON AV, s e cor 188th st, four 5-sty brick tenements, slag roof, size irregular; cost, \$170,000; owners, Fairfax Bldg Co., 5 East 42d st; architect, John P. Boyland, 103 East 125th st. Plan No. 1231.

169TH ST, s e cor Tiffany st, 5-sty brick tenement, tin roof, 52.3x99.10; cost, \$25,000; owners, Ruhl Const. Co., Theo. Ruhl, Belmar, N. J., president; architect, Chas. Stegmayer, 168 East 91st st. Plan No. 1216.

TIFFANY ST, e s, 62.8 s 169th st, 5-sty brick tenement, tin roof, 73x27.5; cost, \$16,000; owners, Ruhl Const. Co., Theo. Ruhl, Belmar, N. J., president; architect, Chas. Stegmayer, 168 East 91st st. Plan No. 1217.

169TH ST, s s, 107.2 e Tiffany st, 5-sty brick tenement, tin roof, 39x72.6; cost, \$20,000; owners, Ruhl Const. Co., Theo. Ruhl, Belmar, N. J., president; architect, Chas. Stegmayer, 168 East 91st st. Plan No. 1218.

187TH ST, 87.4 w Valentine av, two 4-sty brick tenements, slag roof, 33.4x70.9; total cost, \$40,000; owners, Valentine Realty Co., 438 East 91st st; architect, John P. Boyland, 103 East 125th st. Plan No. 1221.

VALENTINE AV, n w cor 187th st, four 5-sty brick tenements, slag roof, 39x88; total cost, \$160,000; owners, Valentine Realty Co., 438 East 91st st; architect, John P. Boyland, 103 East 125th st. Plan No. 1222.

WATERLOO PL, s w cor 176th st, 5-sty brick tenement, tin roof, 70x62; cost, \$45,000; owner, John McNulty, Bainbridge av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1240.

182D ST, s s, from Belmont to Hughes avs, five 5-sty brick tenements, slag roof, size irregular; total cost, \$175,000; owners, Stafford Const. Co., 991 East 167th st; architect, John P. Boyland, 103 East 125th st. Plan No. 1223.

139TH ST, s s, 120 e Cypress av, five 5-sty brick tenements, plastic slate roof, 50x87.7; total cost, \$275,000; owner, Patrick McMorrow, 157th st and Broadway; architects, Neville & Bagge, 217 West 125th st. Plan No. 1241.

165TH ST, n e cor Findlay av, five 4 and 5-sty brick tenements, 40x90, 36x74; total cost, \$125,000; owners, Manhattan Island Realty Co., Adolph Mandel, 155 Rivington st, president; architect, John Hauser, 360 West 125th st. Plan No. 1254.

147TH ST, n s, 82.6 w Concord av, 4-sty brick tenement, tar and gravel roof, 37.6x67.6; cost, \$30,000; owners, Cullo Con. Co., John Cullo, 212 East 112th st, president; architects, Goldner & Goldberg, 704 Jackson av. Plan No. 1232.

WEBSTER AV, e s, 268 s 183d st, three 6-sty brick tenements, plastic slate roof, 40x77; total cost, \$120,000; owners, Goldfield & Schroeder, 38 West 114th st; architect, Samuel Sass, 32 Union sq. Plan No. 1233.

ANDERSON AV, s w cor 162d st, 5-sty brick tenement, tar and gravel roof, 57x90; cost, \$35,000; owner and architect, Lloyd I. Phyfe, 952 Anderson av. Plan No. 1234.

162D ST, s s, 57 w Anderson av, 5-sty brick tenement, tar and gravel roof, 52.8x86; cost, \$30,000; owner and architect, Lloyd I. Phyfe, 952 Anderson av. Plan No. 1235.

3D AV, w s, 45 n 180th st, 5-sty brick tenement, plastic slate roof, 40x91.1; cost, \$40,000; owners, Hubbard Realty Co., Mark Levy, 90 West st, president; architect, Geo. F. Pelham, 507 5th av. Plan No. 1244.

LONGFELLOW AV, n e cor 174th st, 5-sty brick tenement, slag roof, 50x100; cost, \$60,000; owners, Adams Realty Co., Fanny Morris, 206 Broadway, secretary; architect, Adolph Mertin, 34 West 28th st. Plan No. 1245.

174TH ST, n s, 50 e Longfellow av, 5-sty brick tenement, slag roof, 50x88; cost, \$45,000; owners, Adams Realty Co., Fanny Morris, 206 Broadway, secretary; architect, Adolph Mertin, 34 West 28th st. Plan No. 1246.

174TH ST, s s, 25 w Longfellow av, two 5-sty brick tenements, slag roof, 37.6x88; total cost, \$70,000; owners, Adams Realty Co., Fanny Morris, 206 Broadway, president; architect, Rudolph Mertin, 34 West 28th st. Plan No. 1247.

Churches.

153D ST, n s, 100 w Morris av, 1-sty brick church, 42.4x70.11; cost, \$50,000; owners, Church Extension Com. of Presby of N. Y., 29 West 54th st; architects, Ludlow & Peabody, 12 West 31st st. Plan No. 1257.

Dwellings.

COSTER AV, No. 5, 4-sty brick dwelling, tin roof, 25x73.9; cost, \$5,000; owner, Henry Lowenthal, 1206 5th av; architect, E. L. Ellis, 1133 Broadway. Plan No. 1133.

WALES AV, n e cor 151st st, four 1-sty brick stores and dwellings, tin roof, 49x87; total cost, \$34,000; owners, Wales Av. Const. Co., 230 Grand st; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1134.

COSTER ST, e s, 250 n Spofford av, 2-sty brick dwelling, slag roof, 20x45; cost, \$5,000; owner and architect, M. P. Mulhall, 981 Fox st. Plan No. 1121.

BROOK AV, s e cor 159th st, two 1-sty brick stores and dwellings, tin roof, 40x84; total cost, \$18,000; owners, Gruenstein & Mayer, 230 Grand st; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1136.

WASHINGTON AV, e s, 100 s 166th st, 1-sty brick stores and dwelling, tin roof,

67.8x100; cost, \$10,000; owners, Gruenstein & Meyers, 230 Grand st; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1112.

TINTON AV, n w cor 151st st, 1-sty brick stores and dwelling, tin roof, 41.8x90; cost, \$6,000; owners, The Wallis Av. Const. Co., B. M. Gruenstein, 230 Grand st, president; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1113.

159TH ST, s s, 87.43 e Brook av, two 1-sty brick stores and dwellings, tin roof, 50x87; total cost, \$16,000; owner, B. M. Gruenstein, 230 Grand st; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1114.

224TH ST, s s, 341.7 e Paulding av, 2-sty frame dwelling, tin roof, 22x33; cost, \$3,000; owners, Delo & Bevaquia, 649 Eagle av; architect, Geo. P. Crosier, 223d st and White Plains av. Plan No. 1131.

RICHARDSON AV, n e cor 238th st, 3-sty frame store and dwelling, tin roof, 22x85; cost, \$8,500; owner, Chas. E. Hauselt, 144 West 122d st; architect, E. Ebeling, 1136 Walker av. Plan No. 1147.

WALKER AV, n s, 50 w Chauncey st, 3-sty frame store and dwelling, tin roof, 25x60; cost, \$7,500; owner, Philip Krausch, 531 Tremont av; architect, B. Ebeling, 1136 Walker av. Plan No. 1148.

238TH ST, n s, 30 e Richardson av, 2-sty frame dwelling, tin roof, 21x56; cost, \$5,500; owner, Chas. E. Hauselt, 144 West 122d st; architect, B. Ebeling, 1136 Walker av. Plan No. 1149.

TOWNSEND AV, w s, 70 n 175th st, two 1-sty brick dwellings, plastic slate roof, 30x85; cost, \$12,000; owner, John C. Gartelman, 2521 Grand av; architect, John Brandt, 271 West 125th st. Plan No. 1150.

WESTCHESTER AV, n e cor Kelly st, 1-sty brick stores and dwelling, plastic slate roof, 150.1x140.1; cost, \$20,000; owner, Enoch C. Bell, 148th st and 3d av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1164.

177TH ST, s s, 100.50 w So. Boulevard, 1-sty brick stores and dwelling, tin roof, 50x68; cost, \$10,000; owner, John McNulty, Bainbridge av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 1165.

WASHINGTON AV, w s, 100 s 182d st, 1-sty frame store and dwelling, plastic slate roof, 25x85; cost, \$2,000; owner, Susan M. Donnelly, 457 St. Paul's pl; architect, L. Howard, 1861 Carter av. Plan No. 1142.

3D AV, w s, 158.10 n 175th st, two 1-sty brick stores and dwellings, slag roof, 25.12x62.16; total cost, \$10,000; owner, Louis E. Levy, 1216 Boston road; architect, M. J. Garvin, 3307 3d av. Plan No. 1158.

WEBSTER AV, e s, 50 n 170th st, 1-sty brick store and dwelling, tar and gravel roof, 25x80; cost, \$5,000; owner, Martin Walter, 507 East Tremont av; architect, Chas. S. Clark, 441 Tremont av. Plan No. 1172.

GRAND AV, e s, 300 n 192d st, 2½-sty frame dwelling, slate roof, 31x25; cost, \$7,500; owner, Thomas H. Thorn, 36 W. Kingsbridge road; architects, Serviss & Glew, 36 W. Kingsbridge road. Plan No. 1173.

163D ST, n w cor Fox st, two 1-sty brick stores and dwellings, tin roof, 107.4x115; total cost, \$50,000; owners, Getskay Realty Co., 110 5th av; architect, Chas. B. Meyers, 1 Union Sq. West. Plan No. 1175.

261ST ST, s s, 37.37 e Spencer av, 2½-sty frame dwelling, shingle roof, 20.5x59.10; cost, \$7,000; owner, M. Zilli, 3083 Heath av; architect, J. I. Campbell, 976 Woodycrest av. Plan No. 1204.

3D AV, w s, 459 n 169th st, three 1-sty brick stores and dwellings, slag roof, 25x65; total cost, \$12,000; owner, Ferd Hecht, 169th st and Boston rd; architect, Hugo H. Avolin, 961 Stebbins av. Plan No. 1242.

COMMONWEALTH AV, e s, 95 n Merrill st, 3-sty brick dwelling, slag roof, 25x58; cost, \$8,000; owner, Gottlieb Heller, 1010 Hoe av; architect, Albert E. Davis, 258 East 138th st. Plan No. 1236.

UNDERCLIFFE AV, e s, 586.8 n 176th st, 2½-sty frame dwelling, shingle roof, 21x56; cost, \$5,500; owners, The Itteloc Realty Co., John I. Grieve, 203 Broadway, president; architect, Hugo H. Avolin, 961 Stebbins av. Plan No. 1243.

SHERIDAN AV, e s, 150.11 n 167th st, three 2-sty brick dwellings, tin roof, 16.8x40; total cost, \$15,000; owner, Caroline M. Schumann, 245 East 138th st; architect, Henry Nordheim, 1087 Tremont av. Plan No. 1237.

SHERIDAN AV, w s, 114.8 n 167th st, six 2-sty brick dwellings, tin roof, 16.8x55; total cost, \$30,000; owner, Caroline M. Schumann, 245 East 138th st; architect, Henry Nordheim, 1087 Tremont av. Plan No. 1238.

SHERIDAN AV, e s, 100.11 n 167th st, three 2-sty brick dwellings, tin roof, 16.8x55; total cost, \$15,000; owner, Caroline M. Schumann, 245 East 138th st; architect, Henry Nordheim, 1087 Tremont av. Plan No. 1239.

TIFFANY ST, e s, 135.8 s 169th st, 4-sty brick store and dwelling, tin roof, 24.4x27.4; cost, \$6,000; owner, Ruhl Const. Co., Theo. Ruhl, Belmar, N. J., president; architect, Chas. Stegmayer, 168 East 91st st. Plan No. 1219.

VALENTINE AV, w s, 90 s 197th st, 3-sty brick dwelling, tin roof, 25x32; cost, \$8,000; owner and architect, Aug. Nelson, 193 West 118th st. Plan No. 1220.

BRONXWOOD AV, w s, 78.3 w 216th st, 2-sty brick dwelling, slag roof, 20x50; cost, \$6,000; owner, Frank Costello & Co., 2290 1st av; architect, R. F. Knockenhauer, Tremont av. Plan No. 1248.

Miscellaneous.

VYSE AV, No. 1430, 1-sty frame shed, 10x42; cost, \$75; owner, Bridget Gonnello, on premises; architect, P. J. Bonelli, 8 West 119th st. Plan No. 1118.

CODDINGTON AV, e s, 450 n Fort Schuyler road, 1-sty frame chicken coop, 20x20; cost, \$200; owner and architect, Frank Platzer, on premises. Plan No. 1146.

EAGLE AV, e s, 94 n 156th st, brick coal pocket; cost, \$15,000; owners, Ebeling Brew. Co., 156th st and St. Anns av; architects, Robt. Wilson Co., 200 5th av. Plan No. 1140.

CONCORD AV, w s, 50 n 142d st, 1-sty frame shed, 20x25; cost, \$300; owner, M. Attierin, on premises; architect, Robt. E. La. Velle, So. Boulevard and Freeman st. Plan No. 1141.

BRONX RIVER AV, s s, 50 w Stephens av, 1-sty frame pavilion, 20x50; cost, \$700; owner, Clinton Stephens, on premises; architect, C. Stephens, Jr., on premises. Plan No. 1187.

BRONX PARK, Botanical Garden, 150 w Bronx Boulevard and 900 n Blecker st, three 1-sty brick greenhouses, 56.5x22.8; total cost, \$23,700; owners, City of New York; architects, Brinby & Holbrook, 156 5th av. Plan No. 1202.

171ST ST, s e cor Boone av, 1-sty frame shed, 25x11; cost, \$50; owner, Benj. Vian, 69 West 23d st; architect, Eli Benedict, 1947 Broadway. Plan No. 1256.

Stores, Offices and Lofts.

180TH ST, s w cor 3d av, 1-sty brick stores, size, irregular; cost, \$15,000; owners, Kellwood Realty Co., Jas. F. Meehan, 815 Hunts Point av, president; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1213.

TREMONT AV, n e cor La Fontaine av, 2-sty brick stores and offices, tin roof, 67x100; cost, \$20,000; owner, Neapolian Levy, 27 Pine st; architects, Schaefer & Jeager, 401 Tremont av. Plan No. 1144.

3D AV, n w cor Tremont av, 3-sty brick stores and offices, slag roof, 56.6x72; cost, \$50,000; owners, Mary M. & Chas. H.

Barson, 2366 Crotona av; architects, Rouse & Goldstone, 12 West 32d st. Plan No. 1162.

PROSPECT AV, s w cor 180th st, 1-sty brick stores, tin roof, 60x100; cost, \$10,000; owners, Freehold Const. Co., Harry W. Perelman, 200 Broadway, president; architects, Bernstein & Bernstein, 24 East 23d st. Plan No. 1163.

CAULDWELL AV, w s, 86.3 s Boston rd, four 1-sty brick stores, tin roof, 18.3x20; total cost, \$4,000; owner, Lena Rafel, 106 West 87th st; architect, Edw. J. Clark, 2263 Ryer av. Plan No. 1255.

PROSPECT AV, e s, 98.11 s 169th st, three 1-sty brick stores, plastic, slate roof, 25x65; cost, \$10,000; owner, M. Adelson, Home st and Boston rd; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1215.

HUNTS POINT AV, s w cor Spofford av, 1-sty brick stores, plastic slate roof, size, irregular; cost, \$5,000; owners, Utility Realty Co., Robt. E. Simon, 165 Broadway, president; architects, Kreymborg Archt. Co., 908 Jennings st. Plan No. 1209.

Stables and Garages.

WEBSTER AV, w s, 275 s Woodlawn road, 1-sty frame garage, 18x20; cost, \$100; owner and architect, Chas. Forbach, 3086 Decatur av. Plan No. 1122.

241ST ST, n s, 127.3 w Martha av, 1-sty frame stable, 25x35; cost, \$200; owner, Max Arndstein, 50 Cathedral Park West; architect, Fred Hammond, 391 East 149th st. Plan No. 1154.

ADVANCE REPORTS.

Contract Practically Let for Third Highest Building in the World.

BROADWAY.—It was learned during the week that the general contract has been practically closed and awarded for the new \$5,000,000 Woolworth Building to be erected by the Broadway-Park Place Co., at the southwest corner of Broadway and Park place, having a frontage of 105 ft on Broadway, occupying the entire block front with the exception of the Barclay st corner, opposite the Astor House, while on Park place the frontage will be 197 ft.

The height of the building from the curb to the top will total 625 ft, in all 45 stories. This will place the new Woolworth Building the third highest structure in the world. The Eiffel Tower, first place, 985 ft; the Metropolitan Tower, second place, 700 ft; the Singer tower, fourth place, 612 ft; the Bankers Trust Building, fifth place, 580 ft; the Washington Monument, 555 ft; the Philadelphia City Hall, 547 ft; the Cologne Cathedral, 515 ft; the Pyramid of Cheops, 486 ft; the Antwerp Cathedral, 476 ft; the Strasberg Cathedral, 474 ft; the West Street Building, 404 ft; the Park Row Building, 382 ft. In general treatment the facade will be Gothic in style. The tower, beginning at the 26th story, will contain 19 stories. This tower will be the spectacular feature of the building, as its pinnacle, which will be brilliantly illuminated at night, will be 86.6 ft square, larger in dimensions by about twenty feet than the Singer tower. There will be 13 stories in the main tower section, while the upper section is to be treated in four stages, and will contain 6 stories.

The same architectural features and system of adornment devoted to the front of the building will be similarly carried out on the rear and sides. No wood will be used in the general structural work. The main entrance on Broadway will lead into a well-lighted hall with a broad marble staircase at the end, leading to the second floor. For passenger service there will be fourteen high-speed elevators, two bank elevators, for the use of the Irving National Exchange Bank, and one large freight elevator. The greater part of the ground floor will be utilized for

stores and large offices. The area to be covered by the building is about 18,500 sq. ft. Borings for foundations have been made to a depth of 130 ft to bedrock, and 38 caissons, some over 16 ft in diameter, will be sunk to bedrock. Below the sidewalk there will be 3-stys, the basement and a sub-basement with the boiler rooms. Counting these, the building will actually have forty-eight stories. The Foundation Co., 115 Broadway, holds this contract. The cost of the site which is said to have brought around \$2,000,000 a little less than a year ago, and the estimated cost of the building, will approximate a total expenditure of about \$7,000,000.

Notice to Contractors.

WINGDALE, DUTCHESS CO.—Plans and specifications for the New State Prison to be erected at Wingdale, Dutchess County, for the Commission on New Prisons of the State of New York, are now on file at the office of the Commission on New Prisons, at the Capitol, Albany, and at the office of William J. Beardsley, architect, 49 Market st, Poughkeepsie. Plans may be seen at any time at the places referred to, by contractors, sub-contractors, material men, etc. General contractors may procure a complete set of plans with duplicate specifications by applying in writing to the architect at above address, and filing with him a certified check of one hundred fifty dollars (\$150.00) made payable unconditionally to the order of the Commission on New Prisons. The conditions re-

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quire that each bid be accompanied by a certified check in the sum of \$100,000 and the contractor to whom the award is made will be required to furnish surety company bonds in the sum of \$1,000,000; or five hundred thousand dollars (\$500,000) in cash, deposited with the Commission on New Prisons; or a check to its order for five hundred thousand dollars (\$500,000), deposited with said Commission and certified by a bank approved by it; or negotiable bonds worth not less than five hundred thousand dollars (\$500,000), deposited with said Commission and approved by it. Sealed proposals will be received by said Commission at its office in the Capitol, City of Albany, on or before twelve o'clock noon, standard time, Thursday, December 15, 1910, and then opened and read publicly, for the erection and completion of a prison plant to take the place of Sing Sing to be erected on the selected site near Wingdale, in the town of Dover, Dutchess County, New York. George McLaughlin is secretary on the Commission on New Prisons.

Huge Loft Building Contemplated for 7th Avenue.

7TH AV.—It is learned that negotiations are practically determined for the erection at a future date of a large addition to the business building of the National Cloak & Suit Company, of 207 West 24th st. The part now contemplated will cover the entire block frontage on the west side of 7th av, between 24th and 25th sts, fronting 200 ft on the avenue and 78.3 ft in both streets. Only a year ago this concern began the erection of an 11-sty addition to their present building fronting at Nos. 203-205 West 24th st, and costing around \$200,000. The combined building will be one of the largest loft buildings in this city, if not the largest. It is not expected, however, that building operations will be undertaken for some time yet, owing to one or more long leaseholds on the present buildings. Mr. William Rosenbaum, is treasurer of the company. Previous building operations have been conducted under the name of the "Franmore Realty Co." Messrs. Ditmars & Brite, of 111 5th av, are the architects for the company, but for this improvement the plans have not yet been prepared.

Bliss Estate to Improve Fifth Ave. Property.

5TH AV.—Julius J. Diemer, architect, 45 Leonard st, has been commissioned to prepare plans for remodeling and enlarging the two 5-sty business and residence buildings, Nos. 385-387 5th av, the southeast corner of 36th st, opposite Altman's, owned by the Bliss estate. The buildings are leased to M. Kurzman & Sons, and will be occupied exclusively for their millinery business. This firm occupy at present No. 385 5th av, and this week they secured the corner property No. 387 on a long-term lease. The combined building will have a frontage of 50 ft. on the avenue and 125 ft. in 36th st. It will not be increased in height, but at the rear an extension 30 ft. in depth and the same height as the main building will be built. A large open store will be extended across the building, taking in the first and second stories. Two electric elevators will be installed. The general contract will go to the firm of James C. Hoe's Sons (Inc.), of No. 52 Gansevoort st.

Whitney-Steen Co. Get Large Contract.

BOSTON, MASS.—The Whitney-Steen Company, Liberty st, Manhattan, has just received the general contract to construct the new fireproof, 8-sty business structure to be known as the Bigelow-Kennard Building, to be erected in Boston, at an approximate cost of \$400,000. The dimensions will be irregular in size. The general contractor is ready to take bids on all sub-contracts both from Man-

hattan and local builders. It is expected that building operations will be started about the first of January. Henry Ives Cobb, Manhattan, is the architect in charge.

Sketches for Mutual Bank Building.

33D ST.—Donn Barber, architect, 23 East 24th st, is preparing preliminary sketches for a new bank and office building to be erected by the Mutual Bank, at Nos. 49 to 51 West 33d st. It is proposed to erect a building 2-stys in height, 40x110 ft in size, of either white marble or limestone, these details to be decided definitely about the first of December. Officers of the bank include Chas. A. Sackett, president; Hugh N. Kirkland, cashier. Directors are Richard Delafield, Chairman; John E. Borne and Cornelius Vanderbilt.

Costly Elevator House for 110th St.

CATHEDRAL PARKWAY.—Plans are now being prepared for the improvement of the six plots, on the northside of Cathedral Parkway, 175 ft west of the junction of Lenox and St. Nicholas avs. The property has a frontage of 150 ft and a depth of 70.11 ft. The Merritt & Ferguson Construction Co, now the owner of the site will erect a high-class elevator apartment house with every up-to-date equipment. The cost has not as yet been estimated and no contracts have been signed. Messrs. Schwartz & Gross, 347 5th av, are preparing sketches.

Bids for Public School 168, Brooklyn.

BROOKLYN.—The lowest bid received by the Board of Education for the general construction of Public School 168, Brooklyn, was submitted by the Bottsford-Dickson Co., at \$244,177. Other bidders were: Richard E. Heningham, T. A. Clarke Co., P. J. Brennan & Son, Thomas J. Buckley Const. Co., Keenan & Corrigan, Concord Construction Co., H. C. Stowe Construction Co., John Kennedy & Son, Peter Cleary, John Auer & Sons, Thomas McKeown, Inc., Nesbit & Co., Inc., Kerr & Krenkle, Wm. J. Moran, Inc., George Driscoll.

Bloomingdale Bros. to Erect Loft Bldg.

27TH ST.—Messrs. Buchman & Fox, 11 East 59th st, are now preparing plans for a 12-sty high class loft building to be erected by Bloomingdale Brothers, including Irving I, Samuel J, and Hiram C. Bloomingdale, of 3d av and 59th st, at Nos. 36-38 West 27th st, to cost about \$200,000. Operations will be undertaken immediately or as soon as the building contract is signed. It is intended to have the structure ready for use by the first of November, 1911, and will be rented for loft purposes.

To Figure for East Side Loft.

BROOME ST.—M. W. Minsky, vice-president of the Fourteenth Street Construction Co., will be ready to accept bids from sub-contractors about Dec. 15, for an 8-sty fireproof loft building, to cover a plot 150x125 ft, a part of the old Hecker-Jones-Jewell Mill site at the southeast corner of Broome and Lewis sts. The building will be one of the largest lofts erected in this section of the city, and is estimated to cost \$200,000. Sommerfeld & Steckler, 19 Union sq, are the architects, Lewis Minsky, is the owner.

Contract for Mr. Langdon's Building.

5TH AV.—The general contract was awarded this week to the William Crawford Co., of 5 East 42d st, for the 6-sty granite and limestone store and loft building, 35x125x47 ft, to be situated at No. 715 5th av and 224 East 56th st, for Woodbury G. Langdon, of 719 5th av. Trowbridge & Livingston, 527 5th av, have completed the plans. The cost is estimated at about \$100,000.

James Butler to Erect Market Bldg.

BROOKLYN.—Wm. H. Gompert, architect, 2102 Broadway, Manhattan, is preparing plans for a new market building,

brick, 1 and 2-stys, 52x85 ft, for James Butler, Inc., grocer, 390 Washington st, to be erected at the northwest corner of Island av and Beverly road. The building will include a stable, 27x76 ft, containing 15 stalls. No contract has been issued.

Presbyterian Church to Build in 153d Street.

153D ST.—Architects Ludlow & Peabody, 12 West 31st st, have been commissioned to prepare plans for a brick and stone edifice to be known as the Church of the Holy Trinity of the Presbyterian Church. The building is to be erected in East 153d st, on a lot 50x100 ft, and will contain an auditorium, gymnasium and class rooms.

John McKeefrey to Build Chesebrough House.

MADISON AV.—The general contract for the 5-sty fireproof residence, 25x100 ft, to be erected at the southwest corner of Madison av and 71st st, for Robert A. Chesebrough, of 17 State st, has been awarded to John McKeefrey, 1416 Broadway. Albert Joseph Bodker, 27 West 32d st, is architect.

Elevator Apartment for Fordham Road.

FORDHAM ROAD.—Shaefer & Jaeger, 1910 Webster av, are making plans for the erection of a 6-sty elevator apartment house at the southeast corner of Fordham road and Aqueduct av, on a plot 72x89x103 ft. Thos. Walsh, on premises, is the owner, and the cost is estimated at about \$75,000.

Plans Figuring for 29th St. Storage.

29TH ST.—The Mohegan Realty Co., is taking bids for a fireproof brick and concrete storage building to be erected in the north side of 29th st west of 1st av, William Higginson, 13-21 Park Row is architect. The cost is estimated at about \$25,000.

Apartments, Flats and Tenements.

BROOK AV, N. Y. C.—John H. Buscall, builder, 1815 Anthony av, will erect a 5-sty tenement, 40x80 ft., on the east side of Brook av, 213 ft. south of 169th st, the Bronx, to cost about \$35,000. Schaefer & Jaeger, 1910 Webster av, have completed plans. The owner will award all sub-contracts.

WEBSTER AV, N. Y. C.—O. Schwarzler, 1340 Brook av, will build on the north side of Webster av, 40 ft. north of 169th st, three 5-sty tenements, 36x68 ft., to cost about \$34,000 each. Schaefer & Jaeger, 1910 Webster av, have prepared plans.

139TH ST, N. Y. C.—Sommerfeld & Steckler, 19 Union sq, have completed plans for a 6-sty apartment house, 100x100 ft., to be erected by the William N. Moore Construction Co., 520 West 139th st, in the south side of 139th st, 150 ft. west of Amsterdam av, to cost \$100,000. The owner will handle the building contract.

CROTONA AV, N. Y. C.—P. D. Auriu, 2113 Belmont av, owner, will erect a 5-sty flat, 25x68 ft., on the north side of Crotona av, 75 ft. west of 187th st, to cost \$20,000.

187TH ST, N. Y. C.—M. W. Del Gaudio, 1910 Webster av, is preparing plans for a 5-sty flat in the north side of 187th st, 80 ft. west of Crotona av, on a plot 50x88 ft., to cost \$50,000. Minago Scalgo, 660 East 187th st, owner.

WASHINGTON AV, N. Y. C.—The Venice Construction Co., 659 East 188th st, will erect a 5-sty flat, 50x99 ft., on the east side of Washington av, 271 ft. north of 168th st, to cost \$60,000. M. W. Del Gaudio is preparing plans.

HUDSON ST, N. Y. C.—Temple & Wein, 10 West 143d st, have completed plans for \$12,500 worth of changes to the 4-sty tenement No. 637 Hudson st, for James Everard, 12 East 133d st.

HAVEN AV, N. Y. C.—The Kirby Construction Co., 135 Broadway, will improve the south side of Haven av, 97 ft south

of 181st st, with a 5-sty flat, 50x97.11 ft, to cost \$120,000. B. W. Levitan, 20 West 31st st, is completing plans.

120TH ST, N. Y. C.—The Friedman Construction Co., 171 Broadway, will build a 5-sty tenement, 50x88.11 ft, at Nos. 325-327 East 120th st, to cost \$50,000. Bernstein & Bernstein, 24 East 23d st, are preparing plans.

WEBSTER AV.—Shaefer & Jaeger, 1910 Webster av, are now preparing plans for the erection of three 5-sty apartments on the west side of Webster av, 40 ft. south of 169th st, on a plot 36x68 ft. each, to cost in all \$120,000. Plough Fox, 149th st and 3d av, is the owner.

BROOKLYN.—A. Farber, architect, 1746 Pitkin av, has prepared plans for a 5-sty tenement, 50x89 ft., for the Gerber Construction Co., 529 New Jersey av, to be erected on the east side of Alabama av, 150 ft. east of Pitkin av, to cost \$30,000. The owner builds and purchases all materials.

BROOKLYN.—P. Tillion, 44 Court st, is preparing plans for a 4-sty 8-family flat, 25x81 ft., for C. J. & W. P. Sheehan, 200 Greenpoint av, to be erected in Eckford st, 125 ft. north of Nassau av, to cost \$12,000.

Contracts Awarded.

SIMPSON ST, N. Y. C.—Peter Sinnott, steam filter, 967 East 165th st, has received the contract for the installation of the heating and hot water plant in two 5-sty apartments in the east side of Simpson st, 100 ft. south of 167th st, owned by the Keese Building Co., Geo. Begrich, president, 391 East 149th st. Mitchell & McDermott have received the plumbing contract.

BROADWAY, N. Y. C.—The Power Engineering & Contracting Co., 1182 Broadway, has received the contract for the electrical work from Fleischmann Bros. for the 12-sty apartment house now being erected at the southeast corner of 98th st and Broadway. S. Borchardt is the owner and Rouse & Goldstone, architects.

32D ST, N. Y. C.—Edward Corning Co., 100 William st, has received the contract for alterations to the 12-sty apartment house, at Nos. 43-47 West 32d st, for the Grunert Realty Corporation, 172 9th av. Townsend, Steinle & Haskell, Marbridge Building, have prepared plans.

BROADWAY, N. Y. C.—Wennemers Brothers, 1920 Anthony av, have received the mason work on 12-sty apartment house to be erected at the northwest corner of Broadway and 89th st, for the 89th and 90th St. Co., from plans by Geo. and Edward Blum; also the 6-sty apartment house at the southeast corner of Pinehurst av and 179th st, for the Munden Construction Co., Geo. Fred Pelham, architect, and the six 5-sty apartments in the east side of Fox st, 185 ft. north of 163d st, for the Wm. Oesting Construction Co., Harry T. Howell, architect.

129TH ST, N. Y. C.—Alexander Brown, Jr., 33 East 20th st, has received the general contract for enlarging the manufacturing plant in the south side of 129th st, 200 ft. east of Amsterdam av, for the Bernheimer & Schwartz Pilsner Brewing Co., to cost \$12,000.

1ST AV, N. Y. C.—M. Greenberg, 346 East 77th st, has received the general contract for alterations to the 4-sty loft building 1470 1st av for Joseph Rose, 1471 1st av. F. Straub, 122 Bowery, is the architect.

70TH ST, N. Y. C.—Marc Eidlitz & Son, 489 5th av, have received the general contract to erect the fireproof residence, 25x74 ft., at 34 East 70th st for Laura K. Bayer, 45 East 77th st, to cost about \$50,000. Taylor & Levi, 105 West 40th st, architects.

127TH ST, N. Y. C.—William Fitzpatrick, 37 East 42d st, has received the general contract to erect the factory and office building, 51x54.10 ft., at Nos. 170-174 East 127th st, to cost \$15,000. Otto

Stahl, 2332 3d av, is the owner, and F. H. Beneker, 195 Claremont av, architect.

58TH ST, N. Y. C.—The Jones Const. Co., 1 Union sq, has received the general contract to make extensive alterations to the 4-sty brownstone residence Nos. 34-36 East 58th st, for the Van Schaick Realty Co. Hooper & Green, 527 5th av, architects.

Dwellings.

BROOKLYN.—Joseph Lack and David Lite, 1224 41st st, Brooklyn, owners, will erect three stores and residences, 20x55 ft., at the southwest corner of 13th av and 44th st, to cost \$21,000. Cohn Bros., 361 Stone av, Brooklyn, have prepared the plans. The owners build.

YONKERS, N. Y.—Moore & Landsiedel, 148th st and 3d av, are preparing plans for a 2-sty frame dwelling on the west side of Crestwood av, 50 ft. north of Hartman pl, Crestwood Park, city of Yonkers, to cost \$5,000. Leonard Speckel, West 170th st, Manhattan, is the owner.

MT. VERNON, N. Y.—Herbert Lucas, architect, 129 East 19th st, Manhattan, has prepared plans for a 2-sty dwelling for the Mt. Vernon Realty Co., owner and builder, to cost \$4,000.

WHITE PLAINS, N. Y.—Architect J. C. Moore, Realty Building, White Plains, is receiving estimates for a 7-room residence, 35x30 ft., to be built for John Burling.

Factories and Warehouses.

OSWEGO, N. Y.—The Standard Spinning Co. has just awarded to Peter Roby, 23 West Cayuga st, Oswego, the general contract to build a 4-sty brick warehouse, 88x92 ft., to cost \$25,000.

NEWARK, N. J.—A large factory plot has been purchased by the American Mono-Service Co. upon which a 2-sty factory, 200x100 ft, costing about \$50,000, is to be erected. The plot has a frontage of over 400 ft and running to the Newark and Paterson branch of the Erie Railroad. The American Mono-Service Company will manufacture paper receptacles.

Miscellaneous.

POUGHKEEPSIE, N. Y.—Mayor Sague and individual members of the board of education have purchased the Robert Sanford property in North Hamilton st, to secure the site should the city conclude to erect a new High School building.

LITTLE WEST 12TH ST, N. Y. C.—No contracts have yet been awarded for the 3-sty brick stable, 52x88x99 ft., which the American Transfer Co., 641 Washington st, will erect at Nos. 28-32 Little West 12th st, at a cost of \$30,000. John M. Baker, 21 Jackson av, has prepared plans.

ASBURY PARK, N. J.—Walter Rosenberg, 1493 Broadway, Manhattan, and Asbury Park, will erect a fireproof, brick theatre, 1-sty, 65x150 ft, at Mattison av near Bond st, to cost \$15,000. W. C. & A. F. Cottrell, Asbury Park, have prepared plans and are now ready to take bids on the general contract.

Stores, Offices and Lofts.

7TH AV, N. Y. C.—No sub-contracts have yet been issued for the 4-sty store and office building which the Coleman Construction Co., 20 Vesey st, will erect at the southwest corner of 7th av and 30th st, to cost \$30,000.

BROADWAY, N. Y. C.—Thomas E. Crimmins, Hotel Belleclair, Broadway and 77th st, will soon award contracts for the 1-sty store, 50.11x100 ft., at the northeast corner of Broadway and 99th st, to cost about \$10,000. Waldreaon & Bieneix, Cooper Union Bldg., are the architects.

140TH ST, N. Y. C.—The New York Edison Co., 55 Duane st, is taking bids for the 6-sty brick fireproof office and store building, 42x126 ft., to be erected in the north side of 140th st, between Rider av and Canal st, to cost about \$150,000. Wm. Weissenberger has prepared the plans.

Bids Opened.

BROOKLYN.—All bids for alterations and equipment of a cooking room at Public School 134, Brooklyn, were laid over.

BROOKLYN.—T. Frederick Jackson, Inc., at \$2,042, was the low bidder for the installation of electric equipment in the Girls' High School, Brooklyn.

BRONX.—For forming new classrooms on first and fourth stories of Public School 43, Borough of the Bronx. The lowest bid was submitted by A. W. Gray & Co., Inc.

HUDSON, N. Y.—The New York Construction Co., 1328 Broadway, Manhattan, were low bidders, at \$11,524, for the electric work and feeder cable for the power house equipment for the New York State Training School for Girls at Hudson, N. Y.

BROOKLYN.—Bids were opened Nov. 14, for Item 1, installing heating and ventilating apparatus, and Item 2, installing temperature regulation, in addition to and alterations in Girls' High School, Brooklyn. Item 1, E. Rutzler Co., \$10,675, low bid; Item 2, John Service Co., \$347, low bid.

QUEENS.—The Concord Construction Co., at \$3,857, submitted the lowest bid on Nov. 14 to the School Board for constructing fire-escapes at Public School 52, Queens. Other bidders were: August Wille, Jr., Eagle Iron Works, M. D. Lundin, Edward Stapleton, A. W. King, Charles Wille, C. L. Dooley.

BROOKLYN.—The following were the low bidders for Item 1, installing concrete and brick foundations, plumbing, painting, repairs, etc.: Wm. Werner, \$8,184; Item 2, janitor's house, Arthur W. Hazell, \$1,740; Item 3, piling, curbing, filling and grading, Wm. Werner, \$1,898; Item 4, tank and tower, Arthur W. Hazell, \$692, at Public School No. 120, Brooklyn.

MANHATTAN.—Bids were opened Nov. 7 for new iron railing at Public Schools 34, 93, 110, 179 and Stuyvesant High School, and also for brick wall enclosing athletic field at High School of Commerce, Manhattan. The J. W. Fiske Iron Works submitted the lowest bids for furnishing iron railing. For brick wall enclosing athletic field at High School of Commerce, Edmund D. Broderick, at \$5,300, was lowest bidder.

Municipal Work.

RANDALLS ISLAND.—Estimates will be received by the Department of Public Charities Friday, Nov. 25, for installing new plumbing, terrazzia flooring and composition wainscoting in the buildings known as Wards 21 to 24, and 25 to 28 at the New York City Children's Hospital and Schools, Randalls Island.

MANHATTAN.—The Commissioner of Docks will open bids on Friday, Nov. 25, for labor and materials required for preparing for repairing and painting the recreation buildings on the piers at the foot of East 112th st, Harlem River; East 3d st, East River; West 129th st, North River, and West 50th st, North River.

MANHATTAN.—Bids will be received by the Commissioner of Bridges, Friday, Nov. 25, for constructing the elevators, stairs, drainage, ornamental and electrical work for the anchor piers of the Queensboro Bridge over the East River, between the Boroughs of Manhattan and Queens.

Government Work.

BOSTON, MASS.—Sealed proposals will be received December 27, for the construction (including the drainage system) of the Appraisers' Stores at Boston, Mass. James Knox Taylor, supervising architect, Washington, D. C.

GRANITE CITY, ILL.—Office of the Supervising Architect, Washington, D. C.—Sealed proposals will be received Dec. 8, for the construction (including plumbing, gas piping, heating apparatus and electric conduits and wiring) of the U. S. Post Office at Granite City, Ill. James Knox Taylor, supervising architect.

PERSONAL NEWS AND TRADE GOSSIP

The Alsen Portland Cement Company is supplying a quantity of its product to the Government of Panama.

The A. C. Contracting Co.'s men are making rapid headway with the granite repaving on Brook av, from 156th st south to Westchester av.

I. I. Wolf, 1126 Union av, is president of the Reliable Construction Co., which is about to erect two modern flats in Fox st, south of 167th st, the Bronx.

J. E. Noeggerath, Assoc. Am. Inst. E. E., formerly in the General Electric Company, will open an office in the near future in this city as consulting engineer.

The Park Department of the Borough of the Bronx is making good headway in filling in the hollow in Crotona Park along Crotona Parkway South and Prospect av.

John S. Buzzini, formerly a manufacturer of ranges of 440 11th av, has been discharged from bankruptcy by Judge Hough. His liabilities were fixed at \$51,234.

Marc Eidlitz & Son, general contractors for the Banker's Trust Company building, are running close to schedule in construction work on this job, grillage now being started.

James F. Meehan has near completion two 4-sty apartments on the west side of Cauldwell av, 75 ft. north of 158th st, each 50x88 ft., and to have four families on a floor.

E. S. Loomis, president of the Blanchard Lumber Company of 11 Broadway, has returned from his wedding trip and has established his residence at 536 West 145th st.

Thomas Wheatley, vice-president and treasurer of the Pierce, Butler & Pierce Manufacturing Company, accompanied by Mrs. Wheatley, is on an extended vacation trip abroad.

Mr. Max Just, of the Bronx, has been appointed chairman of the School Committee of the Bedford Park Taxpayers' Association, the members of which are urgent for more schools.

Donohue & Goeltz, plumbing contractors, are installing the plumbing in five houses on the east side of Trinity av, 100 ft. south of 158th st, for the Mason Construction Co., 291 Willis av.

Harry W. Perelman, 200 Broadway, is president of the Freehold Construction Co., which contemplates the improvement of the southwest corner of Prospect av and 180th st with a taxpayer.

The employees of the Model Heating Company learned this week that they will remain in the employ of the McCrum-Howell Company, which recently acquired control of the Model Company.

The O'Brien Construction Co. is rapidly completing that part of the New York, Boston & Portchester Railroad viaduct which lies between Tremont av and White Plains av in Van Nest.

The city of Yonkers has placed a contract for 1,200 tons of 6 and 8-inch pipe with John Fox Co. at \$20.70 per ton delivered. Bids were taken on 785 tons originally, and the order was increased 50 per cent.

George Vassar's Son & Co. of 1170 Bway, as general contractors have just finished their contract for the Edison Company's sub-station in West 41st st, from plans of William Weissenberger, architect, of 55 Duane st.

Giles & Fuhrmann, mason builders, have just completed the brick-work for the 1-sty stores covering the block front on the south side of Westchester av between Simpson and Fox sts, the Bronx, for Henry Acker.

Lanigan Brothers, Sand Contractors, East River and 137th st, are supplying sand to M. O'Connor, for the two 5-sty

flats, being erected at the northeast corner of Intervale av and 167th st, the Bronx.

J. Sherlock Davis, president of the Cross, Austin & Ireland Company, is back at his desk after a hunting trip in Maine in which A. J. Cadwallader and E. B. Malone of Philadelphia were his companions.

Henry M. Kalt, head of the Kalt Lumber Company, of 312 East 64th st, is carrying his arm in a sling as a result of being caught in a cave-in while superintending some work on his yard recently.

Robert A. McGregor, chief engineer, has been transferred from the Highway Bureau of the Borough of the Bronx to the Topographical Bureau. Assistant Engineer Martin, it is understood, will take McGregor's place.

William C. Joy, a director of the American Radiator Co. and founder of the Joy Radiator Co., died in New York City, Nov. 11, at the residence of his daughter, Mrs. George Purdy Hall, at No. 254 West 78th st, aged 67.

H. M. Ahlbein, for many years general superintendent for the Crane Company of this city and Chicago, will take care of the business of the H. R. Boynton Company in Los Angeles, California, after the first of the year.

It was announced this week that Jones & Laughlin, steel producers, will supply the 2,000 tons of steel shapes required for the Raleigh Hotel to be erected at Washington, by the George A. Fuller Construction Co. of 111 Broadway.

A. J. Goldstein, is president, M. A. Goldstein, secretary and H. Ginburg, treasurer, of the Gingold Realty Co, which contemplates the erection of a \$400,000 apartment house on the west side of Amsterdam av between 176th and 177th sts.

George L. Westcott, a contractor of Bar Harbor, Me., and formerly in the contract business in this city, died at his home there on Thursday of last week. He was eighty years old and was known to many contractors in this city.

Leiddy & Moore, of 105 West 40th st, as general contractors, are erecting on the northeast corner of 31st st and 8th av, the first entirely new business building to be erected opposite the Pennsylvania Station. The 4-sty walls were this week being topped out.

Mail service through the new Pennsylvania Terminal Post Office will begin on Sunday, November 27 for second, third and fourth class matter. Postal cars will be sent through the tunnel to New Jersey instead of being carried across the ferry and through the sheds.

Topping Brothers, of 122 Chambers st, are sending out to architects, an attractively prepared book describing in detail the operations of the "Mechanigraph," which is a machine for making reproductions of blueprints from original drawings without tracing by a mechano-chemic process.

John A. Bensel, president of the American Society of Civil Engineers, who was recently elected state engineer of New York, succeeding Frank M. Williams, and who is president of the Board of Water Supply of the city of New York, will resign that office on or about January 1.

C. M. Harris, secretary of the Cleveland Builders' Exchange, has been elected secretary to take the place of E. F. Bohm in the Cleveland Metal Workers' Association. Mr. Harris is known to many persons in the sheet-metal trade in this city, where he was at one time located.

The Atlas Wood Working Company has been incorporated in Manhattan to deal in all kinds of cabinet and wood work.

The incorporators are Emery Kolmos, of 1967 Cropsey av, Brooklyn; Morris Greenblatt, of 859 Home st, the Bronx, and Herman C. Pollack, of 350 East 3d st, Manhattan.

The architects of the Bronx, who were working both day and night for a few weeks, are now looking forward to a slow season until the spring. Builders, on the other hand, have enough plans filed to keep going, notwithstanding the new projection order which went into effect Nov. 15, 1910.

Mrs. Emily W. Dinwiddle, formerly prominent in the Charity Organization Society, has been engaged by the Corporation of Trinity Church to visit the tenants of the parish, to receive their requests for repairs and look after their social welfare. She will have an office at 187 Fulton st.

The firm of J. & M. Reardon has been dissolved by mutual consent. M. E. Reardon is carrying on the building business under his own name at 266 Palmer av, Mamaroneck, N. Y. This firm has had the reputation for years of being one of the representative building contracting concerns in Mamaroneck.

Doyle, Thomas & Company, who recently opened a wholesale and retail hardwood yard at the end of East 13th st, have enlarged their premises by acquiring three lots adjoining their yard, giving them increased facilities for not only their own business, but for also storing lumber for the general trade.

Mr. John Cornish, president of the Cornish Construction Co, who recently completed five 5-sty apartments at the northeast corner of Mapes and Tremont avs, says that apartments in this locality are in demand, his houses being mostly all rented with the exception of one store for which negotiations are now under way.

The building circle of Unionport, Bronx, is deeply interested in the project of building a public dock at the foot of Castlehill av. The river at this point is thirty feet deep at low tide. The dock would be used as a landing place for building material. Such a convenience would mean immediate improvement.

The W. G. Cornell Company, of the Everett Building, Union Square, has closed a contract for plumbing for the Munsey Building in Baltimore, of which McKim, Mead & White are architects and the George A. Fuller Construction Company of 111 Broadway, is general contractor. This company has recently opened an office in Washington, D. C.

The Directors of the American Steel & Wire Company have completed the semi-annual inspection of the company's plants in the Central West and East, including the works in the Cleveland and Pittsburg district and in New Jersey. The most impressive features of the trip were the increased capacity, efficiency and neatness of the mills visited.

Uriah Cummings, president of the Cummings Cement Company of Akron, N. Y., an authority on cement and concrete, and for many years in charge of the investigations conducted by the United States Government on this subject, died last week at his home in Stamford, Conn. He was born at Akron, N. Y., on April 30, 1833.

The Turner Construction Company of 11 Broadway has just issued a copy of its Bulletin No. 9, describing concrete construction. This bulletin is published quarterly. Persons interested in the problem of attaching shafting, piping, etc., to concrete will find on pages 70 and 71 in this bulletin some helpful ideas for this class of work.

The Foundation Company's forces have started work driving 34 caissons on the site of the 12-sty warehouse to be erected at the southeast corner of 11th av and 25th st. The caissons will be sunk to bedrock, which here lies at a depth of 44 to 77 ft. As the site is near the river, at a depth of ten ft, water is encountered, Shire & Kaufman are the architects of the building.

C. C. Murray, of Pittsburgh, trustee of the Shenango Iron & Steel Company of Wheattown, near Sharon, Pa., was in town this week and announced that the rolling mill of this company will be sold at public auction on Dec. 21. The plant has been idle for two years, and in the hands of the receiver for some time. The property represents an investment of \$500,000.

The members of the American Institute of Architects will hold their next annual convention at San Francisco on January 17, 18 and 19, and the directors will hold a meeting on the 16th. In addition to the routine business of the Institute, the subject of interest before the convention will be the architecture of the Pacific Coast. Mr. Cass Gilbert of 11 E 24th st, New York, is the president of the Institute.

Milliken Bros. (Inc.) have about finished the steel work of the 12-sty apartment house at the northwest corner of 92d st and Broadway, for which the Keystone Construction Co. is the general contractor. The Rapp Construction Company's fireproof arches are being used. The Yorkshire Realty & Construction Company (Isaac Meyer & Son) is the owner, and Neville & Bage the architects.

Exchange place, between the Knickerbocker Trust Company's building and Exchange court, has been entirely covered over from building wall to building wall, with a scaffolding, pending the addition to the height of the structure. The thoroughfare presents the appearance of a tunnel rather than a street. It is said to be the first time that both street and sidewalk have been covered over during a construction of a building.

In a conference held in Philadelphia by the Eastern Pig Iron Furnaces last week, an effort to secure higher prices was developed. So far, nearly all the business taken for this year and the next year's delivery has been on the previous basis of prices. One or two of the furnaces have taken business which will keep them active up to April next year. Such instances are, of course, now making slightly higher prices.

A feature of the facade of the great apartment house on Central Park West, called "Harperley Hall," and one that is noticed by every architectural critic, is the cornice, which is strongly reminiscent of the scaffolds commonly used in the erection of tall buildings. Doubtless its form was suggested to Mr. H. W. Wilkinson, the architect, by one of the hanging scaffolds used on the Metropolitan Tower or some other high construction.

Besides the big contract for the metal-covered copper window-frames and sash for the Municipal Building, the J. F. Blanchard Company, with offices in the Fuller Building, is furnishing the steel trim for the new Hall of Records, at Los Angeles, Cal., a contract which figures up to \$100,000. The Blanchard Co. is also furnishing the steel trim for the First National Bank Building at San Jose, Cal., and for the addition to the "Downtown Building," at Broadway and Exchange pl, this city.

The Moore Light Company of Newark, N. J., manufacturers of "Moore light," has opened a demonstration and sales-room at 500 5th av near 42d st. Some especially energetic work has been done with a new small portable unit called the "Daylight Window." This window has been designed especially for use in de-

partment stores and haberdashery shops and all places where colors are dealt with. It is set to show colors accurately with their true values. All the New York sales hereafter will be pushed from this new office.

The Superintendent of Buildings, in the Bronx, Mr. Henderson, when builders complain of the new order against encroachments, asks them to go and view the row of houses which the John P. Leo Company completed some time ago at the southeast corner of 176th st and Park av. These houses are built in pairs with wide areas between and grass plots in front. They sit back some distance from the building line. So attractive were they considered at the time of their erection that the apartments were all rented as soon as the houses were finished.

President Steers of the Borough of Brooklyn has received Chief Engineer E. J. Fort's report on the tunnel for flushing Gowanus canal, the work on the power house and pumping machines being now near completion. Machinery will be installed next month and the plant will be in operation by January. The original contract with the John Pierce Company to build the tunnel for \$715,471.70 was satisfied in July, 1909. John E. Fox will put in the operating machinery and Fox & Hennessey Company will build the power house which is 70 per cent. complete.

The United States Government has recently awarded a contract for 75,000 tons of granite to the Picton Island Red Granite Company of 320 5th av, to be shipped in boats from their quarry in Picton Island, St. Lawrence River, to Oswego, N. Y. It will be remembered that the Red Granite for the new building of the American Museum of Natural History in this city was supplied from this quarry. This company has also furnished the granite for the new station of the New York Central and Hudson Railroad in course of erection at Watertown, N. Y.

If the Public Service Commission ever grants a franchise to the Interborough to cross the Harlem River with the West Side Elevated railroad, and erect an elevated structure northward on Jerome av, the franchise will probably provide that the structure may also be used for the trains of the Triborough Subway system as well. The Interborough Company wishes to cross the river at Central Bridge, instead of at the Putnam R. R. bridge, as the level of the Putnam bridge is 18 ft. below the elevated tracks. In either case a new bridge would have to be built.

Thomas Smith is the superintendent of construction for the George A. Fuller Company in erecting the fine 12-sty loft building on Broadway, at the southeast corner of Astor pl. The roof was finished this week, and it is expected that the building will be ready for occupancy on Jan. 1. Mr. Smith was also the superintendent in charge of the construction of the Mills & Gibb building on Fourth av at 22d st. for which the George A. Fuller Company was also the general contractor. The building on which Mr. Smith is now at work is for the O. B. Potter Trust. Francis H. Kimball is the architect. The facades are of white brick trimmed with white terra cotta, on a limestone base.

Arguments on the application of A. Gordon Murray and Michael Blake, receivers in bankruptcy of the J. E. and J. M. Cornell company, structural iron and steel contractors at 11th av and 26th st, for leave to sell all the property of the company for enough to pay off the receivers' services and applications amounting to \$346,000, were heard in the United States District Court by Judge Hough on Monday. Counsel for the committee and the creditors opposed the proposition of the court to sell the property, stating that it would wipe out the general creditors completely if the proposed plan were carried

out. Briefs will be filed by attorneys and in the mean time Judge Hough has reserved a decision.

The N. & G. Taylor Company, manufacturers of tin plate, Philadelphia, are sending to the trade Fall issue of the "Arrow." This is the company's centennial year. This publication is usually sent to architects only, but will be mailed to any address upon request. These little books contain interesting short stories, bits of history and a joke or two. The book is well gotten up. In the July number appeared photographs of the members of the first and second generations of the house of Taylor. In the October number were reproductions of photographs of the third and fourth generations. The booklet is now in its eighth year and has been a large factor in advancing the interests of the tin-roofing trade.

These person have been elected to membership in the Lumber Men's Club of New York City, which has its headquarters in the Hoffman House: R. A. Fowler, Fowler & Silberhorn, Brooklyn; E. E. Goodlander, Goodlander-Robinson Lumber Company, Memphis; R. H. Vansant, Vansant-Kitchen & Co., Ashland, Ky.; Gordon C. Edwards, W. C. Edwards & Co., Ottawa; Charles L. Adams, Mount Vernon; George D. Burgess and William H. Russe, Russe & Burgess, Memphis; Thomas Gresham, Richmond; Richard P. White, Albany; Col. Francis E. Waters, Surry Lumber Company, Baltimore; Preston S. Warn, of Tenn.; James D. Lacey, Chicago; William B. Townsend, Little River Lumber Company, Townsend, Tenn.; B. H. Ellington, Ellington & Guy, Richmond, Va.

Architects and engineers who have had opportunity to visit the newly opened 33d st station of the Hudson River Tubes speak in appreciative terms of the graceful architectural lines and substantial workmanship exhibited there. All the work except excavating the rock and shaping the main structure was executed by the Hudson & Manhattan Company's construction forces. The station has two floors or levels, with the ceilings supported by columns and arches. First, the Concourse, which is 200 ft. long and 100 ft. wide. The track platforms on the lower level have a length of 850 ft. or three city blocks. All the visible structural forms are in reinforced concrete, which carries out the type of construction used everywhere along the line. The total result is that the station is impressive and pleasing from its great size and graceful simplicity. The chief engineer of the Hudson & Manhattan R. R. Co. is Mr. J. V. Davies.

It may be the law, but it doesn't look quite right for the city to come along and slice off the front of one's house as is being done this week at No. 103 Riverside Drive, by order of the Appellate Division of the Supreme Court, because it encroaches beyond the lawful building-line to the extent of 4 feet. This house is vacant, but Mrs. Maud M. Snow is the owner of record. It is a 4-sty and basement dwelling, the first in the row north of 82d st. Scaffolding has been erected and men hired by Park Commissioner Stover are at work. The other four owners will have their respective houses sliced by private contract. They feel that a hardship is being imposed upon them, but say that they are good citizens and want to obey the law. Mrs. Josephine Dubois, the owner of the dwelling at No. 105, has filed plans for the alteration that is required. The estimated cost in this case is \$5,000.

The attention of Record and Guide readers has been called rather forcibly within the last four or five weeks to the Department of Labor in which the Factory Inspection Bureau is located. Something of the cost of this department may be in-

teresting at this time. It costs \$222,120 to conduct the Department and \$221,126 to care for its public buildings. In the labor department, \$154,720 is expended in salaries and \$38,000 in traveling expenses, the main officers of Commissioner John Williams and the factory inspectors being in Albany. These officers commute to New York once or twice a week. This year, \$900,200, was appropriated for the Board of Industry for services. The medical care of the state employees in hospitals costs \$9,400 a year. The state architect has an expenditure of \$127,298 of which \$22,858 goes for salaries, \$12,150 for engineers, \$11,540 for clerks, \$27,750 to building inspectors, \$32,000 to draftsmen and tracers and \$14,000 to traveling expenses.

Kertscher & Co., of 13 Lawrence st and 418 West 27th st, New York City, have recently finished the interior trim for a number of buildings, in each one of which hazel was used to some extent, as follows: For the Gussaroff R. & C. Co., at the northwest corner of 149th st and Broadway, from plans by Moore & Lamsiedel. For the Fluri Construction Co., at the southeast corner 177th st and St. Nicholas av, from plans by Schwartz & Gross and B. N. Marcus. For the Edendale Const. Co., at the south side of 79th st, near Riverside drive; architects, Schwartz & Gross; for the W. Axelrod Realty Co., south side 100th st, 200 ft west of West End av; architect, Geo. F. Pelham. For the West Side Const. Co., south side 100th st, 280 ft west of West End av; architect, Geo. F. Pelham. For the Swift Building Co., east side St. Nicholas av, 558 south 145th st; architects, Schwartz & Gross. For the Central Holding Co., east side 184th st, south Fordham road; architects, Neville & Bagge. For the John J. Tully Co., northwest Intervale av and Beck st; architect, Edw. J. Byrne.

Arnold M. Goldsmith has been appointed receiver under \$3,000 bonds on application of Jessie S. Epstein by Judge Hough, as a result of a petition filed against Collin P. Bliss and Evan N. Griffiths who compose the firm of Bliss & Griffiths, builders and contractors of 225 5th av. This firm has contracts for state installations at Kings

Park, Long Island and Albany. The creditors are George E. Doscher, \$1,900, W. Vendel and W. Crivan, \$375 and Fred Porsth, \$2,050. Bliss & Griffiths have a contract for a loft building at the corner of 7th av and 24th st, where the erection is about one-third completed. In the Kings Park contract, this firm did the building portion of the work and sub-let other portions of the contract. Unless the buildings are completed, they will have to forfeit their rights under the contract. If they stop now it will be a total loss. They want the creditors to let them complete the work. The trouble, it is understood, was precipitated by liens filed against them a few days ago so that they could not meet their pay roll on Saturday. They expect to get capital to complete the building. The assets are formally stated to be \$5,000, but according to the officers of the company they are much larger than that. Mr. Bliss has been a professor in a well known university and a mechanical engineer for a long time. The firm was formed on January 1 and had various other contracts on mercantile buildings.

Death and Burial of John La Farge.

A large congregation of friends attended the funeral services over the body of Mr. John La Farge at St. Francis Xavier's Church in 16th st, near 6th av, on Thursday morning. Present were members of the National Academy of Design, the Society of Mural Painters, the National Arts Club, the National Institute of Arts and Letters, the Metropolitan Museum of Art, and the American Institute of Architects.

The honorary pallbearers were W. C. Brownell, A. F. Jacaci, A. S. Frissell, Alfred Rolker, John W. Alexander, Charles Collins, Cass Gilbert and John F. Cadwalader. Among the artists and sculptors present were William M. Chase, George W. Maynard, E. H. Blashfield, E. W. Deming, Child Hassam, A. W. Drake, J. G. Brown, Fred W. Kost, A. J. McNeill, Arthur Dow, John S. Sargent, J. D. Brown, Francis Dumond, Herman Schlatterman, A. Wayman, William T. Smedley, Solon Hannibal Borgium and Kenyon Cox.

The mass was celebrated by the Rev. John La Farge, a son of the deceased, assisted by four other priests.

The dead artist was known best as a beautifier of walls and vaulted ceilings, but he also deserved fame as an architect, and especially for his work and inventions in making stained-glass windows. The greatest of his religious paintings is in the Church of the Ascension on lower 5th av. Within the last few years he executed a splendid series of mural paintings for

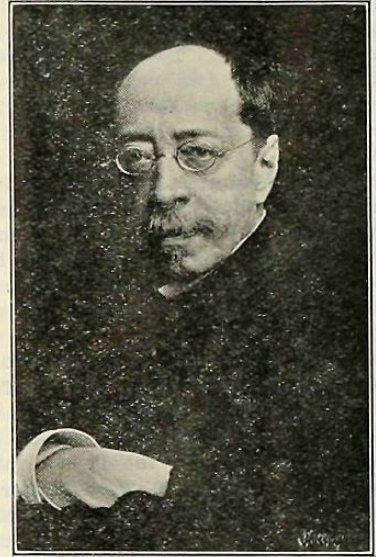


Photo by Hollinger.

THE LAST PHOTOGRAPH OF THE DEAD ARTIST.

the new State Capitol of Minnesota at St. Paul and another for the Baltimore court house.

Mr. La Farge worked in the old 10th st studio building. He had a house in Newport as well as in this city. A wife, four sons and three daughters survive him. His sons are C. Grant La Farge, the architect, who is president of the Architectural League of this city; Bancel La Farge, an artist, who spends most of his time in Switzerland; Oliver Hazard Perry La Farge, a banker in Seattle, Wash., and John La Farge, who entered the order of the Jesuits.

MORGAN NOT AFTER EXPORT CEMENT TRADE.

No Mention of This Part of the Business in Present Negotiations, and Why—Other Material News.

The Metropolitan Market Summarized.

REORGANIZATION seems to be the keynote of the building material market. The Portland cement manufacturers are interested in a proposition to improve present selling conditions. Some Hudson River common brick manufacturers have a plan to reorganize their selling forces, and now a new schedule affecting iron and steel sales is being planned. Slate producers have a change of more than passing interest under way, which may come to a head by the first of the year. About the only industries not in a state of unrest are those of lime and plaster.

Strikes continue to figure in the week's events. This week it is the metal workers who have been locked out, and a big slump in demand in the materials used in this trade followed. Jobbers reported a dull week. It is significant that prices have not changed materially over last month's quotations. Their tendency is lower in some instances, as in lumber and lime, while the situation is being met by other interests in curtailing production. Common brick should go higher, with all the machines closed down for the winter and the "covering" period only a week or two distant. The next move that

cement will make will be upward. Lumber will probably remain stationary, providing that severe winter weather and labor troubles do not tie up operations. The building-stone market is without prospect of change, either as to price or demand. Fireproofing material (hollow tile) is steady in a good though seasonable market.

On the whole, the small consumer does not find anything very attractive in present market conditions, but the large builder seems to be taking advantage of them.

Common Brick Weak and Inactive.

HUDSON RIVER COMMON brick are in a dull market. The demand is light, although the number sold last week was only one less than the total arrivals, but the movement is languid. Prices dropped this week another quarter, although the manufacturers are not flooding the market. Practically no Hudson River brick is going into the Newark territory, so that the consumption of these shipments is in this city only. But a glance at the sales record shows that the dealers need brick, but only for immediate requirements. Sales have kept pace remarkably well with cargo arrivals, but the future

is not promising enough to warrant an upward price movement now. Last week's transactions show the market trend:

Left over, Nov. 7, 7.....	Arrivals.	Sales.
MONDAY	11	10
TUESDAY	4	4
WEDNESDAY	13	12
THURSDAY	9	12
FRIDAY	14	18
SATURDAY	10	4
	61	60

Left over Nov. 14, 8.

Prices current are \$5.00 to \$5.50 wholesale.

RARITAN RIVER common brick are firm on the \$5.25 to \$5.50 prices, which have ruled for several weeks. The open yards have closed, but the Sayre & Fisher Company is still making brick in its pallet plants. This brick is going out on contract, many of them being large ones in this city and are supplying almost the entire New Jersey market where yard prices, quoted by the James R. Sayre Jr. Company, of Newark, are \$6.75. The outlook in that territory is much better than it has been in some time and there are prospects that this movement will continue to be active.

FRONT BRICK has felt the backward movement in new building operations. There is no change as to price. The same is true of enamels. Prices follow:

BRICK.—(Cargo Quotations at the wharf.)

	Per M.	Per M.
Hudson River, Common.....	\$5.00@	\$5.50
Raritan River, Common.....	5.25	5.50
Croton Point—Brown, f. o. b.....	12.50	....
Croton Point—Dark and red.....	12.50	....
*Cartage and dealers' profits must be added to above quotations for retail prices.		
Fronts: (Delivered at buildings.)		
Bufs, No. 1	22.00	28.00
Bufs, No. 1 (delivered at bldgs.)	24.00	28.00
Greys, various shades & Speckled..	24.00	31.00
Kittaning White, No. 1.....	26.50	30.00
Kittaning White, No. 2.....	24.00	26.00
Old Gold	26.00	32.00
Trenton or Philadelphia Red Fronts	25.00	28.00
Enameled. (F. O. B. Perth Amboy.)		
English size	70.00	75.00
American size	60.00	75.00
Seconds, etc.	45.00	55.00

FIREPROOFING.

WALL TILE (F. o. b. factory, Perth Amboy.)	Price in cts. per block.
Size.	5.25
4x12x12	6.6
6x12x12	8.9
8x12x12	10.5
10x12x12	12.1
12x12x12	12.1
PARTITION BLOCKS:	
2x12x12	4.4
4x12x12	5.
6x12x12	6.6
8x12x12	8.8

Cement Prices at Mill Somewhat Stiffer.

TWO developments directly connected with the impending changes in the cement industry features this week. The price of cement at the mill was nearer 90 cents than it has been in a long time, and the fact was semi-officially announced that in the negotiations in progress between the Morgan interests and other manufacturers no reference is made to plans for controlling or developing present export business. The explanation of this attitude is that the present kiln capacity in the United States is required to meet the increasing demands of home consumers. The prospects of still greater consumption in the next five years indicate that the mills will have their extended capacities well taken care of without seeking foreign outlets.

There has been some slight export development during the last two years, but it is insignificant compared with the great increase in home consumption in the same time, as a result of far reaching advertising campaigns. The exports of July, 1909, totalled only 110,783 bbls., valued at \$298,310. This showed an increase during a price cutting period in the Eastern market of 91,373 barrels. And this has since been maintained, but it is chiefly because of exports to the Panama Canal, a temporary condition, and showing little gain in general export.

For the seven months ending July, 1909, 534,189 bbls., valued at \$718,970, went to foreign ports. For the seven months ending with July, 1910 a total of 1,283,809 bbls. were shipped out of the United States, valued at \$1,746,987. The increase for the seven months ending July, 1910 over the similar period in 1909 was 749,620 bbls.

The insignificant of this growth of exports is clearly shown by statistics of home consumption. The production in 1907 was 48,785,390 bbls., valued at \$53,992,551, while that in 1909 was 62,508,461 bbls., valued at but \$50,510,385; an increase in number of barrels produced of 13,723,071, but with a decrease in value of \$3,482,176. In other words, certain producers, finding the market practically shut to them in this territory, have been feeling outside fields, with poor success.

CEMENT EXPORTS AND THE SHIP SUBSIDY.

Except in Cuba, the Phillipines and Panama, the consumption of American Portland cement is "shamefully low," as one authority said last week. American manufacturers have absolutely no chance against German brands like Dyckerhoff and Alsen and certain English, Belgian and others. Instead of trying to remedy this disadvantage, America is furthering it by refusing to grant a ship subsidy, the

absence of which constitutes a discrimination against our home producers. The Atlas Portland Cement Company ships about 1,000 barrels a day to the canal zone in Panama and this has been included in the export figures. The total export business of all companies, outside of those shipping to Panama, is not more than 300,000 bbls. a year, and this has been possible only since Cuba has been opened up to American wares.

The Ward Line was the first to put its rates down to 30 cents a barrel so as to enable the American manufacturer to make some kind of a fight against foreign brands going into that country and this has been widely taken advantage of until today the tables have been fairly turned in favor of United States manufacturers.

What little American cement is sold in Jamaica, Hayti and South American ports goes in there practically at cost. Engineers on works in these countries have always been accustomed to using foreign brands, and they aver that there is no difference between the quality or barrel quantity of either. The American barrel contains 375 lbs. (and the American bag contains 95 lbs.), exactly what the foreign barrels hold. Canadian cement is sold in 350 and 375 lb. barrels, but it does not come into the United States in large quantities.

MANUFACTURERS SATISFIED WITH THE OUTLOOK.

Just what the plans of the American trade for the future are is a matter of much secrecy now. It has been unofficially stated that there is little likelihood of the new factor in the industry seeking any other but the home markets for a while. There are too many cement producing companies. There were 103 plants in operation in 1909. Promoters are constantly developing new properties. If the industry is to be saved from such conditions as now prevail in Belgium, something must be done, to keep the industry within bounds. These promoters raise the cry that there is a shortage of cement. Quite the contrary is the truth. "If all the Portland cement mills at present operating were to be run full time and at full capacity, it would be possible to supply the demand for cement in the United States for some years to come, without any great additions to kiln capacity," says the U. S. Geological Survey report recently issued.

The first thing to be accomplished is to reduce selling costs. The same authority says that "it is only a few years since the demand for Portland cement at most seasons exceeded the supply. With the increase in the number of producing plants and the increase in the capacity of the older plants, stocks of cement soon became sufficient to supply the market at most seasons of the year, and recently considerable surplus stocks have, at times, accumulated. This condition has stimulated the marketing of cement and at present not only the ingenuity of the user of cement is actively at work but also that the manufacturer, in order to provide new uses and enlarging markets for the material. Although competition is now very keen between rival cement manufacturing interests, a broad co-operative policy has been adopted by the officials of some of the large cement companies and other interested parties."

It is this "broad co-operative policy" that J. P. Morgan & Company plan to firmly establish in the cement making field. "First, we'll begin at home," said one man close to the new powers last week. "Then perhaps we'll see what can be accomplished in the way of getting conditions so adjusted that we can do business abroad. We are proceeding in a fairly satisfactory manner, but we are encountering some evidences of distrust. That is all I can say now."

THE WEEK IN THE CEMENT MARKET.

There was a decidedly better undertone to the Portland cement market this week. The causes of it are difficult to analyse, but there is a feeling of hope that the end of the deplorable conditions which have existed for some time are coming to an end, and that matters are now underway which would prove beneficial. There is no change in prices current, which follow:

Portland Cement, in cloth*.....	\$1.53
Rosendale or Natural, per bbl.....	.80
*Basic price of American standard Portland cements alongside. Cloth sacks are repurchased at 7½ cents delivered at mill. Count 3 bags Rosendale to bl. and 4 bags Portland to bl.	
The following special quotations, for cargo lots in cloth, are furnished by agents of the the accuracy of the figure given:	
Alsen's (American) Portland.....	\$1.53@1.58
Atlantic Portland	1.53 1.58
Atlas Portland	1.53 1.63
brands, and they, not we, are responsible for	
Bath Portland	1.53 1.58
Edison Portland	1.53 1.58
Dragon Portland	1.53 1.58
Trowel Portland	1.53 1.58
Vulcanite Portland	1.53 1.70
Alsen's (German) Portland.....	2.40
Dyckerhoff (German) Portland.....	2.43

Hardware Interests Talk of Organizing.

The principal developments of the week in the hardware trade was the announcement of the meeting of representatives of the hardware dealers in New York, New Jersey, Pennsylvania, Delaware, Virginia, West Virginia, Ohio and Indiana that has been called for November 21 at the Fort Pitt Hotel, Pittsburg, Pa. This meeting is to organize the American Hardware and Supply Company, which has been started with a capital of \$500,000 that will be increased to \$1,000,000. The wholesalers have been bringing about a falling off in retail orders and to offset this, it has been said that most of them have been selling direct to consumers by means of advertising campaigns. This has had an effect upon prices of medium grades only.

The building hardware lines are still unaffected, but it is the transient trade that has suffered this week. Along with other businesses, hardware is undergoing a revolution in its selling methods. The retailer has been more or less backward. He has depended upon his sales force and the wholesaler's publicity campaign.

"The retailer has at last realized that the has just as much cause for advertising his wares in support of his sales force as the manufacturer has for creating a demand for his product," said a manufacturer this week. "They are talking of organizing associations to protect themselves. If they would meet their alleged enemy's ammunition with the same type of explosive, namely, advertising, they would not feel the activity of the catalogue house. The retailer should arouse the interest of the architect and builder by means of advertising in publications that meet these purchasing powers as aggressively as the catalogue houses. The only difference is that the alleged enemy of the retailer has jumped astride the modern business pony and is galloping on to success and wealth, while the other fellow is driving the goatcart of "fo-de-wo" business policies."

Lime and Plaster in Quieter Market.

Lime and plaster, like other building materials, have suffered from the slowing down in building operations in the recent past. The quantity being taken in this city at this time is much less than it was at this time last year. Rockland-Rockport lime has shown no change in price but West Stock bridge, finishing in 350 pound barrels, is \$1.65 and Adams Granular finish lime in 300 pound barrels is \$1.50. Big contracts are scarce in this district, business being for small lots. Corrected prices follow:

500-bbl. lots delivered to the trade in Greater New York.

State common, cargo rate, per bbl.	@\$0.75
Rockland-Rockport, Com., per bbl.	.92
Rockland-Rockport, L., per bbl.	1.02
Rockland-Rockport, special, 300 lbs.	1.37
Rockland-Rockport special lump, 300 lbs.	1.47
Select finish, per 350 lbs., net.	1.62
Terms for Rockland-Rockport lime, 2c. per barrel discount, net cash, ten days for 500 bbl. lots	
West Stockbridge, finishing, 350 lbs.	1.65
Granular, 300 lb. bbls.	1.50
New Milford Lime	1.30
Hydrated, per ton (for brick work)	6.50
Hydrated, per ton (waterproofing)	9.00

PLASTER PARIS.

Calcined, city casting, in barrels, 250 lbs.	1.30
In barrels, 320 lbs.	1.60
In bags, per ton	\$8.50
Calcined, city casting, in barrels, 250 lbs.	1.45
In barrels, 320 lbs.	1.65
Neat wall plaster, in bags, per ton*	8.00
Wall plaster, with sand, per ton	8.25
Browning	8.25
Scratch	8.25
Adamant (net delivered at job)	6.00

Note.—When sold in bags a rebate of 6½ cts. per bag returned is allowed.

PLASTER BOARDS.

½ in. thick	16 cts. per sq. yd.
	Weight, lbs. Price, cts.
	per sq. ft. per sq. ft.
2 ins.	7 6
3 ins.	8½ 6¼
4 ins.	11 7¼

Nominal Business Rules Lumber Trade.

Wholesalers in this market are well supplied for the Winter and early Spring demand, but buying is less active except on special requirements in general building lumber. Local wholesalers report reasonable business with new prices fairly well sustained. Many changes are reported in the following table.

The railways are more active in the market than they were three months ago, but, on the other hand, the building interests are falling behind except in hardwoods in which line there seems to be little change. Even this department has shown signs of purchasing only for actual needs, and the amount of this business is for woods in grade by the retailers in large stocks.

A surprising discovery was made during a tour of some of the leading retail yards, that the winter stocks are not so large as they usually are. Despite the contrary report from wholesalers, the buying movement has been somewhat exceptional until lately. The only explanation that can be given for this condition is the fact that most buyers who have been taking large quantities of lumber, have been using this material for special construction work. The orders come through the retailers direct to the wholesalers so that none of this buying activity has shown any large stocks at the distributing station. The wonderful increase in the use of Red Gum and cypress in the Metropolitan district is surprising, there being practically no falling off in demands for this type of material during the recent dull period and western manufacturers report prices to be firm. Current prices follow:

ASH.

4/4 1st and 2nds	\$50.00@55.00
5/4 1st and 2nds	56.00 58.00
6/4 1st and 2nds	58.00 60.00
2½ and 3 in. 1st and 2nds	68.00 73.00
4/4 No. 1 common	33.00 36.00
4/4 No. 2 common	23.00 25.00
5/4 6/4 and 8/4 No. 2 common	25.00 28.00

BASSWOOD.

4/4 1st and 2nds	\$40.00@42.00
5/4, 6/4 and 8/4 1st and 2ds	44.00 45.00
4/4 clear strips	32.00 33.00
6/4 No. 1 common	30.00 31.00
5/4, 6/4 and 8/4 No. 2 common	25.00 26.00

BEECH FLOORING.—F. O. B. New York.

2 in.	2¼ in.	3¼ in.	
face.	face.	face.	
13/16 in. Clear	\$44.00	\$45.00	\$41.00
13/16 in. No. 1	35.50	37.50	37.00
13/16 in. Factory	23.00	26.00	30.00
Add \$1 per M. for jointed.			
Add \$1 per M. for 1½ in.			

BIRCH.

4/4 1st and 2nds Red	\$49.00@52.00
4/4 1st and 2nds Saps	38.00 40.00
5/4, 6/4 and 8/4 No. 1 common Red	30.00 32.00
5/4, 6/4 and 8/4 No. 2 common unselected color	20.00 22.00

BUTTERNUT.

4/4 1st and 2nds	\$60.00@65.00
4/4 No. 1 common	30.00 35.00

CHERRY.

4/4 1st and 2nds	\$94.00@99.00
5/4 and 6/4 1st and 2nds	112.00 117.00
4/4 clear strips	67.00
4/4 No. 1 common	51.00
5/4, 6/4 and 8/4 No. 2 common	28.00 30.00

CYPRESS.

Tank stock, 1½ ins.	52.00
Tank stock, 2½ ins.	63.00
Tank stock, 3 ins.	65.00
First and seconds, 1 in.	47.00
First and seconds, 1¼ in.	48.00
First and seconds, 1½ in.	49.00
First and seconds, 2 in.	52.00
First and seconds, 2½ in.	58.00
First and seconds, 3 in.	60.00
Selects, 1 in.	41.00
Selects, 1¼ in.	43.00
Selects, 2 in.	47.00
Selects, 2½ in.	49.00
Selects, 3 in.	52.00

Prices on 8, 10 and 12 in. add \$2, \$3 and \$5, respectively, per M. ft.

CYPRESS SHINGLES.—F. O. B. New York.

6 x 18 No. 1 Heart	\$7.50 per M.
6 x 18 No. 1 Primes for A's	6.50 per M.
6 x 20 No. 1 Hearts	10.00 per M.
6 x 20 No. 1 Primes for A's	8.00 per M.

CHESTNUT.

4/4 1st and 2nds	\$52.00@54.00
5/4, 6/4 and 8/4 1st and 2nds	54.00 56.00
4/4 No. 1 common	39.00

Above prices are for 32 in. x 13½ in. blocks containing 3 sq. feet of surface. Only 2 in. blocks are hollow.

HEMLOCK.—F. O. B. New York.

Pennsylvania, base price	\$19.00
West Virginia, base price	19.00

For Eastern \$1 to \$2 off according to delivery, manufacture and stock.

LATH.—Eastern Spruce, f. o. b. N. Y.

1½ in. slab	\$3.50@3.60
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MAHOGANY—f. o. b. N. Y. C.

Per M.	
First and 2nds ½ in. to 4 in.	\$85.00@150.00
No. 1 Common, ½ in. to 4 in.	60.00 115.00
No. 2 Common, ½ in. to 4 in.	40.00 75.00
Shorts, ½ in. to 4 in.	65.00 95.00

Counters, 1 x 18 to 24 in. wide:

18 ft.	\$165.00 per M.
20 ft.	175.00 per M.
22 ft.	185.00 per M.
24 ft.	205.00 per M.
26 ft.	245.00 per M.

MAPLE.—Hard and Soft.

4/4 in. 1st and 2nds	\$32.00@35.00
8/4 in. 1st and 2nds	35.00 37.00
4/4 Clear Strips	25.00 27.00
4/4 No. 1 common	25.00 27.00
4/4 No. 2 common	18.00 20.00
4/4, 6/4 and 8/4 No. 2 common	20.00 22.00

MAPLE FLOORING.—F. O. B. New York.

Grade.	2 in.	2¼ in.	3¼ in.
Clear	\$44.00	\$45.00	\$43.00
No. 1	37.50	39.50	39.00
Factory	24.00	27.00	30.00

Above are standard sizes only, standard thickness 13/16 in.

OAK.—(Plain) Mixed, Rock, Mountain or West Virginia stock.

4/4 1st and 2nds	\$53.00@55.00
5/4, 6/4 and 8/4 1st and 2nds	55.00 58.00
4/4 No. 1 common	37.00 39.00
5/4, 6/4 and 8/4 No. 1 common	39.00 41.00
4/4 No. 2 common	24.00 26.00
Ind. and So. strictly white 4/4 1st and 2nds	54.00 56.00

OAK.—Quartered.

Indiana, 1st and 2nds, 6 in. up wide, 10 to 16 ft. long, about 25% 10 ft. lengths	\$86.00@90.00
5/4 to 8/4	90.00 95.00
No. 1 common	55.00 57.00
Quartered oak strips clear face	62.00 65.00
Southern stocks	83.00 85.00

OAK FLOORING.—K. D. end matched or butted and bundled, f. o. b. N. Y., lighterage.

13/16, 2, 2¼ and 2½ in. clear quartered white	\$94.50
Select quarter sawed white	52.00
Clear, quartered red	94.50
Select, quarter sawed red	52.00
Clear plain sawed white	56.00
Select P. S. white	46.00
Select P. S. red	56.00
Clear P. S. red	46.00
Common red and white	27.00
No. 2 factory red and white	23.00

RED GUM, per M. feet, f. o. b. N. Y. C.

1 in. FAS	\$37.00@39.00
1 in. No. 1 Common	30.00 32.00

SAP GUM, per M. feet, f. o. b. N. Y. C.

1 in. FAS	\$31.00
1 in. No. 1	25.00

SPRUCE.—Adirondack and Canada, 12 and 13 ft. F. O. B. N. Y. rail delivery.

Sizes.	Mill run & culls out.*
1 x 4 in.	\$22.00@22.50
1 x 5 in.	22.00 23.00
1 x 6 in.	22.00 23.50
1 x 7 in.	22.00 22.50
1 x 8 in.	23.00 24.00
1 x 9 in.	24.00 25.00
1 x 10 in.	25.00 26.00
5/4 x 2½ in.	23.00 24.26
5/4 x 3 in.	23.00 24.25
5/4 x 4 in.	22.00 23.25
5/4 x 5 in.	23.00 24.00
5/4 x 6 in.	23.00 24.25
5/4 x 8 in.	23.00 24.00
5/4 x 9 in.	25.00 26.00
5/4 x 10 in.	25.00 26.00
2 x 2½ in.	22.00 23.00
2 x 3 in.	21.00 22.50
2 x 4 in.	21.00 22.50
2½ x 4 in.	21.00 22.50
2 x 5 in.	21.00 22.50
2 x 6 in.	21.00 22.50
2 x 7 in.	21.00 22.00
2 x 8 in.	22.00 23.00
2 x 9 in.	24.00 25.00
2 x 10 in.	23.00 24.50
3 x 4-3 x 6-4 x 4 in.	21.00 22.50
1 x 1½ in.	21.00 22.50
1 x 2 in.	21.00 22.50
1 x 4 in. and up, No. 1 and clear	35.00
5/4 x 4 in. and up, No. 1 and clear	35.00
2 x 4 in. and up, No. 1 clear	35.00
1 x 4 in. and up, No. 1 clear	35.00
1 x 4 in. and up, No. 3	19.25

5/4 x 4 in. and up, No. 3	19.50
2 x 4 in. and up, No. 3	18.50
Dressing, 6 in. and up	2.00
Dressing, 5 in. and up	1.75

*No. 2, 50 cents more.

SPRUCE. (Eastern cargoes. Random.) Delivered, N. Y.

2 in.	\$20.00@24.00
6 to 9 in.	23.00 25.00
10 to 12 in.	26.00 27.00

YELLOW PINE (dressed) f. o. b. car or vessel, Norfolk.

No. 1.	No. 2.	No. 4.	
13/16 x 2½ and 3, flat grain	\$27.50	\$25.00	\$13.50
13/16 x 3½, flat grain	27.00	25.00	14.00
13/16 x 4 to 4½, flat grain	27.00	24.50	15.00
13/16 x 3 to 4, jointed flat grain	31.00	27.00	....
13/16 x 2½ and 3, rift	43.00	38.00	....
13/16 x 3½, rift	38.00	31.00	....
1 1/16 x all widths, flat grain	30.00	28.00	....
1 1/16 x 2½ x 3½, rift	49.00	42.00	....

YELLOW PINE.—Delivered N. Y. (Sail.)

Building orders, 12 in. and under	\$24.00@25.00
Building orders, 14 in. and up	29.00 30.00
Yard orders—ordinary assortment	24.00 25.00
Ship stock—easy schedules	31.00 32.00
Ship stock—40 ft. average	38.00 39.00
Heart face siding, 4/4 in. & 5/4 in	30.00 31.00
Kiln dried sap siding, 4/4 in.	22.00
Kiln dried say siding, 5/4 in.	23.00

Dressed North Carolina Pine.

Ceiling and Partition:

13/16 x all widths except 3½ and 5½	\$28.00	\$26.00	\$20.00
13/16 x 3½	28.50	26.50	20.50
13/16 x 5½	32.00	29.00	21.00
Ceiling, 13/16 x 5½	32.00	29.00	21.00
Base siding, ½ x 4 to 6	19.00	17.50	13.00
Base, s4s, 4/4 x 4 x 5	31.00	28.00	20.00
¾	23.00	21.00	15.00
&	20.00	18.50	13.00
For 5½ face add \$2.			
7/16	19.00	17.50	13.00
¾	16.50	15.00	11.00
For 5½ face add \$1.50.			
4/4 x 6 inch	33.00	30.00	....
4/4 x 7, 8 and 9 inches	35.00	31.00	....
Rails S4S, 2 x 3 and 2 x 4	40.00	35.00	....

Surfaced Boards:

4/4 Edge	29.00	27.00	14.50
4/4 Wide Edge, over 12 ins.	44.00	37.00	....
4/4 x 8 inches Stocks	35.00	31.00	16.50
4/4 x 10 in. Stocks	36.00	32.00	17.50
4/4 x 12 in. Stocks	40.00	33.00	18.00
5/4 Edge	31.00	29.00	15.50
5/4 Wide Edge, over 12 in.	45.00	39.00	....
5/4 x 10 in Stocks	38.00	33.00	18.50
5/4 x 12 in. Stocks	43.00	37.00	19.00
6/4 Edge	34.00	31.00	16.50
6/4 x 10 in. Stocks	39.00	34.00	18.50
6/4 x 12 in Stocks	44.00	38.00	19.00
8/4 Edge	35.00	32.00	18.00
8/4 x 10 in. Stocks	40.00	35.00	18.50
8/4 x 12 in. Stocks	45.00	39.00	19.00

Roofers:

13/16 x 4 to 9 in. face	14.50
13/16 x 5½ in. face	16.00
13/16 x any special width under 7½	16.00
13/16 x 7½ in. face	16.50
13/16 x any width between 7½ and 9½	17.50
13/16 x 9½ in. face	17.50
13/16 x any width between 9½ and 11½	18.00
13/16 x 11½ in. face	18.00

Factory Flooring:

1½, 2, 2½, and 3 x 5 to 9 in. To finish ¼ in. scant in thickness and ½ in. scant in width for spline; ¾ in. for T and G.	17.00
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Splines \$3.00 per 1,000 feet lineal.

LONG LEAF YELLOW PINE.—Flooring.

A Heart rift	@\$57.00
B Heart rift	47.00
A Sap rift	40.00 41.00
B Sap rift	34.00
A Flat	28.50 to 29.00
B Flat	26.00 27.00
No. 1 Common, Flat	22.00 to 23.00

NORTH CAROLINA PINE.

BOARDS.—Kiln dried, N. C., F. O. B. vessel:

Red Heart and Mill	No.1.	No.2.	No.3.	Culls.
4-4 Edge, under 12 in.	29.00	27.00	19.50	14.50
4-4 Wide Edge, over 12 in.	44.00	37.00	....	....
4-4x8	35.00	31.00	22.00	16.50
4-4x10	36.00	32.00	23.00	17.50
4-4x12	40.00	33.00	24.50	18.00
5-4 Edge, under 12 in.	31.00	29.00	20.50	15.50
5-4 Wide Edge, over 12 in.	44.00	38.00	....	....

Finished Steel Business Shows Reduction.

The developments in fabricated steel supplies for local structural work are far below expectations. Orders for wire products have decreased about 10 per cent. since the first of November. This is explained, however, in a large measure, by jobbers in steel shape products and fabricated structural material, as being seasonable, as the active period for wire orders, which includes reinforcing materials of this type, is practically at an end. The structural business has suffered a sharp decline recently. This is true throughout the country as well as in New York city. There are rumors to the effect that the Knickerbocker Trust

Company plans an addition to its 34th street and 5th avenue branch, which will require a comparatively small tonnage.

Fabricators say that the political turnover has not shaken the public's confidence in the future, as far as can be learned. On the contrary, there is evidence a plenty of a better feeling. From reports of architects now figuring, the prospects are that much of this work will be on manufacturing buildings. It is interesting to note what President Gary of the United States Steel Corporation says regarding conditions at the mills:

"Unfilled orders October 31, 1910, aggregated 2,871,949 tons. This apparently is the smallest amount ever shown on books, but comparison is somewhat misleading because basis has been changed to show only orders received from companies outside of our own interest. On old basis, showing would be 3,583,990 tons as of October 31, 1910. Low figures heretofore shown, were 3,027,000 tons as of September 30, 1904, but on present basis they would have shown 2,434,736."

Yet, considering the growth of the industry and the expansion of mill capacity since September, 1904, the unfilled orders on the books to-day are actually and relatively the lowest in the history of the corporation by about 50,000 tons.

NEW CONTRACTS RECENTLY LET.

An inquiry was in the market this week for 500 tons of fabricated steel for a loft building to be erected at 634 Fifth av. This job will probably take Bethlehem shapes. The bids for the new Post Office will go in December 1. No word has yet been given regarding the placing of the contract for the Washington Irving High School, which will require 2,500 tons.

The United States Government is to construct several large buildings in Washington for the State Department and other Departments. Designs have been invited from outside architects. The names of its competitors have been announced in the Record and Guide. Plans are to be submitted in February. The steel will probably range about 12,000 tons but it will probably be the middle of the year before the work gets to the steel mills.

THE SITUATION HERE

Prices are still down. Competition is keener if anything but there is practically no new business coming out. The inquiry shows that there is a healthy undertone in the market but this may be only temporary. Lack of business among the structural steel producers has caused a corresponding slump in pig iron. Prices for it have remained unchanged for more than sixty days. A new schedule of prices is to be prepared by jobbers shortly and this will be announced in a later issue. Current prices follow:

Iron and Steel.

PIG IRON.—The following are nominal delivered prices at tidewater for shipment into the first quarter:

Northern:	
No. 1 x Jersey City.....	\$15.75@ \$16 00
No. 2 x Foundry.....	15.25 15.50
No. 2 Plain.....	15.00 15.25
Southern:	
No. 1 Foundry.....	15.75 16.00
No. 2 Foundry Spot.....	15.25 15.75
No. 3 Foundry.....	14.75 15.50

FLAT IRON.

(Price from Store.)

1½ to 4 in. x ¼ to 1 in., base price.	\$1.85@ \$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 1¼ to 1½.....	4-10c extra
Norway Bars.....	\$3.40
Norway Shapes.....	3.40
Burden Best Iron.....	\$3.15 base
Burden H. B. & S.....	\$2.95 base
Machinery Steel, Iron Finish, base.....	\$1.90
Soft Steel Bars, base or ordy. sizes.....	1.90
Tool Steel, regular quality.....	7.00
Tool Steel, extra quality.....	13.00

STRUCTURAL STEEL.

(Nominal price f. o. b. dock, N. Y.)

Beams and channels, 15 in. & under.....	1.65
Beams and channels, 15 in. & over.....	1.70 1.75
Angles.....	1.60 1.70
Tees.....	1.60 1.65
Zees.....	1.65 1.70
Steel bars, half extra.....	1.60 1.65
Universal & sheared, 34 in. & under.....	1.60 1.65

SOFT STEEL SHEETS.

¼ in. and heavier.....	\$2.10
3/16.....	2.20

BLUE ANNEALED STEEL SHEETS.

No. 8.....	\$2.30
No. 10.....	2.35
No. 12.....	2.40
No. 14.....	2.45
No. 16.....	2.55
One Pass Cleaned	
Cold Rolled. American.	
No. 18 }.....	2.70 3.05
No. 21 }.....	2.75 3.15
No. 22 }.....	2.80 3.40
No. 25 }.....	2.85
No. 26 }.....	3.10 3.50
No. 27 }.....	
No. 28 }.....	

TERNE PLATES.

N. B.—The following prices are for 1C 20x28, the rate for 14x20 being half as much. 1X 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.....	\$17.30
About 30-lb. coating.....	15.20
About 20-lb. coating.....	13.50
About 15-lb. coating.....	\$10.90 11.45
About 8-lb. coating.....	8.30

RUSSIA, PLANISHED, ETC.

Genuine Russia, according to assortment, per lb..... 11¼@ 14
Patent planished per lb. A., 10c.; B., 9c., net.

GALVANIZED STEEL.

No. 14 and 16.....	per 100 lbs. \$2.95
No. 18 and 20 & 22.....	" " " 3.20
No. 24.....	" " " 3.30
No. 26.....	" " " 3.50
No. 27.....	" " " 3.65
No. 28.....	" " " 3.80

FABRICATED SLAB REINFORCEMENT.

The following styles of Triangle Mesh reinforcement have been approved by the Building Department. The following prices are net per 100 sq. ft. f. o. b. dock, N. Y. in carload lots:

Style No. 4.....	\$1.11
Style No. 24.....	1.60
Style No. 27.....	1.05
Style No. 26.....	1.29

EXPANDED LATH.

(Prices Store N. Y., less than carload.)

Black Painted. Gal.	
Gauge 27.....	\$0.13 \$0.13½ \$0.17½
Gauge 26.....	.14 .14½ .20
Gauge 25.....	.15 .15½ .21
Gauge 24.....	.16 .16½ .22

INTERLOCKING PLATES.

This type of reinforcing material ranges in price from \$11 for 4 ft. and under for flat sheets in 100 lb. lots to \$8.50 in 160 lb. lots for 10 ft. lengths.

METAL LATH.

Per sq. yd..... 22@24 cts.

COPPER. (Flashing.)

Sheet copper, hot rolled, 16 oz., sq. ft. 18@19 cts.
Sheet copper, hot rolled, 14 oz., sq. ft. 19@20 cts.
Sheet copper, cold rolled, 1 ct. per sq. ft. above hot rolled prices.
Sheet copper, polished, 20 ins. wide and under 1 ct. above cold rolled per sq. ft.
Sheet copper, polished, over 20 ins. wide, 2 cts. above cold rolled.

TIN. (Roofing.)

8 lb. coating, 100 lbs..... \$4.10
8 lb. coating..... \$4.25

ZINC (sheets).

600 lb. casks, No. 9, 36x84..... 08¼
Less than casks..... 08¾

Changes Follow the Weaker Paint Markets.

The demand for high grade paints, varnishes and oils has varied somewhat within the last thirty days, but there is an active call for cheaper grades. It is principally noticed that dryers are in larger demands than they were heretofore. As much as twenty-five barrels a week are being taken by one fabricator, whereas they took a fifth of that amount several months ago. Much of this is being used on structural steel coating, as intimated in last week's Record and Guide. Where oil base roofing paints have been used before, asphaltum bases are now frequently used. This is, of course, having its effect upon the better grades, but there is no change in prices, and the manufacturers still holding to the advances that were announced on or about October 1. The demand for concrete floor dressing has developed so rapidly that more attention is now devoted to this product. Prices are standing at the figures quoted below:

LINSEED OIL.

Raw, out of town..... \$0.97@ \$0.98
Raw, city..... .97 .98
Boiled, city..... .98 .99

SPIRITS TURPENTINE.

5-bbl. lots, per gal..... @ \$0.78½

GLIDDEN'S GRAPHITE ACID PROOF COATING. (List.)

Per bbl. and ½ bbl..... \$2.00
Per gal. in 5 gal. cans..... 2.25

VARNISHES. (List.)

Glidden's M. P. Durable Exterior.....	\$4.00
Glidden's M. P. Durable Interior.....	3.00
Glidden's M. P. Durable Floor.....	2.75
Glidden's Lik-a-Rub.....	3.50
Glidden's M. P. Elastic Interior.....	2.50
Lucas' Workwell brand, outside.....	\$4.50
Lucas' Workwell brand, inside.....	3.00
Lucas' Workwell floor.....	3.00
Lucas' Workwell wax finish.....	3.00

CONCRETE FLOOR DRESSING. (List.)

Glidden's, per bbl. and ½ bbl.....	\$2.00
Glidden's, per 5 gal. cans.....	2.15
Glidden's, per 1 gal. can.....	2.25
Lucas' cement filler (Pat.), per gal. in bbl lots.....	1.75
Lucas' cement filler (Pat.), per 5 gal. cans.....	1.85
Lucas' cement filler (Pat.), per 1 gal. can.....	2.00
Lucas' floor paint, per bbl.....	1.75
Lucas' floor paint, per 5 gals.....	1.85
Lucas' floor paint, per 1 gal.....	2.00

"Tockolith," Patented.....	\$2.00 \$2.10 \$2.25
"Liquid Konkert," Patented.....	2.00 2.10 2.25
"Cement Filler," Patented.....	1.75 1.85 2.00
"Pigment Cement Filler," Pat.....	1.75 1.85 2.00
"Cement Floor Paint," Pat.....	1.75 1.85 2.00

WHITE LEAD, ETC. (Net prices.)

In 500 lb lots, 100, 250 and 500 lb.
kegs, per lb..... \$0.07½
25 and 50-lb. kegs, per lb..... .07¼

Little Demand for Building Stone Now.

Producers of building stone are unanimous in the opinion that little improvement can reasonably be expected until the middle of spring. Some expect an active winter in lime stone. A reduction of 3 per cent. in building activities throughout the country and in the corresponding drop in plans filed in New York city is bound to have its effect upon the building stone trade. Most of the business wholesalers are now taking is coming from New York state, in New Jersey and throughout Connecticut. The case of the Picton Island Red Granite Co. is typical. It has sold 75,000 tons of granite to the government for delivery in Oswego. The John Pierce Co. is understood to have taken several fair-sized contracts outside of this district and other big houses are reporting similar transactions. Slate producers expect a change on or about the first of the year. Either production will be curtailed or prices will drop.

Stone.

Bennington building marble.....	\$1.40@	.....
Brownstone, Portland, Con.....	.60	\$1.25
Caen.....	1.25	1.75
Georgia building marble.....	1.40	2.00
Granite, black.....	1.10	1.25
Granite, grey.....	.70	1.25
Granite.....	.75	1.00
Granite, Milford, pink.....	1.25	
Granite, Picton Island, pink.....	1.25	
Granite, Picton Island, red.....	1.25	
Granite, Westerly, blue.....	1.25	3.75
Granite, Westerly, red.....	1.25	3.25
Hudson River bluestone, promiscuous sizes, per cu. ft.....	.70	.74
Dressed, ditto.....	.82	.86
Kentucky limestone.....	.85	.95
Lake Superior redstone.....	1.05	.....
Limestone, buff and blue.....	.85	1.05
Longmeadow freestone.....	.85	.90
Ohio freestone.....	.80	1.00
Portage or Warsaw stone.....	.90	1.20
Scotch redstone.....	1.05	.....
South Dover building marble.....	1.25	1.60
Tennessee marble.....	2.35	2.50
Vermont white building marble.....	1.00	1.50
Wyoming bluestone.....	.80	.90

SLATE.—Prices are per square, delivered in New York in car lots.

Bangor, Genuine, No. 1.....	\$5.00	\$6.75
Brownville & Monson Mine.....	7.50	9.50
Chapman, No. 1.....	5.25	6.00
Peach Bottom.....	6.90	7.50
Red, No. 1.....	11.00	13.00
Unfading Green.....	5.25	6.46

Southwestern Granites.

The United States Geological Survey has just published as Bulletin 426 a report by Thomas Leonard Watson, State geologist of Virginia, on the granites of the southeastern Atlantic States. Mr. Watson describes granites in general—their mineral and chemical composition, their texture, structure, hardness, color, and other properties—outlines their distribution in the southern Appalachian region, and gives detailed descriptions of exposures and quarries in the South, and of the features of the granites exposed or quarried.

The bulletin contains 282 pages and is illustrated by maps, diagrams and half-toned plates. It can be obtained without charge by applying to the Director of the Geological Survey at Washington.

REAL ESTATE SECTION

News For Brokers and Owners—General Information From All
Branches of the Market—Municipal Affairs and Related Subjects.

THE WEEK IN REALTY.

IN a budget of over fifty sales reported from brokers' offices this week the majority are unimportant, and a large number of these are trades. The final acquisition by the National Cloak & Suit Co. of all of the block front on Seventh av, between 24th and 25th sts, should be good news for owners between 23d and 32d sts, as it means the improvement of the block front with a substantial building by a concern able to carry out the project and having the additional advantage of being in close touch with the real estate situation in the district.

The sale of the Rockfall apartment house at the northeast corner of Broadway and 111th st and of the three garage buildings at the southwest corner of Broadway and 62d st, both to investors, are, as has been repeatedly pointed out in these columns, proof that even in slow times New York realty can be sold if properly handled.

There were a couple of sales of vacant plots on Washington Heights coupled with announcements that they would be improved at once with apartment houses. If the buyers are wise, they will not improve at once, but wait a year, as it will be far cheaper to pay interest upon the vacant plot, than upon the completed vacant building.

Why Clamor for Subways?

Editor Record and Guide:—

I am surprised at New York real estate owners generally clamoring for new subways to relieve the dullness of the market. Subways are desirable, but not for that reason. Before there were any subways, bridges, etc., we had the business man by the throat, and we could say, "If you want to do business in New York, you must pay our price."

But at present the business man or the wage-earner can say, "No, you are holding your prices up, but I don't choose to use your land; I shall live in New Jersey or the Bronx;" etc.

If we have a new subway, of course there will be new advances in prices along the line of the subway, and new speculation there. This will raise the rents in that section and will help the local landowners; but it will enable just so many more to get away from other parts of the city, where the present congestion raises the price of our land.

In the long run, subways will naturally increase general land values, for it is clear that every improvement in the earth—agricultural, mechanical, political, ethical, educational, social or even religious—must go eventually and mainly to the benefit of the owners of the earth; that is, to the landholders. The financial benefit will be greatest at the centres which become more accessible; it may take years to be felt elsewhere.

But the general increase of land values due to the improvement is remote; at present new subways would merely induce a movement in certain sections at the expense of increased stagnation in the general real estate market.

I own property along the proposed route, but I own property in various other parts of the city also, and, while I am glad to see congestion even temporarily relieved, I see no immediate financial gain in it to me.

Yours very truly,

BOLTON HALL.

THE EVIL OF UNEQUAL TAXATION.

Thousands of Properties Assessed for Less than the Amounts of the Mortgages Upon Them—Why the City is Financially Short.

Unequal taxation is perhaps one of the city's most serious problems. It is a question which is just now agitating the minds of real estate men throughout the city, and there is little doubt that the time is fast approaching when it will loom up as a mighty important issue. Mr. John L. Parish, of the Parish-Fisher Company, who has given time and study to this much-mooted question, at the request of the Record and Guide to set down his views, has done so in a most comprehensive manner. Mr. Parish first names the evil or evils—then he offers his panacea.

TO the practical observer of the course of events in the real-estate market it always seems an absurdity that New York City should ever be short of money for any proper municipal use. Every year, about the time the budget is under consideration, there is cheese-paring upon appropriations for improvements that are manifestly needed to keep the city equipped for its most natural and necessary functions.

Annually for years there has been lack of adequate provision of schoolhouses and school-sittings. For generations important municipal departments have been housed in rented quarters in scattered locations, for lack of a proper and necessary municipal building. From a time to the contrary of which the memory of man runneth not the city has languished behind most of the smaller and less opulent cities of the country in the proper provision of transit facilities, water supply and sewerage systems, and other service and supply systems. And always the excuse has been that the city was near the limit of its pecuniary resources.

Yet, as a matter of fact, there is probably no city in the Union that is better able to do as it would wish in all these respects; no city so well equipped in resources for every proper municipal work. The city owns in fee simple, free from all incumbrances, lands and buildings exceeding several times in value the amount of its debt, funded and floating. This is not a "liquid" resource, but is a conferable assurance against bankruptcy.

But it has first and prior right to all the rental value of all the privately owned real property in the city, and this is a resource which, if properly conserved, developed and applied, should furnish all the money the city needs, at all times, for all proper uses. True, the city's power of bonding is limited by the constitution to 10 per cent. of the aggregate assessed valuation of the taxable realty. And that is a proper, and has hitherto been a sufficient, safeguard against intolerable abuse of the borrowing power. No true friend of the city would wish to see that restriction removed.

But for some inexplicable reason the city's taxing powers have never been equally and properly developed. The machinery, so far as the Board of Estimate and the Board of Aldermen are concerned, seems to work adequately and smoothly, but the work which by law devolves upon the Department of Taxes and Assessments has never even approximated the intent and purpose of the law. There has always been a grossly unequal assessment

of the real property in this city, even when special effort has been put forth by the Board to obtain equality.

Some results of this persistent inequality of assessment are that the city is deprived of a source of revenue of very considerable importance; that a large proportion of the taxable areas escapes its proper and proportionate charge, and that the tax burden that is thus shifted from the shoulders of the majority is made to bear with unjust and unequal severity upon the shoulders of the minority.

There isn't a real-estate broker in town who cannot give actual demonstration of this inequality out of his own experience. It is the rule, rather than the exception, that properties are undervalued for tax purposes. The majority of such undervaluations (or under-assessments, perhaps, would be the better word), while unnecessary, and indefensible under a properly organized and equipped department, are comparatively moderate variations from the figures an efficient and unbiased appraiser would quote. Doubtless they are only such variations as must be expected under operation of the present system of assessment for tax purposes.

BROAD AREAS IN QUESTION.

But there are many glaring variations, some of them embracing broad areas of the assessment field, such as can be accounted for in but one of two ways: either gross ignorance and incompetence on the part of the assessing powers, or by deliberate and intentional abuse of such powers. Of manifestly corrupt instances of individual favoritism there have come under my observation no recent instances. Such powers as the Board possesses under the existing law have evidently been vigorously applied to the weeding out of that form of corruption, a form that used to be very prevalent. Publication of the tax lists, a reform which President Purdy was chiefly instrumental in securing, has made that sort of grafting all but impossible.

ASSESSED FOR LESS THAN THE MORTGAGES.

When, however, thousands of properties are assessed for less than the amounts of the mortgages upon them, and thousands more for less than half the prevailing market prices of the lands alone, without the improvements, the facts, of themselves alone, argue a failure of efficiency somewhere in the Department. There is nothing new in this statement of facts. The conditions stated have existed for generations, in more aggravated degree formerly than now, for President Purdy, as before him President Wells, has struggled against them to the extent of his powers under the law, and has come nearer than any of his predecessors ever did to securing a fair and equal assessment throughout the city. But the commissioners do not themselves make the assessments. These are made by deputy assessors, and although the Board has a power of review, that power has seldom been exerted in the direction of increasing assessments. Why it has not is something this present writer is unable to understand.

If the lawful authority does not now lodge in the Board to advance assessed

values to equality with such as are properly fixed it should be made to. The Board should have the power to so level up as well as down, in order that a reasonable equality would result in the assessment throughout the city. If it already has that power and does not exercise it, there ought to be a new Board appointed that would act up to the requirements of the law.

How much the city is losing in general financial credit because the assessment does not reflect its actual resources, and by how many hundreds of millions the present assessment is below actual fair market value, it would be hard to say. In the sections of the city that are at present under growing reimpvement the assessments, in general, are well up to value. In some individual instances they have been known to exceed fair market value. But these cases are extremely rare and can hardly serve in justification of an assessment that is in so many instances far below the proper standard.

This discussion does not, and intentionally, bear upon the question whether the improvements upon the land should or should not be exempted from taxation. That is an entirely different proposition.

JOHN L. PARISH.

PRIVATE REALTY SALES

SOUTH OF 59TH STREET.

10TH ST.—The Duross Co., sold for the O'Neil estate, 271 West 10th st, a 3-sty building, on lot 27x95.

15TH ST.—Louis Schrag sold for Helen Hartley Jenkins and Marcellus Hartley Dodge, 147 West 15th st, a 3-sty dwelling, on lot 20x103.3.

Bought for Improvement.

37TH ST.—Chas. Griffith Moses & Bro. and William Guthman sold for the Stockton Realty Co., Henry Corn, president, 241 to 245 West 37th st, size 75x96.9, with old buildings, to I. Randolph Jacobs. Mr. Jacobs gives in part payment the plot of lots on the south side of 99th st, 125 feet east of 5th av, size 75x100.11. The 99th st plot is vacant. Mr. Jacobs expects to improve the 37th st plot by the erection of a 12-sty mercantile building.

36TH ST.—Wm. J. Roome & Co. sold for Mrs. Anna A. O'Reilly the 5-sty double tenement at 553 West 36th st, on a lot 25x100, to the Ferdinand Munch Brewery, of Brooklyn. The property adjoins 555 and 557 West 36th st, recently sold by the same estate, and has not changed hands since February, 1870.

38TH ST.—The Linehan estate sold to A. M. Adler, 311 and 313 East 38th st, 4 and 5-sty buildings between 1st and 2d avs. The property has a street frontage of 50 ft. and a depth on the easterly side of 122.6 ft. At the rear there is a large gore 125x110 on which there are two brick stables.

46TH ST.—The Frederick T. Barry Co. sold for J. Westervelt Clark 145 East 46th st, a 3-sty and basement dwelling, on lot 16.8x100.5.

47TH ST.—A. C. & L. A. Marks sold for the estate of John D. Wing to Dr. John F. Erdman the 4-sty dwelling 53 West 47th st, on a lot 22x100.5.

48TH ST.—J. B. English sold for Maria L. Jones, Addie E. Stewart, Madison M. Jones and Oscar T. Jones the 3-sty high-stoop dwelling, 223 West 48th st, size 20x100, to a client. This property has not changed hands since 1869. Nos. 219 and 221 were sold recently.

56TH ST.—Folsom Brothers sold for Pauline Bromberg, 55 West 56th st, a 4-sty dwelling on lot 20x100.5.

56TH ST.—Ennis & Sinnot purchased through Geo. R. Read & Co. from Benjamin J. Cullen the 5-sty tenement 411 West 56th st, near 9th av, on lot 25x100.5. This is the first sale of the property in over 20 years.

58TH ST.—E. de Forest Simmons sold for the Falk estate, 31 West 58th st, a 4-sty and basement brownstone front dwelling on lot 22x100.5, between 5th and 6th avs.

3D AV.—Charles F. Noyes Company, in conjunction with William A. White & Sons, sold to a client the 3-sty building, 289 3d av, between 23d and 24th sts. The building covers a lot 21x75.

National Suit & Cloak Co. Squares Its Plot.

7TH AV.—Louis Schrag, has sold for Ida Lohrmann and Josephine Clark, the northwest corner of 24th st and 7th av, 4-sty building, on lot 22.3x78, to the Franmor Realty Co. The buyers now own the entire block front on the west side of 7th av from 24th to 25th sts, a plot 200x78.3, which abuts the modern 12-sty loft building fronting 175 on 24th st and 50 feet on 25th st, which the National Suit & Cloak Co. has erected. The Franmor Realty Co. is owned by the cloak and suit company. They have also purchased a long leasehold from the tenant of the 24th st corner.

Van Vliet & Place sold 40 8th av, size 28.9x77.9, irregular, and 42 8th av, size 16.8x77 irregular, and for P. E. Guerin, 27-29 Jane st, size 38.8x61.6, being the northeast corner 8th av and Jane st, making a plot 45.5, on the av and 115.5 on Jane st.

NORTH OF 59TH STREET.

60TH ST.—E. de Forest Simmons sold for Jennie A. Smith, 128 and 130 East 60th st, two 4-sty and basement dwellings, each on lot 20.6x100.5, between Park and Lexington av. William R. Rose is the buyer. He gives in exchange 19 East 64th st.

60TH ST.—Henry D. Winans & May sold 44 East 60th st, a 5-sty American basement house, lot 20x100, with dining room and bedroom extension, modern in every appointment and built by days work. It was sold for the estate of Isaac and Sigmund Rosenwald, and the purchaser will occupy for residential purposes.

64TH ST.—E. de Forest Simmons sold for W. R. Rose to William F. Havemeyer, 19 East 64th st, a 4-sty and basement dwelling on lot 22x100.5, between 5th and Madison avs. The property was formerly owned by Newbold Morris and was purchased by Mr. Rose in March of this year.

69TH ST.—Angelina Golot sold 66 West 69th st, a 4-sty dwelling on lot 20x100.5.

74TH ST.—Charles Simon and Israel Kaufman sold 156 East 74th st, a 3-sty dwelling on lot 18.9x102.2.

88TH ST.—Mrs. Henrietta Erneman sold 154 West 88th st, a 3-sty dwelling, on lot 18x100.8. Mrs. Erneman bought the house recently from Dr. Lester D. Wise.

90TH ST.—F. R. Wood & Co. sold for Frances I. Bruton, 309 West 90th st, a 3-sty stone front, high stoop dwelling, on lot 20x100.8, near West End av. The buyer will occupy.

102D ST.—Charles E. Rahm sold to the Golden Rule Realty Co. 336 East 102d st, a 6-sty new-law house, on a plot 27.6x100.11.

109TH ST.—The Anaconda Realty & Construction Co. sold through the Douglas Robinson, Charles S. Brown Co. 306 West 109th st, a 5-sty American basement dwelling on lot 20x100.11.

111TH ST.—Mrs. Selma Stahl sold the Antlers, an 8-sty elevator apartment house at 603 West 111th st, on plot 50x100.11, adjoining the northwest corner of Broadway. Mrs. Stahl acquired the property last year from the Harvard Realty Construction Co. through Gibbs & Kirby. Slawson & Hobbs were the brokers in the present transaction.

114TH ST.—J. P. & E. J. Murry sold 133 East 114th st, a 3-sty dwelling, on lot

18x100, for Mrs. H. E. Kenworthy to Chas. Ahmer, who will occupy it.

134TH ET.—Shaw & Co. sold for Mrs. J. Boland, 110 West 134th st, a 5-sty triple flat on plot 28x99.11, between Lenox and 7th avs.

153D ST, Jules Nehring sold for the West Side Construction Co. to Robert R. Perkins the lot, 20x100, in the north side of 153d st, 220 feet east of Amsterdam av, the price being reported as in the neighborhood of \$15,000.

Sale in the Audubon Park Section.

156TH ST.—The George R. Bagge Construction Co. sold the new 8-sty apartment house, on plot 65x100, on the north side of 156th st, 185 feet east of Riverside drive. The house is erected on part of the old Audubon park tract, which was purchased by a syndicate headed by Max Marx a few years ago. The Bagge Co. acquired the site in September of last year, and erected the house. It is from plans by Neville & Bagge, who estimated its cost at \$250,000. Joseph Libertz is the buyer.

AUDUBON AV.—Arnold, Byrne & Bauermann, sold for William Casey to the Queen Mab Co., Alexander McDowell, president, the northwest corner of 179th st and Audubon av, plot 50x100. Mr. McDowell will immediately improve the property with an apartment house.

U. S. Realty & Improvement Co. in \$800,000 Deal.

BROADWAY. — The United States Realty & Improvement Co. has sold to Chas. E. Johnson the three garage buildings at the southwest corner of Broadway and 62d st., now occupied by the Rambler and White Steamer Automobile Companies and the Firestone Tire & Rubber Co. The property has been held at \$800,000, and something near this figure is said to be the consideration. F. & G. Pfomm were the brokers. This sale disposes of the last of the many large plots of vacant land formerly held by the United States Realty & Improvement Co. in this section of Broadway, among which were the block now occupied by the Thoroughfare Bldg., bounded by Broadway, 8th av, 57th and 58th sts, as well as the plots occupied by the Packard Motor Car Co. at 61st st., the Panhard Co., at 62d st, the Demarest and Peerless Motor Car Companies, at 57th st, adjoining the Broadway Tabernacle, the Pasadena Apartments at 61st st, and the Colonial Theatre, between 62d and 63d sts. The buildings sold were the first structures erected for automobile salesrooms north of 59th st, and were erected about four years ago. Since that time practically all the property on both sides of Broadway from 59th to 66th sts has been taken up by this industry.

BROADWAY.—The Rockfall, a 10-sty apartment house recently completed at the northeast corner of Broadway and 111th st, has been sold by the Rockfall Realty Co., of which Aleck Kahn is president. The new owner is Hester M. Hit-chins. The New structure is said to have been held at about \$1,300,000. It occupies a plot of eight lots fronting 75 ft. on Broadway and 225 ft. on 111th st. This plot, formerly owned by William Waldorf Astor, was purchased from him by the Rockfall Realty Co. in the spring of 1909. The company secured a building loan of \$700,000 on the property from the Metropolitan Life Insurance Co. Plans for the structure were prepared by George and Edward Blum, and at the time of their filing the estimated cost of the building was \$1,100,000. Adjoining the Rockfall, at the southeast corner of Broadway and 112th st, are the Devonshire apartments, bought a couple of years ago by John W. Butler from the A. C. & H. M. Hall Realty Co., and a block to the south on the opposite side of Broadway, is the Hendrik Hudson annex.

CATHEDRAL PARKWAY.—Harry L. Topf sold the plot, 150x70.11, on the north side of Cathedral Parkway (110th

st), 375 feet east of 7th av. The Merritt & Ferguson Co. are the buyers. Hall J. How & Co. were the brokers.

LENOX AV.—Central Bronx Board of Brokers sold for Charles Tschanett 557 Lenox av, a 5-sty apartment house with stores, for which two 3-sty brownstone dwellings, 546 and 548 West 148th st. were given in part payment.

LEXINGTON AV.—Jacob Oppenheimer sold for Herman Cohn to Carrie Jacobus 1059 Lexington av, a 5-sty flat, on lot 20x95, adjoining the northeast corner of 75th st.

RIVERSIDE DRIVE.—The Commonwealth Mortgage Co. has sold to an investor Lyndon Arms, a 6-sty elevator apartment house, on plot 75x86, at 524 Riverside drive. The house was formerly known as the Veronique, and is located at about 125th st. It was erected in 1905 by the Rutland Realty Co. on a plot acquired from the Metropolitan Realty Co. L. A. Goldstone, architect for the house, estimated its cost at \$100,030. There was a foreclosure sale of the property in September, 1908, the Commonwealth Mortgage Co., which had made the building loan, buying it in for \$131,861. The Palmer Realty Co. is the buyer.

WEST END AV.—Edward C. Williams & Co. sold for the Napoleon Construction Co. to Israel Lebowitz 698 West End av, southeast corner of 94th st, a 5-sty American basement dwelling on lot 18.5x55x irregular.

7TH AV.—Goodwin & Goodwin sold for Paul Koning to the N. & Z. Realty Co. the 5-sty double with stores at 1970 7th av, on lot 25x100, making the third parcel sold by them to the same firm, within the last 30 days, the other two being 2540 and 2615 8th av.

8TH AV.—M. H. Meyers and Gilbert Robbins sold for Sigmund B. Heine to Solly V. Cohen 2504 8th av, southeast corner of 134th st, a 5-sty flat, with stores on lot 25x100.

BRONX.

KELLY ST.—Julius Trattner and I. Klein sold for the Boulevard Construction Co. (H. Gundlock, president) 1056 Kelly st, a 5-sty new-law house, on a lot 40x100, and for Thomas Schneider the northwest corner of 156th st and Union av, a 4-sty building, with stores, on lot 20x100.

MINFORD PL.—The Stability Realty Co. has acquired the vacant plot, 75x100, on the westerly side of Minford pl, 173.81 ft. south of Boston rd, and one block from the 174th st subway station. The company is contemplating the improvement of this property with two 5-sty flats.

142D ST.—Henry W. Fedden & Co. sold for William Lauter the 5-sty and basement double flat, on a lot 25x100, at 306 East 142d st. The purchaser buys for investment.

198TH ST.—W. L. Varian sold for M. Bergen a brick dwelling on 198th st, near Marion av.

198TH ST.—Wilbur Varian sold for William Bergen the private dwelling at 352 East 198th st to Leonard Lang. This is the last of 15 built on this street, and making a total of 27 sold by Mr. Bergen this year.

220TH ST.—Peter Whittle purchased 711 East 220th st, a residence on a plot 50x114, which he will occupy.

BELMONT AV.—The southeast corner of Belmont av and 182d st, a plot 74.1x27.7, has been purchased by Stephen J. Stilwell.

BELMONT AV.—Harris Maren & Son bought from F. D. Nesbit the southeast corner of Belmont av and 180th st, a plot 78.6x96.8, upon which two 5-sty flats will be erected.

BOSTON ROAD.—Cammann, Voorhees & Floyd sold for Eliza Van Namee the property at 2100 Boston road, 25x100, to Charles Weigle, who owns the property adjoining on the north and east.

BRYANT AV.—Joseph P. Day resold for Edward H. Kelly, the lot, 25x100, on the west side of Bryant av, 100 feet north of Randall av, in the Hunts Point Estates tract.

MORRIS AV.—John Yule sold through Henry Seiler the 5-sty triple flat 988 Morris av, on a lot 37x104.10. R. Holstein is the buyer.

MERRIAM AV.—The Brown Realty Co. resold to a builder a plot of six and one-half lots on the west side of Merriam av between 170th and 171st st. The sellers acquired the property from Charles J. Smith last September.

Activity in Wakefield Real Estate.

RICHARDSON AV.—Thos. D. Malcolm, builder, sold six lots on the southwest corner of Richardson av and East 239th st, 150x100. This is the second big sale in two weeks, Max Just having bought from E. H. Kelly southwest corner of White Plains av and 238th st, a plot 105x100.

WEBSTER AV.—Hugo Wabst bought for investment a plot, 100x100, on the west side of Webster av, near the city line.

LEASES.

The Lewis H. May Co. leased for Weil & Mayer 10,000 sq. ft. at 580-2 Broadway to W. Arronstein Brothers.

Ludwig C. Traube has leased for John McBride, the 3-sty brick private dwelling, 136 East 93d st, to A. Rosenthal.

J. P. & E. J. Murray have recently leased the following dwellings: 170 East 116th st, 524 East 117th st, 129 East 110th st, 157½ East 115th st, 113 E 111th st, and 1810 Lexington av.

Roe & Gould have leased to Benjamin of London, England, the first loft at 262 Fifth av; also to the Charlotte Trouser Co., the second loft in the Merck Building, at the southeast corner of University pl and 8th st.

Goodwin & Goodwin leased for the Dorenberg Estate to David E. Fischer for a term of years, the double store at 162 Lenox av, also for Marcela R. Machado, to Hattie E. Cooke, the private dwelling at 129 West 118th st.

One Engine Running 25 Years.

"If I had a nickel for every person who has stopped in front of that window to see that engine run, I would be able to go to Tiffany's and buy a pair of diamond shoes."

That is what W. M. Sayer, president of the Rider-Ericsson Engine Company, said to a Record and Guide man as he stood behind the invention of Captain John Ericsson, creator of the screw propeller and the Hero of the Monitor, of war fame. The invention is a pump that has been pumping water in the company's office window at Warren and Church sts for twenty-five years. "Thousands of persons have watched those same wheels

go around and a good many of them have come in and bought engines," said Mr. Sayer. "And thousands of purchasers of Reeco engines know that this company is the direct successor of the famous Delamater Iron Works, of which the builder of the "Monitor" was a member. There are two members of this firm who were identified with the old company, Leander Bevan and his brother Sydney, the former being our First Vice President and the latter holding an engineering office.

"Here is probably the only photograph in the United States of its kind. It shows the birthplace in Sweden of the man to whose genius the country owes no small obligation for its present unity."

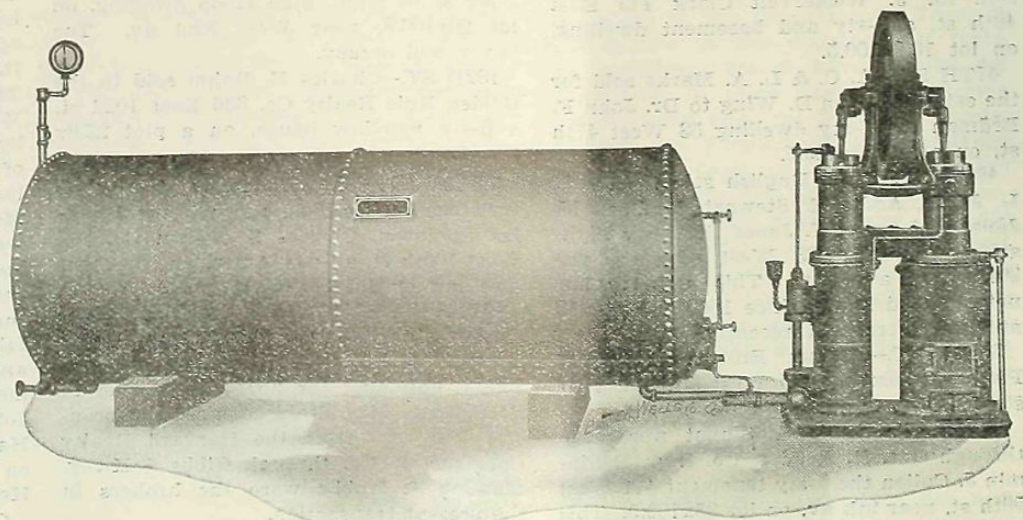
Mr. Sayer showed a picture, rapidly becoming faded, of a rude hut in front of which stands the towering cone-shaped stone monument erected by the great engineer's friends and fellow workmen.

HOW ERICSSON GOT HIS START.

"I'll tell you something that perhaps few books, if any, contain. It is how Ericsson got his start in life. Ericsson's father saved the Crown Prince's life and the King sought to reward him. The elder Ericsson asked merely that his boy be placed in the Royal College, where he could be fitted to become a member of the Royal Engineers' Corps. But Ericsson outgrew his environment and came to the United States, where he won international fame. Your older readers will remember the great feat that he and the members of the firm of the Delamater Iron Works accomplished when, after inducing Congress to approve the plans for his "Monitor," he completed working drawings of the craft within the phenomenal short time of ten days in his little Beach street home."

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New Real Estate Corporations.

Aurora Operating Co., 123 William st; inc. Oct. 20, 1910; capital, \$5,000; directors, Charles Cohen, 1624 Bath av, Brooklyn; Ray Sawyer, 123 William st; Samuel Rich, 345 East 26th st, Brooklyn.

Barr & Gruber (Inc.), 41 Park Row; inc. Oct. 26, 1910; capital, \$50,000; directors, Rebecca Barr, 1719 Fulton av, Bronx; Rebecca Gruber, 1717 Fulton av, Bronx; Samuel Glassman, 134 Prince st, New York City.

Berbeck Contracting Co., 149 Broadway; inc. Oct. 22, 1910; capital, \$1,000; directors, Isaac Becker, 182 St. Nicholas av, N. Y. C.; Irving S. Ottenberg, 206 Broadway, N. Y. C.; Benj. M. Kaye, 149 Broadway, N. Y. C.

B. & L. Construction Co., 302 Broadway; inc. Oct. 25, 1910; capital, \$10,000; directors, Louis B. Brodsky, 3675 Broadway, N. Y. C.; Alice Rothstein, 1721 Lincoln pl, Brooklyn; Sydney Solomon, 266 Humbolt st, Brooklyn.

The B. T. Co., 366 Broadway; inc. Oct. 25, 1910; capital, \$5,000; directors, Alexander Hoffman, 59 John st, N. Y. C.; Sam Paul, 32 West 29th st, N. Y. C.; Peter K. Stauff, 231 Broadway, N. Y. C.

Charlton Greenwich Co., 2322 Broadway; inc. Oct. 22, 1910; capital, \$5,000; directors, Edwin E. Wolf, 2322 Broadway, N. Y. C.; Henry Worms, 325 West 92d st, N. Y. C.; S. Clinton Crane, 116 Nassau st, N. Y. C.

Crotona Park Realty Co., 299 Broadway; inc. Oct. 20, 1910; capital, \$5,000; di-

rectors, M. Montefiore Henschel, 778 Prospect av, Bronx; David Henschel, 778 Prospect av, Bronx; Samuel Zimmerman, 436 East 138th st, Bronx.

Erasmus Construction Co., 1249 Rogers av, Brooklyn; inc. Oct. 26, 1910; capital, \$5,000; directors, Jacob W. Silberlicht, 1249 Rogers av, Brooklyn; Jacob M. Marshall, 1091 Rogers av, Brooklyn; Alfred M. Lazarowitz, 995 Rogers av, Brooklyn.

Garfield Bond & Mortgage Co., 37 Liberty st; inc. Oct. 21, 1910; capital, \$100,000; directors, Jacob Jacobson, 948 6th av, N. Y. C.; Isaac Mishlin, 214 Rivington st, N. Y. C.; Adolph Herenstein, 424 Hopkinson av, Brooklyn.

Gatehouse Brothers (Inc.); inc. Oct. 25, 1910; capital, \$1,500; directors, Wm. P. Gatehouse, 58 Shepherd av, Brooklyn; Arthur S. Gatehouse, 138 Norwood av, Brooklyn; Ann Gatehouse, 138 Norwood av, Brooklyn.

Inter-City Holding Co., 149 Broadway; inc. Oct. 25, 1910; capital, \$15,000; directors, Isaac Becker, 182 St. Nicholas av, N. Y. C.; Irving S. Ottenberg, 206 Broadway, N. Y. C.; Kathryn E. Toomey, 149 Broadway, N. Y. C.

Jaybee Improvement Co., 280 Broadway; inc. Oct. 25, 1910; capital, \$2,000; directors, Joseph Bornstein, 531 East 135th st, N. Y. C.; Celia Michaels, 21 East 105th st, N. Y. C.; Chas. Weishaupt, 280 Broadway, N. Y. C.

Klondike Realty Co., 2944 3d av, N. Y. C.; inc. Oct. 26, 1910; capital, \$5,000; directors, Herman Schmitt, 2944 3d av,

Bronx; James Gribble, 976 Simpson st, Bronx; Geo. P. Koehler, 2784 Marion av, Bronx.

Kops Realty Co., 115 4th av, N. Y. C.; inc. Oct. 22, 1910; capital, \$10,000; directors, Daniel Kops, 435 Riverside Drive, N. Y. C.; Wildemar Kops, 435 Riverside Drive; Max Kops, 601 West 110th st, N. Y. C.

O'Connor Construction Co., 1270 Boston road; inc. Oct. 25, 1910; capital, \$10,000; directors, Maria O'Connor, 1270 Boston road, Bronx; J. Roderick O'Connor, 1270 Boston road; Madge O'Connor, 1270 Boston road.

Oil Producers Land Company, 50 Broadway; inc. Oct. 24, 1910; capital, \$100,000; directors, John S. Summer, Freeport, N. Y.; Aloysius C. Cahan, 15 William st, N. Y. C.; Bruce W. Duffin, 131 West 90th st, N. Y. C.

J. S. Realty Co., 320 Broadway; inc. Oct. 20, 1910; capital, \$5,000; directors, Joseph Schiff, 225 Hart st, Brooklyn; Jennie Schiff, 225 Hart st, Brooklyn; Jacob R. Schiff, 320 Broadway, N. Y. C.

River Crest, 315 West 115th st; inc. Oct. 21, 1910; capital, \$10,000; directors, C. Edward Ross, 115th st and St. Nicholas av, N. Y. C.; Josephine Ross, 70th st and Central Park West, N. Y. C.; Joseph O'Keefe, 2401 1st av, N. Y. C.

Tompkins Realty & Construction Co., 299 Broadway; inc. Oct. 25, 1910; capital, \$10,000; directors, J. Michael Tompkins, 1493 5th av, N. Y. C.; Samuel Slonim, 299 Broadway, N. Y. C.; Aaron Wohlstetter, 299 Broadway, N. Y. C.

THE FUNDAMENTAL SUBWAY QUESTIONS

Explained by the Chairman of the Public Service Commission
—Physical Superiority of the Triborough Over the Interborough

BEGINNING years ago the question of a Triborough System, that is, of a comprehensive system of rapid transit, was considered and decided upon by the Rapid Transit Commission and the then Board of Estimate and Apportionment and has been adhered to with certain changes since then by this Commission and by successive Boards of Estimate.

If, when the city has once become committed to a comprehensive plan, the work is to be suspended whenever new contracts are about to be let, no rapid transit relief will be secured, but we must go on for another generation with the frightful congestion of population, the overcrowding of tenements and the indecent jamming of our transportation lines which are so evident. The cost of construction, including station finish, of the entire Triborough system as contemplated is \$147,500,000. Of this system the Center st loop, costing \$9,800,000, is nearly finished. The six sections of the Fourth av subway, costing \$15,000,000, will be finished within 18 months. The Manhattan Bridge portion, costing not less than \$25,000,000, is nearly finished. The Williamsburg Bridge, costing almost as much, is already finished. The cost of these bridges does not come within the total cost of the Triborough, for the policy of the city has been not to include cost of bridges as part of rapid transit and not to expect any revenue from bridges. The city is committed to these links of the system. They are admittedly the expensive and less profitable parts. Standing alone they represent stub ends. These subway links, and in large part the bridges, will be useless unless the comprehensive plan of which they are a part—the Triborough system—shall be completed. As single units, they cannot be made to produce adequate income, and no Board of Estimate, Rapid Transit Commission or Public Service Commission ever for a moment labored under the delusion that they would be worth building, if the system of which they are a part should be abandoned. The reason for their construction was that they were links in a chain and a beginning had to be made somewhere.

The fundamental question is not, therefore, whether the city shall now BEGIN the Triborough system, but whether, having spent \$25,000,000, it shall spend a further amount to complete the system. Let no mistake be made. The opposition is NOW so hostile to the construction of the trunk line of the Triborough because it will be profitable and when connected with the loop and 4th av subway will make profitable what may not be as profitable without articulation. They require the completion of the other portions of the system. These portions—that is the Lexington av, with the two Bronx extensions, Canal st, Broadway-Lafayette and the two South Brooklyn extensions, on \$85,000,000 bids received and estimates on the remainder, will cost, including station finish, \$123,000,000, as compared with \$209,000,000, the cost of construction of those portions as given by certain critics. The location of the bridges was not determined by the Public Service Commission or the Rapid Transit Commission, but a rapid transit system had to be correlated to them. Had there been no Manhattan Bridge it might have been possible to go to the Battery and then to Brooklyn, thus omitting any Canal st crosstown line.

THE CENTER STREET LOOP.

This is not the time for discussion of the advisability of the Center st loop or of the 4th av subway under construction.

The Center st loop was contracted for in 1907, with the approval of the Rapid Transit Commission and the Board of Estimate. The plans and forms of contract of the 4th av subway had been progressed by the Rapid Transit Commission to the point where, when this Commission came into office, eminent lawyers were of the opinion that the Commission had no discretion but must proceed to the securing and awarding of bids for construction.

Now, as to remaining portions of the Triborough not yet under contract, consisting of Broadway-Lexington, Broadway-Lafayette, and the criticism that the cost would be excessive, let certain comparisons be made.

It is believed in view of the cost of rapid-transit lines under contracts heretofore made, that its cost is reasonable. The average cost per mile of track of the municipal rapid-transit routes now operated by the Interborough was \$784,351. In 1907 the president of the Interborough, in a letter to the Rapid Transit Commission giving the reasons why his company was not a bidder on the routes then proposed, stated that his engineers had found that the increased cost through labor, material, methods of construction, etc., would increase the average cost per mile of track by 100%. Within a few days two directors of the Interborough have stated in a conversation that it would cost double the amount if the Interborough subway were to be built now. In the portions of the Triborough not yet under contract the cost on bids submitted and estimates made will be \$1,014,000 per mile of track. In other words, the cost per mile of track of the Triborough is only 30% more than the Interborough and nearly 70% less than what officers and directors believe the Interborough could be reproduced for now.

JUSTIFICATION OF THE COST.

If comparison be made in the cost of construction of the Triborough with the present subway, and not with the Interborough figures when it was reluctant to bid, the 30 per cent. increase of the Triborough is not an unreasonable amount, having in mind the public requirement that construction must be under cover and not in open trenches; that the cost of labor, including employers' liability, has increased and that the size of the structure has been somewhat increased. The increased size of the bore will allow an increase in the width of the cars of the Triborough over the Interborough of 16 per cent. The multiple stations of the Triborough, together with the methods of connection between express and local tracks will make possible the running of trains in less than one minute thirty seconds, as compared with one minute forty-eight seconds, which is the best that the Interborough is able to do because of the delay at stations. In other words, even if trains of the Triborough maintained a headway no better than one minute thirty seconds, although it is believed possible to operate them at intervals of one minute, if manufacturers of brakes and signals are able to perfect such devices still further, there will be an increase in the train headway of 13 per cent. Consequently, the Triborough, although its cost will be 30 per cent. more, will represent an increase in capacity on a conservative estimate of headway and car capacity of almost an identical per cent. In addition to this increase in train capacity of nearly 30 per cent., the stations will accommodate ten cars, which in itself represents nearly 25 per cent. additional capacity over what the Interborough is now doing.

In the Interborough there are 74.18 miles of single track. In the Triborough there are 144 miles of single track, and it is laid out in such a way that there are in fact three routes—the north and south one in Manhattan and the Bronx; the Broadway-Lafayette and the 4th av. Each of these will furnish a maximum rush hour traffic of its own. In addition there will be at least three areas of short haul business—from outlying portions of Brooklyn to the center of Brooklyn; from the center of Brooklyn to the center of Manhattan; from points in Manhattan to other points in Manhattan.

Considering the increase in width of cars and reduction of headway, three-way rush hour travel and three centers of short haul business, the indicated capacity of the Triborough on the same basis of extreme congestion that now exists in the Interborough will be around 3,000,000 passengers per day. The actual traffic that would offer itself after construction is completed can only be judged by experience. Engineers of the Rapid Transit Commission figured in advance that the extreme capacity of the present subway would be around 800,000 passengers per day. Engineers and financiers in considering the matter of bidding on the original contract did not expect that traffic would be around 800,000 passengers per day. Engineers and financiers in considering the matter of bidding on the original contract did not expect that traffic would develop beyond 400,000 passengers a day. The actual traffic has exceeded the estimate of extreme capacity. In 1899, when the present or Interborough subway was contracted for, the surface lines in New York County carried 360,000,000 passengers and the elevated 174,000,000. Fears may then have been felt that the subway would not develop its own traffic, yet in the year ending June 30, 1910, in New York County the surface lines carried 430,000,000, the elevated 293,000,000 and the Interborough subway 269,000,000. With these figures in mind the argument that the Triborough would afford unnecessary capacity inasmuch as it would take most of those who now ride on the elevated and subway falls to the ground. It might just as well have been stated in 1899 that to build a subway to carry 260,000,000 would take away all of the traffic from the elevated and a part of the traction traffic, while the facts show that it has developed not only its own traffic of 269,000,000 and is crowded beyond the point of decency but the surface and elevated lines have increased 33 per cent. The developments in suburban travel on the part of the electrified divisions of the trunk railroads and the average increase in travel in the city, which is nearly 70,000,000 passengers a year, lead to the belief, without here going into further details, that actual traffic offering itself on the Triborough will approach very closely to its capacity.

RELATIONS OF THE BOARD OF ESTIMATE AND THE COMMISSION.

Some persons have evidently attempted to create the impression that there is a difference between the Board of Estimate and the Commission. As a matter of fact, the Commission, because the Rapid Transit Act requires the approval of the Board of Estimate to every formal step in connection with rapid transit routes, has endeavored consistently to learn the probable attitude of the Board and to govern its actions thereby. An examination of the records will show that the Rapid Transit Commission and the Public Ser-

vice Commission in acting on the various parts of the Triborough system have consistently, since 1906, secured and followed the advice of the Board of Estimate so far as it has been possible to get such advice. In June, 1909, after a full approval of the Triborough system, the Commission endeavored to have the Board indicate in advance its wishes as to what portions of the Triborough system not then under contract it deemed should be first contracted for, and whether the Board considered it advisable to have bids secured for construction, equipment and operation or for construction. The Board relying on the fact that the Rapid Transit Act did not require formal action at that stage of the proceedings, left the matter to the discretion of the Commission. With the coming in of the present Board of Esti-

mate, it appointed a Transit committee with which the Commission frequently discussed questions involved in these contracts. Later the contracts and specifications were gone over in detail in conferences between a member of that committee and its engineers and representatives of the Commission and an agreement was reached. The forms were then approved by the Corporation Counsel and bids were invited. So far as the Commission is aware, nothing has been done that is in conflict with the judgment of that committee. As soon as the Commission can complete to its own satisfaction the consideration of these bids with all the detailed problems involved, it will advise the Board of Estimate of its action.

WILLIAM A. WILLCOX.

WHERE COMPTROLLER PRENDERGAST STANDS IN REGARD TO SUBWAY CONSTRUCTION.

A Letter From Mr. Thomas Barrett Brings Out an Emphatic Statement—Favors a Municipally Built Road—Property Owners' Arguments Against Municipal Ownership.

HON. WILLIAM A. PRENDERGAST, Comptroller of the City of New York, sets at rest in the following letter all question as to how he will vote in the Board of Estimate, when the final decision for the construction of the Triborough route is made. His statement was drawn out by a letter received by him from Mr. Thomas Barrett, of 500 Broome st, a representative property owner and business man, in which were set forth the views in opposition to the building of the underground road on the present plans and the present route.

A PROPERTY OWNER'S LETTER.

Mr. Barrett wrote in his letter to the Comptroller under date of November 9 as follows:

You are reported in the public press to be in favor of awarding a contract for building the underground railroad at a meeting of the Board of Estimate and Apportionment on next Friday. If this report is correct, I will venture to say that you are going to make a very serious mistake, and one that will end your career in politics in this city.

The route of the proposed subway has been severely criticised by expert engineers. Their criticism has never been answered by the Public Service Commission, which goes to show that they are not able to show that their position is right. The plans and the route have very severe criticism, not only from expert engineers, but from the ablest merchants in the city of New York, or in the state of New York. Let me remind you that there is no such body of intelligent merchants in this state, or in any other state that wields so much influence as the Chamber of Commerce in this city. I believe their report was highly intelligent, covering the different facts in connection with this underground construction by the city.

The Public Service Commission made out a contract for private construction, and did not receive a bid on it for the reason that the contract was unreasonable and would be unprofitable for any private corporation. All the facts that we have now at hand warrant us in believing that it would be a very unprofitable contract for the city to construct this underground road on the present plans and on the present route. As the present route is laid out, it will not connect with any other road.

"The form of contract, and the plans which have been submitted to bidders, do not represent a complete subway ready for operation, there having been excluded from the proposal what is termed "station finish," "laying of tracks," "real estate necessary to be acquired," and "terminal yards." If the Public Service Commis-

sion had a formal contract for building this tunnel, equipping it with rolling stock and building the stations, and in other words, completely finishing the road, then it would look like a business proposition, but the present contract simply calls for the construction of what might be termed a "hole in the ground," without anything else.

You have no guarantee that you can get a responsible tenant who will equip this road with rolling stock, build stations and stairways, and purchase land when you have this boring done, and this might mean a tremendous loss to the City of New York if it had to operate the road. We know what expense is entailed on the city by running the boats to Staten Island from South Ferry, and the 39th Street ferry to Brooklyn, over \$1,000,000 on those boats alone. If this contract is let, as is proposed, and it will cost about \$200,000,000 to build the subway, it will make an interest charge of \$8,500,000 additional. This, with our increased interest each year, will run up your interest account in the city of New York to \$100,000,000 within five years.

I would ask you to think how you could raise those hundred millions and continue other improvements that are necessary to be done? In my judgment, it would mean confiscation of the income of 50 per cent. of the property holders in New York City. From what I read in the public press, you said that when you were running for office, you and your colleagues promised to build this underground road. When you made this promise you evidently did not figure on the resources of the city, and I believe you made them in good faith, but made them without due consideration of the financial condition of New York City. I would remind you that you made various promises, such as giving us a lower rate of taxes, and in that you have failed, through no fault of your or your colleagues. I believe that the Mayor, the President of the Board of Aldermen, and yourself have done the very best thing in your judgment with the budget, but there are certain mandatory increases every year which you have no control over, and which will continue. This I would like you to consider also, and I will venture to say that if the city undertakes to build this road on the present contract, a bond of the City of New York at 4½ per cent. will sell at 80 within 5 years. If you and your colleagues on the Board of Estimate and Apportionment, and the Rapid Transit Commission combined can make a favorable contract with a private corporation, I believe it would be for the best interest of all the people in this city. If any corporation guarantees to

carry the people for 5 cents from the Battery to the upper end of the Bronx, I am perfectly willing that they should make all the money they can out of it. I know the city cannot do it at this price and pay interest on the cost of construction.

Anybody who has traveled on the continent of Europe and has seen the working of the State-owned railroads has seen enough to convince him that City or State ownership of railroads or transit roads is unprofitable, and that they can be operated more cheaply and with better accommodations by private corporations. The most vile roads that I ever traveled on, although I traveled as a first-class passenger, were some of the roads in France and Italy. They were so filthy that they were not fit to travel on.

Let me remind you that it might be difficult for the City of New York to raise all this money on its bonds, except at the ruinous prices I have already mentioned, and before committing the city to any such contract as this, I hope you and your colleagues in the Board of Estimate and Apportionment will give the matter more serious consideration and call for a new contract which would include the running of the road, equipping it with all its details, and boring the tunnel.

Let me remind you that the solvency of a large number of our savings banks and life insurance companies depends on Manhattan real estate, and any impairment of its value might be a very serious matter for those intstitutions. I presume that you read the Real Estate Record and Guide, which is the only representative journal published in New York for real estate owners. What the "Record and Guide" says in a general way is correct. The election of yesterday proves that those who do rash things will have to pay the penalty some day, and as a member of one of our real estate organizations, and as an owner and a representative of several relatives who have good sized holdings, I ask you to reconsider your opinion in this matter. I also ask you as an old friend, for I do not like to see a young man like you make what I consider such a very rash mistake. Yours very truly,

THOMAS BARRETT.

THE COMPTROLLER STATES HIS POSITION.

In answer to the letter and arguments of Mr. Barrett, as above, Mr. Prendergast sent the following letter under date of November 10:

My Dear Mr. Barrett:

Your letter of the 9th inst. has been received. I am very glad indeed that you wrote to me, because I am anxious to know the views of my friends and fellow citizens in regard to so important a subject as rapid transit development. In the first place, the Public Service Commission has not forwarded to the Board of Estimate the contracts for building the so-called Tri-Borough route, and why the impression should exist that this matter is to be acted upon to-morrow, Friday, I cannot say.

You say that if I shall favor these contracts that it would be a serious mistake and one that will end my career in politics in this city. When I am called upon to act upon public questions, I am not in the habit of basing my judgment upon the political effect of my actions. My experience is that men who attune their public deeds with what seems political expediency never get very far. What will be done with the rapid transit question is a matter for very serious consideration. There are good arguments that can be made on both sides of the proposition. I assure you that it is going to be my effort so to vote as to con-

serve what I believe to be the City's best interest.

What I promised before I was elected, and what was also promised by my colleagues, was that I would be IN FAVOR OF A MUNICIPALLY BUILT SUBWAY, and as far as I can learn, none of my colleagues has changed his view upon this point. I certainly have not.

You are in error when you say that I ever promised a lower tax rate. What I did promise was that I would be in favor of economy and would practice it. On this point I have made good. I have accomplished more with the money placed at the disposal of this department this year than was ever accomplished in previous years. In addition to that, I have cut down the budget for this department for next year ten per cent., thereby saving \$150,000. This is the only department, over which I have jurisdiction. If I controlled more of them, they would be cut down in the same way. Where there is a will, there is a way.

The principal reason that many of the other departments have not reduced their estimates for next year is because there is no will. Do not rest under the impression that the increase in the budget is due entirely to mandatory increase, for this is not the case. Messrs. McAneny and Mitchel, acting with me, have devised a plan for a thorough investigation of many of the departments next year, and in some respects, for an investigation that will extend to all departments, which will enable us to understand to what extent these departments can reduce their expenses. I believe that they can be considerably reduced.

Rest assured that I shall always be glad to hear from you, and I appreciate your friendship, and what is more, I appreciate that whenever you do say anything to me, your views are inspired by most friendly motives. Yours very truly,
WM. A. PRENDERGAST.

PROPERTY OWNERS OPPOSED TO THIRD-TRACKING.

Claim that Interested Owners Were Not Notified of Hearing.

Editor Record and Guide:

The Public Service Commission has presented to the Board of Estimate a resolution approving the plan of the Interborough Company to operate the new Steinway Tunnel. In this same resolution it is set forth that the Interborough Company desires the granting of rights in order to increase its system throughout the city. Among the privileges sought is that of third-tracking the Second Avenue line from City Hall Station to 129th st, and also third-tracking the Third Avenue line, from Pearl and Chambers st to 147th st. The privilege has been unsuccessfully sought by the Interborough Company and its predecessors for years. The matter is to come before the Board of Estimate inconspicuously wedged in with the proposition for operating the Steinway Tunnel and various other propositions for the extension of the elevated structure in the outlying districts. The Interborough Company feels well assured it could not obtain the necessary consent for third-tracking in the thickly populated sections of the city if the proposition was presented on its merits.

Not 5 per cent. of the property owners in the lower part of the city, whose property will be damaged if the proposition goes through, are even aware that such consent has been sought. For some reason, which I do not entirely understand, this proposition has received practically no publicity. The Public Service Commission held a hearing on Oct. 1, and sent out notices, on Sept. 28. Unfortunately, these notices were misleading in that no

special item was made of the proposition of third-tracking the structures in the populated districts of the city, but however, each of the propositions, for extensions in the outlying districts, were set forth separately. At the hearing 90 per cent. of the spokesmen were in favor of the extensions in the outlying districts. There was but one person, who appeared, and he at the very tail end of the hearing, with regard to the third-tracking proposition. It was pointed out to the Commission that the public, and particularly the property owners to be affected by the third-tracking, were not aware of what was being done, that the matter should have proper publicity and that another hearing be held. The Commission decided to give the suggestion consideration, but it has turned the whole matter over to the Board of Estimate without granting the additional hearings.

The Legislature at its last session amended the Rapid Transit Act, which now permits the railroad companies to enter into possession of the easements in front of the premises for the purpose of constructing and operating additional tracks upon giving such security for the payment of damages as the Supreme Court may think proper. Now, what does this mean to the property owner? Simply that the Interborough Company can, if the Board of Estimate grants the necessary permission, start almost immediately the construction of the third track, to the great permanent detriment of the property, to say nothing of the serious loss to the owner during the course of construction. The Interborough Company takes possession of the easement at once and pays for it when it sees fit. The Act passed by the Legislature does not provide a time of payment and it is not without the realm of possibility, that further legislation may be passed, which will exempt the Interborough Company from the necessity for paying for the easement. Allowing, however, that the Courts will decide that the Company must pay, then the property owner is put to the necessity of retaining counsel to recover damages. If it is fair for one to judge from the past, it will be years before the suits are settled and the lawyer will receive anywhere from twenty-five to fifty per cent. of the amount recovered. The landlord will in all likelihood lose his tenant or retain him at a substantial rent reduction, during the period of construction.

The Public Service Commission has safeguarded the City in its negotiations with the Interborough Company and the Company's rights have been carefully looked after by competent persons. The one who has not been considered and whose interest has not been cared for is the property owner. As a matter of general public policy, an addition to the present elevated structure in the populated portions of the City, should not be considered by either the Commission or the Board of Estimate. Rather than the consideration of additions, it would be far better if some plan could be devised to remove the present unsightly structures.

The resolution of the commission came before the Board of Estimate at its meeting last Friday, and the matter was continued until November 25th. No doubt action will be taken on the 25th, and property owners who are to be affected must know that unless they are represented at the hearing and protest against the granting of this franchise that the Interborough Company will in a comparatively short time, start the erection of the additional structure.

EASTSIDER.

—W. L. de Bost, vice-president of Cruikshank Co., 141 Broadway, has gone south for a month's stay.

LEASES.

Duross Co. have leased for the Estate of Henry Welsh, the second loft, 467 Greenwich st; for J. L. Van Sant, the store 146 West 19th st, and for Chas. W. Mayer, the upper part of building southeast corner of 24th st and 7th av.

Warren & Skillin have rented to the Western Union Telegraph Co. for a term of years the entire fourth floor in the New York Law School Building 172-174 Fulton st; to Frederick Simmonds for a term of years one-half of the eighth floor in the Stock Quotation Telegraph Building 26-28 Beaver st.

Spear & Co. have rented the store and basement at 259-261 6th av to Liberman Bros., clothiers; for Robert Z. Zobel, the top loft at 8-10 West 13th st to The Harding Engraving Co.; for the Union Square Realty Co., 7,500 square feet in 18-20 East 16th st; for Ernst Wieda, 10,000 square feet in 101-103 Crosby st; for the Brush Electric Illuminating Co., 5,000 feet at 208-210 Elizabeth st; for the Keller Estate, the fifth loft at 722 Broadway; for Scholle Bros., the third loft in 712 Broadway; in conjunction with L. Tanenbaum, Strauss & Co., the fifth loft in 26-28 Washington pl, and with Roe & Gould, the second loft in the Merck building on 8th st and University pl.

Frederick Fox & Co. have leased for the Marmac Construction Co. the seventh and eighth lofts containing over 12,000 sq. ft. of space in the new 12-story building now in course of construction at 150-154 West 22d st, to the Columbia Button Works and D. Saltzman & Co.; for the 20 West 17th Street Co., the second and eighth lofts in the new building just completed by them at 20 West 17th st, to Pinas, Kimmel & Dorf and M. Salpeer; for the Lordi & De Respiris Const. Co., the fourth and eighth lofts in the new 12-story building at 8-10 West 13th st, to Imperial Dress Co., and Crescent Mfg. Co., and for Gerstendorf Bros., the top loft at 232-4 East 43d st, to R. C. Heather Co.

Charles F. Noyes Co. has leased in the 16-story Insurance Building now being erected at John and Dutch sts, underwriting space to W. B. Ogden & Son, and one entire upper floor to Kelly & Fuller. In addition to these entire floor leases, a large amount of space has been taken by other insurance interests, and notwithstanding the fact that the steel work is not yet up to the seventh floor the building is 70 per cent. rented; they have also leased the third floor of the new loft building recently erected at 412 Broadway, extending through to Cortlandt alley, for a long term of years, to the Rothschild 25 cent. Department Stores Co.; also leased offices in 9-11 Cliff st for Phelps, Dodge & Company to Charles B. Chrystal; in 61 Beekman st, for John J. Burton to Michael C. Jacobsohn, and in 61 Ann st, to D. Theodore; in conjunction with Denzer Bros., has leased the store and basement at 412 Broadway, through to Cortlandt alley, to the Columbian Enameling & Stamping Co., of Terre Haute, Indiana.

Harvey N. Bloomer has rented the store 118 West 125th st and two connecting upper floors, 50x100, for A. E. Piser, to the Hahn Furniture Co; the adjoining stores 120 West 125th st, to Rose & Levy, and 122 West 125th st, to the Grecian Novelty Co.; the store and basement of 2807 8th av, for the United Cigar Stores Co., to S. E. Martin; store 16 West 116th st, to Elite Millinery Co.; store 129 West 125th st, for the Reid Ice Cream Co., to the Kresel Fur Co. Also store and basement 127 West 14th st, to the Sterling Waist Co., for the Rylander Estate; also store 2175 3d av, for W. J. Nauss, to the Modern Milling Co.; also store 203 West 125th st, for Winthrop Hotel Co, to Sarnoff Bros. These leases aggregate over \$250,000.

NEWS CULLED FROM THE WEEK'S DOINGS

Mr. Chesebrough's Resignation.

W. H. Chesebrough tendered his resignation as vice-president of the United States Realty and Improvement Company recently, owing to pressure of other business. The directors declined to accept it, but agreed to relieve him of active duties, and urged him to remain in the office as adviser and member of the board. Mr. Chesebrough has consented to continue as president of the Alliance Realty Company, in which the United States Realty Company has a large interest. Clarke G. Dailey will probably be made vice-president of the Alliance Realty Company.

The widening of East 222d st, east of White Plains av, Williamsbridge, is beginning to make a more presentable appearance, the work is going on.

Alderman James J. Mulhearn of Van Nest introduced at the meeting of the Board of Aldermen on Tuesday, Nov. 15, a resolution requesting the Board of Estimate to authorize an issue of \$150,000 in corporate stock for the erection of a public school in Van Nest; this largely populated section, with only one school and an annex, is badly in need of schools to accommodate its children. Mr. Mulhearn also introduced a resolution asking for a preliminary issue of \$50,000 in corporate stock for the commencement of work on a bridge across the Bronx River as a continuation of Ludlow av and Eastern Boulevard; these sections are now separated and the proposed span will connect.

The new trolley extension running across Fordham Bridge at the Harlem River is now complete, the last of the wiring having been finished the early part of this week; cars are expected to run to-day (Saturday). The tracks extend from the bridge to Broadway and 207th st, Manhattan.

The Equitable Life Assurance Society this week filed extensions of forty-three mortgages aggregating \$1,960,000, of the forty-three, thirty-seven were at 4½ per cent, one at 4 and five at 5 per cent.

The 23d Ward Property Owners' Association of the Bronx have now under way a petition asking that the 149th st surface line be in operation within six months. All interested may sign this petition at the Association headquarters, 380 East 149th st.

George Schwegler, real estate broker and agent, has removed his office from 2383 Broadway to 3507 Broadway, northwest of 143d st. Mr. Schwegler has been an active broker on the upper west side for some years.

The New York City Interborough Railway Co. have applied for a franchise to construct, maintain and operate two extensions to its lines in the Borough of the Bronx. The proposed lines are: (1) on East 149th st, Timpson pl, Austin pl and Whitlock av in the Hunts Point section; (2) on Exterior st, north from 149th st to Ogden av; (3) on Dongan st, from Intervale av north to Stebbins av and 163d st, thence to Washington av. Tracks are already laid on Dongan st east of Intervale av running into Hunts Point av, which will enable the public to connect with the proposed Whitlock av, extension should the franchise be granted.

William R. H. Martin and others have borrowed from the Union Theological Seminary \$250,000 for three years at 4½ per cent, on the leasehold property at 7 to 11 Warren st; a very low rate of interest for leasehold property.

The Board of Estimate referred to the Corporate Stock Committee a communi-

cation from President Miller requesting an issue of \$94,000 corporate stock to provide for the use of the Topographical Bureau of the Bronx from January, 1911, to February, 1912.

Work was begun this week on the repairing of 242d st, from Bronx Boulevard to the bridge crossing the Bronx River at the city line, a much needed improvement.

Brooker & Schneider, real estate brokers, will remove their office from 1894 Bathgate av to their new building at 4207 3d av, near Tremont av.

John J. Paulsen has just opened offices for the transaction of a real estate business at 441 Tremont av and 2401 Westchester av.

Realty Co. Changes Hands.

The control of the Stability Realty Company, a corporation, organized under the New York statutes, has passed to new interests. The corporation was formed about five years ago at a time when there was great activity in Washington Heights and Bronx property and the company was active in these sections. The old directors and officers have resigned. A new board has been elected and the following officers installed: M. Morgenthau, Jr., President; Louis Gutman, Vice-President; James Frank, Secretary and Treasurer.

Chas. A. Schermerhorn, formerly of 1286 Broadway, has established commodious new offices in the Marbridge Building, Broadway and 34th st. In addition to his regular business, Mr. Schermerhorn has been developing the mortgage branch lately, and has been specializing quite extensively in that department.

R. T. Lallande, formerly with Van Wyck Thorne, and other well-known brokerage offices, is now associated with Elder & Steinmetz, 25 Pine st, in charge of their mortgage department.

George Meyer, partner in the firm of Wm. Wolff's Son, 1102 Lexington av, has been confined to his home by illness for some time past.

John J. Kavanagh, whose office for many years was at 955 Madison av, has removed to his new building, 998 Madison av, where he has fitted up very handsome offices.

Joseph T. Mulligan, 135 Broadway, is specializing extensively in factory property in the section west of the Pennsylvania Terminal, which has recently become so popular for that class of improvement.

Lawrence & Wolff, formerly of 95 Liberty st, have opened new offices at 9 Church st. This office makes a specialty of taking charge of high class properties.

James Kyle & Sons, 721 Lexington av, have not experienced any marked renewal of activity in their section. They believe, however, that the signs indicate a stronger demand for east side properties during the coming season.

Mr. Meuse, manager of the uptown office of Horace S. Ely & Co., 27 West 30th st, states that there is no marked increase of demand this season for medium class business properties in the new wholesale section, but that there is every indication of an unusual number of applications of that kind for the season of 1911-1912.

George de Forest Barton, 150 Broadway, has gone abroad for an extended trip.

Nicholson & Co., 150 Broadway, specialists in factory properties, state that conditions are very quiet in that branch of the business at present, except on the middle west side, where there is some demand for that class of property.

Bush Terminal Plant Inspected.

A party of distinguished educators and philanthropists made a thorough inspection of the plant of the Bush Terminal Co. in South Brooklyn, on Monday, for the purpose of becoming acquainted with the conditions under which workmen in the "Industrial Colony" created by President Irving T. Bush go about their tasks. Among the visitors were Miss Madge Headley, the secretary of the Tenement House Committee of the New York City Charity Organization Society, Mr. Alfred T. White, of Brooklyn; Mr. F. S. Davenport, the chief of the newly organized Tenement House Department of the city of Baltimore, who is in New York on a tour of inspection; Mr. D. E. Pratt and Dr. Rosell C. McRae, of the School of Philanthropy of the Russell Sage Foundation; and Messrs. T. H. Stevens, E. P. Penman and Edward B. Brinker.

The tenants in the Bush loft buildings have an aggregate of upward of 8,000 men, women and girls on their payrolls. Quite a number of these, especially the employees of several wholesale garment firms, worked in typical East Side shops until their employers removed to South Brooklyn. Now they are surrounded by what the visitors declared to be ideal manufacturing conditions, every loft being light and airy and permitting a full view of the bay with its interesting shipping panorama. The delegation was deeply impressed with the many advantages which the South Brooklyn location offers both to manufacturers and its working population.

William H. Chesebrough said this week that a mistaken idea had gained prevalence to the effect that the Alliance Realty Co., of which he is president, is a subsidiary company of the United States Realty Co. Mr. Chesebrough said that stock held in the Alliance by persons interested in the United States Realty Co. were in amount merely minor. He also announced that offices are being fitted up in the United States Realty building, 115 Broadway for the accommodation of the Alliance Realty Co. The removal will be made to-day.

Cost of City Administration.

A census bulletin just issued showing an average increase of \$3.45 per capita from 1902 to 1908 in the cost of running American cities. It reveals that the average cost for 158 cities of more than 30,000 population in 1902 was \$13.63 per head. In 1908 it had advanced to \$16.81. The total expense was \$405,000,000, or forty per cent. of the amount required to keep the Federal Government going.

Commentaries are to the general effect that there is every likelihood that the increased cost of city life will not only continue, but advance. Larger sums are spent yearly on movements which a decade ago would have been deemed too altruistic. These embrace the cleaning up of tenements, inspection and improvement of crowded districts, better care for the sick and infirm; with music, science and sanitation for the poor. The conclusion of the matter is that "the public demands more than it once did."

But the public, if taxpayers are meant, does not demand as much as it is alleged to—not by far. The wants of the real public are but few and old-fashioned. A lot of things tax-payers must pay for in this day and generation they don't want and never ask for. The higher cost of city life is very largely owing to the fact that there are too many Gallaghers insisting that the public shall provide their "bread and butter."—Pacific Builder and Engineer.

DID ELECTION RESULTS HURT REALTY?

Opinions of the City's Leading Brokers—Overbuilding Complained of—Encouraging Signs in the Market.

To what extent or how will the result of the election affect the real estate market? Here is a question which realty men throughout the city are being confronted with, and it is interesting to note that there is a wide diversity of opinion. One thing is quite certain, for the present there is not the slightest indication that the stagnation which has characterized real estate conditions will abate. The last statement is made on the authority of real estate operators who are in close touch with the situation.

William H. Wheelock, second vice-president of the Douglas Robinson, Charles S. Brown Company, is of the opinion that the election had no material effect on the market. Speaking as the representative of his organization, he declared that within the past three weeks his company had been doing a good business, comparatively speaking.

But, asserted Mr. Wheelock, this recusation of activity began before the election, and for that reason the result on Tuesday did not in the least enter into the increased business of the company. Mr. Wheelock admitted that before that there was a complete standstill in realty affairs.

"How do you regard the situation in the money market?" Mr. Wheelock was asked.

"Well, so far as we are concerned," he replied, "we are doing very nicely. I understand that it is quite difficult to get loans in large sums, but we have not been affected in the least by this. Only a few weeks ago I succeeded in getting \$1,000,000 at four and a half per cent., and that is a pretty big loan.

"Our business has picked up fairly well, but I don't want to appear too optimistic. The only reason that I speak in such a hopeful view is because it appears to me that things are bound to pick up. Our leasing business is getting along in first class shape, and I might mention right here that we have already leased seven floors of the new Bankers' Trust Building, at Nassau and Wall street, and this is a building which will probably not be completed within the next two years.

"Regarding the election, I have nothing to say. In fact, I do not care to venture any opinion on the subject, beyond asserting that so far as this company is concerned our business is picking up and I believe that it is going to increase materially in the course of time."

MR. GOLDSTICKER ON OVERBUILDING.

Samuel Goldsticker is inclined to be very pessimistic. So far as the election is concerned, he is of the opinion that it does not affect the realty market in the slightest degree. On the other hand, he believes, and he is mighty vehement in his opinion, that overbuilding is just now one of the mistakes of the real estate world."

"There is no doubt that there is entirely too much building going on," said Mr. Goldsticker, "and it's hurting the real estate market all around. Take the Bronx, for instance, where they are putting up rows of tall apartments which have to be filled. Landlords can't get tenants for them, and they are forced to hand out some inducement. What do they do? They agree to allow prospective tenants free rent, with the result that tenants take advantage of this state of affairs. Who is the sufferer? The landlord who owns the property from which the tenant has been taken by the lure of free rent. Then again, the new buildings that are going up in the Bronx are so tall that it

is not an easy matter to fill them. The new style apartments, six and seven stories high, are not at all in keeping with general conditions. The landlord who wants to fill up his new houses realizes that he has a difficult task on his hands, and this does not encourage the man with money to be very liberal when it comes to making loans on these new houses.

"Look at the great buildings that are going up on Fourth av. Loft buildings are being put in hurry-up fashion, but who is going to fill these buildings. Don't you think that builders have been going a little too fast? To my mind it appears a great many new industries will have to spring up to fill up these buildings."

MANY ENCOURAGING FEATURES.

R. W. Grannis, Jr., vice-president of Pease and Elliman said that it was too early to gauge the realty situation by the result of the election. He said things couldn't be worse, and that at least was some consolation.

"While business is not as brisk as it might be," he added, "I think there are many encouraging features which should prompt realty men to get out and stir up things. Of course, there is a slight stringency in the money market, yet I am of the opinion that it is going to loosen up in the very near future. We have many deals on hand which we expect to pull through, but it would not be wide of the mark to say that it's pretty hard going.

"Concerning our realty business in the country or the suburbs, of which we do considerable, I can only say that it is very quiet. But, of course, that business generally picks up in the Spring, and it is to that time that I look for a complete rehabilitation of the real estate market."

Mr. Grannis was asked what he thought of Mr. Goldsticker's statement regarding the overbuilding on Fourth av and he ventured the belief that the buildings which are so rapidly going up along Fourth av will be occupied by the dry-goods and woolen goods interests. Mr. Grannis agreed with Mr. Goldsticker in the latter's assertion that there is much overbuilding.

Irving Ruland, of the Ruland-Whiting Company declined to commit himself. He said that he had nothing of interest to comment on the post-election situation.

William H. Harding, of the Cruikshank Company, is another advocate of Mr. Goldsticker's overbuilding theory. He said that things were exceedingly quiet, although he failed to see wherein the election had any bearing on the real estate interests.

SECRETARY SNIFFEN ON THE LOAN MARKET.

Elisha W. Sniffen, secretary of the Real Estate Board of Brokers, said that the result of the election would make no change in the complexion of the real estate market. Mr. Sniffen, however, is more than optimistic. He is positively cheerful concerning the future outlook. When he was seen by a representative of the Record and Guide, he said that he had just completed a tour of visitation at the various city institutions in connection with loans.

"The prevailing rate just now is five per cent., and I speak, of course in a general sense. There is a healthy upward activity in the mortgage field, but with regard to building loans—well, I might say that they will not ease up before the Spring. There are plenty of gilt-edged four and a half per cent. loans, and in the course of time the loan situation will become normal.

"I am glad to say that a great many institutions which had decided to go out of

the loan market will stick, and that is certainly a most encouraging feature. It would not be wise to create the impression that conditions are what they should be. I don't think that any real-estate man, or a business man for that matter would be rash enough to assert that the lack of activity which has dominated the market recently has completely passed. It will require some time before that much-needed settled feeling will once more saturate the members of the real-estate community.

"With the arrival of the Spring, I think we should once more witness a 'loosening up' of conditions. Building loans will become much easier, and there is bound to be a general tone of optimism governing the market. I am one of those who believe in the underlying stability of the real estate market, and any discomfiture or uneasiness which may have existed was like a meteor in the sky—it was not for long."

Interests of City and Country Identical.

The need and the value of more intimate relations between the city and the country are cogently urged, and it is pointed out by the "Atlanta Journal" that although urban and rural communities are coming together in good will, one for the other, they are not yet working together definitely and practically on those enterprises that concern their mutual welfare. This is a most timely observation and especially is to be commended to chambers of commerce and boards of trade. The interests of city and country are in a hundred important matters identical. There can be no municipal advancement except through the development of the surrounding territory and rural progress is likewise dependent upon the growth of neighboring towns and cities. Yet, as a rule, when a committee from a board of trade or chamber of commerce is appointed to work out and execute some important enterprise, it is composed entirely of men from the city.

This should not be. The man from the country and the man from the city each has certain facilities which the other lacks. It is only their combined points of view and judgment and energy that can accomplish the soundest and most lasting results. They should know each other better, profit by each others' diverse experience and outlook and work shoulder to shoulder for the upbuilding of the whole community's good.

The Atlanta Chamber of Commerce has happily caught this idea and is pressing it into service. Some months ago the chamber planned to encourage truck farming in Atlanta's vicinity by offering a series of prizes for the best products. At present it is engaged in promoting a corn show for Atlanta to be held next November or December. This is a specific effort to bring the country and the city into closer accord and as such it is of extraordinary significance.

To Create a Greater San Francisco.

Steps to form a greater San Francisco on the borough system and to include all of the bay cities within a 50-mile radius of San Francisco are under way for legislative approval at the next session of the California state legislature. A solution of some of the economic problems is expected by the promoters of this scheme.

Town Planning in Australia.

A great town planning, competition is about to be announced by the government of the Commonwealth of Australia, which is about ready to proceed with the new federal capital. This is the first occasion since the laying out of Washington that a national capital has been offered for complete planning.

MUNICIPAL ASSESSMENT FORECAST

A Complete Record of as yet Unimposed Taxes Published for the Protection of Purchasers and Owners of Real Estate Not Acquainted With All Contingent Conditions

¶ This department contains a digest of all petitions, proposed improvements, condemnation proceedings, assessments, etc., being contemplated by city officials.

¶ Notices under this heading require immediate attention of owners and study by prospective purchasers. Any improvement means spending money, to cover which, assessments are entered standing as a lien against the property affected until paid.

"A FRAUD is in effect perpetrated upon the innocent purchasers of real estate who, seeing the improvements actually constructed and not being familiar with the facts, buy property at enhanced value caused by the improvements, but find later that they are called upon to pay for these very improvements through the imposition of local assessments."
(From a report by the Commissioners of Accounts of the City of New York)

HEARINGS FOR THE COMING WEEK.

BUREAU OF STREET OPENINGS,
90 WEST BROADWAY.
Monday November 21.

EAST 222D ST, from 7th st to Hutchinson av, Bronx. 11 a. m.

WILLIS AV BRIDGE, from 125th st to 134th st, Manhattan. 11 a. m.

EAST 174TH ST, from West Farms road and Bronx River av. 1 p. m.

ZEREGA AV, from Castle Hill av, near Hart's st to Castle Hill av, at or near the West Farms road, being the whole length of Zerega av, including Avenue and Green lane. 1 o'clock.

RIVERSIDE DRIVE.—Widening on its easterly side from West 158th st to West 165th st. 11 a. m.

RICHARD ST, from Bronx and Pelham Parkway to Morris st. 11 a. m.

UNNAMED ST (West 187th st). 12 m.

Tuesday, November 22.

HAVEN AV, from its present terminus at West 170th st to Fort Washington. 10 a. m.

NORTHERN AV, not heretofore acquired and located between a line about 760 feet north of West 181st st and Fort Washington av. 3 p. m.

UNNAMED ST, from West 177th st at Riverside drive to West 181st st, at Buena Vista av. 10 a. m.

GRAND BOULEVARD, from East 158th st to East 164th st. 3 p. m.

BRONX BOULEVARD, from Old Boston Post Road to East 242d st. 3 p. m.

Wednesday, November 23.

FOX ST, from Leggett av to Longwood av. 3 p. m.

WEST 176TH ST, from St. Nicholas av and Broadway. 11 a. m.

EAST 222D ST, from Bronx River to 7th st. 2 p. m.

WHITE PLAINS RD, from West Farms rd to the bulkhead line of the East River. 10.30 a. m.

EAST 161ST ST, from Brook av to Third av. 3 p. m.

Friday, November 25.

FOX ST, from Leggett av to Longwood av (assessment).

PUBLIC SERVICE COMMISSION,
TRIBUNE BUILDING.

Monday, November 21.

LONG ISLAND RAILROAD CO.—Alteration of grade crossing at Merrick road, Springfield.—Commissioner Bassett; 2.30 p. m.

BROOKLYN UNION ELEVATED R. R. CO ET AL.—Ventilation of elevated cars.—Commissioner McCarroll; 2.30 p. m.

Tuesday, November 22.

CITY OF NEW YORK and J. B. McDONALD CONTRACTING CO.—Arbitration of determination of Henry B. Seaman, chief engineer; 11 a. m.

BROOKLYN BOROUGH GAS CO. and KINGS COUNTY LIGHTING CO.—Rates for gas in the 31st Ward.—Commissioner Maltbie; 2.30 p. m.

LONG ISLAND RAILROAD CO.—Safety precautions at 18th st, White-stone; Central av, Corona; McNeil av, Far Rockaway; Grand View av, Edgemere; Storm, Cedar, Vernon, Carlton and

Remington avs, Arverne; Lincoln or Potter avs, Kane av, Hammel av, Hammel.—Commissioner Bassett; 2.30 p. m.

NEW YORK DOCK RAILWAY.—Application for certificate of public convenience and necessity for railroad in Brooklyn.—Commissioner Bassett; 3 p. m.

NEW YORK DOCK RAILWAY.—Application for permission to exercise franchise and rights.—Commissioner Bassett; 3 p. m.

NEW YORK DOCK RAILWAY.—Application for certificate of due publication of amended certificate of incorporation and of public convenience for railroad in Brooklyn.—Commissioner Bassett; 3 p. m.

Wednesday, November 23.

DEGNON CONTRACTING CO.—Arbitration, city's appeal; 10.30 a. m.

DEGNON CONTRACTING CO.—Arbitration No. 2, contractor's appeal; 10.30 a. m.

QUEENS BOROUGH GAS & ELECTRIC CO.—Informal hearing as to rate for gas.—Commissioner Maltbie; 2.30 p. m.

QUEENS BOROUGH GAS & ELECTRIC CO.—Informal hearing as to rate for electricity.—Commissioner Maltbie; 2.30 p. m.

LONG ISLAND RAILROAD CO.—Alteration of grade crossing at 18th st, White-stone.—Commissioner Bassett, 2.30 p. m.

LONG ISLAND RAILROAD CO.—Alteration of grade crossing at 5th av, White-stone.—Commissioner Bassett, 2.30 p. m.

LONG ISLAND RAILROAD CO.—Alteration of grade crossing at Merrick road, Springfield.—Commissioner Bassett, 2.30 p. m.

LONG ISLAND RAILROAD CO.—Alteration of grade crossing at Fresh Pond rd and Metropolitan av, Bushwick Junction.—Commissioner Bassett, 2.30 p. m.

LONG ISLAND RAILROAD CO.—Alteration of grade crossing at Farmers av, Hollis.—Commissioner Bassett, 2.30 p. m.

LONG ISLAND RAILROAD CO.—Alteration of grade crossing at Hamilton st, Hollis.—Commissioner Bassett, 2.30 p. m.

LONG ISLAND RAILROAD CO.—Alteration of grade crossing at Hempstead and Jamaica turnpike, Queens.—Commissioner Bassett, 2.30 p. m.

LONG ISLAND RAILROAD CO.—Alteration of grade crossings at Lawrence, Old Lawrence and Bridge st, Flushing.—Commissioner Bassett, 2.30 p. m.

BROOKLYN HEIGHTS R. R. CO.—Local and joint passenger tariffs.—Commissioner McCarroll, 2.30 p. m.

Friday, November 25.

NEW YORK CENTRAL & HUDSON RIVER R. R. CO.—George L. Willson, complainant.—Noise and smoke nuisance and other improper operation of railroad in vicinity of Riverside Drive.—Commissioner Maltbie, 2.30 p. m.

THE LOCAL BOARD OF CROTONA,
24TH DISTRICT.

Municipal Building, Crotona Park.

TUESDAY, NOVEMBER 22, 1910. 9:30 P. M.

Members—Alderman Hickey, Alderman Herbst and the President of the Borough of The Bronx, Chairman.

158TH ST.—Paving with wood blocks on a concrete foundation, East 158th st, from Cauldwell av to Eagle av, setting and resetting curb where necessary.

160TH ST.—Paving with sheet asphalt on a concrete foundation, from Cauldwell av to Forest av, where the grade is three per cent. or less, and with block asphalt on a concrete foundation, where the grade is over three per cent.

Hearings will be had on the above mentioned petitions in accordance with the provisions of the Charter, and can be acted upon providing the report of the Engineer is ready setting forth the estimated cost of the proposed work and the assessed value of the real estate to be included within the probable area of assessment.

BOARD OF ESTIMATE.

Tentative Map.

The following proposed change in the city map was adopted:

12TH AV.—Hearing in the matter of changing the map or plan of The City of New York by changing the grade of 12th av, from West 134th st to West 135th st, and of West 135th st, from 12th av to the bulkhead line, Borough of Manhattan.

The following change in the tentative map was adopted:

WEST 172D ST.—Informal hearing in the matter of laying out West 172d st, from Shakespeare av to Jesup av, Borough of The Bronx.

Proposed Areas of Assessment.

The following proposed area of assessment was adopted:

ISHAM AV.—Hearing on the proposed area of assessment in the matter of acquiring title to Isham av, from Isham st to West 218th st; to Isham st, from Broadway to Isham av; to West 218th st, from Seaman av to the Harlem River Ship Canal, and to Riverfront st, from the prolongation of the westerly line of Isham st to West 218th st, Borough of Manhattan.

TYNDALL AV.—Hearing on the proposed area of assessment in the matter of amending the proceeding for acquiring title to Tyndall av, from Mosholu av to West 260th st and to Liebig av, from Mosholu av to the city line, by including that portion of Tyndall av extending from West 260th st to a line about 81 feet northerly therefrom, Borough of The Bronx.

Changes in City Map.

The following proposed changes in the city map came up for consideration and were disposed of as follows:

7TH AV.—Report of the Committee, consisting of the President of the Board of Aldermen, the Comptroller and the President of the Borough of Manhattan, referring to the proposed southerly extension of 7th av and the widening of Varick st, Borough of Manhattan. Referred to Corporation Counsel.

RIVERSIDE DRIVE.—Changing the lines and grades of Riverside drive, between West 155th st and the proposed Henry Hudson Memorial Bridge, and adjusting the lines of the intersecting streets and adjoining park areas in such a way as to harmonize with the new street plan, Borough of Manhattan. Communication

from the Borough President. Recommended that it be adopted after public hearing on Dec. 16.

BROADWAY.—Communication from Mr. David Welbach, suggesting the widening of Broadway, between 33d st and 34th st, by the acquisition of a strip of land on its easterly side, Borough of Manhattan. Referred to the President of the Borough of Manhattan.

EAST 167TH ST.—Widening East 167th st, between Clay av and Webster av, Borough of The Bronx. Communication from the Borough President. Public hearing Dec. 16th.

Street and Park Openings.

WEST 179TH ST.—Acquiring title to West 179th st, from Cedar av to Exterior st, excluding the right of way of the New York Central and Hudson River Railroad and of the New York and Putnam Railroad; to Exterior st, from West 179th st to an unnamed street northerly therefrom; and to the unnamed street north of West 179th st, from Exterior st to the bulkhead line of the Harlem River, Borough of The Bronx.

Favorable action is recommended and a district of assessment is suggested.

The entire cost is to be assessed upon the property benefited.

Rule and Drainage Map.

The following Rule and Drainage Maps and Profiles were adopted:

GILBERT PL.—Communication from the President of the Borough of The Bronx, transmitting for approval the rule map, damage map and profile in the proceeding for acquiring title to Gilbert pl from Hunts Point road to Faile st.

McGRAW AV.—Communication from the Acting Commissioner of Public Works, Borough of The Bronx, transmitting for approval the rule map, damage map and profile in the proceeding for acquiring title to McGraw av, from Beach av to Unionport road.

Preliminary Authorizations.

The following preliminary authorizations were adopted:

EAST 56TH ST.—Reconstructing sewer in East 56th st, from 1st av to 2d av, Borough of Manhattan. Joint resolution of the Local Boards of the Yorkville and Kips Bay Districts. Estimated cost, \$11,000. Assessed valuation, \$1,214,000.

WEST 170TH ST.—Paving with asphalt, curbing and recurbing West 170th st, from Fort Washington av to Haven av, Borough of Manhattan. Resolution of the Local Board of the Washington Heights District. Estimated cost, \$3,400. Assessed valuation, \$158,500.

GUN HILL ROAD.—Sewer in Gun Hill road, from the existing sewer in Olinville av to Perry av; in Webster av, from Gun Hill road to East 211th st; in Decatur av, from Gun Hill road to the summit 300 feet southerly therefrom; in Hull av, from Gun Hill road to the summit 200 feet southerly therefrom; in Webster av, both sides, from Gun Hill road to East 210th st; and in Parkside place, from East 210th st to the summit 200 feet north of East 207th st, Borough of The Bronx. Joint resolution of the Local Boards of the Chester and Van Cortlandt Districts. Estimated cost, \$44,700. Assessed valuation, \$569,180.

INWOOD AV.—Receiving basins at the northwesterly corner of Inwood av and Macombs road, and at the northeasterly corner of Inwood av and West 172d st, Borough of The Bronx. Resolution of the Local Board of the Van Cortlandt District. Estimated cost, \$600. Assessed valuation, \$81,500.

Final Authorizations.

The following final authorizations were made:

WEST 176TH ST.—Regulating and grading West 176th st, from Popham av to Aqueduct av. Preliminary work author-

ized July 1, 1910. Expenditures, \$154.78. Proposed contract time, 100 days. Estimated cost, \$11,200.

SENECA AV.—Regulating and grading Seneca av, from Hunts Point av to Whittier st. Preliminary work authorized September 23, 1910. Expenditures, \$34.59. Proposed contract time, 70 days. Estimated cost, \$6,400.

PARK AV WEST.—Paving with asphalt and curbing where necessary Park Av West, from Morris av near East 156th st, to East 162d st. Preliminary work authorized September 23, 1910. Expenditures, \$36.05. Proposed contract time, 50 days. Estimated cost, \$16,800.

WALKER AV.—Sewers in the following streets: Walker av, from Westchester sq to Overing st; Benson av, from Westchester sq to Walker av; Overing st, from Westchester av to Walker av; St. Peters av, from Westchester av to Walker av; Rowland st, from Westchester av to St. Raymond av; Zerega av, from Westchester av to Glebe av; Tratman av, from Zerega av to Benson av; Frisby av, from Zerega av to Walker av; Glebe av, from Rowland st to Overing st; Maclay av, from St. Peters av to Benson av. Preliminary work authorized July 1, 1910. Expenditures, \$648.34. Proposed contract time, 300 days. Estimated cost, \$87,000.

OPPOSITION TO MORRIS STREET WIDENING.

MORRIS ST WIDENING.—Much opposition has developed against the widening of Morris st between West st and Broadway. Consulting Engineer Goodrich, who is connected with the office of the Public Works Commissioner, has already drawn up a tentative map which will be presented at the hearing before the Local Board next Tuesday. It is said that considerable opposition will materialize at the hearing, many of the property owners in the vicinity fail to see wherein they will be benefited.

Catskill System Tunnel Approved.

The Board approved the maps naming the lines to be followed by the pressure tunnel and pipe line under the five boroughs in distributing the Catskill water system. The length of the pressure tunnel is 17.1 miles and the pipe line is 15.1 miles long.

REPORTS COMPLETED.

DEPEW PL.—Closing, between 42d and 43d sts. Commissioners in the proceeding for the closing of Depew pl, have completed their amended estimate and assessment and filed their report with the Bureau of Street Openings for inspection. The only property assessed is the Grand Central Station property. Report will be presented to the Supreme Court for confirmation Dec. 29.

GUN HILL RD.—Street opening, from Jerome av to Mosholu Parkway.

GARRISON AV.—Street opening, from Leggett av to Longwood av. The Commissioners in the above street opening proceeding have completed their final reports and will present the same to the Supreme Court for confirmation Nov. 21 for Garrison av and Nov. 22 for Gun Hill rd.

BILLS OF COST.

HILLSIDE AV.—Street opening, from Nagle av, near Broadway, to Nagle av near Dyckman st. Bill of costs in the above proceeding will be presented to the Supreme Court for taxation Dec. 1.

PROPOSED ASSESSMENTS.

The following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested.

The area of assessment of the improvements extends to half the block at the intersecting streets.

All persons whose interests are affected by the proposed assessments and who are opposed to the same, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, 320 Broadway, on or before December 13, 1910, at 11 a. m., at which time and place the objections will be heard and testimony received in reference thereto.

164TH ST.—Paving, from Prospect av to Stebbins av.

BROADWAY.—Paving, from Spuyten Duyvil Creek to north line of city.

ASSESSMENTS.

DUE AND PAYABLE.

The Comptroller gives notice to all persons affected by the following assessments, which were confirmed, that the same are now due and payable. Unless paid on or before date mentioned interest will be charged at the rate of 7 per centum per annum from the date when such assessments become liens to the date of payment:

BARRY ST.—Receiving basins at the northwest corner of Longwood av, and at the northwest corner of Garrison av and Longwood av. Area of assessment: Block bounded by Longwood av, Burnet pl, Barry st and Garrison av; northwest side of Garrison av, between Longwood and Lafayette avs, and east side of Longwood av, extending about 100 ft. north of Garrison av. Jan. 14.

ANNA PL.—Paving and setting curb, from Brook av to Webster av. Area of assessment: Both sides of streets named within limits stated and to extent of half block at intersecting streets. Jan. 14.

189TH ST.—Paving and setting curb, from Fordham road to Southern boulevard. Area of assessment: Both sides of streets named within limits stated, and to the extent of half the block at the intersecting streets and avenues. Jan. 9.

GRAND BOULEVARD.—Sewer, between E. 204th st and Van Courtlandt av; in East 206th st, bet Mosholu Parkway South and the Grand Boulevard and Concourse, and in Van Courtlandt av, south side, between Mosholu Parkway South and the Grand Boulevard and Concourse. Area of assessment: Both sides of E. 206th st, from the Grand Boulevard and Concourse to Mosholu Parkway South; both sides of St. George Crescent, from 206th st to Van Courtlandt av, from St. George Crescent to Mosholu Parkway South; both sides of Grand Boulevard and Concourse, from 204th st, to Van Courtlandt av. Jan. 9.

OFFICIALS INSPECT TUNNEL.

A committee consisting of Comptroller Prendergast, President of the Board of Aldermen Mitchel, Borough Presidents McAneny and Gresser, inspected the Steinway tunnel yesterday with a view to passing on the feasibility of extending the tunnel to the Grand Central Station. It is believed the committee will report favorably on the matter to the Board of Estimate at its next meeting.

RICHMOND

NEW BRIGHTON, S. I.—Cornelius G. Kolff sold for the Abels, Gold Realty Co. to S. W. Fancher, plot of ground 37½x100 on the north side of 2d st, New Brighton.

WESTERLEIGH, S. I.—J. Sterling Drake sold for the Rev. George Buckle of East Ely, Nevada, to Thomas J. Wearren, one of the finest corners in Westerleigh, 75x100, on the southeast corner of Maine av and Virginia pl. Mr. Wearren will immediately erect two \$6,000 cottages.

ROSEBANK, S. I.—Cornelius G. Kolff sold for Augustus L. Hyde plot of ground 50x100 on New York av, Rosebank, Staten Island, to Emilio Pisani, who will immediately improve same.

REAL ESTATE AND BUILDING STATISTICS

AUCTION SALES, CONVEYANCES, MORTGAGES, LEASES

JUDGMENTS, FORECLOSURE SUITS, LIS PENDENS, LIENS, ETC.

MANHATTAN AND THE BRONX.

CONVEYANCES.

	1910.		1909.	
	Nov. 11 to 17, inc.	Total No. for Manhattan	Nov. 12 to 18, inc.	Total No. for Manhattan
Total No. for Manhattan	182	182	137	137
No. with consideration	10	10	23	23
Amount involved	\$425,350	\$425,350	\$668,150	\$668,150
Number nominal	172	172	174	174
Total No. Manhattan, Jan. 1 to date 8,936				
No. with consideration, Manhattan, Jan. 1 to date 776				
Total Amt. Manhattan, Jan. 1 to date \$42,154,075				
Total No. Manhattan and The Bronx, Jan. 1 to date 15,150				
Total Amt. Manhattan and The Bronx, Jan. 1 to date \$47,639,877				

Assessed Value Manhattan.

	1910.		1909.	
	Nov. 11 to 17, inc.	Total No. with consideration	Nov. 12 to 18, inc.	Total No. with consideration
Total No. with consideration	10	10	23	23
Amount involved	\$425,350	\$425,350	\$668,150	\$668,150
Assessed value	\$478,000	\$478,000	\$637,000	\$637,000
Total No. nominal	172	172	174	174
Assessed value	\$10,390,900	\$10,390,900	\$7,380,000	\$7,380,000
Total No. with consid., from Jan. 1 to date	776	776	748	748
Amount involved	\$42,154,075	\$42,154,075	\$42,175,981	\$42,175,981
Assessed value	\$86,200,700	\$86,200,700	\$34,373,700	\$34,373,700
Total No. nominal	8,680	8,680	8,739	8,739
Assessed value	\$471,231,130	\$471,231,130	\$477,842,270	\$477,842,270

MORTGAGES.

	1910.		1909.	
	Nov. 11 to 17, inc.	Total No. for Manhattan	Nov. 12 to 18, inc.	Total No. for Manhattan
Total number	139	139	201	201
Amount involved	\$3,050,789	\$3,050,789	\$1,296,306	\$1,296,306
No. at 12%	6	6	6	6
Amount involved	\$23,642	\$23,642	1	1
No. at 9 1/2%	1	1	3	3
Amount involved	\$3,120	\$3,120	3	3
No. at 8 1/2%	3	3	5	5
Amount involved	\$5,107	\$5,107	1	1
No. at 8%	1	1	1	1
Amount involved	\$614	\$614	5	5
No. at 8%	1	1	5	5
Amount involved	\$4,953	\$4,953	5	5
No. at 7 1/2%	5	5	5	5
Amount involved	\$6,865	\$6,865	1	1
No. at 7%	5	5	1	1
Amount involved	\$8,202	\$8,202	1	1
No. at 7%	1	1	1	1
Amount involved	\$2,430	\$2,430	3	3
No. at 7%	1	1	3	3
Amount involved	\$3,317	\$3,317	5	5
No. at 6 1/2%	3	3	5	5
Amount involved	\$6,924	\$6,924	2	2
No. at 6 1/2%	5	5	2	2
Amount involved	\$5,482	\$5,482	3	3
No. at 6 1/2%	2	2	3	3
Amount involved	\$3,524	\$3,524	5	5
No. at 6 1/2%	3	3	5	5
Amount involved	\$6,140	\$6,140	1	1
No. at 6 1/2%	5	5	1	1
Amount involved	\$4,555	\$4,555	1	1
No. at 6 1/2%	1	1	1	1
Amount involved	\$2,727	\$2,727	46	46
No. at 6%	58	58	46	46
Amount involved	\$412,964	\$412,964	1	1
No. at 5 1/2%	42	42	2	2
Amount involved	\$293,941	\$293,941	20	20
No. at 5 1/2%	12	12	37	37
Amount involved	\$2,703	\$2,703	36	36
No. at 5 1/2%	5	5	1	1
Amount involved	\$92,500	\$92,500	1	1
No. at 5%	43	43	1	1
Amount involved	\$32,150	\$32,150	3	3
No. at 5%	117	117	3	3
Amount involved	\$508,175	\$508,175	3	3
No. at 4 1/2%	1	1	3	3
Amount involved	\$40,000	\$40,000	3	3
No. at 4 1/2%	9	9	3	3
Amount involved	\$360,500	\$360,500	3	3
No. at 4%	1	1	42	42
Amount involved	\$4,000	\$4,000	21	21
No. at 4%	23	23	42	42
Amount involved	\$825,825	\$825,825	42	42
No. above to Bank, Trust and Insurance Companies	31	31	26	26
Amount involved	\$1,321,500	\$1,321,500	26	26
Total No., Manhattan, Jan. 1 to date 7,215				
Total Amt., Manhattan, Jan. 1 to date \$257,373,909				
Total No., The Bronx, Jan. 1 to date 6,004				
Total Amt., The Bronx, Jan. 1 to date \$54,800,766				
Total No. Manhattan and The Bronx, Jan. 1 to date 13,219				
Total Amt. Manhattan and The Bronx, Jan. 1 to date \$312,174,675				

EXTENDED MORTGAGES

	1910.		1909.	
	Nov. 11 to 17, inc.	Total No. for Manhattan	Nov. 12 to 18, inc.	Total No. for Manhattan
Total number	99	99	41	41
Amount involved	\$5,061,200	\$5,061,200	\$619,500	\$619,500
No. at 6%	4	4	1	1
Amount involved	\$41,000	\$41,000	2	2
No. at 5 1/2%	9	9	2	2
Amount involved	\$414,200	\$414,200	19	19
No. at 5%	26	26	24	24
Amount involved	\$1,176,585	\$1,176,585	24	24

No. at 4 1/2%	58	15	1
Amount involved	\$3,327,415	\$387,500	\$6,000
No. at 4%	1	1	1
Amount involved	\$90,000	1	1
No. with interest not given	1	2	2
Amount involved	\$12,000	\$18,500	\$73,950
No. above to Bank, Trust and Insurance Companies	75	7	11
Amount involved	\$4,372,500	\$173,000	\$812,500

	1910.		1909.	
	Nov. 12 to 18, inc.	Total No. for Manhattan	Nov. 13 to 19, inc.	Total No. for Manhattan
Total N Manhattan, Jan. 1 to date	2,061	2,061	1,614	1,614
Total Amt., Manhattan, Jan. 1 to date	\$86,723,059	\$86,723,059	\$79,833,207	\$79,833,207
Total No., The Bronx, Jan. 1 to date	568	568	527	527
Total Amt., The Bronx, Jan. 1 to date	\$7,602,650	\$7,602,650	\$5,019,420	\$5,019,420
Total No. Manhattan and The Bronx, Jan. 1 to date 2,632				
Total Amt. Manhattan and The Bronx, Jan. 1 to date \$94,325,709				

PROJECTED BUILDINGS.

	1910.		1909.	
	Nov. 12 to 18, inc.	Total No. for Manhattan	Nov. 13 to 19, inc.	Total No. for Manhattan
Total No. New Buildings:				
Manhattan	9	9	12	12
The Bronx	246	246	44	44
Grand total	255	255	56	56
Total Amt. New Buildings:				
Manhattan	\$498,605	\$498,605	\$1,620,000	\$1,620,000
The Bronx	\$7,140,325	\$7,140,325	\$676,950	\$676,950
Grand total	\$7,638,930	\$7,638,930	\$2,296,950	\$2,296,950
Total Amt. Alterations:				
Manhattan	\$103,572	\$103,572	\$94,950	\$94,950
The Bronx	17,450	17,450	17,450	17,450
Grand total	\$103,572	\$103,572	\$112,400	\$112,400
Total No. of New Buildings:				
Manhattan, Jan. 1 to date	752	752	892	892
The Bronx, Jan. 1 to date	1,914	1,914	2,134	2,134
Manhattan-Bronx, Jan. 1 to date 2,666				
Total Amt. New Buildings:				
Manhattan, Jan. 1 to date	\$90,238,725	\$90,238,725	\$117,723,062	\$117,723,062
The Bronx, Jan. 1 to date	\$3,199,790	\$3,199,790	\$5,692,260	\$5,692,260
Manhattan-Bronx, Jan. 1 to date \$133,438,515				
Total Amt. Alterations:				
Manhattan-Bronx, Jan. 1 to date	\$15,071,789	\$15,071,789	\$12,617,187	\$12,617,187

BROOKLYN.

CONVEYANCES.

	1910.		1909.	
	Nov. 10 to 16, inc.	Total No. for Manhattan	Nov. 11 to 17, inc.	Total No. for Manhattan
Total Number	565	565	589	589
No. with consideration	18	18	29	29
Amount involved	\$168,405	\$168,405	\$200,822	\$200,822
Number nominal	547	547	560	560
Total number of Conveyances, Jan. 1 to date 23,843				
Total amount of Conveyances, Jan. 1 to date \$12,070,025				

MORTGAGES.

Total number	410	585
Amount involved	\$1,534,815	\$2,479,835
No. at 8%	216	331
Amount involved	\$741,618	\$1,116,639
No. at 5 1/2%	98	89
Amount involved	\$483,594	\$566,470
No. at 5 1/2%	1	1
Amount involved	1	\$1,500
No. at 5%	64	145
Amount involved	\$274,003	\$668,600
No. at 4 1/2%	1	1
Amount involved	1	\$35,000
No. at 4%	3	1
Amount involved	\$5,150	\$4,800
No. with interest not given	29	17
Amount involved	\$90,450	\$86,326
Total number of Mortgages, Jan. 1 to date 22,085		
Total amount of Mortgages, Jan. 1 to date \$98,325,844		

PROJECTED BUILDINGS.

	1910.		1909.	
	Nov. 11 to 17, inc.	Total No. for Manhattan	Nov. 12 to 18, inc.	Total No. for Manhattan
No. of New Buildings	51	51	73	73
Estimated cost	\$589,675	\$589,675	\$699,230	\$699,230
Total Amount of Alterations	\$119,516	\$119,516	\$42,920	\$42,920
Total No. of New Buildings, Jan. 1 to date 5,278				
Total Amt. of New Buildings, Jan. 1 to date \$32,155,956				
Total Amount of Alterations, Jan. 1 to date \$3,908,107				

QUEENS.

PROJECTED BUILDINGS.

	1910.		1909.	
	Nov. 11 to 17, inc.	Total No. for Manhattan	Nov. 12 to 18, inc.	Total No. for Manhattan
No. of New Buildings	54	54	141	141
Estimated cost	\$261,420	\$261,420	\$755,706	\$755,706
Total Amount of Alterations	\$17,545	\$17,545	\$22,730	\$22,730
Total No. of New Buildings, Jan. 1 to date 3,637				
Total Amt. of New Buildings, Jan. 1 to date \$13,284,811				
Total Amount of Alterations, Jan. 1 to date \$641,549				

LUDLUM OR MURPHY SCALE.

GENERALLY USED IN BROOKLYN.

Location	Per cent.	Value.	Size.	Per cent.	Value.
Front, 2 1/2x25	43	\$430	25x 25	43	\$430
2d, 2 1/2x25	24	240	25x 50	67	670
3d, 2 1/2x25	19	196	25x 75	86	860
4th, 2 1/2x25	11	140	25x100	100	1,000
Total, 25x100 100 \$1,000					

*\$1,000 is taken as the value of a full lot.

THE TITLE INSURANCE CO., OF NEW YORK

135 Broadway, Manhattan CAPITAL AND SURPLUS, and 203 Montague St., Brooklyn \$3,000,000

Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages.

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SLAWSON & HOBBS

Real Estate

162 WEST 72D STREET

VOLUNTARY AUCTION SALES.

JOSEPH P. DAY.

Nov. 22.

- 16th st, Nos 453 & 455 W, 51.8x92, two 5-sty bk tnts. 1st av, No 502, 24.8x75; 5-sty bk tnt, with str. 83d st, Nos 127 & 129 W, 34x102.2; two 4-sty stn dwgs. Greenwich st, No 622, 25x89.6xirreg, 5-sty bk tnt, with str. Front st, No 263, 21x70.10xirreg, 5-sty bk loft bldg. 141st st, No. 212 & 214 W. 50x99.11, 6-sty bk tnt. Water st, No 37, 28.4x83.8, 4-sty bk loft bldg. 76th st, Nos 338 & 340 E, 50x102.2, two 4-sty bk tnts. 2d av, No 1047, 19.8x66, 4-sty bk tnt, with str. Longwood av, No 850, s e cor Prospect av, 147.3 Prospect av |x37.10x-x87.3, 6-sty bk tnt, with str. Central Park West |s w cor 62d st, 100x100.5, 62d st |vacant. 148th st, Nos 232 to 238 W, 100x99.11, 2-sty bk stable.

ADVERTISED LEGAL SALES.

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

Nov. 19.

No legal sales advertised for this day.

Nov. 21.

- 153d st, s s, 675 w Broadway, 25x99.11; except part for Riverside Drive; vacant. American Mortgage Co agt Stillman F Kneeland et al; Bowers & Sands, att'ys, 31 Nassau st; Michael J Horan, ref. (Amt due, \$7,097.47; taxes &c, \$3,089.94.) Mort recorded Nov 22, 1909. By Bryan L Kennelly. 2d av, No 2203, on map No 2205, w s, 25.7 n 113th st, 25x100, 5-sty bk tnt & str. Sheriff's sale of all right, title, &c, which David J Gluck had on April 1, 1910, or since; Chas S Whitman, att'y; Jno S Shea sheriff. By Daniel Greenwald. 10th st, No 272, s s, 300 e 1st av, 25x99.7, 4-sty bk tnt. Sheriff's sale of all right, title, &c, which Harry Sechery had on April 1, 1910, or since; Chas S Whitman, att'y; Jno S Shea, sheriff. By Daniel Greenwald. 39th st, No 350, s s, 100 e 9th av, 25x98.9, 4 & 6-sty bk tnt & str. Jno Schreyer agt Leopold Kaufmann et al; Louis Wendel, Jr, att'y, 277 Bway; Jas Oliver, ref. (Amt due, \$14,440.30; taxes, &c, \$1,073.06. Mt recorded Jan 3, 1906. By Saml Marx. 39th st, No 348, s s, 125 e 9th av, 25x98.9, 6-sty bk tnt & str & 4-sty bk tnt in rear. Same agt same; same att'y; same ref. (Amt due, \$12,351.05; taxes, &c, \$1,010.16.) Mt recorded Jan 3, 1906. By Saml Marx. 28th st, Nos 146 & 148, s s, 201.8 e 7th av, 46.6 x98.9, 7-sty bk loft & str bldg. Mathew Micolino agt Quinn & Smith et al; Grasmuck & Ostrander, att'ys, 99 Nassau st; Samson Lachman, ref. (Amt due, \$45,997.65; taxes, &c, \$1,350.32; sub to three mts & int aggregating \$102,251.) Mt recorded April 7, 1909. By Hugh D Smyth. 1st av, No 2042, e s, 75.7 n 105th st, runs e 91 x n 1.6 x e 22 x n 25.2 x w 113 x s 25.4 to beg, 6-sty bk tnt & str. Emma Hyams et al as exrs agt Liberty Land & Improvement Co et al; Gross & Sneudaira, att'ys, 309 Bway; Wm C Arnold, ref. (Amt due, \$9,479.91; taxes, &c, \$1,968.35.) Mt recorded June 16, 1905. By Joseph P Day.

Nov. 22.

- Findlay av |n e cor 167th st, runs n 685.10 to 167th st, 168th st x e 200 to Teller av, x s 168th st, |582.6 x w 75 x s 100 to 167th st, x Teller av, |w 125.3 to beg; several 1- & 2-sty bk & fr bldgs & vacant. Frederick A Wurzbach agt Mary A B Schneider et al; Robert H Bergman, att'y, 3219 3d av; Ambrose A O'Connell, ref. (Amt due, \$13,189.31; taxes &c, \$6,683.19; sub to six morts aggregating

AUCTION SALES OF THE WEEK.

The following is the complete list of property sold, withdrawn or adjourned during week ending Nov. 18, 1910, 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.

- *163d st, No 449, on map No 453, n s, 275 e Amsterdam av, 37.6x112.6, 6-sty bk tnt. (Amt due, \$9,221.54; taxes, &c, \$899.31; sub to prior mt of \$35,000.) Carrie Foster\$38,721 *163d st, No 453, on map No 449, n s, 312 e Amsterdam av, 37.6x112.6, 6-sty bk tnt. (Amt due, \$9,221.54; taxes, &c, \$899.31; sub to prior mt of \$35,000.) Carrie Foster\$38,721 133d st, No 209, n s, 120 w 7th av, 20x99.11, 3-sty & b bk dwg. (Amt due, \$10,413.83; taxes, &c, \$368.09.) George Doctor Co10,700 *93d st, No 305, n s, 100 e 2d av, 25x100.8, 4-sty bk tnt. (Amt due, \$5,746.20; taxes, &c, \$286.89; sub to a first mt of \$8,500.) Rosa Jackel11,111 11th st, No 48, s s, 377.1 e 6th av, 21.8x94.10, 3-sty & b bk dwg. (Amt due, \$10,364.01; taxes, &c, \$1,073.18.) Wm & Alan R Hawley25,000

- \$49,500). Mort recorded June 10, 1909. By Joseph P Day. St Nicholas av, No 718, e s, 229.10 n 145th st, 32.6x100; 4-sty & b stn dwg. The Bank for Savings in the City of N Y agt Wm I Brown et al; Strong & Cadwalader, att'ys, 40 Wall st; James Kearney, ref. (Amt due, \$20,299.92, taxes &c, \$3,354.22.) Mort recorded May 25, 1897. By Joseph P Day. 104th st, No 170, s s, 225 w 3d av, 25x100.11; 4-sty stn tnt. John J Fallon agt Gertrude K Loeb et al; Melville B Mendell, att'y, 5 Beekman st; Geo E Weller, ref. (Amt due, \$15,930.20; taxes, &c, \$568.88.) Mort recorded Feb 19, 1908. By Joseph P Day. 79th st, No 220, s s, 245 e 3d av, 20x102.2; 3-sty stn dwg. Charles Schimmer agt Herman Segal et al; Wolf & Kohn, att'ys, 203 Broadway; Wm J Bolger, ref. (Amt due, \$3,868.88; taxes &c, \$246.10; sub to a first mort of \$10,000.) Mort recorded Apr 27, 1907. By Joseph P Day. 5th av, No 1489, e s, 63.2 s 120th st, 37.8x100; 6-sty bk tnt & str. Pauline L Goodman agt Hyman Korovsky et al; Krakower & Peters, att'ys, 309 Bway; S Edmund Sladkus, ref. (Amt due, \$14,956.74; taxes, &c, \$1,000; sub to a mt of \$45,000.) Mort recorded Feb 4, 1907. By Samuel Marx. 133d st, No 158, s s, 200.9 e 7th av, 16x99.11; 3-sty & b bk dwg. Cornelius F Kingsland as trustee agt Adelaide I Maidhof et al; Frederic de P Foster, att'v, 44 Wall st; Jas F Higgins, ref; (Amt due, \$9,215.80; taxes, &c, \$168.77.) Mt recorded Mar 26, 1890. By Joseph P Day. Broadway, Nos 4308 & 4314 s e cor 184th st, 184th st, |75.7x92.9x74.11x103.1; two 6-sty bk tnts & str. Isaac Gingold agt William Lyman, et al; Leventritt, Cook & Nathan, att'ys, 111 Broadway; Joseph Ullman, ref. (Amt due, \$25,176.27; taxes &c, \$5,825.85.) Mort recorded, Apr 26, 1906. By Samuel Marx.

Nov. 23.

- Coenties Slip, No 3, w s, 26.10 s Pearl st, 26x 45x26x45.5; 5-sty bk loft & str bldg. Coenties Slip, No 5, n w cor Water st, 53.x 22.4x53.1x23.2. 5-sty bk loft & str bldg. Water st, No 38. Joseph T Williamson agt Jacob I Housman; Reeves, Todd & Swain att'ys, 165 Broadway; John S Shea, Sheriff. (Sheriff's sale of all right title &c, which Jacob I Housman had on Jan 23, 1908 or since.) By Daniel Greenwald. Market st, Nos 59 to 63 |s w cor Hamilton st, Hamilton st, No. 48; |69.1x57.6x50.7x59.6; 6-sty bk tnt & str. Sender Jarmulowsky agt Benj Emmerman et al; Morris Clark, att'y, 54 Canal st; Joseph D Edelson, ref. (Amt due, \$31,903.90; taxes &c, \$1,500; sub to 3 morts aggregating \$31,500.) Mort recorded Apr 4, 1907. By Joseph P Day. Trinity av, No 990, e s, 219.3 s 165th st, 50x100, 2-sty & b fr dwg & 1-sty fr bldg in rear. Ernest Hall agt Osiat Karp et al; R Clarence Dorsett, att'y, 25 Pine st; Leo Leventritt, ref. (Amt due, \$6,469.94; taxes &c, \$501.24.) Mort recorded Sept 5, 1905. By Joseph P Day. 117th st, Nos 527 & 529, n s, 285.6 e Pleasant av, 37.6x100.10; 6-sty bk tnt & str. N Y Trust Co agt Louvre Realty Co et al; Bowers & Sands, att'ys, 31 Nassau st; A S Gilbert, ref. (Amt due, \$25,617.25; taxes &c, \$1,629.54.) By Daniel Greenwald. 117th st, Nos. 523 & 525, n s, 248 e Pleasant av, 37.6x100.10, 6-sty bk tnt & str. Jared W Bell agt Louvre Realty Co et al; Bowers & Sands, att'ys 31 Nassau st; Eugene A Philbin, ref. (Amt due, \$25,145.92; taxes, &c, \$1,617.60.) Mt recorded Aug 4, 1908. By Joseph P Day. St Nicholas av, No 763, w s, 68.4 n 148th st, 20.5x88.9x20x88, 4-sty bk dwg. Sheriff's sale of all right, title, etc, which Louis G Meyer had on Feb 11, 1910, or since; Katz & Sommerich, att'ys, 277 Bway; Jno S Shea, sheriff. By Daniel Greenwald.

Nov. 25.

- 7th st, No 148, s s, 250 e Av A, 25x90.10; 5-sty bk tnt & str. Gerson M Krakower agt Meyer Hurwitz et al; Wm J Lippmann, att'y, 116 Nassau st; Richard H Clarke, ref. (Amt due, \$1,715.61; taxes &c, \$474.63; sub to a prior mort of \$5,500.) Mort recorded May 8, 1900. By Joseph P Day. 56th st, No 237, n s, 200 w 2d av, 25x100.5; 5-sty bk tnt a str. Ethel L Best agt Louis Sroka et al; A Dudley Britton, att'v, 189 Montague st, Brooklyn; Abraham Landau, ref. (Amt due, \$6,058.79; taxes &c, \$1,010.67; sub to a first mort of \$20,000.) Mort recorded Aug 11, 1908. By Daniel Greenwald.

- Prospect av, Nos 618 to 628, e s, 100 s Kelly st, 112.6x100; three 5-sty bk tnts. Benjamin Levy agt Max Goldstein et al; Nathan Friedman, att'y, 309 Broadway; Herman Herst, Jr, ref. (Amt due, \$6,356.36; taxes &c, \$2,500.) Mort recorded Jan 25, 1910. By Herbert A Sherman.

- 10th st, No 57, n s, 166.2 e 6th av, 21.11x94.10; 7-sty bk hotel. David Weingarten agt Washington Park Improvement Co et al; Wm P Buchler, att'y, 150 Nassau st; Daniel P Hays, ref. (Amt due, \$15,454.05; taxes &c, \$1,106.24; sub to a first mort of \$36,000.) Mort recorded May 18, 1909. By Samuel Marx.

Nov. 26.

No legal sales advertised for this day.

Nov. 28.

- 70th st, No 508, s s, 212 e Av A, 37x100.5; 6-sty bk tnt. State Investing Co agt Louvre Realty Co et al; Bowers & Sands, att'ys, 31 Nassau st; Chas M Beattie, ref. (Amt due, \$7,884.04; taxes &c, \$2,145.31; sub to a mort of \$24,000.) By Joseph P Day.

- 70th st, No 506, s s, 175 e Av A, 37x100.5; 6-sty bk tnt. State Investing Co agt Simon Uhlfelder et al; Bowers & Sands, att'ys, 31 Nassau st; Alexander Brough, ref. (Amt due, \$8,874.09; taxes &c, \$2,145.31. Sub to a mort of \$24,000.) By Joseph P Day.

NOTICE TO CONTRACTORS NEW YORK STATE PRISON

Notice is hereby given that on and after November 15, 1910, plans and specifications for the New State Prison to be erected at Wingdale, Dutchess County, for the Commission on New Prisons of the State of New York, will be on file at the office of the Commission on New Prisons, at the Capitol, Albany, at the office of William J. Beardsley, architect, 49 Market street, Poughkeepsie, and upon the site above referred to, at Wingdale.

Plans may be seen at any time at the three places above referred to, by contractors, sub-contractors, material men, etc.

General contractors may procure a complete set of plans with duplicate specifications by applying in writing to the architect at above address, and filing with him a certified check of one hundred fifty dollars (\$150.00) made payable unconditionally to the order of the Commission on New Prisons. Said check to be forfeited upon the failure of the contractor to return plans and specifications within ten days after the time for receiving proposals. Certified check will be returned in full when the contractor returns plans and specifications. No sub-contractors or material men will be furnished with plans. General contractors must arrange to procure such bid or bids, from the plans which they obtain.

Printed proposal blanks will be furnished from the architect's office on application.

The conditions require that each bid be accompanied by certified check in the sum of \$100,000, and the contractor to whom the award is made will be required to furnish surety company bonds in the sum of \$1,000,000; or five hundred thousand dollars (\$500,000) in cash, deposited with the Commission on New Prisons, or a check to its order for five hundred thousand dollars (\$500,000), deposited with said Commission and certified by a bank approved by it; or negotiable bonds worth not less than five hundred thousand dollars (\$500,000), deposited with said Commission and approved by it.

Sealed proposals will be received by said Commission at its office in the Capitol, City of Albany, on or before twelve o'clock noon, standard time, Thursday, December 15, 1910, and then opened and read publicly, for the erection and completion of a prison plant to take the place of Sing Sing to be erected on the selected site near Wingdale, in the town of Dover, Dutchess County, New York.

The Commission on New Prisons reserves the right to reject any or all bids that may be received for this work.

Each contractor bidding on this work is requested to file his name and address with the architect, as it may be necessary to send out a supplemental specification making modifications or changes in the general specifications and drawings of the prison plant.

COMMISSION ON NEW PRISONS.

GEORGE McLAUGHLIN, Secretary. Dated Albany, November 11, 1910.

- *Amsterdam av, No 2110, w s, 27.11 s 165th st, 30x100, 5-sty bk tnt & str. (Amt due, \$12,410.62; taxes, &c, \$1,525.23; sub to a first mt of \$23,000.) Konrad Vonhof38,239 *Water st, No 445, s s, 126 e Market Slip, 20x80, 5-sty bk loft bldg. (Amt due, \$6,746.57; taxes, &c, \$660.89; sub to a mt of \$6,000.) Francis Hendricks et al as exrs10,214 *Manhattan av, No 446 s e cor 119th st, 34.3x95, 5-sty bk tnt. (Amt due, 119th st |\$47,529.35; taxes, &c, \$1,929.19.) David E Oppenheimer46,000 158th st, Nos 529 & 531, n s, 375 w Amsterdam av, 50x99.11, vacant. (Amt due, \$16,892.23; taxes, &c, \$1,093.58; sub to prior mt of \$6,750.) Gesime F Meyer25,722 South st, No 226, n s, 126 e Market Slip, 20x80, 4-sty bk storage bldg. (Amt due, \$5,390.63; taxes, &c, \$642.65; sub to a first mt & int amounting to \$5,178.) Paul Hellinger, for a client11,678 South st, No 227, n s, 146 e Market Slip, 20x80, 4-sty bk storage bldg. (Amt due, \$5,392.83; taxes, &c, \$642.64; sub to a first mt & int amounting to \$5,178.) Paul Hellinger, for a client13,328 Park View Terrace, e s, 200 n 196th st, 125x125, vacant. (Amt due, \$13,952.54; taxes, &c, \$579.43.) Jacob Gotthoffer15,025 Hoe av |s w cor 172d st, 25x100x-x60.11, vacant. (Amt due, \$2,387.97; 172d st |taxes, &c, \$81.61.) The Estates Settlement Co.3,100

BRYAN L. KENNELLY.

Goerck st, Nos 59 to 65, w s, 150 n Delancey st, 100x100, 4-sty bk factory bldg (voluntary). Wm Lustgarten49,750
 33d st, No 22, s s, 98 w Madison av, 22x98.9x25x irreg, 4-sty stn dwg (trustees' sale). D H Allen.....91,500
 74th st, No 28, s s, 18 w Madison av, 16.6x80, 4-sty stn dwg (trustees' sale). H G Ingersoll43,000
 West st, Nos 413 to 415 | s e cor Perry st, 69x90xirregx95.6, two 4-sty bk Perry st, Nos 174 & 176 | bldgs with stores (exrs sale of 1-20 undivided interest). Irman Kuhne & Selman Hume2,650
 96th st, No 204, s s, 117.3 w Amsterdam av, 27x100.8, 5-sty bk tnt. (Amt due, \$3,420.22; taxes, &c, \$723.24; sub to two morts aggregating \$31,000.) Chas L E Wolf36,472

HERBERT A. SHERMAN.

Courtlandt av, Nos 622 & 624, e s, 75 n 151st st, 40.8x100, 6-sty bk tnt. (Amt due, \$24,497.71; taxes, &c, \$167.) Withdrawn.....
 Courtlandt av, Nos 623 & 625, w s, 75 n 151st st, 50x100, 6-sty bk tnt. (Amt due, \$18,579.81; taxes, &c, \$210.94; sub to two mts aggregating \$11,250.) Withdrawn
 *8th av, No 2894, on map Nos 2894 & 2896, e s, 40 n 153d st, 39.11x100, 6-sty bk tnt & str. (Amt due, \$14,533.62; taxes, &c, \$961.63.) Empire City Wood Working Co.....53,416
 *66th st, No 227, n s, 375 e West End av, 25x100.5, 5-sty bk tnt & str. (Amt due, \$14,921; taxes, &c, \$914.60.) North-Eastern Dispensary in the City of N Y14,000

SAMUEL MARX.

119th st, Nos 348 & 350, s s, 110 w 1st av, 40x100.11, 6-sty bk tnt & str. (Amt due, \$39,944.10; taxes, &c, \$1,079.47.) Morris Naitolowitz & Samuel Lippman40,600
 110th st, n s, 375 e 7th av, 150x70.11, vacant. (Amt due, \$63,555.51; taxes, &c, \$4,544.94.) Withdrawn
 Catherine st, No 66, w s, 25.8 n Oak st, 25x50, 5-sty bk tnt & str. (Amt due, \$15,960.63; taxes, &c, \$799.41.) Hy M Brightman.....18,050

CHARLES A. BERRIAN.

Pearl st, No 36, s s, 29 e Moore st, 25.2x52.9x24.7x52.6, 4-sty bk loft & str bldg. (Amt due, \$20,591.40; taxes, &c, \$983.92.) Geo Hahn.....22,000

DANIEL GREENWALD.

*Muliner av, w s, 329.7 s Neil av, 25x107.6x25x106.8, Van Nest. (Amt due, \$1,312.61; taxes, &c, \$71.07.) Annie Troman.....1,000
 *132d st, No 224, s s, 224 w 7th av, 16.8x99.11, 3-sty & b bk dwg. (Amt due, \$10,740.55; taxes, &c, \$217.36.) Wm H Morse et al exrs.....10,500

J. H. MAYERS.

*132d st, No 59, n s, 95 w 4th av, 20x99.11, 3-sty & b stn dwg. (Amt due, \$6,877.57; taxes, &c, \$293.26.) Adelaide Collins6,500

Total \$676,997
 Corresponding week, 1909..... 1,167,590
 Jan. 1st, 1910, to date..... 48,410,846
 Corresponding period, 1909..... 53,706,306

REAL ESTATE RECORDS

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

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.
 6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.
 7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.
 8th.—A \$20,000—\$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1910.
 9th.—T. S. preceding the consideration in a conveyance means that the deed or conveyance has been recorded under the Torrens System.

CONVEYANCES

November 11, 12, 14, 15, 16 and 17.

BOROUGH OF MANHATTAN.

Broad st, Nos 46 to 52 | w s, 169.10 s Exchange pl, runs s 80.3 x w New st, Nos 46 to 50 | 111.10 & 74.6 to e s New st x n 64.5 x e 49.10 x n 43.7 x e 110.9 to beg, 6 4-sty bk loft, office & str bldgs. Sevilla Heineman & Jacob W Riglander to Empire Realty Corp, 290 Bway. tM \$600,000. Nov 15, 1910. 1: 24—16 & 36 to 39. A \$889,000—\$936,000. O C & 100
 Columbia st, No 125, w s, 76 s Houston st, 24x100, 4-sty bk tnt & str & 4-sty bk tnt in rear. Max Peters to Abram Fistel, 323 Bedford av, Bklyn. Mt \$18,750. Nov 10, 1910. 2:335—21. A \$17,000—\$22,000. O C & 100
 Catherine st, No 76, on map Nos 76 & 76½, w s, 46.4 s Oak st, 24.9x77.11x25.4x77.8, except part as lies in 4 ft alley, with all rights to alley, two 3-sty fr tnts & str. Martin Garone to Minnie Garone, 116 Cherry st. Mt \$14,000 & all liens. Nov 1, 1910. 1:252—56. A \$15,000—\$18,000. nom
 Eldridge st, No 70, e s, 59 n Hester st, 19.2x50.8, 3-sty bk tnt & str. Michl Josephson to Lizzie wife Abraham Josephson, 766 Ross st, Bklyn. B & S. All liens. Nov 1, 1910. 1: 307—4. A \$11,000—\$14,000. nom
 Essex st, Nos 85 to 89 | s w cor Delancey st, 75x87.6, three 5-sty Delancey st. | bk tnts & str. Dean Holding Co to Essex Delancey Co, 309 Bway. All liens. Nov 15, 1910. 2: 409—53 to 55. A \$84,000—\$123,000. O C & 100
 Grand st, No 29, s w s abt 42 w Thompson st, 19x79 to alley with all title to alley, 3-sty bk tnt & str. Thos B Arden to Orlando A Jones, 430 W 116th st. All title. All liens. Nov 17, 1910. 1:227—53. A \$8,000—\$9,000. O C & 100
 Grand st, No 472, n s, 100 w Willett st, 25x100, 4-sty bk tnt & str with 2-sty bk extension. Michl J Adrian Corp to Chas A Blum, 480 Grand st. B & S. Nov 5, 1910. 2:336—27. A \$25,000—\$29,000. O C & 100
 Hamilton st, No 38, s s, 164.6 w Market st, 27x96.6x25.5x103.6, 5-sty bk tnt & str & 4-sty bk tnt in rear. Maximilian Zipkes to Henrietta Rosen, 152 Norfolk st. B & S. All liens. Nov 14, 1910. 1:253—43. A \$8,000—\$17,000. nom
 Houston st, Nos 309 & 311, s s, 60 w Attorney st, 50x100, 6-sty bk tnt & str. Jacob Fish to Simon Dinerstein, 78 & 80 Av B. Mts \$82,000. Nov 15, 1910. 2:350—57 & 59. A \$41,500—\$. O C & 100
 Hester st, No 55, n s, abt 65 w Essex st, 22x88, 7-sty bk loft & str bldg. Ruben Satinstein to Theresa Feinberg, 22 Mt Morris Park West. Mts \$35,750 & all liens. Nov 11, 1910. 1:310—36. A \$21,000—\$36,000. nom
 James slip, No 1 | s w cor Cherry st, 24x36.2, 4-sty bk tnt & str. Cherry st, No 75 | Minnie wife of & Thomas Garone to Martin Garone, 116 Cherry st. Mt \$12,500 & all liens. Nov 14, 1910. 1:110—55. A \$10,000—\$13,500. nom
 Jones st, No 8, s s, 79.9 w 4th st, 25x100.2, 5-sty bk tnt & str. Michl A Rofrano to Michl H Murphy. Mt \$20,000. Nov 1, 1910. 2:590—25. A \$11,000—\$23,000. O C & 100
 Mulberry st, No 88, s e s, 107 s w Canal st, 25x101.2x24.9x100.10, 5-sty bk tnt & str & 3-sty bk tnt in rear. Jos A McCormick to Gaetano Malzone, 555 48th st, Bklyn. 1-6 part. All title. Mts \$17,000. Nov 12, 1910. 1:200—11. A \$19,000—\$29,000. 100
 Montgomery st, No 40, w s, 50 n Monroe st, 25x92.3. Part two 6-sty bk tnts & str. U S Trust Co TRUSTEE Alice W Bronson to Pincus Lowenfeld, 106 E 64th st & Wm Prager, 129 E 74th st. All title. Nov 9, 1910. 1:269. Part lots 13½ & 14. A \$—\$. 50

Pearl st Nos 500 & 502 | n e s at s s, Park st, runs e along Park st, Park st Nos 47 to 51 | 74.6 & 19.9 x — 37.2 x — 69.10 to Pearl st x n w 45.7 to beg, three 5-sty bk tnts & str; also all R T & I to plot lying east and adj the s e cor & rear of No 500 Pearl st. —x—. Thos B Arden to Orlando A Jones, 430 W 116th st. All title. All liens. Nov 17, 1910. 1:160—21. A \$45,000—\$50,000. O C & 100
 Rivington st, No 319, s s, 24.6 w Goerck st, 22.9x64, 3-sty bk tnt & str. Hugo Cohn EXR Rosa Schoeffel to Mary Spering, 268 W 123d st. Mt \$5,000. Nov 16, 1910. 2:328—54. A \$10,000—\$12,000. 12,000
 Rutgers st, No 20 | s w cor Henry st, 25x84.7x25.2x84.7, 2-sty Henry st, Nos 142 & 144 | bk tnt & str & 3-sty bk tnt. Release Dower. Kath S Schuchardt to Mary A Scott, 210 W 107th st; Kath S DeValencia, 508 W 114th st, & Fredk Schuchardt at Nyack, N Y. Q. C. Nov 7, 1910. 1:273—27. A \$28,000—\$37,000. nom
 Spring st, No 206, s s, abt 50 w Sullivan st, 25x100, 5-sty bk loft & str bldg. Gaetano Marchesini to Waterford W Smith, 520 W 114th st. ½ part. All title. Nov 10, 1910. 2:490—23. A \$17,000—\$30,000. nom
 Spring st, No 191, n s, 65.11 e Sullivan st, 16.9x100, 3-sty bk tnt & str with 1-sty bk extension with chattels, bill of sale, &c. Cath wife Victor Bisso to said Victor Bisso, 191 Spring st. ½ part all title. Mts \$15,500 & all liens. Nov 16, 1910. 2:503—43. A \$13,000—\$17,000. 2,000
 University pl, Nos 81 to 95 | n e cor 11th st, runs e 141.9 x n 33.1, 11th st, Nos 41 to 51 | 12.2, 111.5 x w 91.6 to e s of pl x s 157.4 to beg, with all title to any strips or gores adj on east, 11-sty bk loft & str bldg. Empire Realty Corp to Sevilla Heineman, 62 W 70th st & Jacob W Riglander, 1730 Bway. Mts \$875,000 & all liens. Mar 14, 1910. 2:563—1. A \$350,000—\$1,000,000. O C & 100
 University pl, No 126, n w s, 77.7 n e 13th st, 25.10x105.8x25.9x 104.3, 4-sty bk office & str bldg with 1-sty bk extension. Thos B Arden to Orlando A Jones, 430 W 116th st. All title. All liens. Nov 17, 1910. 2:571—22. A \$50,000—\$56,000. O C & 100
 Worth st, No 124, s s, 126.7 w Centre st, 20.6x80.1x20.8x80.4, part 3-sty bk loft bldg. Thos B Arden to Orlando A Jones, 430 W 116th st. All title. All liens. Nov 17, 1910. 1:168—20. A \$20,000—\$23,500. O C & 100
 Washington st, No 799 | n e cor Horatio st, 24.2x89.1x24.1x90.9. Horatio st, Nos 85 to 89 | Washington st, No 801, e s, 24.2 n Horatio st, 18.1x—x18.1x89.1. 6-sty bk loft bldg & str. Newtown Construction Co to Chas O Baese, 849 St Nicholas av. Mt \$85,000. Nov 10, 1910. 2:643—36 & 37. A \$23,500—. O C & 100
 Wall st, Nos 59 & 61 | s e cor Hanover st, runs e 57.8 x s w 114.1 Hanover st, No 1 | x w 7.5 x n 1.2 x w 4.10 & 4.11 x n 0.4 x w 35.2 to e s Hanover st x n 127.3 to beginning, 8-sty stn office bldg. Jas C Brown et al directors of the Wall & Hanover St Realty Co, a corp of N J, to the Wall & Hanover St Realty Co, a corp of N Y, of 59 Wall st. C A G. Aug 15, 1910. 1:27—9. A \$645,000—\$835,000. O C & 100
 York st, Nos 2 & 4 | s e cor St Johns lane, 50x72.6, 3-sty fr St Johns lane, Nos 7 & 9 | tnt & str, 3-sty fr bk ft tnt & str & 2-sty bk stable. Thos B Arden to Orlando A Jones, 430 W 116th st. All title. All liens. Nov 17, 1910. 1:212—44 to 46. A \$22,500—\$24,000. O C & 100
 4th st W, | n e cor Jane st, runs n 29.2 x s e 37.2 x n 0.4 Jane st, No 31 | x e 41.5 x n 8.4 x e 5.7 x s 16.8 to Jane st x w 8th av No 40½ | 77.8 to beg, 4-sty bk tnt & str with 2-sty bk extension. Robt H Philipps to Pierre E Guerin, 25 Jane st. Mt \$10,000. Nov 14, 1910. 2:616—1. A \$14,000—\$16,000. nom
 5th st E, No 737, n s, 243 w Av D, 21x75, 3-sty bk tnt. Leopold Gottlieb to Herman Gottlieb of Bklyn. Mt \$11,000. Aug 11, 1910. 2:375—52. A \$10,000—\$12,000. O C & 100

6th st E, No 312, s s, 175 s e 2d av, 25x97, 5-sty bk tnt & str. Annie Jacobs to Max Porofsky, 112 W 118th st. Q C. Nov 16, 1910. 2:447-12. A \$19,000-\$25,000. nom

8th st E, No 371, n s, 258 e Av C, 25x93.11, 5-sty bk tnt & str. Cecelia Bernard to Cornelius Leventhal, 156 & 158 W 144th st. Mt \$20,000, Oct 5, Nov 14, 1910. 2:378-55. A \$15,000-\$21,000. O C & 100

9th st E, No 612, s s, 193 e Av B, 20x93.11, 4-sty bk tnt & str & 2-sty bk stable in rear. Pauline Schwartz to Gizella Moskovitz, 13 Av B. All title. All liens. Oct 27, Nov 17, 1910. 2:391-13. A \$13,000-\$17,000. nom

Same property. Moses Gross & Fanny his wife & Gisella Moskovitz to Machson Dairy Co, 612 E 19th st. Mts \$14,500. Oct 31, Nov 17, 1910. 2:391. O C & 100

13th st E, Nos 710 & 712, s s, 158 e Av C, runs s 106.6 x e 25 x n 3.3 x e 25 x n 103.3 to st x w 50 to beginning, 3-sty bk tnt & 2-sty bk stable. Anna K Koechlein & John Fischer EXRS Jacob Fischer to Eagle Pencil Co, 377 Bway. Nov 10, Nov 11, 1910. 2:382-13 & 14. A \$16,000-\$24,000. 25,500

13th st E, No 710, s s, 158 e Av C, 25x100, 3-sty bk tnt & 2-sty bk stable. John Fischer et al to Eagle Pencil Co, 377 Bway. 1/2 part. Nov 9, Nov 11, 1910. 2:382-13. A \$8,000-\$12,000. O C & 100

15th st E, No 314, s s, 167 e 2d av, 26x103.3, 4-sty stn tnt. Patk Kenney to Solomon Reiner, 314 E 15th st. Mt \$28,000. Nov 9, Nov 11, 1910. 3:921-56. A \$18,000-\$27,000. nom

16th st W, No 331, n s, 350 w 8th av, 24.10x92x25x92.

16th st W, No 333, n s, 375 w 8th av, runs n 92 x w 25 x s 42 x e 0.4 x s 50 to st x e 24.10 to beg. two 5-sty bk tnts.

Annette Taterka to Breinchen Wallach, 130 E 79th st; Dina W Block, 2 W 86th st; Milton M Dryfoos, 175 E 79th st, & Sidney Wallace, 629 W 115th st. EXRS, &c, Karl M Wallach. All liens. Sept 17, Nov 14, 1910. 3:740-17 & 18. A \$21,000-\$52,000. 300

17th st W, No 452, s s, 125 e 10th av, 25x92, 5-sty bk tnt. Israel Jacobson to Mary Block, town of Bellville, city of Paterson, N J. B & S. All liens. Nov 2, Nov 12, 1910. 3:714-61. A \$9,500-\$19,000. O C & 100

17th st W, No 454, s s, 100 e 10th av, 25x92 5-sty bk tnt. Israel Jacobson to Mary Block at Bellville, Paterson, N J. B & S. All liens. Nov 2, Nov 12, 1910. 3:714-62. A \$9,500-\$19,000. O C & 100

18th st W, No 12, s s, 280 w 5th av, 53x92. 8 & 9-sty bk tnt. The Randolph Co to B & L Const Co, 1400 5th av. Mt \$125,000. Nov 10, Nov 11, 1910. 3:819-53. A \$118,000-\$160,000. nom

19th st E, No 37, n s, 225 w 4th av, 20x92, 2 & 3-sty bk bldg & str. Minnie A Blanchard to Chelsea Realty Co, 135 Bway. B & S & C a G. Mt \$28,000. Nov 10, Nov 14, 1910. 3:848-27. A \$40,000-\$44,000. O C & 100

20th st W, Nos 18 to 22, s s, 345 w 5th av, runs s 92 x w 25 x s 92 19th st W, No 23 to n s 19th st x w 25 x n 92 x w 25 x n 92 to s s 20th st x e 75 to beginning, 11-sty stn loft & str bldg. Ralph W Davis to Blanche E Davis. 3-20 of 3-5 parts. All liens. June 29, Nov 11, 1910. 3:821-55. A \$230,000-\$515,000. O C & 100

Same property. John L Davis to Lewis S Davis. 3-20 of 3-5 parts. All liens. July 2, Nov 11, 1910. 3:821. O C & 100

Same property. Amelia Davis widow et al to Henry C Lytton, 2700 Prairie av, Chicago Ill. 3-5 parts. All title. Mts \$450,000. Nov 10, Nov 11, 1910. 3:821. O C & 100

20th st E, No 39, n s, 250 w 4th av, 25x92, 11-sty bk loft & str bldg Martin Holding Co to Josiah C or J Cleveland Cady, Alpine, Bergen Co, N J. Mts \$110,000 & all liens. Nov 15, Nov 16, 1910. 3:849-28. A \$50,000-\$125,000. nom

22d st W, No 134, s s, 401.2 s e 7th av, 20.10x98.9, 3-sty & b bk dwg. Arco Realty Co to Mayer S Auerbach, The Kenilworth, 75th st & Central Park West. All liens. Nov 12, Nov 14, 1910. 3:797-62. A \$20,000-\$23,000. 100

23d st E, No 236, s s, 183.4 w 2d av, 20.10x98.9.

23d st E, No 234, s s, 201.2 w 2d av, 20.10x98.9. two 3-sty & b bk dwgs. Cornelia A Johnson to Martin Rothschild, 542 W 112th st. Mt \$12,000. Mts \$24,000. Nov 9, Nov 14, 1910. 3:903-41 & 42. A \$29,000-\$36,000. 100

23d st E, No 236, s s, 183.4 w 2d av, 20.10x98.9.

23d st E, No 234, s s, 201.2 w 2d av, 20.10x98.9. two 3-sty & b bk dwgs. Martin Rothschild to Amanda Marcus, 1187 Lex av. 1-3 part. Mts \$24,000. Nov 14, Nov 15, 1910. 3:903-41 & 42. A \$29,000-\$36,000. 100

Same property. Same to Herbert Baum, 76 W 86th st. 1-3 part. Mts \$24,000. Nov 14, Nov 15, 1910. 3:903. 100

24th st E, No 332, s s, 200 w 1st av, 25x75, 5-sty bk tnt & str. FORECLOS. Nov 11, 1910. Faulkner Hill, referee to Samuel Halberin, 159 2d av. Nov 14, Nov 15, 1910. 3:929-43. A \$9,500-\$13,000. 2,000 over & above 1st mt for 16,500

24th st E, No 424 on map No 404, s s, 106.6 e 1st av, 25x98.9, 5-sty bk tnt. Meyer M Dantzig to Mollie Giantz, 37 John st. 1/2 part. Mts \$19,000. Nov 24, 1909, Nov 12, 1910. 3:955-48. A \$10,000-\$21,000. O C & 100

25th st W, s s, 78.2 w 7th av, strip, 0.1x98.9. Seymour Realty Co to Franmor Realty Co, 207 W 24th st. Nov 14, Nov 15, 1910. 3:774. O C & 100

27th st E, Nos 27 & 29, n s, 71.3 e Madison av, 28.9x24.9 with rights to alley 2.8 adj on East, 4-sty bk tnt & str. M. Davis Doughty to Elbridge T Gerry, Seaverge, Newport, R. I. C a G. Nov 14, 1910. 3:857-25. A \$18,000-\$26,000. O C & 100

29th st E, No 119, n s, 125 w Lexington av, 25x98.9, 2-sty & b bk dwg. Agreement cancelling contract, dated June 30, 1910. Fredk W Fieder, Jr, 551 W 160th st with Denis Quinn EXR Sarah Bell, 781 South Oak Drive. Nov 15, Nov 16, 1910. 3:885. 1,000

36th st E, Nos 226 & 228, s s, 200 w 2d av, 50x98.9, two 5-sty bk tnts. Jos P Ryan to Mary J Ryan, 542 W 142d st. B & S & C a G. Mts \$40,000. Nov 15, Nov 17, 1910. 3:916-46 & 47. A \$21,000-\$48,000. nom

39th st W, No 208, s s, 84.6 w 7th av, 20.6x98.2, 4-sty stn dwg. Jane L Van Cott to Peter S Rigney, S:2 Classon av, Bklyn. Nov 15, 1910. 3:788-53. A \$18,000-\$21,000. O C & 100

39th st E, No 126, s s, 95.3 w Lex av, 19.10x98.9, 3-sty & b stn dwg. Josiah C Cady et al to Martin Holding Co, 45 W 38th st. Nov 12, Nov 15, 1910. 3:894-73. A \$34,000-\$43,500. nom

40th st E, No 336, s s, 150 w 1st av, 25x98.9, 5-sty bk tnt. Martin L Gottlieb to Ricardo Realty Co, 1126 Union av. B & S. All liens. Oct 19, Nov 15, 1910. 3:945-37. A \$9,000-\$16,500. nom

44th st E, No 317, n s, 248.8 e 2d av, 26.4x100.5, 4-sty bk tnt. FORECLOS. Oct 27, 1910. Robt S Conklin referee to Lawyers Mortgage Co, 59 Liberty st. Nov 14, Nov 15, 1910. 5:1337-11. A \$9,500-\$16,000. 14,000

45th st E, No 155, n s, 100 w 3d av, 20x100.5, 4-sty & b stn dwg. The Maze Realty Co to Theo J Edlich, 155 E 45th st. Mt \$15,000 & all liens. Nov 15, Nov 16, 1910. 5:1300-32. A \$12,000-\$23,000. O C & 100

46th st W, No 33, n s, 383.4 w 5th av, 20.10x100.5, 4-sty & b stn dwg. Mary P wife Jacob N Beam to Wm Carr, 35 W 46th st. B & S. All liens. Nov 10, Nov 11, 1910. 5:1262-22. A \$57,000-\$64,000. O C & 100

48th st E, No 246, s s, 126 w 2d av, 18.8x100.5, 3-sty & b stn dwg. FORECLOS. Oct 11, 1910. Eugene A Philbin referee to Adam Lieb & Josephine his wife, at Glendale, L I, joint tenants. Nov 11, 1910. 5:1321-31. A \$7,500-\$10,000. 11,850

48th st W, No 249, n s, 80 e 8th av, 20x100.5, 3-sty stn dwg. Wm Doscher to Frank B Scofield, of Albany, N Y. Nov 10, Nov 11, 1910. 4:1020-4 1/2. A \$23,000-\$24,000. O C & 100

48th st W, No 631, n s, 425 w 11th av, 25x72.6, 5-sty bk tnt & str. Harry A Florsheim to Lester Florsheim, 412 E 50th st. B & S. Mts \$14,500. Nov 11, Nov 12, 1910. 4:1096-15. A \$7,000-\$16,000. nom

48th st E, No 341, n s, 97 w 1st av, 28x100.5, 5-sty bk tnt & str. Ignatz Schlinger to Maria Prisco, 82 Mulberry st. Mt \$15,000. Oct 19, Nov 16, 1910. 5:1341-22. A \$10,500-\$24,000. O C & 100

48th st W, No 531, n s, 425 w 10th av, 25x100.5, 5-sty stn tnt. Francesco or Frank Grieco to Canio Fasanella, 531 W 48th st. Mts \$19,000. Nov 15, Nov 16, 1910. 4:1077-15. A \$9,000-\$20,000. O C & 100

51st st W, No 418, s s, 525 e 10th av, 25x100.5, 5-sty stn tnt. Eliz Boylan to John J Boylan, 418 W 51st st. Mt \$14,000. Sept 6, Nov 16, 1910. 4:1060-43. A \$13,000-\$16,500. O C & 100

51st st W, No 238, s s, 221 e 8th av, 17x100.5, 4-sty stn dwg. Walter Keys EXR Edward Keys to Matthew Beattie, 241 W 54th st. Mt \$10,000. Nov 14, 1910. 4:1022-55. A \$20,000-\$23,000. 28,000

Same property. Anna Keys widow to same. Q C. Dower, etc. Nov 11, Nov 14, 1910. 4:1022. nom

53d st E, No 234, s s, 230 w 2d av, 20x100.5, 3-sty & b bk dwg. Judgment & order of court cancelling satisfaction of mt & same mt to be re-instated. Ruth A Johnstone pff agt Mary E Burhans & Dry Dock Savings Institution defts. Nov 9, Nov 11, 1910. 5:1326-34. A \$8,000-\$11,000. Court order

Same property. Order of court amending above judgment as to date. Same agt same. Nov 11, 1910. 5:1326. —

54th st E, No 113, n s, 280.10 w Lexington av, 17.3x100.5, 5-sty bk dwg. Henry A Robbins to Harry P Robbins of Southampton, L I. Oct 31, Nov 14, 1910. 5:1309-5 1/2. A \$17,500-\$28,500. O C & 100

60th st W, Nos 229 & 231, n s, 350 e West End av, 50x100.5, 2 4-sty bk tnts with str in No 229. Rusgo Realty Co to Thrall Construction Co, 530 Lincoln av, Bklyn. Mts \$15,000. Nov 10, Nov 12, 1910. 4:1152-15 & 16. A \$12,000-\$20,000. 100

60th st W, No 225, n s, 350 w Ams av, 25x100.5.

60th st W, No 227, n s, 375 w Ams av, 25x100.5. two 4-sty bk tnts & str. Jonathan Bennett et al EXRS, &c, Susan Wright to Lewis A Cushman, 318 W 107th st. Nov 5, Nov 11, 1910. 4:1152-17 & 18. A \$12,000-\$20,000. 17,000

60th st W, No 231, n s, 350 e West End av, 25x100.5, 4-sty bk tnt. Thrall Construction Co to Eliz J Vogel, 332 Stone av, Bklyn. Mt \$9,250. Nov 11, Nov 17, 1910. 4:1152-15. A \$6,000-\$10,000. O C & 100

65th st E, No 345, n s, 119 w 1st av, 27x100.5, 5-sty stn tnt. Release of lien & all claims under legacy etc. Eliz Caille to Frieda Caille as EXTRX Wm Caille, 547 W 149th st. Nov 4, Nov 17, 1910. 5:1440-21. A \$10,000-\$23,000. 1,000

Same property. Release as above. Sophie Zeh to same. Oct 31, Nov 17, 1910. 5:1440. 1,000

69th st E, No 50, s s, 81 w Park av, 19x104.5, 4-sty & b stn dwg. Seth B Robinson to Caroline B Robinson. Mts \$45,000. Dec 19, 1906, Nov 17, 1910. 5:1383-40. A \$47,000-\$57,000. nom

69th st E, No 137, n s, 125 e Lex av, 25x100.5, 3-sty bk stable. James Gayley to Walter S Reed of East Orange, N J. All liens. Mar 12, Nov 11, 1910. 5:1404-25. A \$20,000-\$40,000. nom

Same property. Walter S Reed to James Gayley, of Reno, Nev. May 4, Nov 11, 1910. 5:1404. nom

70th st E, No 122, s s, 245 e Park av, 20x100.5, 3-sty & b stn dwg. Eliz S Burrill to Walker D Hines, 35 E 61st st. B & S. Nov 11, Nov 15, 1910. 5:1404-62 1/2. A \$30,000-\$40,000. O C & 100

71st st E, No 117, n s, 160 e Park av, 20x102.2, 4-sty & b stn dwg. Hattie G Frankel & ano EXRS, &c, Charlotte Greenleve to Central Building Impt & Investment Co, 149 Church st. Nov 12, Nov 14, 1910. 5:1406-8. A \$28,000-\$36,000. O C & 100

71st st E, No 160, s s, 216.3 w 3d av, 16.3x100.5, 3-sty & b stn dwg. Rose Deutz to Chas I Probein, 970 Lexington av. Mt \$16,000 & All liens. Nov 14, Nov 16, 1910. 5:1405-45 1/2. A \$13,000-\$18,000. O C & 100

72d st E, No 342, s s, 266.6 w 1st av, 16.8x102.2, 3-sty & b stn dwg. Mamie Landauer to Florence & Berdie Landauer, 342 E 72d st. Mt \$8,000. Nov 14, Nov 17, 1910. 5:1446-37 1/2. A \$6,500-\$10,000. gift

74th st E, Nos 210 to 214, s s, 135 e 3d av, 50x102.2, two 4-sty bk tnts & str & one 2 & one 3-sty bk tnts in rear. Eliza E Geilhard to Ellen Priess, 1234 Boston road. Mts \$29,500 & all liens. Nov 5, Nov 15, 1910. 5:1428-42 & 43. A \$22,000-\$32,500. O C & 100

75th st E, Nos 237 & 239, n s, 125 w 2d av, 53.4x101.7 with all R T & I to 7 inch strip in rear, two 4-sty stn tnts & str. The Perniciario Co-operative Assoc to Mariano Lorello 1611 2d av. 3/4 parts. Mts \$37,142. Nov 10, Nov 14, 1910. 5:1430-18 & 19. A \$23,000-\$38,000. 100

75th st E, Nos 237 & 239, n s, 125 w 2d av, 53.4x101.7 with all R T & I to 7 inch strip in rear, two 4-sty stn tnts & str. Mariano Lorello to Vincenzo Perniciario, 3/4 parts of whole; Giovanni Giordano & Andrea Scribetta, 3/4 parts of whole, all at 1401 2d av. 3/4 parts. Mt \$37,142. Nov 10, Nov 14, 1910. 5:1430-18 & 19. A \$23,000-\$38,000. 100

78th st E, Nos 175 & 177. Agreement not to sell prior to June 1, 1911, for any purpose other than for private dwgs. Chas S Faulkner, of Rye, N Y, with Pauline A MacArthur, 364 W 84th st. Nov 2, Nov 11, 1910. 5:1413. nom

78th st W, No 113, n s, 184 w Col av, 17x102.2, 4-sty stn tnt. Orrin S Wightman to Purl P Wightman, 113 W 78th st. Nov 5, Nov 11, 1910. 4:1150-25. A \$11,000-\$17,000. O C & 100

78th st E, No 232, on map Nos 232 & 234, s s, 278.7 e 3d av, 26.5x102.2, 6-sty bk tnt & str. Alfred Hahn to Rebecca Sachs & Sadie Schapiro, both at 2 W 117th st. Mts \$26,000 & all liens. Nov 14, Nov 16, 1910. 5:1432-37. A \$12,000-\$37,000. O C & 100

- 83d st W, No 140, s s, 355 e Ams av, 16x102.2, 3-sty & b stn dwg. Wm C Biddle to Alex Crighton, No — Ridge st, Greenwich, Conn. Mts \$13,500. Nov 12. Nov 14, 1910. 4:1213—50. A \$8,000—\$11,000. 100
- 86th st W, No 46, s s, 150 e Col av, 25x102.2, 5-sty bk dwg. Release mt. Stephen C Clark to Central Bldg Impt & Investment Co, 149 Church st. Nov 14, 1910. 4:1199—58. A \$25,000—P \$40,000. 17,500
- Same property. Central Bldg Impt & Investment Co to Hattie G Frankel, 117 E 71st st, & Benj F Kraft, 15 E 93d st, EXRS, & c, Charlotte Greenleve. Nov 14, 1910. 4:1199. O C & 100
- 88th st E, No 161, n s, 165 w 3d av, runs w 28.2 x n e — x s — to beginning, gore, part 2-sty fr bldg. Release mt. Wm W Rutherford & ano TRUSTEES under deed of trust to Julius J Dukas, 16 E 96th st. Mts 14, 1910. 5:1517—part lot 30. A \$—\$. nom
- Same property. Julius J Dukas to Serena Rhineland, 14 Washington sq North. B & S. May 2. Nov 14, 1910. 5:1517. nom
- 98th st W, No 55, n s, 150 e Col av, 25x100.11, 5-sty stn tnt. The Revenue Realty Co to Jennie Kuretsky, 1369 Intervale av. Mts \$26,300. Nov 10. Nov 11, 1910. 7:1834—7. A \$13,000—\$24,000. O C & 100
- 99th st E, s s, 125 e 5th av, 75x100.11, vacant. Westown Realty Co to I Randolph Jacobs, 340 W 86th st. Mt \$32,000. Nov 11. Nov 17, 1910. 6:1604—65 to 67. A \$48,000—\$48,000. O C & 100
- 100th st E, Nos 183 & 185 n s, 145 e Lexington av, 50x100.11, 6-sty bk tnt. Henry Zacks to The S & F Realty Co, 320 Bway. Mt \$48,000. July 18. Nov 16, 1910. 6:1628—26. A \$16,000—\$56,000. O C & 100
- 101st st W, No 135, n s, 324.6 w Col av, 25.6x100.11, 5-sty stn tnt. Matilda I Messer to Henry W Remington, 354 Convent av. Nov 15, 1910. 7:1856—19. A \$12,200—\$25,000. O C & 100
- 102d st E, No 127, n s, 40 w Lex av, 37.6x100.11, 6-sty bk tnt & str. C N & S A Const Co to Christian A Siebold, 17 W 177th st. Mts \$44,000. Nov 11. Nov 14, 1910. 6:1630—14. A \$13,500—P \$40,000. O C & 100
- 105th st E, No 17, n s, 200 e 5th av, 25x100.11, 5-sty stn tnt. Max F Lookstein to Annie Berkinson at Mt Freedom, N J. Mts \$25,500. Nov 15. Nov 16, 1910. 6:1611—9. A \$13,000—\$25,000. nom
- 107th st E, No 60, s s, 175 e Madison av, 25x100.11, 5-sty bk tnt & str. Israel Jacobson to Mary Block at Bellville, Paterson, N J. B & S. All liens. Nov 2. Nov 12, 1910. 6:1612—45. A \$11,000—\$25,000. O C & 100
- 107th st W, No 69, n s, 100 e Col av, 37.6x100.11, 5-sty bk tnt. Chas Schimmer to Samuel Semiger, n e cor Cedarhurst & Central avs, Cedarhurst, L I. ½ right, title & intrest. All liens. May 6. Nov 11, 1910. 7:1843—5. A \$19,500—\$45,000. 100
- 108th st W, No 149, n s, 225 e Amsterdam av, 25x100.11, 5-sty bk tnt. Ellen L Finlay to Ensign Realty Co, 156 Bway. Mts \$25,500. Nov 15. Nov 16, 1910. 7:1863—10. A \$11,000—\$24,000. nom
- 109th st W, No 130, s s, 325 e Amsterdam av, 25x100.11, 5-sty bk tnt. James Corridan to Joseph H Rieger, 261 W 114th st & Emma L Kuhne, 208 W 105th st. Mt \$26,000. Nov 15. Nov 16, 1910. 7:1863—51. A \$12,000—\$27,000. O C & 100
- 109th st W, No 306, s s, 138 w Broadway, 25x100.11, 5-sty bk dwg. Anaconda Realty & Construction Co to Sigmund Wechsler, 101 W 115th st. Mt \$30,000. Nov 16. Nov 17, 1910. 7:1893—22. A \$18,000—\$44,000. O C & 100
- 110th st W, n s, 375 e 7th av, 150x70.11, vacant. Robt A Inch TRUSTEE in Bankruptcy of Harry L Toplitz to Mary Ehrmann, 208 W 114th st. ½ part. All title. Oct 11. Nov 16, 1910. 7:1820—17 to 22. A \$90,000—\$90,000. 225
- Same property. Mary Ehrmann to Cumming Constn Co, 290 Convent av. B & S & C a g. All tile. Mts \$70,000 & all liens. Nov 15. Nov 16, 1910. 7:1820. O C & 100
- Same property. Emma I Toplitz to same. ½ part. All title. Mts \$70,000 & all liens. Nov 15. Nov 16, 1910. 7:1820. O C & 100
- Same property. Release dower. Lizzie L wife Harry L Toplitz to same. Q C. Nov 15. Nov 16, 1910. 7:1820. O C & 100
- 110th st E, No 170, s s, 145 w 3d av, 25x100.11, 6-sty bk tnt & str. Miriam G Thorn to A Warren Const Co, 2311 Creston av. Mt \$30,000. Nov 10. Nov 11, 1910. 6:1637—42. A \$11,000—\$32,000. O C & 100
- 111th st E, Nos 108 & 110, s s, 52.6 e Park av, 52.6x100, 6-sty bk tnt & str. Isaac Polstein to Senft Realty Co, 6 E 113th st. Mts \$64,000. June 22. Nov 14, 1910. 6:1638—69. A \$21,000—\$63,000. O C & 100
- 113th st E, No 120, s s, 235 e Park av, 19.7x100.11, 4-sty bk tnt. Leonard Weill to Ida Greenberg, 333 E 56th st. Mt \$7,500. Nov 15, 1910. 6:1640—62. A \$7,500—\$13,000. O C & 100
- 116th st E, No 241, n s, 143.4 w 2d av, 16.8x100.10, 3-sty stn dwg. Minna & Julius Aronson to Angelo Ubriaco, 342 E 114th st. Mt \$10,000. Nov 15. Nov 16, 1910. 6:1666—18. A \$7,500—\$11,000. nom
- 119th st E, Nos 332 & 334, s s, 265 w 1st av, 35x100.10, 6-sty bk tnt & str. Theresa Suchy to Noah Lube, 17 E 97th st. Mts \$38,500 & all liens. Nov 11. Nov 16, 1910. 6:1795—39. A \$10,000—\$38,000. O C & 100
- 120th st E, Nos 325 & 327, n s, 275 e 2d av, 50x100.11, vacant. Lawyers Mort Co to Friedman Constn Co, 171 Bway. Nov 10. Nov 12, 1910. 6:1797—12 & 13. A \$14,000—\$14,000. nom
- 121st st E, Nos 317 & 319, n s, 175 e 2d av, 50x100.10, two 5-sty bk tnts. Joseph Berkowitz et al to Henry Weiss, 51 Hamilton pl. Mts \$42,000. Nov 1. Nov 14, 1910. 6:1798—7 & 8. A \$14,000—\$50,000. O C & 100
- 121st st E, No 315, n s, 149 e 2d av, 26x100.11, 4-sty bk tnt. Charles Davis et al to City National Realty Co, 2 Rector st. Mt \$12,000. Nov 14. Nov 15, 1910. 6:1798—6. A \$7,300—\$15,000. O C & 100
- 124th st E, No 318, s s, 192.6 e 2d av, 16.6x100.11, 3-sty stn dwg. Genevieve Schwarz to Gwladys C Barber, 137 E 55th st. Mt \$6,000. Nov 7. Nov 16, 1910. 6:1800—44½. A \$5,000—\$8,000. 100
- 125th st E, No 251, n s, 102 w 2d av, 28x99.11, 5-sty stn tnt & str. Solomon Barney to Stephen H Jackson, 53 E 67th st. Mt \$28,000. Sept 10. Nov 14, 1910. 6:1790—21. A \$17,000—\$29,000. O C & 100
- 125th st W, No 551, n s, 75 e Bway, 25x99.11, 5-sty bk tnt & str. The Plaza Realty & Constn Co to Samuel Lewis, 1439 Madison av. All liens. Oct 31. Nov 12, 1910. 7:1980—5. A \$11,000—\$23,000. nom
- 128th st W, Nos 218 to 222, s s, 225 w 7th av, 100x99.11, three 4-sty bk tnts. Maggie Williamson to Patterson Realty Co, 35 So Wm st. Mts \$82,000 & all liens. Oct 1. Nov 17, 1910. 7:1933—43 to 46. A \$43,800—\$75,000. O C & 100
- 129th st E, No 111, n s, 165 e Park av, 25x99.11, 4-sty bk tnt & str & 2-sty fr tnt in rear. Edw F Rath to Henry W Miller of Buffalo, N Y. All liens. Apr 1. Nov 12, 1910. 6:1778—8. A \$8,000—\$13,500. 100
- 130th st W, No 31, n s, 495 e Lenox av, 20x99.11, 4-sty & b stn dwg. Chas F Goepel to Fannie J Goepel, 31 W 130th st. All title. B & S. Nov 7. Nov 14, 1910. 6:1728—21. A \$9,500—\$15,000. O C & 100
- 131st st W, Nos 528 & 532, on map Nos 528 to 534, s s, 90 e Old Bway, 85.3x107x75x66.1, two 6-sty bk tnts. Aqueduct Const Co to Eliz M Blasbery, of Jersey City, N J. Mts \$77,000. Nov 11. Nov 12, 1910. 7:1985—49 & 51. A \$26,000—\$80,000. 100
- 131st st W, No 216, s s, 191.8 w 7th av, 16.8x99.11, 3-sty & b stn dwg. Henry S Buhler et al to Chas P Jackson, 162 E 36th st. Mt \$9,500. Nov 15, 1910. 7:1936—41. A \$7,300—\$11,000. nom
- 132d st W, No 503, n s, 100 w Ams av, 25x99.11, 5-sty bk tnt. Estate of Asher Simon to Mary A Thornton, 30 White Plains road. Q C. Nov 10. Nov 14, 1910. 7:1986—90. A \$8,500—\$22,000. nom
- Same property. Jacob C Harris et al to same. Q C. Nov 10. Nov 14, 1910. 7:1986. nom
- 134th st W, No 110, s s, 206.6 w Lenox av, 28x99.11, 5-sty bk tnt. Jennie Boland to Jno Dippel, 37 Beekman pl. Mt \$20,500. Nov 16. Nov 17, 1910. 7:1918—42. A \$12,300—\$26,000. nom
- 138th st W, No 45, n s, 425 e Lenox av, 37.6x99.11, 6-sty bk tnt. Isidore Schapier to Margt E Napier, 223 W 134th st. Mt \$30,000. Nov 10. Nov 11, 1910. 6:1736—19. A \$14,000—\$44,000. O C & 100
- 139th st W, No 231, n s, 387.1 e 8th av, 18.2x99.11, 4-sty bk dwg. Ellison Realty Co to Robert Thedford, 1441 Union st, Bklyn. Mts \$13,000. Nov 10. Nov 11, 1910. 7:2025—16½. A \$6,500—\$12,500. 100
- 139th st W, Nos 518 to 524, s s, 250 w Ams av, 100x99.11. 139th st W, s s, adj above on east, —x—. Party wall agreement. Wm M Moore Co, 853 St Nicholas av, with Wm M Moore Const Co, 853 St Nicholas av. Nov 10. Nov 11, 1910. 7:2070. nom
- 141st st W, No 469, n s, 88 e Ams av, 18x99.11, 4-sty bk dwg. Sound Realty Co to Berney Realty Co, 115 Bway. Mt \$17,000. Nov 9. Nov 11, 1910. 7:2058—4½. A \$5,000—\$16,000. nom
- 143d st W, No 237, n s, 475 e 8th av, runs e 24.8 x n — x e — x n 51.11 x w 25 x s 99.11 to beginning, 6-sty bk tnt. Henry B Singer to Henrietta Epstein, 174 W 137th st. Mt \$26,000. Nov 9. Nov 11, 1910. 7:2029—20. A \$8,500—\$32,000. O C & 100
- 143d st W, Nos 126 to 132, s s, 350 w Lenox av, 83.4x99.11, two 6-sty bk tnts. Ida J wife of & G H Schuler of Essex Co, N J, to Rialto Construction Co, 39 Wall st, N Y. Mt \$100,000. Mar 10, 1909. Nov 17, 1910. 7:2011—48 & 50. A \$33,000—\$96,000. O C & 100
- 144th st W, No 311, n s, 175 w 8th av, 24.6x99.11, 5-sty bk tnt. Edw F Rath to Henry M Miller of Buffalo, N Y. All liens. Feb 28. Nov 12, 1910. 7:2044—25. A \$5,800—\$16,000. 100
- 145th st W, Nos 528 & 530, s s, 275 e Bway, 50x99.11, 6-sty bk tnt & str. John B Schlesinger to Edw C Burns, 200 W 71st st. Mts \$90,000. Oct 14. Nov 16, 1910. 7:2076—51. A \$30,000—\$70,000. O C & 100
- 146th st W, s s, 125 w Lenox av, 50x99.11, vacant. Also property at Corinth, Saratoga Co, N Y. Eliz M Thomson to Fannie A Scofield, of Bradford, Pa. Mts \$16,000 & all liens. Dec 4, 1909. Nov 11, 1910. 7:2014—39 & 40. A \$14,000—\$14,000. exch
- 148th st W, No 546, s s, 275 e Bway, 16.8x99.11, 3-sty & b stn dwg. Rosa Dressner widow & DEVISEE Daniel Dressner to Henry T Dressner, 82 Willow st, Bklyn. ½ part. Mt \$10,000 on whole. Nov 14. Nov 15, 1910. 7:2079—52. A \$6,500—\$13,000. nom
- 148th st W, No 550, s s, 241.8 e Bway, 16.8x99.11, 3-sty & b stn dwg. Henry T Dressner & Ray his wife to Rosa Dressner, 107 Hicks st, Bklyn. ½ part. Mt \$10,000 on whole. Nov 14. Nov 15, 1910. 7:2079—53. A \$6,500—\$13,000. nom
- 150th st W, No 289, n s, 536.4 w 7th av, runs n 50 x w 109.11 to Macombs pl, No 26 | Macombs pl, late Macombs Dam or Central Bridge rd x s 56.10 to st x e 137 to beg, 3-sty fr dwg & 2 2-sty fr dwgs. Joseph Wannop to Hermann Ahrens. 938 St Nicholas av. Mts \$20,500. Nov 15. Nov 16, 1910. 7:2036—1. A \$23,000—\$26,000. O C & 100
- 165th st W, No 552, s s, 132.6 e Bway, 16x104.10x16x106.5, 4-sty & b stn dwg. Mary W Platt to Carlos W Platt. B & S. Mt \$9,000. Nov 23, 1901. Nov 17, 1910. 8:2122—80½. A \$6,500—\$13,000. nom
- Same property. Carlos W Platt to Waring S Platt. Mt \$9,000. Mar 6, 1906. Nov 17, 1910. 8:2122. nom
- 173d st W, Nos 565 & 567, n s, 137.6 e St Nicholas av, 75x100, 2 5-sty bk tnts. Ensign Realty Co to Ellen L Finlay at Corcoran Manor, Mt Vernon, N Y. Mts \$76,000. Nov 15. Nov 16, 1910. 8:2130—25 & 26. A \$21,000—\$72,000. O C & 100
- Av A, No 1741, w s, 50.10 s 91st st, 25x94, 5-sty bk tnt & str. Wm Augenblick to John Volz, 131 E 86th st. Mts \$16,350 & all liens. Nov 3. Nov 12, 1910. 5:1570—26. A \$9,000—\$18,000. O C & 100
- Av A, No 1743, w s, 25.10 s 91st st, 25x94, 5-sty bk tnt & str. Wm Augenblick to John Volz, 131 E 86th st. Mts \$16,350 & all liens. Nov 3. Nov 12, 1910. 5:1570—27. A \$9,000—\$18,500. O C & 100
- Av A, No 1499, w s, 68.4 n 79th st, 25x75, 5-sty bk tnt & str. Nathan Hirschfeld to Bertha Hirschfeld, 1626 Mad av, & Rebecca Liebhoff, 1523 Av A. Mt \$19,500. Nov 7. Nov 15, 1910. 5:1559—25. A \$9,000—\$19,000. O C & 100
- Av C, No 54 | n e cor 4th st, 24x64.3, 5-sty bk tnt & 4th st, Nos 301 & 303 | str. Gussie A Engel to Fannie Cohen. 204 & 206 W 141st st. Mt \$25,987. Nov 15. Nov 17, 1910. 2:374—1. A \$20,000—\$30,000. O C & 100
- Adrian (Jansen) av | n w s, 106.11 n e Terrace View av, runs n w Terrace View av | 126 to s e s Terrace View av x n e on curve 114.2 x s e 197.11 to Adrian av x s w 100 to beginning, vacant. Alice M & Albert M Lilienthal HEIRS, & c, Albert Lilienthal to David H Hyman, 967 Mad av. Mt \$15,000. Nov 10. Nov 14, 1910. 13:3402—230. A \$14,000—\$14,000. O C & 100
- Same property. Agreement that party 1st part holds 1-3 int in above for party 2d part. David H Hyman with Marcus M Nye, 634 W 135th st. Nov 10. Nov 14, 1910. 13:3402. nom
- Audubon av, No 384, w s, 35.10 n 184th st, 18x60, 2-sty bk dwg. Lina E wife Chas L Walinder to Francis G Walinder, 2341 3d av. B & S. All liens. Nov 10. Nov 11, 1910. 8:2157—23. A \$4,200—\$7,500. nom
- Audubon av | n e cor 185th st, runs e 120 x n 53.10 x w 25 x n 185th st | 160.11 to s s 186th st x w 95 to e s Audubon av 186th st | x s 214.10 to beg. Audubon av | s e cor 170th st, 25x95, vacant. 170th st
- A L Mordecai & Son et al to Allenel Constn Co, 135 Bway. All liens. Nov 15. Nov 16, 1910. 8:2156—33 to 35 & 65. A \$80,200—\$80,200; 2126—34. A \$12,000—\$12,000. nom
- Amsterdam av, No 641 | n e cor 91st st, 27.11x100, 5-sty bk tnt & 91st st, No 169 | str. Henry Harburger to Casper B Ughetta, 721 6th av. Mt \$40,000. Nov 15, 1910. 4:1222—1. A \$33,000—\$54,000. O C & 100

Amsterdam av, No 1360 n w cor Lawrence st, runs w along st Lawrence st, No 81 31.10 x n e — to av x s 71.8 to beg, 2-sty bk & fr tnt & str. Sheriffs sale (Aug 2, 1909). John S Shea (Sheriff) to Michael J McDonnell, 70 Clark av, Far Rockaway, L I (all title which Edw McMahon, deft, had on Feb 5, 1908) Nov 10, 1910. Nov 16, 1910. 7:1983-21. A \$7,000—\$9,000. 275

Amsterdam av, e s, 109 n 131st st, strip, 0.7½x100.

Amsterdam av, No 1451, e s, 325 s 133d st, 25x100. 5-sty bk tnt & str.

August F Wehmeyer to Wm F Weber, 141 W 103d st. Mt \$20,000 & all liens. Nov 14, 1910. 7:1970-74. A \$12,000—\$26,000. nom

Bowery, No 161, e s, 93.6 n Broome st, 23.5x114.10x23.4x113.6, 7-sty bk loft & str bldg. Hamilton Trust Co TRUSTEE Nehemiah U Tompkins to Wm G Willmann, 846 Putnam av, Bklyn & Wm R Golding, 376 E 28th st, Bklyn. Mt \$36,000. Nov 11, 1910. 2:424-6. A \$22,000—\$50,000. 63,500

Broadway, No 3881 n w cor 162d st, 42.5x176.11x68.9x175, vacant. 162d st, No 601 Thomas Smith Constn Co to Comfort Realty Co, S W 39th st. Mts \$55,500. Nov 16, 1910. 8:2137-32 & 33. A \$22,500—\$— O C & 100

Broadway, No 3115, w s, 302.3 n 122d st, 126.1x91.7 to c 1 Old Bloomingdale road x126.1x78.11, 1-sty fr dwg & vacant. Georgiana H Speer to The Commonwealth Real Estate Co, 576 5th av. Nov 14, 1910. 7:1993-15 to 19. A \$72,000—\$72,000. O C & 100

Broadway, No 866, e s, 84.3 s 18th st, 25x82.5x26.4x90.10, 4-sty bk office & str bldg, with 1-sty bk extension. Thos B Arden to Orlando A Jones, 430 W 116th st. All liens. Nov 17, 1910. 3:846-56. A \$119,000—\$123,000. O C & 100

Broadway | w s 16.4 s 184th st, 319.9x201.11 to e s Bennett Bennett av | av, with all title to land lying on w s of Bennett av & known as lots 144 & 148 block 2180 on land map, several 2 & 3-sty fr dwgs & vacant. Jonas H Monheimer to Dudley S & Herbert S Harde, 116 Riverside drive. Mts \$33,500. Nov 15, 1910. 8:2180-120, 124, 144 & 148. A \$116,815—\$116,810. O C & 100

Broadway | w s, bet 184th & 186th sts, 34x— to Bennett av, owned Bennett av | by Solomon Kleinberger.

Broadway, w s, adj above on S, owned by Jonas H Monheimer. Agt that boundary line will be.

Broadway, w s, 81.8 s 186th st & 303.4 n 184th st, —x— to e s Bennett av. Solomon Kleinheimer 157 W 126th st & Tautog Realty Co, 25 Broad st, with Jonas H Monheimer, 108 W 86th st and The Equitable Life Assurance Society of the U S, 120 Bway. Nov 15, 1910. 8:2180. nom

Broadway's e cor 184th st, 75.7x92.9x74.11x103.1. Order of court 184th st | amending judgment as to discharge of mt made by Wm Lyman to Jennie Lyman, recorded Sept 26, 1906. Isaac Gingold plaintiff agt Wm Lyman et al defendants. Nov 16, 1910. 8:2164. order of court

Greenwich av, No 33, w s, 107.4 n 10th st, runs w 40 & 49.2 x n 21.2 x e 44.8 & 40 to av x s 21.8 to beg, 3-sty bk tnt & str. Minna Cohen to Geo W Cohen, 33 Greenwich av. Nov 15, 1910. 2:611-60. A \$11,000—\$14,000. O C & 100

Lexington av, No 1059, e s, 22.2 n 75th st, 20x94.9, 5-sty stn tnt. Herman Cohn to Carrie Jacobus, 1361 Madison av. Mt \$17,000. Nov 14, 1910. 5:1410-22. A \$14,000—\$22,000. O C & 100

Madison av, Nos 1440 to 1448 n w cor 99th st, 100.11x120, 7-sty bk 99th st, Nos 25 to 33 | tnt & str. FORECLOSURE (Nov 11, 1910). Valentine Taylor (ref) to The Baron De Hirsch Fund, 43 Exchange pl. Nov 16, 1910. 6:1605-17. A \$110,000—\$275,000. 200,000

Manhattan av, No 442, e s, 67.7 s 119th st, 33.4x95, 5-sty bk tnt. FORECLOS, Nov 7, 1910. James Oliver referee to Johanna Schwartz, 205 W 101st st, & Louise Semler, 922 Ams av. Mt \$29,000. Nov 7, 1910. 7:1945-47. A \$18,000—\$35,000. 35,000

Same property. Johanna Schwartz & Louise Semler to Geo Zagat, 293 Quincy st, Bklyn. Mt \$29,000. Nov 9, 1910. 7:1945. nom

Madison av, No 2034 | w s 181.10 s 130th st, 18 to 129th st, x75, 129th st | 3-sty stn dwg. Ida R Stewart to Frances Thompson. Mts \$13,000. Jan 9, 1909. Nov 17, 1910. 6:1754-15. A \$12,500—\$17,000. O C & 100

Madison av, No 165, e s, 24.8 s 33d st, 24.8x100, 4-sty & b stn dwg.

95th st W, No 73, n s, 100 e Col av, 18x100.8, 4-sty & b bk dwg. Front st, No 56 n w cor Cuylers alley, 18.7x84.7x18.7x84.10 Cuylers alley | 5-sty bk loft & str bldg.

Also personal property of stocks, bonds, &c.

Trust deed. Eliz M Crosby to Louisa L Lindley & Fredk V S Crosby as TRUSTEES for said Eliz M Crosby. Jan 27, 1904. Rerecorded from Jan 28, 1904. Nov 14, 1910. 3:862-52. A \$69,000—\$81,000; 4:1200-5. A \$10,000—\$16,000; 1:32-28. A \$17,500—\$28,500. nom

Park av, No 1163, e s, 64 n 92d st, 18x88.6, 3-sty stn dwg. Susannah W Bornhoeft to Alfred C Bachman, 265 W 121st st. Mts \$12,000 & all liens. Nov 11, 1910. 5:1521-3. A \$13,500—\$18,000. O C & 100

Same property. Alfred C Bachman to Theodora T Elliman, 177 E 71st st. Mts \$12,000. Nov 11, 1910. 5:1521. O C & 100

Riverside drive Nos 116 & 118 | s e cor 84th st, 112.3x80.2x102.2 84th st, No 348. | x126.8, 7-sty bk tnt. Dudley S Harde et al to Emily M Roemer, 494 Greene av, Bklyn. C a G. All liens. Nov 15, 1910. 4:1245-104. A \$190,000—\$410,000. O C & 100

Riverside drive, Nos 116 & 118 | s e cor 84th st, 112.3x80.2x102.2 84th st, No 348. | x126.8, 7-sty bk tnt. Emily M Roemer to Jonas H Monheimer, 108 W 86th st. Mts \$375,000. Nov 15, 1910. 4:1245-104. A \$190,000—\$410,000. O C & 100

Riverside Drive or Terrace | n e cor 177th st, runs n 216.6 x e 156.3 177th st | to Buena Vista av x s 169.5 x w 172.9 x s 81.8 x w 30.9 to beginning, vacant. Riverside Apartment Co to Chelsea Realty Co, 135 Bway. Mts \$55,000 & all liens. Nov 7, 1910. 8:2177—part lots 336, 340 & 344. nom

1st av, No 2282, e s, 50.5 n 117th st, 25.7x94, 5-sty bk tnt & str. American Bonding Co of Baltimore to Eliz A Brown, 121 St Nicholas av. B & S. Mts \$17,000 & all liens. Oct 31, 1910. 6:1711-3. A \$8,500—\$23,000. nom

1st av, No 2294 | s e cor 118th st, 18.11x75, 4-sty bk tnt & str. 118th st No 400 | Gwladys C Barber to Genevieve Schwarz, 215 Bway, Troy, N Y. Mt \$11,000 & all liens. Nov 9, 1910. 6:1711-46. A \$9,000—\$15,000. nom

2d av, No 2245, w s, 22 n 115th st, 28.11x90, 4-sty bk tnt & str. Mary Livolsi to Concetta Giunta, 2245 2d av. Mt \$19,400. Nov 5, 1910. 6:1665-24. A \$11,500—\$20,000. O C & 100

2d av, No 1750, e s, 26.2 n 91st st, 25x80, 5-sty bk tnt & str. Fanny Schwabe to Jacob Kiefer, 319 E 89th st. Mt \$22,500. Nov 10, 1910. 5:1554-2. A \$12,000—\$22,000. nom

2d av, Nos 2271 & 2273, w s, 100.11 n 116th st, 42x90, two 4-sty bk tnts & str. Chas L Adrian to Lauretta H Harding, 332 Stratford road, Bklyn. Mt \$21,000 & all liens. Nov 9, 1910. 6:1666-24. A \$18,000—\$30,000. O C & 100

2d av, No 1921, w s, 51 n 99th st, 25x79, 5-sty bk tnt & str. Centennial Securities Co to Philipp Kronenberger, 1680 Anthony av. Mt \$18,750 & all liens. Nov 9, 1910. 6:1649-23. A \$11,000—\$19,000. O C & 100

Same property. Philipp Kronenberger to Morrisania Const Co, 309 Bway. Mts \$18,750 & all liens. Nov 10, 1910. 6:1649. O C & 100

2d av, No 228 | s e cor 14th st, 51.6x33, 7-sty bk office & 14th st, No 300 | str bldg. Louis Minsky to Max D Steuer, 55 W 88th st. ½ part. All liens. Apr 7, 1910. 2:455-7. A \$30,000—\$40,000. O C & 100

3d av, Nos 1833 & 1835, e s, 50.11 n 101st st, 50.6x90, 2 5-sty bk tnts & str. Louis H Shieber to The H F Realty Co, 320 Bway. Mt \$50,000. Nov 15, 1910. 6:1651-3 & 4. A \$27,000—\$51,000. O C & 100

6th av, Nos 110 & 112 | s e cor 9th st, runs s 43.8 x e 77.6 x n 20.2 9th st, Nos 66 & 68 | x e 0.1 x n 23.6 to st x w 77.7 to beg, 7-sty bk tnt & str. Henry C Lytton to Jerome Holding Co, 95 Liberty st. Mts \$145,000 & all liens. Nov 5, 1910. 2:572-8. A \$70,000—\$175,000. O C & 100

7th av, No 244 | n w cor 24th st, 22.5x78.2, 4-sty bk tnt 24th st, Nos 201 & 201½ | & str. Ida Lohrman & ano to Seymour Realty Co, 25 Broad st. B & S. Mts \$52,500. Nov 9, 1910. 3:774-35. A \$28,000—\$39,200. O C & 100

7th av, No 1970, w s, 50.11 s 119th st, 25x100, 5-sty bk tnt & str. Paul Koning to The N & Z Realty Co, 217 Lenox av. Mts \$35,850. Nov 15, 1910. 7:1924-34. A \$19,000—\$31,000. O C & 100

7th av, Nos 256 & 258, w s, 130 n 24th st, 42.10x78.3, two 4-sty bk tnts & str. Hannah Schwab to Franmor Realty Co, 203 W 24th st. Mt \$50,000. June 6, 1910. 3:774-41 & 42. A \$38,000—\$43,800. O C & 100

7th av, No 260 | s w cor 25th st, 24.9x78.3, three 4-sty bk 25th st, Nos 200 & 202 | tnts & str. Isaac Gans to Franmor Realty Co, 203 W 24th st. Mt \$42,000. June 6, 1910. 3:774-43. A \$32,000—\$44,000. O C & 100

7th av, No 246, w s, 22.6 n 24th st, 21.6x78.2, 4-sty bk tnt & str. Samuel Lewinson to Franmor Realty Co, 203 W 24th st. Mt \$15,000. June 4, 1910. 3:774-36. A \$19,000—\$22,000. O C & 100

7th av, No 244 | n w cor 24th st, 22.5x78.2, two 4-sty bk 24th st, Nos 201 & 201½ | tnts & str. Seymour Realty Co to Franmor Realty Co, 207 W 24th st. Mt \$52,500. Nov 14, 1910. 3:774-35. A \$28,000—\$39,200. O C & 100

7th av, No 2330, w s, 32.5 s 137th st, 26.11x100, 5-sty bk tnt & str. Louis W Tinelli to Julia H Fitch of Long Branch, N J. Mts \$35,000. Nov 11, 1910. 7:1942-35. A \$17,200—\$30,000. nom

8th av, No 2504 | s e cor 134th st, 25x100, 5-sty bk tnt & 134th st, Nos 266 & 268 | str. Sigmund B Heine to Charles Cohen, 304 W 72d st. Mt \$5,000. Nov 15, 1910. 7:1939-61. A \$25,000—\$50,000. 100

8th av, No 2662, e s, 74.11 s 142d st, 25x100, 5-sty stn tnt & str. Henry Stapelfeld & Louise his wife to Cath L Syska, 100 W 94th st & Margariths Elser, 310 W 114th st (parties 1st part reserves life estate). Nov 15, 1910. 7:2027-64. A \$13,000—\$23,000. O C & 100

8th av, No 2384, e s, 49.11 s 128th st, 25x75, 4-sty bk tnt & str. Henry Stapelfeld & Louise his wife to Henry C Stapelfeld, 2384 8th av (parties 1st part reserve life estate). Nov 15, 1910. 7:1933-63. A \$15,500—\$21,000. O C & 100

8th av, No 2615, w s, 59.5 n 139th st, 27x100, 5-sty bk tnt & str. Paul Koning to Henry Nathan, 206 W 121st st. Mts \$34,000. Nov 15, 1910. 7:2042-14. A \$15,000—\$32,000. O C & 100

Interior lot, at c 1 blk bet 88th & 89th sts, 255 e Lex av, runs e 51.6 x s w — x n — to beginning, gore. Serena Rhinelander to Julius J Dukas, 16 E 96th st. B & S. Apr 30, 1907. Nov 14, 1910. 5:1517—part lot 29. A \$—\$. nom

MISCELLANEOUS.

All R T & I in estate of Ada T Crutchfield, dec. David Crutchfield to Willie T Norfleet of Memphis, Tenn. Q C. Nov 15, 1910. nom

All stocks, bonds, mts and real & personal property. Deed of trust. Maria E G McK Ward to Winona de C Edson. Jan 25, 1910. nom

Same property. Modification of above deed of trust. Maria E G McK Ward to Winona de C Edson. Mar 5, 1910. 1910. —

Certificate of appointment of TRUSTEES & deliver bond in the penal sum of \$500,000. Order of Supreme Court of Orange Co appointing Alanson Y Weller, of Newburgh, N Y, & Ralph S Tompkins, of Fishkill on Hudson, N Y, as TRUSTEES Jos H Weller, dec'd, in place of Jas M Wentz, dec'd. Oct 9, 1906. Nov 15, 1910. Miscl.

Power of atty & revocation of power of atty. Johanna Lesem to Eva Sophie Lesen. All title. Nov 2, 1910. 1910. —

Power of atty. Sevilla Heinemann widow to Abraham M Elkus. Mar 28, 1908. Nov 16, 1910. —

Validation of acts of attorney in fact. Mary F Ronalds to P Lorillard Ronalds, Jr. Nov 3, 1910. P A. —

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Bronx River pl, w s, being lot 401 & gore A O map Washingtonville, —x—, to Bronx River. Jno Wm Nicholas Parodi by Chauncey O Middlebrook as COMM to Frank B Doughty, 146 W 83d st. Nov 16, 1910. 1910. 300

Bristow st, No 1319, w s, 328.4 s Jennings st, 16.8x100, 2-sty fr dwg. Wm H Cromwell to Conrad V Norman. Mts \$3,680. May 20, 1910. 11:2972. nom

Coster st, w s, 381.8 n Spofford av at r a from pt on e s Manida st, runs w 17.3 x n e 49.5 to w s Coster st x s 46.4 to beg, vacant. Wm Lowe to John D Crimmins, 40 E 68th st. Nov 10, 1910. 10:2763. nom

Coster st, e s, 275 n Spofford av, 106.7x9.7x119.7x63.7, vacant. Hunts Point Estates to Gaetana Ingicco. 119 E 92d st. B & S. Nov 1, 1910. 10:2764. O C & 100

Coster st, e s, 550 s Spofford av, runs s 9.4 x s e 16.11 x e 93.4 x n 25 x w 100 to beginning, vacant. Hunts Point Estates to Julia Mulhall, 63 E 129th st. B & S. Nov 1, 1910. 10:2769. O C & 100

Coster st, w s, 325 s Spofford av, 102.10x111.3x42.1, gore, vacant. Hunts Point Estates to Utility Realty Co, 165 Bway. B & S. Nov 1, 1910. 10:2764 & 2769. O C & 100

- Coster st, w s, 275 s Spofford av, 50x42.1x54x62.1, vacant. Hunts Point Estates to Chas A MacPherson, 126 Bigelow st, Newark, N J. B & S. Nov 1. Nov 17, 1910. 10:2764. O C & 100
- Coster st, w s, 200 s Spofford av, 50x67.3x50.6x74.10. Faile st e s at w s Hunts Point av, runs s along Faile st, 58.8 x e 29.9 to Hunts Point av x n 65.9 to beg. gore, vacant. Hunts Point Estates to A Max Wolf, 143 E 18th st. B & S. Nov 1. Nov 17, 1910. 10:2764. O C & 100
- *Commerce st, n s, 146.9 w Van Wyck st, 36.8x150x—x150, Clason Point. Wm F Gleason to Fred Siebel, foot Bridge av, Baychester, N Y. Mt \$1,000. Nov 11, 1910. O C & 100
- *Carroll pl, s e s, 425 n e Green lane, 25x100. Chas L Walinder to Francis G Walinder, 2341 3d av. All title. B & S. All liens. Nov 10. Nov 11, 1910. nom
- Drake st, w s, 176.2 s Spofford av, runs s 6.4 x s w 98.2 x w 28.9 x n 150.9 x n e 27.8 x s e 135.7 to beg, vacant. Hunts Point Estates to Patrick J McMahon, 801 East Tremont av. B & S. Nov 1. Nov 12, 1910. 10:2765. O C & 100
- Devoe Terrace, late Park View pl, n w s, 375.8 s 190th st, 55x70, vacant. Wm D Cameron et al to Fordham Realty Co, 2585 Sedgwick av. Mt \$2,950. Nov 10. Nov 14, 1910. 11:3219. O C & 100
- *Emily st, n s, 175 e Pier av, 69x91x—x112, & being lots 95 to 98 map Duchess Land Co, Benson estate, at Throggs Neck. Jessie G Sadler, 137 W 96th st, to Steven B Ayres, at Spuyten Duyvil, N Y City. 1-6 part. Mt \$1,400. Oct 27. Nov 14, 1910. O C & 100
- Faile st, e s, 100 n Randall av, 50x100, vacant. Hunts Point Estates to Leo Cohn, 130 E 123d st, & Max Kaplan, 769 Tinton av. B & S. Nov 1. Nov 11, 1910. 10:2769. O C & 100
- Faile st, e s, 175 n Randall av, 25x100, vacant. Hunts Point Estates to Carl Sentz, 3186 Bway. B & S. Nov 1. Nov 11, 1910. 10:2769. O C & 100
- Faile st, w s, 300 s Spofford av, 50x100, vacant. Hunts Point Estates to Chas Baumohl, 840 Manida st. B & S. Nov 1. Nov 11, 1910. 10:2764 & 2769. O C & 100
- Faile st, e s, 66.3 s Spofford av, 44.7x49.7x50x27, vacant. Hunts Point Estates to Mary W Eidel, 972 Simpson st. B & S. Nov 1. Nov 11, 1910. 10:2764. O C & 100
- Faile st, w s, 225 s Randall av, 99.11x166.9x233.6x100, vacant. Hunts Point Estates to Thomas Courtney, Jr, 134 W 11th st. B & S. Nov 1. Nov 11, 1910. 10:2769. O C & 100
- Faile st, e s, 150 n Randall av, 25x100, vacant. Hunts Point Estates to Louis Altman, 167 W 146th st. B & S. Nov 1. Nov 12, 1910. 10:2769. O C & 100
- Faile st s w cor Hunts Point av, 101x100x53.3x100. Hunts Point av s w s, 247.5 n w Longfellow av, 50x73.6 to Bryant Bryant av av x 56x98.9, vacant. Hunts Point Estates to Economy Real Property Co, 231 W 39th st. B & S. Nov 1. Nov 12, 1910. 10:2764 & 2769. O C & 100
- Faile st, w s, 300 n Randall av, 50x100. Faile st, e s, 250 n Randall av, 50x100, vacant. Hunts Point Estates to Jacob Falk, 68 Lenox av. B & S. Nov 1. Nov 12, 1910. 10:2769. O C & 100
- Faile st, e s, 200 n Randall av, 50x100, vacant. Hunts Point Estates to Jos Quadri, 158 E 32d st. B & S. Nov 1. Nov 12, 1910. 10:2769. O C & 100
- Faile st, e s, 175 s Randall av, 50x100, vacant. Hunts Point Estates to David & Abraham Robinson, both at 10 E 109th st. B & S. Nov 1. Nov 12, 1910. 10:2769. O C & 100
- Faile st, w s, 100 n Spofford av, 50x100, vacant. Hunts Point Estates to Burkam Realty Co, 801 Cauldwell av. B & S. Nov 1. Nov 15, 1910. 10:2764. O C & 100
- Faile st, e s, 110.8 s Spofford av, 29.2x64.5x32.7x49.7, vacant. Hunts Point Estates to Wm Hardick, 642 Concord av. B & S. Nov 1. Nov 15, 1910. 10:2764. O C & 100
- Fox st, w s, 204 s 167th st, 25x100, vacant. Irene C Brown to The Reliable Const Co, 1126 Union av. Mt \$2,000. Nov 15, 1910. 10:2717. O C & 100
- Freeman st, No 852 s w cor Chisholm st, 24x75, 3-sty fr tnt & Chisholm st, No 1295 str. Carl Eichhorst to Mathilda Plundeke. Mts \$14,250. Apr 15, 1905. Nov 17, 1910. Rerecorded from Apr 17, 1905. 11:2970. O C & 100
- Fox st, No 981, w s, 405 n 163d st, 40x104.7x40x104.11, 5-sty bk tnt. Gustav P Helrich to Jakobina Ramsperger, 2369 7th av. Mts \$30,500. Nov 15. Nov 17, 1910. 10:2714. 100
- Fox st, w s, 154 s 167th st, 50x100, vacant. Jno Ryan to the Reliable Construction Co, 1126 Union av. Mt \$5,000. Nov 15. Nov 17, 1910. 10:2717. O C & 100
- Kelly st, No 748, old No 48, e s, 325 n 156th st, 25x100, 3-sty bk dwg. FORECLOS, Oct 11, 1910. Geo W Collins referee to Geo A Molleson, 227 W 131st st. Mt \$8,500. Oct 26. Nov 15, 1910. 10:2708. 9,000
- Kelly st, w s, 90 s 167th st, 75x100, vacant. Schwartz, Herschkowitz & Co to Rebecca Psaty. Mt \$14,250. June 1. Nov 11, 1910. 10:2705. O C & 100
- Same property. Rebecca Psaty to The Psaty & Tunik Contracting Co, 147 E 125th st. Mt \$14,250. Nov 9. Nov 11, 1910. 10:2705. nom
- *Lafayette st, w s, 50 n from s e cor plot 455, 50x108, being part said plot 455 map Unionport and known as plots 3 & 4 on a proposed map of plot 455, of Unionport. Franceso Cilentano to Rosa Cannavacciolo, 1641 Castle Hill av. Mt \$7,000. Nov 12. Nov 17, 1910. O C & 100
- Minford pl, No 1525, w s, 34 n 172d st, 33x67, 4-sty bk tnt. Release mt. Michl J Sullivan to Teasdale Realty Co, 391 E 149th st. Nov 11. Nov 14, 1910. 11:2977. nom
- Manida st, No 856, n e s, 538.10 n w Lafayette av, 25x100, 2-sty bk dwg. Manida Co to Anna Igstaedter, 856 Manida st. Mt \$7,500. Nov 15. Nov 16, 1910. 10:2740. O C & 100
- *Oak st, w s, 275 n Cornell av, 25x100, Eastchester. Patrick Burke to Peter McGovern, 2662 Bainbridge av. Nov 9. Nov 16, 1910. O C & 100
- Palisade pl, No 1811, s s, 159.11 n w & w Popham av, 50x122.11x46.4x112.3, 2-sty fr dwg. Albert P Messinger to Abram Goldsmith, 1811 Palisade pl. Mt \$5,000. Nov 11. Nov 15, 1910. 11:2877. O C & 100
- Rogers pl, w s, 382.10 n Westchester av, 50x71.10x50x72.4, vacant. Katie Freyer to Amelia Steinmetz, 1416 Glover st. Mt \$5,000. Nov 16. Nov 17, 1910. 10:2698. 100
- *St Ouen pl n e cor Stable alley, 50x100, South Mt Vernon. Mer-Stable alley cedees Boesche to Mary Wagner, 1438 Prospect av. Mt \$1,150. Nov 17, 1910. O C & 100
- *Shiel st, s s, 200 e Paulding av, 50x100, Laconia Park. Peter Ferrara to Antonetta wife Peter Ferrara, 2126 1st av. Mts \$1,200. Oct 26. Nov 11, 1910. O C & 100
- Simpson st, No 1102, e s, 188 s 167th st, 38x100, 5-sty bk tnt. Release mt. N Y Trust Co to Meemor Realty Co, 198 Bway. Nov 14. Nov 16, 1910. 10:2727. O C & 1,000
- Tiffany st, w s, 266.8 s 167th st, 42x100, 5-sty bk tnt. Edw J Farrell to Jas S Cully, 935 College av. 1/2 part. B & S. All liens. Nov 15. Nov 16, 1910. 10:2716. nom
- Tiffany st, e s, 50.9 n Spofford av, 100x23, vacant. Hugh Duffy to Walter J N Donovan. June 8. Nov 16, 1910. 10:2738. O C & 100
- Whittier st, w s, 150 n Randall av, 50x100, vacant. Hunts Point Estates to John G Jones, 1367 Prospect av. B & S. Nov 1. Nov 11, 1910. 10:2770. O C & 100
- Whittier st, e s, 350 n Randall av, 25x118.7x25.11x125.7, vacant. Hunts Point Estates to Frank White, 124 E 108th st. B & S. Nov 1. Nov 11, 1910. 10:2765 & 2770. O C & 100
- Whittier st, w s, 200 n Randall av, 50x100. Whittier st, w s, 100 n Randall av, 50x85, vacant. Hunts Point Estates to John G Horgan, 28 E 126th st, N Y, & Max Brill, 416 10th st, Bklyn. B & S. Nov 1. Nov 11, 1910. 10:2770. O C & 100
- Whittier st, e s, 400 n Randall av, 25x107.11x25.11x111.8, vacant. Hunts Point Estates to Henry W Miller, 2023 Av Q, Bklyn. B & S. Nov 1. Nov 17, 1910. 10:2765 & 2770. O C & 100
- Whittier st, w s, 250 n Randall av, 25x100, vacant. Hunts Point Estates to Frank O Brunett, 203 9th st, Bklyn. B & S. Nov 1. Nov 16, 1910. 10:2770. O C & 100
- Whittier st, w s, 250 s Garrison av, 50x100, vacant. Edward Burton & Bessie his wife to Thornton Bros Co, 1320 Clay av. Mt \$800. Nov 9. Nov 11, 1910. 10:2762. O C & 100
- Whittier st, e s, 424.10 n Randall av, 75x128.9x77.9x107.10, vacant. Hunts Point Estates to Harry A Raphael, 842 Kelly st. B & S. Nov 1. Nov 15, 1910. 10:2765. O C & 100
- Whittier st, w s, 300 n Randall av, 156.2x180.7x89.2, gore, vacant. Hunts Point Estates to Henry D Block, 54 E 109th st. B & S. Nov 1. Nov 15, 1910. 10:2765 & 2770. O C & 100
- *8th st, s s, 100 w Av B, 40x146.1, except part for Tremont av, Unionport. FORECLOSURE (Oct 27, 1910). Noel B Fox ref to Jacob Fritz, 1419 Clinton av. Nov 9. Nov 11, 1910. 5,500
- *14th st, n s, 480 e Av B, 25x108, Unionport. FORECLOS, Oct 20, 1910. Sidney Rossman to Francis E Sullivan, 2262 E 177th st. Nov 10. Nov 17, 1910. 2,000
- *14th st, n s, 455 e Av B, 25x108, Unionport. FORECLOS, Oct 20, 1910. Henry J Goldsmith ref to Francis E Sullivan, 2262 E 177th st. Nov 10. Nov 17, 1910. 2,500
- 134th st, No 539, n s, 200 w St Anns av, 25x100, 6-sty bk tnt. Sarah Cohen to 134th St Co, 539 E 134th st. Mt \$8,300. Nov 16. Nov 17, 1910. 9:2262. nom
- 154th st, No 390, s s, 350 e Courtlandt av, 25x100, 3-sty fr dwg. Malte Kutzner to Emile W Schultz, 449 E 144th st. Mt \$3,500. Nov 11. Nov 17, 1910. 9:2400. O C & 100
- Same property. Emile W Schultz to Wilhelmina Kutzner, 390 E 154th st. Mt \$3,500. Nov 15. Nov 17, 1910. 9:2400. O C & 100
- 165th st, No 654, s s, 163.10 w Trinity av, 18x119.6, 2-sty & b fr dwg. Amelia Smith to Herman T Radin, 782 E 165th st. Mt \$4,000. Nov 10. Nov 16, 1910. 10:2632. O C & 100
- 167th st, No 825, n s, 140 w Prospect av, 40x125, 5-sty bk tnt. Bertie E Hadaway to Fred R Holbert, Hancock, Delaware Co, N Y. Mt \$37,500. Oct 31. Nov 14, 1910. 10:2680. nom
- 168th st, No 410, s s, 55 w Brook av, 25x71, 4-sty bk tnt. Olga Martin, of Floral Park, Nassau Co, N Y, to Freda Schmeising, of Floral Park, Nassau Co, N Y. All liens. Nov 14. Nov 15, 1910. 9:2394. nom
- 171st st, Nos 535 to 539, n s, 100.1 e 3d av, 55.1x117.4x55x120, vacant. Emma L Kuhne & ano to Chas Bjorkegren, Inc, a corpn, 2148 Mapes av. Nov 14. Nov 15, 1910. 11:2928. O C & 100
- 172d st, No 457, n s, 95 ft & 23 inches w Wash av, 45x105, 2-sty fr dwg & 2-sty fr stable in rear. Gussie Albert to Iszak Stein, 707 3d av. Sept 16. Nov 16, 1910. 11:2905. 200
- 183d st, n s, 124.7 w Washington av, 50x100, 4-sty bk tnt. Jas O'Connell to Wm C Bergen. Mt \$5,000 & all liens. June 13, 1907. Nov 14, 1910. 11:3038. O C & 100
- Same property. Wm C Bergen to John Rendall, 879 E 162d st. May 16. Nov 14, 1910. 11:3038. O C & 100
- 183d st, n s, 99.7 w Wash av, 25x100, part 4-sty bk tnt. John J Mahony to John Rendall, 879 E 162d st. Jan 26. Nov 14, 1910. 11:3038. nom
- 183d st, n s, 174.7 w Wash av, 100x100, three 4-sty bk tnts. C Adelbert Becker to John Rendall, 879 E 162d st. May 16. Nov 14, 1910. 11:3038. nom
- 183d st, No 113, n s, 100 w Av B, now Creston av, 25x100, except 3 ft strip on front taken for st, 2-sty fr dwg. Florence C Wells to Eleanor C Byrne at Hawthorne, Westchester Co, N Y. Mt \$3,691.61. Nov 15. Nov 16, 1910. 11:3172. 2,308.39
- 186th st, No 458, s s, 180 e Park av, 20x100, 4-sty bk tnt. Annie Crimmins to Emma Boyle, 350 E 195th st. Mts \$13,500 & all liens. Nov 11. Nov 12, 1910. 11:3039. O C & 100
- 193d st, No 51 n e cor Morris av, 25x80, 3-sty bk dwg. H U Morris av, No 2630 Singhi Realty Co to Daniel E Hanlon, 53 e 193d st. Mt \$12,000. Nov 14. Nov 16, 1910. 11:3177. O C & 100
- Same property. Daniel E Hanlon to Catherine Hammer, 51 E 193d st. Mt \$12,000. Nov 15. Nov 16, 1910. 11:3177. O C & 100
- *203d st s s, blk front bet Post & Hall avs, runs e Post av 200 to Hall av x s 100 x w 100 x s 50 x e Hall av 100 to Hall av x s 101 to road to West-Road to Westchester chester x n w 220.11 to Post av x n 156.7 to beginning. Hale Bldg & Realty Co to Jennie Adee, 3453 White Plains av. B & S. Nov 1. Nov 11, 1910. O C & 100
- *214th st, n s, 81 e White Plains road, 25x125, & being lot 67 map (No 589 in Westchester Co) of New Village of Jerome, except part for 214th st. John Di Mattia to Caterina Di M Salzano, Rosina Di M Campanile & Lucia Di M Salzano, all at 3643 Holland av. Mts \$7,000. Nov 12. Nov 14, 1910. O C & 100
- *214th st, s s, 244 e White Plains road, 25x100, & being lot 16 same map, except part for 214th st. Same to same. All title. Mts \$7,000. Nov 12. Nov 14, 1910. O C & 100
- *232d st, n s, 105 w 6th av, 50x114, Wakefield. Mary E Schiffer to J Fletcher Poulsen, 4033 Lowerre pl. Mt \$1,100. Nov 14. Nov 15, 1910. nom
- 238th st, late 2d av, n s, 200 e Martha av, lots 107 & 109 map (No 163) part Hyatt farm near Woodlawn, 50x100, vacant. Theresa A Hennelly to Wesley Const Co, 167 E 56th st. Nov 15. Nov 17, 1910. 12:3392. nom
- 239th st, Nos 600 & 618, late s e cor Blackstone av, late Park pl, Northern Terrace 162.6x150, 3 2-sty fr dwgs, 1-sty fr Blackstone av stable & vacant. Samuel J Cooper et al to City Real Estate Co, 176 Bway. Oct 18. Oct 31, 1910. Corrects error in issue of Nov 5 when first two lines were omitted. 13:3417. 17,500
- 239th st, No 323, n s, 325.1 w Martha av, 25x100, 2-sty fr dwg. Fairmount Realty Co et al to Louis Eickwort, 29 Fletcher st, Mt Vernon, N Y. Mt \$3,000. Oct 29. Nov 15, 1910. 12:3388. nom

- *242d st, lots 17A, 74A & 314 map (No 1108B) portion Penfield av lying east of White Plains av, Wakefield.
Penfield av, lots 320, 322, 315 to 318 same map. Mt on part of above \$1,750.
White Plains road, n w s, at s w s Westchester av, lot 75 map of Washingtonville, 49.5x99.6x49.3x103.4, except part for said road. Mt \$7,000.
Also 1/2 of following:
Bronx Boulevard (Bronx Terrace), w s, lot 1222 map of Wakefield.
1st st, e s, lot 1265, same map. Mt on last 2 parcels \$3,000.
Minnie Watsky to Moses Watsky, 4579 White Plains road. Nov 11, 1910. 11:2910. nom
Arthur av late Broad st, e s, 151.3 s Tremont av & being strip of land lying in Broad st, in front of lot 85 map (No 21 in Westchester Co) of Fairmount. John L Rollins et al HEIRS, &c, John T Rollins to Ann C White, of Providence, R I. All title. Q C. Nov 11, 1910. 11:2947. nom
Andrews av, Nos 2202 & 2204, e s, 487.7 s 183d st, 58x100, 2-sty fr dwg. Collins P Bliss to Jessamine C Bliss at Gould Hall, n w cor Aqueduct av & University av. B & S. All liens. Nov 11, 1910. 11:3217. O C & 100
Arthur av, Nos 2452 & 2454 n e cor 188th st, 95x81.8x95x82, 2-sty 188th st, No 689 fr dwg & 2-sty bk dwg & vacant.
Annie P N Hurlburt to Louise Tiedjen, 2254 Arthur av. All title. Q C. Nov 8, 1910. 11:3077. nom
Same property. Louise Tiedjen to The Deudicibus Building Co, 630 E 169th st. Mt \$12,250. Nov 16, 1910. 11:3077. nom
Bryant av, e s, 100 s Randall av, 25x100, vacant. Hunts Point Estates to Mary E Knapp, 740 So Boulevard. B & S. Nov 1, 1910. 10:2769. O C & 100
*Bogart av, w s, 475 s Neil av, 25x100. Fidelity Development Co to Marguerita Morris, 231 W 131st st. All liens. Sept 22, Nov 16, 1910. O C & 100
Bathgate av | w s, 128 s 3d av late Kingsbridge rd, 25x190 to Bass-
Bassford av | ford av, except part for said av & Bassford av or
pl, vacant. FORECLOS, Nov 10, 1910. Denis O L Cohalan ref
to John M Cory, 60 W 76th st, EXR John J Hughes. Nov 16,
Nov 17, 1910. 11:3053. 5,000
Bergen av, No 606, s e s, 151.9 n e Westchester av, runs, n e 25
x s e 75 x s w 7.5 x w 42.10 x n w 44 to beg.
Bergen av, e s, 148.4 n Westchester av, runs n 3.5 x e 37 x w 37.6
to beg, gore, 2-sty fr dwg.
Philipp P Rudolph to Henry Rudolph, 602 Bergen av. Mt \$5,500.
Nov 4, 1910. 9:2361. nom
Briggs av, No 2846 s e, at n e s, 198th st, 103.8x25x97x25.11,
198th st, No 261 | vacant. Anthony Smyth to Henry Cleland,
S Colden av, White Plains, N Y. All liens. Nov 10, 1910. 11:3296. nom
Bryant av, No 1529 (1519), w s, 150 n 172d st, 25x100, 2-sty fr
dwg. Isidor Monheimer to Nathan Hirsh, 618 W 136th st.
Mts \$8,000. Nov 7, 1910. 11:2996. nom
Same property. Nathan Hirsh to Amelia Friedrich, 1527 Bryant
av. Mt \$5,500. Nov 7, 1910. 11:2906. O C & 100
Boston rd, Nos 1347 & 1349, w s, 288.6 s Jefferson pl, 50x70x75
x70.9, 2-sty bk str. The Levinson Impt Co to Wm C Deming,
2563. St Raymond av. Mts \$34,000 & all liens. Nov 10, 1910.
11, 1910. 11:2934. O C & 100
Bryant av, w s, 125 n Randall av, 50x100, vacant. Hunts Point
Estates to Mary L Doherty, 238 E 30th st. B & S. Nov 1,
Nov 12, 1910. 10:2769. O C & 100
Bryant av, w s, 138.7 s Hunts Point av, 50x100, vacant. Hunts
Point Estates to Joseph & Abraham Epstein, both at 246 W
146th st. B & S. Nov 1, 1910. 10:2764 & 2769. O C & 100
Bryant av, w s, 350 s Randall av, 50x100, vacant. Hunts Point
Estates to John Guendler, 379 E 151st st. B & S. Nov 1, 1910.
12, 1910. 10:2769. O C & 100
Bryant av, w s, 100 n Randall av, 25x100, vacant. Hunts Point
Estates to James Croughan, 1000 Forest av. B & S. Nov 1,
Nov 12, 1910. 10:2769. O C & 100
Bryant av, w s, 175 s Randall av, 25x100, vacant. Hunts Point
Estates to Benj Feinberg, 52 W 116th st. B & S. Nov 1, 1910.
11, 1910. 10:2769. O C & 100
Bryant av, w s, 350 n Randall av, 25x100, vacant. Hunts Point
Estates to Eliz Gerhardt, 379 E 136th st. B & S. Nov 1, 1910.
11, 1910. 10:2769. O C & 100
Bryant av | e s, 203.4 n Randall av, 22.8x98.9 to Hunts Point
Hunts Point av | av x25x110.3.
Bryant av, e s, 125 n Randall av, 78.4x10.3x87.9x50, vacant.
Hunts Point Estates to Lewis Jacobs, 1018 E 163d st. B & S.
Nov 1, 1910. 10:2769. O C & 100
Bryant av, w s, 275 n Randall av, 25x100, vacant. Hunts Point
Estates to Chas Bender, 66 E 97th st. B & S. Nov 1, 1910.
1910. 10:2769. O C & 100
Bryant av, w s, 325 n Randall av, 25x100, vacant. Hunts Point
Estates to Rosie Schmedes, 810 Westchester av. B & S. Nov
1, 1910. 1910. 10:2769. O C & 100
Bryant av, w s, 300 n Randall av, 25x100, vacant. Hunts Point
Estates to Robert Stevenson, 19 Kearney av, Kearney, N J.
B & S. Nov 1, 1910. 10:2769. O C & 100
Belmont av, No 2176 s e cor 182d st, 74.1x27.7x87.3x28, 4-sty
182d st, No 660 | bk tnt & str.
*Taylor st, w s, 450 s Col av, 50x100, except part for Taylor st.
August Rehbeck to Stephen J Stilwell, 3311 Olinville av. All
liens. Nov 11, 1910. 11:3083 & A T. O C & 100
Bailey av | w s, — s 190th st, & being lots 11, 12 & 13
Harlem River terrace | blk 3236 map (No 1187) Bailey estate,
77.10x— to Harlem River terrace x—x—, vacant. FORECLOS.
Oct 11, 1910. Henry R Conger referee to Kingsbridge Real Es-
tate Co, 27 Pine st. Nov 11, 1910. 11:3236. 4,200
Bailey av, w s, — s 190th st, 26.4x149.7 to Harlem River terrace
x25x141.3, vacant, & being lot 10 blk 3236 map (No 1187) of
Bailey estate. FORECLOS, Oct 11, 1910. Henry R Conger refer-
ee to Nellie L Vought, 2194 Andrews av. Nov 11, 1910.
11:3236. 1,550
*Beech av, n s, 312 w Corsa av, 25x100, Laconia Park. Max Cohen
et al to Michele Tolve & Francesco Galella, both at Garnerville,
Rockland Co, N Y. All liens. Nov 12, 1910. 11:3012. O C & 100
*Bracken av, w s, 647.9 s Kingsbridge road, 50x100, Edenwald.
Jacob Shapiro to Enoch Levy, 1531 2d av. 1/2 part. All title.
Mt \$475 & all liens. Nov 11, 1910. 11:3012. nom
*Same property. Joseph Dix to same. 1/2 part. All title. Mt
\$475 & all liens. Nov 11, 1910. 11:3012. nom
*Bracken av, w s, 497.9 s Kingsbridge road, 25x100. Matilda F
Aranson, 461 Gold st, Bklyn, to Ray Lewin, 461 Gold st, Bklyn.
1/2 part. Sub to mt \$125. Given as collateral for \$175 owing to
grantors husband, Arthur Aranson. Nov 12, 1910. 11:3012. nom
Boone av, No 1350, e s, 70.6 s West Farms road, 25x100, 2-sty
bk dwg. Alex Ovcharek to Helena Jacobson, 1350 Boone av.
Q C. Nov 9, 1910. 11:3012. nom
Bryant av, w s, 275 s Randall av, 25x100, vacant. Hunts Point
Estates to Gustave Strubel, 270 Alex av. B & S. Nov 1, 1910.
15, 1910. 10:2769. O C & 100
Bryant av, w s, 100 s Randall av, 25x100, vacant. Hunts Point
Estates to Karl Schirling, 1981 Lafontaine av. B & S. Nov 1,
Nov 14, 1910. 10:2769. O C & 100
Bryant av, w s, 113.7 s Hunts Point av, 25x100.
Longfellow av, e s, 225 n Eastern Boulevard, 25x81.1x28x93.8,
vacant.
Hunts Point Estates to Frank E Lawrence, 1710 Arch st, Phila,
Pa. B & S. Nov 1, 1910. 10:2764 & 2770. O C & 100
Brook avs w cor 156th st, 40x107.11x40.1x103.1, vacant. Utility
156th st | Realty Co to Henry Morgenthau Co, 165 Bway. B & S.
Nov 15, 1910. 9:2363. O C & 100
Briggs av, No 2655, w s, 100 n 194th st, 25x69.11x27x67.1, 2-sty
fr dwg. Jane J Middleton to Edward Effinger, 457 E 138th st.
Mt \$3,500. Nov 15, 1910. 12:3300. nom
Bassford av, No 2254, e s, 299.8 n 182d st, 35.6x77.1x35.6x75.11,
4-sty bk tnt. Release mt. Guaranteed Mortgage Co to Phelan
Bros Const Co, 1910 Webster av. Nov 16, 1910. 11:3050.
13,500
Bailey av, e s, — s Kingsbridge road, being lots 105 & 106 map
(No 1187) of Bailey estate, vacant. Edw M Tessier to Gustave
Larsen at n w cor Cruger av & Rosewood or 208th st. Mt \$4,-
000. Nov 15, 1910. 11:3239. O C & 100
Belmont av, No 2502, e s, 194.8 s Pelham av, late Union av, 37.6
x100, 4-sty bk tnt & str. Ernest Hammer to Daniel E Hanlon,
53 E 193d st. Mt \$17,000. Nov 15, 1910. 11:3091. O C & 100
Crotona Parkway, e s, 576.4 s Tremont av or 177th st, 27.5x
106x26.1x109.10, vacant. The Tremont Ave Land Co to Denis F
Coyle, 1900 Crotona Parkway. Nov 10, 1910. 11:2985. O C & 100
Crotona Parkway, e s, 576.4 s Tremont av or 177th st, 27.5x106
x26.1x109.10, vacant. Release mt. Title Guarantee & Trust
Co to Tremont Ave Land Co. 27 William st. Nov 11, 1910.
11:2985. nom
Creston av, w s, 134.5 n 183d st, 18.9x117.6, 2-sty bk dwg. A
Warren Constn Co to Henry C Glaser, 61 E 86th st. Mts \$8,000.
Nov 10, 1910. 11:3172. 100
Clinton av, Nos 2152 to 2156, e s, 264.4 n 181st st, 49.7x145.2,
3 2-sty fr dwgs. Fannie Kleinhalz to Fredk E Buser, 1100 E
179th st & Frances Buser, 1319 Taylor av. Mts \$10,500. Nov
1, 1910. 11:3097. O C & 100
College av | e s, 77.3 s 165th st, strip runs s 1 x e 26 x s 1 x e
Findlay av | 165.4 to w s Findlay av x n 2 x w — to beg. Her-
bert S Ogden EXR Ann Maplesden to The Mountain Constn Co.
Feb 10, 1910. 9:2432. O C & 300
Courtlandt av, No 679, w s, 75 s 154th st, 24.4x100, 3-sty bk tnt
& str. Albert C Deich to Julius Deich, 277 E 154th st. 1-3
part. Mt \$6,000. Nov 1, 1910. 9:2413. O C & 100
*Clarence av, w s, 315 n Evans av, 50x100, vacant. Bruce-Brown
Land Co to Carl Sentz, 3186 Bway. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, w s, 225 s Philip av, 25x100, vacant. Bruce-Brown
Land Co to Chas Bender, 66 E 97th st. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, w s, 125 s Evans av, 25x100, vacant. Bruce-Brown
Land Co to Albert Naumann, 1746 Melville st. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, e s, 90 n Evans av, 75x100, vacant. Bruce-Brown
Land Co to John Bohlmann, 433 E 87th st. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, e s, 190 n Evans av, 50x100, vacant. Bruce-Brown
Land Co to James F Herbert, 1167 Jackson av. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, w s, 115 n Evans av, 25x100, vacant. Bruce-Brown
Land Co to Adolph Haschek, 155 E 72d st. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, w s, 165 n Evans av, 50x100, vacant. Bruce-Brown
Land Co to Ida Redbord, 1718 Taylor av. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, w s, 140 n Evans av, 25x100, vacant. Bruce-Brown
Land Co to Wm J Hoffmann, 904 Leggett av. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, w s, 150 s Philip av, 25x100, vacant. Bruce-Brown
Land Co to Mary A Brady, 626 Union av. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, e s, 340 n Evans av, 50x100, vacant. Bruce-Brown
Land Co to Johanna L Barry, 842 Castle Hill av. Nov 9, 1910. 11:2910. O C & 100
*Clarence av | n e cor Evans av, 40x100, vacant. Bruce-Brown
Evans av | Land Co to Clarence T Rogers, 439 W 123d st,
Nov 9, 1910. 11:2910. O C & 100
*Clarence av | s w cor Evans av, 75x100, vacant. Bruce-Brown
Evans av | Land Co to Wm C Spalding, of Freeport, L I. Nov
9, 1910. 11:2910. O C & 100
Crotona Parkway, e s, 576.4 s Tremont av or 177th st, 27.5x106x
26.1x109.10, vacant. Denis F Coyle to The Church of St
Thomas Aquinas, 1900 Crotona Parkway. Mt \$3,000. Nov 11,
Nov 14, 1910. 11:2985. O C & 100
Clay av, No 1120, e s, 303.8 s 167th st, 39x80, 5-sty bk tnt. A J
Schwarzler to Kate Schick, 1112 Clay av. Mt \$20,500. Nov 15,
1910. 9:2426. O C & 100
*Clarence av, w s, 200 s Philip av, 25x100, vacant. Bruce-Brown
Land Co to Edwin Brady, 1336 Herschel st. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, w s, 175 s Philip av, 25x100, vacant. Same to Sadie
V Brady, 626 Union av. Nov 9, 1910. 11:2910. O C & 100
*Clarence av, w s, 150 s Evans av, 75x100, vacant. Bruce-Brown
Land Co to Henrietta & Beatrice Hahn, 137 E 73d st. Nov 9,
Nov 12, 1910. O C & 100
*Clarence av, e s, 175 s Evans av, 50x100.
Shore Drive, w s, 196 s Evans av, 25.2x94.2x25x96.7; also
Shore lot 9A blk 41 map No 1455 of Bruce-Brown Land Co at
Throggs Neck, adj above on east.
Bruce-Brown Land Co to Philomena Dunn, 300 E 34th st. Nov
9, 1910. 11:2910. O C & 100
*Chatterton av (7th st), n s, 255 w Olmstead av (Av D), 25x108,
Unionport. Chas E Devermann to Bertha Scheidler, 666 E 170th
st. Mt \$3,000. Nov 16, 1910. 11:3012. O C & 100
*Corsa av | n w cor Ash av, & being lots 3 & 4 map (No 981 in
Ash av | Westchester Co) of Laconia Park, 52.3x119.10x50x
135.3 on Ash av. PARTITION, Oct 26, 1910. Tristram B John-
son to Bertha Kanze, 1170 Tinton av. Nov 15, 1910. 11:3012. 2,050
Clinton av, w s, — s Jefferson pl & being part lot 104 map 641
in West. Co, of Morrisania, begins at line bet lots 101 & 104,
runs w 137.11 x s 25.11 x e 138 to av x n 25.11 to beg. Deidi-
cibus Building Co to Louise Tiedjen, 2452 Arthur av. Mts \$31,-
750. Oct 20, 1910. 11:2933. O C & 100

*Commonwealth av, e s, 150 s Merrill st, 50x100, except part for Commonwealth av. Amelia Steinmetz to Katie Freyer, 810 E 155th st. Mts \$12,500. Nov 16. Nov 17, 1910. O C & 100

Davidson av, No 1905, w s, 31 n 177th st, 44x60, 4-sty bk dwg. Jennie W Greenberger to Sophia Meyer, 14 E 112th st. Mt \$8,500. Nov 4. Nov 11, 1910. 11:2862. nom

Davidson av, No 1905, w s, 31 n 177th st, 44x60, 4-sty bk dwg. Release mt. Augusta Clock to Jennie W Greenberger, 510 W 137th st. Nov 7. Nov 11, 1910. 11:2862. nom

Daly av, No 1980, e s, 225.7 n 179th st, 25x46.9x25x46.1, 4-sty bk tnt. Philip Cahill to John Quinn, 211 E 101st st. Mts \$3,506.74. Nov 12. Nov 14, 1910. 11:3126. O C & 100

*Elliott av | e s, 600 n Julianna st, runs e 207 to Old Boston road x n, n w & w along said Old Boston road & the Williamsbridge road 364 to Elliott av x s 253.5 to beginning. Deed of trust. Robert Mc-Turek & Ida his wife to Adalbert Schmidt, of Mt Vernon, N.Y. Mt \$6,000. May 24, 1898. Rerecorded from mts May 25, 1898. Nov 16, 1910. nom

*Eastern Blvd | w s 175 s Tremont rd, 50x200 to Gainsborg av, Gainsborg av | Tremont terrace. Wm W Klein to Fredk Ehrenberg. 1/2 part. Q C. Feb 7, 1907. Nov 17, 1910. O C & 100

Franklin av, s e s, 265 n e 169th st, 61.4x145, vacant. Chas Kling to Leo Levinson, 1135 Clay av. Mts \$10,000 & all liens. Nov 15, 1910. 11:2933. O C & 100

Grand Boulevard & Concourse | n w cor 181st st, 48.3x42.8 to e l Av 181st st | B (closed) x45.2 to st x26.7, vacant. Jane wife Edward Riley to John H & Francis W Wallace, 1230 South Broad st, Phila. Pa. B & S. Nov 12. Nov 16, 1910. 11:3162. O C & 100

Grand av, No 2250 | n e cor Buchanan pl, 25x100, 2-sty fr dwg. Buchanan pl

Also property in Brooklyn
Also lot in Woodlawn Cemetery.

Anna H Blanks to Eliz Hughes of 101st st, Fort Hamilton, Bklyn. B & S. Feb 14. Re-recorded from May 3, 1910. Nov 11, 1910. 11:3196. 125

*Gleason av | n w cor Beach (Hammond) av, 25x100. Levy Gar-Beach av | sony to Sophie wife of Levy Garsony, 1209 Beach av. All title. Mts \$8,300. July 9. Nov 17, 1910. O C & 100

Hunts Point av, s w s, 75 n w Whittier st, 50x100, vacant. Hunts Point Estates to Max Lehr, 3 E 109th st. B & S. Nov 1. Nov 11, 1910. 10:2770. O C & 100

Hunts Point av, s w s, 48.9 n w Faile st, 50x100, vacant. Hunts Point Estates to Chas Sweeney, 896 Faile st, B & S. Nov 1. Nov 11, 1910. 10:2764. O C & 100

Hunts Point av, s w s, 173.9 n w Faile st, 50x100. Randall av | n w cor Bryant av, 50x100, vacant. Bryant av

Rebecca Hast to Saml Harris, 243 W 98th st, Seamon Sylvester, 230 W 99th st, & Julia Schneider, 120 W 88th st. B & S. Mts \$7,750. Nov 1. Nov 11, 1910. 10:2764 & 2769. O C & 100

Hunts Point av, s w s, 173.9 n w Faile st, 50x100. Randall av | n w cor Bryant av, 50x100, vacant. Bryant av

Hunts Point Estates to Rebecca Hast, 230 W 111th st. B & S. Nov 1. Nov 11, 1910. 10:2764 & 2769. O C & 100

Hunts Point av | s w s, at intersection of e s Bryant av, 95.3x48.3x Bryant av | 106.8, gore, vacant. Hunts Point Estates to Blanche Alexander, 241 Mt Hope pl. B & S. Nov 1. Nov 11, 1910. 10:2764 & 2769. O C & 100

Hunts Point av | s w s, 107.4 s e Randall av, 75x109.2 to Longfellow av | fellow av x79.4x72.3. Longfellow av | n e cor Randall av, 84x110.6x75x72.6, vacant. Randall av

Hunts Point Estates to Philomena Dunn, 620 2d av. B & S. Nov 1. Nov 11, 1910. 10:2770. O C & 100

Hunts Point av | n e s, at intersection of w s Faile st. 24x10.9x Faile st | 21.7, gore. Longfellow av | w s, 25 n Randall av, runs n 25.2 to Hunts Point Hunts Point av | av x n w 22.5 x s w 100 x e 99.4 to beginning. Faile st, w s, 100 s Randall av, 99x106.7x39.10, gore. Randall av | s w cor Bryant av, 25x100. Bryant av

Bryant av, e s, 175 n Eastern Boulevard, 50x100. Longfellow av, w s, 125 s Randall av, 100x100. Hunts Point av, s w s, 182.3 s e Randall av, 100x100. Hunts Point av | n e s, at intersection e s Longfellow av, 50.3x100 Longfellow av | x50x98.5. Whittier st, e s, 137.7 n Randall av, 62.4x123.7x34.7x108.7, vacant. Hunts Point Estates to John P Magner, 151 W 95th st. B & S. Nov 1. Nov 11, 1910. 10:2764, 2769 & 2770. O C & 100

Hughes av, No 2506, e s, 112.10 s Pelham av, 25x87.6, 3-sty bk tnt & str. Ermelinda Asterina to Tommaso Pascale, 16 Minetta lane. Mt \$6,250 Nov 10. Nov 11, 1910. 11:3078. O C & 100

Hoe av, No 1113, w s, 183.9 s 167th st, 18.9x100, 3-sty brk dwg. Bernard F Brady to the R C Church of St John Chrysostom, 1109 Hoe av. Mt \$8,500. Nov 10. Nov 12, 1910. 10:2744. nom

Hoe av, No 1113, w s, 183.9 s 167th st, 18.9x100, 3-sty bk dwg. Annie Sullivan to Bernard F Brady, 1109 Hoe av. Nov 10. Nov 12, 1910. 10:2744. O C & 100

Heath av, w s, 25 s 230th st, 17.11x90, 2-sty fr dwg. Release mt. Harold C Knoepfel to Metzler Bldg & Const Co, 2907 Heath av. Nov 15. Nov 16, 1910. 12:3260. nom

Same property. Metzler Bldg & Const Co to Louise Kopschinsky, 970 Rogers pl. Mt \$5,400. Nov 15. Nov 16, 1910. 12:3260. O C & 100

Intervale av, No 1225, w s, 183.5 n 169th st, 25x184.10, 2-sty fr dwg & 1 & 2-sty fr stable in rear. John Gass to Lena Gass, 1225 Intervale av. All title. Mt \$4,500. Nov 14. Nov 15, 1910. 11:2973. nom

Jackson av, No 887, w s, 134.3 n 161st st, 19.9x75, 2-sty & b bk dwg. Emma Greiner to Helene Wegner, 2321 Prospect av. Mt \$4,000. Nov 15, 1910. 10:2638. O C & 100

Jerome av | n w cor 177th st, 221.11x—x—105.4. 177th st

Jerome av | s w cor 177th st, 137.8x100x104.8x105.3. 177th st

Jerome av | n w cor 176th st, 100x100x—x103.3, vacant. 176th st

Henry C Lytton to Jerome Holding Co, 95 Liberty st. Mts \$57,000. Nov 5. Nov 11, 1910. 11:2861 & 2862. O C & 100

*Kossuth av | s e cor Concord st, 25x100, being lot 45, map 93 lots Concord st | at So Mt Vernon. Release mt. Blanche B Marvin to Jennie Tackney, 355 E 135th st. Oct 24. Nov 11, 1910. 750

*Same property. Release mt. Enoch C Bell to same. Oct 28. Nov 11, 1910. 3,250

Longfellow av, w s, 275 s Randall av, 25x100, vacant. Hunts Point Estates to Fred Hiller, 36 Main av, Ocean Grove, N J. B & S. Nov 1. Nov 11, 1910. 10:2769. O C & 100

Longfellow av, w s, 125 n Eastern Boulevard, 25x100, vacant. Hunts Point Estates to Peter Falkner, 97 Diamond st, Bklyn. B & S. Nov 1. Nov 11, 1910. 10:2769. O C & 100

Longfellow av, w s, 225 s Randall av, 50x100, vacant. Hunts Point Estates to Wm Hamberg, at Classons Point, N Y. B & S. Nov 1. Nov 12, 1910. 10:2769. O C & 100

Longfellow av, e s, 250 n Eastern Boulevard, 25x68.5x28x81.1, vacant. Hunts Point Estates to Jacob Wenz, 551 Crescent st, Bklyn. B & S. Nov 1. Nov 15, 1910. 10:2770. O C & 100

Longfellow av, w s, 100 n Eastern Boulevard, 25x100. Longfellow av, e s, 100 n Eastern Boulevard, 50x100, vacant. Hunts Point Estates to Edw H Kelly, 2971 Valentine av. B & S. Nov 1. Nov 15, 1910. 10:2769 & 2770. O C & 100

Longfellow av, w s, 400 s Randall av, 50x100, vacant. Hunts Point Estates to Mary E Carroll at Wappingers Falls, N Y. B & S. Nov 1. Nov 17, 1910. 10:2769. O C & 100

Longfellow av, w s, 325 s Randall av, 25x100, vacant. Hunts Point Estates to Wm H Hemingway, 248 W 15th st. B & S. Nov 1. Nov 12, 1910. 10:2769. O C & 100

Morris av, Nos 1040 & 1042, e s, 75 n 165th st, 35x92.6, 2 3-sty bk dwgs. Irwin Realty Co to Cath E Hodgins, 1040 Morris av. Mt \$13,000. Nov 10. Nov 12, 1910. 9:2437. 100

*Madison av, e s, 264 s 3d st, runs e — to pt 100 w road leading from Westchester to Bear Swamp x s e — x w 110.2 to av x n 36 to beg. Madison av, e s, 235.10 n 2d st, runs n 25 x e 110.2 x s e 26.2 x w 118 to beg, Westchester. Wm C Deming to Levinson Impt Co, 1135 Clay av. Nov 10. Nov 11, 1910. O C & 100

Morris av, n w s, 172 n e 183d st, 25x106x25x106.5, vacant. PARTITION, Apr 20, 1908. Walter B Caughlan referee to Stella Jackson. All liens. May 9, 1908. Nov 16, 1910. 11:3183. 2,050

Morris av, No 590, e s, 93.5 n 150th st, 26x70.3, 3-sty fr tnt & str. Francis & Eliza Golden to Vito A Pittaro, 590 Morris av. 1/2 R T & I. Q C & correction deed. Oct 15. Nov 17, 1910. 9:2410. nom

Morris av, No 2814, e s, 644.9 n 196th st, 50x100.4, except part for av, 2-sty fr dwg. Edith V & Marion B Kraemer by Geo J Kraemer to Wethered J Boyd, 2404 Grand Concourse. All title. Sub to mt \$7,500 & to life estate of Geo J Kraemer. Nov 10. Nov 17, 1910. 12:3318. 810.80

Same property. Geo J Kraemer to same. All title & Q C to life estate &c. Nov 10. Nov 17, 1910. 12:3318. nom

Same property. Wethered J Boyd to Sarah J Boyd his wife, 2404 Grand Concourse. Mts \$7,500. Nov 16. Nov 17, 1910. 12:3318. O C & 100

*Philip av, s s, 25 w Clarence av, 25x100, vacant. Bruce-Brown Land Co to Nicola De Vito, 547 E 118th st & Sabato De Vito, 444 E 115th st. Nov 9. Nov 12, 1910. O C & 100

*Philip av | s w cor Clarence av, 25x100, vacant. Bruce-Brown Clarence av | Land Co to Peter A Becker, 906 Leggett av. Nov 9. Nov 12, 1910. O C & 100

*Philip av | s e cor Clarence av, 100x100, vacant. Bruce-Brown Clarence av | Land Co to Esther Armstrong, 57 W 112th st. Nov 9. Nov 14, 1910. O C & 100

Prospect av, No 2321, w s, 216.8 n 183d st, 16.8x95, 2-sty bk dwg. Helene Wegner to Emma Greiner, 887 Jackson av. Mt \$5,500. Nov 15, 1910. 11:3102. O C & 100

Randall av, s s, 50 w Faile st, 30.11x81.6x75.4, gore, vacant. Hunts Point Estates to Tilla L Lifshitz, 69 E 97th st. B & S. Nov 1. Nov 11, 1910. 10:2769. O C & 100

Randall av, n s, 50 e Bryant av, 25x75.6x irreg x100, vacant. Hunts Point Estates to John H Sperling, 454 E 144th st. B & S. Nov 1. Nov 11, 1910. 10:2769. O C & 100

Randall av, n s, 50 w Bryant av, 50x100, vacant. Hunts Point Estates to Alex Smith, 827 Tinton av. B & S. Nov 1. Nov 11, 1910. 10:2769. O C & 100

Randall av, s s, 50 e Bryant av, 25x100. Longfellow av, e s, 275 n Eastern Boulevard, 117.2x9.2x131.3x68.4. Hunts Point av, e s, 84 n Randall av, 25x123.2x25x110.6, vacant. Hunts Point Estates to Louis Grau, 61 W 139th st. B & S. Nov 1. Nov 11, 1910. 10:2769 & 2770. O C & 100

Randall av, n s, 25 w Faile st, 75x100, vacant. Hunts Point Estates to Tillie Wolfe, 2656 8th av. B & S. Nov 1. Nov 11, 1910. 10:2769. O C & 100

Randall av, n s, 75 e Bryant av, 25.7x25x56.7x75.7, vacant. Hunts Point Estates to Brian G Hughes, 1984 Madison av. B & S. Nov 1. Nov 12, 1910. 10:2769. O C & 100

Ryer av, No 2094, e s, 143.9 n 180th st, 18.9x103.9x18.9x104, 3-sty bk dwg. Adolph E Loewenthal to James S Byrne, 2524 Maclay av. All liens. Nov 11. Nov 12, 1910. 11:3149. nom

*Randall av | n w cor Taylor av, runs n along w s Taylor av, 43.1 Taylor av | to s s Clasons Point rd x n w 7.11 x w 96.3 x s 50 Classon Pt rd | to n s Randall av x e 100 to beg. Clarence W Beach to Pellegrino Morante & Pasquale Conti of High Falls, Ulster Co, N Y. Nov 10. Nov 11, 1910. O C & 100

Randall av | s e cor Bryant av, 25x100. Bryant av

Hunts Point av, s w s, 25 n w Whittier st, 50x100x37.3x103, vacant. Hunts Point Estates to Thos W Lamb, 335 North High st, Mt Vernon, N Y. B & S. Nov 1. Nov 12, 1910. 10:2769 & 2770. O C & 100

Randall av, n s, 100 w Faile st, 23.5x179.3x93.4x165. Whittier st, e s, 200 n Randall av, 150x125.8x—x123.9, vacant. Hunts Point Estates to Geo F Johnson, the Chatworth, 72d st & Riverside Drive. B & S. Nov 1. Nov 16, 1910. 10:2765, 2769 & 2770. O C & 100

Randall av | s w cor Longfellow av, runs w 75 x s 100 x w 25 Longfellow av | x s 25 x e 100 to Longfellow av x n 125 to beg. Longfellow av | s e cor Randall av, 128.4x72.3 to Hunts Point av Randall av | x 107.3x16. Hunts Point av

Spofford av | s s block front bet Faile st & Hunts Point av, Faile st | 105.6x23.6x127x66.2. Hunts Point av

Randall av | s e cor Faile st, 50x100, vacant. Faile st

Hunts Point Estates to Philip A McQuade, 2 E 127th st. B & S. Nov 1. Nov 12, 1910. 10:2764, 2769 & 2770. O C & 100

*Rombout av, w s, 32.10 n Hollers av, 67.2x76.4x101.9, & being lot 7 map (No 1430) Allen estate. Hudson P Rose Co to Vincenzo De Caro, 15 Freemont st, Springfield, Mass. Nov 7, 1910. Corrects error in last issue when grantee was Vincenzo de Carlo. nom

Spofford av | n w cor Coster st, 25x100. Coster st

Coster st, w s, 175 n Spofford av, 253x265.2x78.3, gore, fr dwg & vacant. Hunts Point Estates to Wm Lowe, 750 Manida st. B & S. Nov 1. Nov 11, 1910. 10:2764. O C & 100

Spofford av | s w cor Coster st, 25x100, vacant. Hunts Point
 Coster st | Estates to Jennie G Levine, 828 Manida st. B & S.
 Nov 1, 1910. 10:2764. O C & 100
 Spofford av, s s, 25 w Coster st, 76.6x100.7x65x100, vacant. Hunts
 Point Estates to Lena Manassa, 279 E Burnside av. B & S. Nov
 1, 1910. 10:2764. O C & 100
 *Shore Drive, w s, 221 s Evans av, 50.6x91x50x96.7.
 Shore Drive | e s, 375 s Evans av, 50x148.9 to Shore Drive x 52
 Clarence av | x 164.7.
 Clarence av, e s, 225 s Evans av, 50x95x irreg x 100.
 Also shore lots, 10a, 11a, 16a & 17a, block 41, map No 1455 of
 Bruce-Brown Land Co at Throggs Neck, adj above on east,
 vacant.
 Bruce-Brown Land Co to Richard M Montgomery & Co, a corpn,
 27 Pine st. Nov 9. Nov 12, 1910. O C & 100
 *Shore Drive, w s, 150 s Philip av, 50x100; also shore lots 7a &
 Sa, blk 40, map No 1455 of Bruce-Brown Land Co at Throggs
 Neck, adj above on east, vacant. Bruce-Brown Land Co to Hugo
 J Schultz, 2040 Prospect av & Geo Meissner, 497 E 162d st.
 Nov 9, 1910. O C & 100
 *Shore Drive, w s, 200 s Philip av, 50x100; also shore lots 9A &
 10A blk 40 map No 1455 of Bruce-Brown Land Co at Throggs
 Neck, adj above on east, vacant. Bruce-Brown Land Co to
 Klondike Realty Co, 2944 3d av. Nov 9. Nov 14, 1910.
 O C & 100
 Spofford av | n e cor Faile st, 55 to Hunts Point av x56x29.8
 Faile st | to Faile st x50, vacant. Hunts Point Estates to
 Hunts Point av | Utility Realty Co, 165 Bway. B & S. Nov 1.
 Nov 14, 1910. 10:2764. O C & 100
 *Stephens av, e s, 175 n O'Brien av, 50x89.11x54x69.6, Classons
 Point. Wm F Gleason to Pasquale Conti & Pellegrino Morante,
 at High Falls, N Y. Nov 14, 1910. O C & 100
 *St Lawrence av, e s, 100 n Merrill st, 25x100. Carrie E Horton
 to Chauncey E Horton, 598 6th av. Mts \$5,500. Nov 15, 1910.
 100
 Southern Boulevard, w s, 30.4 s 186th st, 50.7x120.11x50x113.2,
 vacant. Albert Blumenthal to Sutro Bros & Co, 1/2 part. B
 & S. Sept 23, 1903. Nov 15, 1910. 11:3114. nom
 Southern Boulevard, w s, 30.4 s 186th st, 50.7x120.11x50x113.2,
 Sutro Bros & Co to Abbie S Fridenberg, 1/2 part. Q C. Mar
 4, 1904. Nov 15, 1910. 11:3114. nom
 Spofford av, n s, 75 w Coster st, 30.4x101x16.7x100.
 Coster st, w s, 100 n Spofford av, 25x87.4x25.3x91.7, vacant.
 Hunts Point Estates to Henry Lowenthal, 1206 5th av. B &
 S. Nov 1, 1910. 10:2764. O C & 100
 Spuyten Duyvil road n w s, at s w cor land Sophia Dillon, runs n
 Johnson av | w — to e s Johnson av x s s, e & e along
 curve, e, n e & n s of Johnson av — to Spuyten Duyvil road x
 n e 18.4 to beginning. John J Manley et al HEIRS Owen Manley
 to Chas R Demarest, No — Arlington av, N Y City. B & S.
 Oct 29. Nov 15, 1910. 13:3407. nom
 Same property. Bertram Manley et al by John J Manley GUARD-
 IAN to same. All title. Oct 27. Nov 15, 1910. 13:3407. 111.14
 Same property. John J Manley & Edw O'Reilly EXRS, &c, Cath-
 erine O'Reilly to same. Nov 5. Nov 15, 1910. 13:3407. 133.33
 *Shore Drives w cor Philip av, 50x100; also shore lots 1A & 2A
 Philip av | blk 40 map No 1455 of Bruce-Brown Land Co at
 Throggs Neck adj above on east, vacant. Bruce-Brown Land Co
 to Wm Wagler, Jr, 349 E 46th st. Nov 9. Nov 12, 1910.
 O C & 100
 *Shore Drive n w cor Evans av, 65x100; also shore lots 28A &
 Evans av | 29A blk 40 map No 1455 of Bruce-Brown Land Co
 at Throggs Neck adj above on east, vacant. Bruce-Brown Land
 Co to Josephine Reinhardt, 1341 Franklin av. Nov 9. Nov 14,
 1910. O C & 100
 Teller av, No 1324, s e s, 199.1 n e 169th st, 25x82.10x25x83, 2-sty
 bk dwg. Laura Schroder to John A Clarke, 1211 Mad av. Mt
 \$3,300. Sept 27. Nov 16, 1910. 11:2782. nom
 Tinton av, No 903, w s, 308.9 n 161st st, runs n 41.3 x w 35.1 x
 again w 99.11 x s 40.11 x e 135 to beginning, 5-sty bk tint.
 Tillie Frank to Geo Rosenzweig, 23 E 124th st. Mt \$32,000.
 Nov 14, 1910. 10:2658. O C & 100
 Teller av, No 1271, w s, 130 s 169th st, 20x100, 2-sty fr dwg.
 Thornton Bros Co to Edward & Bessie Burton his wife, both at
 416 E 161st st. Mt \$4,000. Nov 9. Nov 11, 1910. 9:2431 &
 2436. O C & 100
 Tinton av, No 1140 or Villa pl, e s, 125 s Home st, 25x135, being
 part lots 83 & 87, map of Eltona, except part for Tinton av.
 Tinton av, e s, part lot 87, same map, 40 n line bet lots 87 & 89,
 20 x 133, 2-sty fr dwg.
 The Beckerman Constn Co to Elsie Schoffer, 480 E 171st st.
 Mts \$12,200 & all liens. Nov 2. Nov 11, 1910. 10:2671.
 O C & 100
 Union av, No 1117, old w s, 251.8 n 166th st, late George st, 25x
 140, except part for av, 1-sty bk garage. Leo Levinson to Chas
 Kling, 263 E Kingsbridge road. Mt \$6,500. Nov 15, 1910.
 10:2671. O C & 100
 Vyse av | s w cor Jennings st (Charlotte pl), 75x100, vacant.
 Jennings st | Joseph Reiss to Charlotte St Constn Co, 261 Bway.
 Mts \$15,500. Nov 3. Nov 12, 1910. 11:2987. O C & 100
 Valentine av, w s, 90 s 197th st, 25x38.1x25x39.6, except part for
 Valentine av or any land lying e of said av, vacant. David J
 Frankel to Geo E Buckbee, 1941 Grand Boulevard & Concourse.
 Nov 12. Nov 15, 1910. 12:3304. O C & 100
 Vyse av, No 1147, w s, 260 n 167th st, 20x100, 3-sty bk dwg.
 Ida Hillmann to firm of L C Whitfield, a corpn, 118 W 135th st.
 Mts \$10,000. Nov 14, 1910. 10:2752. 500
 *Van Nest av, s s, 117.1 w Unionport road, 45x100. Barbara
 Gareiss to Gustave Frey, 898 Irvine st. Mt \$3,500. Nov 7.
 Nov 14, 1910. nom
 *Same property. Gustave Frey to Augustus Gareiss, Jr, 302
 Mosholu Parkway South. B & S. Mt \$3,500. Nov 9. Nov 14.
 1910. nom
 *Wilder av, e s, 325 n Rnadall av, 25x100, Edenwald. William
 Schradin & Mary his wife to Susanna MacElwaine, 145 Senator
 st, Bay Ridge, Bklyn. All liens. Nov 12. Nov 14, 1910. nom
 *Same property. Susanna MacElwaine to Mary Schradin, on prem-
 ises. All liens. Nov 12. Nov 14, 1910. nom
 Webster av, No 2087, w s, 28 n 180th st, 33.9x80.
 Webster av, No 2093, w s, 129.3 n 180th st, 33.10x100.
 two 4-sty bk tnnts.
 Charles Bjorkegren, Inc, a corpn, to Emma L Kuhne, 208 W
 105th st, & Eliz T Ringe, 695 6th av. Mts \$38,800. Nov 14.
 Nov 15, 1910. 11:3143. O C & 100
 Westchester av | s w cor Kelly st, 121.6x96.4x100x165.5, 1-sty bk
 Kelly st | str. Jas F Meehan et al to Longchester Realty
 Co, 165 Bway. B & S. Nov 9. Nov 15, 1910. 10:2703. nom
 Willis av, No 165 n w cor 135th st, 25x100, 5-sty bk tint & str.
 135th st, No 383 | Francis G Walinder to Lina E wife Chas L
 Walinder, 165 Willis av. All title. B & S. All liens. Nov 10.
 Nov 11, 1910. 9:2298. nom

*Wilcox av, s w s, 94.10 s e Gridley av, 25x100. Edwin Brady to
 Bruce-Brown Land Co, 105 5th av. Nov 10. Nov 15, 1910.
 nom
 Washington av, No 1093, w s, 37 n 166th st, 35x97.8x35x97.10.
 6-sty bk tint. David Lifland to Sarah Isear, 1048 Grant av. All
 liens. Nov 15. Nov 16, 1910. 9:2388. O C & 100
 Wilkens av | w s, 150.1 s e Crotona Park East, runs s e, s & s w
 Boston road | along w s Wilkens av & n s Boston road — to point
 313.8 e from n e cor Boston road & Prospect av x n w 137.1 x e
 204.5 x s e 25 x e 142.1 to beginning, vacant. Albert Cavanagh
 to Holland Holding Co, 11 Pine st. Mt \$78,000. Oct 1. Nov
 16, 1910. 11:2938. O C & 100
 *Westchester av, No 1762, s s, 25.5 e Commonwealth av, 25.5x106
 x25x101.3. Irving Realty Co to J J Karby O'Kennedy, 2330 An-
 drews av. B & S. Nov 10. Nov 16, 1910. nom
 *Westchester av, No 1700 | s e cor 171st st or Commonwealth av,
 171st st | 25.5x101.3x25x96.6. Irving Realty
 Commonwealth av, No 1242 | Co to Christina Adelmann, 2023
 Boston road. B & S. Nov 10. Nov 16, 1910. nom
 Woodycrest av | e s, 299.2 n 164th st, 53x200 to proposed w s An-
 derson av | derson av, vacant. Civic Realty & Construction
 Co to Woodycrest Realty & Construction Co, 1240 Webster av.
 Mt \$13,000. Nov 14. Nov 17, 1910. 9:2508. O C & 100
 *Zerega av, No 1664, e s, 44 s Maclay av, 19x100. Wm Anderson
 EXR &c David Carlil to David Carlil, Jessie C Bruenn, Minnie C
 Harrington & Susie D Ritch, all at New Rochelle, N. Y. Oct
 31. Nov 11, 1910. 2,500
 3d av | e s, 77.11 s 136th st, 51.11x128.10 to Lincoln av x50
 Lincoln av | x 117.3, except strip on Lincoln av on s s of above
 1.7x95, vacant. Leo Schafran to Annie C Clinton, 127 Lincoln
 pl, Bklyn. All liens. Nov 22, 1909. Nov 17, 1910. 9:2318. nom
 *Lot 97 map lands of Jos Husson at Clason Point, begins at c l of
 blk bounded by O'Brien av, White Plains rd, Patterson av &
 Newman av, 100 n O'Brien av, runs w 61.11 x n 25 x e 60.9 x s
 25 to beg.
 Lots 111 to 113 same map begins at c l same blk 175 s Patterson
 av, runs w 42 x s 75.1 x e 45.6 x n 75 to beg.
 Clason Point rd, e s, 131.2 from e s Bolton av, runs e 69.2 x s w
 62.9 to e s Clason Point rd x n w 48.5 to beg, being lots 197 &
 279 same map; also.
 Lots 253 & 254 same map with land in front to c l of st of said
 lots 253 & 254.
 Wm F Gleason to Porter Realty & Development Co, No — Clason
 Point rd. Sub to mt \$1,800 on lots 253 & 254. Nov 16. Nov
 17, 1910. O C & 100
 *Plot at Throggs Neck, begins at point the co-ordinates of which
 are n 18,273.9 & w 20,111.11, runs n e 447.5 to original high
 water line x n e 178.6 to east line of land granted by letters
 patent x s e 113.6, 210, 480, 257 & 200.11 x s w 198 to said
 high water line x s w 393.7 x n w 1,225 to beginning. Release
 mt. Kath E Turnbull to Bruce-Brown Land Co, 105 5th av.
 Q C. Nov 7. Nov 14, 1910. 18,600
 *Rattlesnake Brook, c l, at Eastchester, runs n through c l said
 brook 68 x w 134 to land Jas Hyde x s 65 x e 142 to beginning,
 sub to right of way 12 ft wide on w s. Lawrence B Holler to
 Pebe L Willis. Q C. Sept 13. Nov 15, 1910. nom

LEASES

Under this head 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.

BOROUGH OF MANHATTAN.

November 11, 12, 14, 15, 16 and 17.

Ann st, No 19 | n w cor Theatre alley. Assign lease & bill of sale.
 Theatre alley | Stephen Conway to Julia K Sternfels, 73 Cortlandt
 st. All title. Mt \$4,000. Oct 17. Nov 17, 1910. 1:90....nom
 Same property. Assign lease & bill of sale. Julia K Sternfels to
 Saml Krouse, 73 Cortlandt st. All title. Mt \$4,000. Oct 28.
 Nov 17, 1910. 1:90.....nom
 Broome st, No 118, all. Adam Wiener, 348 Central Park West to
 Henry Weinberg, 105 Broome st; 3 yrs, from Nov 1, 1910. Nov
 17, 1910. 2:337.2,512
 Broome st No 105 |
 Av D, No 80 |
 Agt as to extension of leases as to above for 1 yr from Oct 1,
 1910 at rental of \$450 per month for both houses.....
 Morris Gross, 17 Division st with Henry Weinberg, 105 Broome
 st. Oct 1. Nov 17, 1910. 2:336 & 363. nom
 Broad st, No 58, 2d floor. Calvin A Stevens et al TRUSTEES
 Calvin Stevens to Adolph Marmorek, 134 Cannon st, and Osias
 Frommer, 119 E 102d st; 4 yrs 6 mons & 15 days, from Oct 15,
 1910. Nov 16, 1910. 1:24.....1,500
 Cherry st, No 237, store, &c. State Realty Co to Paul Zeitlin, 60
 Rutgers st; 3 yrs, from Jan 1, 1911. Nov 16, 1910. 1:248....336
 Cooper sq, No 29, 2 upper floors. Noah Fells to Fly Leaf Social
 Club, 29 Cooper sq; 3 yrs, from Sept 1, 1910. Nov 11, 1910.
 2:461.....1,100
 Cherry st, No 368, 23.8x94. Assign lease. Fredk Sackett to
 Meyer Rabiner, Samuel Bernstein & Abraham J Rabiner, all at
 368 Cherry st. Nov 11, 1910. 1:259.....3,000
 Division st, No 207, store & basement. Harris Shedlinsky to Sam
 Sheffren; 5 yrs, from May 1, 1910. Nov 11, 1910. 1:285....
 540 & 600
 East Broadway, No 177, 26x100, all. Louisiana Brown to Samuel
 Lipman, 177 East Bway; 10 yrs, from May 1, 1911. Nov 11,
 1910. 1:284.....3,250
 Front st, No 143, all. Eliz V B White to Alfred Adams, 19 Nas-
 sau st, Bklyn; 5 yrs, from May 1, 1911. Nov 15, 1910. 1:37.
1,600
 Harrison st, No 32. Assign lease. Adolf Freiman to Morris
 Schneider. Mt \$1,500. July 2. Nov 11, 1910. 1:183....O C & 100
 Same property. Assign lease. Morris Schneider to Herman Pull-
 man, 1567 St Marks av, Bklyn, & Nathan Kaufman, 98 Essex
 st. Mt \$1,500. Nov 7. Nov 11, 1910. 1:183..... nom
 Madison st, No 40, 1st floor above store. Fred Garone to Diamond
 Golio & ano; 1 yr, from Oct 1, 1910. Nov 12, 1910. 1:116..600
 Madison st, No 215, all. Jacob Wohlberg to Solomon Persky,
 103 Monroe st; 3 yrs, from Nov 15, 1910. Nov 11, 1911. 1:271.
3,446
 Madison st, No 204 | cor store, &c. Rose A Block INDIVID & as
 Rutgers st, No 40 | EXTRX Israel Block to Chas Blatteberg, 204
 Madison st; 5 yrs, from May 1, 1911. Nov 16, 1910. 1:272..2,600
 Spring st, No 70, store & basement. The Savoy Holding Co to
 Rocco Coluzzi, 232 Mulberry st; 5 yrs, from Jan 1, 1911. Nov
 15, 1910. 2:482.....2,100

4th st, No 153, n s, 350 w Av A, 25x96.2, 5-sty bk tnt & strs, leasehold. FORECLOS, Oct 27, 1910. Chas H Studin, ref to Yetta Calender, 53 E 4th st. Nov 16, 1910. 2:432.....2,500
 6th st, No 518 E. Assign lease. Harry Levy to John Neumann, 305 St Anns av. Nov 10, Nov 12, 1910. 2:401.... O C & 100
 11th st, No 347 W, store & basement. Hermine C Schmidt to James E Crotty, 347 W 11th st; 5 yrs, from Oct 1, 1910. Nov 16, 1910. 2:638.....900
 13th st, No 137, n e s, 150 n w 3d av, 25x73.9x—x100. Assign lease. Chas F Goepel to Fannie J Goepel, 31 W 130th st. All title. Nov 9, Nov 14, 1910. 2:559..... nom
 14th st, No 5 E, Assign lease. Lillian Senne to C N & S A Const Co, 1400 5th av. Mts \$23,000. Nov 10, Nov 14, 1910. 3:842..... nom
 Same property. Leasehold. Agreement as to covenant by assignee. C N & S A Const Co to Fredk T Van Beuren et al, all at 21 W 14th st. Nov 11, Nov 14, 1910. 3:842..... nom
 14th st, Nos 116 & 118 E, store & basement. Edward Hart, of Cincinnati, O, to Harry H Baum, 557 8th st, Bklyn, N Y, & Jacob J Medicus, 291 Edgecombe av, firm Baum & Medicus; 10 yrs, from May 1, 1911. Nov 16, 1910. 2:559.....12,400
 19th st, No 240 E, all. Rudolph Keppler & ano EXRS, &c, Louise Ehrlicher to John Gebhard, 240 E 9th st; 3 yrs, from Dec 1, 1910. Nov 16, 1910. 3:899.....1,350
 20th st, No 26 E, all. Conrad Czarra to Emanuel Holloubeck, 140 7th av; 15 yrs, from Feb 1, 1911. Nov 15, 1910. 3:848..... taxes, &c, & 4,000 to 6,000
 23d st, No 461, n e s, 260 n w from a point equi distant bet 9th & 10th avs, 23x117.6. Agt as to insertion option for renewal of lease etc. Recorded June 21, 1910. Mary M Sherman with Elinor G Waldo at Campbell Hall, Orange Co, N Y. Oct 22, Nov 17, 1910. 3:721..... nom
 25th st, No 138 W, east store & basement, 33x—. 25th St Realty Co to Geo E & Alfred Kann; 5 yrs, from Feb 1, 1911. Nov 11, 1910. 3:800..... 2,750 & 3,000
 33d st, Nos 43 to 47 W, basement, store & 1st loft. Marie Friedlander & ano EXRS, &c, Albert Friedlander to Leon C & Julia Riggs; 16 yrs & 1½ mos from Nov 15, 1910. Nov 17, 1910. 3:835..... 24,000 to 29,000
 34th st, No 213 E, all. Geo Brown to Jos F McQuade, 213 E 34th st; 15 yrs, from Oct 1, 1910. Nov 14, 1910. 3:915..... taxes, &c, & 900
 46th st, No 28 E, all. Eugene J Quin to G W Q Construction Co; 3 7-12 yrs from July 1, 1910. Nov 17, 1910. 5:1281..... 3,600 to 5,000
 48th st, No 341 E. Surrender lease. Michael Umamo, 341 E 48th st, to Ignatz Schlinger, 428 E 85th st. All title. Nov 16, 1910. 5:1341..... 150
 50th st, No 307 W, house. Chas F Myers to Delia Rielly; 3 yrs, from Oct 1, 1909. Nov 14, 1910. 4:1041..... 1,182
 64th st, No 120, s s, 210 w Lex av, 20x100.5. Assign lease. Chas T Bower to Aledo Realty Co. Mt \$5,000. Aug 29, Nov 11, 1910. 5:1398..... 20,000
 64th st, Nos 213 or 215, n s, 230 e 3d av, 1st floor. Loretta N Disken to Richd Schmidt, 213 E 64th st; 4 9-12 yrs, from July 1, 1910. Nov 14, 1910. 5:1419..... 1,140
 102d st, Nos 182 & 184 W, s s, 40x100. Assign lease. Harry Levine & Norman Ettelson to Harry Levine, 1571 56th st, Bklyn. All title. Nov 17, 1910. 7:1856..... nom
 112th st, No 324 E. Re-assign lease. Arthur G Freeland to Raffaele G Bastone. All title. Mt \$1,500. Nov 3, Nov 14, 1910. 6:1683..... nom
 141st st, No 466 W, all. Adolph Altman to Vincent Fulchiron, 101 Greene st; 5 yrs, from Oct 1, 1910. Nov 16, 1910. 7:2057... 1,500
 Av A, No 264, double window, store, &c. Henry J Kahr to Saml Bacharick, 264 Av A; 5 yrs, from Nov 1, 1910. Nov 14, 1910. 3:974..... 480
 Av A, No 235, all. Jos Finger to Bay Ridge Amusement Co, 4410 3 av, Bklyn; 4 3-12 yrs from Nov 15, 1910. Nov 17, 1910. 3:946..... 3,300
 Av D, No 128 n e cor 9th st. Re-assign lease. Wm Zoll to Chas 9th st | Kabelitz, 128 Av D. All title. Mt \$3,400. Nov 9, Nov 14, 1910. 2:366..... nom
 Amsterdam av, No 964. Assign lease. Minnie Golden to Dr Carlton L Griffin, 939 3d av. Nov 10, Nov 11, 1910. 7:1879... nom
 Amsterdam av, No 483, store & part basement. Theresa Proops to Frank J Mutterer; 5 yrs, from Oct 1, 1910. Nov 16, 1910. 4:1214... 1,500
 Broadway s e cor 50th st, 50.3x54.8x50.3x57, all. Jacob Wertheim 50th st | to Joseph Weintraub, 704 West End av; 10 1-12 yrs, from Jan 1, 1911. Nov 1, 1910. 4:1021. Corrects error in issue of Nov 5, when property was Bway, s w cor 50th st..... taxes, &c, and 13,550
 Broadway, No 825, front part of store. Gust Nicholson et al to Samuel Harris, of Bklyn; 1 yr, from Oct 1, 1910, with 1 yr renewal. Nov 12, 1910. 2:564..... 1,500
 Broadway s e cor 43d st, 5th floor. Broadway & 43d St Bldg Co 43d st | to Geo H Cohan & Saml H Harris firm Cohan & Harris, both at Kenilworth, 75th st & Central Park West, & Frank R Tate, of St Louis, Mo; 10 yrs, from May 1, 1910. Nov 14, 1910. 4:995..... 7,750
 Broadway, No 625. Surrender lease. Phair Co to Sound Realty Co, 128 Bway. All title. Nov 7, Nov 11, 1910. 2:523..... nom
 Broadway, No 2383. Assign lease. Diedrich Muller to Chas M Stansifer, 619 Lenox av. Mt \$2,000. July 27, Nov 15, 1910. 7:2009..... O C & 100
 Broadway, Nos 2148 & 2150. Assign lease & consent. Mary D & Edgar B Van Winkle to John McCoy. All title. Mar 23, Nov 17, 1910. 4:1167..... nom
 Same property. Assign lease & consent. Jno McCoy to Alicia Realty Co. All title. Mar 24, Nov 17, 1910. 4:1167... nom
 Columbus av, No 598 | s w cor 89th st, str & b. Leopold Wolfson 89th st | to Abraham Goodman, 122 E 113th st; 5 yrs from May 1, 1911. Nov 17, 1910. 4:1219..... 1,920
 St Nicholas av, No 1220 & 1222 | n e cor 171st st cor str & abt 11.4 171st st | of No 1222. Assign lease. Thos J Carew & ano to Michael J Ryan, 1222 St Nicholas av. Nov 16, Nov 17, 1910. 8:2128..... nom
 Same property. Assign lease. Michael J Ryan to Arthur Jost, 1222 St Nicholas av. Nov 16, Nov 17, 1910. 8:2128..... nom
 West End av, No 40 | n e cor 61st st, store & part cellar. Margt 61st st | A Moran, 55 W 116th st, to Obermeyer & Liebmann, 59 Bremen st, Bklyn; 5 yrs, from May 1, 1911. Nov 11, 1910. 4:1153..... 1,380
 1st av, No 2173, store & part basement. Caterina Sasso, 2173 1st av to Agustino Sasso, 2173 1st av; 5 yrs, from Nov 1, 1910. Nov 12, 1910. 6:1684..... 1,500
 1st av, No 2276 | n e cor 117th st, 25.2x64, all. Helen L Morris 117th st | to Vincent Canero, 2250 1st av; 3 yrs, from May 1, 1911. Nov 11, 1910. 6:1711..... 960

2d av, No 1610, n ½ of store, &c. Chas Hammel EXR Christian Hammel to Michl Gutting; 5 yrs, from Dec 1, 1910. Nov 14, 1910. 5:1546..... 600
 2d av, No 381 | n w cor 22d st, all. Philip H Smith to James Gaff- 22d st | ney, 381 2d av; 11½ yrs & 25 days, from Oct 6, 1910. Nov 15, 1910. 3:903..... 2,250
 2d av, No 729, str. Patrick Loomam to Jno F Melvin, 922 E 32d st, Bklyn; 4½ yrs, from Nov 1, 1910. Nov 17, 1910. 3:820.... 1,200 & 1,500
 2d av, No 729. Agreement as to sub lease; also as to 5-yr extension from May 1, 1915. Cath Loomam with John F Melvin, 922 E 32d st, Bklyn. Oct 31, Nov 17, 1910. 3:920..... nom
 3d av, No 1482, str & front cellar. Jas Foy to Achille Biavati at Nyack, N Y & Frank Cross, 219 E 76th st & Louis Pagano, 60 E 129th st; 5 5-12 yrs & 21 days from Nov 9, 1910. Nov 17, 1910. 5:1512..... 2,000
 3d av, No 1452, all. Elizabeth Hill, of Milwaukee, Wis, to W L Douglas Shoe Co; 10 1-12 years, from Apr 1, 1909. Nov 16, 1910. 5:1511..... 3,000 to 3,300
 5th av, No 1452, store & basement. Peter McGinn to Jonas Licht, 51 Columbia st; 5 yrs, from May 1, 1911. Nov 16, 1910. 6:1601..... 2,000
 5th av, No 2236 | n w cor 136th st. Assign lease. Nathan R 136th st | Goldgraben to Isaac Goldgraben, 504 Lenox av. All title. Mt \$5,000. Nov 14, 1910. 6:1734..... nom
 7th av, No 244 | Bill of sale, lease, &c. Francois Chauvelot to 24th st, No 201½ | Marie Chauvelot. Jan 9, 1908. Nov 14, 1910. 3:774..... O C & 2,000
 7th av, No 315. Assign lease. Edward Gormley to Edward Keogh, 311 W 26th st. Dec 28, 1909. Nov 11, 1910. 3:803... nom
 7th av, No 315. Subordination of lease to mt for \$100,000 on Nos 311 to 315 7th av. Edward Keogh with Max M Warburg, of Hamburg, Germany. Nov 9, Nov 11, 1910. 3:803..... nom
 7th av, No 787, store & part basement. Olcott Realty Co to Jonas Silberman, 787 7th av; 3 yrs, from May 1, 1910. Nov 15, 1910. 4:1004..... 1,320
 7th av, No 244 | n w cor 24th st, 22.5x78.2. Assign lease. 24th st, No 201½ W | Marie Chauvelot to Owen W Buckley, 360 W 21st st. Nov 12, Nov 14, 1910. 3:774..... nom
 7th av, No 244 | Surrender lease recorded Dec 28, 1906. Owen 24th st, No 201½ W | W Buckley to Franmor Realty Co, 207 W 24th st. All title. Nov 12, Nov 15, 1910. 3:774..... nom
 7th av, No 244 | n w cor 24th st, all. Owen W Buckley to 24th st, Nos 201 & 201½ | Marie Chauvelot, 244 7th av; from Nov 12, 1910, to Jan 1, 1911. Nov 15, 1910. 3:774... for term, \$1.00
 7th av, No 2465, str, b & bakery. Asher Simon Realty Co to Andrew Wohllet, 2465 7th av; 3 yrs from Oct 1, 1910. Nov 17, 1910. 7:2012..... 1,380
 9th av, No 448 | s e cor 35th st, str, part b & 2d floor. The Maze 35th st | Realty Co to Robt Weigel; 4 9-12 yrs from Aug 1, 1910. Nov 17, 1910. 3:758..... 1,500 & 1,800
 9th av, No 533, str, cellar & 1st floor. Caroline E Billhardt & ano to Jno Dreyer, 533 9th av; 5 yrs from Oct 15, 1910. Nov 17, 1910. 3:737..... 1,524 & 1,584
 Bulkhead extending from n s Pier 66 (former No 56) to s s Pier 67 (former No 57) North River, 205 ft, with wharfage rights, &c. The City of N Y by Commr of Docks to Lehigh Valley R R Co; 10 yrs, from Oct 1, 1910. Nov 11, 1910. 3:663 & 664... 3,025

BOROUGH OF THE BRONX.

Freeman st, No 965 | n e cor Vyse av, cor store, &c. Jorgensen Vyse av | Realty & Const Co to Solomon Rosenzweig, 35 W 112th st; 5½ yrs, from Nov 1, 1910. Nov 11, 1910. 11:2994..... 720 to 1,080
 138th st, No 368 E, space 2.6 to 3 ft by entire height upon inside west wall near front door for news stand, &c. David Rosenbaum to Alex Halperin, 200 Brown pl; from Nov 1, 1910, to Apr 30, 1912. Nov 15, 1910. 9:2300..... 1,020
 180th st, No 779 E, store & cellar. The Christiane Realty & Const Co to Henry M Gutman, 779 E 180th st; 5 yrs, from Oct 1, 1910. Nov 15, 1910. 11:3110..... 300 to 420
 Clay av | small str next to the n e cor of said sts. Albert J 166th st | Schwarzler to Louis Provenzano, 1096 Clay av; 3 yrs from Sept 1, 1910. Nov 17, 1910. 9:2426..... 360
 *City Island av, No 282, e s, 25 n Orchard st, str, City Island Mary L Roeder to Felix Hirsman; 5 yrs from Apr 1, 1900; 5 yrs renewal. Apr 12, 1910. Nov 17, 1910..... 360 & 420
 Elton av, No 777 | n w cor 157th st, store floor, bake house, &c. 157th st | Geo Fuchs to Mamie Wolf, 777 Elton av; 3 yrs, from Nov 1, 1911. Nov 12, 1910. 9:2379..... 600 to 720
 Prospect av, No 707, store & basement. Otto Gilcher to Paul Macher, 707 Prospect av; 5 yrs, from Dec 1, 1910. Nov 14, 1910. 10:2675..... 1,200 & 1,320
 St Anns av, No 349 | s w cor 142d st, Re-assign lease. Davies J 142d st | Marshall to John B Schmidt, 546 E 142d st. All title. Mt \$10,127. Nov 14, 1910. 9:2268..... nom
 St Anns av, No 126, store & bakery & 5 rooms in rear of store. Chas Weitzel to Julius Kaim, 444 E 146th st; 5 yrs, from Jan 1, 1911. Nov 12, 1910. 10:2546..... 720 & 840

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.

BOROUGH OF MANHATTAN.

November 11, 12, 14, 15, 16 and 17.

Anderson, Jas H to Charles Remsen, of Southampton, L I, & ano trustees for Chas Remsen et al will Wm Remsen, 55th st, No 60, s s, 159 e Mad av, 16x100.5. Nov 14, 1910, 5 yrs, 4½%. 5:1290..... 30,000
 Audubon Impt Co with Harry Aronson, 974 St Nicholas av. Ams av, n w cor 156th st, 100x125. Agreement that mt is due on Dec 1, 1910, instead of June 11, 1911. Nov 4, Nov 11, 1910. 8:2115..... nom
 American Mortgage Co, 31 Nassau st, with Trim Realty Co. Broadway, n e cor 187th st, 74.1x105.11x71.6x85.9. Extension of \$18,000 mt until Nov 9, 1913, at 6%. Nov 9, Nov 11, 1910. 8:2170..... nom

Brooklyn
L. I. City
New York
Hoboken
Bayonne
Staten Island
New Jersey

DEEP WATER-FRONT.

BULKHEADS WITH PIER PRIVILEGES FOR RENT
FACTORIES, FACTORY SITES, RAIL CONNECTIONS
CHARLES W. TREMBLEY, 5 Cortlandt Street, N. Y.

East River
Newtown Cr.
Hudson River
Kill von Kull
Arthur Kill
Hackensack
Passaic River

- Abeles, Wm, 201 W 148th st, to Esther Wachtel, 5335 Larchmont av, West Phila. Pa. 7th av, Nos 2554 & 2556, s w cor 148th st, No 200, 40x100. Prior mt \$50,000. Nov 10, 3 yrs, 6%. Nov 11, 1910. 7:2033. 3,000
- Adelphi Holding Co to Sophia Josepchs, 300 W 109th st. Plot lying bet Substation No 5 of Interborough Rapid Transit Co and Division and Allen sts, except a space reserved for a roadway, extending from said substation to Division st, and except a space for ventilation bet said roadway and property adj on w as shown on map showing property at cor Allen & Division sts, except part for R R columns, &c. Leasehold. Nov 16, 5 yrs, 6%. Nov 17, 1910. 1:293. 7,500
- Same to same. Same property. Certificate as to above mort. Nov 14. Nov 17, 1910. 1:293.
- Brower, Gladys E, 331 Riverside Drive, with Mathilda W Brower, of same address. Central Park West, Nos 478 to 481, n w cor 108th st, No 1, 100.11x100. Extension of \$15,000 mt until May 15, 1912, at 6%. Nov 11, 1910. 7:1844. nom
- Buckley, Mary E wife of Edw F to Jessie Gillender at West Somers, N. Y. Convent av, No 425, e s, 35 n 148th st, 16.11x85. Nov 15, 3 yrs, 5%. Nov 17, 1910. 7:2063. 11,000
- Same and Thos Alexander with same. Same property. Subordination agreement. Nov 15, 1910. 7:2063. nom
- Blum, Theophilus Marx & Leopold, Leopold Brown & Jos Beck to Cornelia G Chapin, 11 W 49th st. 104th st, Nos 110 & 112, s s, 109 w Columbus av, 61x100.11. Nov 16, 5 yrs, 5%. Nov 17, 1910. 7:1858. 55,000
- Blum, Chas A, 480 Grand st, to Michl J Adrian Corp, 137 E 34th st. Grand st, No 472, n s, 100 w Willett st, 25x100. P. M. Nov 5, 3 yrs, 5%. Nov 11, 1910. 2:336. 20,000
- B & L Const Co to Doretha S Warsawer, 390 4th st, Bklyn, N. Y. 18th st, No 12, s s, 280 w 5th av, 53x92. P. M. Prior mt \$125,000. Nov 10, 1 yr, 6%. Nov 11, 1910. 3:819. 17,500
- Burt, Thos trustee for Gertrude H Reynolds with Sarah F Crosby, Lexington av, No 1456. Extension of \$10,000 mt until Oct 12, 1913, at 5½%. Nov 11, 1910. 5:1523. nom
- Bohlen, Kate, 104 E 52d st, to Womans Hospital in State of N. Y. 141 W 109th st. 52d st, No 104, s s, 57.6 e Park av, 19.2x79.5. Nov 9, 3 yrs, 4½%. Nov 11, 1910. 5:1306. 1,000
- Bernheim, Geo B, 148 W 86th st, & Aline Bernheim, 74 E 79th st, exrs Gustav Bernheim with Elvira Sivori & Anna Lippi, 40 New Bowery. Baxter st, No 15. Extension of \$23,000 mt until Jan 22, 1911, at 5%. Nov 9, 1910. 1:161. nom
- Berliant, Maria to Louis S Fink, 2205 Av G, Bklyn, N. Y. 7th st, No 67, n s, 275 w 1st av, 25x92.6. P. M. Prior mt \$22,000. Given as collateral security for mt \$2,250 covering 145 & 147 W 10th st. Nov 14, 1910, due Feb 1, 1912, 6%. 2:449. 2,250
- Beattie, Matthew, 241 W 54th st, to Walter Keys, Hastings on Hudson, N. Y, exr Edw Keys. 51st st, No 238, s s, 221 e 8th av, 17x100.5. P. M. Prior mt \$10,000. Nov 14, 1910, 1 yr, 6%. 4:1022. 15,000
- Backer (Geo) Const Co to N Y LIFE INS CO. Mad av, Nos 76 & 78, s w cor 28th st, 49.7x95. Nov 11, 1910, 3 yrs, 5%. 3:857. 350,000
- Same to same. Same property. Certificate as to above mt. Nov 11, 1910. 3:857.
- Brennan, Cath to Justus Ruperti, 141 E 71st st, trustee for Henriette M Moring, &c. 9th av, Nos 852 & 854, e s, 67.10 n 55th st, 32.6x100. Prior mt \$17,000. Nov 15, 1910, 5 yrs, 5%. 4:1046. 2,500
- Blanchard, Minnie A, 501 W 121st st, to Darwin W Esmond & J Bradley Scott, both at Newburgh, N. Y, exrs, &c, Alfred Bridgeman. 19th st, No 37, n s, 225 w 4th av, 20x92. P. M. Nov 9, 3 yrs, 5%. Nov 11, 1910. 3:848. 28,000
- Bisso, Victor to Catherine Bisso, 41 Grand st. Spring st, No 191, n s, 65.11 e Sullivan st, 16.9x100. P. M. Prior mt \$—. Nov 15, installs, 6%. Nov 16, 1910. 2:503. 2,000
- Barber, Gwladys C, 137 E 55th st, to Simeon M Barber, 137 E 55th st. 1st av, No 2294, s e cor 118th st, No 400, 18.11x75. Oct 12, due Nov 1, 1913 5%. Nov 16, 1910. 6:1711. 11,000
- Croty, James F to Clausen-Flanagan Brewery, 441 W 25th st. 11th st, No 347 W. Saloon lease. Nov 16, 1910, demand, 6%. 2:638. 2,500
- Comfort Realty Co, 8 W 39th st, to Thomas Smith Constn Co, 380 Audubon av. Broadway, No 3881, n w cor 162d st, No 601, 42.5 x176.11x68.9x175. P. M. Prior mt \$55,500. Nov 16, 1910, 1 yr, 6%. 8:2137. 18,500
- Same to same. Same property. Prior mt \$74,000. Nov 16, 1910, 1 yr, 6%. 8:2137. 10,000
- Cohen, Geo W to Minna Cohen, 33 Greenwich av. Greenwich av, No 33, w s, 107.4 n 10th st, 21.8x40x21.2x44.8. P. M. Nov 15, due, &c, as per bond. Nov 16, 1910. 2:611. 8,000
- Cohen, Charles to Sigmund B Heine, 521 W 150th st. 8th av, No 2504, s e cor 134th st, Nos 266 & 268, 25x100. P. M. Prior mt \$—. Nov 15, 3 yrs, 6%. Nov 16, 1910. 7:1939. 15,000
- Calender, Yetta to Olga Wolkenmuth, 1965 Myrtle av, Borough of Queens, N. Y. 4th st, No 153, n s, 350 w Av A, 25x96.2. Leasehold. P. M. Nov 16, 1910, installs, 6%. 2:432. 2,000
- Clark, Sophronia W widow to SEAMENS BANK FOR SAVINGS in City N. Y., 74 Wall st. 46th st, No 145 E. Extension of \$8,500 mt until June 25, 1914, at 4½%. Nov 14. Nov 15, 1910. 5:1301. nom
- Century Holding Co to EXCELSIOR SAVINGS BANK, 79 W 23d st. 49th st, Nos 116 to 120, s s, 228.4 w 6th av, 71.8x100.5. Nov 15, 1910, 3 yrs, 5%. 4:1001. 100,000
- Same to same. Same property. Certificate as to above mt. Nov 15, 1910. 4:1001.
- Same & Saml Levy with same. Same property. Subordination agreement. Nov 15, 1910. 4:1001. nom
- Commonwealth Real Estate Co to Georgiana H Speer, 366 Adelphi st, Bklyn, N. Y. Bway, No 3115, w s, 302.3 n 122d st, 126.1x 91.7 to c 1 Old Bloomingdale road x126.11x78.11. P. M. Nov 14, 1 yr, 5%. Nov 15, 1910. 7:1993. 40,000
- Coman, Thos J & Theresa, both of 35 W 76th st, with Eliz A Galbraith, 310 W 129th st. 129th st, No 310, s s, 175 w 8th av. 25x99.11. Extension of \$16,000 mt until Nov 12, 1913, at 5%. Nov 14. Nov 14, 1910. 7:1955. nom
- COLUMBIA TRUST CO, 135 Bway, with Chas Soleliac, of Pelham, N. Y. 49th st, No 44, s s, 107.6 e Mad av, 21.6x100.5. 1-3 part. Extension of mt for \$6,000 to Nov 14, 1913, at 5½%. Nov 14. 1910. 5:1284. nom
- Carr, Wm, 35 W 46th st, to LAWYERS TITLE INS & TRUST CO, 160 Bway. 46th st, No 33, n s, 383.4 w 5th av, 20.10x100.5. P. M. Nov 10, 5 yrs, 5%. Nov 11, 1910. 5:1262. 40,000
- Central Park Taxi Car Co to Henry Schultz. Consent of stockholders to chattel mt for \$10,882.13 on 23 automobile trucks & touring cars at No 145 W 110th st. Nov 12, 1910. File. Same to same. Certificate as to above chattel mt. Nov 12, 1910. File.
- Cushman, Lewis A, 318 W 107th st, to Jonathan Bennett, 125 3d av, Newark, N. J, et al exrs Susan Wright. 60th st, No 225, n s, 350 w Ams av, 25x100.5; 60th st, No 227, n s, 375 w Ams av, 25x100.5. P. M. Nov 5, due May 5, 1911, 5½%. Nov 11, 1910. 4:1152. 15,500
- Deed Realty Co to TITLE GUARANTEE & TRUST CO, 176 Bway. Certificate as to 2 mts for \$4,000 each on land in Kings Co. Nov 9. Nov 11, 1910.
- De Vita, Gaitano to Lion Brewery, 960 Col av. Catherine st, Nos 88 & 90. Saloon lease. Oct 26, demand, 6%. Nov 14, 1910. 1:252. 375
- Drucker, Herman to Sanders B Altmayer, 981 Park av, & ano exrs Henry Erdman. 72d st, No 418, s s, 263 e 1st av, 25x102.2. Nov 14, 1910, 5 yrs, 5%. 5:1466. 18,000
- Drucker, Herman, 241 E 71st st, with Anna Tychy. 72d st, No 418, s s, 263 e 1st av, 25x102.2. Subordination agreement. Nov 12. Nov 14, 1910. 5:1466. nom
- Dreher, Frederick, 100 W 114th st, with METROPOLITAN LIFE INS CO, 1 Mad av. 7th av, Nos 2484 & 2486, w s, 40 n 144th st, 40x100. Extension of \$45,000 mt until Nov 1, 1913, at 5%. Nov 10. Nov 11, 1910. 7:2030. nom
- Devine, Isabella D to Loretta E Cosgrove, 252 W 72d st. Lex av, Nos 220 & 222, on map No 222, n w cor 33d st, 26.8x100. Colateral mt. Oct 29, 1 yr, 6%. Rerecorded from Nov 1, 1910. Nov 11, 1910. 3:889 and decedents estates. 1,000
- Doyle, John to UNION TRUST CO of N. Y., 80 Bway. 116th st, No 246, s s, 87 w 2d av, 23x100.11. Nov 14, due Dec 1, 1915, 5%. Nov 15, 1910. 6:1665. 9,000
- Dickinson, Chas as trustee for Adeline A Chanler will of John Dickinson with Henry L & Edw R Buhler. 131st st, No 216 W. Extension of mt for \$9,500 to Mar 15, 1913, at 5%. Mar 7. Nov 15, 1910. 7:1936. nom
- Donald, Peter with Jennie Boland. 134th st, No 110 W. Extension of \$20,000 mort until Dec 29, 1912, at 5%. Dec 29, 1909. Nov 17, 1910. 7:1918. nom
- Dinerstein, Simon to Jacob Fish, 370 E 8th st. Houston st, Nos 309 & 311, s s, 60 w Attorney st, 50x100. P. M. Prior mt \$70,000. Nov 15, 5 yrs, 6%. Nov 16, 1910. 2:350. 12,000
- De Witt, Josiah M, of Monmouth Beach, N. J, with Louise Herman. 2d av, Nos 2321 & 2323, n w cor 119th st, Nos 251 & 253, 40.10 x80. Extension of mt for \$47,000 to Oct 11, 1913, at 5½%. Sept 29. Nov 15, 1910. 6:1784. nom
- Edlich, Theo J to Maze Realty Co, 148 E 49th st. 45th st, No 155, n s, 100 w 3d av, 20x100.5. Prior mt \$15,000. Nov 15, 1 yr, 6%. Nov 16, 1910. 5:1300. 2,000
- EMIGRANT INDUSTRIAL SAVINGS BANK with Roman Catholic Church of St Malachy, 239-245 W 39th st. 49th st, Nos 239 to 243, n s, 150 e 8th av, 71x100.5. Extension of \$15,000 mt until Aug 1, 1913, at 5%. Aug 9. Nov 16, 1910. 4:1021. nom
- Engraber, Anna to DRY DOCK SAVINGS INSTN, 341 Bowery. Water st, Nos 652 & 654, n s, 223.7 e Scammel st, 44.2x85.9x 43.8x84.1. Nov 15, 1910, due, &c, as per bond. 1:260. 16,000
- Elias, Ettie, 234 W 113th st, to Lawrence Elias, 234 W 113th st. Park av, No 1230, w s, 75.6 s 96th st, 25.2x100. Prior mt \$26,000. Nov 15, 1910, 3 yrs, 6%. 5:1507. 2,000
- Edson, Eliza W, 313 W 74th st, with METROPOLITAN LIFE INS CO, 1 Mad av. 74th st, n s, 222 w West End av, 25x69.7x25x 68.8. Extension of mt for \$50,000 to Nov 1, 1913, at 5%. Nov 9. Nov 12, 1910. 4:1184. nom
- Ershowsky (S) & Bro, a corpn, 175 East Houston st, with David Mayer, 702 Putnam av, Bklyn. Houston st, No 175, s s, 57.9 e Allen st, runs e 17.9 x s 97.8 x w 13 x n 27.2 x n 11.10 x n 59.8 to beginning. Extension of \$12,000 mt until Apr 21, 1921, % as per bond. Oct 31. Nov 16, 1910. 2:417. nom
- Elliman, Theodora T to TITLE GUARANTEE & TRUST CO, 176 Bway. Park av, No 1163, e s, 64 n 92d st, 18x88.6. P. M. Nov 11, due, &c, as per bond. Nov 14, 1910. 5:1521. 15,000
- EMIGRANT INDUSTRIAL SAVINGS BANK with B & L Const Co, 1400 5th av. 18th st, No 12, s s, 280 w 5th av, 53x92. Extension of 2 mts for \$90,415 & \$34,585 respectively to Nov 10, 1911, at 4½% & 5%. Nov 10. Nov 11, 1910. 3:819. nom
- Epstein, Henrietta, 174 W 137th st, to CENTRAL TRUST CO, 54 Wall st. 143d st, No 237, n s, 475 e 8th av, runs e 24.8 x n — x e — x n 51.11 x w 25 x s 99.11 to beginning. Nov 10, 5 yrs, 5%. Nov 11, 1910. 7:2029. 21,000
- EQUITABLE LIFE ASSUR SOC of the U S with Anna D McCullough. 40th st, No 115 E. Extension of mt for \$25,000 to Dec 1, 1911, at 4½%. Jan 31. Nov 17, 1910. 5:1295. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Jas J McGillen. 3d av, No 423. Extension of mort for \$25,000 to Jan 1, 1915, at 4½%. Mar 31. Nov 17, 1910. 3:910. nom
- EQUITABLE LIFE ASSUR SOC of the U S with U S Realty and Impt Co. Broadway-5th av and 23d st, The Fuller Bldg. Extension of two mts for \$1,250,000 & \$550,000 to Jan 1, 1913, at 4½% Feb 19. Nov 17, 1910. 3:851. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Bertha Gubin. 132d st, No 14 E. Extension of \$18,000 mort until June 27, 1915, at 5%. Apr 1. Nov 17, 1910. 6:1756. nom
- EQUITABLE LIFE ASSUR SOC of the U S with May Irwin. 45th st, No 156 W. Extension of \$15,000 mort until Jan 1, 1911, at 4½%. Mar 12. Nov 17, 1910. 4:997. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Sarah Miller. 129th st, No 308 W. Extension of \$15,000 mt until Jan 1, 1913, at 5%. Mar 29. Nov 17, 1910. 7:1955. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Matilda O Rhineland. West, No 153. 87th st, n w cor 2d av, —x—. Extension of \$66,500 mt until Dec 1, 1912, at 4½%. Dec 31, 1909. Nov 17, 1910. 1:128-5:1533. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Minnie R Hurst. Central Park West, No 238. Extension of \$20,000 mt until Dec 1, 1912, at 4½%. Mar 31. Nov 17, 1910. 4:1197. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Minnie H Schmieg. 88th st, No 313 W. Extension of \$16,000 mt until Dec 1, 1912, at 4½%. Feb 14. Nov 17, 1910. 4:1250. nom
- EQUITABLE LIFE ASSUR SOC of the U S with Cath A Hamerschlag. Allen st, No 113, and Delancey st, Nos 64 & 66. Extension of \$16,000 mt until Jan 1, 1913, at 4½%. Apr 7. Nov 17, 1910. 2:415. nom

DENNIS G. BRUSSEL

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EQUITABLE LIFE ASSUR SOC of the U S with Edw F Zimmermann & ano, exrs Eliza Hack. Av A, No 115. Extension of \$10,500 mt until Dec 1, 1912, at 4½%. Jan 31. Nov 17, 1910. 2:435. nom

EQUITABLE LIFE ASSUR SOC of the U S with Lucia U Sears. 77th st, No 165 W. Extension of \$5,000 mt until Dec 1, 1912, at 4½%. Dec 31, 1909. Nov 17, 1910. 4:1149. nom

EQUITABLE LIFE ASSUR SOC of the U S with Hannah Abraham. 67th st, No 232 W. Extension of \$13,000 mt until Jan 1, 1912, at 5%. Mar 29. Nov 17, 1910. 4:1158. nom

EQUITABLE LIFE ASSUR SOC of the U S with Saml J Silberman. 139th st, No 272 W. Extension of \$48,000 mt until Mar 15, 1913, at 4½%. Apr 13. Nov 17, 1910. 7:2024. nom

EQUITABLE LIFE ASSUR SOC of the U S with Geo W Orcutt. 139th st, No 259 W. Extension of \$11,000 mt until Feb 1, 1913, at 4½%. Jan 31. Nov 17, 1910. 7:2025. nom

EQUITABLE LIFE ASSUR SOC of the U S with Geo J Smith. 72d st, No 43 W. Extension of \$65,000 mt until Jan 1, 1913, at 4½%. Jan 31. Nov 17, 1910. 4:1125. nom

EQUITABLE LIFE ASSUR SOC of the U S with Margt Stewart. Amsterdam av, No 1268. Extension of \$15,000 mt until Dec 1, 1912, at 4½%. Dec 31, 1909. Nov 17, 1910. 7:1977. nom

EQUITABLE LIFE ASSUR SOC of the U S with Walter Mendelson. 74th st, No 159 W. Extension of \$10,000 mt until Dec 1, 1912, at 4½%. Mar 31. Nov 17, 1910. 4:1146. nom

EQUITABLE LIFE ASSUR SOC of the U S with Morris Glucksman-Bowery. No 265. Extension of \$22,000 mt until Jan 1, 1913, at 4½%. Mar 31. Nov 17, 1910. 2:427. nom

EQUITABLE LIFE ASSUR SOC of the U S with American Exchange Realty Co. 153d st, n s, 100 w 8th av, 50x99.11. Extension of \$5,000 mt until Dec 1, 1912, at 4½%. Jan 31, Nov 17, 1910. 7:2047. nom

EQUITABLE LIFE ASSUR SOC of the U S with Wendolin J Nauss. 125th st, No 166 W. Extension of \$75,000 mt until Mar 10, 1913, at 4½%. Feb 21. Nov 17, 1910. 7:1909. nom

EQUITABLE LIFE ASSUR SOC of the U S with Abraham J Hoffman. 8th av, No 2578. Extension of \$16,000 mt until Jan 1, 1913, at 4½%. Mar 31. Nov 17, 1910. 7:2023. nom

EQUITABLE LIFE ASSUR SOC of the U S with Lottie Engel. 139th st, No 237 W. Extension of \$11,000 mt until Feb 1, 1913, at 4½%. Jan 7. Nov 17, 1910. 7:2025. nom

EQUITABLE LIFE ASSUR SOC of the U S with Mary I Maguire. 139th st, No 235 W. Extension of \$11,000 mt until Feb 1, 1913, at 4½%. Jan 31. Nov 17, 1910. 7:2025. nom

EQUITABLE LIFE ASSUR SOC of the U S with Marie M Ehlers. 135th st, No 241 W. Extension of \$18,500 mt until Jan 1, 1913, at 4½%. Mar 31. Nov 17, 1910. 7:1941. nom

EQUITABLE LIFE ASSUR SOC of the U S with Saml J Silberman. 138th st, No 273 W. Extension of \$48,000 mt until Mar 15, 1913, at 4½%. Apr 13. Nov 17, 1910. 7:2024. nom

EQUITABLE LIFE ASSUR SOC of the U S with Bridget Curry. 82d st, No 157 E. Extension of \$9,000 mt until Jan 1, 1913, at 4½%. Nov 17, 1910. 5:1511. nom

EQUITABLE LIFE ASSUR SOC of the U S with Regina L Reese. 122d st, No 70 E. Extension of \$15,000 mt until Jan 1, 1913, at 4½%. Mar 28. Nov 17, 1910. 6:1747. nom

EQUITABLE LIFE ASSUR SOC of the U S with Hannah Abraham. 67th st, No 206 W. Extension of \$13,000 mt until Jan 1, 1912, at 5%. Mar 29. Nov 17, 1910. 4:1158. nom

EQUITABLE LIFE ASSUR SOC of the U S with Emma Schumann. 88th st, No 29 W. Extension of \$16,000 mt until Dec 1, 1912, at 4½%. Apr 12. Nov 17, 1910. 4:1202. nom

EQUITABLE LIFE ASSUR SOC of the U S with Teresa Winter, Marie Herterich & Hermine Brudi. 48th st, No 126 W. Extension of \$5,000 mt until Dec 1, 1912, at 4½%. Feb 1. Nov 17, 1910. 4:1000. nom

EQUITABLE LIFE ASSUR SOC of the U S with Chas F Bauerdorf & ano exrs Albt J Adams. 9th av, Nos 618 & 620 & 44th st, No 358 W. Extension of \$27,500 mt until Dec 1, 1912, at 4½%. Jan 31. Nov 17, 1910. 4:1034. nom

EQUITABLE LIFE ASSUR SOC of the U S with Gertrude E Ford. 139th st, No 257 W. Extension of \$11,000 mt until Feb 1, 1913, at 4½%. Nov 30, 1909. Nov 17, 1910. 7:2025. nom

EQUITABLE LIFE ASSUR SOC of the U S with Helen E Overton. 139th st, No 263 W. Extension of \$11,000 mt until Feb 1, 1913, at 4½%. Dec 20, 1909. Nov 17, 1910. 7:2025. nom

EQUITABLE LIFE ASSUR SOC of the U S with Francis P O'Connor of Boston, Mass. 135th st, No 207 W. Extension of \$18,500 mt until Jan 1, 1913, at 4½%. Dec 1, 1909. Nov 17, 1910. 7:1941. nom

EQUITABLE LIFE ASSUR SOC of the U S with David J & Mortimer J Fox & Sydney H Herman. 7th av, No 2388. Extension of \$13,000 mt until Feb 1, 1913, at 4½%. Jan 31. Nov 17, 1910. 7:2025. nom

EQUITABLE LIFE ASSUR SOC of the U S with David J & Mortimer J Fox & Sydney H Herman. 139th st, No 203 W. Extension of \$11,000 mt until Feb 1, 1913, at 4½%. Jan 31. Nov 17, 1910. 7:2025. nom

EQUITABLE LIFE ASSUR SOC of the U S with David J Fox, Mortimer J Fox & Sydney H Herman. 7th av, Nos 2382 to 2386. Extension of three mts for \$11,000 each until Feb 1, 1913, at 4½%. Jan 31. Nov 17, 1910. 7:2025. nom

EQUITABLE LIFE ASSUR SOC of the U S with Lambda Assoc. 115th st, No 627 W. Extension of \$30,000 mt until Jan 1, 1913, at 4½%. Mar 9. Nov 17, 1910. 7:1896. nom

EQUITABLE LIFE ASSUR SOC of the U S with Alice A Curtis. 139th st, No 239 W. Extension of \$8,500 mt until Feb 1, 1913, at 4½%. Feb 28, 1910. Nov 17, 1910. 7:2025. nom

EQUITABLE LIFE ASSUR SOC of the U S with Louis Margolin. 67th st, No 210 W. Extension of \$12,000 mt until Jan 1, 1912, at 5%. Mar 31. Nov 17, 1910. 4:1158. nom

EQUITABLE LIFE ASSUR SOC of the U S with Louis Margolin. 67th st, No 204 W. Extension of \$12,000 mt until Jan 1, 1912, at 5%. Mar 31. Nov 17, 1910. 4:1158. nom

EQUITABLE LIFE ASSUR SOC of the U S with Josie Kohner. 95th st, No 171 E. Extension of mt for \$4,500 to Dec 1, 1912, at 4½%. Jan 31. Nov 17, 1910. 5:1524. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Amelia S Kohn. Mad av, No 1138. Extension of mt for \$18,000 to Jan 1, 1912 at 5%. Jan 31. Nov 17, 1910. 5:1496. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Anna M Kaiser. 83d st, No 113 W. Extension of mt for \$6,500 to Dec 1, 1912, at 4½%. Apr 4. Nov 17, 1910. 4:1214. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Francis L, Wm Z, Chas T, Jas B & Robt L Moffett. Bowery, No 23. Extension of mt for \$15,000 to Dec 1, 1912 at 4½%. Dec 1, 1909. Nov 17, 1910. 1:289. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Otto Doepfner. 3d av, Nos 935 & 937 & 56th st, Nos 201 & 203 E. Extension of mt for \$39,000 to Jan 1, 1913 at 4½%. Mar 31. Nov 17, 1910. 5:1330. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Sarah A B Downs. Park Row, No 180. Extension of mt for \$15,500 to Dec 1, 1914 at 4½%. Mar 14. Nov 17, 1910. 1:161. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with City Club Realty Co. 44th st, Nos 55 & 57 W. Extension of mt for \$190,000 to Jan 1, 1913 at 4½%. Mar 31. Nov 17, 1910. 5:1260. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Frances Wertheimer. 61st st, No 145 E. Extension of mt for \$15,000 to Dec 1, 1912 at 4½%. Mar 31. Nov 17, 1910. 5:1396. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Thos C Van Brust. 136th st, No 224 W. Extension of mt for \$8,000 to Dec 1, 1912, at 4½%. Mar 31. Nov 17, 1910. 7:1941. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Benj Keller. 8th av, No 505. Extension of mt for \$22,000 to Dec 1, 1912 at 4½%. Dec 31, 1909. Nov 17, 1910. 3:759. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Chas MacVeagh. 74th st, No 40 E. Extension of mt for \$20,000 to Dec 1, 1912 at 4½%. Jan 31. Nov 17, 1910. 5:1388. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Justine A wife Wm F Stafford. 79th st, No 6 E. Extension of \$50,000 mt until Jan 1, 1911, at 5%. Jan 1. Nov 17, 1910. 5:1393. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Jessie S Robertson. 56th st, No 21 E. Extension of \$30,000 mt until Dec 1, 1912 at 4½%. Feb 8. Nov 17, 1910. 5:1292. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Susan M Alexander. 54th st, No 10 W. Extension of \$50,000 mt until Jan 1, 1913 at 4½%. Feb 15. Nov 17, 1910. 5:1269. nom

EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Arthur & Geo L Ingraham. 2d av, e s, extends from 126th st to 127th st, —x—. Extension of mt for \$120,000 to Jan 1, 1913 at 4½%. Mar 15. Nov 17, 1910. 6:1803. nom

Friedman Const Co to LAWYERS TITLE INS & TRUST CO. 160 Bway. 120th st, Nos 325 & 327, n s, 275 e 2d av, 50x100.11. Bldg loan. Nov 11, 1 yr, 5%. Nov 12, 1910. 6:1797. 47,000

Same to same. Same property. Certificate as to above mt. Nov 11. Nov 12, 1910. 6:1797. nom

Fechheimer, Frances M with Joel Kraus. 3d av, Nos 1301 & 1303. Extension of 2 mts for \$4,000 each until June 15, 1913, at 6%. Sept 30. Nov 14, 1910. 5:1429. nom

Fanning, Robert, of Stamford, Conn, to N Y LIFE INS & TRUST CO. 52 Wall st. 1st av, No 1622, e s, 40.9 n 84th st, 20.4x65. Nov 14, 1910, 5 yrs, 4½%. 5:1564. 3,500

Fullerton Weaver Realty Co, 475 5th av, to METROPOLITAN LIFE INS CO. 1 Mad av. 58th st, Nos 116 to 120, s s, 201 w Lex av, 57x100.5. Nov 16, 1910, due Oct 1, 1914, 5½%. 5:1312. 25,000

Same to same. Same property. Certificate as to above mt. Nov 16, 1910. 5:1312. nom

Fellows, Wm G with Cordel Co. 111th st, Nos 226 & 228 W. Extension of mt for \$56,000 from Sept 16, 1915 at 5½%. Oct 27. Nov 17, 1910. 7:1826. nom

Gross, Moses & Gizella Moskovitz to Max Schwartz, 362 Riverside Drive. 9th st, s s, 193 e Av B, 20x93.11. Prior mt \$12,000. Oct 31, installs, 6%. Nov 17, 1910. 2:391. 2,500

Greenwich Investing Co to Atlantic Dock Co at foot Hamilton av, Bklyn, N Y. Greenwich st, No 625, e s, 74.5 n Leroy st, runs e 44 x n 22 x n 18.2 x w 63.3 to st x s 26.4 to beg. Nov 17, 1910. 1 yr, 6%. 2:602. 10,500

Same to same. Same property. Certificate as to above mt. Nov 17, 1910. —%. 2:602. nom

Same & Max Kobre with same. Same property. Subordination agreement. Nov 16. Nov 17, 1910. 2:602. nom

Greenwich Investing Co to Atlantic Dock Co foot Hamilton av, Bklyn, N Y. Greenwich st, No 759, e s, 59.10 n 11th st, 21x 70.9x21x71.6. Nov 17, 1910, 1 yr, 6%. 2:634. 10,000

Same to same. Same property. Certificate as to above mt. Nov 17, 1910. 2:634. nom

Same & Max Kobre with same. Same property. Subordination agreement. Nov 16. Nov 17, 1910. 2:634. nom

Greenwich Investing Co to Chas Remsen, of Southampton, L I. Washington st, No 479, e s, 182.6 s Spring st, 20.4 to alleyway x80. All title to alleyway adj above. Nov 16, 1910, 5 yrs, 5%. 2:595. 35,000

Same to same. Same property. Certificate as to above mt. Nov 15. Nov 16, 1910. 2:595. nom

Gold, Samuel, 329 Pennsylvania av, Bklyn, N Y, to Solomon Plaut, at "The Langham," 73d st & Central Park West. 13th st, No 612, s w s, 168 s e Av B, 25x103.3. Nov 16, 1910, 5 yrs, 5%. 2:395. 20,000

Gaffney, James to Clausen-Flanagan Brewery, 411 W 25th st. 2d av, No 381, n w cor 22d st. Saloon lease. Oct 13, demand, 6%. Nov 15, 1910. 3:903. 3,900

Greenberg, Ida, 333 E 56th st, to Leonard Weill, 104 E 129th st, 113th st, No 120, s s, 235 e Park av, 19.7x100.11. P M. Prior mt \$7,500. Nov 15, 1910, due May 15, 1913, 6%. 6:1640. 3,000

Goggia, Emilio & Frank Bell to Chas Spiegel, 887 West End av. Bleecker st, No 139. Store lease. P M. Nov 12, demand, 6%. Nov 14, 1910. 2:536. 539.60

GUARANTY TRUST CO, 28 Nassau st, with Park Av Holding Co, 10 Wall st. 60th st, No 100, s e cor Park av, 20x100.5. Extension of \$30,000 mt until Nov 10, 1911, at 5½%. Nov 10. Nov 17, 1910. 5:1394. nom

Henshaw, Abbie L, 136 E 38th st, to John J Halstead, 430 W 116th st, & ano trustees for benefit Thos J Halstead will Pearson S Halstead. 1st av, No 1023, n w cor 56th st, No 353, 22x 74. Nov 10, 3 yrs, 5%. Nov 11, 1910. 5:1349. 23,500

Same & R Townsend & Sidney P Henshaw with same. Same property. Subordination agreement. Nov 10. Nov 11, 1910. 5:1349. nom

Hyman, David H, 967 Mad av, to Amelia Steiner, 112 W 72d st. Adrian av, n w s, 106.11 n e Terrace View av, 100x197.11 to s e s Terrace View av x114.2x126. Prior mt \$15,000. Nov 10, 1 yr, 6%. Nov 14, 1910. 13:3402. 3,000

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- Henshaw, Abbie L to John J Halstead, 430 W 116th st, & ano trustees for Thos J Halstead under will Pearson S Halstead. 56th st, No 351, n s, 74 w 1st av, 26x114.8. Nov 10, 3 yrs, 5%. Nov 11, 1910. 5:1349. 23,500
- Same & R Townsend & Sidney P Henshaw with same. Same property. Subordination agreement. Nov 10. Nov 11, 1910. 5:1349. nom
- Hornby, Alonzo, of Redlands, Cal, with Peter P Cappel. 23d st, Nos 331 to 335, n s, 325 w 8th av, runs w 58.6 x n 142.4 x e 24.6 x n 55 to s s 24th st x e 9 x s 55 x e 24.11 x s 142.4 to beginning. Extension of \$60,000 mt until Oct 13, 1913, at 4½%. Oct 30. Nov 12, 1910. 3:747. nom
- Handelsman, Henry to Louisa Handelsman, 102 2d av. Houston st, No 110, n s, 55 n w 2d av, 22.7x50x21.10x50. Prior mt \$13,000. Nov 14, 5 yrs, 6%. Nov 15, 1910. 2:456. 3,500
- Hines, Walker D to TITLE GUARANTEE & TRUST CO, 176 Bway. 70th st, No 122, s s, 245 e Park av, 20x100.5. P M. Nov 15, 1910, due, &c, as per bond. 5:1404. 32,000
- Hausknecht, Eliz, 109 W 98th st, to EMIGRANT INDUSTRIAL SAVINGS BANK, 51 Chambers st. 98th st, No 109, n s, 150 w Col av, 26.4x100.11x26.6x100.11. Nov 14, 3 yrs, 5%. Nov 15, 1910. 7:1853. 13,500
- Harding, Lauretta H, 332 Stratford road, Bklyn, to Chas L Adrian, 905 West End av. 2d av, Nos 2271 & 2273, w s, 100.11 n 116th st, 42x90. P M. Nov 15, 1910, due, &c, as per bond. 6:1666. 21,000
- Hollings, John to Geo Ehret, 1197 Park av, 11th av, No 182, n e cor 23d st, Nos 563 & 565, 24.8x75; 23d st, No 561, n e s, 75 s e 11th av, 25x98.9; 11th av, Nos 184 to 188, s e s, 25 n w 23d st, 74x75. Leasehold. Prior mt \$32,000. Nov 14, due Oct 13, 1911, 5%. Nov 15, 1910. 3:669. 14,000
- Jerome Holding Co to Esperanto Mortgage Co, 37 Liberty st. 6th av, Nos 110 & 112, s e cor 9th st, Nos 66 & 68, runs s 43.8 x e 77.6 x n 20.2 x e 0.1 x n 23.6 to st x w 77.7 to beginning. P M. Prior mt \$125,000. Nov 5, 1 yr, 6%. Nov 11, 1910. 2:572. 20,000
- Same to same. Same property. Certificate as to above mt. Nov 5. Nov 11, 1910. 2:572.
- Jungman, Anna to Mabel McClure, 358 W 55th st. 133d st, No 528, s s, 310 w Ams av, 17.6x99.11. Oct 11, 5 yrs, 5%. Nov 14, 1910. 7:1986. 7,500
- Jacobs, Saml K to James Ulmann, 401 West End av. 49th st, No 114, s s, 207 w 6th av, 21.4x100. Prior mt \$30,000. Nov 1, 1 yr, 6%. Nov 12, 1910. 4:1001. 5,000
- Kidd, Mary E with Frederic de P Foster & ano trustees Mary J Kingsland will Daniel C Kingsland. Col av, No 722. Extension of \$20,000 mt until Mar 24, 1915, at 4½%. Mar 15. Nov 12, 1910. 4:1226. nom
- Kluth & Gordon, Inc, to Madge Wenz, 590 Hancock st, Bklyn, N Y. guardian. Certificate as to mt for \$5,000 covering land in Kings Co. Nov 11. Nov 14, 1910. Misc. —
- Same to Grace R Preble, 101 Waverly pl. Certificate as to mt for \$2,500. Nov 11. Nov 14, 1910. Misc. —
- Kobre, Max, 43 E 123d st, with Chas Rensen, of Southampton, L I. Washington st, No 479, e s, 182.6 s Spring st, 20.4 to alley x80. All title to alley. Subordination agreement. Nov 16, 1910. 2:595. nom
- Kitay, Herman B, 100 Pompton rd, Haledon, N J to Isabella A Cochran, 120 W 12th st. 61st st, No 208, s s, 125 w Ams av, 25x100.5. Nov 10, 5 yrs, 5%. Nov 17, 1910. 4:1152. 11,000
- Livingston, Frances wife Henry B to Henry A C Taylor at East rd, South Portsmouth, R I. 82d st, Nos 63 & 65, n s, 155 w Park av, 2 lots, each 20x102.2. 2 morts, each \$10,000. Nov 17, 1910. 3 yrs, 4½%. 5:1494. 20,000
- Levy, Saml & Lehman to CENTRAL TRUST CO, 54 Wall st. 109th st, No 212, s s, 220 w Ams av, 40x100.11. Nov 17, 1910. 5 yrs, 5%. 7:1880. 42,000
- Livingston, Sarah H, 25 E 64th st, with Chas Becker, 57 E 105th st. Cannon st, Nos 83 & 85, w s, 110 n Rivington st, 40x82. Extension of \$42,500 mt until Jan 1, 1914 at 5%. Nov 16, 1910. 2:334. nom
- Lieb, Adam, of Borough of Queens, N Y, to Cortlandt De Peyster Field, at Field Home, Peekskill, N Y. 48th st, No 246, s s, 126 w 2d av, 18.8x100.5. P M. Nov 11, 1910, due, &c, as per bond. 5:1321. 10,000
- Ludington, Marietta with Wm Cumming. Convent av, No 282. Extension of \$13,500 mt until Oct 8, 1913, at 5%. Nov 11. 1910. 7:2058. nom
- Lytton, Henry C, of Chicago, Ill, to Esperanto Mortgage Co. 37 Liberty st. 20th st, Nos 18 to 22, s s, 345 w 5th av, runs s 92 x w 25 x s 92 to 19th st, No 23, x w 25 x n 92 x w 25 x n 92 to 20th st x e 75 to beginning. P M. Nov 10, 1 yr, % as per bond. Nov 12, 1910. 3:821. 10,000
- LAWYERS TITLE INS & TRUST CO, 160 Bway, with Regina Kaner, Houston st, No 317, s w cor Attorney st, No 175, 20x54. Extension of mt for \$18,000 to Nov 9, 1915, at 5%. Nov 9. Nov 12, 1910. 2:350. nom
- Lumb, Margt to EMIGRANT INDUSTRIAL SAVINGS BANK, 51 Chambers st. 72d st, No 145, n s, 45 e Lex av, 18.9x102.2. Nov 14, 1910, 5 yrs, 5%. 5:1407. 12,000
- Lowenfels, Louis to Michael Baris, 504 W 39th st. Col av, No 946, w s, 76.1 n 106th st, 25.11x100. Prior mt \$19,000. Nov 14, 1910, due July 2, 1912, 6%. 7:1861. 2,000
- Lesk Realty Co to NATIONAL RESERVE BANK of City of N Y, 165 Bway. Mad av, No 413, n e cor 48th st, 22x100. Leasehold. Prior mt \$7,000. Nov 9, demand, 6%. Nov 14, 1910. 5:1284. 15,500
- Laimbeer, Frances E to Gesina M Schriefer, 333 E 65th st. 87th st, No 138, s s, 370 w Col av, 20x100.8. Oct 1. installs, 5%. Nov 12, 1910. 4:1217. 5,000
- Lee, James to Jessie Gillender, of West Somers, N Y. 141st st, No 456, s s, 133 w Convent av, 20x99.11. Nov 15, 1910, 3 yrs, 5%. 7:2057. 16,000
- Lawyers Mortgage Co with Edna M, Ray M, May M & James N Kaulbach. 87th st, No 542 E. Extension of mt for \$2,200 to Nov 15, 1915, at 5½%. Oct 31. Nov 15, 1910. 5:1583. nom
- Lawyers Mortgage Co with Eliz A Herring, 130th st, No 63 W. Extension of mt for \$13,000 to Nov 7, 1915, at 5½%. Nov 4. Nov 15, 1910. 6:1728. nom
- Lachman, Samson, 313 W 106th st, with Solomon Plaut, "The Langham," 73d st & Central Park West. 13th st, No 612, s s, 168 e Av B, 25x103.3. Subordination agreement. Nov 16, 1910. 2:395. nom
- Li Volsi, Mary to Ethelia Realty Co. 2d av, No 2245, w s, 22 n 115th st, 28.11x90. Aug 17, due, &c, as per bond. Nov 16, 1910. 6:1665. 50
- Loewy, Emily, 468 Riverside Drive, with METROPOLITAN LIFE INS CO, 1 Madison av. Riverside Drive, No 468, s e cor 119th st, 100x100. Extension of \$325,000 mt until Nov 1, 1914, at 5%. Nov 10. Nov 11, 1910. 7:1990. nom
- Loewith, Rosie, 225 W 86th st, with UNION DIME SAVINGS BANK, 701 6th av. 106th st, Nos 61 & 63, n s, 150 e Columbus av, 73.11x100.11. Extension of \$90,000 mt until May 1, 1913, at 4½%. Oct 26. Nov 15, 1910. 7:1842. nom
- Munsterman, Geo to GERMAN SAVINGS BANK, 157 4th av. 117th st, No 153, n s, 125 e 7th av, 25x100.11. Nov 16, 1910, 5 yrs, 4½%. 7:1902. 17,000
- Moore (Wm M) Co to LAWYERS TITLE INS & TRUST CO, 139th st, Nos 518 to 524, s s, 250 w Ams av, 100x99.11. Nov 10, 5 yrs, 5%. Nov 11, 1910. 7:2070. 135,000
- Same to same. Same property. Certificate as to above mt. Nov 10. Nov 11, 1910. 7:2070.
- McKeon Realty Co to Mathilde Heineman, 842 Mad st, Bklyn. 54th st, No 413, n s, 200 w 9th av, 25x118.1x25.2x114.11. Prior mts \$16,300. Nov 9, installs, \$400 monthly, interest as per bond. Nov 11, 1910. 4:1064. 2,000
- MERCANTILE TRUST CO, 120 Bway, with Havemeyer Real Estate Co, 26 Cortlandt st. Liberty st, Nos 106 & 108, & Cedar st, No 111. Extension of \$125,000 mt until Dec 1, 1911, at 5%. Nov 4. Nov 15, 1910. 1:52. nom
- Martin Holding Co to County Holding Co, 128 Bway. 39th st, No 126, s s, 95.3 w Lex av, 19.10x98.9. Nov 15, 1910, 3 yrs, 5½%. 3:894. 42,500
- Same to same. Same property. Certificate as to above mt. Nov 15, 1910. 3:894.
- Manhattan Office Bldg Co to Seth S Terry, 1 Russell Terrace, Montclair, N J. 7th av, Nos 245 to 251, n e cor 24th st, Nos 163 & 165, 86.11x79.2. Prior mt \$395,000. Oct 7, due, &c, as per bond. Nov 11, 1910. 3:800. 45,000
- Same to same. Same property. Certificate as to above mt. Oct 6. Nov 11, 1910. 3:800.
- Martin, Wm R H, Frank R Chambers, Edwin T Hall, Patrick F Griffin, Frank S Turnbull individ & as co-partners doing business under name Rogers, Peet & Co to Union Theological Seminary in City N Y, at Bway & 120th st. Warren st, No 9, s s, abt 135.8 w Bway, 25x75; Warren st, No 11, s s, 160.8 w Bway, 25.2 x76.2x25.11x76.1, fee; Warren st, No 7, s s, 110.8 w Bway, 25x75. Leasehold. All title. Nov 11, 3 yrs, 4½%. Nov 15, 1910. 1:134. 250,000
- Macher, Jacob, of East Rutherford, N J, to Solomon & Ella Neuville, 198 Delancey st. Rivington st, No 240, n s, 50 e Willett st, 25x100. Extension of \$32,000 mt until Mar 24, 1916, at 5%. Oct 6. Nov 11, 1910. 2:339. nom
- Marx, Eva J & Sidney J to Wm E D Stokes. 97th st, No 36, s s, 329 w Central Park West, 18x100.11. Sept 7, demand, 6%. Nov 14, 1910. 7:1832. 1,000
- Melvin Realty Co to LAWYERS TITLE INS & TRUST CO. 160 Bway. 158th st, n s, 125 e Bway, 100x99.11. Building loan. Nov 11, due Nov 1, 1911, 6%. Nov 12, 1910. 8:2117. 100,000
- Same to same. Same property. Certificate as to above mt. Nov 11. Nov 12, 1910. 8:2117.
- McGlynn, John J to Abby A Potter, 103 Beacon st, Boston, Mass. 22d st, No 204, s s, 75 e 3d av, 23.6x77.6. Nov 12, 1910, due, &c as per bond. 3:902. gold, 10,000
- Murphy, James to Gotham Mortgage Co, 38 Park row. Bowery, No 116, w s, 56.3 s Grand st, 25x100. Prior mt \$23,500. Nov 7, 1 yr, 6%. Nov 11, 1910. 1:239. 1,000
- McManus (Thos) & Son, a corpn to Geo Hall, 362 Riverside drive et al. 114th st, No 4, s s, 38.6 w 5th av, 27x100.11. Nov 11, 1 yr, 5%. Nov 17, 1910. 6:1597. 23,000
- Melvin, Jno F to Central Brewing Co, 68th st & East River. 2d av, No 729, saloon lease. Nov 11, demand, 6%. Nov 17, 1910. 3:920. 6,500
- Mann, Tillie wife Jos & Eva wife Lewis Bartlesone & Abraham Meyer & Isaac Hertzberg to EAST RIVER SAVINGS INSTN, 280 Bway. Division st, No 39 & 39½, s s, abt 180 w Market st, 25x56. Nov 17, 1910. 5 yrs, 5%. 1:281. 18,000
- Minsky, Louis, 93 2d av with the METROPOLITAN SAVINGS BANK. Houston st, Nos 139 to 145, s s, 50 e Forsyth st, runs s 74 x e 16 x s 26 x e 84.2 x n 100 to st x w 100.2 to beg. Estoppel certificate. Nov 17, 1910. 2:422. nom
- Napier, Margt E, 223 W 134th st, to Isidore Schapierer, 303 W 38th st, 138th st, No 45, n s, 425 e Lenox av, 37.6x99.11. P M. Prior mt \$—. Nov 10, 4 yrs, 6%. Nov 11, 1910. 6:1736. 7,850
- N Y Protestant Episcopal Public School, a corpn, with Johanna A & Louis Watjen, 62 E 78th st. 78th st, No 62 E. Extension of \$20,000 mt until Nov 9, 1913, at 4½%. Nov 9. Nov 12, 1910. 5:1392. nom
- N Y LIFE INS & TRUST CO trustee Louis G Hamersley with Maud B Prentice. 1st st, No 66. Extension of mt for \$32,500 to June 17, 1915, at 5%. June 17, Nov 14, 1910. 2:443. nom
- N & Z Realty Co, 217 Lenox av, to Harry L Rosen, 203 W 112th st. 7th av, No 1970, w s, 50.11 s 119th st, 25x100; also 8th av, Nos 2540 & 2752; Mad av, No 926, & Col av, No 926. P M as to 1st parcel. Prior mt \$—. Nov 15, 1910, 4 yrs, 6%. 6:1620, 7:2042, 7:1860, 7:1941, 7:1924. 6,000
- Same to same. Same property. Certificate as to above mt. Nov 15, 1910. 6:1620, 7:1860-1941-1924 & 2042.
- NEW YORK LIFE INS & TRUST CO, 52 Wall st, trustees for Maria del Carmen Santos Suarez de Carvajal under will Benita Corio de Santos Suarez with Andrea Capparelli, 95 Park st. Park st, No 95. Extension of \$17,000 mt until Nov 16, 1913 at 4½%. Nov 16. Nov 17, 1910. 1:161. nom
- O'Neill, Mary F & James F to TITLE GUARANTEE & TRUST CO, 176 Bway. 124th st, No 417, n s, 225 e 1st av, 25x100. Nov 14, due, &c, as per bond. Nov 16, 1910. 6:1812. 3,000
- 133 West 19th St, a corpn, to Milliken Bros, a corpn. 19th st, Nos 133 & 135 W. Certificate as to note or mt for \$4,200. Nov 10. Nov 11, 1910. 3:795.
- Potter, Flora MacDonald, of Katonah, N Y, to FARMERS LOAN & TRUST CO. Leroy st, Nos 149 to 169, n w cor Wash st, Nos 600 to 604, 306.3 to West st, Nos 362 to 364, x75x311.5x75. Nov 11, 1910, 3 yrs, % as per bond. 2:602. 5,000
- Patterson Realty Co, 35 South Wm st to Maggie Williamson, 218 W 128th st. 128th st, No 218, s s, 225 w 7th av, 33.4x99.11. P M. Prior mt \$27,000. Oct 1, 3 yrs, 6%. Nov 17, 1910. 7:1933. 1,300
- Patterson Realty Co, 35 South William st to Maggie Williamson, 218 W 128th st. 128th st, No 222, s s, 291.8 w 7th av, 33.4x99.11. P M. Prior mt \$27,500. Oct 1, 3 yrs, 6%. Nov 17, 1910. 7:1933. 1,200

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- Paymer, Edward to GERMAN SAVINGS BANK, 157 4th av. 79th st, No 308, s s, 127 e 2d av, 18.6x102.2. Nov 15, 1910, due Nov 1, 1911, 5%. 5:1453. 9,500
- Same & Aaron & Saml Wollheim, 175 E 79th st, with same. Same property. Subordination agreement. Nov 15, 1910. 5:1453. nom
- Prisco, Maria, 82 Mulberry st, to Ignatz Schlinger, 428 E 85th st, 48th st, No 341, n s, 97 W 1st av, 28x100.5. Prior mt \$— 7,250
- Oct 19, installs, 6%. Nov 16, 1910, 5:1341.
- Patterson Realty Co, 35 South Wm st to Maggie Williamson, 218 W 128th st. 128th st, No 220, s s, 258.4 w 7th av, 33.4x99.11. P. M. Prior mt \$27,500. Oct 1, 3 yrs, 6%. Nov 17, 1910. 7:1933. 1,200
- Patterson Realty Co, 35 South Wm st to Jno B Clark, 4 1st pl, Bklyn, N Y. 128th st, Nos 218 to 222, s s, 225 w 7th av, 100x99.11. P. M. Prior mt \$85,700. Oct 1, due Dec 15, 1910, 6%. Nov 17, 1910. 7:1933. 5,000
- Same to same. Same property. Certificate as to above mt. Nov 14, Nov 17, 1910. 7:1933. —
- Percy L Jennie, 56 W 25th st to N Y LIFE INS CO, 346 Bway. 25th st, No 56, s s, 80 e 6th av, 20x98.9. Nov 10, due Jan 1, 1914, 5%. Nov 17, 1910. 3:826. 4,000
- Rauth, Jacob A to Caroline M Butterfield, 2 E 55th st, et al trustees Fredk Butterfield. 9th av, No 87, s w cor 16th st, Nos 400 to 406, 25x100. Nov 11, 1910, 5 yrs, 5%. 3:713. 38,000
- Same & Chas Schlang & Louis Schloss exrs Bertha Rauth with same. Same property. Subordination agreement. Nov 7. Nov 11, 1910. 3:713. nom
- Rigney, Peter S to W Forbes Morgan, Jr, as trustee, 140 W 57th st. 39th st, No 208, s s, 84.6 w 7th av, 20.6x91.6. P M. Prior mt \$— Nov 15, 1910, 3 yrs, 5%. 3:788. 30,000
- Same to Jane L Van Cott, 208 W 39th st. Same property. P M. Prior mt \$30,000. Nov 15, 1910, 3 yrs, 6%. 3:788. 5,000
- Remington, Henry W, 354 Convent av, to EMIGRANT INDUSTRIAL SAVINGS BANK, 51 Chambers st. 101st st, No 135, n s, 324.6 w Col av, 25.6x100.11. P M. Nov 15, 1910, 3 yrs, 5%. 7:1856. 18,000
- Same to Matilda I Messer, 550 W 165th st. Same property. P M. Prior mt \$18,000. Nov 15, 1910, due Dec 1, 1913, 6%. 7:1856. 6,000
- Rostof Co to Louis Weill. Certificate as to mt for \$4,000 covering land in Kings Co, N Y. Nov 12. Nov 15, 1910. Misc. —
- Ryshpan, Max & Lena Neuman to Abraham H Greisman, 3 E 106th st. 5th st, No 712, s s, 185.6 e Av C, 25x96. Prior mt \$25,000. Nov 11, 1910, 5 yrs, 6%. 2:374. 6,000
- Reiner, Solomon to Louis Frooks, 225 Chrystie st. 15th st, No 314, s s, 167 e 2d av, 26x103.3. Prior mt \$— Nov 10, installs, 6%. Nov 11, 1910. 3:921. note, 1,500
- Revel Realty & Securities Co to BROOKLYN SAVINGS BANK, 141 Pierpont st, Bklyn, N Y. 19th st, Nos 247 to 253, n s, 220.10 e 8th av, runs n 112 x e 19.7 to c l old Fitz Roy road x s 26.4 x s e 58.7 x e 91.8 to st x w 79.2 to beginning. Nov 11, 1910, 5 yrs, 5%. 3:769. 175,000
- Same to same. Same property. Certificate as to above mt. Nov 9, Nov 11, 1910. 3:769. —
- Rabinowitz, Etta wife of & Wm Rabinowitz, of Almo, Ga, to Morland Mortgage Co, 120 Bway. 60th st, No 236, s s, 450 w Ams av, 25x100.5. Oct 26, 5 yrs, 5%. Nov 11, 1910. 4:1151. 7,000
- Rabinowitz, William with Morland Mortgage Co, 120 Bway. 60th st, No 236 W. Subordination agreement. Oct 25. Nov 11, 1910. 4:1151. nom
- Reiss, Max to O B Coates & Co, Produce Exchange Bldg, 8 Bway. 2d av, No 1465, w s, 25 n 76th st, 26.6x100; 2d av, No 1467, w s, 51.6 n 76th st, 26.4x100. Secures Merchandise, &c, Nov 15, 2 yrs, 6%. Nov 17, 1910. 5:1431. 6,000
- Roemer, Emily M of Bklyn N Y to Dudley S Harde & ano, 116 Riverside drive. Riverside drive, Nos 116 & 118, s e cor 84th st, No 348, 112.3x80.2x102.2x126.8. Prior mt \$— Nov 15, 5 yrs, 5%. Nov 17, 1910. 4:1245. 75,000
- Simax Realty Co to Abraham Steinam, 39 W 72d st. Broadway. Nos 2560 to 2566, n e cor 96th st, No 231, 100.11x99.8 to Old Bloomingdale rd x101.9x86.8. Nov 2, 5 yrs, 5%. Nov 17, 1910. 7:1868. 25,000
- Same to same. Same property. Certificate as to above mt. Nov 2. Nov 17, 1910. 7:1868. —
- Shestokas, Jos to EMIGRANT INDUSTRIAL SAVINGS BANK, 51 Chambers st. Broome st, Nos 568 & 570, n s, 266.3 e Hudson st, 44.10x84.8. Nov 17, 1910. 5 yrs, 5%. 2:578. 36,000
- Scal, Harris to Clairville E Benedict of Katonah, N Y gdn Eliz A Benedict. Monroe st, Nos 177 & 179, n s, 48 w Montgomery st, 44.3x75. Nov 16. 5 yrs, 5%. Nov 17, 1910. 1:269. 40,000
- Same & Harry Hastorf, 247 W 131st st, with same. Same property. Subordinate agreement. Nov 15. Nov 17, 1910. 1:269. nom
- Steiner, Josef with Empire Realty Corp, 290 Bway. 11th st, Nos 45 to 51, n s, 58.10 e University pl, 83x39.4x84.9x15.11; University pl, Nos 97 & 99, s e cor 12th st, No 34, 48.6x83.2x irreg x82.5; University pl, Nos 81 to 91, n e cor 11th st, Nos 41 & 43, 114.6x107.9x irreg x58.10; University pl, e s, adj above on n, 44x83.3x150x100. Extension of \$200,000 mort until Jan 1, 1917, at 5 1/2%. Nov 14, Nov 16, 1910. 2:536. nom
- Swift Building Co to Jas J Larkin, 240 E 15th st. St Nicholas av, Nos 656 & 658, e s, 558.9 s 145th st, 50x100. Prior mt \$70,000. Oct 17, 1 yr, 6%. Nov 17, 1910. 7:2051. 5,000
- Same to same. Same property. Certificate as to above mt. Oct 17, 1910. Nov 17, 1910. 7:2051. —
- Second Manhattan Office Holding Co to Seth S Terry, 1 Russell Terrace, Montclair, N J. 16th st, No 116, s s, 268.6 s e 4th av, 56.6x103.3. Prior mt \$268,130. Oct 10, due, &c, as per bond. Nov 11, 1910. 3:871. 45,000
- Same to same. Same property. Certificate as to above mt. Oct 6, Nov 11, 1910. 3:871. —
- Society of St Johnland, a corp, with Josephine Ledcky. Lenox av, No 183. Extension of \$13,000 mt until Aug 10, 1913, at 5%. Sept 7. Nov 11, 1910. 7:1904. nom
- Sanft, Mayer & Wolf, & Frank Rosenstein to Ida Kempner, 131 Riverside Drive. Bowery, No 292, w s, 65.11 n Houston st, runs n 22.6 x w 78.1 x s 15.1 x e 78.11 to beginning. Prior mt \$21,500. Nov 10, 3 yrs, 6%. Nov 11, 1910. 2:521. 2,000
- Schaffler, Louis to Adolf Mandel, 261 Central Park West. Av D, No 8, e s, 74.8 s 3d st, 18.7x90; Av D, No 10, e s, 56.1 s 3d st, 18.7x90; Av D, No 12, e s, 37.2 s 3d st, 18.11x70. Prior mt \$—. Oct 1, 1 yr, 6%. Nov 12, 1910. 2:357. 6,100
- Sasso, Agostino, 2173 1st av, to Henry Elias Brewing Co, address not given. 1st av, No 2173. Saloon lease. Nov 11, demand, 6%. Nov 12, 1910. 6:1684. 2,000
- Seaman, Louis L, 247 5th av, with MUTUAL LIFE INS CO of N Y. 32 Nassau st. West Bway, Nos 567 to 573, n e cor 3d st, Nos 55 & 57, 90x50. Participation agreement in mt for \$100,000. Nov 1. Nov 11, 1910. 2:538. 10,000
- Stevens, Geo T to GUARANTY TRUST CO, 28 Nassau st. 46th st, No 22 E, s s, 60 w Mad av, 20x100.5. Nov 14, 1910, due, &c, as per bond. 5:1281. 55,000
- Siebold, Christian A, 17 W 177th st, to C N & S A Const Co. 1400 5th av. 102d st, No 127, n s, 40 w Lex av, 37.6x100.11. P M. Prior mt \$35,000. Nov 11, 4 yrs, 6%. Nov 14, 1910. 6:1630. 5,000
- St Paul Colored Baptist Church, a corp, to Albert T Scharps. 35th st, No 352, s s, 300 e 9th av, 25x98.9. Prior mt \$12,000. July 11, due, &c, as per bond. Nov 14, 1910. 3:758. 3,000
- Soleliac, Chas to COLUMBIA TRUST CO, 135 Bway. 49th st, No 44, s s, 107.6 e Mad av, 21.6x100.5. Nov 14, 1910, 3 yrs, 5 1/2%. 5:1284. 2,500
- Sachs, Rebecca & Sadie Schapiro to Alfred Hahn, 1242 Madison av. 78th st, No 232, on map Nos 232 & 234, s s, 278.7 e 3d av, 26.5x102.2. P M. Nov 14, due July 1, 1913, 6%. Nov 16, 1910. 5:1432. 4,000
- Snyder, Veda E to Julia G Bernheimer, 124 W 70th st. 85th st, No 122, s s, 239 w Columbus av, 18.4x102.2. Nov 14, 3 yrs, 5%. Nov 16, 1910. 4:1215. 19,000
- Schwarz, Genevieve, 215 Bway, Troy, N Y, to Gwladys C Barber, 137 E 55th st. 1st av, No 2294, s e cor 118th st, No 400, 18.11 x75. Prior mt \$11,000. Nov 14, due May 15, 1911, 6%. Nov 16, 1910. 6:1711. 2,000
- Schwarz, Genevieve, 215 Bway, Troy, N Y, to Morris C Hamel, 211 E 71st st. 1st av, No 2294, s e cor 118th st, No 400, 18.11 x75. P M. Prior mt \$13,000. Nov 16, 1910, due, &c, as per bond. 6:1711. 500
- Shidlovsky, Morris to Leo G Rosenblatt, 215 W 101st st, trustee Gottlieb Rosenblatt, for benefit Sigmund G Rosenblatt. Lexington av, No 1455 e s, 55.8 n 94th st, 18x95. Nov 16, 1910, 5 yrs, 4 1/2%. 5:1523. 7,000
- Snyder, Veda E, 189 Jefferson av, Bklyn, N Y, to Fredk A Elliott, 161 E 22d st, Bklyn, N Y. 85th st, No 122 s s, 239 w Columbus av, 18.6x102.2. Prior mt \$19,000. Nov 14, due, &c, as per bond. Nov 16, 1910. 4:1215. 3,000
- Trustees of The Theological Seminary of Presbyterian Church, located at Princeton, N J, 54 Wall st, with Thomas Graham, 157 S 9th st, Bklyn, N Y. 99th st, No 305, n s, 106 e 2d av, 37x100.11. Extension of \$25,000 mt until Oct 15, 1915, at 5%. Oct 15. Nov 15, 1910. 6:1671. nom
- Tourneur Realty Co to Edw A Kerbs, 19 E 82d st. 93d st, Nos 37 to 43, n s, 425 w Central Park West, runs w 75 x n 44.4 to s s Apthorpe's lane x n 19.10 to c l Apthorpe's lane x w 25.10 x n 35.6 x e 100 x s 19.3 to n s Apthorpe's lane x s 20.2 to c l Apthorpe's lane x e 0.8 x s 61.2 to beg. Nov 16, 1910, 5 yrs, 5%. 4:1207. 180,000
- Same to same. Same property. Certificate as to above mt. Nov 15. Nov 16, 1910. 4:1207. —
- Same to Sidney W Hughes, 666 Pelham rd, Pelham Manor, N Y. Same property. Prior mt \$180,000. Nov 16, 1910, demand, 5 1/2%. 4:1207. 7,000
- Same to same. Same property. Certificate as to above mt. Nov 16, 1910. 4:1207. —
- Toplitz, Emma I, 415 Riverside Drive, and Mary Ehrmann, 208 W 114th st, to Broad-Exchange Co, 15 Exchange pl, Jersey City, N J. 110th st, n s, 375 e 7th av, 150x70.11. Prior mt \$— Nov 15, 1 yr, 6%. Nov 16, 1910. 7:1820. 10,000
- Tuscan Construction Co to Edw Greenbaum, 140 Claremont av. Claremont av, e s, 300 n 122d st, 75x115.3 to c l former Bloomingdale rd x75.3x121.2. Prior mt \$132,000. Nov 16, 1910, 1 yr, 6%. 7:1993. 10,000
- Same to same. Same property. Certificate as to above mt. Nov 16, 1910. 7:1993. —
- Twenty-Nine Union Square Co, 62 Cedar st, to N Y TRUST CO, 26 Broad st. 16th st, s w cor Union sq W, No 29. 141.10x32.6. Prior mt \$215,000. Nov 9, due, &c, as per note. Nov 12, 1910. 3:843. 12,000
- Thrall Const Co, 530 Lincoln av, Bklyn, N Y, to Rusgo Realty Co, 35 Bond st. 60th st, No 229, n s, 375 e West End av, 25x100.5. P M. Nov 10, due, &c, as per bond. Nov 12, 1910. 4:1152. 2,525
- Thrall Const Co, 530 Lincoln av, Bklyn, N Y, to Rusgo Realty Co, 35 Bond st. 60th st, No 231, n s, 350 e West End av, 25x100.5. P M. Nov 10, due, &c, as per bond. Nov 12, 1910. 4:1152. 1,250
- Tasso, Giovanni & Angelina Ferretti with GIRARD TRUST CO as trustee for Neilson Brown will Alex Brown. Baxter st, Nos 150 to 152. Extension of \$36,000 mt until Nov 10, 1913 at 5%. Nov 17, 1910. nom
- Ubricco, Angelo, 342 E 114th st, to Minna Aronson, 241 E 116th st. 116th st, No 241, n s, 143.4 w 2d av, 16.8x100.10. P M. Nov 15, 5 yrs, 5%. Nov 16, 1910. 6:1666. 10,000
- Valentine, Moses M to COLUMBIA BANK, 507 5th av. Houston st, Nos 490 & 492, n s, 90 e Goerck st, 45x81. Jan 20, due, &c, as per bond. Nov 15, 1910. 2:356. 22,000
- Wolfsky, Louis, 100 W 117th st, to BOWERY SAVINGS BANK, 128 Bowery. Lex av, No 1743, e s, 67.7 n 108th st, 16.8x75. Prior mt \$4,000. Nov 11, 3 yrs, 6%. Nov 12, 1910. 6:1636. 1,000
- Wiener, Henry, 227 East Logan sq, Phila, Pa, with Bernhard Lichtenstein, 141 W 121st st. 121st st, No 141, n s, 462.6 w Lenox av, 20.10x100.11. Extension of \$13,000 mt until Dec 23, 1913, at 4%. Oct 26. Nov 14, 1910. 7:1906. nom
- Weeks, Fredk C, 526 W 111th st, to Fredk A Elliott, 161 E 22d st, Bklyn, N Y. 70th st, No 107, n s, 60 w Columbus av, 20x100.5. Prior mt \$23,000. Nov 11, due, &c, as per bond. Nov 16, 1910. 4:1142. 4,500
- Woolverton, Florence G, 111 Dowling av, Toronto, Can, to Adolf Glaser, 542 E 86th st. St Nicholas av, No 442, e s, 189.11 s 133d st, 20.3x131.11x20x135.4. Prior mt \$— Nov 9, 3 yrs, 6%. Nov 16, 1910. 7:1958. 3,000
- Woolverton, Florence G, 111 Dowling av, Toronto, Can, to Adolf Glaser, 542 E 86th st. St Nicholas av, No 440, e s, 209.11 s 133d st, 19.9x128x19.5x131.11. Prior mt \$— Nov 9, 3 yrs, 6%. Nov 16, 1910. 7:1958. 3,000

THE GEORGE A. JUST CO. IRON WORK

239 VERNON AVENUE FOR BUILDINGS

LONG ISLAND CITY NEW YORK

Woolverton, Florence G, 111 Dowling av, Toronto, Can to Chas Blum, 173 E 93d st & ano. St Nicholas av, No 446, e s, 149.11 s 133d st, 20.4x138.8x20x142.1. Prior mt \$15,000. Nov 9, 3 yrs, 6%. Nov 17, 1910. 7:1958. 2,500

Woolverton, Florence G, 111 Dowling av, Toronto, Can, to Chas Blum, 173 E 93d st. St Nicholas av, No 444, e s, 169.11 s 133d st, 20.3x135.4x20x138.8. Prior mt \$15,000. Nov 9, 3 yrs, 6%. Nov 17, 1910. 7:1958. 2,500

Willmann, Wm G, 846 Putnam av, Bklyn & Wm L Golding, 376 E 28th st, Bklyn, N Y to Albert C Hall, 181 Fairfield av, Stamford, Conn trustee Alvah Hall. Bowery, No 161, e s, 93.6 n Broome st, 23.5x114.10x23.4x113.6. Nov 17, 1910. 3 yrs, 4 3/4%. 2:424. 40,000

Wall, Jno L, 756 Shippin av, Stamford, Conn with UNION DIME SAVINGS BANK, 701 6th av. University pl, Nos 97 & 99, s e cor 12th st, No 34, 49.8x91.6x irreg x82.3. Extension of \$200,000 mt until Nov 1, 1912 at 5%. Oct 27, Nov 16, 1910. 2:563. nom

Zweig, Julius to GERMAN SAVINGS BANK, 157 4th av. Rivington st, No 88, n s, 25 e Orchard st, 25x75. Nov 15, 1910, 5 yrs, 4 1/2%. 2:411. 22,000

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Altman, Louis, 167 W 146th st, to Hunts Point Estates, 165 Bway. Faile st, e s, 150 n Randall av, 25x100. P M. Nov 1, 2 yrs, 5%. Nov 12, 1910. 10:2769. 1,050

Altmyer, Sanders to Manhattan Mortgage Co, 200 Bway. 3d av, w s, 200.6 s 167th st, 37.10x176.1x113.6x171.9. Prior mt \$—. Nov 9, 5 yrs, 5%. Nov 11, 1910. 9:2371. 16,000

Alexander, Blanche, 241 Mt Hope pl, to Hunts Point Estates, 165 Bway. Hunts Point av, s w s, at intersection of e s Bryant av, 95.3x48.3x106.8, gore. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2764 & 2769. 2,400

*Arnesen, Caroline, 14 & 16 Mt Hope pl, with Andrew Nebel, 1535 3d av. Taylor av, e s, 250 s Col av, 25x100. Subordination agreement. Nov 12. Nov 14, 1910. nom

*Adee, Jennie to John W Fincke, 3461 White Plains av. 203d st, s s, blk front, bet Post & Hall avs, runs e 200 to Hall av x s 100 x w 100 x s 50 x e 100 to Hall av x s 101 to road to Westchester x n w 220.11 to Post av x n 156.1 to beginning. Nov 1, due, &c, as per bond. Nov 11, 1910. 1,000

Allen Construction Co to Jno A Beall, Park Hill av, Yonkers, N Y & ano trustees for Mary V Rae. Hoe av, w s, 50 s Jennings st, 50x100. Nov 16, due &c, as per bond. Nov 17, 1910. 11:2980. 37,500

Same to same. Same property. Consent to above mt. Nov 16. Nov 17, 1910. 11:2980.

Same to same. Same property. Certificate as to above mt. Nov 16. Nov 17, 1910. 11:2980.

Same to same. Same property. Secretaries certificate as to above mt. Nov 16. Nov 17, 1910. 11:2980.

Same to Geo P Laible, 1303 Lexington av. Same property. Prior mt \$37,500. Nov 16, 3 yrs, 6%. Nov 17, 1910. 11:2980. 5,000

Same to same. Same property. Certificate as to above mt. Nov 16. Nov 17, 1910.

Borck, Max, 1324 Madison av with Saul Ellner, 504 E 188th st. 135th st, s s, 125 w Alexander av, 25x100. Extension of \$1,500 mt until Nov 16, 1913 at 6%. Nov 14. Nov 16, 1910. 9:2310. nom

Brunett, Frank O, 203 9th st, Bklyn, N Y to Hunts Point Estates, 165 Bway. Whittier st, w s, 250 n Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 16, 1910. 10:2770. 435

Blaesser, Jacob to Manhattan Mort Co, 200 Bway. Lot 77 map No 903 land Metropolitan Real Estate Assn. Prior mt. Nov 17, 1910. Due &c, as per bond. 12:3301. 7,000

Bull, Chas H to Wm C Bergen, 180th st, s s, w of Andrews av. 176th st, n s, 307 e Mt Hope av, late Monroe av, 19x100. Oct 21, due, &c, as per bond. Nov 17, 1910. 11:2802. 6,000

*Baxter, Howell Building Co to Sarah C Buckenham, 148 W 119th st. Overing av, w s, 648.6 n Frisby av, 25x97x25x100. Prior mt \$3,500. Nov 10, 1 yr, 6%. Nov 17, 1910. 1,000

Same to same. Same property. Certificate as to above mt. Nov 10. Nov 17, 1910.

Bull, Chas H to Wm C Bergen, 180th st, s s, w of Andrews av. 176th st, n s, 326 e Mt Hope av, late Monroe av, 19x100. Oct 21, due, &c, as per bond. Nov 16, 1910. 11:2802. 6,000

Buckbee, Geo E, 1941 Grand Boulevard & Concourse, to David J Frankel, 1 W 92d st. Valentine av, w s, 90 s 197th st, 25x38.1x25x39.6, except part for Valentine av. P M. Nov 12. due, &c, as per bond. Nov 15, 1910. 12:3304. 1,000

*Bottino, Teresa A, 722 E 212th st, & Felicia A Quindo, 746 E 215th st, to Frank Gass, Inc. 2215 Westchester av. Logan st, s s, 50 w Maple av, 25x100. Oct 1, due, &c, as per bond. Nov 2, 1910. Corrects error in issue of Nov 5, when property was on w Logan st. 800

Berman, Louis K to Geo N Kanenbley & ano exrs August Kanenbley, 320 Ocean Parkway, Bklyn, N Y. Boone av, No 1348, e s, 95.6 s West Farms road, 25x100. Nov 14, 5 yrs, 5%. Nov 15, 1910. 11:3012. 5,000

Bjorkegren (Chas), Inc. to Jas B Kilsheimer, 1980 7th av. 171st st, Nos 535 to 539, n s, 100.1 e 3d av, 55.1x117.4x55x120. P M. Nov 14, due, &c, as per bond. Nov 15, 1910. 11:2928. 7,500

*Brady, Edwin (signs Edwin G) to Bruce-Brown Land Co, 105 5th av. Clarence av, w s, 200 s Philip av, 25x100. P M. Nov 9. due, &c, as per bond. Nov 15, 1910. 455

Burkam Realty Co to Hunts Point Estates, 165 Bway. Faile st, w s, 100 n Spofford av, 50x100. 2 P M mts, each \$1,750. Nov 1, 3 yrs, 5%. Nov 15, 1910. 10:2764. 3,500

Block, Henry D, 54 E 109th st, to Hunts Point Estates, 165 Bway. Whittier st, w s, 300 n Randall av, 156.2x180.7x89.2, gore. P M. Nov 1, 3 yrs, 5%. Nov 15, 1910. 10:2765 & 2770. 1,050

*Barry, Johanna L to Bruce-Brown Land Co, 105 5th av. Clarence av, e s, 340 n Evans av, 50x100. P M. Nov 9, due, &c, as per bond. Nov 14, 1910. 840

Bender, Chas, 66 E 97th st, to Hunts Point Estates, 165 Bway. Bryant av, w s, 275 n Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 800

Baumohl, Charles, 840 Manida st, to Hunts Point Estates, 165 Bway. The text of these pages is copyrighted. All rights are reserved. 3 yrs, 5%. Nov 11, 1910. 10:2764 & 2769. 2,300

Brady, Bernard F to Annie Sullivan, 41 W 58th st. Hoe av, No 1113, w s, 183.9 s 167th st, 18.9x100. P M. Nov 10, due, &c, as per bond. Nov 12, 1910. 10:2744. 8,500

Bliss, Jessamine C, Gould Hall, n w cor Aqueduct av & University av, to Simon Miller 77 E 85th st. Andrews av, Nos 2202 & 2204, e s, 487.7 s 183d st 58x100. Prior mt \$7,800. Nov 11, due as per bond. Nov 12, 1910. 11:3217. 4,000

Burton, Edward to Thornton Bros Co, 1320 Clay av. Teller av, No 1271, w s, 130 s 169th st, 20x100. Prior mt \$—. Nov 9, 2 yrs 6%. Nov 11, 1910. 9:2436. 200

*Bohlmann John to Bruce-Brown Land Co, 105 5th av. Clarence av, e s, 90 n Evans av, 75x100. P M. Nov 9, due, &c, as per bond. Nov 12 1910. 1,260

*Becker, Peter A to Bruce-Brown Land Co, 105 5th av. Philip av, s w cor Clarence av, 25x100. P M. Nov 9, due, &c, as per bond. Nov 12, 1910. 665

*Bender, Chas to Bruce-Brown Land Co, 105 5th av. Clarence av, w s, 225 s Philip av, 25x100. P M. Nov 9, due, &c, as per bond. Nov 12, 1910. 450

Charlotte St Const Co, 261 Bway, to Joseph Reiss, 1509 Bryant av. Jennings st (Charlotte pl), s w cor Vyse av, 100x75. P M. Prior mt \$—. Nov 3, 1 yr, 6%. Nov 12, 1910. 11:2987. 5,000

Same to same. Same property. P M. Prior mt \$65,000. Nov 3, 1 yr, 6%. Nov 12, 1910. 11:2987. 5,500

Croughan, James, 1000 Forest av, to Hunts Point Estates, 165 Bway. Bryant av, w s, 100 n Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 850

Cleland, Henry to Wm A Larned, of Summit, N J. Briggs av, n e cor 198th st, 103.8x25x97x25.11. Nov 10, 1 yr, 6%. Nov 11, 1910. 12:3296. 27,000

Cipriani Realty & Const Co to Estates Settlement Co, 200 Bway. Cambreleng av, n e cor 188th st, 95x100. Prior mt \$—. Nov 10, due, &c, as per bond. Nov 11, 1910. 11:3090. 49,000

Same to same. Same property. Certificate as to above mt. Nov 10. Nov 11, 1910. 11:3090.

Coyle, Denis F to EMIGRANT INDUSTRIAL SAVINGS BANK, 51 Chambers st. Crotona Parkway, e s, 576.4 s Tremont av or 177th st, 27.5x106x26.1x109.10. P M. Nov 11, 1910, 3 yrs, 5 1/2%. 11:2985. 3,000

Cohn, Leo, 130 E 123d st, & Max Kaplan, 769 Tinton av, to Hunts Point Estates, 165 Broadway. Faile st, e s, 100 n Randall av, 50x100. 2 P M mts, each \$1,050. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 2,100

Capo, Antonia, 319 E 115th st, to TITLE GUARANTEE & TRUST CO, 176 Bway. 151st st, No 292, s s, 325.3 e Morris av, 25x118.5. Nov 14, 1910, due as per bond. 9:2410. 3,000

Same to Ellenora C Hausler, 306 Union st, Bklyn, N Y. Same property. Prior mt \$3,000. Nov 14, 1910, 2 yrs, 6%. 9:2410. 1,000

*Conti, Pasquale & Pellegrino Morante, of High Falls, N Y, to Wm F Gleason, Bloomfield, Conn. Stephens av, e s, 175 n O'Brien av, 50x89.11x54x69.6. Nov 10, 3 yrs, 5 1/2%. Nov 14, 1910. 500

*Crizenza, Marietta, 299 1/2 E 107th st, to Andrew Nebel, 1535 3d av. Taylor av, e s, 250 s Col av, 25x100, except part for Taylor av. Nov 12, 3 yrs, 5 1/2%. Nov 14, 1910. 3,500

Carley, Eldred A exr John L Young with Mary E Sheehan. 3d av, No 3662. Extension of \$5,000 mt until June 30, 1913, at 5%. June 24. Nov 15, 1910. 11:2925. nom

Crownhill Const Co to LAWYERS TITLE INS & TRUST CO, 160 Bway. Ritter pl, s s, 99.10 e Union av, 40x—x40x85.4. Nov 15, 5 yrs, 5%. Nov 16, 1910. 11:2968. 26,000

Same to Edw H Kerl, 1822 Bathgate av. Same property. Prior mt \$26,000. Nov 15, 3 yrs, 6%. Nov 16, 1910. 11:2968. 10,000

Doherty, Mary L, 238 E 30th st, to Hunts Point Estates, 165 Bway. Bryant av, w s, 125 n Randall av, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,700

*De Vito, Nicolo & Sabato to Bruce-Brown Land Co, 105 5th av. Philip av, s s, 25 w Clarence av, 25x100. P M. Nov 9, due, as per bond. Nov 12, 1910. 400

Dunn, Philomena, 620 2d av, to Hunts Point Estates, 165 Bway. Hunts Point av, s w s, 107.4 s e Randall av, 75x109.2 to Longfellow av x79.4x72.3. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 4,000

Same to same. Hunts Point av, n e cor Randall av, 84x110.6x75x72.6. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 4,000

*Dunn, Philomena to Bruce-Brown Land Co, 105 5th av. Clarence av, e s, 175 s Evans av, 50x100; Shore Drive, w s, 196 s Evans av, 25.2x94.2x25x96.7; also shore lot 9A blk 41 map No 1455 of Bruce-Brown Land Co at Throggs Neck, adj above on e. P M. Nov 9, due, &c, as per bond. Nov 12, 1910. 2,000

*De Caro, Vincenzo, of Springfield, Mass, to Hudson P Rose Co, 32 W 45th st. Rombout av, w s, 32.10 n Hollers av, 67.2x76.4 x101.9, & being lot 7 map No 1430 of Allen estate. P M. Nov 7, 1910, 3 yrs, 5 1/2%. Corrects error in last issue, when mortgagor was Vincenzo De Carlo. 330

*Diamond, Joseph with U S TITLE GUARANTY & INDEMNITY CO, 20 Vesey st. Bronx Park av, n e cor West Farms road, 141x100x—x107, & being lots 124 to 127 2d map Neill estate. Extension of mt for \$21,000 to Nov 1, 1914, at 5 1/2%. Nov 12, 1910. nom

*Dietrichsen, Geo to Commercial Finance Co, 54 Market st. Poughkeepsie, N Y. Westchester av, s s, 35 w Herschell st, 50 x100. Prior mt \$8,500. Nov 10, 1 yr, 6%. Nov 11, 1910. 1,250

De Blasi, Alfonso to Bozena T D Merriman, 27 North st, Milford, Conn. Honeywell av, late Orchard av, n w s, 199 n e 180th st, late Samuel st, 22x150, except part for Honeywell av. Prior mt \$—. Nov 14, 3 yrs, 5%. Nov 15, 1910. 11:3124. 4,000

Deiudicibus Building Co, 630 E 169th st, to Guiseppina Massucci, 96 Bayard st. Arthur av, n e cor 188th st, 95x81.8x95x82. P M. Prior mt \$12,250. Nov 16, due &c as per bond. Nov 17, 1910. 11:3077. 5,000

Effinger, Edw with Wm Eifler & ano EXRS &c Louis Eifler. Briggs av, w s, 100 n 194th st, 25x69.11x27x67.1. Extension of \$3,500 mt until Oct 1, 1913 at — as per bond. Nov 15. Nov 16, 1910. 12:3300. nom

Erdmann, Anton with GERMAN SAVINGS BANK, 157 4th av. St Anns av, No 166. Agt changing interest days, etc. Nov 17, 1910. 10:2548. nom

Effinger, Edward to Jane J Middleton, 2655 Briggs av. Briggs av, No 2655, w s, 100 n 194th st, 25x69.11x27x67.1. Nov 15, due Oct 1, 1913, 5%. Nov 16, 1910. 12:3300. 500

Bway. Faile st, w s, 300 s Spofford av, 50x100. P M. Nov 1,

Notice is hereby given that infringement will lead to prosecution.

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- Eggers, John with GERMAN SAVINGS BANK, 157 4th av. St Ann's av, n e cor 136th st, 45x100x45x99.7. Agreement changing interest dates. &c. Nov 15, 1910. 10:2549. nom
- East 167th St Realty Co to Peter Sinnott. 167th st, s s, 100 w Southern Boulevard, 74.11x100. Certificate as to mt for \$13,000. Nov 11, 1910. 10:2727. —
- Eidel, Mary W, 972 Simpson st, to Hunts Point Estates, 165 Bway. Faile st, e s, 66.3 s Spofford av, 44.7x49.7x50x27. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2764. 700
- Economy Real Property Co to Hunts Point Estates, 165 Bway. Faile st, s w cor Hunts Point av, 101x100x53.3x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2764. 6,200
- Same to same. Hunts Point av, s w s, 247.5 n w Longfellow av, 50x73.6x56x98.9. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 3,000
- Epstein, Joseph & Abraham, 246 W 146th st, to Hunts Point Estates, 165 Bway. Bryant av, w s, 163.7 s Hunts Point av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2764 & 2769. 800
- Same to same. Bryant av, w s, 138.7 s Hunts Point av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2764 & 2769. 800
- Ensign Realty Co to METROPOLITAN SAVINGS BANK, 59 Cooper sq East. 3d av, No 2449, w s, 92.9 n 134th st, 23.9x100. Nov 11, 1910, 5 yrs, 5%. 9:2319. 6,000
- Same to same. Same property. Certificate as to above mt. Nov 9, 1910. 9:2319. —
- Falk, Jacob, 68 Lenox av, to Hunts Point Estates, 165 Bway. Faile st, e s, 250 n Randall av, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 2,100
- Same to same. Faile st, w s, 300 n Randall av, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 2,500
- *Fritz, Jacob to Max Fischer, 8 4th av. 8th st, s s, 100 w Av B, 30x146.1. Unionport, except part for Tremont av. P M. Nov 9, 3 yrs, 5%. Nov 11, 1910. 4,000
- Freyer, Katie, 810 E 155th st, to Joshua L Evans, 791 Jackson av. Rogers pl, w s, 383.10 n Westchester av, 50x71.10x50x72. Nov 10, due May 1, 1912, 5%. Nov 12, 1910. 10:2698. 5,000
- Friedrich, Amelia to Nathan Hirsh, 618 W 136th st. Bryant av, No 1529, w s, 160 n 172d st, 25x100. P M. Prior mt \$—. Nov 10, due Jan 2, 1912, 6%. Nov 11, 1910. 11:2996. 1,750
- Friedman Construction Co to LAWYERS TITLE INS & TRUST CO, 160 Bway. Prospect av, e s, 414 s 165th st, 75.4x219.10x78.6x197.7. Building loan. Nov 11, 1 yr, 6%. Nov 12, 1910. 10:2690. 100,000
- Same to same. Same property. Certificate as to above mt. Nov 11, 1910. 10:2690. —
- Falkner, Peter, 97 Diamond st, Bklyn, N Y, to Hunts Point Estates, 165 Bway. Longfellow av, w s, 125 n Eastern Boulevard, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 650
- Feinberg, Benj, 52 W 116th st, to Hunts Point Estates, 165 Bway. Bryant av, w s, 175 s Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 750
- Fordham Realty Co to Corporate Mortgage Co, 55 Liberty st. Devoe Terrace, late Park View pl, n w s, 375.8 s 190th st, 55x70. Nov 11, 1 yr, 6%. Nov 14, 1910. 11:3219. 7,500
- Same to Wm D Cameron, 2473 Devoe terrace or Park View pl, & ano. Same property. P M. Prior mt \$10,450. Nov 11, due, &c, as per bond. Nov 14, 1910. 11:3219. 1,200
- Friedrich, Aug C of Lake Katrine, Kingston, N Y to EMIGRANT INDUSTRIAL SAVINGS BANK, 51 Chambers st. 156th st, s w cor Courtlandt av, 99.6x49.6. Nov 17, 1910, 3 yrs, 5%. 9:2415. 10,000
- Greiner, Emma to Helene Wegner, 2321 Prospect av. Prospect av, No 2321, w s, 216.8 n 183d st, 16.8x95. P M. Prior mt \$5,500. Nov 15, 1910, 1 yr, 6%. 11:3102. 500
- Goldsmith, Abram to Albert P Messinger, 1811 Palisade pl. Palisade pl, s s, 159.11 n w & w Popham av, 50x122.11x46.4x112.3. P M. Prior mt \$5,000. Nov 14, due, &c, as per bond. Nov 15, 1910. 11:2877. 2,000
- Grau, Louis, 61 W 139th st, to Hunts Point Estates, 165 Bway. Randall av, s s, 50 e Bryant av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 1,000
- Grau, Louis, 61 W 139th st, to Hunts Point Estates, 165 Bway. Hunts Point av, e s, 84 n Randall av, 25x123.2x25x110.6. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 1,000
- Same to same. Longfellow av, e s, 275 n Eastern Boulevard, 117.2x9.2x131.3x68.4. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 1,300
- Gerkhardt, Eliz, 379 E 136th st, to Hunts Point Estates, 165 Bway. Bryant av, w s, 350 n Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 850
- Gick, Gustavus to Jane H Hall, 340 W 85th st. Bathgate av, No 1600 (Madison av), e s, 143.4 s 172d st, 16.8x94.9x16.9x72.2, except part for av. Nov 9, due &c as per bond. Nov 12, 1910. 11:2919. 2,600
- Hodgins, Kathryn E, 1040 Morris av to Morris R Stang, 130 Broome st. Morris av, No 1040 & 1042, e s, 75 n 165th st, 35x92.6. Prior mt \$—. Nov 10, due &c as per bond. Nov 12, 1910. 9:2437. 1,500
- Hughes, Brian G, 1984 Madison av to Hunts Point Estates, 165 Bway. Randall av, n s, 75 e Bryant av, 25.7x25x56.7x75.7. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 600
- *Herbert, Jas F to Bruce Brown Land Co, 105 5th av. Clarence av, e s, 190 n Evans av, 50x100. P M. Nov 9, due &c as per bond. Nov 12, 1910. 800
- *Haschek, Adolph to Bruce-Brown Land Co, 105 5th av. Clarence av, w s, 115 n Evans av, 25x100. P M. Nov 9, due &c as per bond. Nov 12, 1910. 420
- *Hoffman, Wm J to Bruce-Brown Land Co, 105 5th av. Clarence av, w s, 140 n Evans av, 25x100. P M. Nov 9, due &c as per bond. Nov 12, 1910. 420
- Hast, Rebecca, 230 W 111th st, to Hunts Point Estates, 165 Bway. Randall av, n w cor Bryant av, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 3,350
- Same to same. Hunts Point av, s w s, 173.9 n w Faile st, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2764. 4,400
- Horgan, John G, 28 E 126th st, & Max Brill, 416 10th st, Bklyn, to Hunts Point Estates, 165 Bway. Whittier st, w s, 200 n Randall av, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 900
- Same to same. Whittier st, w s, 100 n Randall av, 50x85. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 900
- Hiller, Fred, 36 Main av, Ocean Grove, N J, to Hunts Point Estates, 165 Bway. Longfellow av, w s, 275 s Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 700
- Hormuth, Anna with John Welply, 699 Union av. Bryant av, No 1542. Extension of \$8,500 mt until Nov 11, 1915, at 5½%. Nov 11, 1910. 11:3001. nom
- *Haffen, Mathias with Mary Dunn, 357 W 55th st. 214th st, s s, 244 e White Plains road, 25x100, & being lot 16 map New Village of Jerome. Subordination agreement. Nov 12, 1910. 11:3001. nom
- Hamberg, Wm, of Clason Point, N Y, to Hunts Point Estates, 165 Bway. Longfellow av, w s, 225 s Randall av, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,400
- Hemingway, Wm H to Hunts Point Estates, 165 Bway. Longfellow av, w s, 325 s Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 350
- Hardick, Wm, 642 Concord av, to Hunts Point Estates, 165 Bway. Faile st, e s, 110.8 s Spofford av, 29.2x64.5x32.7x49.7. P M. Nov 1, 3 yrs, 5%. Nov 15, 1910. 10:2764. 600
- Herman (David) Const Co to Henry Morgenthau Co, 165 Bway. Intervale av, e s, at w s Wilkins av, runs s 311.1 x e 180.6 to Wilkins av x n w 352.5. Prior mt \$405,000. Nov 14, demand, 6%. Nov 15, 1910. 11:2976. 27,908
- Same to same. Same property. Certificate as to above mt. Nov 14, 1910. 11:2976. —
- Hanlon, Daniel E, 53 E 193d st, to Ellie J C Thielmann, 303 W 93d st. Belmont av, No 2502, e s, 194.8 s Pelham av, 37.6x100. Prior mt \$17,000. Nov 15, 1 yr, 6%. Nov 16, 1910. 11:3091. 6,000
- *Hellgren, Christina of Bklyn with Louis Benoist. Beach av, w s, 50 s Mansion st, 25x— & being lot 227 blk F amended map No 514 of Mapes estate. Extension of mt for \$3,200 to Jan 6, 1913, at 5%. Jan 6, 1915, 1910. nom
- Home St Realty Co to Max Stahl, 3 E 100th st. Home st, n s, 86.5 e Longfellow st, 50x100. Prior mt \$33,500, due, &c, as per bond. 11:3006. 1,350
- Same to same. Same property. Certificate as to above mt. Nov 17, 1910. 11:3006. —
- Igstaedter, Anna, 856 Manida st, to Manida Co, 50 W 18th st. Manida st, No 856, n e s, 538.10 n w Lafayette av, 25x100. P M. Prior mt \$7,500. Nov 15, 5 yrs, 6%. Nov 16, 1910. 10:2740. 1,250
- Ingicco, Gaetana, 119 E 92d st to Hunts Point Estates, 165 Bway. Coster st, e s, 275 n Spofford av, 106.7x9.7x119.7x63.7. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2764. 1,400
- Intervale Construction Co to Agency Realty & Mortgage Co, 31 Nassau st. Home st, n s, at n e s 169th st, No 899, runs n w 94.4 x n e 57.10 x s e 110.1 to Intervale av x s w 41.8 to st x s w 23.3 to beg. Nov 10, 3 yrs, 5%. Nov 12, 1910. 11:2973. 55,000
- Same to same. Same property. Certificate as to above mt. Nov 12, 1910. 11:2973. —
- Same & Harry Goldman with same. Same property. Subordination agt. Nov 7, 1910. 11:2973. nom
- Jones, John G, 1367 Prospect av, to Hunts Point Estates, 165 Bway. Whittier st, w s, 150 n Randall av, 50x100. 2 P M mts, each \$400. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 800
- Jackson, Emily S & Margt A to American Mortgage Co, 31 Nassau st. Walton av, n w cor 183d st, runs w 196.3 to e s Jerome av x n 97 x e 196.3 to av x s 97 to beginning. Nov 12, 2 yrs, 5½%. Nov 14, 1910. 11:3187. 24,000
- Jacobson, Helena to Christian Wielandt, 2164 8th av. Boone av, No 1350, e s, 70.6 s West Farms road, 25x100. Nov 14, 5 yrs, 5%. Nov 15, 1910. 11:3012. 5,000
- Kelley, Mary M to Eliz B Knox, 38 W 17th st. Mott av, No 371 (Macomb av), n w s, abt 205 s 144th st, & being lots 353 & 360 map Mott Haven, 100x227 to Walton av x100x222.2, except part for av. Nov 15, 5 yrs, 5½%. Nov 16, 1910. 9:2345. 5,500
- Knapp, Mary E, 740 Southern Boulevard to Hunts Point Estates, 165 Bway. Bryant av, e s, 100 s Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 17, 1910. 10:2769. 800
- *Kloeffler, Paul to Helen L Anthon, 106 South st, Morristown, N J. Plot begins 740 e White Plains rd at point 795 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beg, with right of way over strip to Morris Park av. Nov 4, 3 yrs, 5%. Nov 11, 1910. 3,500
- Kruse, Henry to Geo Ehret, 1197 Park av. 152d st, s e cor Melrose av, 20x114.4x20x114.5. Prior mt \$20,000. Nov 14, 1910, 1 yr, 5%. 9:2374. 2,000
- *Klondike Realty Co to Bruce-Brown Land Co, 105 5th av. Shore Drive, w s, 200 s Philip av, 50x100; also shore lots 9A & 10A blk 40 map No 1455 of Bruce-Brown Land Co at Throggs Neck, adj above on east. P M. Nov 9, due, &c, as per bond. Nov 14, 1910. 2,400
- Kelly, Edward H, 2971 Valentine av, to Hunts Point Estates, 165 Bway. Longfellow av, w s, 100 n Eastern Boulevard, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 15, 1910. 10:2769. 600
- Same to same. Longfellow av, e s, 100 n Eastern Boulevard, 50 x100. P M. Nov 1, 3 yrs, 5%. Nov 15, 1910. 10:2770. 1,250
- LAWYERS TITLE INS & TRUST CO, 160 Bway, with Winnie Realty & Const Co, 836 Westchester av. Kelly st, e s, 229.10 s Westchester av, 4 lots, each 38x100. Extension of 4 mts, for \$22,500 each, until Nov 10, 1915, at 5%. Nov 10, 1910. 10:2713. nom
- LAWYERS TITLE INS & TRUST CO, 160 Bway, with 174th St Const Co, 35 Nassau st. 160th st, n s, 40 w Tinton av, 2 lots each 40x104.6. Extension of 2 mts for \$31,000 each until Nov 7, 1915, at 5%. Nov 7, 1915, 1910. 10:2657. nom
- Same with same. 160th st, n w cor Tinton av, 40x104.6. Extension of \$41,000 mt until Nov 7, 1915, at 5%. Nov 7, 1915, 1910. 10:2657. nom
- Levinson Impt Co to Manhattan Mortgage Co, 200 Bway. 183d st, No 504, s s, 126.5 w Bathgate av, 16x82.3. Prior mt \$—. Nov 15, due, &c, as per bond. Nov 16, 1910. 11:3050. 3,600
- Same to same. Same property. Certificate as to above mt. Nov 15, 1910. 11:3050. —
- *Levinson Improvement Co to Eliz H Jaques, Hains & Chew sts, 264 s 3d st, 64x118x63.11x98.10, Westchester. Certificate as to mt for \$7,000. Nov 10, 1910. 10:2770. 7,000
- *Levinson Improvement Co to Eliz H Jaques. Hains & Chew sts, Germantown, Pa. Madison av, e s, 264 s 3d st, 64x118x63.11x98.10, Westchester. P M. Nov 10, 3 yrs, 5½%. Nov 11, 1910. 7,000

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- Lawrence, Frank E, 1710 Arch st, Phila, Pa, to Hunts Point Estates, 165 Bway. Bryant av, w s, 113.7 s Hunts Point av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 15, 1910. 10:2764. 1,000
- Same to same. Longfellow av, e s, 225 n Eastern Boulevard, 25x81.1x28x93.8. P M. Nov 1, 3 yrs, 5%. Nov 15, 1910. 10:2770. 500
- Lowenthal, Henry, 1206 5th av, to Hunts Point Estates, 165 Bway. Spofford av, n s, 75 w Coster st, 30.4x101x16.7x100; Coster st, w s, 100 n Spofford av, 25x87.4x25.3x91.7. 2 P M mts, each \$850. Nov 1, 3 yrs, 5%. Nov 15, 1910. 10:2764. 1,700
- Longfellow Realty Corp to Adolf Mandel, 261 Central Park West. 152d st, No 378, s s, abt 225 e Courtlandt av, 25x115.2. Prior mt \$19,000. Nov 14, 4 months, 6%. Nov 15, 1910. 9:2398. 3,000
- Same to same. Same property. Certificate as to above mt. Nov 14, 1910. 9:2398. nom
- Levine, Jennie G, 828 Manida st, to Hunts Point Estates, 165 Bway. Spofford av, s w cor Coster st, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2764. 1,700
- Lifshitz, Tilla T, 69 E 97th st, to Hunts Point Estates, 165 Bway. Randall av, s s, 50 w Faile st, 30.11x81.6x75.4, gore. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 600
- Lehr, Max, 3 E 109th st, to Hunts Point Estates, 165 Bway. Hunts Point av, s w s, 75 n w Whittier st, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 2,240
- Lamb, Thomas W, 335 North High st, Mt Vernon, N Y to Hunts Point Estates, 165 Bway. Randall av, s e cor Bryant av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,700
- Same to same. Hunts Point av, s w s, 25 n w Whittier st, 50x100x37.3x103. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2770. 1,800
- Mountain Construction Co to Julius Lichtenstein, 27 E 95th st. College av, s e cor 165th st, runs e 27 x s 28.1 x w 0.7 x s 50.11 x w 26 to av x n 77.3 to beg; College av, e s, 77.3 s 165th st, runs s 1 x e 26 x n 1 x w 26 to beg. Nov 10, due as per bond. Nov 11, 1910. 9:2432. 22,000
- Mountain Construction Co to Julius Lichtenstein. College av, s e cor 165th st, 77.3x26x irreg x27. Certificate as to mt for 22,000. Nov 10, 1910. 9:2432.
- McMahon, Patk J, 801 E Tremont av, to Hunts Point Estates, 165 Broadway. Drake av, w s, 176.2 s Spofford av, runs s 6.4 x s w 98.2 x w 28.9 x n 150.9 x n e 27.8 x s e 135.7 to beg. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2765. 250
- McQuade, Philip A, 2 E 127th st, to Hunts Point Estates, 165 Bway. Longfellow av, w s, 100 s Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,000
- Same to same. Randall av, s e cor Faile st, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,700
- Same to same. Randall av, s s, 50 w Longfellow av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,200
- Same to same. Randall av, s s, 25 e Faile st, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,200
- Same to same. Randall av, s s, 25 w Longfellow av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,400
- Same to same. Spofford av, s s, blk front bet Faile st and Hunts Point av, 105.6x23.6x127x66.2. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2764. 5,000
- Same to same. Randall av, s w cor Longfellow av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 3,000
- Same to same. Longfellow av, s e cor Randall av, 128.4x72.3 to Hunts Point av x107.3x16. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2770. 5,800
- *Morante, Pellegrino & Pasquale Conti of High Falls, N Y to Clarence W Beach, Clasons Point, N Y. Randall av, n w cor Taylor av, runs n 43.1 to s s Clason Point rd x n w 7.11 x w 96.3 x s 50 to av x e 100 to beg. P M. Nov 10, 3 yrs, 5 1/2%. Nov 11, 1910. 650
- Manassa, Lena, 279 E Burnside av, to Hunts Point Estates, 165 Bway. Spofford av, s s, 25 w Coster st, 76.6x100.7x65x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2764. 3,000
- Magner, John P, 151 W 95th st, to Hunts Point Estates, 165 Bway. Hunts Point av, n e s, at intersection e s Longfellow av, 50.3x100x50x98.5. 2 P M mts, each \$800. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 1,600
- Same to same. Faile st, w s, 100 s Randall av, 99x106.7x39.10, gore. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 800
- Same to same. Hunts Point av, s w s, 182.3 s e Randall av, 100 x100. 4 P M mts, each \$1,200. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 4,800
- Same to same. Longfellow av, w s, 125 s Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 800
- Same to same. Longfellow av, w s, 150 s Randall av, 75x100. 3 P M mts, each \$800. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 2,400
- Same to same. Longfellow av, w s, 25 n Randall av, runs n 25.2 to Hunts Point av x n w 22.5 x s w 100 x e 99.4 to beginning. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 2,250
- Same to same. Whittier st, e s, 137.7 n Randall av, 62.4x123.7x34.7x108.7. 2 P M mts, each \$300. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2770. 600
- Same to same. Bryant av, e s, 175 n Eastern Boulevard, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 600
- Same to same. Hunts Point av, n e s, at intersection of w s Faile st, 24x10.9x21.7, gore. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2764. 450
- Same to same. Bryant av, e s, 200 n Eastern Boulevard, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 600
- Same to same. Randall av, s w cor Bryant av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 1,700
- Mulhall, Julia, 63 E 129th st, to Hunts Point Estates, 165 Bway. Coster st e s, 550 s Spofford av, runs s 9.4 x s e 16.11 x e 93.4 x n 25 x w 100 to beginning. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910. 10:2769. 1,100
- M F Construction Co to Chas Burrows as trustee at Rutherford, N J. Wilkins av, e s, 262.6 n 170th st, 237.6x100. Prior mts \$176,000. Nov 16, due Feb 15, 1911 without interest. Nov 17, 1910. 11:2966. 29,000
- *Montgomery (Richard M) & Co, Inc to Bruce-Brown Land Co, 105 5th av. Clarence av, e s, 225 s Evans av 50x194.2 to Shore drive x50.6x187.2; also, shore lots 10a & 11a adj above on east; Clarence av, e s, 375 s Evans av, 50x148.11 to Shore drive x52.5x164.8; also, Shore lots 16a & 17a adj above on east map of the Bruce-Brown Land Co in blk 41. P M. Nov 9, due & c as per bond. Nov 12, 1910. 6,860
- *Miller, Kathryn E to Seewacha Realty Co, 120 Westchester av. Lots 149 & 150 map No 2 st Raymond Park. Prior mt \$2,800. Oct 1, due & c as per bond. Nov 17, 1910. 500
- Miller, Henry W, 2023 Av Q, Bklyn, N Y to Hunts Point Estates, 165 Bway. Whittier st, e s, 400 n Randall av, 25x107.11x25.11x111.8. P M. Nov 1, 3 yrs, 5%. Nov 17, 1910. 10:2765 & 2770. 325
- MacPherson, Chas A, 126 Bigelow st, Newark, N J to Hunts Point Estates, 165 Bway. Coster st, w s, 275 s Spofford av, 50x42.1x54x62.1. P M. Nov 1, 3 yrs, 5%. Nov 17, 1910. 10:2764. 770
- McLean, Julia, 671 Oakland pl, to Adelaide Brandon, 2923 Grand Boulevard & Concourse. Elton av, n w s, 50 n 155th st, 50x100. Nov 11, 1 yr, 6%. Nov 14, 1910. 9:2377. 300
- *Manhattan Mutual Realty Co to Nassau-Suffolk Bond & Mortgage Guarantee Co. Certificate as to mt for \$2,200 covering land in Queens Co, N Y. June 11. Nov 14, 1910. Misc. —
- Same to same. Certificate as to mt for \$2,200 covering land in Queens Co, N Y. June 14. Nov 14, 1910. Misc. —
- McGovern, Annie with Geo N Kanenbley, 354 W 121st st, & ano exrs August Kanenbley. Boone av, No 1348. Subordination agreement. Nov 10. Nov 15, 1910. 11:3012. nom
- Same with Christian Wielandt, 2164 8th av. Boone av, No 1350. Subordination agreement. Nov 10. Nov 15, 1910. 11:3012. nom
- Meemor Realty Co to Carrie & Nathan Kauffmann, 62 Av Malakoff, Paris, France. Simpson st, No 1102, e s, 188 s 167th st, 38x100. Nov 15, due, & c, as per bond. Nov 16, 1910. 10:2727. 31,000
- Same to same. Same property. Certificate as to above mt. Nov 15, 1910. 10:2727. —
- Michaud, Alfred C, 1858 7th av, to Anna E Haas, 142 W 131st st, & ano trustees Henry Haas. Park av, e s, 54.7 s 153d st, 54.7x131.5x50x109.7. Nov 15, due, & c, as per bond. Nov 16, 1910. 9:2442. 6,000
- N Y Bible & Common Prayer Book Society, 251 4th av, with Value Realty Co, 170 Bway. Willis av, No 151. Extension of mt for \$15,000 to Nov 1, 1913 at 5%. Nov 1. Nov 12, 1910. 9:2297. nom
- Pascale, Tommaso to Ermelinda Asterina, 2508 Hughes av. Hughes av, e s, 112.10 s Pelham av, 25x87.6. P M Prior mt \$6,250. Nov 10, 2 yrs, 6%. Nov 11, 1910. 11:3078. 800
- *Pojar, Mary wife of & Ludwig to Joseph Wollman, 1370 Av A. 5th st, n s, 223.11 e Green lane or av, 25x103. Nov 1, 3 yrs, 5%. Nov 15, 1910. 1,500
- *Peterson, Paul C to Theresa Foy, 314 E 41st st. 224th st (10th av), s s, 305 w Barnes av (4th st), 25x114. Nov 15, due, & c, as per bond. Nov 16, 1910. 3,700
- Phelan Bros Const Co to Hermine Schmidt, 152 W 13th st, & ano. Bassford av, No 2254, e s, 299.8 n 182d st, 35.6x77.1x35.6x75.11. Nov 15, 5 yrs, 5%. Nov 16, 1910. 11:3050. 16,000
- Same to same. Same property. Certificate as to above mt. Nov 15. Nov 16, 1910. 11:3050. —
- *Porter Realty & Development Co to Wm F Gleason, Bloomfield, Conn. Plot begins at e l of blk bounded by O'Brien av, White Plains rd, Patterson av & Newman av, distant 100 n O'Brien av, runs w 61.11 x n 25 x e 60.9 x s 25 to beg, being lot 97 map Jos Husson at Clason Point. Plot begins in e l said blk distant 175 s Patterson av, runs w 42 x s 75.1 x e 45.6 x n 75 to beg, being lots 111 to 113 same map; Clason Point rd e s 131.2 from e s Bolton av, runs e 69.2 x s w 62.9 to e s Clason Point rd x n w 48.5 to beg being lots 197 & 279 same map; also lots 226 to 229 same map with all title to land in front to e l of st of said lots 226 to 229. Nov 16, 3 yrs, 6%. Nov 17, 1910. 3,000
- Same to same. Lot 255. Same map. Nov 16. 3 yrs, 6%. Nov 17, 1910. 650
- Pfaehler, Emil L to American Mortgage Co, 31 Nassau st. Washington av, No 2053, w s, 285.10 s 180th st, 25x145. Nov 17, 1910, 5 yrs, 5%. 11:3036. 13,000
- Plundeke, Mathilda to TITLE GUARANTEE & TRUST CO, 176 Bway. Chisholm st, s w cor Freeman st, 75x24. Nov 17, 1910, due, & c, as per bond. 11:2970. 11,000
- Phelan Bros Const Co to Henry Muller, 695 E 170th st. Bassford av, No 2254, e s, 299.8 n 182d st, 35.6x77.1x35.6x77.11. Prior mt \$16,000. Nov 17, 1910, 2 yrs, 6%. 11:3050. 3,000
- Same to same. Same property. Certificate as to above mt. Nov 16. Nov 17, 1910. 11:3050. —
- Same to same. Bassford av, e s, 264.1 n 182d st, 35.6x76x35.6x74.11. Prior mt \$17,000. Nov 17, 1910, 2 yrs, 6%. 11:3050. 2,000
- Same to same. Same property. Certificate as to above mt. Nov 16. Nov 17, 1910. 11:3050. —
- Quardi, Jos, 158 E 32d st to Hunts Point Estates, 165 Bway. Faile st, e s, 200 n Randall av, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,800
- Robinson, David & Abraham, 10 E 109th st to Hunts Point Estates, 165 Bway. Faile st, e s, 175 s Randall av, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 12, 1910. 10:2769. 1,700
- Roma Construction & Engineering Co, 354 W 50th st to Prospect Investing Co. Bailey av, e s, 225 n Boston av, 75x87.8x75x82.5 s s, except part for av. Building loan. Aug 1, 1 yr, 6%. Nov 12, 1910. 12:3261. 20,000
- Same to same. Same property. Certificate as to above mt. Aug 1. Nov 12, 1910. 12:3261. —
- *Reinhardt, Josephine to Bruce-Brown Land Co, 105 5th av. Shore Drive, n w cor Evans av, 65x100; also shore lots 28A & 29A blk 40 map No 1455 of Bruce-Brown Land Co, at Throggs Neck, adj above on east. P M. Nov 9, due, & c, as per bond. Nov 14, 1910. 4,217.50
- Rodney, Margt to Annie Giles, 238 Genesee st, Utica, N Y. 157th st, s w s, 150 n w Courtlandt av, 50x219.3x50x216.3, except part taken by City of N Y. Nov 14, 1910, 2 yrs, 5%. 9:2416. 2,500
- Rendall, John to BRONX BOROUGH BANK, 440 Tremont av E. 183d st, n s, 99.7 w Wash av, 4 lots, each 35x100. 4 mts, each \$22,000. Nov 5, 5 yrs, 5%. Nov 14, 1910. 11:3038. 88,000
- Rosenzweig, George, 23 E 124th st, to Tillie Frank, 787 Prospect av. Tinton av, w s, 308.9 n 161st st, runs n 41.3 x w 35.1 x w 99.11 x s 40.11 x e 135 to beginning. P M. Prior mt \$32,000. Nov 14, 1910, 3 yrs, 6%. 10:2658. 8,000
- *Rogers, Clarence T to Bruce-Brown Land Co, 105 5th av. Clarence av, n e cor Evans av, 40x100. P M. Nov 9, due, & c, as per bond. Nov 14, 1910. 1,015
- Rose (Hudson P) Co with Robt H Newman, Bassett av, w s, abt 225 s McDonald st, 24.7x100x24x100. Subordination agreement. Nov 11. Nov 12, 1910. nom

EDISON PORTLAND CEMENT

will have no small part in the

CEMENT SHOW

MADISON SQUARE GARDEN, DECEMBER 14-21

Make a note of the date and be sure to attend

EDISON PORTLAND CEMENT CO., 1133 Broadway, New York

- *Reese, Henry F to Bronx Security & Brokerage Co, 258 E 138th st. Lot 176 map No 398, being map No 2 St Raymond Park. Nov 11, installs, 6%. Nov 12, 1910. 500
- Reliable Const Co to Irene C Brown, 1389 Clinton av. Fox st, w s, 204 s 167th st, 25x100. P M. Prior mt \$2,000. Nov 15, 1910, due, &c, as per bond. 10:2717. 1,500
- Ratz, Wm L to Lizzie Van Riper, 207 W 111th st. 169th st, No 361, n s, 99.11 e Findlay av, 20x90. Prior mt \$— Nov 15, 1910, 2 yrs, 6%. 11:2782 & 2783. 1,500
- Raphael, Harry A, 842 Kelly st, to Hunts Point Estates, 165 Bway. Whittier st, e s, 424.10 n Randall av, 75x128.9x77.9x107.10. P M. Nov 1, 3 yrs, 5%. Nov 15, 1910, 10:2765. 1,000
- Rothkirch Bldg Co to Hester E Harbeck guardian Wm H Harbeck, 257 South Bway, South Nyack, N Y. 181st st, s s, 124.5 e Davidson av, 45x77.9x45.2x73.9. Nov 15, 5 yrs, 5%. Nov 16, 1910, 11:3192. 26,000
- Same to same. Same property. Certificate as to above mt. Nov 3. Nov 16, 1910. 11:3192. —
- Same to Alma Jensen, 206 Logan st, Bklyn, N Y. Same property. Prior mt \$26,000. Nov 16, 1910, due, &c, as per bond. 11:3192. 4,000
- Same to same. Same property. Certificate as to above mt. Nov 4. Nov 16, 1910. 11:3192. —
- Radin, Herman T to Henry Reiss, 811 E 155th st. 165th st, s s, 163.10 w Trinity av, 18x119.6. P M. Nov 10, due, &c, as per bond. Nov 16, 1910, 10:2632. 5,000
- Same to Amelia Smith, 654 E 165th st. Same property. P M. Prior mt \$5,000. Nov 10, 5 yrs, 6%. Nov 16, 1910, 10:2632. 1,750
- Rosa Realty Co to Clarence A Strouse, 252 W 78th st. Fulton av, No 1565, w s, 105 n Wendover av, runs w 100 x s 8.4 x w 72.11 x n e 50.3 x e 168 to av x s 41.8 to beginning. Prior mt \$31,000. Nov 15, 2 yrs, 6%. Nov 16, 1910, 11:2929. 7,000
- Same to same. Same property. Certificate as to above mt. Nov 15. Nov 16, 1910, 11:2929. —
- Riedt Realty Co to Emma Gronwoldt, 106 W 139th st. Walton av, late Berrian av, n w s, 321 s 184th st, 50x100, except part for Walton av. Prior mt \$28,000. Nov 14, due, &c, as per bond. Nov 15, 1910, 11:3187. 6,000
- Same to same. Same property. Certificate as to above mt. Nov 12. Nov 15, 1910, 11:3187. —
- Rehder Const Co to Annie Guidera, 2464 Belmont av. Fort Independence st, e s, — s 238th st & at s s lot 123, runs n e 50.11 x n w 48.11 x s w 25.8 to st x s e 54.5 to beginning, being part lots 122 & 123 map No 2 property Chas Darke, Yonkers. Prior mt \$1,700. Nov 10, due, &c, as per bond. Nov 11, 1910, 12:3258. 1,500
- Rudolph, Henry to Philipp P Rudolph, 602 Bergen av. Bergen (Retreat) av, s e s, 151.9 n e Westchester av, runs n e 25 x s e 75 x s w 7.5 x w 42.10 x n w 44 to beginning; Bergen av, e s, 148.4 n Westchester av, runs n 3.5 x e 37 x w 37.6 to beginning. P M. Nov 4, 5 yrs, 5%. Nov 17, 1910, 9:2361. 5,500
- Spielman, Henry, 355 Pleasant av, to Theresa Schappert, 518 E 89th st. 182d st, n s, — e Prospect av, & being lot 44 map Horton property, South Belmont 50x100. Nov 14, due, &c, as per bond. Nov 15, 1910, 11:3112. 1,000
- *Steinmetz, Amelia to Richd H Arnold, Plymouth st, near Middletown road. Commonwealth av, e s, 150 s Merrill st, 50x100, 2 mts, each \$1,250. 2 prior mts, each \$5,000. Nov 16, 1 yr, 6%. Nov 17, 1910. 2,500
- Schuhmann, Jno to Aug Mank, 1375 Lymon pl. 139th st, No 708, s s, 500 e Willis av, 25x100. Nov 11, 1910, 1 yr, 6%. 9:2283. 1,000
- Simpson, Wm V Matawan, N J, with Julius Lichtenstein, 27 E 95th st. College av, s e cor 165th st, 77.3x26x irreg x27. Subordination agt. Nov 10. Nov 11, 1910, 9:2432. nom
- *Senz, Carl to Bruce-Brown Land Co, 105 5th av. Clarence av, w s, 315 n Evans av, 50x100. P M. Nov 9, due &c as per bond. Nov 12, 1910. 800
- Sperling, John H, 454 E 144th st, to Hunts Point Estates, 165 Bway. Randall av, n s, 50 e Bryant av, 25x75.6x irreg x100. P M. Nov 1, 3 yrs 5%. Nov 11, 1910, 10:2769. 950
- Smith, Alex, 827 Tinton av, to Hunts Point Estates, 165 Bway. Randall av, n s 50 w Bryant av, 50x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910, 10:2769. 1,500
- Sweeney, Chas, 896 Faile st, to Hunts Point Estates, 165 Bway. Hunts Point av, s w s, 48.9 n w Faile st, 50x100. P M. Nov 1, 3 yrs 5%. Nov 11, 1910, 10:2764. 4,130
- Schmedes, Rosie, 810 Westchester av, to Hunts Point Estates, 165 Bway. Bryant av, w s, 325 n Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 11, 1910, 10:2769. 875
- Senz, Carl & Rebecka, both of 3186 Bway, to Hunts Point Estates, 165 Bway. Faile st, e s, 175 n Randall av, 25x100. P M. Nov 1, 3 yrs 5%. Nov 11, 1910, 10:2769. 1,000
- *Salzano, Caterina Di M, Rosina Di M Campanile, Lucia Di M Salzano & John Di Mattia to Mary Dunn, 357 W 55th st. 214th st, late Av A, s s, 244 e White Plains road, & being lot 16 map New Village Jerome, 25x100. Nov 12, due, &c, as per bond. Nov 14, 1910. 6,000
- Smith, Clement H to Wm R Rose, 309 W 81st st. Washington av, w s, 14.6 s Tremont av, runs w 90.5 x n 0.7 to Tremont av x e 91.5 to Wash av x s 14.6 to beginning. Nov 14, 1910, 3 yrs, 5%. 11:2909. 12,000
- *Spalding, Wm C of Freeport, L I, to Bruce-Brown Land Co. Clarence av, s w cor Evans av, 75x100. P M. Nov 9, due as per bond. Nov 14, 1910. 1,487.50
- Schirling Karl, 1981 Lafontaine av, to Hunts Point Estates, 165 Bway. Bryant av, w s, 100 s Randall av, 25x100. P M. Nov 1, 2 yrs, 5%. Nov 14, 1910, 10:2769. 800
- *Siebel, Fred to Wm F Gleason Bloomfield, Conn. Commerce st, n s, 146.9 w Van Wyck st, 36.8x150x—x150, Clason Point. Nov 10, 3 yrs, 6%. Nov 11, 1910. 300
- Sweeney, Chas to T Pearsall Field, 14 W 36th st. Hunts Point av, w s, 48.10 n w Faile st, 50x100. P M. Prior mt \$4,130. Nov 10, 3 yrs, 6%. Nov 11, 1910, 10:2764. 1,800
- Seidman, Bessie to Hortense De La P Howland. Bayside Boulevard Queens Borough. Boone av, e s, 45.6 s West Farms road, 25x100. Nov 9, 5 yrs, 5%. Nov 12, 1910, 11:3012. 5,000
- *Schano, Agnes & Frances J Tiernan to Eliz K Dooling, 179 E 80th st. Taylor av, e s, 150 s Van Nest av, 25x100, except part for av. Nov 14, 3 yrs, 5 1/2%. Nov 15, 1910. 4,000
- Schneider, Thos, 753 Union av, to METROPOLITAN SAVINGS BANK, 59 Cooper sq East. Union av, n w cor 156th st, No 809, 100x20. Nov 15, 1910, 3 yrs, 5%. 10:2676. 14,000
- Strubel, Gustave, 270 Alexander av, to Hunts Point Estates, 165 Bway. Bryant av, w s, 275 s Randall av, 25x100. P M. Nov 1, 3 yrs, 5%. Nov 15, 1910, 10:2769. 700
- Schwicardi, Mary wife Henry A, 2272 Bathgate av, to Margt J Becker, Stamford, Conn. Bathgate av, No 2272, n e s, 30x120. Nov 16, 1910 3 yrs, 5%. 11:3051. 7,000
- *Schmidt, Louis & Herman Birnbaum to Osias Rosner, 372 Bronx Park av. Bronx Park av, n w cor 179th st, 25x100. Prior mt \$7,300. Nov 14, demand, 6%. Nov 16, 1910. 983
- Schutte, Ludwig F D to John D & Lena Ohlssen, both of 407 E 134th st. Rider av, w s, 150 n 138th st, 80x125 to Canal pl x43 x—. Nov 15, due, &c, as per bond. Nov 16, 1910, 9:2340. 5,000
- Tiedien, Louise, 2452 Arthur av, to Giuseppina Massucci, 96 Bayard st. Clinton av, w s, — s Jefferson pl, & at line bet lots 101 & 104, runs w 137.11 x s 25.11 x e 138 to av x n 25.11, being part lot 101 map (No 641 Westchester Co) Morrisania. P M. Prior mt \$31,000. Oct 20, demand, 6%. Nov 17, 1910, 11:2932. 750
- Ten Brook (F A) Co to Max Hirsch, 210 W 140th st. Anthony av, n w cor 175th st, 45x90, except part for st & av. Prior mt \$34,000. Nov 16, 1910, 1 yr, 6%. 11:2891. 5,000
- Same to same. Same property. Certificate as to above mt. Nov 16, 1910, 11:2891. —
- Tremont Temple Congregation Gates of Mercy Corpn to DOLLAR SAVINGS BANK, 2808 3d av. Grand Blvd & Concourse, e s, 150 n Burnside av, 68.10x99.6. Nov 11, 1910, Due Dec 1, 1915, 5%. 11:3161. 13,000
- *Tackney, Jennie to Wm H Lane, 30 Jamaica av, Flushing, L I. Kossuth av, s e cor Concord st (Furman st), 25x100. Prior mt \$—. Oct 27, 3 yrs, 5 1/2%. Nov 11, 1910. 4,000
- Teasdale Realty Co to Michl J Sullivan, 343 E 141st st. Minford pl, No 1525, w s, 34 n 172d st, 33x67. Prior mt \$14,000. Nov 11, due, &c, as per bond. Nov 14, 1910, 11:2977. 4,000
- Same to same. Same property. Certificate as to above mt. Nov 11. Nov 14, 1910, 11:2977. —
- *Tolve, Michele & Francesco Galella, of Garnerville, N Y, to Max Cohen, 1185 Fulton av. Beech av, n s, 312 w Corsa av, 25x100 Laconia Park. P M. Nov 12, installs, 6%. Nov 14, 1910, 2:70
- *Trumpler, Fredk W, 681 E 221st st, to Albert F Gescheidt, Jr, of Mt Vernon, N Y, as trustee Barbara Trumpler for benefit Agnes B Trumpler, White Plains av, n w cor 221st st mt reads w s being s 30 ft of n 60 ft of lot 779 map Wakefield, 30x 80. Nov 5, 3 yrs, 6%. Nov 11, 1910. 5,000
- Ussher, Peter & Martin O'Dowd trustees Peter M Pentony with Cohocton Realty Co. Morris av, e s, 75 n 165th st, 17.6x92.6x 17.1x92.6. Extension of mt for \$6,500 mt until Mar 25, 1913, at 5%. Feb 28. Nov 14, 1910, 9:2437. nom
- Utility Realty Co, 165 Bway, to Elias Asiel 15 E 63d st. Brook av, s w cor 156th st 40x107.11x40.1x103 to beginning. Nov 14, 1910, due Dec 1, 1913, 5%. 9:2363. 25,000
- Same to same. Same property. Certificate as to above mt. Nov 11. Nov 14, 1910, 9:2363. —
- Ussher, Peter & Martin O'Dowd as trustees Peter M Pentony with Cohocton Realty Co. Morris av, e s, 92.6 n 165th st, 17.6x 92.6. Extension of mt for \$6,500 to Mar 25, 1913, at 5%. Feb 28. Nov 12, 1910, 9:2437. nom
- Valentin, Veronicka, 311 E 90th st, with American Mortgage Co, 31 Nassau st, Washington av, No 2053, w s, 285.10 s 180th st, —x—. Subordination agreement. Nov 17, 1910, 11:3036. nom
- Wenz, Jacob, 551 Crescent st Bklyn, N Y, to Hunts Point Estates, 165 Bway. Longfellow av, e s, 250 n Eastern Boulevard, 25x 68.5x28x81.1. P M. Nov 1, 3 yrs, 5%. Nov 15, 1910, 10:2770. 450
- *Weaver, Annie at City Island N Y to Grace D Gaylor of Stamford, Conn. West Carroll st, No 87, n s, 35x110, City Island. Nov 1, 2 yrs, 6%. Nov 11, 1910. 500
- Winter & Co to Jacob Bros Co, 539 W 39th st Southern Boulevard, n e cor 137th st, 115.6x82.10x100x140.8. Nov 15, demand 6%. Nov 16, 1910, 10:2566. 20,000
- Same to same. Same property. Certificate as to above mt. Nov 15. Nov 16, 1910, 10:2566. —

KING'S WINDSOR CEMENT

For PLASTERING WALLS AND CEILINGS

Elastic in its nature, can be applied with 25 per cent. less labor and has 12½ per cent. more covering capacity than any other similar material.

J. B. KING & CO., 17 State St., N. Y.

Witthaus, Hermann & Caroline to Ronald K Brown et al trus. 134th st, n s, 206.4 e Brook av, 28x100. Extension of \$15,000 mt until Nov 1, 1913 at —%, as per bond Sept 23. Nov 11, 1910. 9:2262. nom

*Werner, Christian H with Wm H Lane, 30 Jamaica av, Flushing, L. I. Kossuth av, s e cor Concord (Furman av), 25x100. Subordination agt. Nov 7. Nov 11, 1910. nom

Wentworth Mortgage Co, 45 Bway, with Hermine Schmidt, 152 W 13th st, & F Lorenz Smith, 152 W 13th st. Bassford av, No 2254, e s, 299.8 n 182d st, 35.6x77.1x35.6x75.11. 2 subordination agreements. Nov 15. Nov 16, 1910. 11:3050. nom

Wolfe, Tillie, 2656 8th av, to Hunts Point Estates, 165 Bway. Randall av, n s, 25 w Faile st, 75x100. P M. Nov 1, 3 yrs. 5%. Nov 11, 1910. 10:2769. 3,000

White, Frank, 124 E 108th st, to Hunts Point Estates, 165 Bway. Whittier st, e s, 350 n Randall av, 25x118.7x25.11x125.7. P M. Nov 1, 3 yrs. 5%. Nov 11, 1910. 10:2765 & 2770. 300

*Wagler, Wm, Jr, to Bruce-Brown Land Co, 105 5th av. Shore Drive, w s, 25 s Philip av, 25x100; also shore lot 2A blk 40 map No 1455 of Bruce-Brown Land Co at Throggs Neck, adj above on east. P M. Nov 9, due, &c, as per bond. Nov 12, 1910. 1,435

*Same to same. Shore Drive, s w cor Philip av, 25x100; also shore lot 1A blk 40 map No 1455 of Bruce-Brown Land Co at Throggs Neck, adj above on east. P M. Nov 9, due, &c, as per bond. Nov 12, 1910. 2,310

White, Cath T with Ellenora C Hausler, 306 Union st, Bklyn. 151st st, s s, 325.3 e Morris av, 25x118.5. Subordination agreement. Nov 1. Nov 14, 1910. 9:2410. nom

Same with TITLE GUARANTEE & TRUST CO, 176 Bway. Same property. Subordination agreement. Nov 1. Nov 14, 1910. 9:2410. nom

Wolf, A Max, 143 E 18th st, to Hunts Point Estates, 165 Bway. Faile st, e s, at w s Hunts Point av, runs s along Faile st 58.8 x e 29.9, to Hunts Point av x n 65.9 to beginning, gore. P M. Nov 1, 3 yrs, 5%. Nov 17, 1910. 10:2764. 1,000

Same to same. Coster st, w s, 200 s Spofford av, 50x67.3x50.6x74.10. P M. Nov 1, 3 yrs, 5%. Nov 17, 1910. 10:2764. 1,000

Wesley Const Co to Central Mortgage Co, 60 Wall st. 238th st, n s, 200 e Martha av, 2 lots, each 25x100. 2 mts, each \$3,500. Oct 1, 3 yrs, 5½%. Nov 17, 1910. 12:3392. 7,000

Same to John Hennelly, 47 St Marks pl, Bklyn, N Y. Same property. 2 mts, each \$1,500; 2 prior mts \$3,500 each. Nov 15, in-stalls, 5½%. Nov 17, 1910. 12:3392. 3,000

Wentworth Mortgage Co, 45 Bway, with Henry Muller, 695 E 170th st. Bassford av, e s, 299.8 n 182d st, 35.6x77.1x35.6x75.11; Bassford av, e s, 264.1 n 182d st, 35.6x76x35.6x74.11. 2 subordination agreements. Nov 16. Nov 17, 1910. 11:3050. nom

*Zahringer, Peter to Robt H Newman, 1821 Gleason av. Bassett av, w s, abt 225 s McDonald st, 24.7x100x24x100. Nov 11, 3 yrs, 6% & 5½%. Nov 12, 1910. 3,500

JUDGMENTS IN FORECLOSURE SUITS.

Nov. 10.

121st st, No 232 East. Stephen H Jackson agt Mary Grogil; Jos A Kent, att'y; Max J Bernheim, ref. (Amt due, \$5,972.52.)

Westchester av, s e cor Commonwealth av, 25x 101.4. Robt Adelman agt Saml Geller et al; Neier & Van Deuver, att'ys; Ely Rosenberg, ref. (Amt due, \$2,094.)

Nov. 11.

140th st, s s, 187.6 e Lenox av, 37.6x99.11. Catherine E Muth agt Harry L Wolff; Otis S Carroll, att'y; Winsion H Hagen, ref. (Amt due, \$5,397.88.)

Nov. 12.

Lots 260 & 261, map of Van Nest Park, Bronx. Thos A Fitzgerald agt August Renbock et al; John E O'Brien, att'y; Isidor Cohn, ref. (Amt due, \$3,551.)

Davidson av, No 2350. Matthew M Goggin agt Jas F Hassett et al; Wm J Bolger, att'y; Jas Oliver, ref. (Amt due, \$10,336.67.)

81st st, Nos 526 & 528 East. Eugene Cohn agt Geo T Lane et al; Julius Levy, att'y; Wm Klein, ref. (Amt due, \$13,507.)

Nov. 14.

126th st, No 301 West, leasehold. Shenk Realty & Construction Co agt Isidore Braveman; Jacob R Schiff, att'y; Jas A Farrell, ref. (Amt due, \$15,542.50.)

78th st, No 323 East. Hanna R Anger agt Frank G Weiss et al; E M Wright, att'y; Warren Leslie, ref. (Amt due, \$3,045.24.)

120th st, No 540 East. Lillie McC Hartogon agt Louis Meyer Realty Co; Harrison, Elliott & Byrd, att'ys; Isham Henderson, ref. (Amt due, \$5,269.65.)

Nov. 15.

Monroe st, No 249. Saml Zarowin agt Jos Rosenberg et al; Wm A Ferguson, att'y; Daniel E Lynch, ref. (Amt due, \$2,585.69.)

119th st, n s, 100 w 7th av, 37.6x100.11. Severin Magda agt Moses S Shill et al; Jno T Booth, att'y; Chas A Oberwager, ref. (Amt due, \$13,858.67.)

Nov. 16.

40th st, No 546 West. Catherine C Murray agt Carrie Silverberg et al; Ira L Anderson, att'y; J Sidney Bernstein, ref. (Amt due, \$12,788.33.)

Sullivan st, Nos 125 & 127. Reuben Sadowsky agt Abt S Del Gaudio et al; Paul Hellinger, att'y; Wm F Quigley, ref. (Amt due, \$3,655.74.)

LIS PENDENS.

Nov. 12.

85th st, n s, 204.5 w 3d av, 25.6x102.2. Ellen Wade agt Bridget Loughlin et al; partition; att'y, R J Culhane.

Bainbridge av, n w s, 244.6 n e Travers st, 52.5x133.7xirreg. Danl Houlihan et al agt Margaret McCrystal; specific performance; att'y, M J Scanlon.

Essex st, Nos 77 & 79. Rosie Beckelman agt Fannie Letkowitz; notice of levy; att'y, —.

Nov. 14.

Prospect av, s w cor 180th st, 60.2x100.2. Freehold Construction Co agt Raphael Kurzrok et al; specific performance; att'ys, Shapiro & Levy.

Birmingham st, No 2.

Birmingham st, e s, 80 e Henry st, 38x63xirreg. Sophie Stoller agt Lewis Krulewitch; action to compel cancellation of mortgage; att'y, S Bitterman.

Forest av, n w cor 158th st, 100x87.6. Standard Damp Proofing & Roofing Co agt Wm F Rohrig Co; notice of levy; att'y, S Greenbaum.

Nov. 15.

Spring st, No 130. Jos L Feinberg agt Nathan Harrison Realities; specific performance; att'y, R Nathan.

Wilkins pl, w s, 102.7 s 170th st, 81.3xirreg. Arthur Neithardt agt Success Construction Co et al; action to foreclose mechanics lien; att'y, B J Kelly.

99th st, No 14 West. Sophie E M Beisel agt Bertha Pape et al; partition; att'y, R B Bach.

Willett av, w s, 125.2 n 216th st, 24.10x99.8. Martin O'Brien, trustee, agt Eleanor J Phelan et al; action to declare trust, &c; att'y, M H Beall.

South st, n e cor Gouverneur Slip, 150x140x1 irreg.

5th av, e s, 60.11 n 38th st, 16x100. Henry Bergh et al agt Willie C Bergh et al; partition; att'ys, Strong & Cadwalader.

Nov. 16.

Robbins av, n e cor 149th st, 100x105. Arthur Neithardt agt Robert J Moorehead et al; action to foreclose mechanics' lien; attorney, B. J. Kelly.

Madison av, No 132. Samuel Rubin et al agt Jared W Bell et al; action to foreclose mechanics' lien; att'ys, Herman & Hirschman.

141st st, n e s, 279.10 n w Walnut av; 44x372.6 x irreg. N Y Connecting R R Co agt John H Shipway et al; action to acquire title, &c; att'ys, Shepard, Smith & Harkness.

Nov. 17.

1st av, e s, 75.8 n 91st st, 75x94. Tenement House Dept of the City of N Y agt Jacob L Lissner; notice of levy; att'y, A R Watson.

Orchard st, No 152. Max M Horowitz agt Becky Rosenthal; notice of attachment; att'ys, Hymes, Woytisek & Schaap.

Lot 31½, Block 1711, Sec 6. Louis Stockman agt Isaac Sandler et al; foreclosure of transfer of tax lien; att'y, L A Malkiel.

Crotona av North, n s, 142 e Prospect av, 50x 98.4x50x98.7. Frank Genninger agt Harris Ratner et al; action to foreclose mechanics lien; att'y, B J Kelly.

Nov. 18.

29th st, n s, 100 w 6th av, 25x82.4. Tenement House Dept of the City of N Y agt Wm P Dixon; notice of levy; att'y, A R Watson.

127th st, No 109 East. Wm Sinkowitz agt Olivi Raunheim; action to foreclose mechanics lien; att'y, H Kuntz.

Bank st, Nos 42 & 44. Henry W Guernsey agt Chas Rubinger; action to remove encroachment, &c; att'ys, Jones, McLinn & Steinbrink.

60th st, n s, 350 w 10th av, 25x100.5.

60th st, n s, 375 w 10th av, 25x100.5.

N Y & Westchester Improvement Co agt Jonathan Bennett et al; specific performance; att'y, Dos Passos Bros.

Willis av, No 370. Joanna Kelly agt Gertrude I Grummon; notice of attachment; att'y, T R Lane.

FORECLOSURE SUITS.

Nov. 12.

1st av, s s, lot 112, map of New Village of Jerome, Bronx, 25x125. Bronx Savings Bank agt Jas De Carlo et al; att'y, D B Simpson.

Water st, Nos 614 & 616. Lewis Krulewitch agt Geo W Rosen et al; att'y, C Fischer.

71st st, n s, 75 w Av A, 25x54.4. Consumers Brewing Co agt Valentine Berninger et al; att'ys, Holm, Whitlock & Scarff.

9th st, s s, 329 w 2d av, 21x75. Valerie Frank agt Fannie Scharff; att'y, L Lewin.

Nov. 14.

Silver st, n s, 150 w Main st, 100x102. Wm H Bean et al agt Geo H Ehrgott et al; att'y, J Theall.

227th st, n s, 155 e Barnes av, 25x114. Henrietta Mittnacht agt Katharina Masche et al; att'y, C Schwick.

75th st, No 331 East. Max Rubel agt Lottfe H Lion et al; att'ys, M B & D W Blumenthal.

Morris st, n s, 92.7 w Washington av, 18.6x 147.10xirreg. Louis Joseph agt Jos C L Thomas et al; att'y, H Swain.

101st st, Nos 188 to 192 East. Julius Levy agt Martin M Goodman et al; att'ys, Cooper & Baer.

8th av, w s, 49.11 s 138th st, 25x100. Leonore Tanner agt David S Kalman et al; att'ys, Lindsay, Kalish & Palmer.

Concord av, s w cor Lexington st, 150x100. Bronx. Abt N Crow agt Julius T Staples et al; amended; att'y, W B McNeice.

Elizabeth st, w s, 75 s Grand st, 40x94. Washington Trust Co of the City of N Y agt Mary Fuchs et al; att'y, W M Powell.

Greenwich st, e s, 130.6 n Canal st, 44x90. Liquidation & Realization Corp agt Newtown Construction Co et al; att'y, H B Leary.

Nov. 15.

Riverside Drive, No 147. Whitney Lyon agt Helen S White et al; att'y, T L Carman.

167th st, s e s, 94.2 s w Tiffany st, 50x100. Catherine A Burton agt Gus C Odell et al; att'y, P A Hatting.

Trinity av, w s, 475.1 n 156th st, 74.11x119.7. Henry H Jackson agt Jos Gindgold et al; att'y, S H Jackson.

131st st, s s, 132.7 e Old Broadway, 42.7x83.5. Ernest Kast agt Abbie M Farrell et al; att'y, M Steiner.

131st st, s s, 90 e Old Bway, 42.7x62.11. Ernest Blume agt Abbie M Farrell et al; att'y, M Steiner.

Delafield av, n w cor Livingston st, 25x100. Philip J McCook agt Annie Lyons et al; att'y, P J McCook.

Crotona av, No 1017. Jos B Cornell agt Katherine M Tiernan; att'y, W Bondy.

Nov. 16.

106th st, n s, 300 w 2d av, 25x100.11. James Buchanan agt Joseph Grande; att'y, T More.

St Paul's pl, n w cor Crotona pl, 41.1x84.4. Marcy Realty Co agt St Paul's Construction Co et al; att'y, C L Westcott.

184th st, n s, 71.5 w Walton av, 25x69.2. Anna C Edwards agt Lillian K Burke et al; att'ys, Foster & Thomson.

11th av, e s, 49.4 n 22d st, 49.4x75. Catherine Tighe agt Christie Iron Works et al; att'y, P L Ryan.

172d st, n e, 90 e Vanderbilt av, 40x130. Josephine A Bertin agt Forman Matthews et al; att'y, H A Vieu.

Nov. 17.

Lots 138 & 139, Block 4, map of Tremont Terrace, Bronx. Frank S Beavis agt Augusta Realty Co; att'ys, Douglas & Armitage.

100th st, n s, 100 w Park av, 20x100.11. State Bank agt Henry M Mayper et al; att'y, J A Kohn.

Nov. 18.

5th av, No 12. Harry B Davis agt Carlene A Way et al; amended; att'y, H S Mansfield.

Fulton av, No 1175. City Real Estate Co agt Frank Louda et al; att'y, H Swain.

131st st, No 134 West. Louise C Mariotte agt Wm H Quinlan et al; att'y, M Winslow.

6th av, s e cor 36th st, 24.7x62.9. Beadleston & Woerz agt Jas O'Hara et al; att'ys, Guggenheimer, Untermeyer & Marshall.

Hamilton st, No 7. City Real Estate Co agt Benjamin Bernstein et al; att'y, H Swain.

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.

Nov.

14 Alexander, Wm H—J J Dillon	271.96
14 Adler, Henry—H Steiner et al	51.94
14 Aron, Philip et al—N Y Telephone Co	53.69
14 Alger, Walter W—the same	26.11
14 Armando, Andrew et al—Stanley & Patterson, Inc	262.91
14 Abeles, Bertha, extrx—S Wolf	1,782.80
15 Auel, Henry—Inter Borough Cigar Co	265.73
15 Altman, Chas—H Warner	147.26
15 Alexander, Henri et al—I Schein	38.31
15 Andrews, Wm S—J Lynn	1,604.57
15 Anderson, Isaac E et al—Hayward Co	255.76
16 Auerbach, Clara G—A Witte et al	75.82
16 Allen, Henry G—H Kram	107.59
17 Allen, Wm—G Ross	74.43
17 Ascheim, Caesar et al—Robinson Mfg Co	667.01
17 Auster, Israel—M Aisenstein et al	54.20
17 Allen, Henry G et al—Stevens & Co	141.90
17 the same—the same	costs, 12.41
18 Albert, Isaac & Gussie—R A Schoenberg & Co	179.41
18 Albert, Isaac—the same	224.51
18 Albert, Gussie—the same	224.41
18 Arndt, Mary D—Bonwit Harris & Co	41.22
18 Alpern, Louis et al—N Zipkin	46.27
18 Altman, Kallman et al—H Rosenthal et al	11,507.37

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18 Abramson, Saml et al—L Gallucci.....	61.65	18 Charette, Jos A et al—Fullerton Electric Co	182.32	17 Gold, Rose et al—C Lipkowitz	92.22
12 Blackman, Wm M—Miriam Estates.....	46.65	14 Crimmins, Jno D Jr et al—Empire State Surety Co	344.80	17 Geller, Saml G—J M Barnett.....	994.37
12 Brody, Moses—Manhattan Hair Cloth Co	26.16	18 Cohen, Meyer—J M Weber et al.....	109.38	17 Griffiths, Evans et al—G Welsh et al.....	628.23
12 Bandman, Abraham et al—Manchline Firth Silk Co	32.41	18 Cuvillier, Louis A—E Sarasohn et al.....	65.05	17 Guerin, Francis—E Cahn	47.83
14 Brill, Henry M—J S Fischer	36.70	18 Crawford, Wm H—the same	32.19	17 Garno, Geo F—N Y Telephone Co.....	39.10
14 Bent, M Edith—Wilkes-Barre Realty Co	149.16	18 Cunningham, Thos et al—H Herman Lumber Co	946.05	17 Gmprecht, Harry C—the same	46.09
14 Bonano, Rosario—North American Brewery Co	172.38	18 Contractano, Leonardo—M De Siste.....	538.12	17 Gore, Marion S—the same	50.20
14 Benrimo, J Harry—B Butler	50.14	18 Clark, Francis A—H Horwitz.....	2,560.22	17 Gross, Jos B—the same	53.16
14 Baar, Leo—N Y Telephone Co	35.10	12 Duntun, Melvin B—Pennsylvania Trustural Slate Co	207.21	17 Gross, Ray M—the same	21.42
14 Berman, Isaac—the same	36.58	14 De Jong, Sigmund—S Beards	71.57	17 Goldblatt, Max—Keystone Folding Box Co	23.65
14 Bienbeck, Carl—the same	28.38	14 Donner, Rosina—J H Hatterman.....	152.22	17 Greene, Howard E—F Nachod et al.....	3,038.94
14 Baxter, Dennison E—A Thain.....	2,496.17	14 Darrogh, Edwin E—Dunlap & Co.....	268.72	17 Gretsck, Ralph—M Ordzone et al.....	48.21
14 Budke, Geo H et al—I Gordon et al.....	43.41	15 Dickson, Alexander—J Salmon.....	126.22	18*Goldstein, Chas et al—H Goldman et al.....	35.91
14 Byrnes, Horace D—Evening Post Job Printing Office	148.07	15 Douthwaite, Robt H—A I Lewis et al.....	85.41	18 Gittlesohn, Jonas—C Bang	35.92
14 Bennett, Jno B—Broadway Auto Accessories Store, Inc	108.33	15 Dunn, Jno J—American Exchange Cigar Co	67.89	18 Gould, Ora B—M Bourke	208.35
14 Battelle, Thos P—M Close	64.82	15 Dale, Dorothy—C Panillac	29.41	18 Gruenberg, Aaron W—W Friedman.....	338.81
14 Brown, Chas A et al—M Harris	41.08	15 Delaney, Wm H—H Donahue	487.65	18 Getzler, Ellis—P B Ossusky.....	69.46
14 Bechler, Stonewall J et al—G H Gerard Sons & Co.....	172.90	15 Dealy, Edw J—Upton Garage.....	68.97	18 Goldberg, Wolf et al—H G Street.....	601.30
15 Botter, Isaac & Eva—N Buckler.....	303.72	15*Dailey, Wm J et al—Hayward Co.....	255.76	18 Greif, Louis & Saml—A Lewendosky et al	305.27
15 Brodsky, Sol et al—M Davidson	52.05	16 Dunn, Fred et al—R M Frink.....	81.29	12*Hemilstein, Richard et al—J Schwarzkopf et al	353.66
15 Ballenzweig, Wm—J S Sills et al.....	327.72	16 Dalton, Edw T—Mercantile Finance Co.....	68.26	12 Harris, Jacob—N Bregstein	91.93
15 Babcock, Theodore H—R S Stedman et al	284.74	16 Dalton, Jas H—D Guiney.....	357.86	12 Hansen, Frank E—A H Joline et al.....	costs, 85.58
15 Blum, Saml exr, &c—F G Swartwout.....	4,275.31	17 Dodge, Helen S—M A O'Donnell.....	74.15	12 Holzwasser, Rae S—Jeanette Co.....	60.91
15 Berkwitz, Harry M et al—E J Gillies et al	25.02	17 Doris, Jas—H F Corbin et al.....	174.39	12 Harriott, Fredk C—C F J Weber.....	557.96
15 Buchner, David & Augusta—Mutual Bank	1,135.02	17 Di Gesu, Jno & Louis—T C Miller.....	85.22	12 Haas, Gallus M A—H P Sobel.....	215.42
16 Buntin, Geo R, Sr—J C Hoenninger.....	6,511.33	17 Duhneimer, Sigmund et al—Robinson Mfg Co.....	667.01	12 Healey, Jno J et al—Improved Property Holding Co of N Y.....	379.63
16 Berger, Emil—E Jacobus.....	59.41	17 Dolinsky, Isaac et al—Title Guarantee & Trust Co.....	63.28	14 Hall, Mabel G—Wilkes-Barre Realty Co	224.41
16 Bernheimer, Murray S—Maxims Hotel & Restaurant Co	31.10	17*Doe, Jno et al—Stevens & Co.....	141.90	14 Horn, Jno D—E E Safford	326.50
16 Bremer, Samuel—Title Guarantee & Trust Co	26.40	17 the same—the same	costs, 12.41	14 the same—J W Safford et al.....	141.22
16 Brinkman, Rose—Bordens Condensed Milk Co, costs	32.65	17 Daly, Thos et al—S Nachtigall.....	8,691.34	14 Hopkins, Eustis L et al—S V Baker et al	127.70
16 Blattner, Barney—Wrightsville Hardware Co	71.31	17 Doersch, Conrad—C A Suydam.....	4,933.85	14 Haven, Frances A L exrs et al—the same	127.70
17 Bruch, Earl D—I M Bronner	144.06	18 Dunne, David—H Dunne.....	46.03	14 Haggerty, Frank L et al—J H Hoff.....	472.30
17 Berger, Jos—United Merchants Realty & Improvement Co.....	34.65	18 Donsky, Solomon et al—S Tennenbaum et al	45.42	14 Horan, Jas—A W Becker	31.17
17 Brown, Chas—S Biller	33.93	18 Degelman, Christian—O B Coates & Co.....	224.51	14 Hebbard, Lester S—N Y Telephone Co.....	40.47
17 Bliss, Collis P et al—G Welsh et al.....	628.28	18 Dugham, Ernest F—L Levey et al.....	68.67	14 Herbold, Wm—J Kavanagh	228.81
17 Bennett, Hiram & Edw H—C James.....	278.19	18 Dixon, Burton C—J S Acker.....	20.30	14 Hadermann, Herman—P Klein	35.44
17 Bunard, Arthur L—H N Goodstein.....	35.25	18 Drucker, Manuel—Equitable Trust Co of N Y	119.31	14 Hadermann, Herman—P Klein et al.....	43.96
17 Bahouth, Najeeb & Nazira—D Faour et al	134.81	18 Dalury, Jas—Crandall Pettee Co.....	48.03	14 Hanauer, Jno—L H Strouse et al.....	277.12
17 Bannaert, Felix F J—Lawyers Co-operative Pub Co.....	25.66	18 Deering, Jas C—J F McGrath.....	72.01	14 Henning, Mary M—F Einberger.....	219.57
17 Baum, Annie—A Chinitz	500.00	14 Emden, Victor—G Jabour	36.41	14 Hoffman, Meyer S et al—Fourteenth Street Bank	124.98
17 Berger, Alfred H or Albt H et al—B K Bloch	101.64	14 Enright, Jno—M Brennan et al.....	69.67	14 Hoffman, Maurice S et al—the same.....	125.00
17 Brown, Max & Rebecca et al—Title Guarantee & Trust Co.....	63.28	15 Edwards, Wm—American Exchange Cigar Co.....	33.08	15 Howard, Michael—Gibson Distilling Co.....	106.30
17 Benline, Harry C et al—C H Valley Jr.....	29.72	15 Eisner, Jos et al—Barth	174.96	15 Haas, Anna—Goldsmith & Silversmith Co	313.58
17 Bryant, J Wilson—Standard Plumbing Supply Co.....	137.22	16 Ellner, Jacques et al—Burns Bros.....	36.81	15 Hammond, Lizetto J—Fleischman Realty & Construction Co.....	297.48
17 Byrnes, Patk J et al—S Nachtigall.....	8,691.34	17 Ernst, Wm L—Q F Cushing	169.56	15 Haigh, Henry B—W B Franklin et al.....	1,085.17
18 Ball, Walter T—Candee, Smith & Howland Co	475.22	17 Epstein, Rosalind—P M Lanehart.....	120.81	15 Herman, Armin & David—H Schilling et al	43.34
18 Bargarozzy, Anthony et al—Mrs E C Tyndall	153.63	17 Edwards, Louis—N Y Telephone Co.....	45.42	15 Hurlig, Sarah exrx et al—F G Swartwout.....	4,275.31
18 Bailey, Jas H—Bonwit, Teller & Co.....	99.25	18 Eisner, Jos & Nathan—Cross, Austin & Ireland Lumber Co	221.60	15 Harris, Max L et al—C O'Brien.....	300.00
18 Becket, Emma—W A Kinch.....	44.16	18 Everett, Peter J rec'r—Bronislae Sglobiski et al	45.41	15 the same—T H O'Brien.....	150.00
18 Bestritzky, Hirsch et al—Mizel & Brownell	224.86	18 Egan, Catherine—L Oppenheimer.....	45.39	16 Hoff, Theodore A—Maxims' Hotel and Restaurant Co	13.15
18 Byers, Jos J—H W Bennett.....	23,727.70	18 Early, Wasley—L C Margot.....	1,735.55	16 Hopkins, Clarence F et al—G & J Tire Co	22.85
18 Badger, Wm O—D Woodcock.....	108.37	14 Feldman, Morris—M Dunn.....	68.25	16 Hamilton, Frank C—Mercantile Finance Co	118.42
18 Bousch, Hattie G—C N Shurman Investing Co	61.75	14 Friedfeld, Daniel et al—S Molostowsky.....	53.80	16 Horowitz, Bessie—H M Gidden.....	187.16
18 Bean, Orestes U—S G French.....	2,150.60	14 Fenichel, Morris et al—the same.....	53.80	17 Horine, Jos M—Hyde Park Hotel Co.....	528.06
18 Badgley, Howard G—J R Speers.....	85.11	14 Forney, Albert D—J A Roebblings Sons Co of N Y	256.71	17 Hawley, Wm B—Western Blank Book Co	135.48
18 Bernardo, Chas—Texas Realty Co.....	17.72	14 Franklin, Emil—Sam S Glauber, Inc.....	83.41	17 Head, Jno T—Yates Smith Co.....	264.47
18 Barr, Robt W et al—H L Fox et al.....	32.56	14 Folas, Apostotos et al—S Halpern et al.....	69.41	17 Haas, Gallan M—W Schwalm	31.07
18 Bass, Morris—H Goldstein.....	72.53	14 Fein, Harry—S Fein	486.42	17 Hotz, Michael—N Y Telephone Co.....	26.81
12 Costabile, Alfonso et al—G Clemente et al	79.51	14 Fox, Walter et al—G H Gerard Son & Co	172.90	17 Herman, Armin* & David—Elito Furniture Co.....	40.63
12 Constandino, Raffaele et al—the same.....	79.51	14 Freeman, Barbara B—Clover Farms Co.....	42.38	17 Hunter, Edward—Standard Plumbing Supply Co.....	156.82
12 Cooke, Leslie L—G Russel.....	343.21	14 Fokschaner, Max et al—Fourteenth Street Bank	44.00	17 Holmes, Wright D—R E Burger.....	42.06
12 Copland, Geo W—W B Pritchard.....	29.79	14 Fokschaner, Max et al—the same.....	124.98	17 Holmberg, Emil A et al—N S Kemmerer et al	440.12
14 Corin, Robt O et al—Drescher Ratberg Co	92.01	15 Frank, David* & Jacob—J Degener et al	46.81	18 Hackle, J Henry—Boorum & Pease Co.....	88.77
14 Clementi, Guisepp—North American Brewery Co.....	288.92	15 Frackman, Jos—A J Geist	374.16	18 Hayward, Edwin A—J C Ehlers.....	33.09
14 Cohen, Saml or Sam et al—E D Newman.....	106.56	15 Foland, Peter—McDermott Stone Co.....	169.76	18 Hayes, Jno et al—J B Theiss et al.....	99.73
14 Consoli, Filomena et al—R L Graziano.....	346.93	16 Faltings, Harold R—C Schuster et al.....	243.70	18 Harrison, Florence et al—the same.....	costs, 99.73
14 Catikos, Augustus et al—S Halpern et al	69.27	16 Fitzgerald, Michael J—H Dongan et al	111.47	18 Hirsch, Isidor et al—City of N Y.....	33.65
14 Chapman, Bernard—N Y Telephone Co.....	38.73	17 Finch, Howard D—W W Sample et al.....	154.18	18 Hamburger, Madeline—P M Archdeacon et al	327.81
15 Curry, Daniel—Swan Equipment Co.....	269.95	17 Finger, Jos—Cross, Austin & Ireland Lumber Co	380.62	18*Hirsch, Saml et al—J F Stumpf et al.....	48.32
15 Craven, Jas B & Jane—C W Stimson.....	291.00	17 Fry, Howard V, Treas—S Davis.....	60.91	18 Horowitz, Saml et al—Mizel & Brownell	224.86
15 Cohen, Rosie or Kohen—E D Newman.....	67.42	17 Feist, Julia T—T Gannon	89.77	18 Halstead, Nathaniel C—Excelsior Purchasing Co	102.06
15 Caplan, Isaac—Holden Leonard Co.....	116.16	17 Fertig, Jos S—I Rich	79.08	18 Heatley, Geo W—Meyer-Denker-Siurao Co	22.50
15 Cohen, Bernard W—Dutchess Costume Co	119.41	17 Flanel, Saml—Petersburg Trunk & Bag Co	90.43	18 Haskin, Jno B—Wyckoff, Church & Partidge	1,010.71
15 Calkins, Almon B & Arthur N—J C McClure	206.92	17 Fischer, Emil—Bluthenthal & Bickert, Inc.....	63.14	18 Hallenbeck, Wesley C—M Hasbrouck et al	182.92
15 Connor, Ida M—S H Vehslage	44.46	18 Fineglass, Barney—I Kraus	79.41	18 Haller, Chas W—E K Beddall & Co, Inc.....	71.09
15 Corotis, Edw—A J Ditman	75.62	18 Finestine, Karl R—E Sarasohn et al.....	42.15	18 Holden, Jno—F L Fossum.....	2,306.01
15 Cantwell, Jno M—T J Donohue	39.17	18 Finch, Robt C—McGraw Pub Co.....	123.67	18 Hackle, J Henry—oBorum & Pease Co.....	88.77
16 Citron, Nathan & Herman—M Friedlander et al, costs	82.02	18 Frooks, Louis or Frucks—S Mayer.....	870.91	18 the same—H M Condit.....	93.57
16 Cardillo, Joseph—A Pardi Tile Co.....	93.89	12 Gird, Harry E—S Gitnick	111.23	18 Hayfield, Geo H et al—H L Fox et al.....	32.56
16 Cardillo Joseph et al—Same.....	440.41	12 Getrtenbach, Geo—T Staino	434.72	18 Hyde, Russell D—I V Brokaw.....	542.66
16 Coleman, John M—J B Ferguson.....	38.87	12 Gallo, Ferdinand et al—City of N Y.....	984.18	18 Irish, Jas E—J Clarkson	123.00
16 Connell, John J—A Oman et al.....	224.49	14 Granat, David—Lewit	38.56	18 Isler, Louis—Bernheimer & Schwartz Pillsner Brewing Co.....	877.69
16 Congdon, M Pembroke—Quadriborough Land & Development Co.....	40.01	14 Goldin, Isaac—L Dickman et al.....	61.05	16 Isherwood, Alice—J Schwarz.....	costs, 23.88
16 Coons, Geo R—T B Jackson.....	80.72	14 Goldstein, Louis—J Muller et al.....	2,519.45	18 Illeh, Wm G et al—Fullerton Electric Co	182.32
17 Cunningham, Symphorian B—S H Grice et al	34.51	14 Graziano, Sam—S M Bixby & Co.....	78.73	12 Jemison, Wm C—I C Secur.....	300.00
17 Caminez, Jacob—M Levy et al.....	272.93	15 Gold, Sisse & Reizel—S Schwartz.....	32.08	12 Jahre, Hirsch G et al—P Randel et al	1,208.13
17 Cunningham, Mary B—Lewhewill Co.....	182.81	15 Goldberg, Simon et al—M M Diamond et al	90.74	12 Joest, Jno—G L Lawrence.....	345.70
17 Cavanaugh, Edw T—Frank V Strauss & Co.....	130.74	15 Greenberg, Louis—D Drucker	110.15	12 Joline, Adrian H et al rec'rs—F C Seifert.....	932.00
17 Coit, Walter S—Gerlach Barklow Co.....	130.74	15 Griffith, Wm R—E C Ward	1,346.37	14 Joost, Jno—Eppens Smith & Co.....	207.50
17 Cody, Patk J—Interborough Cigar Co.....	34.67	15 Galligan, Thos—J Steidel	637.47	15 Jaslow, Granville—W Brookman	29.65
17 Calisher, Bertha—M Schwartz.....	150.81	15 Goldwasser, Jacob—E Kahweiler.....	544.42	15 Johnson, Frank K—Palmer & Singer Mfg Co.....	120.93
18 Corlone, Antonio—C Nucuarone	30.41	15 Goldenberg, Solomon—B Chobricher.....	570.65	16 Jarman, A Rose et al—G & J Tire Co.....	22.85
18 Cribier, Adele—H K M Griessel.....	131.91	15 Goodman, Isador—Niagara Falls Trust Co.....	122.35	16 Johansen, Sigvart—W A Clark, costs.....	54.12

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17 Joachim, Henry—Lawyers Cooperative Pub Co. 77.60 17 Jose, Edw—M Davidson. 143.05 12 Kirschner, Louis, gdn—A H Joline et al costs, 94.00 12 Kendall, Chas et al—Hull Grippen Co. 219.75 12 Kirchner, Adolph G—A T Petersen. 999.92 12 Keleher, Danl J—B Simpson. 192.01 14 Kalfus, Philip L—S Trimmer & Sons, Inc. 60.37 14 Kohen, Sam et al—E D Newman. 106.56 10 Kronnot, Julius—S Pacewitz. 181.69 14 Kallenberg, Jno—N Y Telephone Co. 25.08 14 Klein, Isaac—Empire Tin Ware Co. 33.44 14 Kelley, Abraham—E L Brown. costs, 68.49 15 Keogh, Lawrence—J Sinnott. 99.07 15 Kelly, Geo—H A Ritchie et al. 58.44 15 Kohen, Rosie or Cohen—E D Newman. 67.42 15 Kleinerman, Leon et al—M Davidson. 52.05 15*Krall, Louis et al—Dorsett De Marras Co. 114.62 15 Koppel, Jos—J Factor et al. 321.21 15 the same—S Rose. 287.79 15 Kennedy, Jno—E E Kleiner et al. 41.57 15 Kalischer, Max—Colonial Art Embroidery et al costs, 74.46 15 Kohl, Jno—J Stam et al. 29.74 15 Keit, Jno J et al—F G Swartwout. 4,275.31 15 Klein, Simon et al—C O'Brien. 300.00 15 the same—T H O'Brien. 150.00 16 Kronengold, Ignatz—John Simmons & Co. 504.46 16 Same—same. 559.41 16 Keller, Emilie* and Charles—St Louis Supplementary Spiral Spring Co., Inc. 61.32 16 Kaiser, Ascher—R H Clarke. 74.41 16 Kain, John F—Roebling Construction Co. 32.72 16 Kohl, John—Wolf Sayer & Heller, Inc. 51.80 16 Koch, Frank A—Owners' Syndicate Co. 385.86 17 Karp, Max—Manhattan Color Works. 45.88 17 Koepfel, Israel—Frank Brewery. 672.71 17 Koeningberger, Israel—I Rosenfeld. 12.31 17 Kearney, Jno W—N Y Telephone Co. 26.23 17 Krim, Louis—the same. 28.05 17 Kornfeld, Max et al—M Thau. 216.10 17 Karp, Max et al—the same. 216.10 17 Kornfeld, Minnie et al—M Thau. 216.12 17 Kotzen, Max & Louis—German Exchange Bank. 1,615.99 18 Koppel, Jos et al—E Herzberg. 46.15 18 Klein, Maurice E—Harral Soap Co. 25.21 18*Kellersohn, Henry et al—Bernheimer & Schwartz Pilsner Brewing Co. 272.98 18 Karlson, Karl I F—J F Power. 71.41 12 Leier, Geo et al—Dimock & Fink Co. 719.81 12 Liess, Nicholas & Elsie et al—Gloknor & Blue Co. 133.69 12 Levin, Chas—J S Coleman et al. 62.27 12 Loeb, Herman—A Salomon et al. costs, 137.95 12 Law, Martha—E Kraus. 95.17 14 La Sala, Stefano—Northern Union Gas Co. 49.37 14 Lindblow, Julius W—N Y Telephone Co. 32.19 14 Lyons, Mary—M Wolfson. 30.34 14 Larsen, Victor recvr—K Reimer. 157.25 14 Lucas, Walter P & Elvira D et al—M H Jackson et al. 439.27 14 Link, Geo H et al—the same. 439.27 14 Lind, Erik G—P H Gill & Sons Forge & Machine Works. 1,526.60 14 Lella, Chas—White Rats of America Pub Co. 24.77 15 Lighthold, Solomon—H Schmalwitz. 104.41 15 Lowenstein, Benjamin—J J Daly. 2,404.01 15 Levy, Saml et al—M Barth. 174.96 15 Locks, Sophia et al—C O'Brien. 300.00 15 the same—T H O'Brien. 150.00 16 Loughran, Joseph et al—E D Ladd. 100.00 16 Licht, Israel—Standard Oil Co of N Y. 898.60 16 Lynch, Philip J—R A Cooke. 61.06 16 Lewis, Abraham—S N Berlin et al. 365.28 16 Licht, Isaac—Public Bank. 107.69 16 Low, Hyman—I Lichtstein. 23.24 16 Levey, Albert—H Freedberger et al. 182.24 16 Love, Samuel—Baron De Hirsch Fund. 33,294.68 16 Lazarus, Maurice L—S Theise. 83.90 17 Levee, Jeani M—W Hawley et al. costs, 107.10 17 Lowenstein, Victor—M Schneider. 12.91 17 Lowenthal, Emil—N Y Telephone Co. 53.30 17*Lazinsk, Abraham et al—N Y Telephone Co. 60.79 17 Ludman, Jos et al—the same. 60.79 17 Lissner, Hury et al—M Thau. 29.65 17 Lewkowicz, Benjamin—M E Kilduff. 81.81 17 Lux, Vincent—R Hurd. 172.16 17 Levin, Abraham—E A Brown. 353.90 18 Lacey, Jno—A Boylan. 172.70 18 Lorimer, Wright—J L Menger et al. 67.75 18 Lawlor, Michael J—S Marum Co. 67.75 18 Levene, Jos—A I Binsky. 49.87 18*Leogrande, Pasquale & Jno—G J Hollerlieth et al. 78.65 12 Multer, Louis et al—S Scherer. 113.41 12 Murray, Nelson—Ivy Court Realty Co. 278.70 12 Miller, Saml—S Magelensky et al. 93.78 12 Melick, Jno W—Nassau Bank. 534.98 12 Minzesheimer, Emanuel C—Rosenbaum & Co. 51.99 14 Modica, Gaetano—H K Mulford Co. 59.80 14 Malcolm, David—L Sonnenborn Sons. 86.87 14 Muir, Anna—M Cox. 30.67 14 Munz, Chas et al—N Y Telephone Co. 53.69 14 Monahan, Martin J et al—H J Hoff. 472.30 14 Monahan, Martin J—Roebling Construction Co. 3,498.26 14 Morse, Wm F—United States Realty & Improvement Co. 347.01 14 Musell, Jacob—Amsterdam Rubber Co. 14.86 14 McLaughlin, Michael L—C B McLaughlin. 2,437.99 15 Morse, Chas W—W G McKinley et al. 59,141.66 15 Martin, Corinne—M Goldstein. 26.15 15 Mayhew, Wm—W L Pietsch. 33.41 15 Mendelson, Morris et al—M M Diamond et al. 134.28	15 Moll, Frank—J B Ellis. 104.64 15 Medbury, Fitch H—Midwood Club Flat-bush. 168.48 15 Mazzarello, Rodernp—I Tager. 34.71 15 Matz, Isaac—J Rubin. 159.25 15 Magill, Thos H—Union Trust Co of N Y. 2,058.01 15 McGuire, Mary—F Galizio. 2,544.85 15 McClatchy, Thos G—J Sinnott. 115.89 15 McCabe, Mary F—W Bourke Cockran. 176.51 16 Meslin, Harry—S Agress. 43.58 16 Melzer, Abraham—Wadsworth Howland & Co, Inc. 49.67 16 Mullaney, Andrew J—U T Hungerford Brass & Copper Co. 203.57 16 Martello, Rocco adm—H Klopf. costs, 110.25 16 McGovern, Annie—E J Gillies et al. 29.36 16 McGrath, James et al—A Brennock. costs 60.00 16 McCarthy, Thomas—City of N Y. 34.68 16 McNaught, Robert H et al—L Eisenberg. 19.11 16 McGuire, John J—J J Solomon et al. 839.60 17 Mandel, Samuel—Madison Trust Co. 11,491.99 17 Messler, Chas E—N Y Telephone Co. 25.37 17 Mansees, Henry J—G D Provost et al. 109.02 17 Moorhouse, Wm A Jr—R McGuire. 44.72 17 Morgan, Robt—F M Price et al. 159.88 17*Minskoff, Sam et al—M Malbin. 113.91 17 Mulligan, Jos T—J Doernberg et al. 106.66 17 Meisler, Jacob—Biddle Piano Co; posses-sion of property and \$21.16 or. 176.16 17 Martin, Louis—H G Sillick, Jr. 188.66 17 Mills, Daisy M—A Segal. 172.69 17 McClure, Walter H—Quadraborough Land & Development Co. 32.41 17 McCue, Martin G—H F Corbin et al. 127.82 18 Mooney, Lewis D—Mutual Life Ins Co of N Y. 413.80 18 Moll, Julius—City of N Y. 94.95 18 Moore, Walter J—Equitable Trust Co of N Y. 130.81 18 Maged, Benj F—W Weil. 356.88 18 Murena, Danl et al—Bernheimer & Schwartz Pilsner Brewing Co. 272.98 18 Moscovitz, David et al—United States Pa-per Co. 28.21 18 Moran, Thos S—Pennsylvania Cement Co. 2,233.20 18 McFerran, Jas—United States Fidelity & Guaranty Co. costs, 12.60 14 Novark, Wm—S M Strulovitz et al. 102.29 14 Neuwirth, Benjamin et al—J Cohen et al. 221.54 16 Nathan, Philip—City of N Y. 33.11 16 Northger, John A—same. 31.90 16 Nitzscha, George—same. 565.32 16 Neisus, James L—C F Boker. 162.41 16 Newman, Michael et al—Burns Bros. 36.81 16 Newmark, Maurice—Schwartz Plumbing Supply Co. 77.21 16 Nickerson, Jasie—Owners Syndicate Co. 511.39 17 Nichols, Fredk H—A B Nichols. 131.52 17 Noah, Edw—M Shapiro. 84.61 17 Nobbelt, Arthur—N Y Telephone Co. 25.54 18 Nudelman, Frank et al—H Rosenthal et al. 11,507.37 18 Nevelson, Bernard et al—H G Street. 601.30 18 Neuwirth, Benj et al—A Lewendosky et al. 91.91 12 Ottman, Philipp, Jr. et al—S Scherer. 113.41 14 Osborn, Nat et al—Drescher Rotberg Co. 92.01 14 Orentlich, Harry—Nath'l Fisher & Co. 84.32 14 Osborne, Jno J—N Y Telephone Co. 20.10 14 O'Sullivan, Percy B—the same. 28.33 14 Ostrander, Wm—H C White Co of N Y. 29.40 14 Oakis, Chandler A—T G Heogh. 294.47 15 Osterer, Max—H Segal. 29.65 15 O'Brien, Jno J—M Zussman. 59.31 15 O'Connor, Jos—White Tar Co. 29.41 15 Olyva, Vincenzo et al—Sanders & Barnett, Inc. 270.00 16 O'Brien, Daniel J—City of N Y. 35.95 16 O'Connor, David J et al—E D Ladd. 100.00 17 Olyva, Vincenzo et al—M Scarpelli. 204.36 18 Odierno, Enrico et al—Mrs E C Tyndall. 155.63 18 O'Brien, Anne—L Reichardt. costs, 41.98 18 Poldov, Jos et al—Gloknor & Blue Co. 133.69 12 Penfield, Wm W et al—Dimock & Fink Co. 719.81 12 Piercy, Albt I—M A Piercy. costs, 38.10 12 Place, Walter A—P T O Starin. 105.00 12 the same—R J Parker et al. costs, 108.75 12 the same—F B Parker et al. costs, 108.13 12 the same—M C Parker. costs, 105.00 12 Perley, Frank L—L Shubert. costs, 145.10 12 Pritchard, Rosa—J Ruppert. costs, 97.50 12 Pois, Adolph—C Diefenthaler et al. 23.61 12 Place, Franklin E—Nassau Bank. 45.70 14 Pardue, Henry T—City of N Y. 206.78 14 Perrv, Clarence F—the same. 206.78 14 Pettit, Adelaide P—the same. 206.78 14 Peterson, Anton—the same. 206.78 14 Pfeiffer, Wm—the same. 112.77 14 Pevon, Robt L—the same. 206.78 14 Phillips, Carl—the same. 206.78 14 Phillips, H—the same. 206.78 14 Paine, Jno H—the same. 206.78 14 Pickard, Thos—the same. 206.78 14 Priore, Francesco et al—R L Graziano. 346.93 14 Pugh, Jno H exr et al—S V Baker et al. costs, 127.70 14 Pulvermacher, Louis—Quadraborough Land & Development Co. 43.41 15 Plunkitt, Mark—City of N Y. 206.78 15 Pimm, Percy F—the same. 28.15 15 Podhorser, Jos—the same. 296.78 15 Palmstrom, Geo N—the same. 394.83 15 Piezkowski, Arthur E—the same. 27.73 15 Peoram, Geo H—the same. 36.71 15 Pfeiffer, Hans—the same. 72.64 15 Pindvck, Fredk—the same. 108.58 15 Plunkett, Thos—the same. 206.78 15 Paris, Jno W—the same. 206.78 15 Price, Geo—the same. 206.78 15 Peterson, Geo L—the same. 206.78	15 Propping, Morris F—the same. 206.78 15 Peiron, Edw E—the same. 206.78 15 Potarin, Chas E—the same. 206.78 15 Plate, Ernest—the same. 206.78 15 Paul, Edw G—the same. 206.78 15 Parker Ernest L—the same. 206.78 15 Pension, Horace—the same. 206.78 15 Pearson, Chas W—the same. 206.78 15 Patterson, Jno R—City of N Y. 206.78 15 Parmenter, Maggie E—the same. 206.78 15 Phillips, Florence W—the same. 206.78 15 Phister, Jos—the same. 206.78 15 Peltiers, Jos—the same. 206.78 15 Plunkett, Jas—the same. 206.78 15 Pape, J F—the same. 206.78 15 Plunkett, Wm—the same. 206.78 15 Passarge, Arvid H—the same. 206.78 15 Powers, Geo A—the same. 28.15 15 Plager, Chas—A Rusch et al. 1,187.30 15 Powell, Mary—R K Fox. costs, 23.03 15 Persky, Harry—Hecker-Jones-Jewell Mill-ing Co. costs, 23.03 15 Picone, Jos et al—Sanders & Barnett, Inc. 270.00 15 Pacher, Annie M—G Galizio. 171.51 16 Purvis, Geo R—City of N Y. 300.81 16 Perla, Morris—same. 64.56 16 Pigott, Richard—same. 398.40 16 Parks, Emmet L—same. 32.22 16 Phillips, Abraham A—same. 37.55 16 Phillips, Samuel—same. 31.90 16 Powers, Augustini J—same. 378.11 16 Post, Frank E—same. 288.27 16 Powers, Frank T—same. 467.95 16 Portfolio, Almirindo—same. 54.68 16 Pinckney, H Irvington—same. 108.58 16 Pisani, Victor P—same. 288.27 16 Pisani, Adolph—same. 288.27 16 Peterson, John—same. 198.42 16 Petsch, Frederick—same. 36.71 16 Powers, Patrick J—same. 204.34 16 Payne, John—same. 111.54 16 Plate, Ernest—same. 288.27 16 Philbin, Peter F—same. 378.11 16 Plows, Wm J—same. 467.95 16 Prall, Elizabeth—same. 467.95 16 Perugini, Tomasso—same. 28.53 16 Porter, Chas S—same. 378.11 16 Potash, Henry—same. 31.32 16 Pudney, John C—same. 41.49 17 Pretz, Peter L—P A Roos. 1,233.03 17 Palumbo, Theodore & Eliza—Franklin Feed Stores. 434.41 17 Picone, Jos et al—M Scarpelli. 204.36 18 Pescia, Emanuel V—C R Isear. costs, 28.01 18 Payne, Ellen D—J E Homan Co. 337.41 18 Prusslin, Leon et al—H Rosenthal et al. 11,507.37 18 Palumbo, Theodore & Eliza—S Montana. 66.69 18 Potter, Samuel A et al—L Gallucci. 61.65 12 Rosenblum, Morris—W Nadler. costs, 68.32 12 Rosenblum, Rachel—W Nadler. costs, 68.32 12*Ricca, Jno et al—J Schwarzkopf et al. 353.66 12 Robinson, Douglas et al, rec'rs—C Stupel-man. 75.90 12 Resler, Louis et al—P Randel et al. 1,208.13 12 Rosen, Max et al—M Puth et al. 32.41 12 Roe, Chas L Jr—G G Benjamin. 190.64 12 Rosenthal, Herman—Morris & Co. 121.30 12 Robinson, Douglas et al, rec'rs—H C Sei-fer. 932.00 12 Reimer, Saml—E Timberg. 741.79 12 Rothman, Isaac & Goldie—National Cigar Stands Co. 50.07 12 Ryan, Jos P A—Gramercy Pub Corp. 104.67 12 Rubenstein, Louisa—S Fieldman. costs, 108.95 14 Ranuer, Chas G—A Lewine. 419.72 14 the same—the same. 469.72 14 Reese, Jacob R—Taylor & Co. 367.77 14 Rowe, Elizabeth—E G French. 304.85 15 Rosen, Louis et al—M M Diamond et al. 134.28 15 Raeder, Chas et al—the same. 90.73 15 Rosen, Michael—H Schmalwitz. 76.22 15 Richter, Bernard—B Lewenstein. 1,375.64 15 Reeber, Wm C—W J O'Farrell. 3,373.85 15 Reynal, Nathaniel C—H P Tappe. 151.89 15 Rosenblum, Abraham—I J Rose. 60.56 15 Richards, Benjamin—F F Travis et al. 131.64 15 Rockaway, Bernard et al—Luman W John-son, Inc. 1,890.72 16 Reiter, Samuel—A H Joline et al, costs. 73.30 16 Roseillo, Louis—Sargent & Co. 222.52 16 Reynolds, Thomas B—Champion Coated Paper Co. 2,734.77 16 Rockmore, Alexander et al—German So-ciety of the City of N Y. 2,614.37 16 Roedels, Geo D et al—G & J Tire Co. 22.85 16*Rancor, Isador et al—M Abramson. 38.67 16 Roe, Norman—L Sherry. 29.39 16 Reynal, Nathaniel C—Udall & Ballou. 1,543.67 17 Raquet, Otto or Racquet et al—B K Bloch. 101.64 17 Raymond, Walter B—W & J Sloane. 243.54 18 Rader, Henry—City of N Y. 206.78 18 Randall, Harvey L—The same. 206.78 18 Rathegan, Thomas—The same. 206.78 18 Ramel, John—The same. 206.78 18 Randolph, Russell—The same. 206.78 18 Rayold, Abraham—The same. 206.78 18 Rashied, Monladda—The same. 206.78 18 Reynolds, John P—The same. 112.77 18 Reitz, Edward—The same. 206.78 18 Reilly, Patrick—The same. 206.78 18 Reynolds, Chas J—The same. 206.78 18 Reiss, Adolph K J—The same. 206.78 18 Reilly, Bernard—The same. 206.78 18 Reid, David P—The same. 28.15 18 Reilly, Alburd A—The same. 206.78 18 Reswick, Abraham—The same. 206.78 18 Reswick, Max—The same. 206.78 18 Reiners, William—The same. 206.78 18 Reissinger, John—The same. 206.78 18 Rilly, Augusta—The same. 206.78 18 Riester, Arthur C—The same. 206.78 18 Rider, John—The same. 206.78 18 Risley, Robert H—The same. 206.78 18 Rosenstein, Louis—The same. 206.78 18 Roane, Martha M—The same. 206.78
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ATLAS PORTLAND CEMENT

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18 Ruether, Clemens—The same206.78	15 Tuckey, Albt—W Krumsick163.02	14 Associated Lumber Co—R W Brownson365.73
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18 Ryan, Nicholas—The same206.78	17*Thau, Wm et al—M Thau216.00	15 Ciccone Construction Co et al—Dorsett De Marrais Co114.62
18 Rosenfeld, Alexander et al—H Goldman et al .....35.91	18 Tinsley, Gervaise J—H D H Meyer .....72.36	15 Manhattan & Long Island Realty Club—Foster Debevoise Co .....136.81
18 Rosasco, Andrew—J A Weeks et al545.89	18 Tylen, Fay L—R F Tylen et al, costs120.24	15 Empire State Surety Co—A Dunfee et al21,470.87
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18 Spiegel, Jacques—Jno Matthews Inc269.58	16 Vause, W Bernard—Title Guarantee & Trust Co281.45	16 United Mfg & Trading Co—National Folding Box and Paper Co160.54
12 Salls, Gustav & Morris—S J E Bates et al .....185.88	16 Vergesslich, Samuel H—George C Heimerdinger Co, costs .....108.60	16 Realty Investigators Corp et al—A Pardi Tile Co .....440.41
12* Sachs, Maurice et al—Hull Grippen Co .....219.75	17 Verriest, Gustav & Emma—F B Phillips et al .....113.16	16 Lavelle Real Estate Co—W P Westervelt .....1,156.15
12 Schmidt, Bernard A—M Held .....589.68	12 Wesley, Chas N—C Valencia .....81.93	16 Economic Folding Box Co—A Stuerhof .....1,305.50
12 Straus, Annie & Ascher—S Desowitz .....178.21	12*Woolverton, Chas et al—R Piskosh et al .....30.11	16 Bontepmi Rust Proofing Co—Potter & Bros, Inc .....427.57
12 Sauchez, Amador A et al—F E Rosebrock & Co .....197.30	14 Weaver, Robt T et al—Improved Property Holding Co of N Y .....379.63	16 Climax Soapstone Co—Simonds Mfg. Co .....49.97
12 Schoeppler, Walter B et al—R Piskosh et al30.11	14 Whiston, Stephen A—Olin J Stephens, Inc152.22	16 Haase Lippman Construction Co—Title Guarantee & Trust Co62.40
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12 Selig, Barnet & Baký—S P Jones et al135.17	14 Waller, Hazel S—L S Murray79.28	16 Bergen Realty Co et al—Chelsea Exchange Bank1,951.18
12 Selby, Norman—S Heineman .....392.17	14 Wolfe, Marion S—A L Silberstein .....111.91	16 Hague Realty Co et al—same .....1,951.18
12 Silverman, Bernard—S Rapp .....111.65	14 Weil, Max et al—J Cohen et al .....221.45	16 Lispenard Realty Co et al—same .....1,951.18
14 Schlitz, Magdalena admrx—W Sherman et al .....300.50	14 Wallace, Chas H et al—M Harris .....41.08	16 H Koehler & Co—J Hackett .....4,548.51
14 Spielman, Margareta—C Mentzen .....costs, 73.80	14 Wiener, Saml—W Rochlin et al .....86.78	16 Blanchard Total Combustion Gas Co—F V Chaney .....\$441.62
14 Sussman, Aaron—J Ortman .....84.65	15 Wilkes, Paul T—R C Becroff .....1,093.50	16 City of N Y—I C Ogden .....1,348.04
14 Schlesinger, Max—H F Bowsky .....91.67	15 Wisner, Archibald L—J F Hemenway .....61.17	17 Von Hardenberg Co—R Busebaum .....112.94
14 Schmere, Herman et al—I Gordon et al .....43.41	15 Wilson, Isaac et al—Luman W Johnson, Inc .....1,890.72	17 Indian Hill Co—Astor Mortgage Co .....265.27
14 Scholl, Chas et al—Stanley & Patterson, Inc .....262.91	16 West, Samuel R—M N Clement, costs .....55.00	17 Murray Engineering Co—A Ruegamer, Jr et al .....306.97
14 Silverstein, Abraham et al—V Thorne et al .....244.31	16 Walton, Howard—A S Ashmead .....149.31	17 International Metallurgical Co—G H Cogswell .....402.41
14 Sammons, Eleanor C—F W Howes .....62.96	16*Wood, Wm A Jr et al—L Eisenberg .....119.11	17 the same—the same .....costs, 27.41
14 Sontag, Nathan et al—S Molostowsky .....53.80	16 Wellman, Frederick and Mary—J Schwalbenberg .....44.72	17 Parkway Garage Co—N Y Telephone Co .....248.29
14 Shea, Harry A—Van Beuren & N Y Bill Posting Co .....173.95	16 Woll, Ernest A—P V Ransom .....775.88	17 Harlem Plumbers & Tinsmiths Supply Co—the same .....84.30
14 Sussman, Philip—F Lazarovitz et al .....3,362.45	16 Wilson, Bernard et al—Chelsea Exchange Bank .....1,951.18	17 Board of Education of the City of N Y—J J Egan .....307.47
14 Sammet, Henry P & Bertha et al—Fourteenth Street Bank .....125.00	16 Wagner, Morris et al—M Abramson .....38.67	17 Casey O'Brien Co—Alpha Portland Cement Co .....275.76
14 Sammett, Henry P & Bertha et al—the same .....124.98	16 Wilcoxson, Martin N—Miss Harman Brown Co .....328.49	17*John Karp Piano Co et al—M Thau .....29.65
14 Sammett, Henry P et al—the same .....44.00	16 Walsh, James—L Sherry, costs .....24.42	17 Jesse M Samilson Realty & Construction Co et al—A B Nast et al .....146.91
14 Smith, Elizabeth T—J Mulligan .....1,336.07	17 Waterbury, C Livingston—J J Campbell .....734.49	17 City Garage, Inc—N Y Auto Supply Co .....879.40
15 Segwartz, Sam et al—Dorsett De Marrais Co .....114.62	17 Willenbrock, Herman—United Confectioners Supply Co .....412.94	17 H C Benline Construction Co et al—C V Halley, Jr .....29.72
15 Steinberg, Isidor P—Stone Bros Dress & Waist Co .....43.26	17*Weisberg, Jacob A et al—M Malbin .....113.91	17 Flatbush Building & Material Co et al—M S Kemmerer et al .....440.12
15 Server, Saml J—J Mirantz .....1,035.03	17 Weiss, Nicholas O & Catherine N—A Schmidt .....132.65	18 Breuner, Brainin Co, Inc—L Hess Co Inc .....630.45
15 St Denis, Ruth—I S Rose .....10,087.22	17 Wagner, Frederick et al—C Lipkowitz .....92.22	18 Seven Hundred and Twenty-eight Fifth Ave Co—J E Berwind .....11,164.58
15 Shaw, Harry K—T K McCarthy .....19.31	17 Winstock, Clarence S—M Schwartz .....112.41	18 Aristocratic Pub Co—A H Muller .....5,146.38
15 Shamroth, Chas et al—I Schein .....38.31	17 Weidenfeld, Camille—W H A Fischer .....14,054.02	18 Dauntless Rowing Club—City of N Y .....86.27
15 Selis, Abraham—L Bralower et al .....105.65	17 Whiney, Horace P—B L Peck .....126.40	18*California Asphalt Co et al—Empire State Surety Co .....344.84
15 Stromwasser, Jos & Edel—L Spatz .....216.00	18 Waterman, Charles P—J C Ehlers .....94.56	18 L L Zasloff Real Estate Co et al—H Rosenthal et al .....11,507.37
15 Stern, David, Pres—F Grand .....costs, 31.52	18 Wolff, Edmund & Jules—P Devers .....200.52	18 City of N Y—D Lynch .....6,934.55
15*Smigler, Jno et al—E J Gillies et al .....25.02	18 Wendt, Ferdinand—E B Davis .....145.98	18 J R Bellis Co—J G K Higgins et al .....99.62
15 Smith, Harrison B—E H Titus et al .....3,257.89	18 Witrofsky, Rudolph—G Sard .....631.21	18 Riccadonna Hotel Co—J T Kent .....115.40
15 Smith, Jos—J Kolscher .....121.91	18 Ward, Maria E G McK & Caroline C—M M Ward et al, costs .....155.17	18 Colonial Illuminating Co—McGraw Pub Co .....482.37
16 Samets, Adolph R—American Cap Fronts Mfg Co .....102.04	18*Weil, Max et al—A Lewendosky et al .....91.91	18 City of N Y—J C Eidt .....263.72
16 Stang, Louis—J Kulla Co .....729.75	12 Ziemer, Bernhard—C B Graf et al .....costs, 107.97	18 Cunningham & Shand Construction Co et al—H Herrmann Lumber Co .....946.05
16 Sussman, Max and Alex et al—European American Bank .....268.38	12 Zwinsohn, Isaac—L Hornbostle .....98.65	18 Princess Fruit Cake Co—National Fruit Produce Co .....145.39
16 Sussman, Hyman & Beckie et al—same .....268.38	14 Zeggio, Vittorio—Chatham National Bank of N Y .....6,375.26	18 Von Hardenberg Co—I Miron et al .....197.05
16 Straus, Herman—M Landau .....115.45	16 Zuch, Eisig or Isaac—J Hirschfeld et al .....102.03	
16 Szeude, Bernard—M Landau .....27.65	16 Zampieri, Attilio J & Pietro—G Foster, costs .....123.03	
16 Slater, Edw G et al—R M Frink .....81.29		
16 Schemalleck, Bruno & Meta—N Y Importation Co .....273.52		
16 Shell, Robert F—Thos B Bowne & Son Co .....162.75		
16 Silbert, Jacob—S Lipshitz et al .....36.65		
16 Story, Benjamin—A L Axtell .....32.06		
16 Simon, Joseph—F H Lewis .....67.91		
16 Scharps, Benjamin—F S Lawson .....2,219.40		
16 Smith, Joseph—Maxims Hotel & Restaurant Co .....108.46		
17 Schroth, Ernest—E Paulat .....123.33		
17 Sado, Jacob et al—N Y Telephone Co .....60.79		
17 Scheier, Jno H et al—M Malbin .....113.91		
17 Stearns, Oscar H—Lawyers Co-operative Pub Co .....36.81		
17 Setzer, Jos F—E J Gillies et al .....19.61		
17 Steinfeld, Morris—M L Barbey .....519.27		
17 Sanford, Morton J—B K Bloch .....122.59		
17 Sturman, Abraham et al—L R Morrow .....845.79		
17 Silberman, Henry M—the same .....845.79		
17 Simons, Leopold S—M Levine, costs, 108.28		
17 Samilson, Jesse M et al—A B Nast et al .....146.91		
17 Stratton, Wm D—W M Cohen .....3,208.00		
17 Schwartz, Harry—G L Eckstein .....122.46		
17 Sydmet, Louise—E M Van Horn .....85.19		
17 Strout, Jno—K Verni .....172.15		
18 Saltzman, Solomon et al—City of N Y, costs .....33.65		
18 September, David L—I Kraus .....52.01		
18 Schaefer, Otto—M Ochs .....329.41		
18*Shick, Max et al—E Herzberg .....46.15		
18 Santangelo, Raffaele—G Lacovara .....225.22		
18 Schuman, Albert C et al—Nason Mfg Co .....412.38		
18 Savage, Geo N Jr—Equitable Trust Co of N Y .....51.40		
18 Sherman, Emma S—W C Cornell .....481.02		
18 Sherman, Emma S—W C Corne .....481.02		
18 Shand, Geo J et al—H Herrman Lumber Co .....946.05		
18 Schley, George—F B McLean .....85.75		
18 Segal, Aaron—M Chapkowsky .....69.55		

CORPORATIONS.

12 Harlem Steam Laundry—J Wenning .....42.37	14 Twentieth Century Auto Touring Co—M Schwartz .....888.12
12 National Standard Brewing Co—S Trimmer & Sons, Inc .....281.62	14 Arthur W Wall Building & Construction Co—H A Von Dietsch .....1,689.03
12 Taft Construction Co et al—Hull Grippen Co .....219.75	14 Progressive Invention Co—A R Morris .....112.15
12 Economic Folding Box Co—Traders Paper Board Co .....305.57	14 Associated Architects Printing & Supply Co—Kolesch & Co .....125.31
12 Glen Engineering & Construction Co—E Bedford .....226.77	14 Butler Gas Lighting & Heating Co—Jno A Roebings Sons Co of N Y .....502.21
12 Illinois Surety Co et al—City of N Y .....984.18	14 Betts & Betts Inc—the same .....163.66
12 Waterbury Rubber Mfg Co—Hamilton Rubber Mfg Co .....8189.50	14 Mountain Construction Co—National Fireproof Sash & Door Co .....81.22
12 Purity Baking Co—G W Goodwin .....503.47	14 Aetna Bond & Realty Co—Commonwealth Holding Co .....1,634.92
12 J W Melick & Co—Nassau Bank .....524.41	14 Heimann Robinson Construction Co—N Y Telephone Co .....66.85
12 Girard Supply Co—A T Johnson .....470.11	14 Hansborough Building Co—the same .....163.30
14 Elmer Realty Co—Drescher Rotberg Co .....75.01	14 Brooklyn Scrap Iron Co—the same .....43.20
14 Vaudeville Moving Picture Co of America—City of N Y .....57.00	14 Wholesome Food Co—Lithograph & Mfg Co .....93.06
14 Twentieth Century Auto Touring Co—M Schwartz .....888.12	14 Metropolitan Mercantile & Realty Co—R B Washington .....411.17
14 Arthur W Wall Building & Construction Co—H A Von Dietsch .....1,689.03	14 Sirius Co—Gage Pub Co .....148.78
14 Progressive Invention Co—A R Morris .....112.15	
14 Associated Architects Printing & Supply Co—Kolesch & Co .....125.31	
14 Butler Gas Lighting & Heating Co—Jno A Roebings Sons Co of N Y .....502.21	
14 Betts & Betts Inc—the same163.66	
14 Mountain Construction Co—National Fireproof Sash & Door Co81.22	
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14 Heimann Robinson Construction Co—N Y Telephone Co66.85	
14 Hansborough Building Co—the same163.30	
14 Brooklyn Scrap Iron Co—the same .....43.20	
14 Wholesome Food Co—Lithograph & Mfg Co .....93.06	
14 Metropolitan Mercantile & Realty Co—R B Washington .....411.17	
14 Sirius Co—Gage Pub Co .....148.78	

SATISFIED JUDGMENTS.

Nov. 12, 14, 15, 16, 17 and 18.	
Adolph S Miller—M M Schwarsenski. 1910.435.93	
Bolton, Jas H—P Hahn et al. 1889 .....417.56	
Bean, Henry W—G H Clune. 1908 .....11,963.32	
Beckerman, William & Beckerman Construction Co—M Brodsky. 1910 .....336.31	
Bopp, John F & Bernhard—J Scanlon. 1910 .....472.17	
Bopp, John—J Scanlon et al. 1909 .....48.08	
Brady, John B—E B Stimpson Co. 1910 .....93.91	
Butterfield, Julia L—H A James et al. 1904 .....505.00	
Same—E I Chase. 1904 .....2,245.16	
Same—C A James. 1904 .....2,245.16	
Same—J C Prescott. 1904 .....2,245.16	
Same—E F James et al. 1904 .....2,245.16	
Cahn, Hermann—P Gerli et al. 1910 .....10.00	
Carlin, Patk, Fredk W & Jno J—W P Collins et al. 1906 .....5,775.12	
Cutting, Robt L & Rose P Aul—Standard Trust Co of N Y. 1901 .....67.51	
Crandall, Wm S—H Clarkson, Jr. 1909. 60.91	
Duffy, Hugh—M Isaacs. 1908527.90	
Duffy, James J—D Slucchi. 19081,923.79	



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MECHANICS' LIENS

Nov. 12.

- 163—Elsmere pl, s s, 300 w Marmion av, 100x100. Jos Reznik agt Home St Realty Co. \$300.00
- 164—Broadway, s e cor 43d st, 105x194. D H McLaury Marble Co agt Mary A Fitzgerald, Broadway and Forty-Third Street Building Co & C L Gray Construction Co. 20,860.00
- 165—16th st, Nos 114 & 116 East. Levering & Garrigues Co agt Second Manhattan Office Building Co & Bliss & Griffiths. 9,340.60
- 166—9th av, s e cor 42d st, 20x45. Theodore C Wood agt Louis Bruner, Andrew Golbraith & Gallagher & McCahill. 113.00
- 167—Madison st, n e cor Jefferson st, 23.10x80. Max Blumberg agt Louis Shulsky Co & Jacob Spector. 365.00
- 168—Broadway, s e cor 43d st, 105x194. Edwin M Houghtaling et al agt Mary A Fitzgerald, Broadway & 43d Street Building Co, Frank R Tate, Geo M Cohan Theatre Co & C L Gray Construction Co. 1,291.02

Nov. 14.

- 169—Amsterdam av, n e cor 59th st, 100x100. Wotherspoon Plaster Mills, Inc, agt College of Physicians & Surgeons & Trustees of Columbia College, Rossell & Pfeffer & Gallagher & McCahill. 1,017.26
- 170—Reiss pl, n e cor Bronx Boulevard, 102.8x102.8. Wm Balkin agt Geo Reiss & Henry Jaeger. 400.00
- 171—Elsmere pl, Nos 790 to 796. Michael Gerussi agt Home St Realty Co. 440.00
- 172—16th st, Nos 114 & 116 East. Atlantic Terra Cotta Co agt Second Avenue Office Building Co & Bliss & Griffiths. 2,000.00
- 173—7th av, n e cor 24th st, 90x80. Same agt same. 12,500.00
- 174—Andrews av, Nos 2202 & 2204. Theodore C Wood agt Jessamine C Bliss, Collins P Bliss & Bliss & Griffiths. 803.79
- 175—16th st, Nos 114 & 116 East. Same agt Second Avenue Office Building Co & Bliss & Griffiths. 6,507.06
- 176—Same property. Herrmann & Grace Co agt same. 3,539.00
- 177—7th av, n e cor 24th st, 87.4x79.3. Cornelius J Gallagher agt Manhattan Office Building Co & Bliss & Griffiths. 722.50
- 178—217th st, n s, 100 e White Plains rd, 25x100. Griffin Roofing Co agt Jas Butler, Inc, & Gustave Schmidt, Jr. 282.00
- 179—7th av, n e cor 24th st, 87x79. Rufus Darrows Sons agt Second Manhattan Office Building Co & Bliss & Griffiths. 8,238.19
- 180—Same property. H W Pabens Sons agt First Manhattan Office Building Co, Manhattan Office Building Co, Second Manhattan Office Building Co & Bliss & Griffiths. 4,590.00
- 181—16th st, Nos 114 & 116 East. National Fire Proofing Co agt Second Manhattan Office Building Co & Bliss & Griffiths. 1,248.33
- 182—Washington av, e s, 100 s 183d st, 50x90. Bernard Kupferman agt Jos Poldow. 463.00
- 183—16th st, Nos 114 & 116 East. Henry J Hoerner et al agt Second Manhattan Office Building Co & Bliss & Griffiths. 1,400.00
- 184—Longwood av, No 874. Harry Meltzer agt Louis P Bernstein. 372.00
- 185—1st av, n w cor 4th st, 28x100. Staudinger & Reisinger agt August Witzel & Schaeffer & Harrington. 225.00
- 186—16th st, Nos 114 & 116 East. Russell & Erwin Mfg Co agt Second Manhattan Office Building Co & Bliss & Griffiths. 583.00
- 187—Same property. National Fire Proofing Co agt Second Manhattan Office Building Co & Bliss & Griffiths. 1,248.33
- 188—Same property. Jno Jordis Iron Works, Inc agt Second Manhattan Office Building Co & Bliss & Griffiths. 4,079.00
- 189—7th av, n e cor 24th st, 86.11x79.2. Jas E Dutton agt Manhattan Office Building Co & Bliss & Griffiths. 680.00
- 190—Audubon av, s e cor 177th st, 100x100. Kahn & Malkin Co agt Heights Town Construction Co & Louis Cohen. 100.00
- 191—Brook av, No 459. Hurwitz & Finkelstein Iron Works agt H Brand & Goldstein Bros. 285.00
- 192—99th st, Nos 62 & 64 East. Fooks Engine Co agt Jacob Shenk (renewal). 60.75

Nov. 15.

- 193—7th av, n e cor 24th st, 86.11x79.2. Milliken Bros Inc agt Manhattan Office Building Co & Bliss & Griffiths. 42,561.00
- 194—Same property. Sykes Steel Roofing Co agt same. 3,250.00
- 195—16th st, Nos 114 & 116 East. Jno W Rapp Co agt Second Manhattan Office Building Co & Bliss & Griffiths. 1,494.00
- 196—Same property. International Sprinkler Co agt same. 4,292.00
- 197—7th av, n e cor 24th st, 86.11x79.2. Fiske & Co Inc agt First Manhattan Office Building Co, Second Manhattan Office Building Co & Bliss & Griffiths. 384.00
- 198—Andrews av, e s, 185 n University av, 60x100. Same agt Jessamine C Bliss & Collins P Bliss & Bliss & Griffiths. 647.89
- 199—7th av, n e cor 24th st, 86.11x79.2. Pfothenhauer Nesbit Co agt Manhattan Office Building Co, First Manhattan Office Building Co, Second Manhattan Office Building Co & Bliss & Griffiths. 1,310.00
- 200—Andrews av, Nos 2202 & 2204. Henry G Silleck, Jr, agt Jessamine C & Collins P Bliss & Bliss & Griffiths. 555.57
- 201—Wadsworth av, n e cor 177th st, 89.10x100. Savoy Glass Co agt Jno D Berry Co. 546.60
- 202—16th st, Nos 114 & 116 East. Tucker & Vinton agt Second Manhattan Office Building Co & Bliss & Griffiths. 100.00
- 203—28th st, No 45 West. Jacob Paletz et al agt Geo M D Kelly, Saml H Russin & Solomon Hanfling. 1,533.34

- 204—16th st, Nos 114 & 116 East. Jacob Stockinger agt Second Avenue Manhattan Office Building Co & Bliss & Griffiths. 542.35
- 205—Walton av, e s, 101 n Tremont av, 100x100. Dominick La Sala agt Henry C Benline & Maverick Construction Co. 800.00
- 206—117th st, Nos 523 to 529 East. Greater New York Tin & Tar Roofing Co agt Emma C West. 200.00
- 207—70th st, Nos 506 & 508 East. Same agt same. 45.00
- 208—Andrews av, No 2202. M Abbotts Sons agt Theodore C Wood, Jessamine C Bliss, Collins P Bliss & Bliss & Griffiths. 508.06
- 209—Andrews av, Nos 2202 & 2204. Carl J Anderson agt Jessamine C & Collins P Bliss & Bliss & Griffiths. 500.00
- 210—7th av, n e cor 24th st, 90x80. Lawson & MacMurray agt The Second Manhattan Office Building Co & Bliss & Griffiths. 912.60
- 211—95th st, No 118 West. Antonio Guarino agt Congregation Pincus Elijah. 332.00
- 212—7th av, n e cor 24th st, 87.4x79.3. Jno H Scully Blue Stone Co agt Second Manhattan Office Building Co & Bliss & Griffiths. 400.00
- 213—68th st, Nos 258 & 260 West. Carlo Nota agt Chas F Miller, Vincenzo La Torre & Peter Altieri. 117.00
- 214—Same property. Guiseppa Lebre agt Chas Miller, Vincenzo La Torre & Peter Altieri. 210.00
- 215—Wilkins pl, w s, 102.7 s 170th st, 81.3x irreg. Arthur Neithardt agt Success Construction Co, Harry J Hess & Pucci Construction Co. 93.00
- 216—125th st, No 120 West. Jacob Rubin agt Mary Devlin & Gordon & Stein Construction Co. 350.00
- 217—16th st, s s, — w Lexington av or Irving pl, 56.6x103.3. Thos J Byrne Co agt Second Manhattan Office Building Co & Bliss & Griffiths. 2,105.61
- 218—Satisfied.
- 219—7th av, n e cor 24th st, 79.2x86.11. Jas J Mooney agt Second Manhattan Office Building Co & Bliss & Griffiths. 6,182.30

Nov. 16.

- 220—Elsmere pl, s s, 300 w Marmion av, 100x100. Federal Tile Co agt Home Street Realty Co & Harry Levin. 200.00
- 221—45th st, Nos 510 to 514 West. Griffin Roofing Co agt Thomas Connors & Siegel Bros. 85.00
- 222—Morris av, n w cor 165th st, 50.10x102.8. Bregman, Rosenberg & Rotner Co agt Civic Realty & Construction Co. 275.00
- 223—67th st, No 27 East. Rudolph Anderson agt Hartman K Evans & Henry Hart. 307.13
- 224—8th av, No 972. Acme Metal Ceiling Co agt Columbia Circle Arcade Co & Sigmund Fox. 291.00
- 225—16th st, Nos 114 & 116 East. Emma C Carlson et al agt Second Manhattan Office Building Co & Bliss & Griffiths. 1,620.00
- 226—Lexington av, No 223. Isidor Schwartz agt H Ragg, N Y Plumbing & Heating Co and Harry Applebaum and Charles Lowen. 104.61
- 227—Creston av, w s, 93 s 183d st, 83x—. Savoy Glass Co agt Walman Realty Co. 110.00
- 228—Same property. Hyman Delinsky agt Walmour Realty Co. 290.00
- 229—Amsterdam av, n e cor, 59th st, 100x100. Hull Grippen & Co agt College of Physicians & Surgeons and Trustees of Columbia College and Gallagher & McCahill. 42.40
- 230—Lenox av, s e cor 143d st, 24.11x85. Schaeffler & Harrington agt Spencer Blake Realty Co. 575.50
- 231—Robbins av, n e cor, 149th st, 100x105. Arthur Neithardt agt Robert J Moorhead & Pucci Construction Co. 208.50
- 232—7th av, n e cor 24th st, 86.11x79.2. P J Duff & Sons, Inc, agt First Manhattan Office Building Co, Manhattan Office Building Co and Second Manhattan Office Building Co and Bliss & Griffiths. 4,975.00
- 233—Crotona Park North, n s, 142 e of Prospect av, 50x100.2. Arthur Neithardt agt Harris Ratner and Pucci Construction Co. 34.75
- 234—16th st, Nos 114 & 116 East. Rock Plaster Mfg Co agt Second Manhattan Office Building Co and Bliss & Griffiths. 897.00
- 235—143d st, s s, 125 w 8th av, 25x100. Acme Metal Ceiling Co agt Giovanni de Maio, Picone & Oliva Construction Co. 150.00
- 236—143d st, s e cor 8th av, 25x100. Henry Weingarten agt Samuel Hoffman and Pearl Building Co. 25.00

Nov. 17.

- 237—Intervale av, No 1217. John A McCarthy & Bro agt James Butler, Inc, & Gustave Schmidt, Jr. 311.79
- 238—Wilkins av, Nos 1464 to 1468. Gaetano Zingales agt M F Construction Co. 550.00
- 239—Same property. Same agt same. 750.00
- 240—Wilkins av, Nos 1470 & 1474. Same agt same. 400.00
- 241—Baxter st, No 20. Domenico Pellettieri agt Lena Finelite & Nicholas Cristiano. 23.00
- 242—16th st, Nos 114 & 116 E. Claremont E Smith & Co agt Second Manhattan Office Building Co & Bliss & Griffiths. 2,384.63
- 243—34th st, Nos 514 to 520 West. Keepsdry Construction Co agt Highwood Wakefield Building Co, Hedden Construction Co, Charles Mildner. 431.10
- 244—Elsmere pl, s s, 300 w Marmion av, 100x100. George Colon & Co agt Home Street Realty Co. 1,354.55
- 245—Tinton av, w s, 267.6 n 161st st, 100x100. Brooklyn Fire Proof Sash & Door Co agt Weisman & Herman. 295.00
- 246—Seneca av, s s, 125 w Faile st, 47x102. Hyman Levin agt Wilson Construction Co. 200.00

- Doyle, John & Edw M—Lino Paint Co. 1909. 64.90
- Doernberg, Michael J—N Y Slate Works. 1902. 68.32
- Duggan, Michael & Maria—H B Davis. 1907. 83.30
- Donohue, Annie—A Schieck et al. 1908. 25.23
- Dietz, Jas E—H M Greene. 1910. 3,704.95
- Duffy, Hugh—J Hecht. 1909. 174.22
- Epstein, Wm & Saml M—J M Donogh. 1910. 886.00
- Fanning, Fredk E—L Meyer. 1910. 73.69
- F Goldstein, Charles—L Popper et al. 1910. 141.08
- Galler, Harris—L Schlesinger. 1906. 300.00
- Goodelman, Simeon, Peter Diamond, Edw L Brown & Cornelius Friend—Broadway Trust Co. 1910. 227.51
- Gross, Jacob—L Levy. 1910. 89.65
- Hubbard, Oscar—S Cohn. 1908. 37.67
- Honrahan, Jas—G Ganong. 1910. 134.91
- Hannes, Max A—N Lehrhaupt et al. 1901. 152.42
- Heyman, Jos—N Y Telephone Co. 1902. 51.26
- Heise, Annie—Walker & Gordon Laboratory Co. 1906. 96.95
- Hanlon, Daniel E—J Fitzgerald. 1907. 842.87
- Heise, Annie T H—B Michael. 1905. 114.22
- Hudson Companies—S Brody. 1909. 1,556.68
- Jacobs, Sheinhard—City of N Y. 1909. 60.17
- Jones, Karoline—H Pendelton, Jr. 1910. 406.60
- Jacobs, David—F Gottlieb. 1910. 79.41
- Jones, Nettie J & Cyrus P—M A Lazareff. 1910. 140.00
- Jackson, Joseph—J Mautner et al. 1897. 379.33
- Kohl, John—G Herold. 1910. 463.07
- Kohn, Harry N & Jos M Goldberg—J A Schurer. 1910. 798.97
- Leonard, Wm J—J Weber et al. 1910. 113.28
- Lipkin, Lena—Imperial Curtain Co. 1910. 68.65
- Lumb, Margaret—W E Cramer. 1905. 34.41
- Lane, Robt E—M Potts. 1910. 820.04
- Lautensack, George—City of N Y. 1909. 27.61
- Levey, Bertha—Tenement House Dept. 1910. 260.00
- Lane, Wm—A A McAnrey. 1910. 2,091.16
- Maas, Thillie, Jacob Mendelowitz & Hayman Benowitz—S Horowitz et al. 1910. 140.35
- Same—same. 1910. 123.70
- Mahoney, James P & Henry Bolter—People, &c. 1910. 500.00
- Same—same. 1910. 500.00
- McCormick, Harry & Henry Bolter—People, &c. 1910. 500.00
- Meyer, Henry—M Setzer. 1910. 62.69
- McGowan, Elizabeth—Arnold Constable & Co. 1908. 63.56
- Moskowitz, Adolph—J Goldstein. 1901. 22.89
- Ober, Robt—Santee Club. 1909. 38.59
- Same—same. 1910. 124.37
- Quinn, John E—P Pursell. 1905. 300.00
- Ritchie, Wm J & Walter E Ellis—Post & Davis Co. 1908. 15,541.05
- Ramm, Geo—O P Panhorst. 1910. 1,131.88
- Schuller, Max—K Badler. 1910. 31.65
- Sumner, Fredk C—W B Richardson et al. 1910. 35.32
- Solomons, Ida S B—Riverside Bank. 1904. 379.64
- Silverson, Abraham—Sperry Popham Coal Co, Ltd. 1907. 141.83
- Schmith, Herman & Henry Gurian—W Lawton. 1910. 129.17
- Sperber, Max—N Sperber. 1910. 332.93
- Schwartz, Jacob—H G Silleck, Jr. 1908. 222.05
- Schilt, Esther—N Y City Ry Co. 1909. 107.88
- Tesimy, Emma E—P May. 1902. 647.86
- Treretola, Frank—M Pollak. 1909. 113.04
- Talbot, Harved R—C G Rand. 1910. 559.25
- Van Patten, Frederick—G Baldwin et al. 1910. 158.42
- Vallaro, Michelle—David Mayer Brewing Co. 1910. 796.95
- Winchell, Virgil H—Biehl Estate Corp. 1910. 255.02
- Ware, Edwin S—L Kugel. 1910. 442.91
- Woodin, Ernest H—J H English. 1909. 96.00

CORPORATIONS.

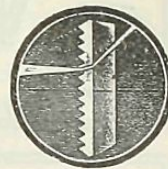
- *Consolidated Gas Co of N Y—S E Weller. 1908. 2,693.16
- *Commercial Twine Co—M Schalk. 1907. 2,642.22
- Smith Hemenway Co—Galvanotype Engraving Co. 1910. 86.41
- Art Cabinet Mfg Co—American Marble & Slate Works. 1910. 133.67
- Eller Mfg Co—M Schweiger. 1910. 47.21
- The Supreme Lodge of the Sons of Italy—F Muscarnera. 1908. 215.41
- Brooklyn Heights R R Co—J Grady. 1910. 1,143.66
- Same—J T Grady. 1910. 250.00
- Nassau Electric R R Co—E I A McAuslin. 1910. 641.27
- Pennsylvania R R Co—R A Goldstein. 1910. 389.32
- Same—same. 1910. 93.23
- N Y Wire Construction Co—M Jantos. 1910. 87.40
- Same—J Jantos. 1910. 48.95
- Olson, Jno E & Dry Dock Sash & Door Co—F Eckenroth. 1910. 374.76
- Schenck Piano Co—C M Bernadas. 1910. 99.60
- Same—same. 1910. 9,641.65
- Mills Baking Co—Albert Seligman & Co. 1910. 185.88
- Milliken, Seth M, Samuel D Brewster, Gerrish H Milliken, Thomas P Curtis, Daniel W Farnsworth, Harold A Hatch, Henry Maxwell & Albert L Fitzpatrick—Galland Cohn Hall Co. 1910. 127.83
- Same—same. 1910. 3,627.57
- *Borgia Marble Works—A Walters. 1910. 274.41
- Longfellow Realty Corp, Nathan Passman & Nathan Axelrod—P Emanuel. 1910. 328.48
- Ferber, Nathan & Cilley—N Mewgold et al. 1909. 48.07
- Steinway & Sons—J Mason. 1903. 160.11

*Vacated by order of Court. *Satisfied of appeal. *Released. *Reversed. *Satisfied by execution. *Annulled and void.

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247-16th st, Nos 114 & 116 East. J P Duffy Co agt Second Avenue Office Building Co & Bliss & Griffiths	49.44
248-7th av, n e cor 24th st, 79.2x86.11. Same agt Manhattan Office Building Co & Bliss & Griffiths	29.44
249-Anthony av, e s, 178.10 s 173d st, 98.11x101.6x irreg. Colwell Lead Co agt Anthony Avenue Construction Co & Alfred David Co.	1,712.07
250-217th st, n s, 100 e White Plains road, 25x100. A P Bigelow & Co agt James Butler Inc. & Gustave Schmidt, Jr.	1,749.85
251-Intervale av, w s, 108.5 n 169th st, 25x184. Same age same	1,852.36
252-Clay av, s w cor 173d st, 106.6x65.7. Arthur Neithardt agt Freedman Construction Co, Anton Rinchler, Wilhelmine Rinchler & Pucci Construction Co	36.00
253-Bathgate av, e s, 113 s Tremont av, 27x85. Kues Bros Iron Works agt John Leonard (Renewal)	349.90
254-Satisfied.	
255-Bowery, Nos 27 & 29.	
Bayard st, Nos 31 & 33.	
Eugene P Etzel agt Mrs Margaret H Blyth & John A Dooner	50.00
256-West End av, No 520. Isaac Levinson agt Mary W Somerville	352.60
257-115th st, No 203 East. Israel Bornstein agt Mary Israel & Rosenberg Contracting Co (Renewal)	114.00
258-7th av, n e cor 24th st, 79.2x86.11. F W Seagrist Jr Co agt Manhattan Office Building & Bliss & Griffiths	354.75
259-16th st, Nos 114 & 116 East. Same agt same	69.12
260-Tinton av, Nos 903 to 907. Consolidated Chandelier Co agt Weisman & Herman Inc, Morris Herman & Abraham Weisman	520.00
261-178th st, s s, 75 w Vyse av, 50x100. John Trainor agt Kyle Construction Co & John Kyle & Otto Von Schoen	150.50
262-59th st, No 208 East. Jacob Lippen agt Jones Weil & Bernard Mayer and C & H Siegle	25.00
263-42d st, s s, whole front, between Bway & 7th av, 87x50. C E Halbeck & Co agt United Chemists Co, Joseph H Flick, Broadway & 42nd Street Co, 1465 Broadway Co & Henry J Berry, Estate of Charles A Coe & C L Gray Construction Co	79.45
264-Broadway, s e cor 43d st, 105x194. Same agt Broadway & 43d St Building Co, Frank R Tate, George M Cohan Theatre Co, Mary A Fitzgerald & C L Gray Construction Co	915.89
265-16th st, Nos 114 & 116 East. Braunfels Browning Co agt Second Manhattan Office Building Co & Bliss & Griffiths	483.97
266-7th av, n e cor 24th st, 86.11x79.2. Same agt Manhattan Office Building Co & Bliss & Griffiths	406.25
267-Andrews av, No 2202. Same agt Jessamine C & Collins P Bliss & Bliss & Griffiths	88.68
Nov. 18.	
268-217th st, n s, 105 e White Plains rd, 25x114.	
Intervale av, w s, 108.6 n 169th st, 25x184.10	
Arthur E MacLean agt Jas Butler, Inc & Gustav Schmidt, Jr	669.25
269-16th st, Nos 114 & 116 East. Osborne Rae & Co agt Second Manhattan Office Building Co & Bliss & Griffiths	3,160.00
270-Broadway, s e cor 110th st, 100x100x irreg. Breitholtz-Krumholz Construction Co agt Josephine Schmidt, Jno F Doughitt, Chas A Holland & Broadway Varieties	2,377.50
271-5th av, No 564. Jos Elias agt Arpinel Pavshanjian, Ardemus Pavshanjian & W Shelton Swallow Co	500.00
272-26th st, Nos 244 to 250 West. White Contracting Co agt Wells Fargo Express Co & Manning Noble & Co	3,190.00
273-Andrews av, Nos 2202 & 2204. Chas M Gray Marble & Slate Co agt Jessamine C & Collins P Bliss & Bliss & Griffiths	136.25
274-16th st, Nos 114 & 116 East. Same agt Second Manhattan Office Building Co & Bliss & Griffiths	1,470.00
275-Alexander av, No 225. Chas H Fenichel agt Henry C Entrup & J Wm Kaiser	615.30
276-Lexington av, No 223. Harry Applebaum agt H Bagg & Chas H Lowen	258.00
277-Belmont av, n w cor 183d st, 100x100.3. Yeamon J Fisher agt Wm Schmalzbach	30.00
278-130th st, n s, 80 w Lex av, 80x99.11. Roof Maintenance Co agt Meyer Sacks & Lexington Sheet Metal Works (renewal)	125.00
279-234th st, n s, & 235th st, s s, 185 w Katonah av, 52x150. Vincenzo Santirocco et al agt Germansky Construction Co	2,100.00
280-Audubon av, n e cor 176th st, 99.11x100. Empire City Gerard Co agt Granite Construction Co & Saml J, Ruth & Isidore Wit-kind	900.00
281-Clason Point rd, n s, bet Pugsley & Betts avs, 410x131. Harlem Supply Co agt Martin J Kane & P F Phelan	84.39
282-Macy pl, s w cor Hewitt pl, 40x90. Jacob Cohen agt Higgins & Stanton Construction Co	120.00
283-Cedar av, w s, 49.7 n 179th st, 24x39. Bernard Greenthal agt Walter L White & E Trenholm Co	55.00
284-Madison st, n e cor Jefferson st, 23.10x80.2. Harry Drapkin agt Louis Shulsky & Jacob Spector	173.00

BUILDING LOAN CONTRACTS.

Nov. 12.	
No Building Loans filed this day.	
Nov. 14.	
Park View pl, n w s, 375.8 s 190th st, 55x70. Corporate Mortgage Co loans Fordham Realty Co to erect a - sty building; 5 payments	7,500.00
158th st, n s, 125 e Broadway, 100x99.11. Lawyers Title Ins & Trust Co loans Melvin Realty Co to erect a 6-sty apartment; 5 payments	100,000
Prospect av, e s, 414.1 s 165th st, 75.4x197.7x irreg. Same loans Friedman Construction Co to erect a 6-sty apartment; 5 payments	100,000
120th st, Nos 325 & 327 East. Same loans same to erect a 5-sty apartment; 5 payments	47,000
Nov. 15.	
Rogers pl, e s, 350.1 n Westchester av, 50x90. Jas G Wentz loans Roger Building Co to erect a - sty bldg; - payments	28,000
Nov. 16.	
No Building Loan Contracts filed this day.	
Nov. 17.	
Greenwich st, e s, 59.10 n 11th st, 21x70.9x21x71.6. Atlantic Dock Co loans Greenwich Investing Co to erect a - sty bldg; - payments	10,000
Greenwich st, e s, 74.5 n Le Roy st, 50x100. Same loans same to erect a - sty bldg; - payments	10,500
238th st, n s, 200 e Martha av, 50x100. Central Mortgage Co loans Wesley Construction Co to erect a - sty bldg; - payments	7,000
197th st, s s, 55 e Valentine av, 25x90. Manhattan Mortgage Co loans Jacob Blaesser to erect a - sty bldg; - payments	7,000
Nov. 18.	
Vyse av, w s, 86.7 s 180th st, 38.6x105.3. Greenwich Mortgage Co loans Krabo Ernst Realty Co to erect a - sty bldg; - payments	26,000
15th st, s s, 150 e 9th av, 100x103.1. Han-over Mortgage Co loans The Huldana Realty Co to erect two 6-sty apartments; 12 payments	125,000
Nov. 12.	
*Park av, intersec 167th st, known as bridge over N Y C & H R R R Co tracks. Mary Trotta agt N Y C & H R R R Co et al. (Oct 10, 1910)	
Intervale av, e s, intersec w s Wilkins pl. Zingales Construction Co agt David Herman Construction Co, Inc. (Oct 31, 1909)	
240th st, s s, 275 e Martha av. Clyde L Howes agt Chas Lindner et al. (Oct 19, 1910)	
Same property. Robt Jackson agt same. (Nov 9, 1910)	
Tremont av, No 903. Nassau Fireproofing & Construction Co agt Evelyn Building Co et al. (Aug 4, 1910)	
*Wilkins av, Nos 1464 to 1474. Standard Plumbing Supply Co agt M F Construction Co et al. (Nov 1, 1910)	
Nov. 14.	
Courtlandt av, Nos 622 & 625 and 623 & 625. Oriental Fire Proof Sash & Door Co agt Onyx Realty Co et al. (July 6, 1910)	875.00
Same property. Savoy Glass Co agt same. (July 8, 1910)	540.00
Same property. Jos Maurice agt same. (July 9, 1910)	1,200.00
Same property. Jacob Zimmerman agt same. (Aug 8, 1910)	1,100.00
Same property. Alfred Ritchings agt same. (July 16, 1910)	600.00
Same property. Bronx Marble Works agt same. (July 22, 1910)	1,340.00
Same property. Wm Blumenauer agt same. (July 14, 1910)	597.50
Same property. Jno F Mason agt same. (July 13, 1910)	317.29
Same property. Hubener & Escher agt same. (July 7, 1910)	8,498.00
Same property. Bonyor & Simon agt same. (July 18, 1910)	1,675.00
Grand Boulevard & Concourse, e s, 150 n Burnside av. Fredk Porsth agt Tremont Temple Congregation Gates of Mercy et al. (Dec 31, 1909)	145.00
Same property. Peter Bonelli agt same. (Dec 18, 1909)	1,200.00
Same property. Tagar & Katz agt same. Dec 15, 1909	3,100.00
Same property. Church E Gates & Co agt same. (Dec 16, 1909)	401.17
*23d st, No 158 West. Abner P Biglow et al agt Mentor Realty Co et al. (Aug 24, 1910)	45.65
Lafontaine av, w s, 150 n 178th st. Mantel & Refrigerator Co agt Valentine Construction Co. (June 16, 1910)	300.00

SATISFIED MECHANICS' LIENS.

Nov. 12.	
No Attachments filed these days.	
Nov. 14.	
Loonen, Robt & Josephine M; Benjamin P Ducas; \$12,000; J C Guggenheimer.	
Nov. 15.	
No Attachments filed this day.	
Nov. 16.	
MacMillan, J Harry; Melville D Martin; \$1,400; Greene, Hurd & Stowell.	
Meer, Joseph; Feodor Hoffman; \$646.55; Godnick & Wilson.	
Nov. 17.	
No Attachments filed this day.	
Nov. 18.	
*Audubon av, n e cor 175th st. Macdonald Roofing Co agt Simon Improvemest Co et al. (Nov 17, 1910)	
45th st, n s, 271.9 e 7th av. American Radiator Co agt Baldwin Engineering Co et al. (Aug 9, 1910)	

Nov. 15.

234th st, n s, 185 w Katonah av. Wm G Kinney agt Germansky Construction Co et al. (Oct 10, 1910)	180.15
Chatterton av, No 2113. Unionport Lumber & Mfg Co agt Martin Danenfeiser et al. (June 27, 1910)	96.88
Prospect av, Nos 2304 & 2306. Van Nest Wood Working Co agt Anna Welschman et al. (Oct 27, 1909)	682.38
*Webster av, n e cor 179th st. Harris Mas-kin agt Caryl A Montgomery et al. (Sept 29, 1910)	185.00
*Courtandt av, Nos 623 & 625 and 622 & 624. Louis Macousey agt Onyx Realty & Construction Co et al. (July 7, 1910)	5,260.00

Nov. 16.

St Anns av, Eagle av, 150th to 161st st, block &c. Terry Construction Co agt A Hupel's Sons et al. (June 27, 1910)	347.09
Mercer st, No 231. Edward Feuerstein agt Joseph L Buttenwieser et al. (Sept 13, 1910)	845.00
Same property. Isaac Brown agt same. (Sept. 13, 1910)	170.00
Same property. Wagreich & Bragman agt same. (Sept 13, 1910.)	72.00
172d st, No 601 West. Samuel Belkind agt Barnard Realty Co et al. (Oct 29, 1910.)	81.00
Broadway, s e cor 44th st. Oscar E Larkin agt Henry Schwarzwalder et al. (Nov. 11, 1910)	200.00

Nov. 17.

217th st, n s, 83 e White Plains rd. Jno H Sturk agt Jas Butler, Inc. (Nov 15, 1910)	738.88
21st st, Nos 48 to 52 East. Theodore P Searles agt Roscorn Realty Co et al. (Nov 10, 1910)	345.00
Crotona av, n e cor 180th st. Eller Mfg Co agt Pirk Realty Co et al. (Sept 14, 1910.)	302.00
Nov. 18.	
*Audubon av, n e cor 175th st. Macdonald Roofing Co agt Simon Improvemest Co et al. (Nov 17, 1910)	150.00
45th st, n s, 271.9 e 7th av. American Radiator Co agt Baldwin Engineering Co et al. (Aug 9, 1910)	1,601.81

ATTACHMENTS.

Nov. 11 and 12.

No Attachments filed these days.	
Nov. 14.	
Loonen, Robt & Josephine M; Benjamin P Ducas; \$12,000; J C Guggenheimer.	
Nov. 15.	
No Attachments filed this day.	
Nov. 16.	
MacMillan, J Harry; Melville D Martin; \$1,400; Greene, Hurd & Stowell.	
Meer, Joseph; Feodor Hoffman; \$646.55; Godnick & Wilson.	
Nov. 17.	
No Attachments filed this day.	

CHATTEL MORTGAGES.

CHATTEL MORTGAGES AFFECTING REAL ESTATE.	
Nov. 10, 11, 12, 14, 15 and 16.	
Bliss & Griffiths. 114-16 East 16th st. A B See Electric E Co. Elevator. (Contract.)	11,312
Bliss & Griffiths. N e cor 7th av & 24th st. A B See Electric Elevator Co. Elevator. (Contract.)	10,900
Cherwra Banai Rapport Synagogue. 207 E 7th st. American Chandelier Co. Fixtures, &c.	400
East 167th St Realty Co. 167th st, bet Southern Boulevard & Simpson st. American Chandelier Co. Fixtures, &c. (Contract.)	700
East 167th St Realty Co. S side 167th st & 100 ft west of Southern Boulevard. Peter Sinnott. Heating Plant. (Contract.)	1,300
Farago, D. Van Nest av, e s, 250 ft s of Unionport road. Mantel & Refrigerator Co. Fixtures, &c. (Contract.)	50
Glass, John Jr. S s 178th st, 100 ft w of Audubon av. Hudson Mantel & Mirror Co. Fixtures, &c. (Contract.)	555
Helene Realty & Construction Co. N w cor 177th st & Pinehurst av. Colonial Mantel & Ref Co. Fixtures, &c. (Contract.)	1,296
Home Street Realty Co. 790-96 Elsmere pl. David Cohen. Fixtures, &c. (Contract.)	780
Plessner, Isidor & Weiss. 1990 3d av. Hudson Mantel & M Co. Fixtures, &c. (Contract.)	125
Peto Realty Co. S w cor Pinehurst av & 178th st. A B See Electric Elevator Co. Elevator. (Contract.)	2,485
Raffale, Di Lizia Co. 2391 Hoffman st & 187th st, s w cor. Lincoln Iron Works. Iron work. (Contract.)	633



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