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A CORRESPONDENT makes the suggestion that the city should build a court house on the site of the old Astor House by taking all the property as far west as the Evening Post Building in Vesey street, the suggestion being based, of course, on the assumption that most of this property will have to be condemned for the benefit of the Broadway Subway, which cuts under this corner. This suggestion has already been made by the Record and Guide, and is well worth careful consideration. The assessment for subway purposes which the city will be obliged to condemn is not equivalent to the whole value of the property, as the sales of the Centre street parcels prove; but it is equivalent to a very large part thereof; and by using the surface as a site for a county court house, New York would obtain a comparatively inexpensive location—inexpensive, that is, compared to its great convenience. Upon this site a skyscraper could be erected the upper floors of which would have the guarantee of good light on two sides and half of a third side. The expense would be less than that of the Chambers street location. Of course, there would be one difficulty. A 30-story skyscraper would need room below the surface for its power plant; and it might be difficult to arrange for such a plant below the level of the subway. But this difficulty should not be beyond solution by engineering skill, particularly in view of the fact that the subway would not occupy the whole of the site. Before any decision is reached about the court house, this possible alternative should be fully weighed by the Commission.

OUT of the current agitation over the taxation of church property, one proposal has been made which is worth careful consideration. Even if a church is entitled to exemption from taxation during the use of the land and building for purposes of religious instruction, such exemption should not be continued when the members of the church sell their property at a profit and move to a new site. Whatever may be the right of a private owner who pays his taxes to the unearned increment on the value of his land, a property owner who pays no taxes, partly on the excuse that he gets no income, should not be allowed to reap an indirect increase by appropriating the whole of the increased value of the land. His whole claim to exemption rests on the condition that the property is devoted to an economically unprofitable use; and there is no reason why the encouragement which the city extends to religious edification should go so far as to allow these religious associations to make large indirect profits out of their exemption from taxation. Of late years a number of conspicuous cases have occurred in which church communities have benefited enormously from the business growth of the neighborhood in which their building was situated. The Broadway Tabernacle, which moved from 34th street and Broadway to 57th street and Broadway, is a case in point. Other similar cases are St. Philip's Church in West 25th street, the church on the corner of 22d street and Fourth avenue, and now All Souls Church at 20th street and Fourth avenue is preparing to sell at a price which will represent a huge profit on the cost of its land and building. Moreover, it should be remembered that this process is only beginning. During the next thirty years many parts of Manhattan which have been or are still residential will cease to be so; and the sites now occupied by churches will become both inconvenient for such a purpose and very much more valuable for busi-

ness. Why should not the city, whenever a church site is sold, appropriate at least a part of the profit which the church community has received over the original cost of the land and building? Just how large a part should be appropriated cannot be stated offhand, but probably the city could levy a tax on one-half of such increase without impairing the motive which these communities now have for selling an inconvenient site and erecting a new building in some more convenient location. But if this proposal is ever seriously urged, we may be sure that the wrath of God will be called down upon the head of its impious advocate.

THE more the latest proposals of the management of the Interborough Company are considered the more one is obliged to marvel at the stupid and perverse inability of the directors of that corporation to base their policy on an understanding of the real conditions which must be satisfied in obtaining privileges for rapid transit extensions. They have made one egregious mistake after another. Their first blunder was in compromising the credit of the Interborough Company by merging with the Metropolitan Street Railway Co., and this blunder was the most fatal of all, because it has tied the hands of the corporation ever since and made it dependent for funds on one firm of bankers. Their failure to bid under the proposals of the old Rapid Transit Commission may have been justified; but, in any event, it was rendered inevitable by the losses which the company had suffered through its merger with the surface roads. A year later the corporation expended large sums of money in advertising to the public a set of proposals for rapid transit extensions which anybody with sense could have foreseen would be as wholly unacceptable to public opinion as they were to the Public Service Commission. Since then one proposition after another has been submitted to the Commission; and each succeeding proposition has been less acceptable than the last. In considering the understanding of the situation, established by these successive proposals, it must be remembered that they were unacceptable not merely in a few details, but were based on such radical miscalculations that their publication was in the nature of a joke. Finally, the management adds a crowning blunder to the series by asking the city to abandon in its favor a route upon which three years' work has been spent, for which the city has a prospective bidder, and to which the Public Service Commission is irretrievably committed, and which is almost ready for submission to public competition. That this particular route will involve the waste of a good deal of money in its construction is perfectly true, but if the directors of the company had not been utterly blind they would have understood that its construction could be prevented, if at all, only by making some extremely favorable proposal to the city. Instead of which, they complacently ask New York to abandon an apparently popular plan, supply all the money for Interborough subway extensions, guarantee the company against any loss from operation, and then be content with half the profits, the profits being based exclusively upon the earnings of the extensions. And yet people talk about the enterprise, the foresight and the good sense displayed by the management of public service corporations.

THE Record and Guide has from the very beginning of this unfortunate controversy believed that the best interests of the city would be served by reaching an agreement with the Interborough Company, and it has regarded the Broadway-Lexington avenue route as a mistake, because it was planned as an independent competitive line instead of one which might have become complementary to the existing subway. But unreasonable as the policy of the Public Service Commission has been in some respects, it has been much more reasonable than the policy of the Interborough Company. It looks now as if there was nothing to do but to throw the Interborough Company overboard and begin systematically to develop an independent system. There is nothing to be done with a company which seeks so persistently to make profits out of quarrels, and which so completely misunderstands the terms on which the city is prepared to grant additional subway privileges. Within a few weeks the Broadway-Lexington avenue route will be submitted to public competition. If a bidder can be obtained on acceptable terms, both for the construction and operation of this subway, the way will thenceforth be clear. The city should thereafter do its best to develop this route into a comprehensive system. It can go ahead with the Seventh avenue

route along the lines already suggested by the Commission; that is, by extending it up Seventh avenue to 59th street, and by connecting it with the Queensboro Bridge and the Lexington avenue subway by means of a crosstown line. Another connection further south could be made at Canal street, and a tunnel built under the East River. Later, a Hudson avenue, Eighth avenue and Central Park West Subway could be added to the system and by means of a crosstown line in 125th street a belt service could be operated. Of course, all this depends upon the ability of the city to secure a bidder for the Tri-borough route. If no satisfactory proposal for its construction and operation is received,

the Commission will be in a tight place, and the policy of the Interborough Company will begin to look more reasonable. But it is incredible that the Public Service Commission should have spent so much time and money on this route unless it had every expectation of being able to lease it advantageously; and apparently the one company which could lease it advantageously is the New York and New Haven Railroad Company. We can only wait and see, and in the meantime look for some development which will permit the city to dispense entirely with further negotiations with such a stupidly and perversely managed corporation as the Interborough Company.

WHEN ARCHITECTS ARE NOT LIABLE.

ARCHITECTS looked up with surprise in their eyes a few months ago when the Supreme Court rendered a decision saying that they were liable for injuries sustained by workmen on jobs under their supervision. With such an interpretation of the law, it looked easy for owners and contractors to lay their liabilities upon the shoulders of architects. But the appellant division has reversed the judgment of the lower court.

The case was entitled Charles W. Clinton et al, appellants, vs. Abraham Boem et al, respondents. It was an appeal from an interlocutory judgment overruling a demurrer, and Justice Scott, who writes the opinion, says:

"The plaintiffs are architects and sue for a balance of fees alleged to be due them for services in preparing plans and specifications for and superintending the construction of a building for defendants, the owners thereof. The counterclaim to which plaintiffs have demurred is based upon an allegation of plaintiff's negligence in the performance of the duties which they assumed to perform for defendants, and raises a question as to the extent and nature of such duties which seems to be one of first impression, since neither of the learned counsel who argued the appeal nor the learned justice who overruled the demurrer have referred us to any case precisely in point. Nor have we ourselves been able to find any such case. Briefly stated the allegations of the counterclaim are that plaintiffs entered into a contract with defendants wherein and whereby they (the plaintiffs) 'promised and agreed to act as architects for them (the defendants) and to make all necessary plans, details and specifications, and also to superintend the construction and erection of said building, and of the contractors and laborers engaged in constructing the said building, and to use and employ therein their best skill and endeavor.' This is the extent of the obligations assumed by the plaintiffs as set forth in the counterclaim.

"The negligence imputed to plaintiffs is this: That in constructing said building, elevators, elevating machines and hoisting apparatus were used for the purpose of lifting material, and were operated in shafts and openings, as plaintiffs knew; that plaintiffs negligently suffered and permitted the contractors under their supervision and control and engaged in the construction and erection of said building to carry on and perform the work contrary to the laws of the State of New York, in a negligent and careless manner, in that they suffered and permitted the openings and shafts through which the hoisting machines were operated to be maintained and used, and to remain entirely unguarded and without barrier, fence or enclosure. It is then alleged that in consequence of the lack of barriers one George Henry Ward fell through one of the shafts or openings and was killed, and that his administrator brought suit against defendants and recovered a large judgment which defendants will be obliged to pay, and that in defending said action defendants were obliged to pay and did pay out a sum of money. Although the counterclaim does not specify the particular law of the State of New York said to have been violated, it is evident from the phraseology that reference is made to section 20 of chapter 415, Laws of 1897, as amended by chapter 192, Laws of 1899, and chapter 520, Laws of 1905, and so re-enacted as section 20 of the Labor Law (chap. 36, Laws of 1909). This act imposes upon contractors or owners of a building under construction the duty to protect by barriers the shafts or openings in buildings in course of construction in which elevators, elevating machines or hoisting apparatus are used.

"The question to be considered is as to the nature and extent of the obligation assumed by plaintiffs under the allegations of the counterclaims, for it is clear that they cannot be charged with negligence for the failure to do something which they were under no obligation to do. Besides making the necessary plans, details and specifications it is alleged that plaintiffs also agreed to 'superintend the construction and erection of said building and of the contractors and laborers engaged in constructing said building.' Giving to the words their natural and reasonable construction, they impose upon plaintiffs no other or greater duty than to be reasonably vigilant to see that the plans and specifications are followed; that proper material is used; that the building laws are complied with, and generally that the owner receives such a building as he contracts for, and even

for defects in these particulars an architect employed to 'superintend' is not responsible in damages if he has exercised reasonable care and skill (Paterson vs. Rawson, 34 N. Y., 370). The section of the Labor Law which plaintiffs are charged with permitting the contractors to violate had nothing to do with the construction of the building, which could be as well constructed and could as perfectly follow the plans and specifications without barriers around the shafts and openings as with them. The sole object of the section was to protect the workmen employed upon the building from bodily injury (Genovesio vs. Pelham Operating Co., 130 App. Div., 200). The very utmost obligation assumed by the plaintiffs under their alleged special contract of supervision was to see that the building was properly constructed, and if that result was achieved they were not called upon to watch and inspect every means adopted by the contractors in fulfilling their contract. We are therefore of the opinion that the obligations assumed by plaintiffs as specified in the counterclaim did not include an obligation to compel the observance by the contractors of that section of the Labor Law to which reference has been made. Furthermore, the counterclaim does not allege that the defendants have paid the judgment which they now seek to recover from plaintiffs. Such an allegation is essential in an action against one sought to be held as an indemnitor. The counsel fees which it is alleged to have paid are incidental to the principal recovery.

"In our opinion the demurrer to the counterclaim should have been sustained.

"The judgment is therefore reversed, with costs, and demurrer sustained, with costs, with leave to defendant to serve an amended answer amending the counterclaim set up on payment of costs in this court and in the court below within twenty days.

"Ingraham, P.J.; Clarke and Miller, JJ., concur.

"Laughlin, J.—I dissent for the reason stated in the opinion of Mr. Justice Gerard at Special Term."

UNOCCUPIED HOUSES IN BRITISH CITIES.

The following statistics of the population and unoccupied houses of the leading cities in Great Britain are furnished by our Consul, Horace Lee Washington, of Liverpool.

	Population.	Unoccupied Houses.
London	4,758,218	39,099
Glasgow	847,584	17,000
Liverpool	746,144	6,900
Manchester	643,148	9,928
Birmingham	553,155	8,461
Leeds	470,268	6,875
Sheffield	455,553	4,907
Bristol	367,979	4,850
Portsmouth	208,291	1,652
Birkenhead	118,553	1,700

American cities have never prepared statistics of unoccupied houses. Of great value to real estate brokers, such figures would also assist the city government and the Public Service Commission in determining new rapid transit routes and other municipal improvements.

Says Subterranean Water Tube is Safe from Earthquake.

Testifying before the State Water Commission this week, Professor William H. Burr, of Columbia University, said in response to a question by M. J. Horan, counsel for the United Real Estate Owners, as to whether a subterranean water tunnel would be ruined by an explosion such as cleared Hell Gate for navigation:

"Any catastrophe that would destroy the tunnel would also destroy the city and it would not make much difference to us what happened to the tunnel," replied Professor Burr. "Danger from earthquakes would be far greater to a surface system than one that is deep down—a tunnel like this one under consideration."

"Would you say that the San Francisco earthquake has a bearing on the question of danger to a water tunnel?" asked Samuel Untermeyer.

"It has. While it failed to destroy that city it affected and injured water pipes near the surface. Further down from the surface the injury was not so pronounced."

CONSTRUCTION

AUTOMATIC ACTION OF THE LOAN MARKET

Limits the Supply of Building Money Only When It Is Exhausted--Outlook for Continuation of Building Activity Is Excellent--Views of Lending Corporations.

THE intention of some lending corporations to curtail loans on new buildings is not expected to have the effect of making the current year less active for the building trades than it has been so far, for the reason that the financial arrangements already made will keep a large amount of work going for the rest of the year and there will be still some money obtainable for approved operations. Engagements for building loans recorded in the County Clerk's office for the first half of the year aggregated about \$40,000,000, which is indicative of a very active season. Some large lenders find that they have about reached their limit, and this is probably the principal reason, though not the only one, why building loans have become more difficult to obtain.

A prevalent opinion is that there have been enough buildings erected and planned for in certain sections, for the time being, and that it is wise to check production before it gets beyond the safety point. For example, it is understood among investors that speculative builders in apartment houses in a certain section of the city are not carrying their responsibilities with ease in every instance, while there are other sections which are still regarded with favor, as for example the Audubon Park section, Morningside Heights, the middle West Side and the neighborhood of Madison Square—not to mention others. The building loan engagements of the Metropolitan Life Insurance Company, the largest lender, total thus far, according to the records, about \$23,000,000, and it is understood that this company will make no new engagements for a while, unless there are exceptional reasons; first, because of the limitation of its schedule, and, second, because its executives consider that there is enough work in hand for the present. At the same time, the great institution is said to have the fullest confidence in business conditions as a whole throughout the country.

From an investigation of the views of some of the principal real estate financiers, it has been found that there is a sufficient divergence of opinion to indicate that the policy of the lending interests will be based upon individual opinion and that there will be still those who, having money to invest, will consider applications of good builders on any of the usual classes of construction.

VIEWS OF THE PRESIDENT OF THE LAWYERS' MORTGAGE COMPANY.

President Richard M. Hurd of the Lawyers' Mortgage Company, was found to be of the opinion that the lending corporations had adopted a more conservative attitude towards making building loans owing to the general uncertainty of the financial situation. The continued recessions in the prices of stocks and commodities would indicate a probable lowering of real estate values.

Mr. Hurd further said that in addition to this many competent financial judges felt that though money is nominally easy at the present time, it is possible that a stringency may arise either in the Fall or next year. Hence, it was more prudent not to carry buildings loans which involved obligations for future payment.

AN EXTRAORDINARY DEMAND.

Mr. James G. Wentz, of 280 Broadway, one of the largest individual building loan investors, did not think there had been any very marked change in the attitude of lending corporations and building loan investors toward building operations. It was probably true that building-loan funds were somewhat difficult to obtain, just at this present time, than earlier in the season; but that was due, Mr. Wentz said, rather to the fact that the demand, ever since the beginning of the year, had been very great, and because most lenders now found themselves out of funds, than to any disinclination to lend.

"Perhaps I am speaking from a point of view too personal," continued Mr. Wentz, "but so far as our own office is concerned I can only say that the past six months have been the most active we have ever had, in all our business experience of twenty years, and the call upon us for funds continues without abatement."

"Do you observe that there has been any 'shutting-down' on loans to builders of lofts in Manhattan, for example, or office buildings in the financial district, or apartment houses in any particular section?" Mr. Wentz was asked.

"I think lenders who may still have money are willing to

consider applications for loans on any of the usual classes of construction."

"In your opinion, has any particular part of the city been over-supplied with rental space?"

"If there is any section of the city of which it can be truthfully said that there is an excess supply of accommodation just at present, it may apply to the upper West Side section, lying along the Subway," replied Mr. Wentz; "but this condition, if it exists, will in a little time correct itself. The growth of this magnificent city is without precedent in the history of the world, and this forward movement has acquired an impetus which is steadily increasing, and which will before long advance New York to the first place among the cities of the globe, a position which when once attained it will never in my humble opinion lose."

AUTOMATIC ACTION.

"The outlook for a continuation of building activity is excellent. Good builders will find lenders ready to aid them in any well-planned business operation, and if funds are in some instances difficult to obtain, it is because of that automatic action of the loan market which limits the supply only when the supply is exhausted."

MONEY NOT PLENTIFUL.

Mr. G. Richard Davis, of the firm of A. L. Mordecai & Son, 135 Broadway, confirmed the report that lending corporations accustomed to making building loans have refused to consider any application for loans of this character, and have practically stopped obligating themselves to make any of these loans at all.

The reasons, as Mr. Davis understood, are first that money is not plentiful, and, second, that lenders believe there has been too much building—and that it is wise to check it before it goes beyond the safety point.

"In six months from now," continued Mr. Davis, "if there are a great many vacant apartments and lofts, the action now taken by the leaders of building loan money will appear very wise and conservative. If, however, the renting season outdoes present expectations, and apartments rent as well as they have for the past three years, so that a large percentage of the houses are absolutely filled, and the loft buildings in good districts become sufficiently occupied to make each property a paying investment, then the building loan lenders will undoubtedly reverse their present attitude and admit that they were over-cautious. In our opinion, owing to the uncertainty of the situation, it is a good time to go slow."

MORE BUSH WAREHOUSES PLANNED.

In announcing the awarding of contracts for the construction of another loft building in South Brooklyn, the Bush Terminal Co. has made known what may be considered its definite plans for the further development and ultimate completion of the "industrial colony" which is being established in Bay Ridge along the shores of the Government channel. The original plan of extending the present chain of loft structures, between 2d and 3d avs, north of 36th st, on the property available in that direction, and terminating the growth when the eighteenth building has been erected, will be followed out; but coincidentally with this development another, of similar nature, is to spring up on the other side of 2d av, beginning with Building No. 19, and reaching as far south as the Bush Terminal plant itself, with its boundary at 52d st. In this manner it is expected that nearly all of 2d av, where it traverses the Bush property, will be transformed into a thoroughfare equal in importance to any of the large wholesale streets in Manhattan.

The four loft buildings now completed represent a tenantry of about 75 manufacturers and wholesalers, some of world-wide reputation and not one of lesser calibre than that he requires at least 5,000 square feet of floor space, the minimum of the units into which these lofts are being divided. Quite a number of loft divisions have already been rented from plans of buildings Nos. 5 and 6 now in course of construction, and just as No. 4 was filled up months before it was ready for occupancy so it is expected that 5 and 6, to be completed in the late fall, will be fully leased before that time.

The new development between 2d av and the private right of way, controlled by the Bush Co., will begin with a triple structure of rather peculiar design, to be known as buildings

No. 19 and 20. Ground will be broken during the week of July 24, and the architect is confident that the lofts will be thrown open on or before May 1, 1911.

According to the plans the structure, which is to be located at 39th st, will have a frontage of 416 feet on 2d av. This outside portion will be 100 feet deep, and on either side will extend wings, each 340 feet deep by 125 feet wide. The triple type of construction has been adopted for various reasons of convenience, mainly because of the advantages expected from the open court in the centre leading into the private street.

The new building, like the older ones, will be equipped with steam and electric service and automatic fire sprinklers.

The cost of the new structure is estimated at \$1,500,000, exclusive of the value of the property. It will be built in the same manner and mostly by the same sub-contractors as its predecessors.

CLASSIFICATION OF ENGINEERS.

From the Annual Presidential Address before the American Society of Civil Engineers, at Chicago, by John A. Benschel.

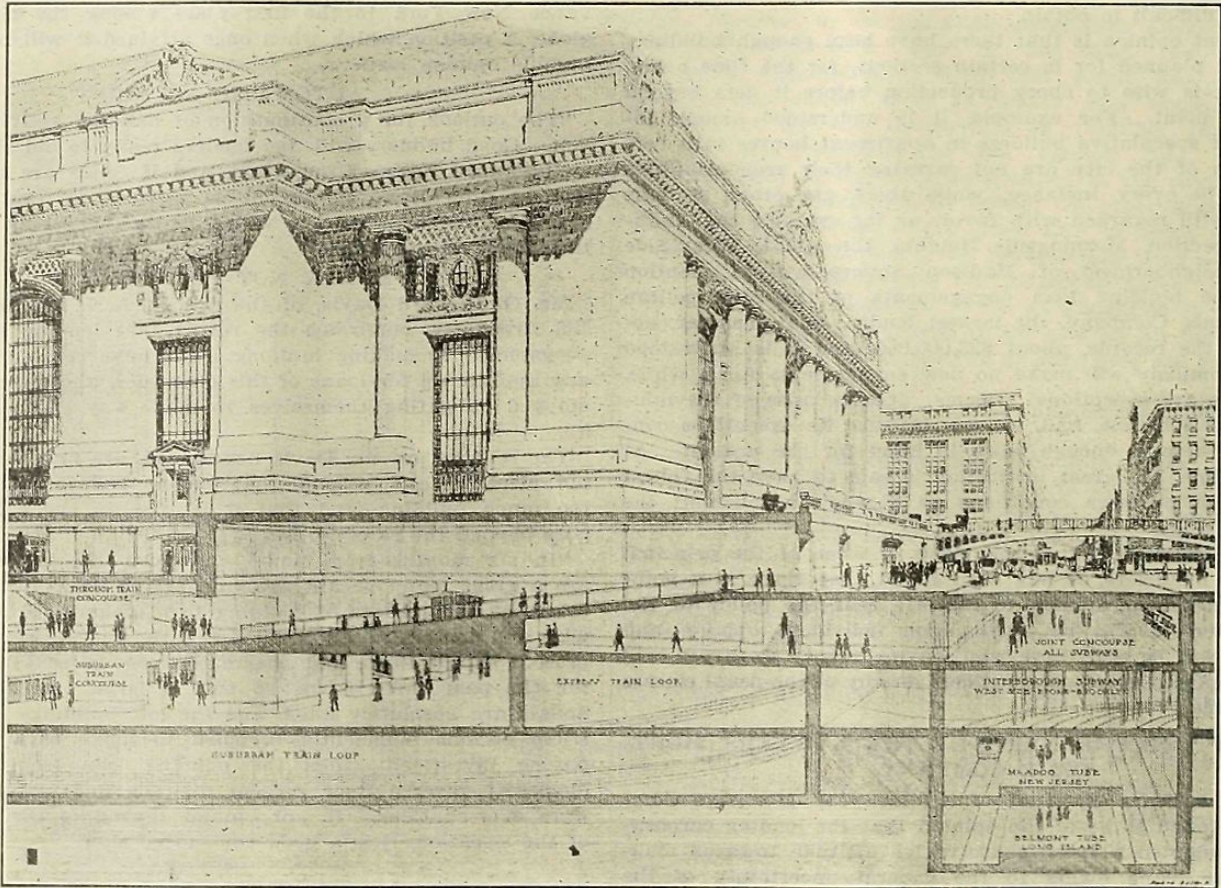
In reality, it would seem as if there were only two classes of engineers, and that distinction should only be drawn between civil engineers and military engineers. As a matter of fact, fate and inclination determine the specialty that a man takes up after his preliminary training, and so far as the degrees are concerned, the only one that can rightfully carry weight—be-

concerns us is that we have left our old moorings, and that to secure new ones new limits are to be set to the activities of men along lines which concern us, and that therefore it is necessary for those who, by education and training, are best fitted to consider facts and not desires, to try to guide society as much as possible along its new lines. I consider that we as a profession are particularly trained to do this by our consideration of facts as they exist, and I think it will be recognized by all that we are not in our work or activities bound by any precedent, even if we do learn all that we can from the past, and that we are by nature and training of a cool and calculating disposition, which is surely a thing needed in this time of many suggested experiments.

STAIRWAYS ELIMINATED FROM THE GRAND CENTRAL TERMINAL.

(Subject of Illustration.)

A CAREFULLY considered thing in the construction of the Grand Central Depot is the elimination of stairways. Wherever it is possible gently sloping inclines take the place of steps. An incline is easier for everybody. In the accompanying illustration of the underground portion of the terminal, showing more particularly the local subway connections, the absence of stairways will be noted. All the inclined ways are placed in direct lines of traffic so that the immense crowd that



A NEW PICTURE OF THE GRAND CENTRAL TERMINAL AND THE PROPOSED SUBWAY CONNECTIONS.

cause it is a measure of accomplishment—is that which is granted by the society to its corporate members. The schools, in their general mixup of titles, certainly befog the public mind the same as if, at graduation in medicine, there would be degrees granted for brain doctors, stomach, eye and ear, etc. Very wisely, it seems to me, the medical profession and the legal profession, with a far older history than ours, and with as wide variation in practice as we have, leave the variations in name to the individual tastes of the practitioner in a manner which we would do well to copy. The society itself has adopted very broad lines in admission to membership, classing as civil engineers all who are properly such, and there are good reasons for the serious consideration of this term at this time as it would seem to be a fact that we must recognize a tendency of state and other governments to legislate as to the right to practicing engineering. It was owing to an introduction of a bill limiting and prescribing the right to practice in the State of New York that a committee was recently appointed to look into this matter and report to the society.

At the present time it would seem as though our world had thrown away the old gods without taking hold of any new ones. Private ownership as it formerly existed is no longer recognized; individual action in almost any large field is to-day hampered and curtailed in a manner undreamed of twenty years ago. In fact, our whole scheme of government seems to be passing from the representative form on which it was founded to some new form as yet undetermined. Whether all this, in our opinion, is for good or for evil is of no particular concern. The matter that

moves to and fro will never have to turn any corners. In other words, to handle the millions that will sweep back and forth through this gateway, everything is arranged to avoid all possible friction or confusion.

This terminal marks a new era in the vertical building of railroads. Modern terminals in great cities must be below the street level hereafter. This has been made possible by the supplanting of steam by electricity. It has been made necessary by the high price of New York City real estate. The cost of producing the space for one car (exclusive of the cost of the station) is about \$30,000.

The new terminal will have four levels where the old had but one. The gallery on the grade of 42d st will be the top level. The next will be the concourse which is on the level of the 42 tracks that will handle the through trains. This will connect with the subway lines. On the third level will be the 25 tracks for the suburban trains, and underneath all these, running east and west, under 43d and 45th sts, will be subways for handling the inbound and outbound baggage.

—The Union Ry Co. (J. D. Kent, Ch. Engr., 175th st and Southern Boulevard) has applied to the Public Service Commission of the First District for permission to extend its lines from Fordham road and Sedgwick av across the University Heights Bridge at 207th st to Amsterdam av and through Emerson st to Broadway. This extension will connect the Union Ry. and the Third Av. R. R.

SHALL OUTSIDE FIRE-ESCAPES BE PLACED ON ALL OFFICE BUILDINGS?

BOROUGH PRESIDENT McANENY and the Superintendent of Buildings, Mr. Miller, have set about with the help of a committee of representative builders and real estate men to formulate a policy appertaining to fire-escapes on office buildings that will be accepted as a reasonable compliance with Section 103 of the Building Code, which reads as follows:

Every office building five stories or more in height shall be provided with such good and sufficient fire escapes, stairways, or other means of egress in case of fire, as shall be directed by the Department of Buildings; and said Department shall have full and executive power and authority within said city to direct fire escapes and other means of egress to be provided upon and within said building or any of them.

At a meeting held at the office of the Borough President, several weeks ago, the suggestion was made that a committee of representative architects, builders and real estate men be called together as advisors as to the best way of interpreting and applying the ordinance to existing conditions. In pursuance of that suggestion a committee appointed by President McAneny met at his request on Tuesday at the office of Superintendent Miller in the Bureau of Buildings. There were present Messrs. Joseph P. Day, representing the Real Estate Board of Brokers; Julius Franke, of Maynicke & Franke, representing the New York Chapter of the American Institute of Architects; Paul Starrett, president of the George A. Fuller Company, representing the Building Trades Employers' Association; Allan Robinson, president of the Allied Real Estate Interests of the State of New York; John T. Downey, builder and owner; E. P. Goodrich, the Consulting Engineer of the Borough, representing the Borough President; Rudolph P. Miller, the Superintendent of Buildings.

Mr. Goodrich called the meeting to order, and Allan Robinson was elected chairman and Rudolph P. Miller secretary. The committee will be more or less informal in its character and proceedings. Its first business will be to collect information relative to the effect of fires in office buildings in the Borough of Manhattan and in other large centers throughout the country.

The members of the committee desire to be put in possession of all the facts which will throw light upon the question at issue, which is: "Shall outside fire-escapes be placed upon all office buildings?" and they cordially invite real estate owners, tenants, architects, builders and those who are in a position to

give this information to send the same to Superintendent of Buildings Rudolph P. Miller, at 220 4th av, New York City.

The present state of the law is more or less of a problem. The letter of its requirements with regard to fire-escapes, or of the fireproofing or alternative enclosing of interior stairways, is perfectly clear. There has, however, in the past been but slight evidence of a definite policy in the Building Bureau, in the matter of either interpreting these provisions of the Code, or in consistent enforcement. The Superintendent of Buildings has been anxious to bring together the representatives of owners, architects and builders to consider the whole matter upon its merits, and to aid him in determining upon a more definite line of action. Possibly the committee may find it necessary to frame some specific amendatory legislation for the protection of the city either in its corporate capacity or with relation to the rights of individual property holders.

What the average citizen understands by the term "fire-escape" is a series of stationary iron ladders on the outside of a building with iron balconies at every story. But imagine such a series of ladders extending up twenty or more stories and hundreds of men and women trying to escape from a burning building by that means. Clearly, such a "means of egress" is impossible for the Building Bureau to require, many owners say. Then there is the exterior fireproof stairway enclosed by brick walls, the interior stairway, enclosed and fireproof, and other possible means of safe exit to be considered. And there is also a body of opinion which holds that a fireproof building needs no fire-escape at all.

The committee will investigate and ascertain the facts and the truth as developed by experience and will embody its recommendations in the form of a report. For the present no regular meetings will be held.

The investigation is in line with if not a product of the work which the New York Chapter of the American Institute of Architects and the Building Trades Employers' Association have through their joint committee taken up. This committee is asking from the various city departments having to do with the enforcement of laws and ordinances relating to buildings a codification of the rulings and orders of each department affecting architects and builders to be printed in the Record and Guide for the information of all concerned.

NEW STATISTICS OF BUILDING OPERATIONS IN AMERICAN CITIES.

The statistics of building operations in the principal cities of the United States during the calendar year 1909, issued by the United States Geological Survey, show that the country had in 1909 recovered from the financial disturbance of 1907-8, for the building record for 1906 was surpassed.

The cost of building operations in 51 cities that reported for all three years was \$646,059,855 in 1907, \$566,165,404 in 1908, and \$771,937,564 in 1909; an increase for 1909 over 1907 of \$125,877,709, or 19.48 per cent., and over 1908 of \$205,772,160, or 36.34 per cent. The estimated cost of building operations in these cities in 1906 was \$700,000,000, so that there was an increase in 1909 over 1906 of more than 10 per cent.

AVERAGE COST OF WORK PER PERMIT.

The average cost of operations under the total permits issued in these 51 cities was \$3,616 in 1909, against \$3,243 in 1908. In New York the average cost per building was \$24,387 in 1909, against \$19,305 in 1908; in Chicago it was \$4,341 in 1909, against \$6,327 in 1908; in Brooklyn, \$4,672 in 1909, against \$4,259 in 1908; in Philadelphia, \$2,480 in 1909, against \$2,107 in 1908; in San Francisco, \$4,536 in 1909, against \$4,706 in 1908.

CHARACTER OF BUILDINGS.

For the first time an attempt was made to collect statistics of the building operations by character of buildings and also by additions, alterations, and repairs to each class of buildings. Figures reported from 128 cities gave details showing the kinds of buildings erected and the additions, alterations, and repairs to each class of buildings under 264,536 permits at a cost of \$903,385,954, the new buildings constituting 90.3 per cent. of the cost and the additions, alterations and repairs 9.7 per cent. Of the cost of these new buildings, 73.24 per cent. was for fire-resisting buildings and 26.76 per cent. was for wooden buildings. Of the total cost of additions, alterations and repairs, 65.55 per cent. was for fire-resisting buildings and 34.45 per cent. was for wooden buildings. The average cost in 1909 for new wooden buildings was \$2,269; for new brick buildings, \$9,522; for stone buildings, \$17,099; and for miscellaneous fire-resisting buildings, \$63,890.

Seattle had the largest number of new wooden buildings, 7,355, and Los Angeles was second, with 5,284 buildings. Chicago was

the leading city in cost of wooden buildings, with a total of \$13,532,880; San Francisco was second, \$12,257,683; Seattle was third, \$9,843,805. Reading was the only city that reported no wooden buildings erected. New York reported the construction of fire-resisting buildings at a cost of \$181,918,337; Chicago was second, with a cost of \$79,105,500; Brooklyn third, \$54,658,721; Philadelphia fourth, \$42,570,770; St. Louis fifth, \$22,422,929; and San Francisco sixth, \$13,124,987. The average cost of new fire-resisting buildings in the 15 cities reporting the greatest cost for this class ranged from \$3,151 in Philadelphia to \$65,384 in New York. In new brick buildings New York was the leading city, Brooklyn second, Chicago third, and Philadelphia fourth. Chicago took the lead in stone buildings, New York second and San Francisco third. Chicago was also in the lead in concrete buildings, with Seattle second and Philadelphia third. Out of the 128 cities considered, 79 erected new concrete buildings, 1,791 in number, which shows the widespread use of this material.

The report was compiled by Jefferson Middleton and can be obtained free by applying to the Director of the Geological Survey at Washington.

—In the construction of the new Madison avenue bridge spanning the Harlem River to 138th st and Exterior st, Bronx, which will be opened for public use on Monday, 3,000 tons of steel and 30,000 cu. yds. of concrete were used by the general contractor, John C. Rodgers, who built it for \$1,155,987. It is 300 ft. long and is 82 ft. and 2 ins. wide over all. Its three trusses bear on 30-ft. centres providing two walks each 9 ft. wide and two roadways each 27 ft. wide and it is operated by two electric motors, which can be used singly or in unison. The weight of the swing spans is carried on the centre pier by distributing girders resting on a drum carriage consisting of seventy-two conical wheels riding in a circumference of 49 ft. 8 ins. The Bronx approach is 240 ft. long. Manhattan offers two approaches, one from Madison av and the other from 5th av. The former approach is 696 ft. long and the latter is 460 ft. The total length of the bridge, including approaches, is 1,420 ft. It was built under the supervision of the Department of Bridges from plans prepared in 1906.

DEPARTMENTAL RULINGS

Affecting the Operations of Architects, Owners, Contractors and Others

This department of news, devoted to the decisions of the Bureau of Buildings, Tenement House Department, Board of Examiners, Department of Labor, Department of Public Works, etc., is published for and under the auspices of the NEW YORK CHAPTER OF THE AMERICAN INSTITUTE OF ARCHITECTS and the BUILDING TRADES EMPLOYERS' ASSOCIATION.

BUILDING DEPARTMENT.

Bulletin No. 33—1910.

MODIFICATION—SECTION 76, PLUMBING AND DRAINAGE REGULATIONS.

In re Application No. 16, New Buildings, 1910; premises, southwest corner Broadway and 153d st:

In the plumbing system of a 6-sty non-fireproof apartment house, it is proposed to use an eight-inch house sewer and drain for the entire premises, which include an area of a little less than 15,000 square feet, all as indicated in the plumbing and drainage plans as amended April 27, 1910.

A modification of Section 76 of the Plumbing and Drainage Regulations is requested and hereby granted, to permit the use of the eight-inch house drain in this case, in view of the fact that the fall of the house drain and sewer from the first leader will be at least three-fourths of an inch to the foot.

Dated, New York, May 13, 1910.

RUDOLPH P. MILLER,
Superintendent of Buildings.

Approved:

GEORGE McANENY,

President of the Borough of Manhattan.

Bulletin No. 34—1910.

MODIFICATION—SECTION 75, BUILDING CODE.

In re Application No. 893, Alterations, 1910; premises, Nos. 43-45 Barclay st.:

In altering a five-story non-fireproof loft building, consisting practically of two old buildings separated by a brick wall with door openings in same, it is proposed to replace two open, unenclosed wooden stairways, one of which is not now continuous but cut off at third story, by one fireproof staircase enclosed in fireproof wall construction, and so arranged as to be accessible from all parts of the building.

A modification of Section 75 of the Building Code is requested and hereby granted, so as to permit one staircase where the area of the building exceeds 2,500 square feet, inasmuch as the proposed single stair is thoroughly fireproof and affords a better means of exit than would the two present staircases even if both were available, and the safety of the building is decidedly increased by having the single staircase enclosed.

Dated New York, May 12, 1910.

RUDOLPH P. MILLER,
Superintendent of Buildings.

Bulletin No. 35—1910.

MODIFICATION—SECTION 36, BUILDING CODE.

In re Application No. 259, New Buildings, 1910; premises, northeast corner Riverside Drive and 99th st:

In a 12-sty fireproof apartment house, it is proposed to substitute for the brick wall construction in one panel between two adjacent wall columns in each story an angle iron frame construction filled in with terra cotta blocks and covered on the outside with metal, similar to constructions which have been heretofore extensively used for bay windows.

A modification of Section 36 of the Building Code is requested and hereby granted, to omit the brick enclosure wall and permit the construction as proposed, inasmuch as the proposed construction is in the nature of a bay window construction, except that it is recessed instead of projecting, the recess being made necessary by the Tenement House Law requirements, and the encroachment on the interior space, in case brick walls were insisted on, cutting away floor space unnecessarily.

Dated New York, May 17, 1910.

RUDOLPH P. MILLER,
Superintendent of Buildings.

Bulletin No. 36—1910.

MODIFICATION—SECTIONS 27, 32 AND 144, BUILDING CODE.

In re Application No. 270, New Buildings, 1910; premises, northeast corner 126th st and 2d av:

It is proposed to erect a structure of angle iron frame covered with metal, 28 feet wide, 9 feet deep and 23 feet high, as an entrance gate to an amusement park, the structure repre-

sented practically an open archway with ticket booths on each side of the archway.

A modification of Sections 27, 32 and 144 of the Building Code is requested and hereby granted, to permit this form of construction in this case, inasmuch as the structure is unusual, is isolated and would hardly justify heavy masonry wall construction.

Dated New York, May 25, 1910.

RUDOLPH P. MILLER,
Superintendent of Buildings.

Approved,

GEO. McANENY,

President of the Borough of Manhattan.

DEPARTMENT OF HEALTH.

Dwellings, Lodging-Houses and Other Buildings—Ventilation, Drainage and Plumbing.

Sec. 21. For all lodging houses in the City of New York containing rooms in which there are more than three beds for the use of lodgers, or in which more than six persons are allowed to sleep, a permit from the Board of Health shall be required, and no persons shall have, lease, let or keep any such lodging house or the lodgings therein, or assist in the keeping, hire, or assist in hiring, or conduct the business of any such lodging house, or the lodgings therein, except pursuant to the terms and conditions of such permit. The beds in all lodging houses and in every room in which beds are let for lodgers shall be separated by a passageway of not less than two feet, horizontally, and all the beds shall be arranged that under each of them the air shall freely circulate and there shall be adequate ventilation.

Four hundred cubic feet of air space shall be provided and allowed for each bed or lodger.

Lodging houses shall be conducted in accordance with rules and regulations adopted from time to time by the Board of Health and which are hereby made a part hereof.

Sec. 22. Every owner, lessee, tenant and manager of any boarding house or manufactory, shall cause every part thereof and its appurtenances to be put, and shall thereafter cause the same to be kept, in a cleanly and wholesome condition, and shall cause every room thereof in which any person may sleep, dwell, or work, to be adequately lighted and ventilated; and, if the same be a manufactory, shall cause every part thereof in which any person may work, to be maintained at such temperature, and be provided with such accommodations and safeguards, as not, by reason of the want thereof, or of anything about the condition of such manufactory or its appurtenances, to cause any unnecessary danger or detriment to the life or health of any person being properly therein or thereat.

Sec. 23. All filthy and dirty walls and ceilings of any building, including the walls and ceiling of the cellar thereof, shall be thoroughly cleaned and whitewashed whenever required by the Board of Health.

Sec. 24. The roofs and skylights of all buildings shall be kept in a condition of good repair so that rain water shall not enter the building.

Sewerage and Drainage.

Sec. 27. Every person using, making, or having any drain, soil-pipe, passage or connection between any sewer (or with any river or other body of water) and any ground, building, erection, or place of business, and in like manner every owner or tenant of any grounds, buildings or erections, and every person interested in such place of business or the business thereat, and in like manner every board, department, officer, and person (to the extent of the right and authority of each), shall cause and require such drain, soil-pipe, passage and connection to be at all times adequate for its purpose, and to convey and allow, freely and entirely, to pass whatever enters or should enter the same; and no change shall be made of the drainage, sewerage, or the sewer connection of any house or premises, involving changes in the drainage, sewerage, or sewer connection of any other house or premises, unless at least 30 days' notice thereof in writing shall have been previously given to this Department, and to the owner or occupant of the premises affected by such change.

Sec. 29. No brick, sheet metal, or earthenware material or chimney flue shall be used as a sewer ventilator, or to ventilate any trap, drain, soil or waste pipe.

Sec. 30. The soil, waste and vent pipes in an extension to any building must be extended above the roof of the main building if within thirty feet of the front or rear windows of the main building or of an adjoining building, or if so located as to cause a nuisance.

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
- 2—Excavating
- 3—Foundations
- 4—Masonry
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- 13—Granite
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Riley-Brice Realty Co., 47 W 42d st, owner; 14, 12, 16, 11.
 J. B. Snooks' Sons, 73 Nassau st, archt.; 15, 12, 11.
 Peter Duffy, 312½ Riverside Drive, owner; 11.
 Congregation Poncus Elisah, 792 Amsterdam av, owner; 12, 14, 11.
 Frederick W. Fischer, 20 W. 31st st, archt.; 32.
 Gross & Kleinberger, Bible House, archt.; 12, 16, 14, 10.
 Justus J. Smith, 46 Lawrence st, archt.; 12, 10.
 Chappell & Bosworth, 258 B'way, archt.; 14, 10, 11.
 Buchman & Fox, 11 E 59th st, archt.; 31, 25, 7, 24.
 McSweeney Realty Co., 1493 B'way, owner; 12, 11.

Otto M. Beck, 21 E 89th st, archt.; 11, 12.
 I. Lowenthal & J. Kauffman, 206 Division st, owners; 31, 32.
 Board of Education, North Bergen, N. J., owners; 12.
 N Y Central & Hudson River R R Co., 335 Madison av, owners; 5.
 Board of Education, Clifton, N. J., owner; 12.
 Board of Education, West Hoboken, N. J., owner; 12, 9.
 Gus, Erda, 795 Manhattan av, Brooklyn, archt.; 12, 14, 9.
 Geo. A. Fuller Co., 111 B'way, builder; 8, 14, 9.
 Cox & Buckley, Warburton Bldg., Yonkers, archts.; 12.
 D. J. Ryan, 723 3d av, Brooklyn, builder; 12.

Rich & Fitzsimons, Oxford Bldg., Washington, D. C., archts.; 8, 18, 26.
 Herts Bros., 34 W 38th st, builders; 12.
 Jewell Steel & Malleable Co., Buffalo, N. Y., owner; 12, 5.
 Fuchs Const. Co., 192 Bowery, builder; 12.
 Tidewater Bldg. Co., 16 E 33d st, builder; 12, 13, 16, 9.
 Wilson Potter, 3 Union sq, archt.; 12, 14, 9.
 Carrere & Hastings, 225 5th av, archts.; 12, 14.
 Leon Cubberly, 1 Madison av, archt.; 18, 32.
 H. H. Vought & Co., 103 Park av, builders; 12, 9.
 Alexander Brown, Jr., 33 E 20th st, builder; 12, 26.
 Chas. T. Lewis, Ilion, N. Y., builder.
 J. T. Brady & Co., 103 Park av, builder; 12, 14.
 C. L. Vivian, Ithaca, N. Y., archt.; 12.

PROJECTED BUILDINGS.

Manhattan.

Apartments, Flats and Tenements.

BAYARD ST, No. 81, 6-sty brick and stone tenement and store, 25x62, tin roof; cost, \$16,000; owners, Aronson & Baum, 73 Bayard st; architects, Gross & Kleinberger, Bible House. Plan No. 494.

Architects superintend and take bids. No subs announced.

PINEHURST AV, 100 n of 180th st, 6-sty brick and terra cotta non-fireproof elevator apartment, 75x75½x irreg, plastic slate roof; cost, \$150,000; owner, A. V. Donellan Cons. Co., 204 West 109th st; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 502.

Owner superintends. A. Victor Donellan, 204 West 109th st, president; E. Donellan, 204 West 109th st, secretary and treasurer. Guy B. Wait system of floor arches specified.

8TH AV, No. 2654, 6-sty brick apartment and extension, 24.11x90 and 10x24.11, slag roof; cost, \$43,000; owner, J. J. O'Reilly, 2654 8th av; architect, W. Mortensen, 403 West 24th st. Plan No. 503.

Paul J. Exner, No. 1 Madison av, General Building & Construction Co., contractors. Architect superintends. No plumber named.

Churches.

49TH ST, Nos. 239-245 West, 1-sty brick church, 52.11x100.5, and extension, 18.1x17.1, slag and slate roof; cost, \$45,000; owner, St. Malachy's R. C. Church; architect, Thomas J. Duff, 407 West 14th st. Plan No. 499.

Architect superintends. The Reverend Joseph F. Delaney, D.D., 239 West 49th st, pastor. See plans for basement No. 541, N. B. 1902. No plumbing contract announced.

Dwellings.

RIVERSIDE DRIVE, e s, 126.2 w Riverside Terrace, 2-sty rubble stone dwelling, 67x41, slate and tin roof; cost, \$25,000; owner Constantine Riegger, 59 St. Nicholas pl; architects, Chappell & Bosworth, 258 Broadway. Plan No. 492.

Architect superintends.

TERRACE VIEW AV, w s, 843.7 s Marble Hill av, 2-sty frame dwelling, 20x50, plastic slate roof; cost, \$4,000; owner, C. A. Frees, 39 Marble Hill av; architect, John Brandt, 271 West 125th st. Plan No. 495.

Owner superintends. No subs announced.

Factories and Warehouses.

PERRY ST, Nos. 161-165, 6-sty warehouse, 66½x100.2, slag roof; cost, \$50,000; owner, McSweeney Realty Co., 1493 Broadway; architect, Louis Chas. Maurer, 1493 Broadway. Plan No. 496.

Owners superintend. Standard Concrete Steel Co.'s Gray B. Wait System specified. No plumber announced. George R. McSweeney, 1493, Broadway, president and secretary.

27TH ST, n s, 50.10 w 11th av, 9-sty brick warehouse, 75x75x99.7, tar and gravel roof; cost, \$30,000; owner, Terminal Stores Co., 17 South William st; architect, Otto M. Beck, 21 East 89th st. Plan No. 497.

Architect superintends. Richard Deeves & Sons, 309 Broadway, masons and builders. Foundation to be laid on piles.

5TH AV, n w cor 142d st, 3-sty brick factory building, 185x195x80, slag roof; cost, \$12,000; owner, Peter Duffy, 312½ Riverside Drive; architects, Janes & Leo, 124 West 45th st. Plan No. 486.

Owner superintends.

Miscellaneous.

43D ST, s s, 117 w Madison av, temporary fireproof boiler house, 48x40, kind of roof not specified; cost, \$25,000; owner, Estate of James J. Beldin, Hawke and Estate of James J. Beldin, Hawke & Willenbee, n w cor 42d st and Madison av; architect, H. J. Hardenburgh, 47 West 34th st. Plan No. 498.

Marc Eidlitz & Sons, 487 5th av, builders.

WILLIAM ST, No. 221, 1-sty metal-covered wood water closet enclosure, 11x11x8.6, tin roof; cost, \$800; owner, Wm. M. Campbell, 53 Bond st; architect, P. Zeiger, 2774 8th av. Plan No. 487.

5TH AV, No. 433, 6-sty and basement marble, terra cotta and brick store and show room, 24.8x24.8x112, plastic slate roof; cost, \$50,000; owner, U. S. Trust Co., 45 Wall st; architect, F. G. Stewart, 103 Park av. Plan No. 488.

Henry Allen Jacobs, 320 5th av, consulting architect. W. J. Worcester, assistant secretary. U. S. Trust Co., 45 Wall st, trustees for owner. Terra cotta, elevator shafts, bluestone coping specified.

73D ST, Nos. 524 to 528 East, open-air frame moving picture show, 75x75x93; cost, \$600; owner, Bohemian Gymnastic Workingmen's Association, 525 East 72d st; architect, F. Brann, 1511 3d av. Plan No. 489.

21ST ST, No. 43 West, brick and Indiana limestone 4-sty show rooms, 25x25x92, and extension, tin roof; cost, \$12,000; owner, Jacob Sommer, 545a Macon st, Brooklyn; architect, Emanuel Sommer, 545a Macon st, Brooklyn. Plan No. 490.

ELIZABETH ST, No. 241, outhouse, 6.1x9.4, in rear, tin roof; cost, \$500; owner, R. Dunne, 208 East 22d st; architect, O. Reissmann, 30 1st st. Plan No. 500.

Synagogue.

95TH ST, s s, 199.8 w Columbus av, 2-sty brick and stone synagogue, 24.10x24.10x95.8½, plastic slate roof; cost, \$25,000; owner, Congregation Poncus Elisah, 792 Amsterdam av; architects, Moore & Landseidel, 148th st and 3d av. Plan No. 491.

Owner superintends.

Galvanized iron cornices, spruce lath, terra cotta wall coping, Mott's enameled ironware, and tile floors with marble base are specified. No plumbing contract let.

Stores, Offices and Lofts.

21ST ST, Nos. 136-140 West, 12-sty stone, brick and terra cotta mercantile building, 69x69x85, slag roof; cost, \$200,000; owner, Riley-Brice Realty Co., 47 West 42d st; architect, William H. Brekmeier, 396 Broadway. Plan No. 483.

Peter B. Riley, president; William Brice, secretary. Owners superintend. Galvanized iron cornices specified. Plumber not selected.

MADISON AV, Nos. 137-141, and 31ST ST, Nos. 23-27 East, 12-sty marble and brick store and loft building, 74¼x98.9x125, tile roof; cost, \$250,000; owner, Labaren Realty Holding Co., 115 Broadway; architects, J. B. Snooks' Sons, 73 Nassau st. Plan No. 484.

Louis Steckler, president of Labaren Realty Holding Co., 115 Broadway. Corrigan & Gorman, and Terry & Tench, masons and iron erectors. Architect superintends. Copper cornices, cast-iron bay windows, iron stairs, T. C. wall furring specified.

DIVISION ST, n e cor Forsythe st, 2-sty brick and glass store and loft building, 6.5½x44.11½x52.11½ tin roof; cost, \$5,000; owner, Land Realty Co., 200 Broadway; architects, Sommerfeld & Steckler, 19 University sq. Plan No. 485.

Owner superintends. William Bachrach, 200 Broadway, president; J. Bachrach, 200 Broadway, secretary. Terra cotta coping specified.

MANHATTAN ST, No. 49, 2-sty brick store and office building, 25x200, tin roof; cost, \$30,000; owner, Cushman Bread Co., 32 Lawrence st; architect, Justus J. Smith, 46 Lawrence st. Plan No. 494.

Architect superintends and takes bids.

45TH ST, Nos. 17-19 West, 10-sty fireproof store and offices, 41.6x90, and extension, 41.6x9, plastic slate roof; cost, \$200,000; owner, C. F. Jaunnes, 434 5th av; architect, H. Craig Severance, 21 West 45th st. Plan No. 501.

Architect superintends. Owner is president of Midville Realty Co., of which Marlho Both, No. 434 5th av, is secretary. No subs announced.

MANHATTAN ALTERATIONS.

CAROLINE ST, No. 8, change windows and partitions in 5-sty brick store and tenement; cost, \$800; owner, Hankinson Realty Co., 147 Watts st; architect, J. Charles Hankinson, 529 West 111th st. Plan No. 1821.

Architect superintends.

ESSEX ST, No. 135, new windows and toilets in 5-sty brick store and tenement; cost, \$1,000; lessees, H. Steiner & Son, 135 Essex st; architects, Markowitz & Elliott, 32 Union sq. Plan No. 1786.

ELIZABETH ST, No. 241, cut window openings and put in water closet compartments in 5 and 4-sty brick tenement; cost, \$3,000; owner, Rosanna Dunne, 208 East 22d st; architect, O. Reissmann, 30 1st st. Plan No. 1831.

Charles Dunne, 208 East 22d st, superintends.

GOERCK ST, No. 102, put iron fence in yard of 5-sty and basement brick tenement; cost, \$500; owner, F. Plancer, 102 fGoerck st; architect, O. Reissmann, 30 1st st. Plan No. 1832.

GREENWICH ST, n e cor Warren, erect two signs on roof of 4-sty store and loft building; cost, \$1,000; owner, Walter

J. Salomon, 17 West 42d st; architect, Eugene Schoen, 25 West 42d st. Plan No. 1816.

HOUSTON ST, No. 76 East, remove rear wall of present extension and add 10x10x15 feet addition to 3-sty and basement business building; cost, \$300; owners, George J. Kenny & Bros., 80 East Houston st; lessees, Buccola & Pubino, 76 East Houston st; architect, Bruno W. Berger, 121 Bible House. Plan No. 1790.

No plumbing.

LISPENARD ST, No. 12, fireproof elevator shaft in 5-sty brick store and loft; cost, \$10,000; owner, C. S. Pinkney, 15 Broadway; architect, Robert L. Lyons, Inc., 1493 Broadway. Plan No. 1848.

MADISON ST, No. 211, build side concrete and brick extension, 4x4x6, to 2-sty brick garage; cost, \$150; owner, J. P. Morgan, 219 Madison av; architects, Gilbert & Barber Mfg. Co., 80-82 4th av. Plan No. 1824.

C. P. Roney, Central Islip, L. I., builder.

MONROE ST, No. 37, cut new windows and put in new toilets in 2, 5 and 4-sty brick tenements; cost, \$2,000; owner, John R. Lee, 269 West 22d st; architect, Thomas W. Lamb, 489 5th av. Plan No. 1788.

Owner takes bids.

MOTT ST, No. 113, install 11 toilet compartments and ventilating boxes in 4-sty brick tenement; cost, \$1,500; owner, Mary B. Geraghty, 26 West 96th st; architect, John H. Friend, 148 Alexander av. Plan No. 1781.

PEARL ST, No. 477, general alterations to 5-sty brick tenement and stores; cost, \$800; owner, Ernst A. W. Wilkens, 284 Alexander av; architects, Glucroft & Glucroft, 52 Graham av, Brooklyn. Plan No. 1802.

RUTGERS ST, No. 30, change front wall and partitions in 3-sty brick tenement; cost, \$750; owner, Mrs. John J. McNamara, 199 Congress st, Brooklyn; architect, Henry J. Feiser, 150 Nassau st. Plan No. 1835.

John J. McNamara, 199 Congress st, Brooklyn, superintends.

ST. MARK'S PL, No. 93, new skylight, doors and partitions, in 4-sty and basement brick day nursery; cost, \$6,000; owner, The Little Missionary Day Nursery, 20 Exchange pl; architect, James R. Turner, 67 West 131st st. Plan No. 1829.

Louis B. Rolston, 20 Exchange pl, president. Andrew A. Smith, 69 East 91st st, superintendent and builder.

SOUTH ST, No. 83, change store front, put in new toilets, in 4-sty lodging house; cost, \$500; owner, George W. Spitzner, on premises; architect, George Hoff, Jr., 721 Melrose av. Plan No. 1799.

No plumber selected.

SUFFOLK ST, No. 186, new partitions, 2 bath rooms and toilet compartments, in 3-sty and basement brick dwelling; cost, \$500; owner, Henry Brodman, 186 Suffolk st; architect, S. Wiesenberg, 271 West 40th st. Plan No. 1791.

Architect superintends and takes masonry and carpentry work. S. L. Snyder Co., 271 West 40th st, plumber.

TOMPKINS ST, No. 15, remove front wall, cut new doors and windows and change partitions, in 4-sty brick tenement for use as stable and loft; cost, \$8,000; owners, I. Lowenthal and J. Kauffman, 206 Division st; architect, Louis K. Steinart, 194 Bowery. Plan No. 1820.

Owners superintend. Plumber not selected. No subs announced.

THOMPSON ST, No. 88, remove wall and put in show windows, rebuild extension, to 3-sty frame store and dwellings; cost, \$2,000; owner, Filliam Loab, 368 East 149th st; architect, Max Feldman, 13-21 Park Row. Plan No. 1828.

Architect superintends.

WARREN ST, No. 36, build elevator shaft, put in skylight, in 5-sty brick loft building; cost, \$1,000; owner, Helen A. Wissman, care F. de R. Wissman, 149

Broadway; architect, Henry H. Holly, 39 West 27th st. Plan No. 1930.

J. W. Flichinger, 5 Great Jones st, superintends.

WATER ST, No. 649, change interior and build extension to 3-sty and basement for use as stable and dwelling, slag roof; cost, \$6,000; owners, I. Lowenthal and J. Kauffman, 206 Division st; architect, Louis A. Shuman, 194 Broadway. Plan No. 1779.

Architect superintends.

3D ST, No. 143 East, new partitions and enlarged windows for 4-sty brick tenement; cost, \$600; owner, Jacob Klingenstein, 43 Av A; architect, C. H. Dietrich, 25 West 42d st. Plan No. 1806.

Architect superintends. No subs announced.

5TH ST, No. 642 East, new stairs in 5-sty brick tenement; cost, \$50; owner, Carrie Fallowitz, 643 East 5th st; architect, Henry J. Feiser, 150 Nassau st. Plan No. 1837.

13TH ST, Nos. 614-18 East, enlarge windows, and new lath and plaster partitions for 3-sty brick tenement; cost, \$2,000; owner, C. R. Faruolo, 45 East Houston st; architect, C. H. Dietrich, 25 West 42d st. Plan No. 1807.

Architect superintends. No subs announced.

14TH ST, No. 102 West, new wall in 5-sty brick store; cost, \$350; lessee, Shepard Knapp & Co., 5th av and 13th st; architects, Helmes & Coyle, 158 5th av. Plan No. 1838.

Hugh Getty, 359 West 26th st, superintends. Hugh Getty, Inc., same address, general contractor.

19TH ST, No. 146 East, erect 1-sty brick extension, 7.6x7.6x15, to 3-sty and basement dwelling, slag roof; cost, \$500; owner, George Bellaws, 1947 Broadway; architect, Alfred H. Taylor, 138 West 65th st. Plan No. 1776.

Architect superintends.

23D ST, No. 226 East, change entire front and interior of 4-sty brick dwelling for use of bakery; cost, \$20,000; owner, George A. Gay, s e cor 23d st and 3d av; architect, Fredk. W. Fischer, 20 West 31st st. Plan No. 1775.

Architect superintends. Michael La Ruer, 32 Union sq, general contractor. Alex. Simpson & Son, 210 East 26th st, plumbers.

26TH ST, No. 355 West, change partitions in 4 and 3-sty brick building for use as offices; cost, \$1,500; owner, Stanley Golllick, 1133 Broadway; architect, Louis A. Hornum, 145 East 42d st. Plan No. 1797.

Architect superintends. Mason not selected.

26TH ST, n s, 410 e 1st av, change partitions in 5-sty and basement, and in 5-sty and basement Training School for Male Nurses; cost, \$800; owner, City of New York; architect, Paul Meyer, Supervising Engineer's Office, Bellevue and Allied Hospitals. Plan No. 1842.

34TH ST, No. 156 West, erect sign on -sty store and dwelling; cost, \$75; lessee, O. J. Gude, 935 Broadway; architect, same. Plan No. 1798.

34TH ST, No. 131 East, general alterations to a 4-sty store and apartments; cost, \$3,000; owner, Dr. John A. Wyeth, 244 Lexington av; architect, Robert E. Kelley, 219 East 39th st. Plan No. 1814.

Architect superintends and takes bids.

35TH ST, No. 42 West, change partitions in 12-sty brick hotel; cost, 4,000; owner, Austen B. Fletcher, executor estate of Henry T. Brakee, 165 Broadway; architect, Clarence True, 95 Liberty st. Plan No. 1843.

36TH ST, No. 249 East, general alterations in 4-sty brick store and tenement; cost, \$1,500; owner, Peter Doelger, 407 East 55th st; architect, Chas. Stegmayer, 168 East 91st st. Plan No. 1849.

36TH ST, Nos. 54-56 West, remove front wall and change partitions in two 5-sty

brick restaurant and bachelor apartments; total cost, \$5,000; owner, Jos. D. Bryant, 32 West 48th st; architect, Louis A. Hornum, 145 East 42d st. Plan No. 1817.

Architect superintends. Louis Weber Building Co., No. 1 Madison av, contractors.

36TH ST, Nos. 25 to 27 West, general alterations, making 4-sty dwelling into stores and bachelor apartments; cost, \$16,000; owner, Dwight R. P. Heaton, St. Luke's Hospital; architects, Ewing & Chappeli, 345 5th av. Plan No. 1777.

Architect superintends. James A. Clark, 464 Canal st, general contractor.

36TH ST, No. 4 East, new windows and bath room, new partitions, in 4-sty and basement dwelling; cost, \$5,000; owner, William Church Osborn, 40 East 36th st; architects, Parish & Schroeder, 12 West 31st st. Plan No. 1796.

Architects superintend. Mason, William Young, 350 West 41st st.

44TH ST, No. 33 West, erect new face-brick front, install elevator, change 4-sty stable to office building; cost, \$15,000; owner, A. Van Horne Stuyvesant, 20 East 42d st; architect, Emory Roth, 20 East 42d st. Plan No. 1780.

Lessee, Joseph Klorner, 19 West 35th st. Architect superintends.

Mitchell Bros., 1030 Lexington av, have plumbing contract. John J. Mitchell, same address, superintends. Owner's agent, James Geraghty, 26 West 96th st. Frederick Fiore, Kingsland, N. J.

48TH ST, No. 449 West, change shafts in 5-sty brick tenement; cost, \$200; owner, Mrs. Caroline S. Steuber, 312 East 34th st; architect, I. Leitersdorfer, 346 East 65th st. Plan No. 1840.

Wallace Kerskenblatt, 1413 Av A, contractor.

54TH ST, No. 345 West, new windows, toilet compartments and partitions, to 4-sty brick store and tenement; cost, \$1,500; owner, Thomas W. Murtha, 156 Broadway; architect, Charles H. Richter, 68 Broad st. Plan No. 1805.

Owner takes bids. No subs announced.

54TH ST, No. 155 East, put boiler pit in cellar and change 5-sty brick tenement to boarding house; cost, \$5,000; owner, Girls' Friendly Society of the Diocese of New York, Miss M. L. R. Satterlee, secretary, 44 West 9th st; architect, Donald P. Hord, 3 West 29th st. Plan No. 1847.

No subs announced.

56TH ST, No. 50 East, remove stairs and build new ones and general alterations in 5-sty brick residence; cost, \$900; owner, James P. Lee, 141 East 37th st; architects, Hunt & Hunt, 28 East 21st st. Plan No. 1819.

Architects superintend. J. K. French, 41 Park Row, mason.

56TH ST, No. 68 East, rebuild front wall, change windows to passage, new level for floor beams, in 4-sty and basement dwelling; cost, \$12,000; owner, Harold Barclay, M.D., 55 East 49th st; associates architects, S. B. Colt and Thornton Chard, 39 West 38th st. Plan No. 1818.

Architects take bids.

64TH ST, No. 254 West, build 1-sty stone and wood extension to 1-sty stone stable and sheds, slag roof; cost, \$500; owner, Thomas F. Devine, 108 West End av; architect, J. C. Cocker, 2017 5th av. Plan No. 1782.

64TH ST, Nos. 221-233 West, add story to 2-sty brick garage; cost, \$4,000; owner, John Walters, 443 East 121st st; architects, W. L. Rouse and L. A. Goldstone, 12 West 32d st. Plan No. 1803.

Architects superintend.

69TH ST, No. 301 East, change windows, put in new bath rooms, replaster light shaft in 5-sty brick tenement and stores; cost, \$2,500; owner, Pierce Breiman, 78 East 92d st; architect, Charles B. Meyers, 1 Union sq. Plan No. 1783.

Owner superintends. No subs let.

70TH ST, No. 251 West, erect brick extension, 10x10x13, to 3-sty private dwelling, tin roof; cost, \$10,000; owner, Mabel Golding, 49 Claremont av; architect, Phillip Goldrech, 24 East 103d st. Plan No. 1774.

77TH ST, No. 19 East, change entrance stoop, new chimney and new stairs, in 4-sty and basement brick dwelling; cost, \$3,500; owner Ruth L. Stirling, 47 East 76th st; architect, George B. de Gusdorf, 103 Park av. Plan No. 1785.

78TH ST, No. 55 East, new piers for rear wall, new partitions, for 4-sty and basement brick dwelling; cost, \$3,500; owner, Martin L. Fearey, 27 William st; architect, George B. de Gusdorf, 103 Park av. Plan No. 1808.

Architect superintends.

79TH ST, No. 114 East, remove stone-work and stoop railing, build fireplace, change partitions, in 4-sty and basement brick dwelling; cost, \$2,500; owner, Drayton Burrill, 122 East 90th st; architect, S. E. Gage, 240 Madison av. Plan No. 1793.

Owner superintends. Masons, Elliott & Bush, 340 Madison av. Carpenter, same. Plumber not selected.

80TH ST, No. 177 East, new windows and entrance in 3-sty and basement brick dwelling; cost, \$7,000; owner, Lyle E. Mahan, 135 Broadway; architect, Otto Goertnes, 891 East 172d st. Plan No. 1846.

James M. Walters & Son, 2434 Broadway, contractors.

84TH ST, No. 346 West, cut down windows to form entrance to extension in 4-sty brick dwelling; cost, \$5,000; owner, Mrs. John R. MacArthur, 346 East 84th st; architect, Howard Moguire, 345 West 70th st. Plan No. 1827.

Architect superintends. Mason and carpenters not selected.

90TH ST, No. 2 West, enlarge elevator shaft, new elevator, new cement floors, in 6-sty brick stable and garage; cost, \$6,000; owner, Mrs. Mary A. Hydecker, 121 West 83d st; architect, Geo. Fred. Pelham, 507 5th av. Plan No. 1811.

John J. White, 400 Columbus av, general contractor.

91ST ST, s w cor 2d av, rebuild wall in 1-sty wood and brick wagon room; cost, \$500; owner, George Ringler & Co., 201 East 97th st; architect, Chas. Stegmayer, 168 East 91st st. Plan No. 1850.

Owner superintends.

91ST ST, No. 62 East, add 1-sty to 3-sty and basement dwelling; cost, \$1,500; owner, M. E. Untermeyer, 62 East 91st st; architects, Herts & Tallant, 113 East 19th st. Plan No. 1844.

M. Pembleton, 1161 Lexington av, plumber. I. H. Herts, 34 West 38th st, superintends.

105TH ST, Nos. 304-308 East, replaster shafts, put windows, cross partitions, in 4-sty brick tenement; cost, \$1,500; owner, N. Pogaro, 302 East 105th st; architect, O. Reissmann, 30 1st st. Plan No. 1771.

105TH ST, No. 302 East, put windows in cross partitions in 4-sty brick tenement; cost, \$500; owner, P. Pogaro, 302 East 105th st; architect, O. Reissmann, 30 1st st. Plan No. 1770.

107TH ST, n s, 100 feet e of Amsterdam av, alter present extension by constructing new toilets, removing office partitions, in 4-sty and basement power house, office building and garage; cost, \$4,000; owner, N. Y. Edison Co, 55 Duane st; architect, W. Weissenberger, Jr., 55 Duane st. Plan No. 1283.

Owners superintend.

111TH ST, No. 200 West, new basins and new partitions in 6-sty brick tenement; cost, \$1,000; owner, Samuel Strasberger, 74 Broadway; architects, Sommerfeld & Steckler, 19 Union sq. Plan No. 1809.

Owner takes bids. No subs announced.

155TH ST, No. 16, erect balcony in 3-sty brick store and offices; cost, \$550; owner, Charles H. Hart, executor of Hart Estate, 25 Broad st; architect, Nathan Langer, 81 East 125th st. Plan No. 1841.

Lessee and superintendent, Marcus Wasanowitz, 16 East 125th st.

AV A, No. 1022, change partitions and put in skylights in 3-sty brick mineral water factory; cost, \$1,000; owner, Chas. Meisezahl, 1022 Av A; architect, Franz Wolfgang, 535 East 177th st, Bronx. Plan No. 1794.

Architect superintends.

AMSTERDAM AV, s w cor 148th st, build side brick and glass extension, 40x22½, to 2-sty brick dwelling; cost, \$2,000; owner, George F. Wischhusen, 2500 Amsterdam av; architect, J. C. Cocker, 2017 5th av. Plan No. 1826.

Plumber not selected.

BROADWAY, Nos. 1255-1261, sky sign on 12-sty brick lofts; cost, \$800; lessee, Oscar Stiner, 1255-61 Broadway; architect, N. Y. Sky Sign Co., 576 5th av. Plan No. 1773.

Joe Acker, 415 West 48th st, superintends.

BROADWAY, 1931-3, new studio skylights in 4-sty brick store and office building; cost, \$500; owner, Empire Square Realty Co., 1947 Broadway; architect, Eli Benedict, 1947 Broadway. Plan No. 1845.

Jno. L. Miller, Jr., 1947 Broadway, superintends.

BROADWAY, Nos. 2848-50, change windows, erect fireproof shaft, in 4-sty store and tenement; cost, \$7,500; owner, American Purchasing Association, 910-12 Columbus av; architects, Sommerfeld & Steckler, 19 Union sq. Plan No. 1800.

Owner superintends.

BROADWAY, Nos. 1448-50, sky sign on 1-sty hotel; cost, \$490; lessee, Robert P. Murphy Hotel Co., Hotel Albany, s e cor Broadway and 41st st; architect, O. J. Gude Co., 935 Broadway. Plan No. 1810.

BROADWAY, No. 1520, add fire-escape to 1-sty brick theatre; cost, \$1,500; owner, N. Y. Theatre Co., 1520 Broadway; architect, Adolph Ruhleng, of the Hudson Structural Steel Co., 136th st and Southern Boulevard. Plan No. 1812.

Hudson Structural Steel Co., 136th st and Southern Boulevard, has general contract.

EAST BROADWAY, Nos. 229-231, remove stationary tubs to new laundry extension to 4-sty brick lodging house; cost, \$500; owner, Hebrew Sheltering and Immigrant Aid Society, 229-231 East Broadway; architect, Herman Goldberg, 2968 Briggs av. Plan No. 1825.

Architect superintends.

LEXINGTON AV, n w cor 85th st, construct vault under sidewalk in 7-sty tenement and stores; cost, \$1,000; owner, Arthur Block, 499 Park av; architect, Charles Stegmayer, 168 East 91st st. Plan No. 1801.

Architect superintends.

LEXINGTON AV, No. 41, make doors of windows, remove partitions, in 5-sty brick hotel; cost, \$800; owner, Ficke Realty Co., 128 William st; architect, Bruno W. Berger, 121 Bible House. Plan No. 1813.

No plumber announced. Lessee, Lusitania Hotel Co., 41 Lexington av.

PARK AV, No. 95, remove plaster, shafts, put in new partitions and windows, in 6-sty brick tenement; cost, \$500; owner, A. Capparelli, 29 Mulberry st; architect, O. Reissmann, 30 1st st. Plan No. 1833.

RIVERSIDE DRIVE, n e cor 107th st, change wall in 3-sty and basement brick residence; cost, \$500; owner, M. Schinasi, 107th st and Riverside Drive; architects, Gillespie & Carrell, 1123 Broadway. Plan No. 1822.

Architects superintend. Charles T. Wills, Inc., 286 5th av, builders.

1ST AV, No. 2321, dumbwaiter in 5-sty brick tenement; cost, \$1,500; owner, A. Schrage, 2321 1st av; architect, O. Reissmann, 30 1st st. Plan No. 1772.

2D AV, No. 740, change rear window openings, new toilets and wash tubs and sinks, in 5 and 3-sty brick tenement and stores; cost, \$1,000; owner, George N. Fischer, 345 East 84th st; architects, Gross & Kleinberger, Bible House. Plan No. 1787.

Phillip Levett, 1541 Madison av, is plumber. Owner superintends.

4TH AV, s e cor 33d st, put toilet in 1-sty brick car barns; cost, \$200; owner, Met. St. R. R. Co., 621 Broadway; architect, H. Corby, 621 Broadway. Plan No. 1795.

Plumber, A. M. Quade, 775 7th av.

FOURTH AV, Nos. 116-118, general alterations in 3-sty and attic brick office and stores; cost, \$1,200; lessee, John Meenan, 113 4th av; owner, Charles Connors, same address; architects, Bruno W. Berger & Son, 121 Bible House. Plan No. 1831.

Superintendent, mason and builder, Jacob Froelich Cabinet Works, Whitlock and Leggett avs. No plumber announced.

5TH AV, No. 398, new piers, new partitions, in 6-sty brick store and loft; cost, \$2,000; owner, Albert Simonson, 506 5th av; lessee, M. Tecla & Co., 170 Broadway; architects, Buchanan & Fox, 11 East 59th st. Plan No. 1789.

Architects superintend. Albert T. Scharps, 170 Broadway, secretary of lessee. No plumber announced.

5TH AV, No. 450, new show window, new boiler flue, new iron stairs, new toilets, in 5-sty brick store and loft building; cost, \$8,000; owner, Estate of Mary Caroline Clark, 80 William st; lessee, The Mirror, 360 Washington st; architects, Buchman & Fox, 11 East 59th st. Plan No. 1784.

Architect superintends.

6TH AV, n w cor 13th st, new brick wall in 5-sty brick store; cost, \$350; lessee, Sheppard Knapp & Co., 6th av and 13th st; architects, Helmes & Coyle, 160 5th av. Plan No. 1839.

Hugh Getty, 359 West 26th st, superintends. Hugh Getty, Inc., 359 West 26th st, contractor.

6TH AV, s e cor 77th st, erect 3 signs on 3-sty store, loft and office building; cost, \$1,500; owner, Walter J. Salomon, 17 West 42d st; architect, Eugene Schoen, 25 West 42d st. Plan No. 1815.

7TH AV, No. 2363, cut window openings and put in steel beams in 5-sty brick tenement; cost, \$100; owner, M. Oppenheimer, 2363 7th av; architect, O. Reissmann, 30 1st st. Plan No. 1834.

7TH AV, s e cor 116th st, change front wall and new partitions in 7-sty and cellar store and tenement; cost, \$10,000; owner, G. H. Huber, Jerome av and 162d st; architect, B. J. P. Walther, 147 East 125th st. Plan No. 1778.

William Sommerville, 317 East 122d st, superintends.

8TH AV, No. 285, sky sign on 1-sty brick store and loft; cost, \$100; owner, J. Boscher, 285 8th av; architect, N. Y. Sky Sign Co., 576 5th av. Plan No. 1792.

10TH AV, No. 130, n e cor 18th st, general alterations, toilets, etc., to 3 and 4-sty brick store and tenement, loft and dwellings; cost, \$3,000; owner, Richard Grant, 130 10th av; architect, The Ogden Co., 21 Park Row. Plan No. 1804.

Architect superintends. No subs announced.

PROJECTED BUILDINGS.

Bronx.

Apartments, Flats and Tenements.

BECK ST, w s, 510 n Longwood av, two 4-sty brick tenements, plastic slate roof, 40x89; total cost, \$40,000; owner, Ryan Realty Co., H. A. Acker, 901 Prospect av,

president; architects, Koppe & Daube, 830 Westchester av. Plan No. 720.

CROTONA PARK NORTH, s w cor 175th st, two 5-sty brick tenements, tin roof, 54x86.4; total cost, \$87,000; owners, Schron & Schadt Con. Co., Edw. Schorn, 1790 Prospect av, president; architect, Harry T. Howell, 149th st and 3d av. Plan No. 721.

ARTHUR AV, e s, 95 n 188th st, 4-sty brick store and tenement, plastic slate roof, 25x70.6; cost, \$20,000; owner, Michael A. Defeo, 2395 Belmont av; architect, M. W. Del Gaudio, Tremont and Webster avs. Plan No. 722.

PROSPECT AV, w s, 350 n 183d st, 4-sty brick tenement, plastic slate roof, 50 x83; cost, \$40,000; owner, D'Angelo Bonagur Const. Co., Agostino D'Angelo, 439 East 116th st, president; architect, M. W. Del Gaudio, Tremont and Webster avs. Plan No. 727.

MARMION AV, n w cor Elmsmere pl, 5-sty brick tenement, slag roof, 25x90; cost, \$28,000; owner, John C. Cook Co., 795 Crotona Park North; architect, Robt. E. La Ville, 1284 Southern Boulevard. Plan No. 732.

JEROME AV, e s, 50 n 175th st, two 5-sty brick tenements, plastic slate roof, 45x88; total cost, \$90,000; owner, Isaac Brown, 829 East 169th st; architects, Moore & Landseidel, 148th st and 3d av. Plan No. 733.

BROOK AV, n w cor 171st st, 5-sty brick stores and tenement, slag roof, 43.9 x90; cost, \$45,000; owner, 171st St. and Brook Av. Co., L. S. Alton, 111 Broadway, president; architects, Gronenberg & Leuchtag, 7 West 22d st. Plan No. 725.

TIFFANY ST, w s, 145 s Intervale av, two 5-sty brick tenements, plastic slate roof, size irregular; total cost, \$80,000; owner, Stafford Const. Co., Frank Willets, 991 East 167th st, president; architect, John P. Boyland, 103 East 125th st. Plan No. 726.

Dwellings.

GRAND AV, e s, 400 s 192d st, 2½-sty frame dwelling, shingle roof, 32x34; cost, \$7,500; owner, Thos. H. Thorn, 36 West Kingsbridge road; architects, Serviss & Glew, 36 West Kingsbridge road. Plan No. 719.

UNDERCLIFFE AV, e s, 661.6 n 176th st, 2½-sty frame dwelling, shingle roof, 21x35; cost, \$5,000; owner, Itilloc Realty Co., J. Turner Grieve, 203 Broadway, president; architect, H. H. Avalin, 961 Stebbins av. Plan No. 715.

161ST ST, No. 775, 3-sty brick store and dwelling, tin roof, 21.77x40; cost, \$3,500; owners, Metzlar & Rosen, 768 East 161st st; architect, Wm. Huenenberg, 704 Tinton av. Plan No. 716.

RHINELANDER AV, s e cor Muliner av, two 2-sty frame dwellings, tin roof, 20x46; total cost, \$10,000; owner, E. Buckley, 810 Hunts Point road; architect, J. J. Vreeland, 2019 Jerome av. Plan No. 713.

GLEASON AV, s s, 50 e Beach av, 2-sty brick dwelling, tin roof, 21x55; cost, \$5,000; owner, John P. McGuinness, 1238 Beach av; architect, Thomas L. Newman, 2164 Westchester av. Plan No. 728.

Miscellaneous.

PARK AV, e s, 166 s 166th st, 3 and 2-sty brick bakery, tar and gravel roof, 99.3 x185.11; cost, \$85,000; owners, City Real Est. Co., 176 Broadway; architect, Harry C. Sweeney, 44 Court st, Brooklyn. Plan No. 717.

3D AV, No. 3479, 1-sty frame shed, 25x18; cost, \$500; owners, Kleinman & Son, on premises; architects, M. W. Del Gaudio, Tremont and Webster avs. Plan No. 730.

Stables and Garages.

PARK AV, e s, 108.2 s 166th st, 1-sty brick garage and stable, tar and gravel roof, 57.10x151; cost, \$13,000; owners, City Real Est. Co., 176 Broadway; ar-

chitect, Harry C. Sweeney, 44 Court st, Brooklyn. Plan No. 718.

WASHINGTON AV, e s, 115.9 s 169th st, 1-sty brick garage, tar and gravel roof, 47.5x47.5; cost, \$1,200; owner, Minnie P. Mandel, on premises; architect, Chas. S. Clark, 445 Tremont av. Plan No. 723.

Stores and Dwellings.

161ST ST, s s, from Courtlandt to Park avs, two 3-sty brick stores and dwellings, slag roof, 14x55, 14,6¼x55.1½; total cost, \$14,000; owner, George Simpson, 844 Gerard av; architect, Edward J. Byrne, 3029 3d av. Plan No. 729.

Stores, Offices and Lofts.

140TH ST, n w cor Rider av, 5-sty brick office and storage, tile and roofing felt roof, 42.5x125; cost, \$85,000; owners, The New York Edison Co., A. N. Brady, 55 Duane st, president; architect, W. Weissenberger, 55 Duane st. Plan No. 714.

FOREST AV, w s, 213.6 s 156th st, 1-sty brick stores, 26.6x76, plastic slate roof; cost, \$3,000; owner, F. Hertel, 2999 Perry av; architects, Koppe & Daube, 820 Westchester av. Plan No. 731.

132D ST, n s, 60 e Locust av, 2-sty frame office, tin roof, 110.2x35.2; cost, \$8,500; owner, Consolidated Gas Co., 4 Irving pl; architect, W. Cullen Morris, 111 Woolsey st, Astoria, L. I. Plan No. 724.

BRONX ALTERATIONS.

ITTNER PL, s s, from Park to Webster avs, 4-sty brick extension, 56x136.8, to 4-sty brick factory; cost, \$50,000; owners, The Tremont Mills, on premises; architects, Shire & Kaufman, 110 East 23d st. Plan No. 364.

TIMPSON PL, e s, 134.3 s 149th st, move 2-sty frame dwelling; cost, \$500; owner, Michael Reedy, 511 Tinton av; architect, J. J. Kennedy, Riverdale. Plan No. 357.

142D ST, s s, 100 e Alexander av, new doors, etc., to 3-sty brick shop and offices; cost, \$1,500; owners, Central Union Gas Co., 350 Alexander av; architect, Albert E. Davis, 258 East 138th st. Plan No. 362.

158TH ST, s e cor Sheridan av, 1-sty built upon 1-sty brick commissary building; cost, \$11,000; owner, N. Y. C. & H. R. R. Co., Grand Central Station; architect, John F. DeBaum, 1368 Broadway. Plan No. 355.

LONGWOOD AV, No. 866, 1-sty frame extension, 30x30, to 1-sty frame amusement hall; cost, \$500; owner, S. Winters, 358 West 118th st; architects, Gronenberg & Linchtog, 7 West 27th st. Plan No. 363.

MACOMBS ROAD, w s, 345 s 170th st, new show window to 2-sty frame store and dwelling; cost, \$100; owner, John T. Woods, Girard av and 168th st; architect, Paolo Pomponio, 301 East 150th st. Plan No. 359.

PILGRIM AV, n w cor Evadua av, move 2½-sty frame stable and dwelling; cost, \$500; owner and architect, Wm. J. Hyland, Westchester av. Plan No. 356.

RIDER AV, w s, 42.5 n 140th st, interior alterations, etc., to 3-sty brick office, storage and battery building; cost, \$25,000; owners, The New York Edison Co., A. N. Brady, 55 Duane st; architect, W. Weissenberger, 55 Duane st. Plan No. 360.

WASHINGTON AV, No. 1277, 1-sty concrete extension, 19x17.4, to 1-sty concrete garage; cost, \$200; owner, Edmond Specht, on premises; architect, Arthur Turnbull, Jr., Highbridge. Plan No. 361.

WEBSTER AV, e s, 800 n Wendover av, 1-sty frame extension, 6x5, to 1-sty frame workshop; cost, \$150; lessee, Claremont Lumber Co., on premises; architect, Charles S. Clark, 445 Tremont av. Plan No. 365.

WEBSTER AV., w s, 113.9 n 173d st, 1-sty brick extension, 12x13, to 3-sty frame store and dwelling; cost, \$250; owner, P. Leckler, 887 East 181st st; architect, L. Howard, 1861 Carter av. Plan No. 358.

ADVANCE REPORTS.

A Fifth Avenue Building for Bonwit, Teller & Co.

5TH AV.—Mrs. Elizabeth Anderson will erect for Bonwit, Teller & Co., cloaks and suits, at the southeast corner of 5th av and 38th st a 11-sty store and office building, at a cost estimated at \$700,000. Bonwit, Teller & Co. will occupy four floors and rent out the rest of the building. No architect has yet been selected, but Buchman & Fox, of 11 East 59th st, have been asked to submit sketches. Any responsible architect who is experienced in this class of construction may also submit sketches to Mr. Bonwit, who will supervise the work. Bonwit, Teller & Co. are the lessees for 21 years, with the privilege of one renewal. The plot measures 74.11x175 ft.

D. Price & Co. Will Build Department Store.

6TH AV.—D. Price & Co., retail cloaks and suits, at the southeast corner of 6th av and 18th st, are having architectural sketches made by Buchman & Fox, architects, for a 4-sty fireproof store building, 92x81, to be erected on the site now occupied by the firm, which they have leased for a long term. The existing buildings will be demolished. The number of stories in the new building has not been definitely decided, but if no more than four, the cost of construction will be about \$100,000.

Broadway Hotel Project Reported.

BROADWAY.—The Atlas Development Company, of which John Ohmeis, of 534 Greenwich st, is treasurer, is said to be considering the erection of a 15-sty hotel for the site now occupied by the Brewster carriage factory at Broadway, 47th and 48th sts. The Record and Guide was unable to learn positively whether plans are actually under way or who was preparing them. John Sutphin owns the property which the Atlas Development Company has leased for twenty-one years with renewal privileges and the Brewster interests will move out during August. It was said upon what seemed to be good authority that the Atlas Company is looking for a tenant and that it is willing to build to suit such tenant. One party now said to be negotiating for the tenancy is closely allied with the Schlitz brewing interests. The tentative sketch calls for an expenditure of \$500,000.

Five New A. R. E. Co. Buildings.

PARK HILL.—Messrs. Israels & Harder, architects, 31 West 31st st, have plans all finished for two 2-sty and attic individual houses in the Park Hill district; plans for two more are under way and one more is in process of sketching. The first two plans have been turned over to the American Real Estate Company, which will construct and own them and that company (address Night and Day Bank building, Fifth av and 44th st) will do its own masonry and carpentry work. They are now ready for bids for equipment and materials. The second two houses will not go up until Fall and the last one will be erected some time next Spring. The total cost will be about \$70,000.

Remodeling a Hudson River School.

OSSINING, N. Y.—Architect Wilson Potter, of 3 Union sq, N. Y. C., will close bids July 18th for general alterations and

remodeling to a Park School Building at Ossining, N. Y., for the Board of Education, School District No. 1. Frank G. Wood is clerk of the Board at Ossining, N. Y. The building is 2½-stys, 60x96, and is of brick and stone construction. E. Thompson, of 1123 Broadway, N. Y. C., is figuring on the general contract and desires estimates on all subs. The preliminary estimate of cost is \$20,000.

Progress on the Peekskill Convent.

PEEKSKILL, N. Y.—A section of the Convent School being erected at Mt. St. Gabriel, Peekskill, N. Y., for the Sisters of St. Mary, of which Sister Mary Theodora is in charge at Peekskill, N. Y., is ready to roof. The buildings are to be 4, 5 and 6-stys, 34x109, 160x52, 56x30, and will contain 158 rooms, including bedrooms, chapel, library, reception rooms, assembly hall, office and laundry, and will be built fireproof and of brick construction. Cram, Goodhue & Ferguson, 175 5th av, N. Y. C., are the architects. H. H. Vought & Co., 103 Park av, N. Y. C., is the general contractor. Estimated cost, \$200,000.

Plans Progressing for Vesey Street Office Building.

CHURCH ST, N. Y.—Plans are in progress by Goldwin Starrett & Van Vleck, architects, of 45 East 17th st, N. Y. C., for an 18-sty office building to be erected on the northeast corner of Church and Vesey sts for John T. Underwood, president of the Underwood Typewriter Co., 241 Broadway, N. Y. C. The building is to be fireproof, of brick, granite and terra cotta construction, standing on a plot 52x75. F. A. Burdett, 16 East 33d st, N. Y. C., is steam and electric engineer, and the Tidewater Bldg. Co., 16 East 33d st, N. Y. C., is the general contractor. Estimated cost, \$400,000.

Irving Bloomingdale to Take Bids.

59TH ST.—Mr. Irving Bloomingdale, of Bloomingdale Brothers, 59th st and 3d av, 5900 Plaza, will take bids for the \$1,000,000 alterations planned for their store. Buchman & Fox, 11 East 59th st, are architects and have plans now under way. Announcement will be made in the Record and Guide when Mr. Bloomingdale will be ready for figures. The company plans still further extension of the store along 60th st, but nothing definite has been decided upon. The present improvements must be completed before September 15, it was said.

Contract Awarded for the Bergen County Jail.

HACKENSACK, N. J.—J. T. Brady & Co., of 103 Park av, N. Y. C., has received the general contract for a jail to be erected at Hackensack, N. J., for the Board of Chosen Freeholders of Bergen Co. The building is to be 3-stys, 150x200, and of brick and stone construction. Jas. Riley Gordon, of 482 5th av, N. Y. C., is the architect and engineer. Estimated cost, \$250,000. Brady & Co. also have the general contract for the court house now being erected.

Bids Received for a Fifth Ave. Mansion.

83D ST, N. Y.—Architects Carrère & Hastings, of 225 5th av, N. Y. C., will close bids on July 13 for a \$500,000 5-sty residence to be erected at the southeast corner of 83d st and 5th av, N. Y. C., for William Starr Miller, of 93 5th av, N. Y. C. The structure is to be of brick and stone, 47x100 ft. Jacobs & Youngs, 1133 Broadway; Bunn & Nase, 1123 Broadway; M. Reid, 114 West 39th st; J. W. Bishop, 345 5th av; J. C. Vreeland, 1 Madison av, and Van Name & Co., 80 Wall st, figured on the general contract.

Clearing Site for Woolworth Building.

BROADWAY.—Work started this week on the clearing of the site for the new \$2,000,000 20-sty building and 10-sty tower to be erected by Frank W. Woolworth, at 233, 235 and 237 Broadway and 6 and 8 Park pl, from plans by Cass Gilbert, 11 East 24th st. No contracts on the new building have been let and probably will not be until Mr. Gilbert and Mr. Woolworth return from Europe. The C. H. Southard Co., 9th av and 15th st, have the wrecking contract.

Hoboken School Plans About Ready for Bids.

WEST HOBOKEN, N. J.—The Board of Education will erect a public school at the corner of Boulevard and Highpoint av, from plans by Architect Fred Hensel, of 246 Spring st, West Hoboken, N. J. The building will be 4½-stys, 75x170, built fireproof, and of brick and limestone construction, and will contain 26 classrooms. The owners will be ready for bids on separate contracts about July 20.

Plans for a Morningside Avenue Improvement.

MORNINGSIDE AV.—J. M. Baker, 21 Jackson av, Long Island City, has plans on the board for an 8-sty apartment house, to be erected on the southwest corner of Morningside av and West 121st st, Manhattan, for the Stevenson Construction Company, of 270 Jackson av, Long Island City. The estimated cost of the building is \$350,000. The owner will build and award all contracts.

Plans Completed for the Greenpoint Bank.

BROOKLYN.—Gus Erda, architect, of 795 Manhattan av, Brooklyn, N. Y., has completed plans for a bank building to be erected at Nos. 140-142 Greenpoint av, Brooklyn, N. Y., for Greenpoint National Bank, care of architect. The building is to be fireproof, of brick and limestone construction, 40x80. The architect is taking bids on the general contract.

Architect Selected for Southampton's Municipal Building.

SOUTHAMPTON, L. I.—F. Burrall Hoffman, Jr., of Southampton, L. I., has been selected by the Village Board of Southampton, L. I., of which W. D. Van Brunt is president, Wm. P. Bishop, Secretary; H. P. Robbins, A. Schermerhorn, H. Culver and R. A. Leek are trustees, to prepare plans for a municipal building to be erected at Southampton.

Subway Construction

Public Service Commission practically decided to advertise for bids for the construction of the proposed triborough rapid transit system, including the Broadway-Lexington av line, on July 25. The bids will be for both building with municipal funds or for the construction and operation with private capital. The expenditure of at least \$125,000,000 may be called for.

R. E. Moss to Plan Washington St. Improvement.

WASHINGTON ST.—Robert E. Moss, of 126 Liberty st, will make the plans for the improvement of the property bought this week by James H. Cruikshank, of 50 Pine st. The site is at Washington, Warren and Barrow sts. The general operation, as considered at present, is to erect several 8-sty fireproof mercantile buildings to suit tenants.

Twelve-Story Apartment for 79th St.

79TH ST, N. Y.—Architects Schwartz & Gross, of 347 5th av, have completed plans for a 12-sty apartment house, 83.8x83.2 ft., to be erected in 79th st, south

side, 233 ft. east of Amsterdam av, for Vadrick Realty Co., of 505 5th av. Estimated cost, \$375,000.

Apartments, Flats and Tenements.

WEST END AV, N. Y.—Architects Schwartz & Gross have completed plans for a 12-sty apartment house, 75 ft. 8 in. x irreg, to be erected on West End av at 98th st, for the Salisbury Realty Co., of 505 5th av. Estimated cost, \$375,000.

145TH ST.—Shaefer & Jaeger, architects, of Tremont and Webster avs, Bronx, are drawing plans for a 5-sty apartment house on a plot 50x88, on the south side of 145th st, 157 ft. east of Willis av, for Benjamin Bennenson, of 407 East 153d st. Cost, \$45,000.

HOE AV, N. Y.—Goldner & Goldberg, of 704 Jackson av, are drawing plans for a 5-sty apartment house with stores to be erected on the northwest corner of 172d st and Hoe av on a plot 25x100. The Altro Realty Co., of 1148 Tiffany st, are the owners. Estimated cost, \$35,000.

MACY PL, N. Y.—Architects Moore & Landsiedel, of 148th st and 3d av, are drawing plans for a 5-sty apartment house on a plot 50x100, to be erected on the southwest corner of Macy pl and Hewitt pl, to cost \$50,000. Higgins & Stanton, 872 Macy pl, are the owners.

135TH ST, N. Y. C.—Goldner & Goldberg, of 704 Jackson av, are drawing plans for a 4-sty apartment house with two stores on a plot, 25x100, to be erected on the south side of 135th st, 275 feet west of Cypress av, for Jacob Cohen Construction Co., 1112 East 179th st., to cost \$25,000.

WASHINGTON AV.—Shaefer & Jaeger, architects, at Tremont and Webster avs, Bronx, are drawing plans for a 5-sty apartment house on a plot 45x98, to be erected on the west side of Washington av, 145 ft. south of 170th st, for J. H. Buschall, of Anthony av and 175th st. Estimated cost, \$45,000.

PARK AV.—Shaefer & Jaeger, architects, of Tremont and Webster avs, Bronx, are drawing plans for alterations on a 3-sty brick dwelling on the west side of Park av, 100 ft. north of 183d st, 25x100, for William Webb, southwest corner of Park av and 182d st. There is to be an extension built in the rear of the building and stores, to cost \$2,000.

YONKERS, N. Y.—Architects Cox & Buckley, of Warburton Bldg., Yonkers, N. Y., are now taking bids for alterations and additions to a 4-sty flat building on Highland av, Yonkers, N. Y., for G. H. Weller, Yonkers, N. Y. The building is to be non-fireproof and of brick construction, 24x57. Peene & Garthwaite, R. L. Stewart and Henry Bark, all of Yonkers, N. Y., are figuring on the general contract. Estimated cost, \$20,000.

Contracts Awarded.

35TH ST.—McDermott & Hanigan, 31 West 42d st, mason builders, have the general contract for extensive alterations to the Hotel Gregorian, 42 West 35th st. Clarence True, 95 Liberty st, is the architect.

WEST 26TH ST.—Power Engineering & Contracting Co., 1123 Broadway, has received the contract for the electrical installation in the new loft building at 15-17 West 26th st, from the Realty Holding Company.

23D ST.—J. H. Schier, builder, 314 Madison av, corner 42d st, has secured the general contract for extensive alterations to the Leibolt building, from the Union Trust Company, the owner. John B. Snook's Sons are the architects.

WEST POINT.—The Power Engineering & Contracting Company, mechanical and electrical engineers and contractors, 1123 Broadway, New York, has received the contract for installing the electrical

wiring in the new Riding Hall at West Point, from J. E. & A. L. Pennock, general contractors.

PERTH AMBOY, N. J.—The Hennebique Constr. Co., 1170 Broadway, N. Y. C., has secured the contract to erect two factory buildings, each 2-stys high, for the U. S. Cartridge Co., of Perth Amboy, on the percentage basis. Approximate cost, \$50,000.

Churches.

RIDGEWOOD, N. J.—Bids will be invited in about one week for the Emanuel Baptist Church to be erected on Ridgewood av at the corner of Hope st, by Upjohn & Conable, 96 5th av, N. Y. C., architects.

NEWARK, N. J.—Upjohn & Conable, architects, 96 5th av, N. Y. C., have received bids but have not yet awarded the contract for the erection of a parish house for the North Reformed Church, in Newark.

LONG BRANCH, N. J.—Architect Leon Cubberly, of 1 Madison av, N. Y. C., will close bids July 13 for a 2½-sty rectory to be erected at Chelsea av, Long Branch, N. J., for Father Cantwell at the site. The building will be of hollow tile and stucco, 23x45, and will consist of a small addition and general interior changes. White & Coyne, 43 South 5th av, Long Branch, N. J., are figuring on the general contract. Estimated cost, \$12,000 to \$15,000.

Dwellings.

78TH ST, N. Y.—J. V. Schaefer, Jr., & Co., of 5 West 31st st, N. Y. C., are additional contractors figuring for the alterations to be made to a residence at No. 62 East 78th st, for Louis Watjen, now residing at 39 West 73d st, from plans by E. W. Mason, Jr., architect, 70 West 52d st, N. Y. C. The work consists of changing the front of the building and interior alterations.

75TH ST, N. Y. C.—The general contract for alterations on the private residence on the south side of 75th st, west of Park av, for F. J. Dupignac, of 60 West 71st st, has been awarded to Herts Bros., of 34 West 38th st. The building is to be brick, 4-stys, 20x56. There will be a 5-sty rear extension, 9x23. Hertz & Tallant, of 113 East 19th st, are the architects. Estimated cost, \$15,000.

RYE, N. Y.—Excavating has begun for the 2½-sty residence for Mrs. Frederick Meeker, of Rye, N. Y., from plans by James B. Simonson, 125 East 24th st, N. Y. C. The building is to be non-fireproof, and of wood and stucco, 36x45, costing about \$20,000. D. H. Beary, Rye, N. Y., has the mason work and Thomas & Ellis, Rye, N. Y., will do the carpenter work.

Factories and Warehouses.

91ST ST, N. Y. C.—Murphy Bros., of 200 5th av, N. Y. C., are at work on the foundations for a 4-sty stock house to be erected at 91st st and 3d av, N. Y. C., for Jacob Ruppert, brewer, on the premises, from plans by Otto G. Wolf, of 1125 Arch st, Philadelphia, Pa., who is also steam engineer. The building is to be fireproof, and of brick, steel and terra cotta construction. Estimated cost, \$500,000.

47TH ST, N. Y. C.—The general contract for the alterations and additions to the lard factory at Nos. 402-404 East 47th st, for Schwarzchild & Sulzberger, of 406 East 47th st, from private plans, has been awarded to Alexander Brown, Jr., 33 East 20th st, N. Y. C. The building is to be 5-stys, 43x41, and be built of brick. There will be additional 5-stys, 19x19, for the elevator and will have new concrete floors in main building.

BROOKLYN, N. Y.—Additional contractors are figuring on a 2-sty sub-sta-

tion to be erected at 864 Madison st, Brooklyn, N. Y., for Edison Electric Illuminating Co., of 360 Pearl st, Brooklyn, N. Y., from plans by the owner. The structure is to be of brick, 25x100, and is estimated to cost \$20,000. John Thatcher & Son, 60 Park av, Brooklyn; George F. Driscoll, 548 Union st, Brooklyn; Murphy Const. Co., 1031 Madison av, Manhattan; John Kennedy & Son, 103 Park av, Manhattan, are figuring on the general contract. Bids will close to-day (Saturday).

LOCKPORT, N. Y.—The Puroolithic Co., of 460 Ellicott Sq. Bldg., Buffalo, has received the general contract for the steel plant for West av and City Line to cost \$1,000,000, for Simonds Mfg. Co., 40 Murray st, New York City, whose temporary office is at Main st, Lockport, N. Y. Martin C. Schwab, of 161 State st, Chicago, is architect and engineer.

LYONS, N. Y.—The general contract for a 2-sty and basement factory to be erected at Lyons, N. Y., for Isidor I. Safferson and Abraham Weisberg, of 145 Green st, N. Y. C., from plans by James R. Tyler, 7 German Ins. Bldg., Rochester, N. Y., has been awarded to Schreiber & Bramer, of Lyons, N. Y. The building is to be non-fireproof, and of cement block, 50x150. The power plant will not be installed at present.

Hospitals and Asylums.

26TH ST, N. Y. C.—The general contract for additions to a psychopathic building in East 26th st, near 1st av, for the City of New York (Bellevue and Allied Hospitals), of which John W. Brannan is pres. Board of Trustees, has been awarded to D. J. Ryan, of 723 3d av, Brooklyn, N. Y. The building is to be 2-stys, about 50x100, and of brick construction. McKim, Mead & White, 160 5th av, are the architects.

ALBANY, N. Y.—Bids will be received by the State Coun. in Lunacy at Albany (T. E. McGarr, Secy.) until July 27 for construction, heating, plumbing and electric work at the Central Islip State Hospital, Kings Park State Hospital and Manhattan State Hospital. Franklin B. Ware, State Archt., Albany.

COMSTOCK, N. Y.—The contract has been awarded by State Architect F. B. Ware and Supt. of State Prisons Hon. C. V. Collins for the erection of an additional cell building in connection with the present prison buildings at Comstock, to the Hudson Valley Constr. Co., Troy, N. Y., for \$123,908.

Hotels.

LAKE PLACID, N. Y.—Architects Rich & Fitzsimons, Oxford Bldg., Washington, D. C., will close bids for the Whiteface Inn Hotel to be erected at Lake Placid, Essex Co., N. Y., for the Adirondack Co., of 17 Battery pl, N. Y. C., on July 20. The construction is to be of reinforced concrete and hollow tile, 3-stys and "L," 220x43, 120x57. Frank L. Wagner, 1413 H st, N. W., Washington, D. C., Balto-Ferro Concrete Co., Evans Bldg., Washington, D. C., and J. E. & L. Pennock, Land Title Building, Philadelphia, Pa., are figuring on the general contract.

NEW HAVEN, CONN.—Plans have been completed by Architect J. C. Westervelt, 42 East 14th st, New York, for changes to the building at the corner of Church and Crown sts, occupied by the Childs Restaurant Co. The contract for the changes will probably be awarded to the W. D. Lewis Co., 90 West st, New York. The cost will be about \$10,000.

ATLANTA, GA.—Geo. A. Fuller Co., of 111 Broadway, N. Y. C., general contractor, is now taking estimates on the 10-sty apartment hotel to be erected on the corner of Peach Tree st and Ponce-

De-Leon av, Atlanta, Ga., for J. Gatins, of Atlanta, Ga., from plans by W. L. Stoddart, 30 West 38th st, N. Y. C. The building is to be fireproof, and of reinforced concrete, limestone and terra cotta trim. Chas. G. Armstrong, of 149 Broadway, N. Y. C., is steam and electrical engineer. Estimated cost, \$400,000.

Miscellaneous.

MOTT HAVEN YARD, N. Y. C.—The New York Central & Hudson River R. R. Co., of 335 Madison av, owners of the 2½-sty Pullman Commissary Building to be erected at Mott Haven Yard, N. Y. C., from private plans, is now taking bids. The structure is to be of wood, 250x30. J. F. DeBaum, 1368 Broadway, N. Y. C., is figuring on the general contract.

146TH ST, N. Y. C.—The general contract for a stable to be built on the north side of 146th st, 100 ft. west of St Anns av, for Chas. F. Schmale, of 602 Water st, N. Y. C., from plans by Louis A. Sheinart, 192 Bowery, N. Y. C., has been awarded to the Fuchs Const. Co., 192 Bowery, N. Y. C. The building is to be 4-stys, 25x100, and of brick construction. Cost, \$12,000.

NEW HAVEN, CONN.—It is expected that the plans for the changes to the banking house of the National Savings Bank on Orange st, will be ready for estimates next week. The changes include the erection of an entire new front. A new vault will be erected in the rear of the main banking room. The plans for the improvements are by Architects Brown & Von Beren.

HARTFORD, CONN.—At a meeting of the Orient Lodge, No. 62, F. and A. M., East Hartford, the building committee was authorized to proceed with the erection of the proposed Masonic Hall. The plans were prepared by Architects W. D. Johnson, Inc., of this city, and, as previously described, provide for a brick building, 45x80 ft., two stories high, with slate roof, steam heat, etc. The basement will be arranged for the dining hall, kitchen and toilet rooms.

HUDSON CITY, N. J.—Pathe Freres, 41 West 25th st, one of the largest moving picture film firms in the world, has concluded the purchase of a large plot of land, 200x200, at Ogden av and Congress st, in Hudson City, where they intend to erect a studio for the enactment of scenes to be portrayed upon moving picture films to be exhibited all over the world. The building will be of brick, of ornamental design, and a credit to Hudson City. According to press reports, it will represent an investment of more than \$100,000. The firm's New York address is 41 West 25th st.

Schools and Colleges.

QUEENS.—Frank Dobson Co. has received the contract for installing heating and ventilating apparatus in the new P. S. 77, Borough of Queens, as low bidder at \$35,636.

MANHATTAN.—Cowden & DeYoung were low bidders, at \$7,583, on July 11, when bids were opened by Supt. Snyder of the Board of Education, at Park av and 59th st, for completing and finishing the electric equipment in P. S. 101, in accordance with original plans and specifications of contract awarded to M. T. Duggan, which has been declared abandoned.

BUFFALO, N. Y.—Plans are being prepared by Lansing & Beierl, 371 Pearl st, for college buildings to be erected for Canasius College at Main and Jefferson sts, to cost \$500,000. The main building will be 311x200 ft., 3 stories and basement, brick, stone and structural iron. Rev. Augustin Miller, Pres., 851 Washington st.

CLIFTON, N. J.—Bids will close July 18th for the school to be erected at Passaic Co. for the Board of Education of Clifton, N. J., from plans by Architect Wm. T. Fanning, Colt Bldg., Paterson, N. J. The building will be 3-stys, contain 12 rooms and be built of brick. Thomas Barwick, of 23 Park Row, N. Y. C., is the heating engineer. Estimated cost, \$30,000. The Board of Education takes the bids on separate contracts.

NEWARK, N. J.—Additional contractors are figuring on the 3-sty and basement, 155x95, public school to be erected at Ridge st, Newark, N. J., for the Board of Education of Newark, N. J., to cost about \$125,000. The building is to be semi-fireproof, will be built of brick, and contain 17 class rooms, an assembly room and gymnasium. E. F. Guilbert, City Hall, Newark, N. J., is the school architect and Geo. W. Knight, City Hall, Newark, N. J., is the school engineer. Bids close at 3.15 p. m., July 19.

NORTH BERGEN, N. J.—Architect Fred Hensel, of 246 Summit av, West Hoboken, N. J., has plans in progress for a 3-sty brick school, 58x100, to be erected at East New Durham for the Board of Education of North Bergen, N. J. The structure will contain eight rooms and assembly. The owner will take bids late in August. Estimated cost, \$50,000.

COLUMBUS, O.—Bids will be received until July 18 by the Bd. Trus., Ohio State University, Columbus (Carl E. Steeb, Secy.) for furnishing material and installing a hot water heating and ventilating system in University Hall, Ohio State University. J. A. Almirall, Engr., 281 Water st, New York, N. Y.

Stores, Offices and Lofts.

CENTRE ST.—Mr. Israel Lippmann, who has acquired the block front in the west side of Centre st, between White and Walker sts, as reported in the real-estate sales, has not yet selected his architects for the mercantile building he will erect on the site, to be adapted to the hardware and paper trade. Mr. Lippmann's address is 54 Lafayette st (Tel. Franklin 5573.)

BROOKLYN.—Shampan & Shampan, 772 Broadway, Brooklyn, are preparing plans for remodeling a 6-sty mercantile building located on the north side of Boerum st, 125 ft. west of Graham av, for the Sam Sheindelmann Company, of Brooklyn, owners. Alterations will consist of a new addition, six stories on the front, 25x52 ft., of brick and limestone. There will be an entirely new facade, which will be designed in a modern type of architecture, faced with tapestry brick laid up in half-inch black joints and trimmed with Indiana limestone. The building will be newly equipped with an elevator, electric and gas lighting. Provisions are being made for a steam heat plant. Alteration will approximately cost \$15,000.

Municipal Work.

67TH ST, N. Y. C.—Sealed bids or estimates will be received by the Fire Commissioner at his office, 157 East 67th st, Manhattan, until 10.30 a. m., on Monday, July 18, 1910, Boroughs of Manhattan, The Bronx and Richmond, for furnishing and delivering general supplies for use of the department in the Boroughs of Manhattan, the Bronx and Richmond.

BRONX.—Sealed bids or estimates will be received by the Superintendent of School Buildings at the office of the Department of Education until 3 p. m., on Monday, July 18, (No. 8) for repairs, alterations and additions to the electric equipment of Public School 2, 3d av and 169th st, Borough of the Bronx, and Public School 157, St. Nicholas av and 127th st, Borough of Manhattan.

Brief and Personal.

The semi-annual meeting of the Yellow Pine Manufacturers' Association will be held at the Chicago Beach Hotel, Chicago, July 19 and 20.

The fifth annual convention of the National Retail Monument Dealers' Association will be held at Rochester, N. Y., August 24 to 26, inclusive.

The Hudson Terminal Construction Company, 50 Church st, New York, is building a water-works system for the city of Bridgeton, N. J., at a cost of \$40,000. The Hudson Terminal Construction Company, of which H. Van Winkle is president, is purchasing all the equipment.

The palatial country residence of Capt. J. R. DeLamar, at Glen Cove, L. I., to cost \$275,000, now being designed by C. P. H. Gilbert, architect, New York City, is to be heated and ventilated by the Harrison tube heater system, to be installed by the Harrison Engineering Co. of New York City.

The members of Brooklyn Chapter of the American Institute of Architects have elected the following officers for the ensuing year: President, Alexander Mackintosh; vice-president, Julius F. Harder; surveyor, Henry Clay Carrel; treasurer, John Ph. Voelker; secretary, Daniel G. Malcolm.

Mr. A. L. A. Himmelwright announces that he will engage in general engineering practice and that he has opened an office as consulting and supervising engineer in the Masonic Hall (annex) northwest corner of 23d st and Sixth av, New York. Mr. Himmelwright has made a life study of fireproof buildings and has been prominently associated with the development of fireproof construction for over fifteen years. As manager of the department of fireproof construction of the John A. Roebling Sons Company, 117-121 Liberty st, he developed and established the fireproofing business acquired by the Roebling Construction Company in the year 1899, and continued as general manager of the new concern until this present year. Mr. Himmelwright has patented numerous inventions and devices, and is the author of several books, including "The Pistol and Revolver," "In the Heart of the Bitter Root Mountains," volumes on the great fires at Baltimore and San Francisco, and technical and scientific articles.

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BUILDING MATERIAL AND EQUIPMENT

And News Regarding Source of Supply

Former Cement Price Restored.

Portland cement advanced ten cents, in the Metropolitan district this week. The quotation, alongside, in quantities of 250 barrels or more, is \$1.53. Rosendale is still quoted at \$0.80. This is the most important happening in the Metropolitan district building material market in almost a year and, according to authorities on the subject, is the most convincing indication of a stronger market and a more uniform building movement for the remainder of 1910.

The price of Portland cement to-day is where it was a year ago last May when, because certain companies were accused of having violated their selling agreements, the so-called "Bix Six" took retaliatory measures to protect their own interests in this territory. In consequence, the price to the retailers in quantities of 250 barrels or more alongside were quoted at \$1.33, which represented a price at the mills considerably below profit. This continued for four months, when an advance of five cents was made, and three months later another five cents advance was noted. There the price remained at \$1.43, until this week, when the original price was restored.

The companies in the agreement were the Atlas, the Lehigh, the Lawrence, Bath, Vulcanite and Trowel, and later the Edison Portland Cement Company went in. All these companies make their official quotations this week at \$1.53 to \$1.58, with the exception of the Vulcanite Portland Cement Company, which quotes \$1.53 to \$1.70. In explaining the advance, Mr. Moyer, manager of the Eastern Sales Department, said:

"I do not only look for the present price to be fully sustained by the improved demand, but I also look for a still further advance."

The only statement that Mr. de Navarro, vice-president of the Atlas Portland Cement Co., would make for publication was that the increase was due to "generally improved conditions."

Common brick held its position of last week with a slight falling away in demand for Hudson Rivers. Raritans held strong and there was no curtailment reported, either in shipment or demand. Prices for Hudsons held at \$5.25 to \$5.75, with greatest strength at five-eighths, while Raritans were quoted at \$5.50 to \$6.

Lumber, stone, iron and steel were without feature. Hardware was in somewhat better demand, and plumbing supplies have closed one of the busiest springs and early summers in the last few years. A summary of current market conditions in the Metropolitan district follows:

BRICK—Hudsons weaker; Raritans steady.

CEMENT—Prices advanced ten cents.

IRON AND STEEL—Both steady and improving.

LUMBER—Sales seasonal.

STONE—Limestone scarcer; granite in fair demand and marble steady. Roofing slate steady.

Brick.

Reports from the Hudson River brick agents this week were not so encouraging as heretofore, the fault seeming to be with the manufacturing end, rather than with the consuming terminal. There were few sales of Hudson common hards at \$5.75, while the lowest quotation was

\$5.25. A good brick could be bought as late as Thursday noon for \$5.62½, where top prices hung all week.

One cause of the present condition is that the brick manufacturers have had too much good weather and they have been able to manufacture brick in unlimited quantities during the whole season without a break, despite the shortness of help. Had there been a few bad weeks the scarcity of labor would have equalized conditions, and the manufacturers would be in a better position to govern their shipments, and would have obtained better prices for their products.

The situation on the Raritan River is somewhat different. Sayre & Fisher report no trouble in getting the help they want, that they have plenty of barges and that they are "satisfactorily busy."

"We are sending out the usual number of boats, but we are hurrying them so as to keep up with the demands," said one shipper this week.

The contractors are quiet on the subject of market conditions. They are able to buy brick practically at their own figures and as far as can be learned the business they have on hand is able to take all the brick that comes into the market. Few contractors are stacking, showing that they have outlets sufficient to take care of the present supply. But, on the other hand, the manufacturers are not sending down all they make, so when the expected Fall activity begins in the middle of August to the middle of September, there is going to be a scarcity of brick in this market, the manufacturers are going to have all they want, of a very good grade of brick, and they expect to be in absolute control of the situation, by shutting down early, if necessary, and waiting for the sick market to get well.

Transactions on the Building Material Exchange this week were seasonable. Incoming cargoes at the West 52d st dock last week, which was broken by the holiday, were on hand, July 5, 4; arrived, 51; sold, 43; leaving 12 on hand on Monday.

There were no changes in the face or enamel brick markets. One firm of front brick distributors said it had sold more high-grade brick during the six months of 1910 than it did in all of last year. This did not include enamel brick, however, which has had a fair year so far. Current wholesale prices follow:

BRICK.—(Cargo Quotations at the wharf.)		
	Per M.	
Hudson River, Common.....	\$5.25	@\$5.62½
Raritan River, Common.....	5.50	6.00
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:		
English size.....	70.00	75.00
American size.....	60.00	75.00
Seconds, etc.....	45.00	55.00

Cement Prices Restored to Old Level.

The price of American Portland cement for cargo lots in wood or cloth, delivered alongside within the New York lighterage district, moved up to \$1.53 last Saturday. Commenting upon this advance this week, A. de Navarre, vice-president of the Atlas Portland Cement Company, said that the advance was warranted "because of generally improved conditions."

This change has been reported to be near for the last three months, and it was only recently that the Record and Guide in this column gave the first, exclusive intimation that such an advance was actually due. One year ago last May the local agents quoted their prices at \$1.33, a reduction of 20 cents per barrel from the rate then prevailing. Four months later an advance of five cents was made, and three months later another five-cent advance was announced. The price has hovered at that point since early in the spring, although the demand here has continually increased, until some companies had to arrange, for accommodations from larger mills to supply their custom. Sales are still on a 30-day basis, however.

General satisfaction was heard in all the agents' offices in this city this week. The objects for which the reduction was made, having been accomplished, said one man, "there should be no further trouble. One thing is certain," he continued, "the long period of practically no profit-taking through which many manufacturers have passed, shows that the cement industry is crowded and that investors should beware the traps laid by promoters. Only the strongest companies have weathered this siege and many of the weaker ones have suffered severely."

"The only reason for the restoration to the original selling price," said one man, "is that while last year was a bad business year for cement in this district, this year has been a good one. The indications are that the remainder of 1910 will be even more active than the first half and that the demand for Portland cement will more than sustain the present price."

PRICE MAY GO EVEN HIGHER.

Mr. Albert Moyer, Manager of the Sales Department of the Vulcanite Portland Cement Co., Fifth av building, when asked for a statement regarding the advance in price said:

"It is unquestionably due to a greater demand for Portland cement. This demand, however, does not necessarily imply that building conditions are any better in this district, but it is the natural result of increased smaller uses for the product."

"Do you believe that such improvement in demand is the result of the concerted advertising campaign carried on by cement companies?" the Record and Guide man asked.

"Yes, I believe that the campaign of education that has been conducted by cement interests has produced a larger consumption, not only in cities and suburban towns but on the farms. While business in the cities is not what it should be, all the mills are running full tilt to supply the small orders that are coming in from every conceivable part of the East. The Western districts report the same conditions."

"But will the present price be sustained by Metropolitan district business?"

"Yes, I not only look for it to be fully sustained, but I would not be surprised to see a still further advance."

ALL COMPANIES QUOTE HIGHER RATE.

Efforts were made to see heads of other agencies here, but they were either out of town or would not speak for publication. German brands are unchanged. The general feeling is that conditions are

ripe for the increase and that if present demand continues even higher prices might be expected.

A \$42,000 CEMENT SHOW HERE.

In a letter to a business acquaintance in this city, Mr. J. P. Beck, general manager of the Cement Products Exhibition Co., of 115 Adams st, Chicago, stated that the Chicago show last year cost \$42,000, and that after it was all over the promoters found they had \$500 profit. This was immediately voted for the use of subsequent exhibitions. One was decided upon for New York, and it will be held in Madison Square Garden on December 11 to 18. Assurances have been received here that the exposition will be every bit as attractive as that in Chicago and just as much money will be spent to make it the success the one in the Windy City was. The prospectuses are out, showing exhibition spaces and prices. They may be obtained by writing to Mr. J. P. Beck, general manager, 115 Adams st, Chicago, and don't forget to give the Record and Guide credit for the tip. Prices covering Manhattan trade follows:

CEMENT.

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 7 1/2 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 brands, and they, not we, are responsible for the accuracy of the figure given:

Alsen's (American) Portland.....	\$1.53@	\$1.58
Atlantic Portland	1.53	1.58
Atlas Portland	1.53	1.58
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	

Iron and Steel.

While June was a big month for pig iron, building material interests in considering the final reports as made public by the big producing companies, should bear in mind that while a very large quantity of ore was converted into pigs, the greater part of this went to pipe, railroad (bridges, etc.), agricultural implement and similar uses and a comparatively small portion went to primary structural shapes producers. A very large part of the 1909 June output went directly into building equipment, such as hardware, columns, beams and girders, etc., and a very large portion of that total came to the Eastern markets. This year the major portion of the building material into which the foundry grades of pig iron went, was delivered to interests in Denver, Omaha, Salt Lake City, San Francisco, Oakland and Los Angeles.

At the same time, according to our informant, a good quantity of pig iron went into steel-making plants that have been fairly busy with Eastern deliveries, for New York has been calling for steel structural material in varying quantities ever since early Spring, with a gradual and gratifying tendency to increases in tonnages within the last four weeks, but particularly within the last fortnight.

There are no changes to report in structural steel shape this week. The market conditions are reported to be strengthening and fabricating shops in this vicinity are very busy. The Hay Foundry & Iron Company, which is supplying numerous operations on Fourth av as well as some in the suburbs, are working with a full quota of men. Other shops like Levering & Garrigues and Radley say that they are satisfied with the business in hand, that they could take more, but that they would rather have the improvement come gradually and permanently than with a boom which is liable to be punctured at any moment. Current quotations follow:

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

Northern:		
No. 1 x Jersey City.....	\$16.25@	\$16.75
No. 2 x Foundry.....	15.75	16.25
No. 2 Plain	15.25	15.75
Southern:		
No. 1 Foundry	\$16.25@	\$16.75
No. 2 Foundry Spot.....	15.75	16.25
No. 3 Foundry	15.50	16.00

STRUCTURAL STEEL.

Nominal prices f. o. b. dock N. Y.		
Beams and Channels, 15-in. and under	\$1.60@	\$1.65
Beams and channels over 15 in....	1.70	1.75
Angles	1.65	1.70
Tees	1.65	1.70
Zees	1.65	1.70
Steel bars, half extra.....	1.60	1.65
Universal & sheared, 3/4 in. & under	1.65	1.70

BAR IRON.

Common	\$1.40@	\$1.45
Refined	1.50	....

ROUND AND SQUARE IRON.

1 to 1 1/2, base price	\$1.85	\$1.90
3/4 and 7/8-in....	1-10c.	extra

FLAT IRON.

1 1/2 to 4 in. x 5/8 to 1 in., base price.....	2.00
1 1/2 to 4 x 1 1/4 x 5-16	2-10c extra
2 to 4 in. x 1 1/2 to 2 in.	5-10c extra
4 1/2 to 6 in. x 1 1/2 to 1 3/4	4-10c extra
Norway Bars	3.85
Norway Shapes	3.85
Burden Best Iron	\$3.15 base
Burden H. B. & S.	\$2.95 base
Machinery Steel, Iron Finish, base.....	2.00
Soft Steel Bars, base or ordy. sizes	2.00
Tool Steel, regular quality	7.00
Tool Steel, extra quality	13.00

SOFT STEEL SHEETS.

1/4 and heavier	2.30
3-16	2.40
No. 8	2.50
Blue Annealed.	
No. 8	2.50
No. 10	2.50
No. 12	2.55
No. 14	2.60
No. 16	2.70

		Mill Store.
		Cleaned
		American.
		One Pass,
		Cold Rolled.
No. 18	\$2.90	\$3.00
No. 18 1/2	2.85	3.00
No. 21		
No. 22	2.25	2.90
No. 24		
No. 25	2.30	3.10
No. 26		
No. 27	2.35	2.30

GENUINE IRON SHEETS.—Galvanized.

Nos. 22 and 24	per lb.	\$2.90
No. 26	per lb.	3.10
No. 28	per lb.	3.30
No. 29	per lb.	3.50
No. 30	per lb.	3.85

TERNE PLATES.

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

About 40-lb. coating	@	\$17.30
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.....	11 1/4@	14
Patent planished per lb. A., 10c.; B., 9c., net.		
Metal laths, per sq. yd	22	24

GALVANIZED STEEL.

Nos. 14 and 16	Per 100 lbs.	\$3.10
" 18 and 20	" "	3.25
" 22 and 24	" "	3.45
" 26	" "	3.65
" 28	" "	3.85
" 27	" "	4.00
" 30	" "	4.65
No. 20 and lighter, 36 ins. wide, 25c. higher.		

Lumber.

Asked for an opinion of the lumber business for the first two weeks in July, as against the same period last year, the president of a large company doing a large local and suburban trade, said that it not only stands comparison but that the balance hangs in favor of the 1910 month. The head of another house, which does a large Manhattan and North Jersey business, said in reply to the same question that he had nothing to complain of, that business was even better than he had dared to hope for.

"We have nothing that even resembles a boom, mind you, but we are doing a healthy business for this time of the year, and with a more active market than featured the first part of last July. A good deal of this work is going into alterations in Manhattan and into speculative residential operations in the outskirts of Jersey City, Bayonne, Elizabeth and Newark.

These expressions cover the general lumber market situation. The wholesalers, as a rule, report normal conditions, although collections could be considerably better, whether viewed from the mill owner's standpoint or from the wholesalers'. The present market conditions are no where near stiff enough to warrant expectations of price advances for thirty to sixty days at the earliest. Some shifting is expected within two weeks, but this is merely rumor, and even should it come, it will affect only one or two special grades of yellow pine.

The hardwood situation, while still brisk, is experiencing a noticeable slackening off, but this is occasioning no alarm. One manufacturer has deliveries running well through the remainder of the year and into the first quarter, and he does not represent the largest mill either. The person referred to said the present lull was the echo of the building inactivity of the middle Spring.

ASH.

4/4 1st and 2nds.....	\$52.00@	\$55.00
5/4 1st and 2nds.....	58.00	60.00
6/4 1st and 2nds	58.00	60.00
2 1/2 and 3 in. 1st and 2nds.....	70.00	75.00
4/4 No. 1 common.....	35.00	38.00
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.....	42.00	44.00
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

BIRCH.

4/4 1st and 2nds Red.....	\$48.00@	\$50.00
4/4 1st and 2nds Saps.....	36.00	38.00
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	18.00	20.00

COTTONWOOD.—F. O. B. New York.
1 in 1st and 2nds, 6 to 13 in.....\$36.00@
1 1/2, 1 3/4 and 2 in., 6 in. & up wide. 32.00 34.00

CYPRESS.

First and seconds, 1 in.....	\$53.50
First and seconds, 1 1/4 in.....	55.50
First and seconds, 1 1/2 in.....	56.50
First and seconds, 2 in.....	59.25
First and seconds, 2 1/2 in.....	63.25
First and seconds, 3 in.....	64.25
Selects, 1 in.....	49.50
Selects, 1 1/4 in.....	51.50
Selects, 2 in.....	55.25
Selects, 2 1/2 in.....	56.75
Selects, 3 in.....	57.75
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.

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

		Mill run & culls out.*
Sizes.		
1 x 4 in.....		\$23.50
1 x 5 in.....		24.00
1 x 6 in.....		24.50
1 x 7 in.....		24.50
1 x 8 in.....		25.00
1 x 9 in.....		26.50
1 x 10 in.....		27.00
5/4 x 2 1/2 in.....		25.25
5/4 x 3 in.....		25.25
5/4 x 4 in.....		24.25
5/4 x 5 in.....		25.00
5/4 x 6 in.....		25.25
5/4 x 7 in.....		25.00
5/4 x 8 in.....		25.50
5/4 x 9 in.....		27.00
5/4 x 10 in.....		27.00
2 x 2 1/2 in.....		24.50
2 x 3 in.....		23.00
2 x 4 in.....		23.50
2 1/2 x 4 in.....		23.50
2 x 5 in.....		23.50
2 x 6 in.....		23.50
2 x 7 in.....		23.50
2 x 8 in.....		24.00
2 x 9 in.....		26.00
2 x 10 in.....		25.50
3 x 4—3 x 6—4 x 4 in.....		23.50
1 x 1 1/2 in.....		23.00
1 x 2 in.....		23.00
1 x 4 in. and up, No. 1 and clear.....		35.50
5/4 x 4 in. and up, No. 1 and clear.....		35.50
2 x 4 in. and up, No. 1 and clear.....		35.50
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.....		19.25
Dressing, 6 in. and up.....		2.00
Dressing, 5 in. and up.....		1.75

*No. 2, 50 cents more.

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	65.00	67.00
4/4 No. 1 common.....	49.00	51.00
5/4, 6/4 and 8/4 No. 2 common...	28.00	30.00

(Continued on page 149.)

The Year's Leading Face Brick Contract.

Besides the fact that the Vanderbilt Hotel now being erected by the W. L. Crow Construction Co., from plans by Warren & Wetmore, architects, represents one of the biggest face brick contracts closed in this city within the year, the color and texture of the brick specified is of particular interest. It is said that this is the only structure in the country that has this color scheme because no attempt is being made to have all the brick in the structure absolutely match.

When Warren & Wetmore called in Carter, Black & Ayres, the front brick specialists, of No. 1 Madison av, the architects gave them a small piece of bluish gray caustic tile to match. Among brick men the color was classed as French gray. Every brick manufacturer knows what a problem it is to get a kiln run of even color and the result was that some of the brick ran a little darker while some ran a little lighter than the original shade. A special grade of clay was used on a very hard vitrified brick, with a fabric-like mat finish. This produced a beautiful soft color effect which so pleased the architects that they decided upon the plan of graduating the shades with the result that a most unique and agreeable effect is being produced.

The contract calls for more than 1,500,000 of this kind of brick, the entire structure above the first floor on the 33d st side and the first on the 34th st side being of this brick.

Speaking of business conditions so far this year Mr. Black in an interview with a Record and Guide man, said: "While other brick interests have been complaining about the slack business conditions we have done more business within the first six months of the present year than we did during the whole of 1909. Strange to say only a little of this work was in the 4th av district, where so many of the big operations have been going on, but they have been in the 7th av section and in Brooklyn. We are doing two Bellevue Hospital jobs now for the P. J. Carlin Construction Company and the John H. Parker Co. and also Kent Hall at Columbia University from plans by McKim, Mead & White, and the Philosophy building at the same university for M. Ried & Co. In both cases these operations we are supplying enamels and grays."

The Secret of Making Successful Artificial Stonework.

There is a saying that a good mixer is a good business asset. The same is true of the manufacture of artificial stone, only in a mechanical sense rather than a social one. The mixing, therefore, is the most essential part of reinforced concrete floor arch construction, but, strange to say, it is a point that is frequently left to the foreman. If the foreman happens to temporarily relax his vigilance, the quality of the workmanship suffers.

One of the secrets of the success of Harrison & Meyer, the artificial stone manufacturers, of East 18th st, is the personal supervision given to every job taken and the heads of the firm follow up their workmen on all operations to make sure that the proportions are exactly right, that the cinders are absolutely clean before going into the batch, and that the whole is well mixed before it is laid. That is why Harrison & Meyer are able to point to so many large and important operations within the last year. They put in the Blanc white cement floors in St. Luke's Hospital, the floor in the pipe loft for the new Grand Central station for the John Peirce Company, of West st; the granolithic sidewalk at 5 East 43d st for Delano & Aldrich, the architects; the floors in the Acme Theatre,

159th st and Brook av, for Cramp & Co., contractors; the Peerless and Demarest garages at 57th st and Broadway for F. H. Kimball, architect, and the new concrete floors in the American Express Company's stables in 42d st, which operation figured somewhere around \$12,000 alone.

Portland Cement in Dam and Bridge Work.

Any one who has ever visited a dam in the country remembers seeing little jets of water spurting from the masonry joints. One of those little jets, occurring along the dykes lining the shore of some parts of the mighty Mississippi, would mean the destruction of many towns, if permitted to run unchecked. That is why the maintenance of the costly dyke patrol is one of the first duties of some of the Southern States. But the day of the dyke patrol is passing, and the June issue of the Edison Aggregate, published by the advertising department of the Edison Portland Cement Company, tells the reason why.

The very fact that industrial dams are being constructed of concrete in increasing numbers shows that economy and the minimum future repair expenses are prominently considered. Concrete properly mixed, is a permanent barrier against the seeping of water, hence there can be no joint leaks and no makeshift pointing is necessary. Some of the dams built of Edison Portland cement reproduced in photograph are:

The Southern Power Company's (solid) dam, Rocky Creek, S. C.; the Southern Power Company's (solid) dam, Great Falls Station, S. C.; the Fort Halifax Power Company's (solid) reinforced concrete dam, Winslow, Me.; the Barre Wool Combing Company's (hollow) dam, Barre, Mass.; waterworks dam, reinforced concrete, Peekskill, N. Y.; reinforced concrete dam at South Edwards, N. Y., and the reinforced concrete (hollow) dam for the Little Androscoggin Water Power Company, which is 29 feet high, to 48 feet high and 200 feet long.

In the bridge construction work the anchorage for the Manhattan Bridge on the New York side, built of Edison Portland cement, holds one's attention and convincingly demonstrates the virtues of 10 per cent. finest ground in heavy as well as light construction work.

The Handling of Concrete During Hot Weather.

To obtain the maximum strength and the best results with a properly proportioned concrete or mortar, a certain amount of water is essential and the material must receive special attention with regard to curing during the first few days. Just how much water is required is not definitely known, but it is generally conceded to-day that wet mixtures are the best for nearly all classes of construction and that, as a general thing, sufficient water is not used in the manufacture of practically all machine-made cement products. This being the case, it means that during the hot summer months when the loss of moisture through absorption and evaporation is a maximum, special precautions should be taken in protecting the work from such losses, and a little more water should be used in the mixture, says the Universal Cement Co.

Next in importance to proper proportioning and mixing the materials with sufficient water, is curing, and it must be remembered that unprotected, improperly handled green concrete may be permanently damaged by the weather conditions prevailing during the summer months as well as by freezing. A comparatively slow, uniform rate of hardening in a warm moist air is desirable. Wet mixtures harden a little more slowly

than dry, heat accelerates the rate of hardening, and a too rapid rate of hardening is accompanied not only by a loss in strength, but also by the formation of unsightly, if not injurious shrinkage cracks.

The above facts can be easily demonstrated with a few pats or thin cakes, about one-half an inch thick and four inches in diameter, made from a mixture of cement and water and placed upon small pieces of glass. Cover one pat with a damp cloth in such a manner that the cloth, which should be kept wet for at least twelve hours, does not come in contact with the pat. Place another pat out in the sun, but protected from air currents, and the third in a strong draft or in front of an electric fan. In a short time the latter two pats will be covered with shrinkage cracks and at the end of twenty-four hours these pats will not be as strong or as satisfactory in any respect as the other, which will be absolutely sound and of a uniform color. The condition of these three pats is representative of what may be expected from improperly handled concrete work, and work that has been properly sprinkled and protected from the sun and air currents for a few days. The manufacture of concrete blocks in a number of places in Mexico and Texas was a total failure until they realized that in their hot, dry climate more water should be used and special attention given to the curing of the product.

Recent N. Y. Otis Installations.

The Otis Elevator Co., 17 Battery pl, has closed contracts for the following New York installations:

The Chemist's Club, 2 electric passenger and 1 electric sidewalk elevators, 2 electric dumbwaiters, 1 plunger ash lift and signals and indicators; the Putnam Building, the Brevoort Construction Co., 3 electric passenger and 1 electric passenger and freight elevators; the Germania Life Insurance Company's building, 5 traction electric passenger, 3 geared traction electric freight and 2 electric sidewalk elevators and 3 electric dumbwaiters; Rector's Hotel, 3 geared traction electric passenger, 1 geared traction electric freight, 1 geared traction electric service and 1 sidewalk plunger elevator and 2 electric dumbwaiters.

Oil Preferred to Coal.

The advantages of oil over coal were illustrated in a recent trip of the "Yale," one of the 22-knot passenger steamers which run between New York and Boston. The trials were so satisfactory that oil will be used exclusively on these ships in the future. Formerly the "Yale" burned on a round trip 235 tons of coal, which took eight hours to get aboard; in future it will take only an hour for an oil barge to pump into the ship's tanks the 48,000 gallons of oil which will serve for the round trip. The principal saving, amounting to \$500 a month, is due to the fact that eight operators do the work in the boiler room, where formerly forty-eight stokers were necessary.—Scientific American, (N. Y.).

A BUSINESS MAN being asked by an advertising solicitor for an "ad," answered: "I did a great deal of advertising when I started in business and now I am well enough known to get along without it." The solicitor asked him if he knew who had run for the office of Vice-President the election before last. The business man did not. The solicitor then asked him if anyone had been better advertised at the time. This brought the "ad."

and in and out of season holds its own. This unexpected activity undoubtedly points to a good Fall market. That may or may not be a safe prediction, but reports from brokers' offices permit the statement that the outlook for business is more promising than it has been for many years.

Negotiations are pending for a large number of deals, and in conjunction with the favorable mortgage money market an upward movement can be looked for in the near future.

The most important transaction of the week was the leasing of the southeast corner of 38th st and 5th av to a suit-and-cloak firm for immediate improvement with an 11-sty store and office building. This corner was one of the few remaining dwelling properties in the best business portion of 5th av, and at one time an option was held by a syndicate with a department store project. The option expired before action could be taken, as the prohibitive price asked by the leaseholders made it impossible to conclude the deal.

The values of property in this section have been firmly established since Altman's, Tiffany's, Gorham's and other high-class firms erected their buildings. The new invasion chronicled this week will not upset market prices or rentals in 5th av. It may be an open question whether the venture of the new firm entering 5th av will tend to break up the exclusive trading clientele of Altman's and Tiffany's by adding to it from its own following of customers, or if some of Altman's trade will be attracted to the newcomer. The sale of the old Langham Hotel site at 52d st and 5th av by the Vanderbilts, the purchase of a dwelling on Riverside Drive by an investor who owns the adjoining property on the southeast corner of 73d st, giving her the control of a large plot, the sale of a 10-sty apartment house in West 98th st, and a transaction involving the "Paul Jones" apartment house occupying the entire block front on the west side of Wadsworth av, between 184th and 185th sts, are fair samples of the trading of this week.

Rumors circulated that large insurance companies have shut down on mortgage money loans are not based on facts. Some of the companies have announced that they are not inclined to make any more building loans at the present time, but this withdrawal of funds refers only to sections like Washington Heights and 4th av, where an overproduction of buildings would endanger the market. Mortgage brokers state that an abundance of money can be had for good investment properties at a reasonable rate of interest. It is said that money from out-of-town capitalists has lately been offered in New York City in large amounts, and no fear is expressed that the situation in Wall st will at any time affect mortgage loans.

THE AUCTION MARKET

NO business of importance was transacted at the Exchange Salesrooms this week, the few offerings being bid in chiefly by plaintiffs. A large gathering of traders takes place every noon at the Salesrooms, but it seems that the people assembling in the hall and in front of it congregate for gossip and not to participate in the auction sales.

MUNICIPAL RAILWAY FOR WATERFRONT

Dock Commissioner Tomkins Proposes Joint Terminals for Railroads and Steamships.

IN a tentative report submitted to Mayor Gaynor this week Dock Commissioner Calvin Tomkins suggests a plan for a system of modern connected terminals for the joint use of railroad and steamship companies. The report is the result of the movement to abolish the tracks of the Central Railroad on 11th av.

The plan involves the construction of an elevated line along the West Side water front, eliminating the Central surface tracks, and connecting large terminal buildings to be erected on the blocks bounded by 38th and 40th sts, 11th and 12th avs, and 25th and 30th sts, and 10th and 12th avs, and a double deck freight yard on the blocks bounded by Houston and Spring sts and Washington and West sts. The cost of the railway and the buildings, both to be constructed and owned by the city, will be \$100,000,000. This money is to be raised by self-sustaining dock bonds. Here is the Commissioner's description of the terminals:

"The plan suggested shows for each railroad, or for a combination of railroads, a double-decked pier and shedded bulkhead, both connected by rail with a building directly in the rear of the bulkhead. This building would extend from the marginal way to 11th av, and a similar building is planned for the block between 11th and 10th avs. The ground floor and the second floor are to be used to handle the freight between cars and trucks; to transfer freight between cars, or to transfer freight by means of elevators to the floors above. The third, fourth and fifth floors are to be devoted to storage warehouse and the upper floors to factory purposes.

"A four-track elevated railway is planned from 25th st along the marginal way to the storage yard between 38th and 40th sts, and connections will be made from this elevated railway to

each of the terminal buildings, as well as to the existing yard of the New York Central & Hudson River Railroad north of 30th st. This elevated railroad can be continued north along the marginal way to connect with the yard at 60th st, and with this in operation there will be no further necessity for surface tracks on 11th av.

"In connection with this proposed terminal development, an extension of the elevated railway south of 25th st, having spurs to many of the piers, would seem desirable."

PRIVATE SALES MARKET

SOUTH OF 59TH STREET.

Subway Plot Resold.

CENTRE ST.—An interesting sale affecting the block front in the west side of Centre st, between White and Walker sts, and known as Nos. 133 to 149 Centre st, 112 and 114 White st, and Nos. 105 to 109 Walker st, was closed this week. Last May the property was offered at public auction and was purchased by S. H. Stone for \$210,000. The city was the seller and it had acquired it for subway purposes. The plot contains about six and one-half lots. It was almost immediately resold by Mr. Stone to a syndicate of hardware and paper dealers. It was subsequently rebought by Mr. Stone, who now disposes of it to Israel Lippmann, a builder and contractor, who will erect a modern mercantile building on the site and lease it to the syndicate which was formerly the owner. It is understood that there are some details of the lease which have not as yet been completed.

Trinity Church Sells a Block.

GREENWICH ST.—James H. Cruikshank has purchased from the Trinity Church Corporation, through H. J. Scheuber & Bro., the entire block of sixteen lots, containing 40,000 square feet, bounded by Greenwich, Washington, Morton and Barrow sts, with 800 feet of street frontage, now occupied by old buildings. The plot is directly opposite the United States Appraisers Stores and diagonally opposite the new building being erected for the General Electric Co., and is one block distant from the Christopher st stations of both the 9th av "L" road and the tunnel to New Jersey and Herald square. Mr. Cruikshank will improve this property with one or more 8-sty fireproof mercantile buildings, as tenants may require.

GREENWICH ST.—Sarah Hery has sold to James H. Cruikshank 625 Greenwich st, a 3-sty dwelling on plot 26.4x64.10 irregular. Mr. Cruikshank has resold this property to the Greenwich Investing Company, Hyman Kantor, president, who will improve this plot.

4TH ST.—Jacob Finkelstein, in conjunction with Meyer Elenbogen, have sold for J. Oschinsky the 6-sty tenement No. 124 East 4th st, on plot 33x100.

13TH ST.—Duross Co. sold for A. C. Bechstein 249 West 13th st, a 3-sty and basement dwelling, on lot 20.10x75, adjoining the New York Free Circulating Library. Barr Ferree is the buyer.

15TH ST.—Fred A. Carl has sold for Melchior Hoffmann 253 and 255 West 15th st, two 5-sty flats, on plot 50x103.3, between 7th and 8th avs.

15TH ST.—Feury & Co. sold for the McKeon Realty Co. to Pauline Shapiro the five 3-sty dwellings Nos. 352 to 360 West 15th st, on a plot 100x103.3. This plot was purchased last year by the sellers from the Astor estate. Although the property was assessed at \$55,000, the buyers obtained a first mortgage of \$60,000 at 5 per cent, and a second mortgage of \$10,000 at 6 per cent. Mr. Milbank purchased the property in 1890.

17TH ST.—Charles F. Murphy has added another parcel to his plot in the north side of Stuyvesant square. He purchased from Thomas Cunningham the 4-sty dwelling 311 East 17th st, which makes the fourth parcel he has bought in 17th st in the last few years. He owns No. 305, which he occupies as his residence, and 307 and 309 adjoining.

Pennsylvania Railroad Sells a Plot.

32D ST.—Stuyvesant Realty Co., which is the holding company for the Pennsylvania Railroad, sold the vacant plot at 339 to 349 East 32d st, with a frontage of 100 feet and a depth of 98.9 feet and about 100 feet west of 1st av. The company purchased the plot in 1906 to facilitate the building of the south tunnel under 32d st, which runs diagonally through the property to 34th st. The plot is subject to an easement which prevents the construction of a building with a foundation more than thirty-five feet deep.

Bought for Improvement.

35TH ST.—William Henry Folsom sold for John J. McGrath 338 East 35th st and for Samuel Lenning 340 East 35th st, making a plot 50x100, 75 ft. west of 1st av, facing St. Gabriel's Park. This property has been purchased by a benevolent institution which intends to improve it for use in connection with its philanthropic work.

37TH ST.—Lillian G. Field of Sloatsburgh, N. Y., sold the 4-sty dwelling 128 East 37th st, on a lot 18.9x49. The house adjoins the southwest corner of Lexington av.

40TH ST.—J. Arthur Fischer sold for Mary L. Speirs the 5-sty English basement dwelling 228 West 40th st, on lot 14.6x98.9. This is the first sale of the property since 1864.

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2D AV.—A. Humpfner & Co. sold 219 2d av, known as the Pensacola Club House, a 5-sty brownstone building on a lot 25.9x112.6, adjoining the corner of 14th st. The purchaser, after making extensive alterations for business purposes, will occupy the premises. The club purchased the property in 1903.

9TH AV.—James N. Wells' Sons, in conjunction with Furey & Co., sold for Clarence H. Young to John Peel the 4-sty building, on a lot 14.9x74, at the southwest corner of 9th av and 22d st. The plot will be improved with a modern building.

NORTH OF 59TH STREET.

In the Fifth Avenue Section.

63D ST.—The Douglas Robinson-Charles Brown Co. has sold for Emma B. Lyman 9 East 63d st, a 4-sty and basement dwelling, on lot 25x100.5, to a client for occupancy.

82D ST.—E. H. Ludlow & Co. sold for Paul F. Blair S. and Lindsley R. Williams, 54 West 82d st, a 4-sty dwelling with dining-room extension on a lot 22x102.2.

85TH ST.—Madaline E. Barker sold to Patrick J. O'Keefe of O'Keefe & Cunningham, the 3-sty stone front dwelling No 335 West 85th st, on a lot 20x102.2, near Riverside Drive.

87TH ST.—M. Morgenthau, Jr., purchased from Varick D. Martin 123 West 87th st, a 3-sty and basement dwelling on the north side of the street, between Amsterdam and Columbus avs, on plot 17x100.8½. After extensive alterations Mr. Morgenthau will occupy the house. J. E. Weiss, assistant treasurer of the M. Morgenthau, Jr., Co., acted as broker in the matter.

New Owner for the "Schuyler Arms."

98TH ST.—Robert Hoe estate sold 305 to 311 West 98th st, the Schuyler Arms, a 10-sty apartment house, on a plot 120x100.11. There are ten apartments on a floor, containing two and three rooms and bath each. It has all modern improvements.

104TH ST.—Henry Miller and others have sold to Louis Rand 214 East 104th st, a 3-sty and basement dwelling, on lot 16.8x100.11.

117TH ST.—Alfred E. Touissant and William C. Cahan sold 235-237 East 117th st, a 6-sty flat, on plot 50x100.11, for Assemblyman Andrew F. Murray to an investor.

123D ST.—Porter & Co. have sold for Sophie Hayes the 3-sty and basement dwelling at 358 West 123d st, on lot 16.8x100.11, to a client for occupancy,

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Rule for Valuing Fractional Lots in Manhattan

The rule for valuing fractional lots in Manhattan Borough, prepared by Henry Harmon Neill, has been printed by The Record and Guide on a sheet of cardboard suitable for framing or hanging on an office wall. Copies will be sold at 25 cents each.

Apply at office of the Record and Guide, 11 to 15 East 24th St.

123D ST.—Porter & Co. sold for Sophie Hayes the 3-sty and basement dwelling 358 West 123d st, on a lot 16.8x100, to a client for occupancy.

129TH ST.—Braude-Pope Company sold for William Hafner the Leona, a 6-sty apartment house containing twenty-four suites of rooms, at 152 and 154 West 129th st, on a plot 48.9x99.11, 153 feet east of 7th av.

132D ST.—Charles Edelson sold for Mrs. J. P. White 69 West 132d st, a 5-sty flat, on lot 25x99.11.

134TH ST.—Joseph A. Jackson sold for Isidor Hirsch the 3-sty dwelling 223 West 134th st, on a lot 16.8x99.11, to E. Touissant Welcome.

Large Sale on Depot Lane.

177TH ST.—L. J. Phillips & Co. have sold for Lady Allchin, of London, England, to out-of-town clients a plot of about 20 lots, sometimes known as the Holland property, on West 177th st (Depot lane), immediately adjoining the former holdings of the Fort Washington syndicate. It has a frontage on the curve of 177th st of about 700 ft. On its easterly side it faces 177th st and Buena Vista av, which at this point are parallel and practically adjoin one another, thus making a street about 120 ft. in width in front of the property. After Riverside Drive has been widened from 155th to 177th sts, the westerly part of the plot will have a frontage on the drive, at an elevation of 50 ft., with an unobstructed view over Fort Washington Park and the Hudson River. This property has not changed hands since 1860, Lady Allchin having inherited it from her father, Alexander Holland, who was at one time treasurer of the American Express Company.

BROADWAY.—Alexander Strashun bought from the Jackson estate the plot, 100x100, at the southeast corner of Broadway and 123d st. The property has not changed hands in 50 years.

MORNINGSIDE AV.—S. Albert sold for Joseph Hamerschlag to the Stevenson Construction Co. the plot at the southwest corner of Morningside av West and 121st st, having frontages of 101 feet in the av and 181 feet in the st. Plans have been prepared by J. M. Baker, architect, for an 8-sty apartment house, with 57 rooms on a floor, divided into ten suites and to cost about \$650,000. A building loan was obtained by the buyers through the same brokers. The northwest corner of these streets was recently sold to Frederick Dritsch. It is improved with a 6-sty apartment, having a gross rent roll of about \$42,000. The vacant plot, 116x214.6, at the northwest corner of St. Nicholas av and 153d st, was given in part payment.

Gathers Half of a Riverside Drive Block Front.

RIVERSIDE DRIVE.—Mrs. Angie M. Booth bought No. 3 Riverside Drive, a 5-sty dwelling, on a lot 42.3x95x21.6x97. Joseph P. Day, as broker, sold the property. Mrs. Booth is the owner of the adjoining property on the north, including the southeast corner of 73d st. She now controls a plot having a frontage of about 146 feet in the Drive and of irregular depth. This entire parcel was purchased at various times through Joseph P. Day. The property just sold was formerly owned by William Guggenheim, and was sold to him by Russell Hopkins, of Irvington-on-Hudson, last May.

Concerning the "Paul Jones."

WADSWORTH AV.—It is reported that the "Paul Jones" apartment house, occupying the entire block front in the west side of Wadsworth av, between 184th and 185th sts, has been sold, and that three properties on Murray Hill, near 5th av, were given in part payment. It is said that the transaction involves about \$1,000,000. Mark Rafalsky & Co. are reported to be the brokers in the deal. The American Real Estate Co. is the owner of record of the Paul Jones.

WEST END AV.—I. Randolph Jacobs bought through Solomon & Greenbaum 747, 749 and 751 West End av, from Louis Meyer, Harry M. Billings and M. K. Jones, respectively. The property consists of three 3-sty dwellings, on plot 50x100, between 96th and 97th sts.

BRONX.**Completes a Church Plot.**

CHISHOLM ST.—Douglas Robinson—Charles S. Brown Co. has sold for Benjamin M. Tucker to the German Evangelical Mission Church the triangular shaped lot on the south side of Chisholm st, near Stebbins av. This completes the purchase of a plot 85x110x irregular at the southeast corner of Chisholm st and Stebbins av, upon which a church will be erected. The church recently acquired the greater part of the new site through the same brokers.

136TH ST.—Barnett & Co. sold for a client 489 and 491 East 136th st, a 6-sty apartment house, on plot 75x100, for about \$60,000 to a Mr. Roth.

158TH ST.—H. T. Pfeiffer sold for Mary A. Hamilton 562-564 East 158th st, two 6-sty apartment houses, on plot 66.8x100.

179TH ST.—Fitzgerald & Broderick sold for S. A. Hirshbaum the dwelling 226 East 179th st.

239TH ST.—Charles Fetzer and Simon Jaeger sold for Adolph Wexler to C. Herrlich a dwelling, on plot 75x100, on 239th st, near Varion av.

BAINBRIDGE AV.—Clement H. Smith sold for a Mr. Muller the private brick house on the east side of Bainbridge av, about 90 feet north of Mosholu Parkway.

BRONX PARK EAST.—David L. Woodall, Jr., sold for F. L. Slazenger two lots on Bronx Park East, 50 feet south of Mace av, known as lots 30 and 31 on Joel Wolfe estate.

MARION AV.—John A. O'Connor sold for John Boyland the 5-sty flat at the northwest corner of Marion av and 193d st.

MARION AV.—John A. O'Connor sold for Mrs. Jenny Ohenwarth the plot, 80x200, at the northeast corner of Marion av and 193d st, to John Boyland. It is his intention to improve the plot by building five 5-sty houses.

RICHARDSON AV.—Thomas A. Wilson sold six lots northeast corner of Richardson (late Fulton) av and 236th st, for Samuel Erdreich to a client.

HULL AV.—H. T. Pfeiffer sold for J. H. Green 31, 41-43 and 45 Hull av, three 3-sty dwellings, each 20x100.

PARK AV.—Clement H. Smith has sold for a Mr. Davies to a client the southeast corner of Park av and 182d st, 100x100.

PROSPECT AV.—Fred A. Carll sold for Charles J. Carew to D. D. Lawson the block front, 245x88, on the west side of Prospect av, between 169th and Freeman sts.

WEBSTER AV.—W. E. & W. I. Brown, Inc., in conjunction with H. M. Ribeth, sold for George H. Janss a plot of four lots situate on the east side of Webster av, 125 ft. south of 171st st.

WOODYCREST AV.—The Civic Realty Construction Co. purchased from Adolph Hirsch the plot on Woodycrest av, between 164th and 165th sts, 53x200, running through to Anderson av. The property will be at once improved by a 5-sty house.

LEASES.

Benjamin R. Lummis has leased the store at No. 28 West 33d st to the Schubert Piano Co.

Daniel H. Renton & Son have leased for the estate of William H. Barnes, a 3½-sty and basement dwelling No 431 West 146th st, to a client for a term of years.

Duross Co. have leased for Dr. Burnett C. MacIntyre, 146 West 12th st, a 3-sty and basement dwelling, on lot 20.10x103, to Peter and Adelia Ryan for a term of three years.

Daniel H. Renton & Son have leased for the Barney Estate Company, 43 Hamilton terrace, a 4-sty American basement private dwelling, to a client for a term of years.

Ruland & Whiting Co. has leased for Daniel B. Freedman to William G. White for a term of ten years on a net basis, the 4-sty building 49 Nassau st, running through to Liberty pl, on a lot 28x70, irregular.

William H. Archibald has leased to the United Cigar Stores Co., for a long term of years, the westerly store at the northwest corner

of 23d st and 9th av. This completes the leasing of the property recently purchased and improved by Charles Beckman at this corner.

M. M. Hayward & Co. have leased for Albert C. Dodman 869 West End av, a 3-sty dwelling, for a long term of years, to the Riverside School for Girls; also been appointed agents for the Invermere Apartments, 415 West 118th st, owned by L. M. Berkeley, and have also been appointed agents for 209 West 108th st, owned by Henry J. Rotschild.

A New Commercial House on Fifth Avenue.

The lease was finally signed on Thursday whereby the southeast corner of 5th av and 38th st was leased by Mrs. E. A. Anderson to the firm of Bonwit, Teller & Co. for a term of 21 years, with one renewal for a similar period. Percy H. Brundage represented Mrs. Anderson and Frank D. Veiller acted for the lessees. It was closed in the law offices of Masten & Nichols. The entire deal is said to involve about \$4,500,000. Mrs. Anderson bought No. 415 5th av in 1902 for \$276,000. No. 417 and 2 East 38th st she acquired in 1901 for \$340,000. No. 419 was recently acquired, giving her a plot 93.5x175. Part of the site will be improved with an 11-sty structure, for which Buchman & Fox have prepared sketches, but no architect has been decided upon.

The Mary Lewis estate owns the northeast corner of 5th av and 37th st, a plot 74.1x125. A short time ago the buildings on the property were razed, and it is understood that plans for its improvement with a 14-sty mercantile building has been prepared by Renwick, Aspinwall & Tucker, but no definite time has been announced as to the starting of work.

Benjamin R. Lummis has leased the store in 30-34 West 33d st for a long term to Hauptner & Co. for a men's furnishing store. Hauptner & Co. are now at 34th st, in the Alpine property, and have to vacate to make way for the new hotel building which is to be erected on that property. Mr. Lummis, as broker, has also leased the parlor floor 42 West 33d st to the Banta & Bender Refrigerator Co.; also a store in the same building.

The Charles F. Noyes Co. has negotiated the following leases in downtown office buildings: No. 68 William st, space on the 14th floor to the National Mat & Belt Co.; Nos. 95-97 Liberty st to Dodd & Glass; Nos. 61-3 Maiden lane for Cammann, Voorhees & Floyd to A. C. Becker & Co.; in the Hudson Terminal Building space to Rosenthal & Fleisman, and in the Myers Building, Nos. 47-9 Maiden lane, space to John P. Benjamin.

H. C. Senior & Co. have rented for Clara Wolff the 4-sty dwelling 108 West 64th st to Manuel Torres; for Mary Goodwin the 3-sty dwelling 126 West 65th st to Jane Keith; for Thomas F. Devine a 1-sty building (from plans), to be erected on a plot of 25x100 on the south side of 64th st, 100 feet east of West End av, to Eugene Bournonville, and for Susie Scott Hall the 4-sty dwelling 159 West 64th st to Arthur W. Hogeboom.

A Business Lease on Murray Hill.

There was recorded on Tuesday a 21-year lease of 284 Madison av, at the northwest corner, together with the adjoining house on 40th st. The Anderson Auction Company is the lessee, and the rental is between \$20,000 and \$25,000 a year net. Taylor Bros. and Horace S. Ely & Co. were the brokers. The present structure will be enlarged by an additional building, similar in character, to be erected on the 40th st lot. The plot fronts 51.9 on Madison av and 120 feet on 40th st. Mrs. Hyde, the owner of the property, bought it in 1897 for \$255,000.

SUBURBAN.

Emerson McMillin, the banker, bought the 1,100 acre portion at Darlington, N. J., of the estate of the late George Crocker. It was valued at \$1,000,000 and will be used by the new owner as his country seat. The property is in Bergen County and is situated about three miles from Ramsey. The live stock is included in the sale.

REAL ESTATE NOTES

James N. Wells' Sons were the brokers in the sale of the plot of seven lots 421-423 West 24th st and 418-426 West 25th st to a Mr. Wilkinson, who will probably improve the property with a fireproof building for a responsible tenant.

The executors of the late John S. Kennedy on Monday transferred to the United Charities the 9-sty office building at 289 4th av. This, together with the building already owned by the United Charities at the corner, gives them a plot fronting 98.9 on 4th av, with two modern 10-sty buildings.

Austin B. Burchell, formerly with the late Edward McVickar, of Manhattan, has opened a fully equipped real estate office at 1171 St. Johns pl, Brooklyn, where he will sell, exchange, rent or manage real estate in any part of Brooklyn. Mr. Burchell is a member of the New York Fire Insurance Exchange and also represents some of the leading fire insurance companies.

Dr. Charles E. Nammack is the buyer of the 4-sty brownstone house, with lot 20 ft. 10 ins. by 98 ft. 9 ins., 38 East 29th st, reported sold last week. Dr. Nammack already owns 40 and 42 East 29th st adjoining, and the combined frontage of 62. ft. 6 ins. by 98 ft. 9 ins. will probably be improved before long by the erection of a mercantile building. F. & G. Pfomm and Horace S. Ely & Co. were the brokers.

EXPENSIVE IMPROVEMENTS IN BAYCHESTER

REAL ESTATE PROPERTY OWNERS' ASSOCIATION OF NEW YORK

The Assessment for Grading and Regulating a Heavy Burden for Property Owners.—The Work Premature and Unnecessary.

DURING the last administration a number of local improvements, such as the regulating, grading and paving of streets, and the building of sewers therein, were undertaken for the express purpose of benefiting political contractors or unscrupulous speculators. Many such glaring instances have been published recently in the Record and Guide, and these evils have lately been remedied or mitigated by the new officials. Four Borough Presidents under McClellan's administration were charged with exploiting improvements for the benefit of their friends—and three of these officials were removed after an investigation of their methods.

The construction of unnecessary improvements at excessive cost was the preferred mode of filling the pockets of political contractors. It did not matter if the assessments levied upon real estate deemed benefited by these local improvements were equal to confiscation of the property. The contractor was paid the amount due him by the city, and the city afterward collected this money from the property owners. In many instances the latter cannot pay the assessment as the value of

character. The cost of the proposed improvement is estimated to be \$170,000, and the assessed valuation of the property to be benefited is \$364,680. Mr. Lewis says that each city lot would be assessed \$235. The assessed valuation of each lot is \$470. Some of the property in the neighborhood has been valued at \$400 an acre.

The matter was referred back to Borough President Miller, with the suggestion that the work to be done be kept within such limits as to permit of assessing its cost upon the abutting property. The Borough President nevertheless recommended the improvement, and upon his request the Board of Estimate authorized the work. The Borough President claims that Baychester av north of Boston road has already been graded and the improvement now proposed will provide a desirable connection with Pelham Bay Park. It will also connect the New York, Westchester and Boston Railroad, which crosses Baychester av, about a block south of Boston road, with the park. The proposed improvement is of such a character that it will be for many years to come of greater benefit to the railroad and to people living in other sections anxious to reach Pelham Bay Park than to the immediate neighborhood. Nevertheless the owners of the adjacent property will be called upon to pay for it. In former years a group of speculators, who acquired extensive holdings in the neighborhood during the boom period of the Bronx, had made strong efforts to grade and pave Baychester av. They argued that Pelham Bay Park was in need of a connecting link with the arteries of the city, ignoring the fact that Gun Hill road enables people to reach the Park, while Baychester av and Gun Hill road meet three blocks north of the Park. The present Borough President has proved himself an official who cannot be influenced by ulterior motives. If the property owners affected by this improvement and its subsequent assessments will point out to him that the work is not necessary he will undoubtedly reconsider his intention of going ahead with the improvement.

FROM FOURTEENTH ST. TO JAMAICA.

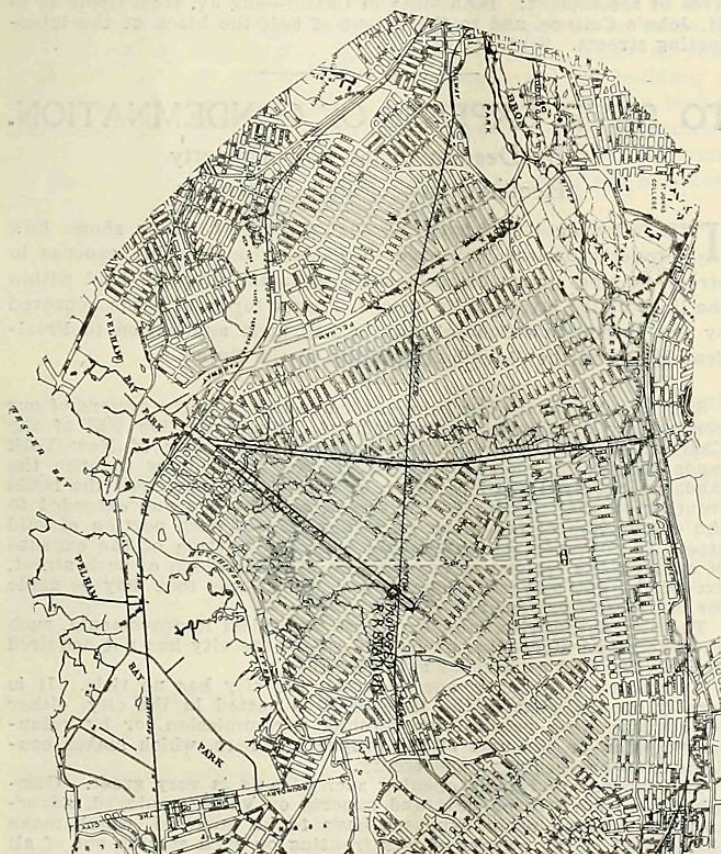
Public Service Commission Lays Out a New Subway Route to Brooklyn.

A new subway route connecting the westerly part of Manhattan with the Stuyvesant section in the southeastern part of Brooklyn has been adopted by the Public Service Commission this week. This is a route asked for by Brooklyn property owners who have expressed their willingness to have such a line built by assessment.

This line will ultimately become part of the subway route already laid out, which begins at the westerly end of 14th st, Manhattan, thence proceeds easterly across Manhattan, under the East River, and through North 7th st, Metropolitan av and Bushwick av in Williamsburgh, thence turning south through Stuyvesant av to Lafayette av. Commissioner Bassett recommended an extension of this route through Stuyvesant av to Fulton st where it meets Utica av, and thence through Utica av to Eastern Parkway, where it will become an elevated line. This rapid transit line would have the following remarkable advantages, according to Mr. Bassett's report: It would extend from the Hudson River to Jamaica Bay, and yet its length would be only 11.32 miles. It would directly connect the 14th st district of Manhattan with Williamsburgh, upper Brooklyn and an immense area of inexpensive land lying south of Eastern Parkway. At regular express subway speed of 26 miles per hour, trains could run from the corner of Broadway and 14th st, Manhattan, to Eastern Parkway, the beginning of the unbuild section, in 14.5 minutes.

The route would not only open a new field to population, but would take people who work in the 14th st district directly to Brooklyn's suburbs without carrying them through downtown Manhattan and Brooklyn. Moreover, the distance would be shorter than the present routes.

The Public Service Commission is of the opinion that the route should be legally laid out from the southern terminus of the Stuyvesant av route that has already been legalized and thence south to the corner of Utica and Flatbush avs, near Jamaica Bay. It should be adapted for four tracks in the vicinity of Eastern Parkway and for three tracks south thereof.



DISTRICT AFFECTED BY PROPOSED IMPROVEMENT.

their real estate is considerably less than the assessment. A city official, after having investigated a number of such cases, informed the Mayor: "I am told that purchasers with small means have lost their property through mortgage foreclosures caused by such a situation."

The policy of the present administration not to tolerate unnecessary local improvements has been widely announced, and therefore it will surprise real estate owners to learn that the Board of Estimate has decided to authorize the preliminary work for regulating and grading Baychester av, between Boston road and Pelham Bay Park, a street which, according to the report of the city's Chief Engineer, Nelson P. Lewis, traverses an area that is at present undeveloped. The street has a length of less than two miles, and it crosses branches of Givans Creek that fall within the class of waterways held by the Federal Government to be navigable, and which cannot be filled in at this time without violating the United States statutes. In the vicinity of the streams the ground is low and swampy. With the anticipation that legislation will ultimately be secured which will admit of the filling-in of at least so much of this waterway as falls to the west of Baychester av, it is planned to make the necessary bridge construction only of a temporary

MUNICIPAL IMPROVEMENTS

Matters Under This Head Require the Immediate Attention of Property Owners.
They Mean the Expenditure of a Large Amount of Money.

HEARINGS FOR THE COMING WEEK.

BUREAU OF STREET OPENINGS, 90 WEST BROADWAY.
Monday, July 18, 1910.

HAVEN AV, from Fort Washington av to 179th st; 10 a. m.
LUDLOW AV, from Tremont av to Whitlock av; 11 a. m.
BAKER AV, from Baychester av to City Line; 11 a. m.
HALLETT AND HOWLAND STS (Queens), (assessment); 11 a. m.
ROSEDALE AV, from Westchester av to West Farms road; 11.45 a. m.
WEST 184TH ST, from Broadway to unnamed street (assessment); 1 p. m.
TREMONT AV, from Eastern Boulevard to Fort Schuyler road; 1 p. m.
ROSEWOOD ST, from Bronx Boulevard to Cruger av; 2 p. m.
LACOMBE AV, from Bronx River to Westchester Creek; 2 p. m.
NURGE AND WILLIAM STS (Queens), (assessment); 2.30 p. m.
WEST FARMS ROAD, from Bronx River to Westchester Creek; 2.30 p. m.

Tuesday, July 19.

RICHARD ST, from Bronx and Pelham Parkway to Morris st; 11 a. m.
UNNAMED ST, from Amsterdam av to Audubon av; 11.30 a. m.
NURGE AND WILLIAM STS (Queens); 2 p. m.
BOSTON ROAD AND BEAR SWAMP ROAD, from Bronx Park to White Plains road; 3 p. m.

Wednesday, July 20.

GROTE ST (closing); 11 a. m.
EAST 174TH ST, from West Farms road to Bronx River av; 1.30 p. m.
ELIZABETH ST, sewer (Richmond); 2 p. m.

Thursday, July 21.

EAST 180TH ST, from Bronx River to West Farms road; 9 a. m.

PUBLIC SERVICE COMMISSION, 154 NASSAU ST.

Monday, July 18.

NEW YORK & LONG ISLAND TRACTION COMPANY.—"Service and Equipment."—Commissioner Bassett; 2.30 p. m.

Thursday, July 21.

BROOKLYN, QUEENS COUNTY & SUBURBAN RAILROAD COMPANY.—"Investigation, under Order No. 615, as to company's franchises on Utica av, from Carroll st to Av N, Brooklyn."—Commissioner McCarroll; 10 a. m.

APPOINTMENT OF COMMISSIONERS.

Application will be made to the Supreme Court on date mentioned for the appointment of Commissioners of Estimate and Assessment in the following named street opening proceedings and acquisition of land for other public purposes:

SEAMAN AV.—For the opening and extending of Seaman av, from Academy st to Dyckman st, and of an UNNAMED STREET, northeasterly from Dyckman st, from Seaman av to Broadway. Isham Henderson, George E Morgan and Charles D Donohue were appointed Commissioners of Estimate in the above entitled proceedings. Notice is further given that for the purpose of being examined under oath by the Corporation Counsel or any person having any interest therein, as to their qualifications to act as such Commissioners in the above entitled proceeding, the Commissioners will attend a hearing at Part II, Special Term, on July 22.

CONVENT AV.—For the opening and extending of THE PUBLIC PARK, bounded by Convent av, St. Nicholas av and West 151st st (although not yet named by proper authority), in the 12th Ward, Borough of Manhattan, City of New York. Adam Wiener, James S. Meng and William J O'Sullivan were appointed Commissioners of Estimate in the above entitled proceeding, and for the purpose of being examined under oath by the Corporation Counsel or any person having any interest therein, as to their qualifications to act as such Commissioners in the above entitled proceeding, the Commissioners will attend a hearing at Part II, Special Term, on July 22.

PARKER ST.—For the opening and extending of Parker st (av) (although not yet named by proper authority), from Protectory av to Wellington av, in the 24th Ward, Borough of the Bronx, Ernest Hall, Daniel W. Patterson and Charles C. Marrin were appointed Commissioners of Estimate, and for the purpose of being examined under oath by the Corporation Counsel, or any person having any interest therein, as to their qualifications to act as such Commissioners, they will attend a hearing to be held at Part II on July 22.

REPORTS COMPLETED.

222D ST.—The Commissioners of Estimate and Assessment appointed in the matter relative to acquiring title required for the opening and extending of East 222d st (8th st, Williamsbridge) (although not yet named by proper authority), from 7th av to the Hutchinson River, in the 24th Ward, Borough of the Bronx, have completed their estimate and give notice to all persons interested in this proceeding to present their objections at the office, 90 West Broadway, on or before August 6. The area of assessment is as follows: Bounded on the west by a line 100 ft. westerly from the

westerly side of White Plains rd and parallel thereto; on the north by a line 2,000 ft. northerly from the northerly side of East 222d st and parallel thereto; on the south by a line 2,000 ft. south from the southerly side of East 222d st and parallel thereto; and on the east by the Hutchinson River.

BILL OF COSTS.

The Commissioners of Estimate appointed in the following named proceedings will present bills of costs and expenses incurred for taxation to the Supreme Court on the day mentioned:

TAYLOR ST.—In the matter of acquiring title to lands required for the opening of Taylor st, from Morris Park av to West Farms rd. July 25.

GARRISON AV.—In the matter of acquiring title to lands required for extending Garrison av, from Leggett av to Longwood av. July 25.

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 became liens to the date of payment:

WHITTIER ST.—Regulating, grading and placing guard rail, from Seneca to Ludlow av. Area of assessment: Both sides of Whittier st, from Seneca av to Ludlow av, and to the extent of half the block at the intersecting av. Sept. 10.

BARRY ST.—Regulating, grading, setting curbstones, flagging the sidewalks, laying crosswalks, building approaches and placing fences, from Longwood av to Tiffany st. Area of assessment: Both sides of Barry st, from Longwood av to Tiffany st, and to the extent of half the block at the intersecting streets. Sept. 10.

CAMBRELENG AV.—Paving the roadway and setting curb, from Grote st to the lands of St. John's College (Fordham University). Area of assessment: Both sides of Cambreleng av, from Grote st to St. John's College, and to the extent of half the block at the intersecting streets. Sept. 10.

TO SAVE EXPENSE OF CONDEMNATION.

By Deeding to the City Property
Required for Public Purposes.

THE following letter from Borough President Miller shows how property owners may save themselves considerable expense in street opening proceedings by deeding to the city the land within the lines of the street to be opened. Proper forms of deeds approved by the Corporation Counsel may be had upon application to President Miller at the Municipal Building in the Bronx.

Sir: Much expense has been caused to the property owners of our borough by condemnation proceedings. Under Section 992 of the Charter, when property owners convey to the City of New York lands within the lines of any street, "no proceedings to open the lands so conveyed shall be taken or maintained, nor shall the lands fronting on that portion of the street, so conveyed and extended to the center line of the block on either side of such portion of said street so conveyed, be chargeable with any portion of the expense of opening the residue or any portion of the residue of such street, except the due and fair proportion of the awards that may be made for buildings" (condemned).

The city authorities cannot authorize physical improvements, such as sewers and sidewalks, on streets where the city has not acquired title to the land covered by said streets.

An unopened street is one to which the city has no title. It is legally opened, that is the title to it is vested in the city, either by condemnation proceedings through a commission, or by voluntary cession on the part of the property owners, which makes condemnation proceedings unnecessary.

The expense of legally opening such streets is very great. Commissioners have to be paid and experts on value employed, advertising and many other expenses have to be incurred, which make the burden of the owners of lots fronting on such streets out of all proportion to the advantages derived. The law provides a very simple way of avoiding this expense by voluntary cession on the part of the parties in interest. The enormous sums of money wasted on commissions are saved in this way. Awards are merely nominal, as the records show, unless they be for land not lying within the lines of a street and for buildings. The Supreme Court has decided that an award of one dollar only can be made in street opening proceedings to each owner of land lying within the lines of the street which has been in use. (See in re Beverley Road, 131 App. Div., 147; In re Decatur Street, 133 App. Div., 321, aff'd Court of Appeals, 196 N. Y., 285.)

It is not to be expected that owners will deed their land to the city when the value of their lands or buildings to be taken is likely to be much larger than the assessment against them, but figures show that in the majority of cases the assessments are larger than the awards, and it would be greatly to the advantage of the property owner to give a deed directly to the city and avoid the expenses of condemnation. In most cases the owners of abutting property must pay assessments equal to the value of the land taken by the city for the street. In addition to this they are assessed the amount of expenses of the condemnation proceedings. A sample of expenses of a commission and the award to the owner is as follows:

Opening of Jerome av, from its southern terminus (1899) to the bulkhead line of the Harlem River (one block).
Commission appointed May 31, 1899.
Final confirmation October 5, 1907.
Damages awarded, \$7.
Cost of proceedings, \$4,658.01.
Assessment on property owners, \$4,665.01.
Fees of commissioners were \$10 per meeting, totaling \$2,812.
Balance consumed in expenses and legal costs.

It is greatly to the benefit of holders of mortgages, as well as owners of the land, that a deed be given to the city, instead of incurring the expense of condemnation proceedings, because the expense of the proceedings is a lien on the land which goes ahead of the mortgage.

There are 119 proceedings pending for acquiring title to streets in the Borough of the Bronx. In some of them no steps have been taken to acquire title so that it is not too late for the property owners to deed their property to the city and save themselves expense. Any single owner along the street may deed that part of his property within the street lines to the city, and relieve himself of all assessment, except his fair proportion of the awards for buildings condemned, without regard to what his neighbors do. The method of procedure is very simple. All the owner has to do is to sign and acknowledge a deed of the property in the street, and make an affidavit that he is the owner. If there is a mortgage on it, the part of the lot within the street lines must be released from the mortgage. The deed and affidavit shall be in the form approved by the Corporation Counsel. The vesting of title in the city at an early date can be followed by the development of the street and sewer systems with greater expedition.

It is the intention of this department, as soon as a petition has been adopted by the Local Board to notify the property owners by messenger or otherwise, so that they may prepare and deliver deeds of the property to the city, if they wish, and thus avoid the expense of condemnation proceedings. For further information please inquire of the Bureau of Information, Municipal Building, Borough of the Bronx.

CYRUS C. MILLER,

President of the Borough of the Bronx.

LETTER FROM COMMISSIONER MURPHY.

To all Owners and Agents:

On a recent tour of inspection made by the Commissioner and First Deputy Commissioner of the Tenement House Department, a number of cases were observed where, although the buildings were provided with adequate and properly maintained fire-escapes, these fire-escapes were rendered useless by the stupid way in which the drop-ladders were placed. When the attention of the owners, or agents, was called to this fact they unanimously admitted that such a situation should not have been permitted to exist, but stated that they had never thought of it.

Will you kindly investigate personally the fire-escapes on your building and see whether the drop-ladder is placed so as to be available in the emergency of fire? It is only a waste of your money to require you to have fire-escapes on the building if arrangements are not made to provide access from the lowest balcony to the ground. It is not the desire of the Department to file violations unnecessarily, and we believe that to call your attention to this matter will be sufficient to have the evil corrected, if it exists. Yours respectfully,

JOHN J. MURPHY,
Commissioner.

ANOTHER DELAY IN CONSTRUCTING NEW SUBWAYS.

Advertising for bids for construction work on the Tri-Borough Route has been postponed for another week, the form of contracts not having been approved by the Corporation Counsel and the specifications necessary for contractors to base their bids on not being completed. It was stated at the office of the Public Service Commission yesterday that the original drawings made by the engineers of the department for the construction work cover nearly 1,000 sheets. No further delay is expected to occur after the Corporation Counsel has passed on the contract forms.

MAYOR REVISES CHARTER.

A conference was held by the Mayor with the heads of departments and members of the Board of Estimate to discuss the revision of the charter. The entire charter is being considered by the Mayor and he has requested all officials present at the conference to familiarize themselves thoroughly with the provisions affecting their departments. In the Fall he will appoint a committee to make suggested changes which will be offered to the Legislature. The Charter Revision Commission has already cut out of the charter about 100,000 words, but the Mayor hopes to make a further reduction.

The Riverside Drive Assessment.

To the Editor of the Record and Guide:

I am the owner of property within the area assessed for the extension of Riverside Drive north of 135th st. I have obtained the bill for the amount for which my property is assessed. I wish to ask if this assessment is for the entire improvement, completed, or if there will be another larger assessment when the Drive is actually completed and turned over to the city by the contractor; Some of my neighbors think that this assessment is only for land acquired and not for the improvement.

"RIVERSIDE DRIVE."

The present assessment is for the entire cost of the improvement from 135th to 158th st.—Editor.

OLD LANGHAM SITE SOLD BY VANDERBILTS.

Robert E. Dowling has bought the old Hotel Langham site at the northeast corner of 5th av and 52d st for \$1,750,000 from the Harriman estate and the Vanderbilts, who own and occupy houses directly across the street.

The Vanderbilts bought this property for \$1,325,000 for the purpose of preventing tradesmen getting a foothold in the immediate neighborhood of the Vanderbilt residence. The property has a frontage of 115 feet on the avenue and 130 feet on 52d st. It has been vacant since the old hotel building was torn down. By agreement of the old residents between 51st st and 53d st and the Vanderbilts the property was restricted against trade or apartment construction. At the northwest corner of 51st st and occupying one-half of the block front is the home of Geo. W. Vanderbilt, and on the northerly half are the houses of W. D. Sloane and Mrs. Elliott F. Shepard. Just across 52d st and occupying another half block is the Wm. K. Vanderbilt house. Adjoining it is the house of Wm. K. Vanderbilt, Jr. The rest of the block is occupied by the Gallatin house. Now the restrictions have been canceled and the entire length of 5th av will be opened to commercial invasion.

LACK OF WATER PRESSURE IN SOUTH BRONX.

A well attended and enthusiastic meeting of the South Bronx Property Owners' Association was held in Jackson Casino on Tuesday night, and matters of great importance were discussed and acted upon.

The chief topic was the lack of water pressure, and a number of speakers dwelt on this subject for some time. A committee was appointed to act on the nuisance, and efforts will be made to secure quick relief.

This trouble with the water is more pronounced in the warm weather, and the curtailed water supply is greatly felt by the residents in the manufacturing districts in the lower Bronx.

Borough President Miller was commended by a standing vote for his vigorous actions in borough affairs.

A letter of President Edward Maher, in reference to the service on the Westchester av trolley line was read, and a resolution was introduced asking the Public Service Commission to act on the matter.

The executive committee's report showed a nice surplus, and a growing membership was reported.

"WHY, ALL NEW YORK IS FOR SALE."

An out-of-town investor, accompanied by a real estate broker, was taking a walk on the west side of Broadway, between 14th and 22d sts, for the purpose of buying a piece of property. He noted the signs on numerous buildings "For Sale" and "To Let," and remarked: "Why, all New York is for sale!"

UNCLASSIFIED SALES

The total number of sales reported in this issue is 50, of which 17 were below 59th st, 19 above, and 14 in the Bronx. The sales reported for the corresponding week last year were 62, of which 19 were below 59th st, 17 above, and 26 in the Bronx.

The total number of mortgages recorded for Manhattan this week was 190, as against 202 last week, and in the Bronx 204, as against 151 last week. The total amount was \$8,052,615, as against \$10,098,994 last week.

The amount involved in the auction sales this week was \$485,583, and since January 1, \$37,605,794. Last year the total for the week was \$399,659, and from January 1, \$43,522,479.

PERRY ST.—William E. Baker sold for James H. Cruikshank to the McSweeney Realty Co. Nos. 161 to 165 Perry st, between West and Washington sts, occupied by old dwellings, plot 66x100. The new owners will erect a modern 6-sty fireproof mercantile building on this site; plans have now been filed. Mr. Cruikshank has arranged a building loan on the property for this company.

79TH ST.—George C. Engel, owner of the Hotel Lucerne, at the northwest corner of Amsterdam av and 79th st, bought from Laura Billings Lee the 4-sty dwellings adjoining, at 203, 205, 207 and 209 West 79th st, on plot 66x102.2. It is the intention of the purchaser when existing leases expire to enlarge the hotel to meet the increasing demand for accommodations. The purchase, furthermore, will give the hotel permanent light on all sides. John R. and Oscar I. Foley were the brokers in the transaction.

HARRINGTON PARK, N. J.—Stewart Realty Co. sold for the Windsor Realty Co. the famous old stone house and about four acres of land on the lake at Harrington Park, N. J. The purchaser is Mr. F. Wilbur Hill, who is quite well known in vaudeville; and at Ridgefield Park, N. J., a plot of six lots for Mr. Wm. Glineman to Mr. Henry Dutt. This property has been sold at \$3,000.

THE TITLE INSURANCE CO., OF NEW YORK

135 Broadway, Manhattan CAPITAL AND SURPLUS, \$3,000,000 and 203 Montague St., Brooklyn Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages.

EDGAR J. LEVEY, President JOHN D. CRIMMINS, Vice-Presidents CLINTON R. JAMES, Vice-Presidents CYRIL H. BURDETT, Secretary CHAUNCEY H. HUMPHREYS, Asst. EDWIN A. BAYLES, Sec'y. WILLIAM N. HARTE, Treasurer Hon. ABRAHAM R. LAWRENCE, Counsel

Fred'k G. Hobbs, Pres. Fred'k H. Birch, Treas. Geo. L. Slawson, Vice-Pres. Chas. D. Hobbs, Secy.

SLAWSON & HOBBS

Real Estate 284 COLUMBUS AVENUE

ADVERTISED LEGAL SALES.

July 16.

No Legal Sales advertised for this day.

July 18.

Fulton av, No 1284, e s, 65.2 s w 169th st, 22.4 x 104.3x22.3x102.8, 2-sty frame dwelling. Sheriff's sale of all right, title, &c, which Herman H or Henry Ronner had on May 13, 1910, or since; Alexander W Fraser, att'y, 40 Wall st; John S Shea, sheriff. By Daniel Greenwald. 8th av, No 750 n e cor 46th st, 25.5x100. 46th st, No 249 8th av, No 752, e s, 25.5 n 46th st, 25x100. 46th st, No 247, n s, 100 e 8th av, 25x100.5. 6-sty brk office loft and store building. Sheriff's sale of all right, title, &c, which Metropolitan Mercantile & Realty Co had on Oct 29, 1909, or since; Frederick C Pitcher, att'y, 56 Pine st; John S Shea, sheriff. By Daniel Greenwald.

July 19.

Central Park West, Nos 414 & 415 n e cor 101st 101st st, No 1 st, 100.11x111, three 5-sty brk tenements. David H Hyman recrvt agt Lemuel J Arthur et al; Action No. 1; Chas W Dayton, Jr, att'y, 27 William st; Abraham Hershfield, ref. (Amt due, \$71,320.14; taxes, &c, \$—; sub to three mortg aggregating \$173,000.) Mort recorded Oct. 30, 1899. By Joseph P Day.

101st st, No 7, n s, 187 w Central Park West, 38x100.11, 5-sty brk tenement. David H Hyman recrvt agt Mary E Arthur et al; Action No 4; Charles W Dayton, Jr, att'y, 27 William st; Abraham Hershfield, ref. (Amt due, \$18,329.02; taxes, &c, \$—; sub to a mort of \$39,500.) By Joseph P Day.

138th st, No 45 n s, 425 e Lenox av, 37.6x99.11, 6-sty brk tenement. Clara De Hirsch Home for Working Girls agt Nathan Greenblatt et al; Wise & Seligsberg, att'ys, 15 William st; Mark G Holstein, ref. (Amt due, \$34,434.87; taxes, &c, \$1,011.83.) Mort recorded Jan 24, 1906. By Joseph P Day.

101st st, No 332, s s, 150 w 1st av, 25x100.11, 6-sty brk tenement. Irving Bachrach agt Jacob Bloch et al; Mayer & Gilbert, att'ys, 43 Exchange pl; Robert S Conklin, ref. (Amt due, \$6,332.09; taxes, &c, \$575.07; sub to a first mort of \$18,650.) Mort recorded Dec 20, 1905. By Daniel Greenwald.

137th st, Nos 43 & 45, n s, 400 e Lenox av, 50x99.11, 6-sty brk tenement. Wm H Conroy agt Rose Realty Co et al; Foster & Cunningham, att'ys, 32 Liberty st; John W Remer, ref. (Amt due, \$46,743.30; taxes, &c, \$1,414.60.) Mort recorded March 21, 1907. By Joseph P Day.

July 20.

70th st, No 512, s s, 286 e Av A, 73x100.5, 6-sty brk tenement. State Investing Co agt Abraham Weinberg et al; Bowers & Sands, att'ys, 31 Nassau st; Lewis A Abrams, ref. (Amt due, \$8,141.46; taxes, &c, \$1,477.29; sub to a mort of \$24,000.) Mort recorded June 22, 1908. By Samuel Marx.

Willis av, No 370, e s, 130 n 142d st, 20x100, 3-sty brk dwelling. Elise H Schenberg agt Gertrude I Grummon et al; Bowers & Sands, att'ys, 31 Nassau st; Maurice B Blumenthal, ref. (Amt due, \$9,677.92; taxes, &c, \$212.08.) By Joseph P Day.

AUCTION SALES OF THE WEEK.

The following is the complete list of property sold, withdrawn or adjourned during week ending July 15, 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.

Terrace p'ls w cor Park st, 100x175, vacant. Park st 149th st n w cor Park st, runs n - x w 200 to Eagle av, x s - x e - Park st to beg, 2-sty frame dwelling and vacant. Eagle av (Amt due, \$41,097.04; taxes, &c, \$9,417.21.) M Stern. \$60,300 *175th st, No 764, s s, 20 e Prospect av, 20x95, 3-sty brk tenement. (Amt due, \$2,994.50; taxes, &c, \$—; sub to prior mort of \$10,000.) Frederick H Schomburg 13,075 Briggs av, or Tilden st, No 719, n s, 156.4 e Holland av, 33.4x93.11, Wakefield. (Amt due, \$2,847.38; taxes, &c, \$400.) O'Hara Bros. 3,800 Broadway, Nos 3136 to 3142 n e cor 125th st, 99.11x75, 7-sty brk tenement and stores. (Amt due, \$27,095.61; taxes, &c, \$—; sub to a first mort of \$125,000.) Withdrawn. *Topping av, No 1770, e s, 195 s 175th st, 20x95, 2-sty brk dwelling. (Amt due, \$9,146.58; taxes, &c, \$421.56.) Louise Hammer et al. 8,000 *Barnes av, w s, 49.4 n 211th st, 24.6x99.7x24.7x100.1, Wakefield. (Amt due, \$3,367.37; taxes, &c, \$99.56.) Alfred Johnson. 3,600 100th st, Nos 183 & 185, n s, 145 e Lexington av, 50x100.11, 6-sty brk tenement. (Amt due, \$21,206.26; taxes, &c, \$—; sub to a prior mort of \$48,000.) Henry Zacks 53,770 Crotona av, No 1917, w s, 208.5 s 179th st, 16.7x85.7x17.6x90.6, 2-sty frame dwelling. (Amt due, \$3,597.83; taxes, &c, \$149.35.) Henry V. Allen 3,950 Tracks, franchises, &c, of 28th and 29th St. Cross-town R R Co, beg at or near ferry landing at West 42d st, runs to 11th av and 34th st; also beg at 34th st and North River on 34th st, runs to 10th av to 30th st to 23d st and East River; also from 28th st and 1st av on 1st av to 34th st and East River; also from 9th av and 29th st on 29th st to 10th av to 28th st to 11th av; also from 9th av and 28th st on 28th st to 11th av to 24th st to 13th av, to 14th st and North River. (Amt due, \$1,639,167.67; taxes, &c, \$—.) Adj to Oct 3.

105th st, No 220, s s, 230 e 3d av, 15x100.9, 2-sty stone front dwelling. Esther Engel agt Paul Orlando et al; Matthias Radin, att'ys, 309 Broadway; Francis W Pollock, ref. (Amt due, \$9,214.24; taxes, &c, \$286.10.) Mort recorded Dec 30, 1905. By Joseph P Day.

48th st, No 602, s s, 74 w 11th av, runs s 20.9 x e 4 x s 79.8 x w 30 x n 100.5 x e 26 to beg, 5-sty brk tenement. Lizzie Hagen et al agt Mayer Seligman et al; Warner, Wells & Korb, att'ys, 60 Wall st; Thomas N Cuthbert, ref. (Amt due, \$5,559.87; taxes, &c, \$385.60; sub to a first mort of \$15,000.) By Herbert A Sherman.

Rivington st, No 74, n s, 44.1 e Allen st, 21.9x 85x21.9x75, 3-sty brk tenement and store. H Koehler & Co agt Bamed Schwartz; Myers & Goldsmith, att'ys, 100 Broadway; Henry B Singer, ref. (Right, title, &c, of leasehold of basement store of premises.) By Joseph P Day.

Madison av, No 1736, w s, 25.11 n 114th st, 25 x100, 5-sty stone front tenement and store. Max Vogel agt Fannie Gottlieb et al; Morris A Vogel, att'y, 150 Nassau st; Saul J Baron, ref. (Amt due, \$7,495.20; taxes, &c, \$1,428; sub to a first mort of \$21,000.) Mort recorded July 20, 1908. By Samuel Marx.

Madison av, No 1738, w s, 50.11 n 114th st, 25x 100, 5-sty brk tenement and store. Same agt same; same att'y; same ref. (Amt due, \$3,600.12; taxes, &c, \$310.65; sub to a first mort of \$25,000.) Mort recorded July 20, 1908. By Samuel Marx.

8th av, Nos 750 & 752 n e cor 46th st, 50.5x125 46th st x irreg, 6-sty brk store and office building. (Sheriff's sale of all right, title, &c, which the Metropolitan Mercantile & Realty Co had on Dec 15, 1909, or since); J F Forester, att'y; John S Shea, sheriff. By Daniel Greenwald.

July 21.

St Ann's av, No 775 n w cor 158th st, 25x100, 158th st, No 568 4-sty brk tenement and store. Margaret Marx agt Coleman Ebb et al; Albert W Venino, att'y, 59 Wall st; Edw L Parris, ref. (Amt due, \$19,835.94; taxes, &c, \$1,090.) Mort recorded July 3, 1906. By Joseph P Day.

Chrystie st, No 211, w s, 62.2 n Stanton st, runs w 25 x n 3.6 x w 25 x n 25 x e 50 x s 25 to beg, 5-sty brk tenement and store. Sigmund Wechsler agt Domenico Bonomolo et al; Ralph V Wechsler, att'y, 32 Broadway; Martin C Ansgore, ref. (Amt due, \$3,709.50; taxes, &c, \$432.28; sub to a first mort of \$15,000.) Mort recorded May 15, 1906. By Daniel Greenwald.

8th st, No 37, old No 109, n s, 531.5 w 5th av, 23x93.11, vacant. Orphan Asylum Society in the City of N Y agt Geo B Hayes et al; Robert D Elder, Jr, att'y, 30 Broad st; Robert J Hare Powel, ref. (Amt due, \$15,915.32; taxes, &c, \$430.79.) Mort recorded July 30, 1903. By Joseph P Day.

Water st, No 666, n s, 225 w Jackson st, 25x100, 2-sty frame brk front tenement. Equitable Life Assurance Society of the United States agt Chas A Reilly et al; Alexander & Green, att'ys, 120 Broadway; Henry A Friedman, ref. (Amt due, \$5,587.15; taxes, &c, \$134.99.) Mort recorded July 24, 1891. By Joseph P Day.

Valentine av, No 2046, e s, 275.3 n 179th st, 25 x150.9, 3-sty frame tenement. Ely J Rieser agt Hattie Weill et al; Douglas & Armitage, att'ys, 280 Broadway; Moses J Stroock, ref. (Amt due, \$3,413.10; taxes, &c, \$200.) Mort recorded Oct. 11, 1909. By Joseph P Day.

Ogden av s w cor Merriam av, 50x100, 3-sty Merriam av brk hall and store. Katharine A Crafts agt Highbridge Realty Co et al; Ephraim Williams, att'y, 149 Broadway; James Kearney, ref. (Amt due, \$5,872.25; taxes, &c, \$1,466.55; sub to a first mort of \$16,000.) By Chas A Berrian.

72d st, No 45, n s, 125 e Columbus av, 25x102.2, 5-sty stone front dwelling. (Amt due, \$78,472.82; taxes, &c, \$1,578.32.) Adolph Block for a client 81,250 *72d st, No 47, n s, 100 e Columbus av, 25x102.2, 5-sty stone front dwelling. (Amt due, \$73,262.96; taxes, &c, \$1,578.23.) City Real Estate Co. 75,500

JAMES L. WELLS CO.

*126th st, No 223, n s, 237.6 e 3d av, 17x99.11, 5-sty brk tenement. (Amt due, \$8,732.13; taxes, &c, \$250; sub to prior mort of \$3,000.) Smith Williamson exr. 11,592 *141st st, No 203, n s, 95 w 7th av, 20x99.11, 5-sty brk tenement. (Amt due, \$15,313.40; taxes, &c, \$495.96.) Henry R C Watson, exr. &c. 15,000 *141st st, No 205, n s, 115 w 7th av, 20x99.11, 5-sty brk tenement. (Amt due, \$15,325.40; taxes, &c, \$495.96.) Henry R C Watson, exr. &c. 15,000 *141st st, No 207, n s, 135 w 7th av, 20x99.11, 5-sty brk tenement. (Amt due, \$15,327.40; taxes, &c, \$495.96.) Henry R C Watson, exr. &c. 15,000 *141st st, No 209, n s, 155 w 7th av, 20x99.11, 5-sty brk tenement. (Amt due, \$15,325.40; taxes, &c, \$495.96.) Henry R C Watson, exr. &c. 15,000

D. PHOENIX INGRAHAM.

109th st, No 344, s s, 100 w 1st av, 9.2x—x10, gore, vacant. (Amt due, \$875.34; taxes, &c, \$8.39.) Metropolitan Improvement Co. 700

SAMUEL MARX.

*146th st, Nos 246 & 248, s s, 198.4 e 8th av, 49.2x99.11, 6-sty brk tenement and stores. (Amt due, \$8,560.33; taxes, &c, \$1,352.14; sub to prior mort of \$45,000.) Cooper Realty Co. 49,046 *139th st, No 591, n s, 300 e St Anns av, 25x100, 4-sty brk tenement. (Amt due, \$5,511.74; taxes, &c, \$68.95; sub to a first mort of \$10,000.) Frederick Loeloff 11,000

FRANK VAN NAME.

(On the premises.)

134th st, s s, 230 w Alexander av, 150x100. (Receiver's sale.) Campbell Carrington 50,000

Total 485,583 Corresponding week, 1909 399,659 Jan. 1st, 1910, to date 37,605,794 Corresponding period, 1909 43,522,479

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 the covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

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

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to 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 1909.

9th.—T. S. preceding the consideration in a conveyance means that the conveyance is recorded under the Torrens system.

CONVEYANCES

July 8, 9, 11, 12, 13 and 14.

BOROUGH OF MANHATTAN.

Bank st, No 96, s s, 14.3 e Greenwich st, 18.6x57x17x50, 2-sty brk dwelling. Benajah M Martin et al, HEIRS, &c, Chas G Martin to Douglas Realty Co. July 8, 1910. 2:634—57. A \$4,000—\$5,000.

Cannon st, Nos 83 and 85, w s, 110 n Rivington st, 40x82, 6-sty brk tenement and stores. Abraham Plesofsky to Charles Becker. Mort \$58,250. July 12, 1910. 2:334—68. A \$26,000—\$55,000.

Cherry st, No 236, n s, 76.6 e Pelham st, 25.6x100, 6-sty brk tenement and stores. Samuel Less to Dorville Realty Co. B & S. All liens. June 24, 1910. 1:255—16. A \$14,000—\$32,000.

Cherry st, No 454, n s, 175.3 e Jackson st, 25.8x97.10x25.5x97.10, 6-sty brk tenement and stores. Samuel Mandel to Samuel Kopf. Q C and correction deed. July 7, 1910. 1:263—39. A \$15,000—\$35,000.

Cherry st, No 152, n s, 141.4 w Market st, runs n 75.7 x e 5.2 x n 54.7 x w 25.8 x s 132.2 to st x e 20.2 to beginning, 5-sty brk tenement and store. Nathan Burzinsky to Max Zion. 1/2 part. All liens. June 30, 1910. 1:253—20. A \$11,000—\$14,000.

Church st, No 214 (130), w s, 25 n Thomas st, 25.1x50.2x25.3x50.2, 5-sty brk loft and store building.

Church st, No 216 (132) w s, 50.2 n Thomas st, runs w Thomas st, Nos 51 to 55 (8 to 12) 75.6 x s 50.2 to n s Thomas st x w 75 x n 100.1 x e 50.5 x s 25.5 x e 100 to Church st x s 25 to beginning, 5-sty stone front loft and store building.

Thomas st, No 57 (14), n s, 150 w Church st, 26.1x100.1, 2-sty brk store.

Mary B wife Edw D Brandegee to The Plaza Holding Co. B & S. All liens. July 6, 1910. 1:148—1, 4, 21 and 22. A \$178,000—\$268,000.

Cooper Square, No 67 or 3 and 4-sty brk tenement and store. Henry H Holly et al to Bernhard Schneller and Augusta his wife joint tenants. B & S. July 2, 1910. 2:463—5. A \$12,000—\$16,000.

Chambers st, No 124, s s, 10 0e West Broadway, 25x77.9, 6-sty brk loft and store building; also all right, title and interest to space 1.8 in depth x — adjoining on south and to strip adjoining on east and west. Farmers Loan & Trust Co EXR &c Wm Hodson to Daniel Edgar of Greenport, L I and Newbold Edgar of Southampton, L I. All liens. July 12, 1910. 1:136—20. A \$40,000—\$58,000.

Charlton st, Nos 130 to 134, s s, 69 w Washington st, 69x60x65.9 x60, 7-sty brk warehouse. Edward S Thomas as RECEIVER of Basilea & Calandra bankrupt to Lucio G Marino. May 4, 1910. 2:596—21. A \$23,000—\$90,000.

Same property. Same as TRUSTEE for same to same. June 20, 1910. 2:596.

Same property. Lucio G Marino to James E Place. Q C. July 8, 1910. 2:596.

Dominick st, No 46, s s, 110 e Hudson st, 20x84.3, 2-sty brk dwelling. John W Boggs and Emma his wife to Emma A Boggs. 1/2 part right, title and interest. July 8, 1910. 2:578—57. A \$8,000—\$9,000.

Essex st, No 47, w s, 75.8 s Grand st, 25.3x87.8x25x87.11, 5-sty brk tenement and store. Francis O'Neill to Kath M Elliott. Morts \$22,000. July 8, 1910. 1:310—22. A \$22,000—\$31,000.

Elizabeth st, No 291, w s, 108 n Houston st, 27x83.1x27x83.5, 6-sty brk tenement and stores. Giro Spina to Michelina Foca. Mort \$27,000. July 9, 1910. 2:521—52. A \$16,000—\$36,000.

Eldridge st, No 222 s e cor Stanton st, 25x87.6, 7-sty brk loft Stanton st, Nos 61 to 65 and store building. Louis Leavitt to Max D Steuer (name of party 2d part omitted from caption). 1/2 part. Morts \$35,000. Aug 10, 1908. July 12, 1910. 2:416—14. A \$30,000—\$55,000.

Forsyth st, Nos 175 and 177, w s, 150.8 n Rivington st, 37.6x100, two 3-sty brk tenements. Release dower. Marie E Spencer to Eleanor L S Cenci. July 11, 1910. 2:421—30 and 31. A \$26,000—\$30,000.

Forsyth st, No 16, e s, abt 175 s Canal st, 25x100, 5-sty brk tenement and stores. Fanny wife Benj Krooks to said Benjamin Krooks. Mort \$24,000. June 3, 1905. July 8, 1910. 1:292—6. A \$19,000—\$30,000.

Same property. Benjamin Krooks to Samuel J Krooks. Mort \$25,000. July 7, 1910. July 8, 1910. 1:292.

Front st, Nos 7 and 9 s e cor Moore st, 30.4x80x28.10x80; also Moore st, Nos 25 and 27 strip adj 5 ft on e and w sides and 7 ft on n and s sides, 5-sty brk loft and store building. Alice Rowland et al to Mary E Wheeler. July 1, 1910. 1:4—27. A \$30,800—\$38,000.

Front st, Nos 7 and 9 s e cor Moore st, 30.4x80x28.10x80, also Moore st, Nos 25 and 27 rear and south part of strip adj 5 ft on e and w sides and 7 ft on n and s sides, 5-sty brk loft and store building. Hester R Rockwood et al to Mary E Wheeler, of Bayhead, N J. June 28, 1910. 1:4—27. A \$30,800—\$38,000.

Greenwich st, No 448 (438), w s, abt 50 s Desbrosses st, 20.10x80, 6-sty brk loft building.

Washington st, No 433, e s, abt 70 s Desbrosses st, 20x80, 6-sty brk loft and store building.

Greenwich Investing Co to St Johns Park Realty Co. Morts \$68,000. July 13, 1910. 1:223—24 and 30. A \$23,500—\$25,000.

Greene st, Nos 133 and 135, w s, 246.5 n Prince st, 36.5x100, 6-sty brk loft and store building. Louis Seeberger et al EXRS &c Henry and Isaac Meinhard to Wm H L Edwards. June 28, 1910. 2:514—28. A \$39,000—\$67,000. other consid and 100

Same property. Release dower. Amelia widow of Isaac Meinhard to same. 1/2 part. Q C. June 25, 1910. 2:514.

Same property. Release dower. Rosa widow of Henry Meinhard to same. 1/2 part. Q C. June 27, 1910. 2:514.

Maiden lane, No 82 s s, abt 188 e William st, 27x133 to n s Cedar Cedar st, No 19 st x26.6x133.9, w s, 5-sty brk loft and store building.

Maiden lane, No 84, s s, abt 215 e William st, also on e s above, runs s 66.7 x e 6.6 x n 6.6 x e 20 x n 59.9 to lane x w 26.6 to beginning, 5-sty brk storage building.

Release dower. Marie E Spencer to City Real Estate Co. July 11, 1910. 1:42—16. A \$180,000—\$210,000.

Mangin st, No 26 e s, 125.4 n Broome st, 25x200.2 to ws Tompkins st, No 19 kins st, 2-sty brk stable and vacant. PARTITION, June 9, 1910. Chas L Hoffman, referee to Julia D Haviland, Wm T Dannat and Walter D Starr. Morts \$6,200. June 27, 1910. 2:322—37 and 50. A \$16,000—\$21,000.

Mercer st, Nos 1 and 3, on map No 3, w s, about 72 n Canal st, 37x46.10x31x51.10, s s, 1 and 3-sty brk store. Release dower. Marie E Spencer to Frances L Glover. July 11, 1910. 1:230—44 and 45. A \$22,500—\$27,500.

Orchard st, No 98, e s, 138.6 n Broome st, 25.5x88.6x24.2x88.6, 5-sty brk tenement and stores. Hannah Waxberg to Waxberg Realty Co. 1-5 part. Mort \$25,000. July 6, 1910. 2:409—3. A \$23,500—\$37,000.

Pearl st, No 458, e s, 71.5 s Park Row, 22.6x89.3x22.6x86, 3-sty brk loft and store building. Augusta Wach to Matilde Soratz of Brooklyn, N Y. July 1, 1910. 1:118—15. A \$12,000—\$27,000.

Perry st, Nos 163 to 165, on map Nos 161 to 165, n s, 136 w Washington st, 66x100.3, two 3 and one 2-sty brk tenements and 3-sty brk stable in rear. St Johns Park Realty Co to The McSweeney Realty Co. Mort \$35,000. July 12, 1910. 2:637—77 to 80. A \$26,500—\$32,000.

Spring st, No 193, n s, 46.3 e Sullivan st, 19.8x75, 3-sty brk tenement and store. Rosie Lordi to Silvestr and Antonio Sozio. All liens. June 25, 1910. 2:503—44. A \$10,000—\$13,000.

Sheriff st, No 54, s e s, 150 n e Delancey st, 25x100, 5-sty brk tenement and stores. The Sun Construction Co to Morris Dick. Morts \$26,000 and all liens. July 11, 1910. 2:333—4. A \$18,000—\$27,000.

Tompkins st, No 15, w s, 75 n Broome st, 25x100, 4-sty brk tenement. PARTITION, June 9, 1910. Chas L Hoffman, referee to Jacob Kauffman, of Brooklyn. Mort \$4,000. July 8, 1910. 2:322—52. A \$6,000—\$9,000.

Tompkins st, No 15, w s, 75 n Broome st, 25x100, 4-sty brk tenement. Jacob Kauffman, of Brooklyn, to Isaac Lewenthal, of Brooklyn. 1/2 part. Mort \$4,000. July 8, 1910. 2:322—52. A \$6,000—\$9,000.

Vesey st, Nos 35 and 37, s s, 50 w Church st, 42.9x88. Church st, No 64 (8), n w s, 75 n e Fulton st, 25x50, 5-sty stone front loft and store building.

Ida C Bracher to Edward J Hancy, of Tuxedo Park, N Y. C a G. Morts \$140,000. Nov 1, 1906. July 12, 1910. 1:85—17. A \$126,800—\$153,000.

Same property. Edward J Hancy to Daniel Edgar, of Greenport, L I, and Newbold Edgar, of Southampton, L I. C a G. June 24, 1910. 1:85.

Water st, No 649, s s, 266.11 e Gouverneur slip, 16.5x70x16.8x70, 3-sty brk tenement. Lydia A Corneille and ano to Jacob Kauffman and Isaac Lewenthal. Mort \$3,500. July 8, 1910. 1:243—106. A \$4,000—\$6,500.

West st, No 86. Power of attorney for liquor tax certificate. Michael C Murray to P Ballantine & Sons, a corp. July 1, 1910.

Wooster st, No 53, w s, 18.4 s Broome st, 18x75, 2 and 3-sty brk loft and store building. Thomas Sharlow, COMMITTEE Wm H Klinker to Thos E Crimmins. All title. B & S. June 30. July 12, 1910. 2:475-17. A \$13,000-\$14,500. 18,000

Wooster st, No 53, w s, 18.4 s Broome st, 18x75, 3-sty brk loft and store building. Release dower. Mary E wife Wm H Klinker to Thos E Crimmins. June 30. July 12, 1910. 2:475-17. A \$13,000-\$14,500. nom

5th st E, Nos 610 and 612, s s, 153.9 e Av B, 35.10x96.2, 6-sty brk tenement and stores. Goodman Spielholz to Mollie Fisher. B & S. All liens. June 10. July 12, 1910. 2:387-15. A \$26,000-\$56,000. nom

5th st E, No 633, n s, 267.1 w Av C, 26.8x97, 5-sty brk tenement and store. Abraham Levy to Emanuel Levy. 1/2 part. All title. Mort \$25,000. Apr 22. July 11, 1910. 2:388-52. A \$19,000-\$37,000. nom

6th st E, Nos 620 and 622, on map No 620, s s, 243 e Av B, 35.6x97, 6-sty brk tenement and store. Joseph Bauman et al to Jake Marks. July 8. July 12, 1910. 2:388-19. A \$24,000-\$52,000. other consid and 100

6th st E, Nos 644 and 646, s s, 174 w Av C, 64x97, two 5-sty brk tenements and stores. s e cor 129th st, 24.11x80, 5-sty brk tenement and store. 129th st, Nos 100 and 102 | 135th st s s, 551.11 w Willow av, 50x200 to n s 134th st, vacant. 134th st | Westchester av, n s, 306.3 e Tinton av, runs w 81 to point 125 e Tinton av x n 25 x e 25 x n 25 x e 101.5 to n s of av x w 67.7 to beginning, vacant. Walton av, w s, 97 n 183d st, 25x95, vacant. Solomon H Siegel et al to Abraham Siegel Realty Co. All liens. Apr 28. July 12, 1910. 2:388-31. A \$43,000-\$80,000. 6:1777-69. A \$11,000-\$26,000. 10:2563, 10:2655, 11:3187. nom Same property. Same to same. April 28, 1910. (Re-recorded from April 12, 1910, for additional sections and blocks.) All liens. July 13, 1910. 2:388, 6:1777, 10:2563 and 2655, 11:3187. nom

11th st E, No 412, s s, 194 e 1st av, 25x94.10, 5-sty brk tenement and stores and 4-sty brk tenement in rear. Elizabeth Yung to Charles Yung. Mort \$8,000. July 8. July 9, 1910. 2:438-14. A \$12,000-\$22,000. gift

15th st E, Nos 342 and 344, s s, 154 w 1st av, 42x103.3, 6-sty brk tenement. Philip Krauss to Abraham and Herman Goldschmidt. Mort \$50,000. June 10. July 13, 1910. 3:921-41. A \$30,000-\$65,500. nom

17th st E, No 16. Assignment of rents. Lida Haines to M W Realty Co. June 28. July 8, 1910. 3:844. nom

20th st E, Nos 329 to 333, n s, 258.3 w 5th av (?), 45.11x92, error should be 1st av, 6-sty brk tenement. Joseph Cohn et al to Hyman Cohn. Mort \$45,000. July 1. July 11, 1910. 3:926-19. A \$22,000-\$58,000. other consid and 100

21st st W, Nos 136 to 140, s s, 297.7 e 7th av, 69x92, three 3-sty and basement brk dwellings. Peter B Riley to The Riley & Brice Realty Co. Morts \$42,333.33. July 6. July 14, 1910. 3:796-60 to 62. A \$42,000-\$48,000. other consid and 100

23d st, W, No 158, s s, 175 e 7th av, 22.6x98.9, 2 and 5-sty stone front building and store. Moses Heyman to Mentor Realty Co a corp. B & S. All liens. July 6. July 13, 1910. 3:798-74. A \$53,000-\$60,000. nom

23d st W, No 158, s s, 175 e 7th av, 22.6x98.9, 2 and 5-sty stone front building and store. Saml Heyman et al to Mentor Realty Co. July 6. July 13, 1910. 3:798-74. A \$53,000-\$60,000. other consid and 100

23d st E, No 104, s s, 50 e 4th av, 25x98.9, 4-sty stone front office and store building with 1-sty brk extension. Emma B Kennedy et al EXRS John S Kennedy to The United Charities of the City of N Y. May 2. July 11, 1910. 3:878-73. A \$55,000-\$78,000. other consid and 100

27th st W, Nos 510 to 514, s s, 150 w 10th av, 75x98.9, vacant. Sophia B Silleck to John J Radley. Mort \$11,500. July 12, 1909. July 13, 1910. 3:698-44 to 46. A \$24,000-\$39,500. other consid and 100

27th st W, Nos 261 and 263, n s, 81.10 e 8th av, 28x68.9x25.11 x68.5, 2 and 3-sty brk building and store. Otto J Bueb to Edward Jansen. B & S and C a G. Mort \$14,000. June 4, 1908. July 14, 1910. 3:777-8. A \$12,500-\$15,000. other consid and 100

31st st W, No 119, n s, 204.2 w 6th av, 20.10x98.9, 4-sty stone front stable. 32d st W, No 116, s s, 204.2 w 6th av, 20.10x98.9, 2 and 3-sty brk stable. Release mort. John A Stewart et al TRUSTEES I N Phelps to N Y Cab Co (Lim). May 31. July 13, 1910. 3:807-30 and part lot 57. A \$-\$. 70,000

32d st E, Nos 34 and 36, s s, 220 w 4th av, 40x98.9, 9-sty brk tenement. Musco M Robertson to Brooklyn Consolidated Realty Co, a corp. Morts \$193,312.50. May 25. July 12, 1910. 3:861-52. A \$80,000-\$240,000. 100

35th st W, No 33, n s, 450 e 6th av, 25x98.9, 4-sty stone front dwelling. Frederic W Stevens to John T Brook. June 24. July 8, 1910. 3:837-23. A \$80,000-\$89,500. nom

37th st W, No 216, s s, 204.2 w 7th av, 20.10x60, 4-sty brk tenement and store. Betty M Hawks to Seventh Avenue Associates. C a G. Mort \$17,000. July 5. July 8, 1910. 3:786-59. A \$13,500-\$16,000. other consid and 100

37th st E, No 315, n s, 217 e 2d av, 25x98.9, 5-sty brk tenement. John Murray to Patrick Purcell. Mort \$5,000. June 27. July 12, 1910. 3:943-11. A \$10,500-\$15,000. nom

38th st W, No 22, s s, 295 w 5th av, 25x98.9, 4-sty stone front dwelling. Frederic E Lewis to Lina Weil. B & S. May 25. July 9, 1910. 3:839-60. A \$83,000-\$96,000. other consid and 100

38th st W, No 22, s s, 295 w 5th av, 25x98.9, 4-sty stone front dwelling. Lina Weil to Emanuel Heilner and Moses J Wolf. Mort \$70,000. July 8. July 9, 1910. 3:839-60. A \$83,000-\$96,000. other consid and 100

40th st W, No 228, s s, 285.6 w 7th av, 14.6x98.9, 4-sty brk tenement. Mary L Speirs to Mary A Magee. July 8. July 9, 1910. 3:789-57. A \$12,500-\$15,500. other consid and 100

40th st W, No 216, s s, 200 w 7th av, 14.3x98.9, 4-sty brk tenement. Mary A Magee to Watson Vanderpoel. Morts \$20,000. May 31. July 11, 1910. 3:789-51. A \$12,500-\$15,500. other consid and 100

Same property. Watson Vanderpoel to Realty Holding Co. Mort \$20,000. July 11, 1910. 3:789. other consid and 100

40th st W, No 210, s s, 157.3 w 7th av, 14.3x98.9, 4-sty brk tenement. Harriet S James to Watson Vanderpoel. Mort \$12,000. July 8. July 11, 1910. 3:789-48. A \$12,500-\$15,500. other consid and 100

Same property. Watson Vanderpoel to Realty Holding Co. Morts \$22,000. July 11, 1910. 3:789. other consid and 100

41st st W, No 355, n s, 75 e 9th av, 25x98.9, 5-sty brk tenement and store with 1-sty brk extension. Matilda A Bucking of Alsfeld, Germany, to Augusta A Wurm. 1/2 part. July 1. July 11, 1910. 4:1032-1 1/2. A \$14,000-\$22,000. other consid and 100

Same property, all of. Augusta A Wurm to Georg Bucking and Matilda A Bucking his wife of Alsfeld, Germany, as joint tenants. July 1. July 11, 1910. 4:1032. other consid and 100

41st st E, No 18, s s, 248.4 e 5th av, 25x98.9, 4-sty stone front dwelling. 41st st E, No 20, s s, 273.4 e 5th av, 25x99.2x25x99.11, 4-sty brk dwelling. Thomas Tavenor et al to Martin Holding Co. All liens. July 1. July 11, 1910. 5:1275-61 and 62. A \$170,000-\$190,000. other consid and 100

41st st E, Nos 229 to 245, n s, abt 78 w 2d av, ---, and being lots 55 and part 57 to 62, also fractional part of lot 54, lying n of e l of blk bet 41st and 42d sts, on map of Kips Bay farm, called the Quarry Hill lot, 4-sty brk factory, three 4-sty brk loft and store buildings, and three 3-sty brk tenements. Robt W Kip to Brainard T and Noah Norris. Q C. Sept 16, 1907. All liens. July 9, 1910. 5:1315-15, 18, 21, 22 and 23. A \$67,500-\$89,500. nom

Same property. Anna W Grove to same. Q C. All liens. Aug 19, 1908. July 9, 1910. 5:1315. nom

Same property. Gidney Kip to same. Q C. All liens. Sept 16, 1907. July 9, 1910. 5:1315. nom

Same property. Maria Kip widow and ano to same. Q C. All liens. Sept 21, 1907. July 9, 1910. 5:1315. nom

Same property. Ledyard Kip to same. Q C. Sept 12, 1907. July 9, 1910. 5:1315. nom

42d st E, No 304, s s, 85 e 2d av, 15x98.9, 4-sty brk dwelling. Samuel Braunstein to Louis Nordlinger. Morts \$8,500. July 7. July 8, 1910. 5:1334-49 1/4. A \$6,000-\$8,000. other consid and 100

43d st W, No 261, n s, 100 e 8th av, 25x100.5, 4-sty stone front tenement and 3-sty brk tenement in rear. Sarah A Menair et al to Tomahawk Realty Co, a corp. July 1. July 12, 1910. 4:1015-5. A \$28,000-\$29,000. other consid and 100

43d st W, No 259, n s, 125 e 8th av, 25x100.5, 3-sty stone front tenement and 3-sty brk tenement in rear. John H Rohrs to Tomahawk Realty Co. July 1. July 12, 1910. 4:1015-6. A \$28,000-\$29,000. other consid and 100

43d st W, No 257, n s, 150 e 8th av, 25x100.5, 5-sty brk tenement. Carl A Bausch to Tomahawk Realty Co. Morts \$39,000. May 2. July 12, 1910. 4:1015-7. A \$28,000-\$40,000. other consid and 100

43d st W, No 118, s s, 225 w 6th av, 21.5x100.5, 5-sty stone front dwelling. FORECLOS, June 2, 1910. Alfred W Kiddle, referee, to Harriet S James. July 7. July 8, 1910. 4:995-42. A \$46,000-\$50,000. 58,900

48th st E, No 332, s s, 225 w 1st av, 25x100.5, 4-sty brk loft and store building. Lucien Knapp to Edward Ney. Morts \$21,000 and all liens. June 29. July 9, 1910. 5:1340-36. A \$9,000-\$16,000. nom

48th st W, No 126, s s, 285 w 6th av, 20x100.4, 4-sty stone front dwelling. Teresa Winter et al to Augusta F Wickstrom. July 8, 1910. 4:1000-44. A \$30,000-\$32,000. nom

50th st E, No 134, s s, 81.11 e Lexington av, 18.3x100.5, 4-sty brk tenement. Joseph L Bittenwieser to Julius B Fox. B & S. June 15. July 8, 1910. 5:1304-50. A \$9,000-\$14,000. other consid and 100

50th st W, No 156, s s, 160 e 7th av, 20x100.4, 3-sty stone front dwelling. Amelia E and Amelia B Martin to Theodore Riehl. Morts \$14,000. July 7. July 8, 1910. 4:1002-58. A \$18,000-\$19,000. 100

50th st W, No 154, s s, 180 e 7th av, 20x100.4, 3-sty stone front dwelling. Amelia E wife John R Martin to Theodore Riehl. Mort \$12,000. July 7. July 8, 1910. 4:1002-57. A \$18,000-\$18,500. 100

50th st E, No 134, s s, 81.11 e Lexington av, 18.3x100.5, 4-sty brk tenement. Julius B Fox to Jos L Bittenwieser. Mort \$13,500. July 8, 1910. 5:1304-50. A \$9,000-\$14,000. other consid and 100

50th st W, No 365, n s, 100 e 9th av, 25x100.5, 5-sty brk tenement and store. Mort \$29,000. 43d st W, No 356, s s, 125 e 9th av, 25x100.4, 5-sty brk tenement. Mort \$33,000. Frank Hahn to Henry Hahn. 1-3 part. All title. July 11. July 12, 1910. 4:1041-5. A \$14,000-\$28,000. 1033-59. A \$14,000-\$27,000. other consid and 100

50th st E, No 231, n s, 265 w 2d av, 29x100.5, 6-sty brk tenement. Carrie Bargebuhr to Moses Frank. All title. Morts \$48,250. July 13, 1910. 5:1324-14. A \$13,000-\$42,000. other consid and 100

53d st E, No 14, s s, 132.6 w Madison av, 25x100.5, 5 and 6-sty brk dwelling. Geo S Brewster to Frank S Layng. Mort \$50,000. June 24. July 11, 1910. 5:1288-62. A \$85,000-\$155,000. other consid and 100

54th st E, No 127, n s, 163 w Lexington av, 16.10x100.5, 4-sty and basement stone front dwelling. Wm H Hall to Edward S Hall. C a G. June 23. July 11, 1910. 5:1309-9. A \$17,000-\$21,000. nom

55th st E, No 118, s s, 202.6 w Lexington av, 18.9x100.5, 3-sty and basement stone front dwelling. Suzanne B Ketcham to Frank J Parker and Lewis A Coffin. Mort \$25,000. June 9. July 8, 1910. 5:1309-64 1/2. A \$25,000-\$30,000. other consid and 100

56th st E, n e s, 80 s e Av A, runs n e 51.5 x s e 55.9 to East River x s w 26 x s e 46 x s w - to n e s 56th st x n w 98 to beginning. Part 1, 2 and 3-sty frame coal pocket and vacant. Gamaliel C St John EXR and TRUSTEE Wallace C Andrews to The Andrews Institute for Girls. June 8. July 13, 1910. 5:1372-part lot 2. A \$-\$. nom

57th st W, No 561, n s, 66.8 e 11th av, 16.8x100.5, 3-sty brk tenement and store. Elisha M Fulton to Guardian Realty Co. Mort \$7,000. June 17. July 11, 1910. 4:1086-1B. A \$7,000-\$7,500. nom

57th st E, No 42, s s, 191.3 e Madison av, 21x100.5, 4-sty and basement stone front dwelling. James R Curran to M Emily A Curran his wife. B & S. Mort \$20,000. July 11. July 12, 1910. 5:1292-45. A \$60,000-\$75,000. 100

60th st W, Nos 27 to 37, n s, 175 e Columbus av, 109x100.5, six 3-sty and basement stone front dwellings. Anita Howell to Henry L Scheurman. Mort \$157,000. July 12, 1910. 4:1113-8 to 11. A \$78,500-\$121,000. other consid and 100

60th st W, No 37, n s, 175 e Columbus av, 19x100.5. 60th st W, No 35, n s, 194 e Columbus av, 18x100.5. 60th st W, No 33, n s, 212 e Columbus av, 18x100.5. 60th st W, No 29, n s, 248 e Columbus av, 18x100.5. 60th st W, No 27, n s, 266 e Columbus av, 18x100.5. five 3-sty and basement stone front dwellings. Gideon E Fountain, EXR, &c, Gideon E Fountain, decd to Anita Howell. July 12, 1910. 4:1113-8 to 9, 10 1/2 and 11. A \$65,500-\$101,000. 150,000

60th st W, No 31, n s, 230 e Columbus av, 18x100.5, 3-sty and basement stone front dwelling. Marguerite Chauveau widow to Anita Howell. B & S. Mort \$22,000. July 1. July 12, 1910. 4:1113-10. A \$13,000-\$20,000. nom

70th st E, Nos 506 to 512, s s, 175 e Av A, 148x100.5, four 6-sty brk tenements. Louvre Realty Co to Emma C West. Mort \$63,000. July 12. July 14, 1910. 5:1481-40 to 45. A \$40,000-\$152,000. nom

72d st W, No 29, n s, 450 w Central Park West, 25x102.2, vacant. City Investing Co to Edward S Clark, of Cooperstown, N. Y. Mort \$30,000. July 11. July 12, 1910. 4:1125-14. A \$45,000-\$45,000. other consid and 100

72d st W, Nos 31 and 33 | n s, 275 e Columbus av, runs n 204.4 to 73d st W | s s 73d st x e 56 x s 83.9 x e 19 x s 18.4 x w 25 x s 102.2 to st x w 50 to beginning, two 4-sty and basement stone front dwellings. Estate of Charles F Hoffman, a corpn to Edward S Clark, of Cooperstown, N. Y. B & S. June 7. July 12, 1910. 4:1125-12, 13, 52 and 53. A \$142,000-\$220,000. other consid and 100

73d st W, No 22, s s, 331 e Columbus av, 19x83.9, 5-sty brk dwelling. Wm MacNeill Rodewald to Edward S Clark, of Cooperstown, N. Y. June 15. July 12, 1910. 4:1125-50½. A \$16,500-\$42,000. other consid and 100

75th st E, No 170, s s, 329 w 3d av, 18x102.2, 4-sty brk building. James Herbert to Felix M Warburg. C a G. Oct 25, 1909. July 12, 1910. 5:1409-50. A \$11,000-\$18,000. nom

76th st E, No 344, s s, 275 e 2d av, 25x102.2, 4-sty stone front tenement. Myer Cohen to Rose Warshaw. Mort \$11,000. July 7. July 12, 1910. 5:1450-41. A \$9,000-\$17,000. nom

77th st E, No 419, n s, 169 e 1st av, 25x102.2, 4-sty brk factory. Andrew Wilson TRUSTEE Chas E Fleming to Recht & Rosenbaum, a corpn. Mort \$12,000 and all liens. July 12. July 13, 1910. 5:1472-8. A \$8,000-\$14,000. 17,000

79th st E, Nos 427 and 429, n s, 382 e 1st av, 52x102.2, two 4-sty stone front tenements. William Reichman to Albert Hlavac Jr. Mort \$22,000. July 9. July 13, 1910. 5:1559-17 and 18. A \$20,000-\$33,000. other consid and 100

79th st E, Nos 427 and 429, n s, 382 e 1st av, 52x102.2, two 4-sty stone front tenements. Bertha Stein to William Reichman. Mort \$22,000. July 12. July 13, 1910. 5:1559-17 and 18. A \$20,000-\$33,000. nom

79th st W, Nos 147 to 153, n s, 205 e Amsterdam av, 63x102.2, three 3 and one 4-sty and basement stone front dwellings. Weschler & Noel, Inc, a corpn, to Laurel Construction Co. Mort \$102,000. July 7. July 8, 1910. 4:1210-9 to 11. A \$50,500-\$78,000. 100

82d st E, Nos 249 and 251, n s, 57 w 2d av, runs w 35.6 x n 102.2 x e 17.6 x s 51.1 x e 18 x s 51.1 to beginning, 2-sty brk dwelling and store and 3-sty brk dwelling. Katherine Becker to Flora wife Gustav G Gaertner. June 14. July 8, 1910. 5:1528-21¼ and 21½. A \$13,000-\$14,500. other consid and 100

82d st W, No 115, n s, 538 e Amsterdam av, 19x102.2, 4-sty and basement stone front dwelling. Geo A Walton to Georg Ganter. Mort \$14,000. July 1. July 11, 1910. 4:1213-22. A \$10,500-\$19,500. nom

83d st W, No 66, s s, 120 e Columbus av, 18x102.2, 4-sty and basement brk dwelling. John N Murdock to Geo H Holden. May 20, 1901. R S \$15.00. July 12, 1910. 4:1196-59. A \$12,500-\$20,500. nom

84th st E | n s, 383.4 w 3d av, 36.8 to Lexington av, Nos 1241 to 1249 | ton av x102.2, four 2-sty frame dwellings and one 4-sty brk tenement and store. Eighty-fourth Street Co to Kath I D Harnett. Mort \$37,000. July 14, 1910. 5:1513-20. A \$46,000-\$53,000. 60,000

85th st W, No 318, s s, 191.8 w West End av, 16.8x102.2, 3-sty brk dwelling. Alex P W Kinnan to Edgar H Laing. Q C. Mort \$16,000. May 19. July 9, 1910. 4:1246-40½. A \$10,000-\$18,000. other consid and 100

85th st W, No 318, s s, 191.8 w West End av, 16.8x102.2, 3-sty brk dwelling. Edgar H Laing to C Edwin Deppeler. Mort \$16,000. July 6. July 9, 1910. 4:1246-40½. A \$10,000-\$18,000. other consid and 100

Same property. C Edwin Deppeler to Antoinette G wife Edwin Deppeler. Mort \$18,500. July 8. July 9, 1910. 4:1246. 100

89th st W, No 301, n s, 90 w West End av, 20x100, 3-sty and basement stone front dwelling. Sarah A Berlin widow et al to John J Moorhead. Mort \$18,000. July 8. July 13, 1910. 4:1250-90. A \$13,000-\$24,000. 100

92d st E, No 24, s s, 320.7 e 5th av, 22x100.8, 4-sty stone front dwelling. Anna C Williams to Plainfield Land & Building Co. Mort \$42,000. July 8. July 12, 1910. 5:1503-59. A \$44,000-\$56,000. nom

95th st E | s s, 103 e 1st av, runs s 100.8 x e 99 x s 100.8 to 94th st | n s 94th st x e 150 to w s proposed Marginal st x n Marginal st | 175 x n e still along proposed st 52.1 to s 95th st x w 149.5 to beginning, vacant. Edward W Sayre et al to Wm W Ladd as RECEIVER of the N Y City Railway Co. All title. Q C. July 6. July 8, 1910. 5:1574-8½. A \$75,000-\$75,000. nom

98th st W, Nos 10 and 12, s s, 150 w Central Park West, runs s 100.11 x w 50 x n 76.6 x w 0.8 x n 24.4 to st x e 50.8 to beginning, 6-sty brk tenement. Chas R Hubert to Zadah H Reakirt. Morts \$62,000. July 8, 1910. 7:1833-39. A \$24,000-\$67,000. other consid and 100

98th st W, Nos 6 and 8, s s, 100 w Central Park West, 50x100.11, 6-sty brk tenement. Chas R Hubert to Zadah H Reakirt. Morts \$62,000. July 8, 1910. 7:1833-37. A \$24,000-\$67,000. other consid and 100

98th st W, Nos 6 to 12, s s, 100 w Central Park West, runs s 100.11 x w 100 x n 76.6 x w 0.8 x n 24.4 to st x e 100.8 to beginning, two 6-sty brk tenements. J J Plonsky, a corpn, to Chas R Hubert. Morts \$127,000. July 2. July 8, 1910. 7:1833-37 and 39. A \$48,000-\$134,000. other consid and 100

95th st W, s s, about 100 e Broadway, also bounded e by c I Bloomingdale rd closed, w by w s said road -x75.6, vacant. Georgiana D Blackaller et al to Chelsea Realty Co. All title. Q C. July 11. July 13, 1910. 4:1242-38B. A \$17,500-\$17,500. nom

101st st E, No 221, n s, 310 e 3d av, 25x100.11, 4-sty brk tenement. Lena Mahler to Benjamin Frankenberg. Morts \$13,000. July 8, 1910. 6:1651-13. A \$9,000-\$15,000. other consid and 100

102d st E, Nos 332 and 334, on map No 332, s s, 137.6 w 1st av, 37.6x100.11, 6-sty brk tenement and stores. Susil Karlinsky to Delia L Gans. Morts \$35,600. July 11. July 13, 1910. 6:1673-33. A \$11,500-\$43,000. other consid and 100

103d st W, No 302, s s, 79.3 w West End av, 20x100.11, 3-sty and basement brk dwelling. Andrew Cone to Ferdinand Alexander, of Brooklyn. Mort \$15,000. July 14, 1910. 7:1890-25. A \$13,600-\$24,000. other consid and 100

104th st E, No 214, s s, 176.8 e 3d av, 16.8x100.11, 3-sty stone front dwelling. CONTRACT. Caroline, Henry, Caroline and Edward Muller with Louis Rand. July 7. July 9, 1910. 6:1653-41½. A \$6,000-\$7,500. 7,500

106th st W, No 302, s s, 283 e Riverside Drive, 17x100.11, 5-sty stone front dwelling. Geo W Loft to Fifty-Four Barclay Street Co, a corpn. C a G. July 11. July 12, 1910. 7:1891-59. A \$12,900-\$31,000. nom

108th st W, s s, 100 w Amsterdam av, 75x100.11, 1-sty frame building and vacant. Joseph M Adrian et al, TRUSTEES Charlotte A Mount to Hennessy Realty Co. June 29. July 12, 1910. 7:1879-37 to 39. A \$36,000-\$36,000. 56,250

108th st W, s s, 175 w Amsterdam av, 25x100.11, vacant. Susan Mount to Hennessy Realty Co, a corpn. June 28. July 12, 1910. 7:1879-40. A \$12,000-\$12,000. nom

108th st W, s s, 175 w Amsterdam av, 25x100.11, vacant. Mort \$16,875.

108th st W, s s, 100 w Amsterdam av, 75x100.11, vacant. Mort \$50,625.

Hennessy Realty Co to Irving Judis Building & Construction Co. July 11. July 12, 1910. 7:1879-37 to 40. A \$48,000-\$48,000. 100

108th st E, No 9, n s, 150 e 5th av, 25x100.9, 5-sty brk tenement. Bertha Hirschfeld to Abraham Greenberg. Morts \$22,000 and all liens. July 8. July 12, 1910. 6:1614-7. A \$13,000-\$24,000. nom

109th st W, No 304, s s, 119 w Broadway, 19x100.11, 5-sty brk dwelling. Matilda W Brower to Andrew F Murray. Morts \$22,000. June 8. July 9, 1910. 7:1893-21½. A \$12,900-\$32,000. other consid and 100

109th st E, No 337, n s, 200 w 1st av, 25x100.11, 6-sty brk tenement and stores. Annie C Clinton to Leo Schafran. Morts \$28,000. July 8. July 11, 1910. 6:1681-18. A \$7,000-\$30,000. nom

111th st W, Nos 125 to 135, n s, 229.11 w St Nicholas av, 105x100.11, six 4-sty and basement brk dwellings. Chas E Hess to Claudia B Stone. Mort \$60,000. July 6. July 13, 1910. 7:1821-13½ to 17. A \$50,000-\$74,000. other consid and 100

111th st W, No 120, s s, 203.9 w St Nicholas av, 15x100.11, 4-sty brk dwelling. Caroline Brand to Lilly Grim. Mort \$12,500. July 11, 1910. 7:1820-45. A \$7,200-\$13,000. nom

111th st W, Nos 125 to 135, n s, 229.11 w St Nicholas av, 105x100.11, six 4-sty and basement stone front dwellings. Samuel H Stone to Chas E Hess of Brooklyn. Mort \$60,000. June 28. July 8, 1910. 7:1821-13½ to 17. A \$50,000-\$74,000. other consid and 100

113th st E, Nos 135 and 137, n s, 290 e Park av, runs n 100 x e 20 x n 0.11 x e 21 x s 100.11 to st x w 41 to beginning, 6-sty brk tenement and stores. Joseph Cohn et al to Hyman Cohn and Emanuel Levy. Mort \$46,500. July 1. July 11, 1910. 6:1641-14. A \$16,500-\$50,000. other consid and 100

115th st W, No 215, n s, 265 w 7th av, 20x100.11, 5-sty stone front tenement. Elias J Gordon to Benj H Gordon. Morts \$16,000. June 10. July 13, 1910. 7:1831-21. A \$9,600-\$17,000. 100

116th st E, n s, 248 e Pleasant av, 125x100.10, vacant. Gamaliel C St John EXR and TRUSTEE Wallace C Andrews to The Andrews Institute for Girls. June 8. July 13, 1910. 6:1715-13 to 17. A \$35,000-\$35,000. nom

116th st W, Nos 117 and 119, n s, 200 w Lenox av, 41.8x100.11, 6-sty brk tenement and stores. Moses Cohen to Sol Mayer. Mort \$53,500. July 13. July 14, 1910. 7:1901-23. A \$30,000-\$65,000. other consid and 100

117th st E, Nos 523 to 529, n s, 248 e Pleasant av, 75x100.10, two 6-sty brk tenements and stores. Louvre Realty Co to Emma C West. Mort \$60,000. July 12. July 14, 1910. 6:1716-11 and 13. A \$19,000-\$81,000. nom

117th st E, Nos 235 and 237, n s, 135 w 2d av, 50x100.11, 6-sty brk tenement and stores. Andrew F Murray to Matilda W Brower. Morts \$52,000. July 7. July 9, 1910. 6:1667-18. A \$19,000-\$61,000. other consid and 100

118th st E, Nos 216 and 218. Agreement as to cancellation of CONTRACT dated Feb 1, 1910. Abraham Brock and David Price with Nathan Lefkowitz. July 1. July 8, 1910. 6:1667. nom

118th st E, Nos 516 and 518, s s, 248 e Pleasant av, 41.8x100.11.

118th st E, No 520, s s, 289.8 e Pleasant av, 41.8x100.11, two 6-sty brk tenements and stores. Otto Huber to John Staudt EXR Joseph Huber. Q C. All liens. July 6. July 14, 1910. 6:1716-40 and 41. A \$22,000-\$90,000. nom

118th st W, No 312, s s, 200 w 8th av, 20x100.11, 2-sty brk stable. CONTRACT. Mary wife John Reilly with John McGuire. Mort \$6,000. May 31. July 14, 1910. 7:1944-41. A \$9,600-\$11,500. 14,000

122d st W, No 114, s s, 171 w Lenox av, 18x100.11, 3-sty and basement stone front dwelling. FORECLOS, July 7, 1910. Isidor Wels, referee to Sadie I Carlew and Emma C Linson. Mort \$12,000. July 13. July 14, 1910. 7:1906-40½. A \$8,600-\$18,000. 5,000

123d st W, No 358, s s, 132 e Morningside av East, 16x100.11, 3-sty and basement stone front dwelling. Sophie Hayes to Geo V Morton, of Demarest, N J. Mort \$10,000. July 11. July 12, 1910. 7:1949-59. A \$7,000-\$12,500. other consid and 100

124th st W, No 146, s s, 250 e 7th av, 25x100.11, 5-sty brk tenement. Theodor Lutz to Carl Fetsch. Mort \$30,000. Mar 9. July 13, 1910. 7:1908-53. A \$12,000-\$23,000. nom

126th st W, s s, 334.6 w 5th av, strip, 0.6x99.11. Sarah Gleason to Edward Gleason. July 5. July 9, 1910. 6:1723. other consid and 100

127th st W, Nos 238 and 240, s s, 437.10 e 8th av, 24.8x99.11x 25x99.11, two 3-sty and basement stone front dwellings. Florine T Dana to Richard T Dana her son. Mort \$6,000. Dec 24, 1908. July 11, 1910. 7:1932-46½ and 47. A \$5,500-\$7,000. gift

127th st E/s s, 450 e 2d av, runs s 199.10 to n s 126th st x e 25

126th st E | x n 99.11 x e 25 x n 99.11 to 127th st x w 50 to beginning, 1-sty frame building and vacant. FORECLOS, May 25, 1910. Wilson L Cannon referee to Victor E Whitlock. July 11, 1910. 6:1803-19, 33 and 34. A \$18,000-\$18,000. 11,000

Same property. Victor E Whitlock to Consumers Brewing Co. July 11, 1910. 6:1803. other consid and 100

127th st E, No 110, s s, 72 e Park av, 18x74.10, 3-sty brk dwelling. James M Ryder to Laura Bayles. Mort \$6,250. July 14, 1910. 6:1775-69. A \$6,400-\$8,500. other consid and 100

129th st W, Nos 152 and 154, s s, 152.6 e 7th av, 48.9x99.11, 6-sty brk tenement. Release mort. Chas A Eberhardt to William Hafner. June 30. July 12, 1910. 7:1913-56. A \$21,500-\$65,000. nom

Same property. William Hafner to Belgrade Realty Co. Morts \$69,000. July 8. July 12, 1910. 7:1913. nom

131st st W, Nos 28 and 30, s s, 360 w 5th av, 50x99.11, 6-sty brk tenement. Philip Scheyer to Moses or Mortimer M Scheyer. Mort \$64,000. May 12. July 13, 1910. 6:1728-51. A \$23,000-\$80,000. nom

- 131st st W, Nos 63 to 69, n s, 135 e Lenox av, 100x99.11, two 5-sty brk tenements. Margt E Weill to Morris Manheimer. Q C. July 7. July 13, 1910. 6:1729-7 and 9. A \$46,000-\$106,000. other consid and 100
- 131st st W, No 513, n s, 150 w Amsterdam av, runs w 24.10 x n 63.8 x w 0.2 x n 36.3 x e 25 x s 99.11 to beginning, vacant. Leon Rockman to Felix J Bernstein. All liens. Dec 28, 1908. July 9, 1910. 7:1986-26. A \$8,500-\$8,500. other consid and 100
- Same property. Felix J Bernstein to Edward Herrmann. All liens. Jan 29, 1909. July 9, 1910. 7:1986. other consid and 100
- 132d st W, No 5, n s, 135 w 5th av, 25x99.11, 5-sty brk tenement. FORECLOS, Mar 31, 1910. Elek J Ludvigh referee to Reinhold Kuehn. Mort \$15,000. Mar 31, July 9, 1910. 6:1730-31. A \$10,000-\$23,000. 6,000 over 1st mort for 15,000
- 133d st W, No 116, s s, 190 w Lenox av, 20x99.11, 3-sty and basement stone front dwelling. Howard B Miner HEIR John D Miner to Mabel M Gillespie of Shippan Point, Stamford, Conn. 1-5 part. June 30. July 11, 1910. 7:1917-41½. A \$8,800-\$10,000. other consid and 100
- 133d st W, Nos 222 and 224, s s, 416.8 w 7th av, 33.4x99.11, two 5-sty brk tenements and stores. Emma S Blumenkrohn to Bernard J Ludwig. Mort \$32,500. July 11, July 12, 1910. 7:1938-50½ and 51. A \$14,600-\$28,500. nom
- 133d st W, No 52, s s, 293 e Lenox av, 17x99.11.
- 133d st W, No 56, s s, 260 e Lenox av, 17x99.11, two 3-sty and basement brk dwellings.
- Gamaliel C St John EXR & Wallace C Andrews to The Andrews Institute for Girls. June 8. July 13, 1910. 6:1730-60 and 61. A \$13,000-\$18,000. nom
- 136th st W, No 108, s s, 125 w Lenox av, 16x99.11, 3-sty and basement stone front dwelling. Mary A Costello to Edward P Slevin. Mort \$9,000. July 8. July 9, 1910. 7:1920-39. A \$7,000-\$10,500. 100
- 136th st W, Nos 536 and 538, on map Nos 528 and 530, s s, 105 e Broadway, 70x99.11, 6-sty brk tenement. Belgrade Realty Co to Renam Realty Co. Mort \$110,000. July 11, July 13, 1910. 7:1988-131. A \$-\$. other consid and 100
- 137th st W, No 321, n s, 235 w 8th av, 15x99.11, 3-sty and basement brk dwelling. Emma P Howell to Thomas and Annie Scholes. June 29. July 8, 1910. 7:2041-5. A \$3,900-\$9,000. other consid and 100
- 137th st W, No 55, n s, 275 e Lenox av, 25x99.11. Assignment of rents. Martha wife of and Emil Singer to Morris Moore. June 29. July 12, 1910. 6:1735. nom
- 140th st W, No 57, n s, 200 e Lenox av, 41.8x99.11, 6-sty brk tenement. Jacob M Schoenfeld to Pearl W Fass. B & S. July 6. July 11, 1910. 6:1738-10. A \$13,500-\$48,000. other consid and 100
- 141st st W, n s, 100 w Lenox av, 100x99.11, vacant. Sound Realty Co to Diva Realty Co. Mort \$20,000. July 11. July 14, 1910. 7:2010-24. A \$38,000-\$58,000. other consid and 100
- 141st st W, No 203, n s, 95 w 7th av, 20x99.11, 5-sty brk tenement. FORECLOS, July 11, 1910. Daniel P Hays referee to Henry R C Watson EXR, &c, William Watson. July 11, 1910. 7:2027-27½. A \$7,200-\$13,000. 15,000
- 141st st W, No 205, n s, 115 w 7th av, 20x99.11, 5-sty brk tenement. FORECLOS, July 11, 1910. Daniel P Hays referee to Henry R C Watson EXR, &c, William Watson. July 11, 1910. 7:2027-27. A \$7,200-\$13,000. 15,000
- 141st st W, No 207, n s, 135 w 7th av, 20x99.11, 5-sty brk tenement. FORECLOS, July 11, 1910. Daniel P Hays referee to Henry R C Watson EXR, &c, William Watson. July 11, 1910. 7:2027-26. A \$7,200-\$13,000. 15,000
- 141st st W, No 209, n s, 155 w 7th av, 20x99.11, 5-sty brk tenement. FORECLOS, July 11, 1910. Daniel P Hays referee to Henry R C Watson EXR, &c, William Watson. July 11, 1910. 7:2027-25. A \$7,200-\$13,000. 15,000
- 146th st W, s s, 275 w Lenox av, 75x99.11, vacant. Eliz M Thomson to John A Shillette. Mort \$22,000 and all liens. July 22, 1909. July 11, 1910. 7:2014-45 to 47. A \$21,000-\$21,000. exch and 5,000
- Same property. John A Shellito to Herbert E Crandall of Bradford, Pa. Mort \$22,000 and all liens. Dec 29, 1909. July 11, 1910. 7:2014. nom
- 148th st W, Nos 502 to 508, s s, 100 w Amsterdam av, 83.4x99.11, two 5-sty brk tenements. Edward I Samuels to Harris Friedman and Barnett Feinberg. Mort \$102,000 and all liens. June 15. July 8, 1910. 7:2079-37 and 39. A \$33,000-\$86,000. other consid and 100
- 152d st W, Nos 259 to 265, n s, 100 e 8th av, 100x99.11, two 6-sty brk tenements and stores. William and Julius Bachrach to Sand Realty Co. Mort \$93,000. July 1. July 11, 1910. 7:2038-5 and 7. A \$28,000-\$108,000. other consid and 100
- 159th st W, No 528, s s, 400 e Broadway, 25x99.11, 5-sty brk tenement. Henry Kennell to Anna Campbell. Mort \$17,000. July 9. July 11, 1910. 8:2117-22. A \$8,000-\$25,000. other consid and 100
- 164th st W, Nos 442 and 444, s s, 225 e Amsterdam av, 50x112.4, 5-sty brk tenement. Joseph Cohn et al to Hyman Cohn and Emanuel Levy. Mort \$55,500. July 1. July 11, 1910. 8:2110-74. A \$15,000-\$55,000. other consid and 100
- 170th st W, n s, 95 w Fort Washington av, 100x97.6, vacant. Cliff Construction Co to L & M Holding Co. Mort \$18,000. June 30. July 8, 1910. 8:2139-183. A \$18,000-\$18,000. other consid and 100
- 181st st W, n s, 175 e St Nicholas av, 50x100, vacant. Christine Wille et al to Valentine Wille. Mort \$30,500. July 1. July 8, 1910. 8:2154-26. A \$24,000-\$24,000. nom
- Av A, No 1235, w s, 40.5 n 66th st, 40x100, 6-sty brk tenement. Ullmann Realty Co to City Real Estate Co. Mort \$50,000 and all liens. June 24. July 13, 1910. 5:1461-23. A \$16,000-\$50,000. other consid and 100
- Av A, No 1487, w s, 54 s 79th st, 25x75, 5-sty brk tenement and store. Harry Miller to Eliz K Dooling. All liens. June 14. July 11, 1910. 5:1473-27. A \$8,500-\$18,000. other consid and 100
- Av B, Nos 235 and 237. Assign rents to secure mort for \$5,600. Anna d'Amico to Bella Durschang. Apr 14, 1909. July 9, 1910. 3:892. nom
- Av B, Nos 46 and 48, w s, 48.0½ s 4th st, 48.1½x80, 6-sty brk tenement and stores. Release mort of so much as lies s of line 96 s of 4th st. Henry D Goodman to Jake Levine. July 11. July 12, 1910. 2:399-33. A \$40,000-\$70,000. nom
- Broadway, Nos 3136 to 3142 | n e cor 125th st, 99.11x75, 7-sty brk 125th st | tenement and stores. Emilie Uhlrig to Ernest Wenigmann. Mort \$145,000. July 12. July 14, 1910. 7:1980-1. A \$72,000-\$170,000. other consid and 100
- Broadway | n w cor 161st st, 102.3x150, vacant. Wm W Strouse to 161st st | Wm J Casey. B & S and confirmation deed. May 21. July 12, 1910. 8:2137-part lots 18 and 24. A \$-\$. nom
- Broadway | n w cor 161st st, 102.3x175, vacant. J Romaine Brown 161st st | and ano EXRS Loyal L Smith to Wm J Casey. July 11. July 12, 1910. 8:2137-18 and 24. A \$50,000-\$50,000. other consid and 100
- Broadway, Nos 4201 to 4205½ | n w cor 178th st, 103x145.4x92.6x 178th st, No 701 | 100, 6-sty brk tenement and stores. Alexander Grant Construction Co to Irene wife Julius Breuchaud of Yonkers, N Y. Mort \$185,000. July 1. July 8, 1910. 8:2176-62. A \$48,000-\$- 100
- Boulevard | All right, title and interest to land in front of lots Riverside Drive | 59 and 60 on map (No 727) of Louis Chittenden at Fort Washington, lying bet w s of Boulevard and w s Riverside Drive. J Romaine Brown and ano EXRS Loyal L Smith, decd, to Eugene L Bushe, Stephen Fiske as EXRS and TRUSTEES of Frederic Bedford, decd, Gunning S Bedford 2d, decd, and Gunning S Bedford 3d, decd. May 24. July 14, 1910. 8:2178. 100
- Fort Washington av, w s, 55 s old 190th st, as on Randalls map, runs n 126.6 along new line of av x w 4.8 to old line of av x e 4.5 to beginning, contains 562.4 sq ft, vacant.
- Fort Washington av, w s, 11 n old 188th st, runs n along new line of av 112.7 x w 0.11 x s 112.5 along old line of av at beginning, contains 54.7 sq ft, vacant.
- The City of N Y to Bernard and Henry A Loth. Correction deed. July 11. July 14, 1910. 8:2179. 370.10
- Lexington av, No 138, w s, 16.9 s 29th st, 16.3x81, 4-sty stone front tenement. Yosta Rosenberg to Stella Bobkiewicz. July 6. July 8, 1910. 3:884-69. A \$14,500-\$19,000. 100
- Lenox av, Nos 649 and 651, w s, 80 n 142d st, 39.11x100, 6-sty brk tenement and stores. William Reichman to Bertha Stein. Mort \$40,000. July 9. July 13, 1910. 7:2011-33. A \$25,500-\$58,000. nom
- Madison av, Nos 778 and 780, w s, 60.5 n 66th st, 40x80, 10-sty brk and stone tenement. John T Williams and Louise L his wife to Louise L Williams. Mort \$190,000 and all liens. Sept 17, 1909. July 13, 1910. 5:1381-17. A \$90,000-\$225,000. other consid and 100
- Madison av, No 17, e s, 74 n 24th st, 24.8x100, 4-sty stone front dwelling. Release dower. Marie E Spencer to Lina Weil. July 11. July 14, 1910. 3:854-4. A \$100,000-\$113,000. nom
- Madison av, No 1559, e s, 50.11 n 105th st, 25x69.10, 5-sty brk tenement. Ernest Weyl et al HEIRS Abraham Weyl to Marie Weyl widow Abraham Weyl. Mort \$15,000. July 14, 1910. 6:1611-21. A \$13,500-\$20,500. nom
- Park av | n e cor 111th st, 100.11x31.11, 6-sty brk 111th st, Nos 99 and 101 | tenement and stores. William and Julius Bachrach to Sand Realty Co. Mort \$38,000. July 1. July 11, 1910. 6:1639-1. A \$18,000-\$50,000. other consid and 100
- Park av, No 953, e s, 50.10 s 82d st, 25.8x100, 5-sty brk tenement and store. Edwin C Hahn to Alfred C Bachman. Mort \$25,000. July 1. July 9, 1910. 5:1510-71. A \$23,500-\$36,000. nom
- Pleasant av, No 378, or n e cor 120th st, 16.9x71.3, 4-sty stone Av A | front dwelling. Sunflower Realty & Security Corp to Myron Ritter. All liens. July 7. July 8, 1910. 6:1817-1. A \$5,500-\$11,000. other consid and 100
- Park av, No 953, e s, 50.10 s 82d st, 25.8x100, 5-sty brk tenement and store. Alfred C Bachman to Operating Realty Co. Mort \$38,000. July 2. July 9, 1910. 5:1510-71. A \$23,500-\$36,000. other consid and 100
- West End av, No 790, e s, 67.3 n 98th st, 16.10x100, 4 and 5-sty stone front dwelling. Fredk E Switzer to The A C & H M Hall Realty Co. Mort \$16,500. July 7. July 8, 1910. 7:1870-4. A \$12,500-\$22,000. other consid and 100
- 1st av, No 2380 | n e cor 122d st, 20.11x77.11, 4-sty brk tenement 122d st, No 401 | and store. Joseph Strauss to Leopold Oppenheimer. Mort \$18,500. Nov 8, 1907. July 9, 1910. 6:1810-1. A \$9,000-\$17,000. other consid and 100
- 1st av, No 1459 | s w cor 76th st, 28.4x100, 5-sty stone front tene- 76th st, No 370 | ment and store. Ignatz Ullmann to George Ehret. Mort \$33,000. July 14, 1910. 5:1450-30. A \$20,000-\$40,000. 1,500
- 2d av, No 1326 | s e cor 70th st, 25.5x74, 5-sty stone front tene- 70th st, No 300 | ment and store. Mary Rooney INDIVID and EXTRX Christopher Rooney, dec'd, et al to George Ehret. Mort \$16,000. July 6. July 11, 1910. 5:1444-49. A \$18,000-\$35,000. 58,000
- 2d av, No 1087, w s, 40.5 n 57th st, 20x60, 4-sty brk tenement and store. Gustav Zimmer to Salvatore Ferraro and Candida his wife as joint tenants. Mort \$8,000 and all liens. July 11, 1910. 5:1331-23. A \$8,500-\$13,000. other consid and 100
- 2d av, No 1854 | s e cor 96th st, 25.8x100, 5-sty brk tenement 96th st, No 300 | and store. FORECLOS, May 19, 1910. Frank Cochrane referee to Caroline L Harned. All liens. May 25. July 9, 1910. 5:1558-49. A \$21,000-\$33,000. 28,500
- 4th av, No 289, e s, 58.9 n 22d st, 40x80.10, 9-sty brk office and store building. Emma B Kennedy et al EXRS John S Kennedy to The United Charities of the City of N Y. May 2. July 11, 1910. 3:878-4. A \$83,000-\$200,000. other consid and 100
- 5th av, Nos 784 and 785 | e s, 50.10 s 60th st, runs e 100 x s 24.7 59th st, Nos 5 and 7 | x e 50 x s 25 x e 25 x s 100.5 to n s 59th st x w 50 x n 100.5 x n 25 x s 0.5 x w 100 to av x n 50 to beginning, 7-sty brk tenement and store and 7-sty brk store in st. Abraham Boehm et al to Mary B Brandegee, of Brookline, Mass. C A G. Mort \$700,000. July 11. July 12, 1910. 5:1374-71. A \$625,000-\$755,000. other consid and 100
- 7th av, Nos 2169 to 2177 | s e cor 129th st, 99.11x74.11, 6-sty brk 129th st, No 166 | tenement and stores. Emma C West widow to Ricka Kaufman. Mort \$186,139.28. July 8. July 14, 1910. 7:1913-61. A \$70,000-\$175,000. nom
- 8th av, No 873, w s, 23.5 n 52d st, 22x80, 4-sty stone front tenement and store. Diederich Eckhoff to Martin Bachmann. Mort \$30,000. July 8, 1910. 4:1043-30. A \$31,000-\$36,000. other consid and 100
- 9th av, No 568, e s, 59.5 n 41st st, 19.8x75, 4-sty brk tenement and store with 1 and 2-sty brk extension. Matilda A Bucking, of Alsfeld, Germany, to Augusta A Wurm. ½ part. July 1. July 11, 1910. 5:1032-3½. A \$14,000-\$21,000. other consid and 100
- Same property, all of. Augusta A Wurm to Georg Bucking and Matilda A his wife, of Alsfeld, Germany, as joint tenants. July 1. July 11, 1910. 4:1032. other consid and 100
- 9th av, No 570, e s, 79.1 n 41st st, 19.8x75, 4-sty brk tenement and store with 1-sty brk extension. Matilda A Bucking of Alsfeld, Germany, to Augusta A Wurm. ½ part. July 1. July 11, 1910. 4:1032-4. A \$14,000-\$21,000. other consid and 100
- Same property, all of. Augusta A Wurm to Georg Bucking and Matilda A his wife joint tenants, of Alsfeld, Germany. July 1. July 11, 1910. 4:1032. other consid and 100

11th av, Nos 599 to 603 | s w cor 45th st, 75.3x100, three 4-sty brk 45th st, Nos 600 and 602 | tenements and stores and 1-sty frame store in st. FORECLOSURE. (June 15, 1910.) Chas F McLean- ref to John J Radley. July 12. July 13, 1910. 4:1092-34 to 36. A \$32,000-\$35,500. 39,000

MISCELLANEOUS.

All right, title and interest of the Unadilla Valley Railway Co in and to all railroad and property owned by it on Jan 2, 1893, extending from its terminus in Bridgewater, Oneida Co, N Y, to its terminus in New Berlin, Chenango Co, N Y, being about 20 miles in length, with rights of way, buildings and real estate in various towns, tracks, rolling stock, chattels, personal property, etc, parts excepted. FORECLOS, Jan 4, 1904, at Court House in Utica, N Y. John E Brandegee, of Utica, N Y, referee to Wirt Howe, of N Y C. Jan 16, 1904. July 14, 1910. 10,000
 Same property. Wirt Howe to Unadilla Valley Railway Co. All title. B & S. Jan 22, 1904. July 14, 1910. nom
 Assignment of all moneys to extent of \$5,000 due under contract for laying high pressure fire service mains in 17th to 22d sts inc. The Universal & Specialty Co to Chelsea Exchange Bank. July 11. July 13, 1910. nom
 Assignment of all moneys to extent of \$5,000 due as above. Same to same. July 11. July 13, 1910. nom
 Power of attorney. T Leslie Shear to Frederic D Shear. May 17. July 13, 1910.
 Power of attorney. Ernst J Gehben to N Henry W Schutt. Apr 29. July 13, 1910.
 Power of attorney. Emma G Badgeley to Henry T Randall. July 7. July 12, 1910.
 Power of attorney. Lena Muller to Julius Muller. Apr 29. July 12, 1910.
 Power of attorney. Alice L Beach to Willard P Beach. July 1. July 11, 1910.
 Power of attorney. Henry Biermann to Saml B Biermann. June 17. July 11, 1910.
 Revocation of power of attorney. Eleanor L Phelps to Chas H Phelps. June 29. July 13, 1910.

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the New Annexed District (Act of 1895).

Aldus st, No 985, n s, 120 e Hoe av, 40x100, 5-sty brk tenement. The Gaines-Roberts Co to Frieda Buettner. Mort \$24,000. July 7. July 8, 1910. 10:2749. other consid and 100
 *Butler pl, n s, 100 e Zerega av, 25x100, and being lot 50 map Cebrle Park. Anna M Newbold to Edward F, Florence W and Jean W Newbold. Sept 6, 1906. July 12, 1910. other consid and 100
 Fox st, e s, 573.2 n 165th st, 125x100, vacant. Release mort. Arthur Knox to J C Gaffney Construction Co. July 8. July 9, 1910. 10:2726. other consid and 100
 Fordham pl, w s, 109.7 n 177th st, 42.8x127.4x120, gore. Annie L Morris to Niles Forsberg. July 6. July 14, 1910. 11:2881. 1,000
 Fordham pl, e s, 75 n 177th st, 59.6x70, vacant. Annie L Morris to Agnes C Tranter. July 6. July 14, 1910. 11:2881. 1,300
 Fordham pl, e s, 134.6 n 177th st, 25x74.3x49.11x70. Annie L Morris to Arthur Simonson. July 6. July 14, 1910. 11:2881. 800
 Same property. Arthur Simonson to Ida C Butterworth. Mort \$560. July 12. July 14, 1910. 11:2881. other consid and 100
 German pl, No 644, e s, 78.2 s Rae st, runs e 92.3 x s 92.3 to pl x n 20.11 to beginning, probable omission of west course, 2-sty frame dwelling and 2-sty frame stable in rear. Anna Rosenberg to Aaron Rosenberg. Mort \$4,000. July 5. July 11, 1910. 9:2358. other consid and 100
 *Hobart st | s w cor 236th st, and being lots 132 to 135 map (No 236th st | 876) of 250 lots Thompson-Rose Estate, 100x100. John M Buehler to Wm F Kaysser. June 27. July 12, 1910. other consid and 100
 *Hobart st | n w cor 236th st, and being lots 139 and 140, same 236th st | map, 50x100. Wm F Kaysser to John M Buehler. Mort \$3,500. July 29. July 12, 1910. nom
 Hutton st, late Bailey av, or | e s, 114.5 s 238th st, 39.11x120.7. Fort Independence st | to w s Cannon pl x36.9x125.11. Cannon pl | two 3-sty brk dwellings. Release mort. E Colgate Jones to Tessier Building Co. July 8, 1910. 12:3258. 1,666.67
 *Louise st, w s, 100 n Columbus av, 25x95, and being lot 138 map portion Hunt estate. Van Nest, Herman Dominich to Maria Dominich. Apr 2, 1907. July 14, 1910. nom
 Oak Tree pl, No 608, s s, 176.3 n Hughes av, 18.9x95, 2-sty frame dwelling. Alois L Ernst to Value Realty Co. Mort \$3,750. May 16. July 14, 1910. 11:3070. other consid and 100
 Simpson st, No 1142, e s, 215 n 167th st, 25x100, 2-sty frame dwelling. Henry W Holtgrewe to Emanuel J Girr and Christina his wife as tenants by entirety. Sub to mort \$4,000 and life estate of Rudolph Girr. July 5. July 8, 1910. 10:2728. other consid and 100
 Simpson st, No 1141, w s, 146.8 n 169th st, 25x74.11, 2-sty frame dwelling. Maurice J O'Gorman to Jeanne W O'Gorman. Mort \$2,500. July 8. July 12, 1910. 10:2719. 100
 Tiffany st, No 1071, w s, 243.8 s 167th st, 23x100, 2-sty frame dwelling. Tiffany Street Improvement Co to Daniel J Lahey. Mort \$5,300. Apr 29. Re-recorded from mort on May 17, 1910. July 12, 1910. 10:2716. other consid and 100
 Tiffany st, No 1071, w s, 243.8 s 167th st, —x—. Agreement modifying building loan contract; also as to deed being held in escrow for payment of contract materials, &c. Daniel J Lahey with Tiffany Street Impt Co. Apr 28. July 12, 1910. 10:2716. agreement
 *Tompkins st | w s, 100 s 152d st, 50x94.9 to Clasons Point rd Clasons Point rd | x56.10x122, and being
 *Lots 117 and 118, being subdivision of plot 23 map (No 1099) of 126 lots at Clasons Point.
 Castle Hill av, w s, 150 s Green lane, 25x94.7x35.9x91. Romualdo Tancredi to Carmela wife Romualdo Tancredi. July 7. July 8, 1910. nom
 Tiffany st, w s, 165.10 s Intervale av, runs s along st 114.7 x n n 25 x e 10.4 x n 25 x e 18.1 x n 17.2 x n e 10.11 x e 12.5 x n 7.4 x n e 25 x e 47.2 to beginning, vacant. O'Leary Realty & Construction Co to StaFord Construction Co. Mort \$7,000. June 30. July 13, 1910. 10:2706. other consid and 100
 *Wilcox st, w s, 175 s Barkley av, 25x100, and being lot 298 map (No 1131A) of St Joseph's Orphan Asylum. Margaret Mott to Michael Strenglein. July 8. July 9, 1910. other consid and 100
 *Washington st or White Plains road, w s, 200 s Morris Park av, 25x45. Thos A McKennell to Melville B Parker, Alex S Henry, David S Roche, Harry Inman and Clarence R Parker. July 8. July 14, 1910. nom

134th st, No 447, n s, 425 e Willis av, 25x100, 2-sty frame dwelling. Harry M Goldberg to Wm H Harden. Mort \$4,000. July 5. July 9, 1910. 9:2279. other consid and 100
 136th st, Nos 469 and 471, n s, 95 w Brown pl, 50x100. Assignment of rents and power of attorney. Nellie B Bogart, owner and Alice S Anderson, mortgagee to Joseph P Day. Feb 25. July 12, 1910.
 139th st, No 591 (859), n s, 300 e St Anns av, 25x100, 4-sty brk tenement. FORECLOS, July 12, 1910. Clifford G Ludvig, referee to Frederick Loeloff. July 14, 1910. 10:2552. 1,000 over and above 1st mort for 10,000
 140th st, No 382, s s, 506.6 e Alexander av, 22x75, 2-sty frame dwelling. Harry M Goldberg to Wm H Harden. Mort \$3,000 and all liens. July 5. July 9, 1910. 9:2302. other consid and 100
 140th st, No 607, old No 879, n s, 460 e St Anns av, 40x95, 5-sty brk tenement. FORECLOS, June 22, 1910. Ashton Parker, ref, to Fleischmann Realty & Construction Co. Mort \$28,000. July 7. July 8, 1910. 10:2552. 38,000
 141st st, No 457 (717), n s, 568.9 e Willis av, 18.9x100, 2-sty and basement brk dwelling. Gertrude I Grummon to Maurice J O'Gorman. Mort \$4,500. July 12. July 13, 1910. 9:2286. nom
 152d st, No 257, n s, 125 w Morris av, w 1/2 of lot 412 map of Melrose South, 25x100, 1-sty frame shop and 2-sty frame tenement in rear. Giuseppe Tuoti to Nunziata Fasulo. Mort \$2,920. June 16. July 8, 1910. 9:2442. other consid and 100
 158th st, Nos 562 and 564, s s, 100 w St Anns av, 66.8x100, two 6-sty brk tenements. Mary A Hamilton to John H Green. Mort \$52,000. July 7. July 8, 1910. 9:2360. nom
 160th st, No 768, s s, 73.6 w Tinton av, 23.3x118.1, 2-sty frame dwelling. Bernard Kann to Dora Kann. 1/2 part right, title and interest. Mort \$4,000. July 9. July 11, 1910. 10:2656. nom
 165th st, n s, 177 w 3d av and being part lot 24 map of Morrisania, begins at line bet lots 24 and 25, runs n 192 x e 26.2 x s 192 to st x w — to beginning, 1-sty brk rear stable and vacant. FORECLOS, May 23, 1910. Chas L Hoffman referee to Gustav Ernst. All title. All liens. June 23. July 9, 1910. 9:2370. 6,400
 165th st, s s, 70.3 e Kelly st, runs s 70.5 and 19.7 x e 50 x n 21.4 and 72.2 to st x w 50 to beginning, vacant. Theo A M Hartung to Irving Roberts. July 12. July 14, 1910. 10:2715. other consid and 100
 168th st, No 426, s s, 30 e Brook av, 30x96, 4-sty brk tenement and stores. Wm H Harden to Morrisania Construction Co. Mort \$17,000. July 6. July 9, 1910. 9:2393. other consid and 100
 171st st, No 456, s s, 100.3 w Washington av, 40x127.6, 5-sty brk tenement. Carrie Bargebuhr to Moses Frank. All title. Mort \$37,000. July 13, 1910. 11:2902. other consid and 100
 176th st, n w cor Aqueduct av, 90.5x71.7x75x21.
 176th st, n e cor Andrews av, 89.11x100x33.6x95.11. vacant.
 Annie L Morris et al to Charles Jacob. July 6. July 14, 1910. 11:2878. 11,400
 176th st, n s, 90.5 w Aqueduct av, 30.2x88.6x25x71.7, vacant. Annie L Morris et al to Coleman Ullman. July 6. July 14, 1910. 11:2878. 2,700
 187th st, n e s, 50 s e Hughes av, 25x100, except part for st, vacant. Giovanni Russo et al to The Russo-Barba Realty Co. Mort \$3,000. July 9. July 12, 1910. 11:3076. nom
 205th st, n s, 97.7 w Perry av, 100x100, vacant. John J O'Grady to Wm C Bergen. Mort \$2,000 and all liens. July 5. July 8, 1910. 12:3341. other consid and 100
 *216th st late 2d st, n s, 125 w Tilden av and being lot 470 map Laconia Park, 25x109.4. Hudson P Rose Co to Vincenzo Pizutiello. July 2. July 11, 1910. nom
 *226th st, n s, 205 e White Plains road, 50x114, Wakefield. Giro Spina to Michelina Foca. All liens. July 9. July 11, 1910. other consid and 100
 *227th st, late 13th st, s s, 130 e 4th av, 25x114, Wakefield. Release mort. Merle M Weeks to Martha M Youngs. July 6. July 8, 1910. 600
 235th st, s s, 360 w Katonah av, 75x100, vacant. Adolph Wexler to John Laurence. B & S and C a G. Mort \$3,000. July 1. July 11, 1910. 12:3375. other consid and 100
 236th st, n s, 225 e Oneida av, 25x100, 2-sty frame dwelling. Raymond E Doty to Lillian F Gee. Mort \$4,500. July 26, 1909. July 12, 1910. 12:3371. other consid and 100
 241st st, n s, 100 w Martha av, 52.4x100, vacant. Release mort. Grace T Ely to Moser Arndtstein. June 24. July 14, 1910. 12:3390. 890
 Andrews av, e s, about 405 n and n e Aqueduct av, 25x122.11x 23.11x130.2, and being lot 16 map (No 1431) of 175 lots Estate Lewis G Morris, vacant. Annie L Morris et al to Paul Peterson. July 6. July 13, 1910. 11:2878. 2,800
 Aqueduct av, n w cor 176th st, 21x75x71.7x90.5.
 Andrews av | n e cor 176th st, 90x100x33.6x95.11 and being lots | 176th st | 51, 53 and 54 map (No 1431) of 175 lots of Lewis G Morris, vacant. Charles Jacob to David Lion. Mort \$7,980. July 12. July 13, 1910. 11:2878. nom
 Arlington av (Troy st), at n w cor land conveyed to Gertrude K Graham and recorded July 18, 1901, runs s e 142.8 x s w 164.11 x n on curve 71.11 to e s Koppock st x n w 46.10 x n still along Koppock st on curve 62.7 to s s Troy st x e 86.10 on curve to beginning, contains 20,133.2 sq ft, except part for Koppock st and parts conveyed. Henry S Livingston et al to Agnes G Livingston. Mort \$5,000. July 12. July 13, 1910. 13:3407. nom
 Andrews av, e s, 314 s Tremont av, 50x100, vacant. Annie L Morris et al to William Bratter. July 6. July 14, 1910. 11:2878. 3,600
 Andrews av, e s, 264 s Tremont av, 50x100.
 Cedar av, s w cor 179th st, 25x100. vacant.
 Annie L Morris et al to J J Karbry O'Kennedy. July 6. July 14, 1910. 11:2878, 3231. 5,600
 Andrews av, e s, 139.7 n 176th st, 250x100.
 Cedar av, w s, 74.7 n 179th st, 100x100.9. vacant.
 Annie L Morris et al to Fordmont Realty Co. July 6. July 14, 1910. 11:2878, 3231. 23,700
 Andrews av, e s, — n e Tremont av, 50x130.2x48x143.3, vacant, and being lots 17 and 18 map 175 lots Est L G Morris. Annie L Morris et al to Mary Keenan. July 6. July 14, 1910. 11:2878. 5,850
 Andrews av, e s, 239 s Tremont av, 25x100, vacant. Annie L Morris et al to Joseph Demmer. July 6. July 14, 1910. 11:2878. 1,800
 Andrews av, e s, 214 s Tremont av, 25x100, vacant. Annie L Morris et al to Margaretha A Joost. July 6. July 14, 1910. 11:2878. 1,800
 Andrews av, e s, 389.7 n 176th st, 50x100, vacant. Annie L Morris et al to Ignatz Bratter. July 6. July 14, 1910. 11:2878. 3,600

- Andresw av, e s, 89.7 n 176th st, 50x100, vacant. Annie L Morris et al to Louis C Hahn. July 6. July 14, 1910. 11:2878. 3,600
- Andrews av, e s, 164 s Tremont av, 50x100, vacant. Annie L Morris et al to Edward J Sheridan. July 6. July 14, 1910. 11:2878. 3,700
- Aqueduct av | e s, 286.4 n 183d st, 32.3x100 to former w s Macombs Dam road | Macombs Dam road, closed, with all title to lands in st and road, vacant. Wm F Moloney to James H Robertson. July 6. July 8, 1910. 11:3212. other consid and 100
- Aqueduct av | e s, 311.7 n 183d st, strip 7x100 to w s Macomb's Dam road | former McComb's Dam road, closed. Release mort. Sarah F Cornish to Ann T O'Connor. July 1. July 8, 1910. 11:3212. 500
- Aqueduct av, w s, abt 225 s Tremont av, 25x100, vacant. Annie L Morris et al to Julius Saul. July 6. July 14, 1910. 11:2878. 3,700
- Aqueduct av, w s, abt 100 n Tremont av, 50x106.5x45x106.5, vacant, and being lots 6 and 7 map 175 lots Estate L G Morris. Annie L Morris et al to John Dreyer. July 6. July 14, 1910. 11:2878. 7,700
- Aqueduct av, w s, abt 150 n Tremont av, 25x105.7x22.6x106.5, vacant, and being lot 8 map 175 lots Estate L G Morris. Annie L Morris to Max Zigler. July 6. July 14, 1910. 11:2878. 3,500
- Aqueduct av, w s, abt 175 n Tremont av, 75x100x68.7x105.7, vacant, and being lots 9, 10 and 11 map 175 lots Estate L G Morris. Annie L Morris et al to Agnes W Peck. July 6. July 14, 1910. 11:2878. 10,750
- Aqueduct av, w s, abt 50 n Tremont av, 50x106.5x45x104.3, vacant, and being lots 4 and 5 map 175 lots Estate L G Morris. Annie L Morris et al to Lucy A Kelly. July 6. July 14, 1910. 11:2878. 7,700
- Andrews av, n e s, — n e Tremont av, 50x143.3x52.6x134.3, vacant, and being lots 19 and 20 map 175 lots Estate L G Morris. Annie L Morris et al to Arthur A Boylan. July 1. July 14, 1910. 11:2878. 5,800
- Aqueduct av, w s, abt 325 n Tremont av, 25.6x130.4x17x120, vacant and being lot 15 of 175 lots Estate L G Morris. Annie L Morris et al to Robt S Burns. July 6. July 14, 1910. 11:2878. 3,300
- Aqueduct av, w s, abt 250 n Tremont av, 76.6x120x51x100, vacant, and being lots 12 to 14 map (No 1431) of 175 lots Estate Lewis G Morris. Annie L Morris et al to Thos F Burns. July 6. July 14, 1910. 11:2878. 10,050
- Aqueduct av, w s, 125 s Tremont av, 50x100, vacant. Annie L Morris et al to Harry H Herche. July 6. July 14, 1910. 11:2878. 7,800
- Aqueduct av, w s, 50 s Tremont av, 75x100, vacant. Annie L Morris et al to Annie E Delaney. July 6. July 14, 1910. 11:2878. 12,450
- Aqueduct av, w s, 141 n 176th st, 75x100, vacant. Annie L Morris et al to Joseph Loeb. July 6. July 14, 1910. 11:2878. 10,350
- Aqueduct av, w s, 216 n 176th st, 100x100, vacant. Annie L Morris et al to Welbert Realty Co. July 6. July 14, 1910. 11:2878. 13,075
- Aqueduct av, w s, 316 n 176th st, 50x100, vacant. Annie L Morris to Fredk W Heidelberg. July 6. July 14, 1910. 11:2878. 7,300
- Aqueduct av, w s, abt 175 s Tremont av, 50x100, vacant. Annie L Morris et al to Henry A Dewey. July 6. July 14, 1910. 11:2878. 7,400
- Aqueduct av, w s, cor Tremont av, 50x100x97.6x117, vacant. Annie L Morris et al to James J McCabe. July 6. July 14, 1910. 11:2878. 17,700
- Aqueduct av, w s, 21 n 176th st, 120x100, vacant. Annie L Morris et al to Joseph E Butterworth. July 6. July 14, 1910. 11:2878. 18,250
- Andrews av, e s, 114 s Tremont av, 50x100, vacant. Annie L Morris et al to John Eardley. July 6. July 14, 1910. 11:2878. 4,100
- Arthur av, No 1926, late Broad st, s e s, 100.9 s Tremont av, lot 86 map of Fairmount, 50.4x149.7x50x144.6 on s w s with all title to strip in front bet above and e s Arthur av, 2 and 3-sty brk and frame dwelling and vacant. Chas W Hangen to Wm C Bergen. Mort \$10,000. June 11. July 8, 1910. 11:2947.
- Brook av, No 998, e s, 229 s 165th st, 25.9x120.4x24.2x129.3, 5-sty brk tenement. Martha A Muller to Edward H Burns. ½ part. All liens. July 6. July 9, 1910. 9:2386. nom
- *Bronx av, e s, 300 n King st, 50x90, Lester Park. Frank McGarry to Chas S McGarry. Mort \$800. Mar 18. July 12, 1910. nom
- Brook av, No 459, w s, 75 n 145th st, 25x90, 1-sty brk store. Release judgment. N Y Telephone Co to Celeste Levy. July 9. July 13, 1910. 9:2290. nom
- Boston road or av, No 1033, w s, about 150 n 165th st, and being s e part of lot 147 map of Morrisania, 70x173x69.6x180, 2 and 3-sty frame dwelling and 1-sty frame rear building and vacant. Annie R Spratley to Maria Gilmour. Q C. July 9. July 12, 1910. 10:2607. nom
- Same property. Anna M Gilmour to Charles Buek Construction Co. Morts \$13,000. July 11. July 12, 1910. 10:2607. other consid and 100
- Boston road, No 1043, late Morse av, n w s, about 220 n 165th st, part lot 147, same map (No 641 old 143, in Westchester Co), begins at east cor lot 147, runs s w along av 70 to c l lot 147 x n w 159 x n e 69.9 to lot 146 x s e 169 to beginning, except part for road or av, 2 and 3-sty frame dwelling and 2-sty frame building in rear and vacant. Charles Buek to Charles Buek Construction Co, a corp'n. Mort \$18,000. July 6. July 12, 1910. 10:2607. other consid and 100
- Bryant av, e s, 100 s Garrison av, 50x100, vacant. Release mort. Eusebius Murphy to Martin Pletscher Construction Co. July 12. July 14, 1910. 10:2761. other consid and 100
- Bathgate av, No 2307, n w s, abt 35 s 184th st, also 25 s w line bet lots 18 and 19, 25x100, being part lot 18 map Adamsville, 3-sty frame dwelling. Lillie Hund HEIR Wm Guggolz to Charles Guggolz her brother. ¼ part. All liens. July 8. July 13, 1910. 11:3053. nom
- Broadway, w s, 47 s Mosholu av, and being lot 18 blk 1 map No 892 property Sheridan & Segrave, 25x100, vacant. Release mort. Auguste Langer to Fredk Zibelin. June 9. July 11, 1910. 13:3421. nom
- Bryant av, No 1529, w s, 150 n 172d st, 25x100, 2-sty frame dwelling. Wilfred G Southern to Caroline A Southern. Morts \$8,000. July 5. July 8, 1910. 11:2996. nom
- Burnside av, Nos 107 and 109, n s, 60.7 e Morris av, 40.4x80x40x85.6, two 3-sty brk tenements and stores. Release mort. Bernard H Weisker Jr to Modena Realty Co. July 12. July 13, 1910. 11:3178—3179. nom
- Same property. Release mort. The N Y Boat Oar Co to same. July 1. July 13, 1910. 11:3178 and 3179. nom
- Same property. Modena Realty Co to Chas M Rosenthal. Morts \$16,000. July 8. July 13, 1910. 11:3178 and 3179. other consid and 100
- Clinton av, w s, 66 n 181st st, 66x145, all estate real and personal whereof John Webber, late of Mt Pleasant, N Y, died seized, vacant. Trust deed. Martha A Webber widow to Morris E and John Webber in trust. Aug 21, 1909. July 9, 1910. 11:3098. nom
- Clinton av, No 2158, e s, 313.11 n 181st st, 16.6x145.2, 2-sty frame dwelling. Release mort. Chas H Baechler to Samuel Geller. July 9. July 12, 1910. 11:3097. nom
- Same property. Release mort. Same to same. July 9. July 12, 1910. 11:3097. 463.46
- Crotona av, No 1912, e s, 120.4 n Fairmount pl, 39.10x70, 4-sty brk tenement. Michael F Cusack to Margt L Callaghan. Mort \$17,500. July 9. July 12, 1910. 11:2950. other consid and 100
- College av, w s, 245 s 169th st, 25x85, vacant. Release mort. Chas C Baake to James Harris. July 9. July 12, 1910. 9:2439. nom
- Creston av, w s, 290 s Fordham road, late Highbridge road, 25x125, vacant. Alicia Turner to Frank Strachan. Mort \$3,500. May 3. July 11, 1910. 11:3173. nom
- Creston av, No 2268, e s, 126.4 s 183d st, 16.8x89.6, 2-sty brk dwelling. FORECLOS, July 5, 1910. Leighton Lobdell referee to Geo B McEntyre. Mort \$4,500. July 7. July 8, 1910. 11:3163. 500
- Cedar av, e s, 84.7 n 177th st, 25x120. Annie L Morris to Alois P Schoening. July 6. July 14, 1910. 11:2881. 2,500
- Cedar av, e s, 39 s 177th st, 74.11x100, vacant. Annie L Morris to Agnes W Peck. July 6. July 14, 1910. 11:2881. 10,650
- Cedar av, e s, 59.7 n 177th st, 25x120, vacant. Annie L Morris to Erica C Kubler. July 6. July 14, 1910. 11:2881. 2,900
- Cedar av, e s, 34.7 n 177th st, 25x120, vacant. Annie L Morris to John J Crilly. July 6. July 14, 1910. 11:2881. 3,600
- Davidson av | s w cor 184th st, 80x16.8, 3-sty brk dwelling. 184th st, No 26 W | Wm J Hiscox to Emma A D wife Wm J Hiscox. Mort \$6,500. Dec 1, 1909. July 14, 1910. 11:3198. nom
- *Edson av, w s, 597.9 s Kingsbridge road, 50x100, Edenwald. Danl M O'Sullivan to John T Dooling. Mort \$475. Apr 27. July 11, 1910. 100
- Edgewater road, No 1353, w s, 597.7 n Westchester av, 25x100, 2-sty brk dwelling. Chas W Hauge to Joseph H Maher, of Brooklyn. All title. B & S. July 7. July 8, 1910. 11:3012. other consid and 100
- Fordham road, No 18 | s e cor Davidson av, runs e 27 x s w 85.8 Davidson av, No 2426 | x s e 36.8 x n e 14.11 x s e 18.4 x n e 15.7 x s e 26.8 x s w 97.10 x w 102.3 to e s of av x n e 146.2 to beginning, 2-sty frame dwelling and 1-sty frame stable in rear and 1-sty frame store and vacant. Wm F Holding to Louise C Holding. July 7. July 8, 1910. 11:3199. nom
- Fulton av, No 1555, w s, 42.9 n Wendover av, 39x100, 5-sty brk tenement. Isaac H Feinberg to Jacob I Markowitz of Boston, Mass. B & S. Morts \$32,000. July 12. July 13, 1910. 11:2929. nom
- *Grace av or Randall st, w s, at line bet lots 61 and 62 map (No 1108) of Willis Estate if continued, runs w 21.1 x s 119.9 x e 24.4 to av x n 119.8 to beginning.
- Bruner av or Overing st, e s, 630.2 s Nereid av, runs e 10.10 x s w 16.2 to av x n 12 to beginning.
- Whitehall Realty Co to Hudson P Rose Co. July 13. July 14, 1910. other consid and 100
- Grand av | n e cor Burnside av, runs n 865.3 x w 60 to w s Burnside av | Grand av at point 111 s 181st x s 850.11 to n s Burnside av x e 60 to beginning, vacant. Jerome Avenue Realty Co to The City of N Y. B & S. Nov 11, 1909. July 14, 1910. 11:3193, 3194 and 3206. other consid and 100
- Same property. Release mort. Samuel H Spingarn to Jerome Avenue Realty Co. Nov 11, 1909. July 14, 1910. 11:3193, 3194 and 3206. nom
- Garrison av, s s, 75 e Bryant av, 50x100, and being lots 145 and 146 map (No 1273) of 369 lots of Hunts Point Realty Co, vacant. Laine Realty Co to Goldie Cowen. 2-3 parts. Mort \$5,500. July 6. July 13, 1910. 10:2761. other consid and 100
- Grand av, w s, 150 s 180th st, 120x100, vacant. Chas M Rosenthal to Modena Realty Co, a corp'n. July 12. July 13, 1910. 11:3206. other consid and 100
- *Gifford av, s s, 253.10 e Balcom av, 25x100, Westchester. Release mort. Robert Miller to John R Peterson. July 6. July 11, 1910. nom
- Same property. John R Peterson to Fredk G Merkle. July 6. July 11, 1910. other consid and 100
- Garrison (Wetmore) av | s w cor Lafayette road, now av, 100x100 Lafayette av | to H R & P R R Co x25.10x116.4, known as lot 40 on tax map, with all title to strip adjoining and known as lot 39, vacant. William Robinson to John and Matthias Haf-fen. July 7. July 8, 1910. 10:2731. nom
- *Gainsborg av, w s, 325 s Tremont road, 25x100, Tremont Terrace. Bankers Realty & Security Co to Thos M Ward. All liens. May 23. July 12, 1910. other consid and 100
- *Gleason av | s e cor Virginia av, 53x—x50x121, lots 415 and 416 175th st | map Pugsley Estate, Unionport. Henry Ruhl et al to Patrick Lenihan. July 12, 1910. other consid and 100
- Hull av, Nos 3141 to 3145, n w s, 251.5 n e Woodlawn road, 60x100, three 2-sty frame dwellings. John H Green to Mary A Hamilton. Morts \$17,000. July 7. July 8, 1910. 12:3345. 100
- *Hunt av, w s, 150 n Sagamore st, 25x100, Van Nest. Giuseppe Pezzullo and Mariuccia his wife to Lorenzo Pezzullo. 1-3 part. July 7. July 11, 1910. other consid and 100
- *Hunt av, e s, 447 s Bronxdale av, 50x100, and being lots 48 and 49 map (No 1097 in Westchester Co) of partition sale Lott G Hunt Estate, near Van Nest Station. Giuseppe Pezzullo to Lorenzo Pezzullo. ½ part. July 7. July 11, 1910. other consid and 100
- Hoe av, e s, 75 n 172d st, 50x100, and being lots 265 and 266 map of 300 lots controlled by Henry Morgenthau, vacant. James Kelly to Alfred B Olsson. Mort \$6,000. July 12, 1910. 11:2989. nom
- *Jefferson av, n s, 50 e Fox av, 75x100, Edenwald. FORECLOS, July 6, 1910. James C Meyers, referee to Joseph May. July 12, 1910. 1,800
- *Kingsbridge rd | n e cor Bayard st, 182x100, with all title to land Bayard st | in said road and Randall st adj above. Wilfred S Willis to Florella G Gore. 1-3 part. B & S. July 6. July 12, 1910. 1,160
- *Kingsbridge road, s s, 75.1 e Oakes av, 50.5x100.10x50x94.10, Edenwald. Wilfred S Willis to Vincenzo Zuzzolo, of Mt Vernon, N Y, and Antonio Poccino, of Tuckahoe, N Y. July 6. July 12, 1910. other consid and 100
- Katonah av | n e cor 240th st, runs n 200 to s s 241st st, x e 587.4 Martha av | to w s Martha av, x s 100 x w 100 x s 100 to n s 240th st | 240th st, x w 487.4 to beginning, vacant. Release 241st st | mort. Grace T Ely to Daniel Houlihan. July 1. July 9, 1910. 12:3390. 20,400
- Lafontaine av | s e cor Oak Tree pl, 25x95, vacant. Lucy Edwards Oak Tree pl | to Wm A Cameron. Mort \$2,250. Mar 7. July 12, 1910. 11:3063. 100

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Lafontaine av | s e cor Oak Tree pl, 25x95. Wm A Cameron to
Oak Tree pl | Mary Cleland. Mort \$2,250. July 11. July 12,
1910. 11:3063. other consid and 100

*Morris Park av, s s, 50 e Fillmore st, 25x—x—103, and being
lot 464 map Van Nest Park, except part for Morris Park av.
Franziska Knodler et al HEIRS, &c, Marie Hoffman to Chas G
Hunt. B & S and C a G. All liens. June 1. July 9, 1910. 100

*Middletown road, n s, 51.7 w Waldo pl, 51.3x133.6x50x121.9,
Tremont terrace. Release mort. Washington Savings Bank to
Bankers Realty and Security Co. July 8. July 11, 1910. nom

*Same property. Bankers Realty and Security Co to Jacob Ni-
gen. All liens. July 8. July 11, 1910. other consid and 100

*Same property. Jacob Nigen to Matthew F Walsh. July 9.
July 11, 1910. other consid and 100

*McGraw av, n s, 75 e Leggett pl, 56x104.5x86x100, and being
lots 361 and 362 map 370 lots. McGraw Estate, Van Nest.
Annie C Landauer widow to Patrick Lenihan. Mort \$2,000. July
12. July 13, 1910. other consid and 100

Morris av, late Av A | n e cor Field pl, late 2d st, 200 to 184th st,
Field pl | late 1st st x 250 to Creston av, late Av B,
Creston av | x 200 to Field pl, late 2d st, x 250, except
184th st | parts for Morris av, 184th st, Creston
av and Field pl, two 2-sty frame dwellings and vacant. Mort
\$2,000.

*218th st, late 4th av, n s, 231 e White Plains road; also 25 w
line bet lots 648 and 610, 25x114, being 1/4 of lot 648 map of
Wakefield.

*8th st, n s, 271 w Av D, and being part lot 184 map Unionport
and adj lot 183, 33.4x108.

Jennings st, No 892, s s, 204 e Wilkins av or pl, and being lot
696 map Sec C of Vyse Estate, 26x133.9x20x131.7, 2-sty frame
dwelling.
Mary M Burnham to Chas P Hallock. 1-3 part. B & S. June
22. July 9, 1910. 11:3172 and A D 11:2976.

other consid and 100

*Monaghan av, w s, 300 n Jefferson av, 25x100. Land Co 'A' of
Edenwald to Joseph Levy. All liens. July 21, 1909. July 14,
1910. nom

*Monticello av, w s, 675 s Randall av, 25x100, Edenwald. Edward
J Schick to Joseph A Hoefflich. July 13. July 14, 1910. 100

Marion av, late Virginia st, e s, — n 187th st, and being part lot
8, map heirs of Rebecca Bassford at Fordham, begins 50 s e
from land Mrs J Caldwell, runs n e 98 x s e 80 x n w 99 x n w
76 to beginning, except part for Marion av, adjoining above on
west. William Coogan and Mary his wife to Eliz M and Julia A
Coogan as joint tenants. July 7. July 11, 1910. 11:3025. nom

Netherland av, late Berrian st, n w s, at s w cor lands conveyed
to Gertrude K Graham by deed recorded July 18, 1901, runs s w
along st, 160.3, thence on curve to right 150 x n e 164.11 x
s e 110 to beginning, contains 21,485.9 sq ft. Release mort.
N Y Physicians Mutual Aid Association to Wm S Pfender and
Henry S Livingston. Q C. July 12. July 13, 1910. 13:3407.

nom

Same property. Henry S Livingston et al to Edgehill Terraces
Co. July 12. July 13, 1910. 13:3407. nom

Old Albany Post road, w s, lot 3 map Joseph Delafield at Yonkers,
contains 1 6-100 acres, except plot 50x100 fronting on road,
forming the s w cor of above tract. Malcolm Place Realty Co to
Teachers' College. Mort \$3,000. June 24. July 12, 1910. 13:-
3415. other consid and 100

Park av late Terrace pl | s w cor 161st st late William st, 56.6x
161st st | 139 to n s Courtlandt av x50x112.7 to
Courtlandt av | beginning, except parts for Courtlandt
and Park avs and 161st st, vacant. Morrisania Realty Co to
Costance P Simpson. July 8. July 11, 1910. 9:2419.

other consid and 100

Prospect av | s w cor Freeman st, runs s 245.7 to n s 169th st x n
Freeman st | w 84.6 x n 181 to s Freeman st x n e 88.4 to be-
169th st | ginning, vacant. Jenny A Carew to Daniel D Law-
son. June 22. July 12, 1910. 11:2968. other consid and 100

Park av, e s, — n 171st st and being a strip formerly Railroad
av opposite lots 35 to 37 map (No 140 in Westchester Co) of
Central Morrisania, part Bathgate farm, begins at n line lot 35,
runs e 0.2 to e s Railroad av x s 150 to s s lot 37 x w 0.2 to e s
Park av x n 150 to beginning. Sarah E Richmond to Elias A
Cohen. July 2. July 12, 1910. 11:2903. nom

Plympton av, e s, 50 n 170th st, 25x69.7x32.10x48.5, and being
lot 21 parcel 17 map subdivision estate Wm B Ogden at High-
bridge, filed May 24, 1907, vacant. Release mort. Ex-
celsior Mortgage Co to Plympton Construction Co. July 8.
July 9, 1910. 9:2521. other consid and 100

*Pratt av, e s, 221 s Nelson av, 50x100, Edenwald. Adolph Hoer-
mann et al HEIRS, &c, Ernst C C Hoermann decd to Elise
Hoermann mother of said Ernst C C Hoermann. Q C. Feb 14.
July 11, 1910. gift

Park av, No 4149 | s w cor 176th st, runs w 130.1 x s — x e 50 x n
176th st, No 420 | 50.4 x e 80.1 to av, x n 57.11 to beginning, 1-
sty frame building and vacant. John J O'Grady to Wm C Ber-
gen and Eliz L Fox. Mort \$6,000 and all liens. July 8, 1910.
11:2900. other consid and 100

*Pleasant av, w s, 380 s 216th st, 20x100, Olinville. FORECLOS.
June 8, 1910. Geo N Boehm, ref, to Mary A Sheldon. June 28.
July 8, 1910. 4,500

Park av, w s, 107.8 s 187th st, runs w 114.11 x s 36.11 x e 6.7
x s 71.2 x e 104.8 to av x n 108 to beginning, vacant. Release
mort. Bronx Borough Bank to John Rendall. June 30. July
13, 1910. 11:3031. nom

*Rosedale av, w s, and being lots 436 to 438 blk P amended map
(No 514) of Mapes Estate, except part for Tremont av. Hud-
son P Rose Co to Barbara Pratt. All liens. July 5. July 11,
1910. nom

Rochambeau av, e s, 250 s 212th st, 25x103.7, and being lot 133
map (No 1105) of Brunner Estate, Bronx, vacant. John J Dillon
to Jarrard L Welch. July 6. July 8, 1910. 12:3328. 100

*Robin av, e s, 250 s Tremont road, 25x100, Tremont Terrace.
Bankers Realty & Security Co to Jose Engelhard. All liens.
Apr 2. July 12, 1910. other consid and 100

Ryer av, No 2094, e s, 143.9 n 180th st, 18.9x103.9x18.9x104,
2-sty brk dwelling. Julius K Brady to Adolph E Lowenthal. All
liens. Nov 30, 1909. July 9, 1910. 11:3149. nom

Ryer av, No 2096, e s, 162.6 n 180th st, 19x103.10x19x104,
2-sty brk dwelling. Julius K Brody to Adolph E Lowenthal. All
liens. July 8. July 9, 1910. 11:3149. nom

Stebbins av, No 1269, w s, 129.1 s Chisholm st, 25x81.9, vacant.
Herman D Junge to Thos H Roff of Monmouth Co, N J. Mort
\$2,200. June 30. July 13, 1910. 11:2970. other consid and 100

*St Lawrence av, No 1220, e s, 150 n Gleason av, and being lot
202 map (No 313) of Gleason property. Margaretha M Brohmer
to Ellen H McCarthy. Mort \$5,500. July 5. July 8, 1910.
other consid and 100

Sedgwick av, w s, 942 n 176th st, 85x82.4, vacant. Annie L Morris
et al to Patrick Murphy. July 6. July 14, 1910. 11:2882. 5,100

Sedgwick av, w s, 842.2 n 176th st, 24.1x82.4, vacant. Annie L
Morris et al to Agnes C Tranter. July 6. July 14, 1910. 11:2882.
1,850

Sedgwick av, n w cor 176th st, runs n 67.4 x w 100 x n 50 x w 44.3
x s 170.7 to 176th st x e 168.9 to beginning, vacant. Annie L
Morris et al to Edward F Maloney. July 6. July 14, 1910.
11:2882. 9,950

Sedgwick av, w s, 115 s 177th st, 146.4x80.6x146.4x80, vacant.
Annie L Morris et al to Patrick J Murphy. July 6. July 14,
1910. 11:2882. 11,100

Sedgwick av, w s, 867 n 176th st, 75x82.4x75x82.4, vacant. Annie
L Morris et al to Geo E Buckbee. July 6. July 14, 1910. 11:-
2882. 5,100

Sedgwick av, n w cor 177th st, 28.3x129.3x25x115.10. Annie L
Morris to Coleman Ullman. July 6. July 14, 1910. 11:2881.
2,400

Sedgwick av, w s, 82 n 177th st, 76.3x99x75x78.10. Annie L Morris
to Ida C Butterworth. July 6. July 14, 1910. 11:2881. 4,350

Sedgwick av, w s, 28.3 n 177th st, 55.7x148.11x50x129.3. Annie L
Morris to Alfred P Roth. July 6. July 14, 1910. 11:2881. 3,800

Sedgwick av, s w cor 177th st, runs s 131.2 x w 73.10 x n 74.11 x
e 20 x n 39 x e 118.10 to beginning, vacant. Annie L Morris to
Edwin F Branning. July 6. July 14, 1910. 11:2881. 8,650

Sedgwick av, w s, 158 n 177th st, 67.3x97.3x34.5x93, vacant. Annie
L Morris to Samuel Kahu. July 6. July 14, 1910. 11:2881. 3,000

Topping av, No 1768, e s, 215 s 175th st, 20x95, 2-sty brk dwell-
ing. Wm L McDonald to Henry Bohlen, of Montvale, N J. Morts
\$8,000. July 8. July 9, 1910. 11:2799. other consid and 100

Tiebout av, No 2137, w s, 55.3 n 182d st, 18.2x63.4x18x62.3, 2-sty
brk dwelling. Curtiss P Byron to Junius J Pittman and Harry
Cahn. Mort \$3,500. July 6. July 9, 1910. 11:3145.
other consid and 100

Tiebout av, No 2139, w s, 73.5 n 182d st, 18.2x65x18x63.8, 2-sty
brk dwelling. Same to Timothy W McKeever. Mort \$3,500.
July 6. July 9, 1910. 11:3145. other consid and 100

Tremont av, n w cor Aqueduct av, 119.10x57.10x104.3x50, vacant,
and being lots 1, 2 and 3 of 175 lots Estate L G Morris. Annie
L Morris et al to Samuel McMillan, Jr. July 6. July 14, 1910.
11:2878. 17,400

Tremont av, n s, abt 183.2 n e Aqueduct av, 32x122x20x111.11,
vacant, and being lot 24 map 175 lots Est L G Morris. Annie L
Morris et al to Nelson P Mead. July 6. July 14, 1910. 11:2878.
2,850

Tremont av, n s, 119.10 w Aqueduct av, 61.4x111.11x134.7, gore,
vacant, and being lot 25 map 175 lots Estate of L G Morris.
Annie L Morris et al to Catherine Bigley. July 6. July 14, 1910.
11:2878. 3,800

Tremont av, s e cor Andrews av, 61.9x114.2x50x114, vacant. An-
nie L Morris et al to Ernest M Welch. July 6. July 14, 1910.
11:2878. 7,600

Tremont av, s s, 61.9 e Andrews av, 52.9x97.6x50x114.2, vacant.
Annie L Morris et al to Patrick J Sullivan. July 6. July 14,
1910. 11:2878. 5,300

Teller av, e s, 93 s 166th st, 256.11x107.7x256.11x103.4, vacant.
Ernest Wenigmann to Emilie Uhlig. July 8. July 14, 1910.
9:2428. other consid and 100

*Virginia av, s e cor 11th st, 53x—x50x104, and being lots 387 and
388 map Pugsley Estate, Unionport. Wm R Devine to Patrick
Lenihan. Mort \$1,425. July 12. July 14, 1910.
other consid and 100

Vyse av | n e cor 180th st, 120.9x121.2x122.11x121.1, vacant. Jo-
180th st | seph Fried to Arc Realty Co. B & S. July 6. July 12,
1910. 11:3133. other consid and 100

Weeks av, w s, 214 s 175th st, 12.6x94.4, vacant. David L Wood-
all to Fredk Jaeger. July 12. July 13, 1910. 11:2796. 1,750

*White Plains av, w s, 120 s 237th st, 48.1x129x48.1x123, n s.
White Plains av, e s, 145 s 237th st, 24.4x100.
John T Smith to Edw H Kelly. B & S. June 14. July 13,
1910. 100

*White Plains road, e s, 325 n 149th st, 25x111.6.
Newman st, w s, 300 s 150th st, 75x111.6.
150th st, s e cor Newman st, 75x100, and being lots 18, 44 to 46
and 70 to 72 map made by E H Holden of property at Clasons
Point.
Release mort. Amanda D Bates to Martha A Husson. Jan 9.
1908. July 8, 1910. 500

Woodlawn road, No 3203, w s, 294.10 s Van Cortlandt av, 25x100,
2-sty frame dwelling. Raffaele De Virgiliis and ano to Caesar
Romagnoli. 1/2 part. All liens. July 6. Re-recorded from July
9, 1910. July 12, 1910. 12:3335. other consid and 100

*White Plains av, w s, 34 s 231st st, 25x105, except part for av,
Wakefield. Luigi Ruffalo to Pasquale Ruffalo. Mort \$3,000. June
13. July 14, 1910. nom

*White Plains rd | n w cor Elizabeth st, 100x103.6, Olinville. Irving
Elizabeth st | Construction Co to John O'Brien. Morts \$9,000.
July 8. July 12, 1910. 100

Woodlawn road, No 3203, w s, 294.10 s Van Cortlandt av, 25x
100, 2-sty frame dwelling. Raffaele De Virgiliis and ano to Caesar
Romagnoli. 1/2 part. All liens. July 6. Re-recorded from July
9, 1910. July 12, 1910. 11:3335. other consid and 100

Woodlawn road, No 3203. Agreement to keep deed in escrow in
the hands of Nicola Primavera. Raffaele De Virgiliis with
Rosina Primavera. Aug 7, 1909. July 11, 1910. 12:3335. —

Woodycrest av, e s, 268.10 s 168th st, 25x100, vacant. Theckla
Wendell to Chas C Wendell. Mar 17, 1904. July 11, 1910.
9:2510. nom

Woodycrest av, e s, 293.10 s 168th st, 25x100, vacant. Same to
same. Mar 17, 1904. July 11, 1910. 9:2510. nom

Woodycrest av, e s, 318.10 s 168th st, 25x100, vacant. Same
to same. Mar 17, 1904. July 11, 1910. 9:2510. nom



Tel., 1094 Rector

WATER-FRONT PROPERTIES

FACTORIES, FACTORY SITES FLOYD S. CORBIN, 10 Wall St.

Woodycrest av, No 1182, e s, 668 s 168th st, runs e 100 x s 17.6 x w 100.9 to av, x n 30 to beginning, 2-sty and basement brk dwelling and 1-sty frame building in rear. Same to same. Mar 17, 1904. July 11, 1910. 9:2510. nom

Weeks av, No 1654, old No 1658, e s, 95 s 173d st, 20x95, 2-sty brk dwelling. Max Steinberg of Brooklyn to Elizabeth Steinberg of Brooklyn. Mort \$8,500. July 7, 1910. 11:2792. other consid and 100

WoodyCrest av, w s, 86.4 s 168th st, 60.3x104.7 to an old lane x30x114.3, vacant. Mary McDermott to William Eckenfelder and Catherine Daly. Mort \$4,000. July 7, 1910. 9:2515. other consid and 100

*White Plains road (3d st), w s, 50 n 223d st, 28x105, except part for road. John O'Brien to Geo O Glendening. July 5, 1910. 8, 1910. other consid and 100

3d av, No 2597 | w s, 176.8 n 139th st, 50x149.11 to e s Morris Morris av | av, x57x122.4, 1-sty frame store. Release mort. Wm N Robertson et al EXRS, &c, Milton H Robertson deed et al to Geo A and Wm C Reeber. June 29, July 11, 1910. 9:2321. 15,000

*Lot 541 map (No 208) of addition to Arden property. Josephine J Schnurmacher to Geo H Janss. Mort \$800 and all liens. May 2. Re-recorded from May 5, 1910. July 12, 1910. nom

*Lots 99 and 100 map (No 1095) of 163 lots Estate Mary J Radway, except part for Nereid av. Anton Mirtel to Mary Lechnyr. All liens. July 8, 1910. other consid and 100

*Lot 24 blk 49, lot 6 blk 50, lots 5, 7 and 15 blk 51, map Sec D of Edenwald. Release mort. The Peoples Trust Co of Brooklyn to Land Co "D" of Edenwald. July 7, 1910. 1,000

*Lots 85 to 87, map (No 1108) of 123 lots, Willis estate. Lots 119 to 121, same map. Lots 57 to 61, same map. Hudson P Rose Co to Whitehall Realty Co. July 2, July 14, 1910. other consid and 100

All right, title and interest to strip or gore lying n of line 75 n 172d st and now included in lot 267 on map of 300 lots controlled by Henry Morgenthau, except part reserved. Wm Forbes to Alfred B Olsson. Q C. All title. July 6, 1910. 11:2989. 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.

July 8, 9, 11, 12, 13 and 14.

BOROUGH OF MANHATTAN.

Allen st, No 106 | s e cor Delancey st. Surrender lease. H Delancey st, No 73 | Koehler & Co to Morris Weinstein. All title. July 7, 1910. 2:414. nom

Same property. Surrender lease. Benj Lichtblau and ano to same. All title. July 1, 1910. 2:414. nom

Allen st, No 106 | s e cor Delancey st, store, &c. Morris Wein-Delancey st, No 73 | stein to Jacob Goldstein; from June 1, 1910, to April 30, 1915. July 11, 1910. 2:414. 6,300

Allen st, No 113 | n w cor Delancey st, all except corner Delancey st, Nos 64 to 68 | store and basement. Catherine Hamersschlag to Jacob J Campus; from May 1, 1910, to Oct 1, 1913. July 8, 1910. 2:415. 4,000

Columbia st, No 120, all. Bertha Harris to Isak Fiebach; 5 years, from Jan 1, 1910. July 13, 1910. 2:335. 1,900

East Broadway, No 264, all. Abraham Davis to Beckie Brand; 5 years, from May 1, 1910. July 13, 1910. 1:287. 2,540

East Broadway, No 179, east store. Isidore Cuba to William Simon; 5 years, from May 1, 1911. July 9, 1910. 1:284. 1,500

Forsyth st, No 113, stoop floor and 1st floor. Harris Kanzer to Adolf Fruchtmann; 3 10-12 years from July 1, 1910. July 14, 1910. 2:419. 1,140 and 1,170

Henry st, Nos 278 to 282, all. Louis Aranowitz to Louis Bochner; 3 years from July 1, 1910. July 14, 1910. 1:267. 6,720

Henry st, No 39, all. Philip Goldstein to Abraham Lipshitz; 3 years from Aug 1, 1910. July 12, 1910. 1:280. 3,400

Hudson st, No 612 | 12th st, No 309 West | Assign lease. Lewis J Danahar and ano to John J Ahearn. Mort \$5,500. July 8, 1910. 2:625. nom

Jackson st, No 39, all. Harry Jaffey to Reuben Gershowitz; 1 10-12 years from July 1, 1910. July 14, 1910. 1:261. 19,000

Sullivan st, No 228. Assign lease. John Mariano to The Eastern Brewing Co, of Brooklyn. April 26, July 8, 1910. 2:540. nom

St Marks pl (8th st), No 28, store. Thos Powell to Charles Stein; 3 years from June 1, 1910. July 12, 1910. 2:463. 999.96

Thompson st, Nos 170 and 172, all, except south store and basement in No 170. Victor A Mollica to Michele De Martino and ano; 5 years, from July 1, 1910. July 8, 1910. 2:525. 7,200 and 7,500

Washington st, No 258 | n w cor Murray st, all. John Steingester to Murray st, No 97 | Peter Matthiessen; 8 years from May 1, 1912. Ju ly 14, 1910. 1:131. 4,800

Willet st, No 71, store and rear rooms. Buruch Blum to Philip Bernstein; 3 years, from May 1, 1910. July 9, 1910. 2:338. 420

Washington st, Nos 702 and 704 | n w cor Perry st, store and two Perry st | cellars. Carlisle Norwood to James Conlon; 5 1-12 years from Sept 1, 1905. Re-recorded from May 18, 1906. July 12, 1910. 2:637. 1,200

Same property. Conrad Alheidt to James Conlon; 5 years from Oct 1, 1910. July 12, 1910. 2:637. 1,250

Whitehall st, No 22 | store and basement, except room in basement. Bridge st, No 12 | Alfred Lust and ano to Otto Kueckmann of Borough of Richmond; 3 3-12 years and 17 days, from June 13, 1910. July 13, 1910. 1:9. 3,500

5th st, No 509 East, stores in basement and 1st floor. Wm Roth to John Varga; 5 years from May 1, 1910. July 14, 1910. 2:401. 1,440

5th st, No 509 East. Assign lease. John Varga to Andrew Yuhasz and Andrew Deme. July 20, July 14, 1910. 2:401. nom

7th st, Nos 215 and 215 1/2, n s, 216.4 w Av C, 33.4x97.6. Sub-ordination of lease to mortg for \$24,000 for \$6,000. Joseph Cohen and John F Deer with Lawyers Title Ins and Trust Co. July 6, July 11, 1910. 2:390. nom

9th st, No 447 East. Assign lease. Frank Garfinkel and Morris Dlugasch to Pauline Dlugasch. July 12, July 13, 1910. 2:437. nom

17th st, No 24 West, the basement, store and cellar. Gustave Schumann Jr to William Pachman; from May 6, 1910, to Jan 30, 1917. July 8, 1910. 3:818. 2,000 to 2,250

22d st, No 11 West. Assign lease. Henry Sidenberg to Benjamin Stern. July 19, 1900. July 14, 1910. 3:824. nom

Same property. Assign lease. Benjamin Stern to Isaac, Lewis and Benjamin Stern. Jan 19, 1901. July 14, 1910. 3:824. nom

23d st, No 130 West, basement store. J W Cushman & Co to Moritz and Louis Dreyfuss; 3 years, from May 1, 1910. July 14, 1910. 3:798. 2,400

23d st, Nos 156 and 158 East, all. Mortimer Smith to Fredk W Langhorst; 10 1/2 years, from Nov 1, 1896 (5 years renewal at \$4,500.) (Re-recorded from Oct 21, 1896.) July 9, 1910. 3:878. taxes, &c, and 4,000

Same property. Agreement as to extension of lease for 5 years from May 1, 1912, at \$5,000, taxes, &c. Mortimer Smith with John Monsees. June 14, 1910. July 6, 1910. 3:878. nom

25th st, Nos 151 to 155 West, 11th loft. Twenty-Fifth Construc-tion Co to Consolidated Engraving Co; 10 years, from Jan 1, 1910. July 8, 1910. 3:801. 3,000 and 3,250

42d st, No 109 West, n s, all. Emma J Adams and ano to Childs Co, a corpn; 21 years, from June 1, 1910. July 13, 1910. 4:995. taxes, &c, and 8,500

44th st, Nos 51 and 53, n s, 141.8 e Madison av, 33.4x100.5. Assign lease. Pullman Co to W Seward Webb, of Shelburne, Vt. Jan 22, 1900. July 11, 1910. 5:1279. nom

44th st, Nos 51 and 53, n s, 141.8 e Madison av, 33.4x100.5. As-sign lease. Wm S Webb to N Y State Realty and Terminal Co. June 29, July 11, 1910. 5:1279. other consid and 100

48th st, No 109, n s, 135 w 6th av, 20x100.5, all. Mary E Piggott to Edward Margolies and Lew M Fields; 21 years from Oct 1, 1910. July 12, 1910. 4:1001. taxes, &c, and 2,500

49th st, No 324 West. Reassign lease. John D Haase to Francis Shea. All title. July 5, 1910. 4:1039. nom

51st st, No 50, s s, 665 w 5th av, 22x100.5, the land. TRUSTEES of Columbia College to Fredk Odell and Chas E Munsell EXRS Mathilde Tompkins; 21 years, from Aug 1, 1910 (with renewals.) July 8, 1910. 5:1266. 1,916

64th st, No 174 East, all. Agnes L Dart to Ellery O Anderson; 5 years from Oct 1, 1908. July 14, 1910. 5:1368. 1,600

70th st, No 417 East, east store, &c. Jacob Israelson to Czeczil-ia Pagur; 5 years, from Aug 1, 1910. July 11, 1910. 5:1465. 780 and 900

72d st, No 415 East, store and basement. Herman Drucker to Joseph Brambora; 5 years from May 1, 1910. July 14, 1910. 5:1467. 420

84th st, Nos 113 and 115 East. Assign lease. Julius Wolf to Charles Samuels. Aug 28, 1909. July 14, 1910. 5:1513. other consid and 100

89th st, Nos 69 to 75 East. Assign lease. Niagara Stable Co to Wm Burrows and Jos P Ryan. July 13, 1910. July 14, 1910. 5:1501. nom

Same property. Assign lease. Jos P Ryan to Wm Burrows. All title. July 13, 1910. 5:1501. nom

92d st, Nos 338 and 340 East, all. Surrender lease. Alexander Spiro to Yorkville Holding Co. All title. July 5, July 13, 1910. 5:1554. nom

111th st, No 120 West, all. Caroline Brand to Harry Cohen; 5 years, from Sept 1, 1910. July 9, 1910. 7:1820. 960 and 1,080

111th st, No 120 West. Assign lease. Caroline Brand to Joseph M Baum. July 8, 1910. 7:1820. nom

112th st, No 158 East, all. Jacob H Asmusen to Solomon Abo-witch; 4 11-12 years, from Aug 1, 1910. July 11, 1910. 6:1639. 1,400

116th st, Nos 11 and 13, n s, 143 w 5th av, 61x100.11. Agree-ment cancelling lease and building loan agreement dated May 14, 1910, and substituting the lease dated June 18, 1910, and building loan agreement dated July 6, instead. Daniel A Doran with Maxwell Lazarus. July 6, July 9, 1910. 6:1600. nom

Same property, leasehold. Agreement extending time for com-pletion of building to Jan 1, 1911. Mitral Realty & Construc-tion Co with Daniel A Doran lessee. June 21, 1910. July 9, 1910. 6:1600. nom

121st st, No 243 E, east store and basement. Abram Pinkovitz to Max Brosgol; 3 years, from Feb 1, 1907. (Re-recorded from June 13.) July 8, 1910. 6:1786. 456

Same property. Same to same; 3 years' extension, from Feb 1, 1910. July 8, 1910. 6:1786. 456

125th st, No 131 West, all. John H Van Tine to Chas W Demar-est and ano; 10 years, from July 1, 1910. July 9, 1910. 7:1910. 7,000 and 8,000

168th st, No 518 West. Reassign lease. John D Haase to Arthur Seaman and ano. All title. Mortg \$1,435. July 11, July 12, 1910. 8:2123. nom

Amsterdam av | n w cor 110th st, or Cathedral 110th st, or Cathedral Parkway | Parkway, 3d store north from corner. Yorktown Realty Co to Abraham Simon; 5 years, from Aug 1, 1910. July 11, 1910. 7:1882. 900 and 1,000

Broadway, Nos 2848 and 2850, e s, 50 s 111th st, 50x75, all. Henry C Copeland to American Purchasing Association, a corpn. 15 years, from April 1, 1910. July 11, 1910. 7:1882. taxes, &c, 3,500 to 7,500

Broadway, No 3221 | n w cor 129th st. Assign lease. Emma Potts 129th st | to William Nyboe. Mort \$3,300. July 8, 1910. 7:1996. nom

Broadway, No 1233, store and basement. Isabella Jex to Childs-worth Co, a corpn; 5 years, from May 1, 1910. July 13, 1910. 3:832. 10,000

Columbus av, No 152. Assign lease. Henry Weiss to Lincoln Square Restaurant Co. Aug 20, 1909. July 13, 1910. 4:1138. nom

Same property. Assign lease. Lincoln Square Restaurant Co to Wm A Jensen. July 12, 1910. July 13, 1910. 4:1138. nom

Columbus av, No 150, apartment on 1st floor rear. Sarah E Mar-tin to Lincoln Square Restaurant Co; 1 7-12 years, from Oct 1, 1909. July 13, 1910. 4:1138. 240

Lenox av, Nos 592 and 594. Reassign lease. Davies J Marshall to David Sammon. All title. July 13, July 14, 1910. 6:1737. nom

LONG BEACH

24 MILES 35 MINUTES FROM MANHATTAN
100 ARE BEING COMPLETED, NOT FOR SPECULATION, BUT TO ESTABLISH THE CHARACTER OF OCEAN VILLA AT THIS PERFECT CITY BY THE SEA.

If you want to offer your clients a list for purchase of the most complete modern and attractive ocean villas, at terms which will appeal, apply to

ESTATES OF LONG BEACH
225 FIFTH AVENUE, N. Y. CITY PHONE: MADISON, 3600
WILLIAM H. REYNOLDS, President

Same property. Assign lease. Lincoln Square Restaurant Co to Wm A Jensen. July 12. July 13, 1910. 4:1138.....nom

Lenox av, No 321, north part of store. Simon E and Max E Bernheimer to John Cuomo; 5 years, from May 1, 1910. July 13, 1910. 7:1911.....780 and 900

Lenox av, Nos 104 and 106. Assign lease. Charles Brummer to Louis Lachmann. July 7. July 8, 1910. 6:1599.....nom

Lexington av, No 287, all. Dorothy A Crovat to Chas M Miller; 5 years, from Sept 1, 1910. July 8, 1910. 3:892.....4,250

Madison av, No 284 | n w cor 40th st, runs n 51.9 x w 95 x n 47.3 40th st | x w 25 x s 98.4 to n s 40th st x e 120 to beginning, all. Lillia B Hyde to The Anderson Auction Co and the Metropolitan Art Association; 21 years from Oct 1, 1910, with renewal. July 12, 1910. 5:1275...taxes, &c, and 20,000 to 25,000

Madison av, No 274, store or 1st floor and part basement. John Gellatly to Mary C Of; 5 years, from Oct 1, 1910. July 13, 1910. 3:869.....5,000

Park av, No 1640 | n w cor 116th st, store and part cellar. Fredk 116th st | W Sander to Geo E Findlater; 5 years, from Aug 15, 1910. July 13, 1910. 6:1622.....2,000

1st av, Nos 1118 and 1120, all. Maybelle Realty Co to Carlo Bonifario and ano; 5 years, from July 1, 1910. July 13, 1910. 5:1456.....3,300

2d av, No 2199 | two buildings. George Karsch to Angelo 113th st, No 244 East | Mazzei; 5 years, from Feb 1, 1910. July 9, 1910. 6:1662.....2,100 and 2,400

3d av, No 1800, corner store. Sarah Hirsch and ano EXRS, &c, Leon M Hirsch to Geo J Catranis; 5 1-12 years, from Jan 1, 1910. July 11, 1910. 6:1627.....1,500 to 1,800

3d av, No 777 | store and front basement. Elizabeth Kenedy 48th st, No 201 East | to Joseph McDonald; 3 years from May 1, 1910. July 12, 1910. 5:1322.....3,300

3d av, No 80, n w s, 38.8 s w 12th st, 18.4x75. Consent to assign lease. N Y Life Ins & Trust Co TRUSTEE Rutherford Stuyvesant, decd, and et al to Charlotte McIlvain EXTRX David H McIlvain, decd. Feb 19. July 12, 1910. 2:556.....3,500

Same property. Assign lease. Charlotte McIlvain EXTRX David H McIlvain, decd, to David H McIlvain, a son of David H McIlvain, decd. Feb 19. July 12, 1910. 2:556.....3,500

3d av, No 642. Assign lease. Charles Lehrenkrauss to Lawrence G Keane and Daniel H Culhane. July 11. July 12, 1910. 5:1296.....nom

3d av, No 1945, south store and rear part of north store and front cellar. Mary A Grogan to Robert Parker and Harry Schroder; 5 years, from July 1, 1910. July 13, 1910. 6:1657.....1,500

Same property. Assign lease. Harry Schroder to Robert Parker. All title. July 7. July 13, 1910. 6:1657.....nom

3d av | n w cor 75th st, store and cellar. Philo Realty & Con- 75th st | struction Co to Thomas Conville Brewing Co; 10 years, from Dec 1, 1909. July 13, 1910. 5:1410.....2,000

3d av, No 451, n e cor 31st st, store, &c. Wm Lemken to John J Flanagan; 7 5-12 years from May 1, 1910. July 14, 1910. 3:912.....1,800

4th av, Nos 313 to 321 | s e cor 24th st, 9th and 10th floors. Braen- 24th st | der Building & Construction Co to The Spool Cotton Co; 10 years from Feb 1, 1911. July 12, 1910. 3:879.....17,000 and 18,000

5th av, No 186 | 3d floor. Lebolt & Co, a corpn of Illinois, to 23d st, No 10 West | Frankel Brothers, a co-partnership; 10 years, from Oct 1, 1910. July 9, 1910. 3:824.....4,000

7th av, No 281, corner store, &c. Madison Square Mortgage Co to Dominic M Pisculli; 3 10-12 years, from July 1, 1910. July 11, 1910. 3:801.....2,160

7th av, No 295, all. Joseph M Falk et al to Marion Bergeret; 4 years, from May 1, 1910. July 13, 1910. 3:802.....1,800

7th av, No 425, e s, 39 n 33d st, all. Esther E Cohen to Childs Co, a corpn; 21 5-12 years, from May 1, 1910. July 13, 1910. 3:809.....taxes, &c, and 4,000 to 6,000

11th av, No 837, all. Kath B Tyrrell and ano to Thomas Conville Brewing Co; 15 years, from May 1, 1910. July 13, 1910. 4:1104.....taxes, &c, and 1,500

BOROUGH OF THE BRONX.

Wilkins pl, s s, store and basement nearest Freeman st station, being most southerly store in buildings now in course of erection and owned by party 1st part. David Herman to Rudolf Baas; 5 years, from Sept 15, 1910. July 8, 1910. 11:2976..1,920

167th st, No 841 East. Assign lease. James Jaquinta to Edward A Kealy. July 12. July 14, 1910. 10:2694.....nom

167th st, No 841 East, corner store and basement and small store adj on n. Charlotte J Herbst to James Jaquinto; 5 years from Aug 1, 1909. July 14, 1910. 10:2694.....720 to 840

Brook av, No 416, south store, bake shop, &c. Leonard Maurer to Amalia Gundek; 5 1-12 years, from Apr 1, 1910. July 13, 1910. 9:2271.....516 and 540

Melrose av, No 645, store, meeting room and cellar. Herman Wiebke to Edward Malsky; 3 years from May 1, 1910. July 12, 1910. 9:2399.....1,500

Morris av, No 637 | s w cor 152d st. Re-assign lease. Davies J Mar- 152d st | shall to Joseph Leone. All title. Mort \$3,350. July 5. July 8, 1910. 9:2441.....nom

*Morris Park av, s w cor Bronxdale av, store, &c. Geo Lohrmann to Geo M Schmitt; 5 years and 2 1/2 months, from July 15, 1910. July 14, 1910. 840 to 1,080

Tremont av, No 469 East | n w cor Washington av. Reassign lease. Washington av | William Wetterer to Wm D Wells. All title. Mort \$6,565.42. July 11. July 12, 1910. 11:3034.....nom

*Unionport road, No 1673, store, &c. Anna Guerrieo to Edmundo Molito; 3 years, from Jan 1, 1910. July 1, 1910.....564

*White Plains av, No 3327, top floor and basement. Elizabeth McWilliam to James D'Ascoli; 1 year from July 1, 1910 (1 year renewal). July 12, 1910.....192

Wendover av, No 510 | s w cor 3d av, store and cellar. John C 3d av | Heintz and ano to John Schnarr; 5 years, from May 1, 1910. July 13, 1910. 11:2912.....1,800

*Westchester av, No 2211. Subordination of lease to mort. Balthasar Kelsh with Sophie Fensterer. June 24. July 13, 1910.....nom

Willis av, n e cor 144th st, store, &c. Louis Hemmerdinger to Fred Fingerle; 3 years from May 1, 1910. July 14, 1910. 9:2289.....1,620

3d av | n e cor Westchester av, runs n 146.4 x e 89 x s Westchester av | 85.5 to Westchester av x w 108.7, the land. Samson Lachman and Abraham Goldsmith to John G McCrorey; 20 5-12 years from June 1, 1910 (with renewal). July 14, 1910. 9:2362.....taxes, &c, and 20,000

3d av, No 3839. Assign lease. John Schnarr to Deidrich and Katherine Niemeyer EXRS John C Niemeyer. May 24. July 13, 1910. 11:2912.....other consid and 100

MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

July 8, 9, 11, 12, 13 and 14.

BOROUGH OF MANHATTAN.

Adler, Moritz of Rhinebeck, N Y, to Frank Hillman. 99th st, No 205, n s, 105 e 3d av, 37.6x100.11. P M. Prior mort \$30,000. July 6, due, &c, as per bond. July 8, 1910. 6:1649. 7,000

Arluck, Morris and Anna to Barney Weinberg. Forsyth st, No 117, w s, abt 100 n Broome st, 25x100. Prior mort \$30,000. July 7, 5 years, 6%. July 8, 1910. 2:419. 6,000

Abraham Philip to Edmund Bittiner. Sullivan st, No 64 1/2, w s, about 130 n Broome st, 15x47.6x—x55.9, n s, given as collateral security for mort covering Nos 321 and 323 E 28th st. Prior mort \$—. July 12., 2 years, 6%. July 13, 1910. 2:490. 2,000

Anchor Bohemian Real Estate Assn to GERMAN SAVINGS BANK. Av A, No 1362, e s, 76.3 s 73d st, 25.10x98. July 14, 1910, 5 years, 4 1/2%. 5:1484. 15,000

Same to same. Same property. Certificate as to above mort. July 9. July 14, 1910. 5:1484.

Same and Frank Anis with same. Same property. Subordination agreement. July 8. July 14, 1910. 5:1484. nom

Alexander, Predinand to Andrew Cone. 103d st, No 302, s s, 79.3 w West End av, 20x100.11. P M. Prior mort \$15,000. July 14, 1910, due, &c, as per bond. 7:1890. 7,500

American Mortgage Co with Sarah Wohlgenuth. 149th st, No 216 West. Agreement as to share ownership in mort. June 27. July 14, 1910. 7:2034.

Adler, Emil and Leopold to Saml Schacher. 2d av, Nos 132 and 134, n e cor St Marks pl, No 37a, 34.6x68. Prior mort \$63,000. July 12. July 14, 1910, 5 years, 6%. 2:450. 10,000

Burrows, Wm to Joseph P Ryan. 89th st, Nos 69 to 75 East. Leasehold. July 13, 5 years, 6%. July 14, 1910. 5:1501. notes 12,500

Bayles, Laura, of Brooklyn, N Y, to Sarah Kilbourne. 127th st, No 110, s s, 72 e Park av, 18x74.10. P M. Prior mort \$6,250. July 14, 1910, 1 year, 6%. 6:1775. 500

Brambora, Joseph to Lion Brewery. 72d st, No 415 East. Saloon lease. July 12, demand, 6%. July 14, 1910. 5:1467. 1,400

Berger, Jack and Adolph Holland to Edmund Bittiner. 28th st, Nos 321 and 323, n s, 243.4 e 2d av, 40.10x98.9. Prior mort \$—. July 12, 2 years, 6%. July 13, 1910. 3:934. 2,000

Brocket, Edward J and Wm C Renwick and John G Steinken trustees Wm R Renwick with Louisa & Martha A Acton. 118th st, No 118, s s, 215 w Lenox av, 20x 1/2 block. Extension of \$17,000 mort until June 1, 1913, at 6% and consent to same. June 1. July 13, 1910. 7:1902.

Bergeret, Marin to The F & M Schaefer Brewing Co. 7th av, No 295. Saloon lease. July 12, demand, 6%. July 13, 1910. 3:802. 1,857.22

Brown, Jennie wife Davis to Wesley A Tyson. 40th st, No 306, s s, 100 e 2d av, 25x98.9. June 23, 5 years, 4 1/2%. July 12, 1910. 3:945. 12,000

Beetson, Margt A, of Portchester, N Y, to Esther H Sands. 7th av, No 177, e s, 69 n 20th st, 23x80. July 8, 5 years, 5%. July 12, 1910. 3:796. 18,500

Brendon (Chas) Co to Chas Buek Construction Co. 73d st, n s, 283 e Park av, 24x102.2; 52d st, s s, 218 e Madison av, 18x 100.5. Prior mort \$133,500. July 7, due, &c, as per bond. July 8, 1910. 5:1287 and 1408. 10,000

Same to same. Same property. Certificate as to above mortgage. July 7. July 8, 1910. 5:1287 and 1408.

Brook, John T, of Pelham, N Y, to UNION TRUST CO of N Y. 35th st, No 33, n s, 450 e 6th av, 25x98.9. P M. June 24, 5 years, 4 1/2%. July 8, 1910. 3:837. 60,000

Same to Frederic W Stevens. Same property. P M. Prior mort \$60,000. July 8, 1910, 2 years, 6%. 3:837. 5,000

Bobkiewicz, Stella to Yosta Rosenberg. Lexington av, No 138, w s, 16.9 s 29th st, 16.3x81. P M. Prior mort \$21,000. July 6, 5 years, 5%. July 8, 1910. 3:884. 5,500

Bachman, Alfred C to Edwin C Hahn. Park av, No 953, e s, 50.10 s 82d st, 25.8x100. Prior mort \$25,000. July 1, due, &c, as per bond. July 9, 1910. 5:1510. 13,000

Bensonhurst Home Co to Coney Island Construction Co. Consent to mort dated July 6, 1910, covering land in Kings Co, N Y. July 6. July 8, 1910.

Same to same. Certificate as to mortgage dated July 6, 1910, covering land in Kings Co. July 6. July 8, 1910.

Berwyn Investing Co to Robt J Bailey. 7th av, Nos 291 and 293, e s, 89.5 n 26th st, 40x100. Prior mort \$153,000. June 30, due Feb 29, 1912, 6%. July 8, 1910. 3:802. 8,000

Same to same. Same property. Certificate as to above mortgage. June 29. July 8, 1910. 3:802.

NORWOOD TWO MILES street frontage in the heart of Long Island City, SIX MINUTES from the Queensboro Bridge. Special inducements to builders.

RICKERT-FINLAY REALTY CO.
45 WEST 34th STREET

Bowsky, Louis and Rosalie with UNION DIME SAVINGS BANK. Amsterdam am, s e cor 116th st, No 438, 100.11x100. Extension of \$210,000 mort until May 1, 1913, at 5%. June 28, July 14, 1910. 7:1867. nom

Citizens Investing Co to Jacob A Geissenhainer and ano trustees Henry Elsworth. Broome st, No 519, s s, 150 s e Sullivan st, 20x60, except part for Watts st. Prior mort \$—. July 8, 1910, 3 years, 4 1/2%. 2:476. 10,600

Same to same. Same property. Certificate as to above mortgage. July 8, 1910. 2:476. —

City of New York to Harry Lippmann, of 198 Broadway. Transfer of tax lien for years 1889 to 1897, assessed to Wm H Kipp. Lot 28 on 121st st, s s, bet Lenox and Mt Morris av. June 2, 3 years, 6 3/4%. July 8, 1910. 6:1720. 5,754.09

City of New York to Harry Lippmann, of 198 Broadway. Transfer of tax lien for years 1886 to 1907, assessed to Eliza Williams. Lot 37 on Chrystie st, w s, bet Delancey and Rivington sts. June 2, 3 years, 11 3/4%. July 8, 1910. 2:425. 11,157.50

City of New York to Harry Lippmann, of 198 Broadway. Transfer of tax lien for years 1904 to 1907, assessed to W H Montague. Lot 39 blk 86 on West Broadway, w s, bet Barclay and Vesey sts. June 2, 3 years, 7 3/4%. July 8, 1910. 1:86. 7,709.48

City of New York to D Lippmann, of 198 Broadway. Transfer of tax lien for years 1903 to 1907, assessed to J M Williams. Lot 38, on Christopher st, n s, bet Weehawken and Washington st. May 12, 3 years, 9 1/2%. July 8, 1910. 2:636. 1,678.60

Cohen, Joseph, N Y, and Solomon M Schatzkin of Rutherford, N J, with August Ruff. 7th st, Nos 215 and 215 1/2, n s, 216.4 w Av C. 33.4x97.6. Subordination agreement. July 6, July 11, 1910. 2:390. nom

Same with LAWYERS TITLE INS AND TRUST CO. Same property. Subordination agreement. July 6. July 11, 1910. 2:390. nom

Cohen, Joseph and Jacob Burnstone with LAWYERS TITLE INS AND TRUST CO. 7th st, Nos 215 and 215 1/2, n s, 216.4 from n w cor Av C, and 7th st, runs n w 33.4 x n e 97.6 x s e 33.4 x s w 97.6 to beginning. Subordination agreement. July 6. July 11, 1910. 2:390. nom

Consumers Brewing Co to HUDSON TRUST CO. 127th st, s s, 450 e 2d av, runs s 199.10 to n s 126th st, x e 25 x n 99.11 x e 25 x n 99.11 to 127th st, x w 50 to beginning. P M. July 11, 1910, 3 years, 5%. 6:1803. 14,000

Cullinan, Patrick J and Lizzie to Geo Ehret. Lenox av, No 521. Saloon lease. July 7, demand, 6%. July 11, 1910. 7:1921. 5,026.80

Cunningham, Edw J to Mary J Wilson. Av B, No 258, w s, 48 n 15th st, 29.5x95.6. Prior mort \$13,000. July 1, due, &c, as per bond. July 8, 1910. 3:973. 4,000

City of New York to Hugo S Mack of Temple Court, N Y. Transfer of tax lien for year 1904. Assessed to Sophie M Edwards. Lot 29 on Riverside Drive, e s, bet 79th and 80th sts. July 1, 1909, 3 years, 5%. July 11, 1910. 4:1244. 31.59

Conlon, James to Lion Brewery. Washington st, No 702 and 704, n w cor Perry st. Saloon lease. July 7, demand, 6%. July 12, 1910. 2:637. 4,340.20

Clark, Edward S, of Cooperstown, N Y, to Estate Chas F Hoffman. 72d st, Nos 31 and 33, n s, 275 e Columbus av, runs n 204.4 to s 73d st x e 56 x s 83.9 x e 19 x s 18.4 x w 25 x s 102.2 to 72d st x w 50 to beginning. P M. June 7, 3 years, 4 1/2%. July 12, 1910. 4:1125. 175,000

Casey, Wm J to J Romaine Brown and ano, exrs Loyal L Smith. 161st st, n s, 100 w Broadway, 25x102.3. P M. July 11, due Jan 11, 1912, 5%. July 12, 1910. 8:2137. 10,000

Cockey, Marston R to TITLE GUARANTEE & TRUST CO. 127th st, No 225 n s, 210.6 w 7th av, 15x99.11. July 12, 1910, due, &c, as per bond. 7:1933. 8,500

Casey, Wm J to J Romaine Brown and ano exrs Loyal L Smith. Broadway, n w cor 161st st, 102.3x100. P M. July 11, due Jan 11, 1912, 5%. July 12, 1910. 8:2137. 95,000

Casey, Wm J to J Romaine Brown and ano exrs Loyal L Smith. 161st st, n s, 125 w Broadway, 50x102.3. P M. July 11, due Jan 11, 1912, 5%. July 12, 1910. 8:2137. 17,500

Consumers Wine & Liquor Co to H Koehler & Co. 3d av, No 2378. Leasehold. All. Prior mort \$2,000. July 8, due Jan 8, 1911, 6%. July 12, 1910. 6:1777. 900

CITIZENS SAVINGS BANK with Lena Antonelli. Bedford st, No 18. Extension of mort for \$12,000 to May 15, 1915, at 5%. July 7. July 13, 1910. 2:527. nom

Chevra Anshchi Smorgona Bnei Naa Chaim Abraham, a corpn and Isaac Goldwitz with Chas H Phelps exr Wm Wall. Market st, No 34, e s, —x86.9x—x86.8. Extension of \$13,000 mort until Nov 1, 1913, at —% as per bond. July 6. July 12, 1910. 1:275. nom

Cary, Clarence and Henry L Morris trustees Patsey Morris with Saml Strauss and Wolf Cohen. Monroe st, No 288. Extension of \$39,000 mort until June 19, 1915, at 5%. May 26. July 13, 1910. 1:263. nom

Cohen, Saml of Brooklyn, N Y, to Henry Hall. 13th st, No 306, s s, 28.10 e 4th st, 28.6x41.5x25x55.2. Prior mort \$—. Jan 12, 1909, 2 years, 6%. July 13, 1910. 2:616. 3,000

CITIZENS SAVINGS BANK with Samuel Cohen of Arverne, L I, and Emanuel Newberger, New York. 109th st, Nos 121 to 125 East. Extension of mort for \$50,000 to May 15, 1915, 5%. June 29. July 13, 1910. 6:1637. nom

Cohen, Israel M to Jacob Cohen. Park av, No 1680, n w cor 118th st, No 77, 25.11x90. Prior mort \$—. July 13, 1910, 1 year, 6%. 6:1745. 2,000

Cohen, Esther of Pittsburg, Pa, to GERMAN SAVINGS BANK. Mott st, No 154, e s, 100 n Grand st, 25x94. July 6, 3 years, 5%. July 14, 1910. 2:470. 3,000

Devanny, Michl W to SAUGERTIES SAVINGS BANK. 61st st, No 132, s s, 80 w Lexington av, 20x80. Prior mort \$13,000. July 14, 1910, due, &c, as per bond. 5:1395. 4,000

Diva Realty Co to Sound Realty Co. 141st st, n s, 100 w Lenox av, 100x99.11. Building loan. Prior mort \$40,000. July 11, 1 year, 6%. July 14, 1910. 7:2010. 75,000

Same to same. Same property. Certificate as to above mort. July 11. July 14, 1910. 7:2010. —

Same to same. Same property. P M. Prior mort \$20,000. July 11, 1 year, 6%. July 14, 1910. 7:2010. 20,000

Drucker, Jacob to NEW YORK SAVINGS BANK. 8th av, Nos 530 to 534, e s, 24.11 s 37th st, two lots, each 25x88. Two mortg, each \$500. July 14, 1910, due, &c, as per bond. 7:1942. 1,000

Degelman, John H to TITLE GUARANTEE & TRUST CO. 3d av, No 2062, s w cor 113th st, Nos 174 to 180, 25.2x100. July 2, due, &c, as per bond. July 8, 1910. 6:1640. 33,000

Douglas Realty Co to Anna M McEwen. Bank st, No 96, s s, 32.9 e Greenwich st, runs s 57 x w 17 x n 50 to st x e 18.6 to beginning. July 8, 3 years, 5%. July 9, 1910. 2:634. 5,500

Deshons, Emily E and Harriet E, and Emily A Ames, Josephine D D'Arzi and Marie A Chandler to Emilie W Reichow. 22d st, n e s, 110.2 s e 10th av, 15.8x98.9. July 1, due Jan 6, 1912, 5%. July 8, 1910. 3:720. 7,500

Doll, Otto W to GERMAN SAVINGS BANK. 50th st, No 363, n s, 125 e 9th av, 19.6x100.9x27.4x100.5. June 24, due July 7, 1911, 5%. July 8, 1910. 4:1041. 2,000

Deppeler, C Edwin to Alex P W Kinnan. 85th st, No 318, s s, 191.8 w West End av, 16.8x102.2. P M. Prior mort \$16,000. July 8, 1 year, 6%. July 9, 1910. 4:1246. 2,500

Di Donato, Irene with John A Aspinwall and ano trustees for Kath A Kingsland under will Wm H Aspinwall. 97th st, No 236 East. Extension of \$7,250 mortgage until June 17, 1915, at 5%. June 17. July 8, 1910. 6:1646. nom

Dennin, Susan J to Emma J McCormick. 94th st, No 62, s s, 232 e Columbus av, 18x100.8. July 7, 3 years, 4 1/2%. July 8, 1910. 4:1207. 12,000

Dorman, Emma H to American Missionary Association. 109th st, No 310, s s, 182 w Broadway, 18x100.11. July 8, 1910, 5 years, 5%. 7:1893. 25,000

Darling, Chester or Chester A to BOWERY SAVINGS BANK. 72d st, No 174, s s, 183.4 w 3d av, 16.8x102.2. July 7, 3 years, 4 1/2%. July 8, 1910. 5:1406. 10,000

Daly, Matilda with BOWERY SAVINGS BANK. 55th st, Nos 156 to 160 East. Extension of \$28,000 mort until July 6, 1915, at 4 1/2%. July 6. July 11, 1910. 5:1309. nom

Doran, Daniel A, of Yonkers, N Y, to Maxwell Lazarus, of Bayonne, N J. 116th st, Nos 11 and 13, n s, 143 w 5th av, 61x100.11. Leasehold. All title. July 7, as per lease, etc, executed June 18, 1910, 6%. July 11, 1910. 6:1600. 15,000

Demmer, Joseph to Eliz J B Demmer. 17th st, No 142, s s, 233.3 e 7th av, 24.2x92.1x28.1x92. Leasehold. July 12, 1910, 2 years, 6%. 3:792. 1,000

Dick, Morris to Sun Construction Co. Sheriff st, No 54, s e s, 150 n e Delancey st, 25x100. P M. Prior mort \$—. July 11, due Nov 11, 1910, 6%. July 12, 1910. 2:333. 500

Dickinson, Gustavus D to J Harry Hull. 95th st, No 132, s s, 448 e Amsterdam av, 17x100.8. Prior mort \$13,000. July 13, 1910, due Nov 13, 1910, 6%. 4:1225. 225

Edwards, Wm H L to Louis Seeberger and ano exrs &c Henry Meinhard et al exrs Isaac Meinhard. Greene st, Nos 133 and 135, w s, 246.5 n Prince st, 36.5x100. P M. July 12, 5 years, 4 1/2%. July 13, 1910. 2:514. 50,000

Elliott, Kath M to Rose B Alderman. Essex st, No 47, w s, 75.8 s Grand st, 25.3x87.8x25x87.11. Prior mort \$22,000. July 9, due Nov 9, 1910, 6%. July 11, 1910. 1:310. 4,000

EAST RIVER SAVINGS BANK with Luigi and Pietro Mecca. Thompson st, Nos 131 and 133, w s, 125.6 n Prince st, 44x100. Extension of mort for \$48,000 to July 11, 1915, at 5%. July 11. July 13, 1910. 2:517. nom

Fowler, Anna P with New York Instn for the Instruction of the Deaf and Dumb and Chas C Worthington. 58th st, No 18 East. Extension of \$45,000 mort until July 10, 1913, at 4 1/2% and consent to same. May 14. July 14, 1910. 5:1293. nom

Ferraro, Salvatore and Candida to Gustav Zimmer. 2d av, No 1087, w s, 40.5 n 57th st, 20x60. P M. July 11, 1910, due July 1, 1915, 5%. 5:1331. 8,000

Faden, Beni to Nathan Tuckman. Stanton st, No 251, s s, 125 e Willett st, 25x75; Clinton st, No 14, e s, 155 s Houston st, 20x102.2. Prior mort \$26,000 on first parcel. July 8, 1910, 5 years, 6%. 2:339 and 350. 5,000

Firnkas, Geo to Frederick Bauernschmidt. 46th st, No 528, s s, 300 w 10th av, 25x100.5. July 5, due, &c, as per bond. July 8, 1910. 4:1074. 12,000

Same to Cath E. Neher. Same property. Prior mort \$12,000. July 5, due, &c, as per bond. July 8, 1910. 4:1074. 2,000

Fox, Julius B to Cephas Brainerd and ano trustees Roswell Smith. 50th st, No 134, s s, 81.11 e Lexington av, 18.3x100.5. P M. July 8, 1910, 5 years, 4 1/2%. 5:1304. 13,500

Feist, Julia F to Acme Security Co. 7th av, No 2295. Assign rents to secure \$750. Feb 8, due Aug 8, 1910, 6%. July 12, 1910. 7:1919. notes 750

Frankel, Fannie to Louis Margulies. 1st av, No 2015, w s, 25 s 104th st, 25x100. Prior mort \$—. June 29, 5 years, 6%. July 12, 1910. 6:1675. 7,000

Fuller, Euphemia B to TITLE GUARANTEE & TRUST CO. 74th st, No 252, s s, 99.6 e West End av, runs s 100 x e 0.6 x s 2.2 x e 20 x n 102.2 to st x w 20.6 to beginning. July 2, due, &c, as per bond. July 12, 1910. 4:1165. 5,000

Fried, Philip to Annie Recht and ano. 82d st, No 428, s s, 156.6 w Av A, 25x102.2. July 11, 5 years, 5%. July 12, 1910. 5:1561. 19,000

Same and Valentine Yehling with same. Same property. Subordination agreement. July 11. July 12, 1910. 5:1561. nom

Glennon, Edward G to Edward Henes. 2d av, No 1638, s e cor 85th st, Nos 300 and 302, 25x88. July 12, 5 years, 5%. July 13, 1910. 5:1547. 25,000

GREENWICH SAVINGS BANK with The Hermitage Co. Bank st, Nos 51 and 53, n w cor 4th st. Extension of mort for \$40,000 to July 1, 1911, at 5%. July 11. July 13, 1910. 2:624. nom

Goodman, Henry D with Jake Levine. Av B, Nos 46 and 48, w s, 48.0 1/2 s 4th st, 48.1 1/2x80. Extension of \$8,000 mort until July 11, 1912, at 6%. July 11. July 12, 1910. 2:399. nom

Gordon, Phineas to Chas Strauss. Madison st, No 402, s s, abt 250 e Jackson st, 25x100. July 11, 5 years, 5%. July 12, 1910. 1:265. 20,500

Gutfarb, Bertha to Louis and Chas Levy. Monroe st, No 82, s s, 59.7 e Pike st, 27.4x100.9x27.6x101.4. July 11, 3 years, 6%. July 12, 1910. 1:255. 2,000

Ganter, Georg to Geo W Walton. 82d st, No 115, n s, 538 e Amsterdam av, 19x102.2. P M. Prior mort \$14,000. July 1, 5 years, 5%. July 11, 1910. 4:1213. 5,000

Greenhut & Co to NEW YORK LIFE INS AND TRUST CO. 6th av, Nos 295 to 303, s w cor 19th st, Nos 100 to 108, runs w 152.10 x s 122.6 x e 153 to 6th av, x n 118.9 to beginning; 6th av, Nos 289 to 293, n w cor 18th st, Nos 101 to 107, runs n 65.3 x w 100 x s 62.9 to st, x e 100 to beginning, leasehold; 19th st, Nos 110 to 120, s s, 152.10 w 6th av, 150.10x100; 18th st, Nos 109 to 143, n s, 100 w 6th av, runs w 375 x n 84 x e 322 x s 22.6 x e 53 x s 62.9 to beginning, fee. July 7, due Aug 10, 1919, at 4 1/2%. July 8, 1910. 3:797. 1,200,000

Same to same. Same property. Certificate as to above mort. July 7. July 8, 1910. 3:794. —

DRAUGHTING

OTTO-G. LINDBERG (Tel. 7811 Cort.) 9 Church Street

Special attention given to the preparing of **MAPS AND OTHER DRAWINGS** required in **REAL ESTATE TRANSACTIONS, SUBDIVIDING PROPERTIES, ETC.**

Gaertner, Flora wife Gustav G to Kath Becker. 82d st, Nos 249 and 251, n s, 57 w 2d av, runs w 35.6 x n 102.2 x e 17.6 x s 51.1 x e 18 x s 51.1 to beginning. June 14, 5 years, 5%. July 8, 1910. 5:1528. 13,000
 Same to same. Same property. June 14, installs, 6%. July 8, 1910. 5:1528. 3,500
 Grossman, Mary F, of Ridgefield, N J, to TITLE GUARANTEE & TRUST CO. 131st st, Nos 614 to 618, s s, 250 w Broadway, 75x99.11. July 12, due, &c, as per bond. July 14, 1910. 7:1997. 35,000
 Gottlieb, Henry to MERCANTILE TRUST CO and ano trustees Moses G Baldwin. 152d st, No 594, ss, 36 e Broadway, 16x74.11. July 14, 1910, 3 years, 4 1/2%. 7:2083. 6,000
 Holstein, Lee to Roman Catholic Orphan Asylum in City N Y. 6th av, No 912, e s, 67.5 s 52d st, 22x77.11x22x78.8. July 12, 5 years, 4 1/2%. July 14, 1910. 5:1267. 32,000
 Holstein, Lee to Isaac Marks. 6th av, No 912, e s, 67.5 s 52d st, 22x77.11x22x78.8. Prior mort \$32,000. July 12, 3 years, 6%. July 14, 1910. 5:1267. 6,500
 Horowitz, Saml to Leah Cohn. 3d st, Nos 317 and 319, n s, 160 w Av D, 48.6x96. June 25, 5 years, 5%. July 9, 1910. 2:373. 55,000
 Same and Herbert J Lyall with same. Same property. Subordination agreement. July 8, July 9, 1910. 2:373. nom
 Horowitz, Samuel and Max Fine with Leah Cohn of Cedarhurst, N Y. 3d st, Nos 317 and 319, n s, 160 w Av D, 48.6x96. Subordination agreement. July 5. July 9, 1910. 2:373. nom
 Hess, Chas E with MERCANTILE TRUST CO. 111th st, Nos 125 to 135 West. Agreement as to reduction of interest. July 5. July 8, 1910. 7:1821. nom
 Hughes, Dallas and Peter Burney to Edward A Warren. 134th st, Nos 77 and 79, n s, 172.6 e Lenox av, 35x99.11. May 21, 1 year, 6%. July 8, 1910. 6:1732. 850
 Howe, Henry J to Julia A Howe et al. 160th st, No 516, s s, 200 w Amsterdam av, 25x99.11. June 25, due July 1, 1913, 5%. July 9, 1910. 8:2118. 6,000
 Haft, Cecelia of Brooklyn to Isaac Haft. 1st av, No 1474, e s, 52.2 s 77th st, 25x85. 1-3 part. Prior mort \$15,000. July 5, due July 1, 1912, 6%. July 8, 1910. 5:1471. 2,000
 Hess, Selmar with 364 Sixth Avenue, a corpn. 6th av, No 364. Extension of \$84,000 mort until Jan 17, 1912, at 4 3/4%. Dec 7, 1909. July 8, 1910. 3:824. nom
 Himmel, Chas to NORTH RIVER SAVINGS BANK. 46th st, Nos 552 and 554, s s, 100 e 11th av, 50x100.5. July 6, 3 years, 4 1/2%. July 8, 1910. 4:1074. 12,000
 Hofeder, Magdalena to Pauline Hovemann. 82d st, No 420, s s, 256.6 w Av A, 25x102.2. Prior mort \$10,500. July 11, 1910, due July 1, 1913, 6%. 5:1561. 3,000
 Hebal, Ray and Fannie Frankel with Moses Goodman. Mangin st, No 65, w s, 150 s Rivington st, 25x100. Extension of \$19,500 mort until July 2, 1915, at 5%. July 7. July 9, 1910. 2:323. nom
 HUDSON CITY SAVINGS INSTN with Emma M Wood. 116th st, No 166 East. Extension of \$5,500 mort until June 6, 1915, at 5%. May 31. July 12, 1910. 6:1643. nom
 Howell, Anita to Herbert R Limburg. 60th st, Nos 27 to 37, n s, 175 e Columbus av, 109x100.5. P M. Prior mort \$132,000. July 12, 1910, 2 years, 6%. 4:1113. 25,000
 Howell, Anita to Gideon E Fountain, exr, &c, Gideon Fountain. 60th st, No 37, n s, 175 e Columbus av, 19x100.5. P M. July 12, 1910, due, &c, as per bond. 4:1113. 22,000
 Howell, Anita to Gideon E Fountain, exr, &c, Gideon Fountain. 60th st, Nos 33 and 35, n s, 194 e Columbus av, two lots, each 18x100.5. Two P M morts, each \$22,000. July 12, 1910, due, &c, as per bond. 4:1113. 44,000
 Howell, Anita to Gideon E Fountain, exr, &c, Gideon Fountain. 60th st, Nos 27 and 29, n s, 248 e Columbus av, two lots, each 18x100.5. Two P M morts, each \$22,000. July 12, 1910, due, &c, as per bond. 4:1113. 44,000
 Howell, Anita to Marguerite Chauveau widow. 60th st, No 31, n s, 230 e Columbus av, 18x100.5. P M. July 1, due, &c, as per bond. July 12, 1910. 4:1113. 22,000
 Hennessy Realty Co to Joseph M Adrian et al, trustees Charlotte A Mount. 108th st, s s, 100 w Amsterdam av, 75x100.11. P M. June 29, 1 year, 5%. July 12, 1910. 7:1879. 50,625
 Hennessy Realty Co to Susan Mount. 108th st, s s, 175 w Amsterdam av, 25x100.11. P M. June 28, 1 year, 5%. July 12, 1910. 7:1879. 16,875
 Hayes, Sophie M to Geo V Morton. 7th av, No 2528, w s, 80.7 n 146th st, 19.3x100. P M. Prior mort \$15,000. July 11, due, &c, as per bond. July 12, 1910. 7:2032. 2,000
 Hlavac, Albert Jr to Wm Reichman. 79th st, Nos 427 and 429, n s, 382 e 1st av, 52x102.2. P M. Prior mort \$22,000. July 12, 3 years, 6%. July 13, 1910. 5:1559. 5,000
 Haviland, Julia D, Wm T Dannat and Walter D Starr to Geo B Lauck as committee John W Quincy. Mangin st, No 26, e s, 150.4 n Broome st, runs e 200.2 to w s Tompkins st, No 19, s 25 x w 200.2 to Mangin st x n 25 to beginning. P M. June 27, 3 years, 5%. July 13, 1910. 2:322. 12,000
 Huber, Geo H to John T Underwood. 7th av, No 1919, s e cor 116th st, No 166, runs e 98 x s 66 x w 85 to St Nicholas av x n w 24.6 to 7th av x n 45.1 to beginning. July 12, 5 years, 5%. July 13, 1910. 7:1825. 140,000
 Herz, Augusta and Morris Metzler with Caroline M Butterfield et al trustees Fredk Butterfield. 122d st, Nos 226 and 228, s s, 423 e 8th av, 35.4x100.11. Agreement as to payment of \$31,000 mort on July 8, 1913, at 4 1/2%. Mar 31. July 12, 1910. 7:1927. nom
 Haft, Rosa with Isaac and Cecelia Haft. 1st av, No 1474, e s, 52.2 s 77th st, 25x85. Subordination agreement. July 5. July 13, 1910. 5:1471. nom
 Hurwitz, Morris with Abraham Shapiro. Av A, No 1495, w s, 25.4 n 79th st, 18x75. Agreement that mort of \$2,500 is a lien to the extent of \$1,300 only on above premises. July 11, 1910. 5:1559. nom
 Interborough Realty Co to Grace E Stevens. Certificate as to mort for \$3,000 covering land in Passaic, N J. June 21. July 13, 1910. nom
 Immen, Luer to TITLE INSURANCE CO OF N Y. 4th av, No 477, s e cor 32d st, No 102, 25x80. July 8, 5 years, 4 1/2%. July 9, 1910. 3:887. 50,000
 Jonas, Frank to Henry Recht. 80th st, No 419, n s, 181.6 e 1st av, 25x102.2. July 6, 5 years, 5%. July 8, 1910. 5:1560. 15,000
 Same and Geo A Linpold with same. Same property. Subordination agreement. July 5. July 8, 1910. 5:1560. nom

Jones, Charlotte to Henry O Heuer. 116th st, No 104, s s, 25 e Park av, 37.3x100.11. Prior morts \$48,000. July 6, due June 23, 1911, 6%. July 8, 1910. 6:1643. 3,375
 James, Harriet S to Josiah H De Witt guardian Helen A De Witt. 43d st, No 118, s s, 225 w 6th av, 21.5x100.5. July 7, 5 years, 5%. July 8, 1910. 4:995. 45,000
 Junction Realty Co to ALBANY SAVINGS BANK. 65th st, Nos 34-40, s s, 341.8 w Central Park West, 83.4x100.5. July 7, 3 years, 4 1/2%. July 9, 1910. 4:1117. 90,000
 Same to same. Same property. Certificate as to above mortgage. July 7. July 9, 1910. 4:1117.
 Jacobson, Rachel to Mathilde A Moller. 142d st, No 293, n s, 100 e 8th av, 25x100.11. June 30, due, &c, as per bond. July 9, 1910. 7:2028. 20,500
 Same to David May. Same property. Prior mort \$20,500. June 30, 5 years, 5%. July 9, 1910. 7:2028. 500
 Junker, Herman C with J Fred Boss. 5th av, No 2201, n e cor 134th st, No 1, 24.11x75. Agreement as to share ownership in mort. July 11, 1910. 6:1759. nom
 James, Jennie M to A Gertrude Cutter. 93d st, No 153, n s, 266 e Amsterdam av, 17x84 to Apthorps lane, x17x81.8. July 8, due Dec 17, 1913, 4 1/2%. July 9, 1910. 4:1224. 1,000
 Judis (Irving) Building & Construction Co to Morris Weinstein. 108th st, s s, 100 w Amsterdam av, 100x100.11. Building loan. Prior mort \$75,000. July 11, 1 year, 6%. July 12, 1910. 7:1879. 80,300
 Same to same. Same property. Certificate as to above mort. July 11. July 12, 1910. 7:1879.
 Same to same. Same property. P M. Prior mort \$67,500. July 11, 1 year, 6%. July 12, 1910. 7:1879. 8,500
 Same to same. Same property. Certificate as to above mort. July 11. July 12, 1910. 7:1879.
 Jarmulowsky, Meyer and Louis with Charles Strauss. Madison st, No 402. Subordination agreement. July 11. July 12, 1910. 1:265. nom
 Jensen, Wm A to Lincoln Square Restaurant Co. Columbus av, No 152. Store lease. July 12, installs, 5%. July 13, 1910. Notes, 3,000
 Jensen, Wm A to Lincoln Square Restaurant Co. Columbus av, No 150. Leasehold. July 12, installs, 5%. July 13, 1910. 4:1136. Notes, 3,000
 Kauffman, Jacob and Isaac Lewenthal of Brooklyn, N Y, to Mary J Cameron. Water st, No 649, s s, 266.11 e Gouverneur Slip, 16.5x70x16.8x70. P M. July 8, 3 years, 5%. July 9, 1910. 1:243. 3,500
 Knapp, Lucien of Borough of Queens to QUEENS COUNTY TRUST CO. 48th st, No 332, s s, 225 w 1st av, 25x100.5. June 28, 2 years, 6%. July 8, 1910. 5:1340. 8,000
 Kremf Realty Co to Charles Lanier and ano exrs, &c, Frances A Lawrence. 122d st, Nos 247 to 251, n s, 101.6 w 2d av, 42x100.11. July 8, 5 years, 4 1/2%. July 9, 1910. 6:1787. 38,000
 Same to same. Same property. Certificate as to above mortgage. July 7. July 9, 1910. 6:1787.
 Same and Hattie Mendelson with same. Same property. Subordination agreement. July 7. July 9, 1910. nom
 Kremf Realty Co to Hattie Mendelson. Same property. Prior mort \$38,000. July 9, 1910, 1 year, 6%. 6:1787. 1,000
 Kopf, Saml to Eliza E Cromwell. Cherry st, No 454, n s, 175.3 e Jackson st, 25.8x97.10x25.5x97.10. July 5, 5 years, 5%. July 12, 1910. 1:263. 26,000
 Kopf, Samuel to Simeon Kuttner. Cherry st, No 454, n s, 175.3 e Jackson st, 25.8x97.10x25.5x97.10. Prior mort \$26,000. June 30, due Dec 30, 1914, 6%. July 12, 1910. 1:263. 4,000
 King, Abel and Isaac Schorsch with LAWYERS TITLE INS & TRUST CO. 3d st, Nos 317 and 319 East. Agreement as to share ownership in mort. June 25. July 12, 1910. 2:373. nom
 Kronfeld, Leon to Lawrence K Brown. Lenox av, No 385, w s, 49.11 n 129th st, 24.11x75. Prior mort \$22,000. July 12, 1910, due Feb 1, 1913, 6%. 7:1914. 4,000
 Kilian, Theodore to August R Hauser. 95th st, No 49, n s, 318 e Columbus av, 18x100.8; 144th st, No 423, n s, 136 e Convent av, 19x99.11; 144th st, No 421, n s, 155 e Convent av, 20x99.11. Prior mort \$46,500. July 7, 3 years, 6%. July 13, 1910. 7:2050 and 4:1209. 12,000
 Layng, Frank S to Geo S Brewster. 53d st, No 14, s s, 132.6 w Madison av, 25x100.5. P M. Prior mort \$50,000. July 7, 3 years, 4 1/2%. July 11, 1910. 5:1288. 125,000
 Lowenbein, David and Morris, firm of A Lowenbein's Sons to Robt Graves and ano. 5th av, No 586, w s, 77.5 n 47th st, 23x100. Leasehold. June 24, due July 8, 1915, 5 1/2%. July 8, 1910. 5:1263. 24,000
 Langenbahn, Theo to J Fred Boss. 5th av, No 2201, n e cor 134th st, No 1, 24.11x75. July 11, 1910, 5 years, 5%. 6:1759. 20,000
 Same to Pauline Thomas. Same property. Prior mort \$20,000. July 11, 1910, 5 years, 6%. 6:1759. 6,000
 Libman, Benj to Wm Jay trustee Isaac Bell Jr. 5th st, No 651, n s, 90 w Av C, 24.9x97. July 8, 1910, 5 years, 5%. 2:388. 28,000
 Same and A Leipzig with same. Same property. Subordination agreement. May 9. July 8, 1910. 2:388. nom
 Laurel Construction Co to Weschler & Noel, Inc. 79th st, Nos 147 to 153, n s, 205 e Amsterdam av, 63x102.2. P M. Prior mort \$225,000. July 7, 2 years, 6%. July 8, 1910. 4:1210. 41,500
 Lawson S Levy with 364 Sixth Avenue, a corpn. 6th av, No 364. Extension of \$16,000 mort until Jan 18, 1912, at 5%. June 20. July 8, 1910. 3:824. nom
 Levine, Jake with Harry D Goodman. Av B, Nos 46 and 48. Agreement modifying mortgage. July 11. July 12, 1910. 2:399. nom
 LAWYERS TITLE INS & TRUST CO with Emma G Hamilton et al exrs Schuyler Hamilton. 81st st, No 105 East. Extension of \$18,000 mort until June 30, 1913, at 5%. June 27. July 13, 1910. 5:1510. nom
 LAWYERS TITLE INS & TRUST CO with Frank Beck. 76th st, No 432 East. Extension of \$16,000 mort until June 22, 1913, at 5%. June 7. July 13, 1910. 5:1470. nom
 Louvre Realty Co to Joseph Simerman. 137th st, No 622, s s, 340 w Broadway, 85x99.11. Prior mort \$126,500 given as collateral security for mort of \$12,000. July 8, due, &c, as per bond. July 13, 1910. 7:2002. 12,000
 La Roche, Anna Forrester extrx Wm T La Roche to Cordon Realty Co. 137th st, Nos 107 and 109 West. Extension of \$37,500 mort until May 11, 1913, at 5%. May 7. July 13, 1910. 7:2006. nom

JOHN C. ORR CO., India, Java and Huron Sts., and East River City of New York, Borough of Brooklyn

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Lawyers Mortgage Co with Sandford Realty Co. Lexington av, No 1991. Extension of \$41,000 mort until July 1, 1915, at 5%. July 1, 1910. 6:1770. nom

LAWYERS TITLE INS & TRUST CO with David J Cohen. 1st av, No 52. Extension of \$27,000 mort until June 30, 1913, at 5%. June 29, July 13, 1910. 2:431. nom

LAWYERS TITLE INS & TRUST CO with Maria A Berti. 52d st, No 127 East. Extension of \$9,000 mort until June 30, 1913, at 5%. June 6, July 13, 1910. 5:1307. nom

LAWYERS TITLE INS & TRUST CO with Annie F Leverich. 74th st, No 21, n s, 100 w Madison av, 20x102.2. Extension of \$20,000 mort until July 8, 1915, at 4½%. July 7, July 12, 1910. 5:1389. nom

LAYWERS TITLE INS & TRUST CO with Simon Uhlfelder. 142d st, No 131, n s, 270 w Lenox av, 40x99.11. Extension of \$37,000 mort until May 18, 1913, at 5%. May 31, July 13, 1910. 7:2011. nom

Luchow, August to GERMAN SAVINGS BANK. 14th st, Nos 116 and 118, s s, 279 e 4th av, 50x106.6. July 14, 1910, 3 years, 4½%. 2:559. 100,000

Mark (Alfred) Realty Co to Thomas Lyons. Certificate as to mort for \$5,500 covering land in Kings Co. July 9, July 14, 1910. —

McSweeney Realty Co to Austin B Fletcher as trustee. Perry st, Nos 161 to 165, n s, 136 w Washington st, 66x100.3. Building loan. July 13, 1 year, 6%. July 14, 1910. 2:637. 52,000

Same to James H Cruikshank. Same property. P M. Prior mort \$87,000. July 14, 1910, 1 year, 6%. 2:637. 11,980.93

Mayer, Sol to Isidore Isaac. 116th st, No 119, n s, 200 w Lenox av, 41.8x100.11. Prior mort \$53,500. July 14, 1910, 5 years, 5%. 7:1901. 13,000

Mears, Emma to Hudson Mortgage Co. 19th st, No 215, n s, 210 e 3d av, 18x92. Prior mort \$4,000. July 13, due Jan 14, 1912, 6%. July 14, 1910. 3:900. 1,000

Munn, Chas A and Anne E trustees Orson D Munn, Chas A Munn individ and Nicholas L Tilney guardian to BROOKLYN SAVINGS BANK. 22d st, Nos 12 to 16, s s, 468.10 w 4th av, 78.9x98.9. July 11, 1910, 5 years, 4½%. 3:850. 175,000

Martin Holding Co to County Holding Co. 41st st, Nos 18 and 20, s s, 248.4 e 5th av, runs s 98.9 x e 25 x n 1.2 x e 25 x n 99.2 to st, x w 50 to beginning. P M. July 11, 1910, 2 years, 5½%. 5:1275. 200,000

Morgenthaler, Alois G to Frank Mackerer. 58th st, No 446, s s, 325 e 10th av, 25x100.5. July 1, 1 year, 5%. July 11, 1910. 4:1067. 3,000

Marx, Charles and Louis Wolfsheim to Joseph Hamerslag. Av A, Nos 1498 to 1502, n e cor 79th st, No 501, 76.8x98. Prior mort \$50,000. July 8, due, &c, as per bond. July 9, 1910. 5:1576. 4,000

Marx, Charles and Louis Wolfsheim to Lucius H Beers and ano trustees Robt R Stuyvesant. Av A, Nos 1498 to 1502, n e cor 79th st, No 501, 76.8x98. July 8, due July 1, 1915, 4½%. July 8, 1910. 5:1576. 50,000

Magee, Mary A to Morland Mortgage Co. 40th st, No 228, s s, 285.6 w 7th av, 14.6x98.9. P M. July 8, 3 years, 5%. July 9, 1910. 3:789. 15,000

Myres, Sarah to TITLE GUARANTEE & TRUST CO. 92d st, No 59, n s, 201 w Park av, 17x100.8. July 8, due, &c, as per bond. July 9, 1910. 5:1504. 7,500

Myers, Fredk S with METROPOLITAN SAVINGS BANK. 99th st, No 203, n s, 80 e 3d av, 25x75.9. Subordination agreement. July 8, July 9, 1910. 6:1649. nom

McKenna, Annie M to Cath T Shanley. 113th st, No 163, n s, 200 w 3d av, 20x100.10. Prior mort \$8,000. July 7, 2 years, 6%. July 9, 1910. 6:1641. 750

Mitchell, James E and Wm H Archibald to Prisca Cramme. 23d st, No 316, s s, 143.1 w 8th av, 22.6x98.9. Prior mort \$—. July 7, 5 years, 4½%. July 9, 1910. 3:746. 20,000

Mitsch, Elizabetha wife Joseph to BOWERY SAVINGS BANK. 24th st, No 323, n s, 275 e 2d av, 25x98.9. July 11, 3 years, 4½%. July 12, 1910. 3:930. 6,000

McLaughlin (Jas) Co to James McLaughlin. 144th st, s s, 410 e Lenox av, 50x99.11. Prior mort \$15,000. July 1, demand, 5%. July 12, 1910. 6:1741. 7,500

Same to same. Same property. Certificate as to above mort. July 1, July 12, 1910. 6:1741. —

McDonald, Joseph to Lion Brewery. 48th st, No 201 East. Saloon lease. July 8, demand, 6%. July 12, 1910. 5:1322. 2,500

Manhattan Office Bulding Co to METROPOLITAN LIFE INS CO. 7th av, Nos 245 to 251, n e cor 24th st, Nos 163 and 165, 86.11x 79.2. July 11, due Oct 1, 1915, 6% until completion of building and 5½% thereafter. July 13, 1910. 3:800. 325,000

Same to same. Same property. Certificate as to above mort. July 11, July 13, 1910. 3:800. —

Same and Robt Alexander with same. Same property. Subordination agreement. July 11, July 13, 1910. nom

Mestel, Morris to EMIGRANT INDUSTRIAL SAVINGS BANK. 13th st, n s, 286 e 2d av, 23x103.3. July 11, 5 years, 5%. July 13, 1910. 2:455. 3,000

Same with Elsie J Lent. Same property. Subordination agreement. July 11, July 13, 1910. 2:455. nom

Same with Irene L Rauch. Same property. Subordination agreement. July 11, July 13, 1910. 2:455. nom

Mentor Realty Co to Saml Heyman and ano. 23d st, No 158, s s, 175 e 7th av, 22.6x98.9. P M. July 12, 1 year, 5%. July 13, 1910. 3:798. 67,000

Same to same. Same property. Building loan. Prior mort \$67,000. July 12, 1 year, 6%. July 13, 1910. 3:798. 41,000

Same to same. Same property. Certificate as to above mort. July 12, July 13, 1910. 3:798. —

Nathan, Eli M and Adolph Schlessinger to Pauline Greenberg. 74th st, No 410, s s, 213 e 1st av, 25x102.2. July 5, July 12, 1910, due, &c, as per bond. 5:1468. 2,000

Neuman, Emanuel with John A Aspinwall and ano trustees for Louisa Minturn under will Wm H Aspinwall. West End av, No 904. Extension of \$21,000 mort until May 31, 1915, at 4½%. May 31, July 8, 1910. 7:1876. nom

Nathan, Rosetta to Anna I Marks and ano. Greene st, No 136, e s, 187.4 n Prince st, 38.1x100.4x38.3x100.4; 72d st, Nos 241 to 251, n s, 75 w 2d av, 100x102.2; also all title to any estate of which Louis and Ernestine Schoolherr died seized, 1-7 part. July 7, 1 year, 6%. July 8, 1910. 2:513, 5:1427. 850

133 West 19th Street, a corpn to Bronx Investment Co. 19th st, Nos 133 and 135, n s, 376.6 w 6th av, 40.10x92. Building loan. June 30, 1 year, 6%. July 12, 1910. 3:795. 110,000

Same to same. Same property. Certificate as to above mort. July 7, July 12, 1910. 3:795. —

Pendleton, Francis K and ano trustees Thomas E Davis with Julius Hebal. 74th st, No 488, s s, 175 w Av A, 25x102.2. Extension of \$20,000 mort until July 2, 1913, at 5%. July 2, July 9, 1910. 5:1468. nom

POUGHKEEPSIE SAVINGS BANK with J Howard Wright. 51st st, No 41, n s, 180 e Madison av. Extension of \$65,000 mort until June 29, 1915, at 5%. June 9, July 12, 1910. 5:1287. nom

Plaza Holding Co to Mary B wife Edw D Brandegee. Church st, No 214, w s, 25 n Thomas st, 25.1x50.2x25.3x50.2; Church st, No 216, w s, 50.2 n Thomas st, runs w 75.6 x s 50.2 to Thomas st, Nos 51 to 55, x w 75 x n 100.1 x e 50.5 x s 25.5 x e 100 to Church st x s 25 to beginning; Thomas st, No 57, n s, 150 w Church st, 26.1x100.1. P M. July 11, 5 years, 5%. July 12, 1910. 1:148. 300,000

Same to same. Same property. Consent to above mort. July 11, July 12, 1910. 1:148. —

Same to same. Same property. Certificate as to above mort. July 11, July 12, 1910. 1:148. —

Purcell, Patrick to EMIGRANT INDUSTRIAL SAVINGS BANK. 37th st, No 315, n s, 217 e 2d av, 25x98.9. P M. July 11, 3 years, 5%. July 12, 1910. 3:943. 10,000

Paddell, Timothy to Wilson Distilling Co. 9th av, No 578; 42d st, Nos 360 and 362 West. Leasehold. July 11, demand, 5½%. July 12, 1910. 4:1032. notes 18,000

Pendleton, Francis K and Wm C Bowers trustees Thomas E Davis with Harris N Goodstein. 109th st, Nos 239 and 241, n s, 140 w 2d av, 40x100x irreg x100.11. Extension of \$34,500 mort until June 30, 1913, at 5%. May 23, July 11, 1910. 6:1659. nom

Parish of St Andrews Protestant Episcopal Church of Stamford with Bertha Lewitus and Eliza Mose. 1st av, No 1209. Extension of \$18,000 mort until June 27, 1915, at 5%. June 10, June 13, 1910. 5:1440. nom

Ridal, Annie widow to American Mortgage Co. 113th st, No 333, n s, 275 w 1st av, 25x100.10. June 30, 5 years, 5%. July 9, 1910. 6:1683. 10,000

Riehl, Theodore to TITLE GUARANTEE & TRUST CO. 50th st, Nos 154 and 156, s s, 160 e 7th av, 40x100.4. P M. July 7, due, &c, as per bond. July 8, 1910. 4:1002. 40,000

Robkiewicz, Stella to Jennie M Reynolds. Lexington av, No 138, w s, 16.9 s 29th st, 16.3x81. July 6, 5 years, 5%. July 8, 1910. 3:884. 21,000

Raymore Realty Co to Moses Selig. 106th st, No 212, s s, 225 w Amsterdam av, 150x100.11. Certificate as to above mort. July 6, July 11, 1910. 7:1877. —

Rubinger, Charles to Joseph L Bittenwieser. Bank st, Nos 42 and 44, s s, 105 e 4th st, runs s 91.3 x e 20.1 x n 1.1 x e 19.5 x n 90 to Bank st, x w 40.2 to beginning. Prior mort \$—. July 5, due June 1, 1911, 6%. July 13, 1910. 2:614. 10,000

Recht & Rosenbaum, a corpn, to Andrew Wilson as trustee Chas E Fleming. 77th st, No 419, n s, 169 e 1st av, 25x102.2. P M. July 12, 5 years, 5%. July 13, 1910. 5:1472. 12,000

Same to same. Same property. Certificate as to above mort. June 25, July 13, 1910. 5:1472. —

Same to Henry Heineman. Same property. Prior mort \$12,000. July 12, 5 years, 5%. July 13, 1910. 5:1472. 5,500

Same to same. Same property. Certificate as to above mort. June 25, June 13, 1910. 5:1472. —

ROCHESTER TRUST & SAFE DEPOSIT CO with Isaac Gingold and Louis Weinstein. 109th st, Nos 67 and 69 East. Extension of \$30,000 mort until June 29, 1913, at 5%. June 7, July 13, 1910. 6:1615. nom

Rosenfeld, Benj with Ernst J Gehben. 117th st, No 62 East. Extension of \$19,000 mort until June 28, 1915, at 5%. July 13, 1910. 6:1622. nom

Radley, John J to Henrietta L Butler. 11th av, Nos 599 to 603, s w cor 45th st, Nos 600 and 602, 75.3x100. P M. July 12, 1 year, 5%. July 13, 1910. 4:1092. gold 30,000

Shapiro, Adolph and Max Cohen with John A Brown Jr of Newton, Del Co, Pa. Broome st, Nos 127 to 131. Extension of mort for \$46,000 to June 23, 1915, at 4½%. Apr 12, July 13, 1910. 2:341. nom

Shea, Cath to Cath Shea and ano trustees Denis Shea. Fort Washington Ridge road or av, c 1, being lot 3 map dated Mar 19, 1875, described in Action Real Estate Trust Co vs Jacob T Seagrave et al, proposed road, c 1, being lot 4 same map, except part for Fort Washington Ridge road. July 11, due, &c, as per bond. July 13, 1910. 8:2180. 8,000

Stein, Bertha to Wm Reichman. Lenox av, Nos 649 and 651, w s, 80 n 142d st, 39.11x100. P M. Prior mort \$40,000. July 12, 7 years, 6%. July 13, 1910. 7:2011. 12,000

Spektor, Solomon to Leah Cohn. Lexington av, Nos 1791 and 1793, e s, 68 n 111th st, 32.11x100. Prior mort \$—. July 12, in-stalls, 6%. July 13, 1910. 6:1639. 2,000

STATE BANK with Yorkville Holding Co. 92d st, Nos 336 and 338, s s, 200 w 1st av, 50x100.8. Extension of \$9,700 mort until July 1, 1911, at 6%. July 1, July 12, 1910. 5:1554. nom

Sackin, Louis to Abraham Bernstein. Allen st, No 33, w s, 99.10 s Hester st, 25.1x87.6. Prior mort \$—. July 7, 5 years, 6%. July 12, 1910. 1:300. 4,000

Sackin, Harris to Louis Frankenthaler. Allen st, No 35, w s, 75 s Hester st, 25x87.6. Prior mort \$—. July 11, 3 years, 6%. July 12, 1910. 1:300. 3,000

Schadt, Margaretha and Henry F to Josephine Eisenhauer. 88th st, No 534, s s, 146 w East End av, 25x100.8. July 12, 1910, 3 years, 4½%. 5:1584. 14,000

Spektor, Solomon to Julia L Butterfield. Lexington av, Nos 1791 and 1793, e s, 68 n 111th st, 32.11x100. July 12, 1910, 5 years, 5%. 6:1639. 35,000

Same and Florence M Sommerich with same. Same property. Subordination agreement. July 1, July 12, 1910. 6:1639. nom

Sorge, Antonio to SAVOY TRUST CO. 1st av, No 2095, w s, 75.7 n 107th st, 25.2x100. July 8, due, &c, as per bond. July 9, 1910. 6:1679. 26,000

Sozio, Silvestro individ and as attorney for Antonio Sozio to Giovanni Lordi. Spring st, No 193, n s, 46.3 e Sullivan st, 19.8x75. P M. Prior mort \$—. June 25, due, &c, as per bond. July 8, 1910. 2:503. 1,170

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Salzman, Solomon to Clergymen's Retiring Fund Society of The Protestant Episcopal Church in U S et al. 2d st, Nos 214 and 216, n s, 74.9 e Av B, 60x111.10. June 27, 5 years, 5%. July 8, 1910. 2:385. 70,000

Saltzman, Solomon to Louis H Schleider. 2d st, Nos 214 and 216, n s, 74.9 e Av B, 60x111.10. Prior mort \$— Mar 18, 1 year, 6%. July 9, 1910. 2:385. 1,540

Schnee, Sigmund and Ehrich Weiss with LAWYERS TITLE INS & TRUST CO. 5th st, No 345 East. Subordination agreement. May 23. July 8, 1910. 2:447. nom

Schnee, Sigmund and Ehrich Weiss with Linda Frankenthal. 5th st, No 343 East. Subordination agreement. May 23. July 8, 1910. 2:447. nom

Siegal, Isidor with John A Aspinwall and ano trustees John A Aspinwall under will Wm H Aspinwall. 111th st, No 55 West. Extension of \$21,500 mort until Oct 30, 1915, at 4½%. June 20. July 8, 1910. 6:1595. nom

Stein, Anna to Adolph Breslauer. 117th st, No 54 and 56, s s, 175 e Lenox av, two lots, each 25x100.11. Two mortg, each \$1,800. Two prior mortg \$23,000 each. July 8, 1910, 4 years, 6%. 6:-1600. 3,600

Scholes, Thomas to Emma P Howell. 137th st, No 321, n s, 235 w 8th av, 15x99.11. P M. June 29, due, &c, as per bond. July 8, 1910. 7:2041. 6,000

Simpson, John F and Charles H to POUGHKEEPSIE SAVINGS BANK. Park Row, No 225, s s, 72.8 e James st, 28x56.3x32.8x 77.8. June 25, 5 years, 5%. July 8, 1910. 1:117. 65,000

Same and Percy R Herrick with same. Same property. Subordination agreement. June 28. July 8, 1910. 1:117. nom

Sengeus, Wm E to Thomas H Donohue. 1st av, No 76, e s, 65 s 5th st, 21.6x87.11. Prior mort \$15,000. July 1, 5 years, 6%. July 8, 1910. 2:432. 4,000

Stanton, Eliz H to New York Mortgage and Security Co. 61st st, No 108, s s, 306 w Lexington av, 19x100.5. July 5, 3 years, 4½%. July 8, 1910. 5:1395. 24,000

Shurman (C N) Investing Co to Carl Ernst. 63d st, No 133, n s, 291.9 w Columbus av, 18.6x100.5. Prior mort \$16,500. July 7, 1 year, 6%. July 8, 1910. 4:1135. 2,250

Stubner, Lizzie J wife of Wm to BOWERY SAVINGS BANK. 91st st, No 311, n s, 200 w West End av, 25x64 to s s of an old lane, x25x62.11, all title to old lane. July 8, 1910, 3 years, 4½%. 4:-1251. 20,000

Searles, Caroline A widow to ALBANY SAVINGS BANK. 99th st, No 306, s s, 236.7 e Riverside Drive, 59.6x100.11. July 13, 5 years, 4½%. July 14, 1910. 7:1888. 100,000

Stern, Isaac, Louis and Benj to Bond & Mortgage Guarantee Co. 23d st, Nos 28 and 30, s s, 312.6 w 5th av, runs s 98.9 x e 53.10 x s 98.9 to n s 22d st, Nos 13 to 21 x w 103.2 x n 197.6 to s s 23d st x e 50 to beginning, fee; 22d st, No 9, n s, 202 w 5th av, 28x98.9; 22d st, No 11, n s, 230 w 5th av, 28x98.9. Leasehold. June 20, due, &c, as per bond. July 14, 1910. 3:824. 750,000

Schlechter, Louis with Nathan Wolf. 47th st, No 327, n e cor 2d av, 25x100.5. Subordination agreement. July 11. July 14, 1910. 5:1340. nom

Tully, Edward to EMIGRANT INDUSTRIAL SAVINGS BANK. Varick st, No 230, e s, 48.7 s Carmine st, runs e 48.2 x n 5 x n 61.6 to Carmine st, No 88, x w 18.7 to Varick st, x s 48.7 to beginning. July 13, 1910, 1 year, 5%. 2:528. 1,000

Tuerkel, Joseph to METROPOLITAN SAVINGS BANK. 99th st, No 203, n s, 80 e 3d av, 25x75.9. July 8, 5 years, 5%. July 9, 1910. 6:1649. 9,000

Tarler, G Cornell with John A Aspinwall and ano trustees for Kath A Kingsland under Will Wm H Aspinwall. 113th st, No 86 West. Extension of \$18,000 mort until Nov 18, 1915, at 4½%. June 21. July 8, 1910. 6:1596. nom

Tomes, Geo and The Hermitage Co with Albert H Atterbury trustee Morgan C Colt and Simon E Osserman. 137th st, No 5 and 7 West. Two subordination agreements. July 1. July 11, 1910. 6:1735. nom

Teichman Engineering and Construction Co to Frank J McRieckard. Macombs pl, late Macombs Dam road, n w cor 152d st, 85.1x109.7x74.11x69.2. Prior mort \$74,000. July 8, due, &c, as per note. July 11, 1910. 7:2038. 2,000

Tomahawk Realty Co to Sarah A Menair et al. 43d st, No 261, n s, 100 e 8th av, 25x100.5. P M. July 1, 3 years, 5%. July 12, 1910. 4:1015. 35,000

Tomahawk Realty Co to John H Rohrs. 43d st, No 259, n s, 125 e 8th av, 25x100.5. P M. July 1, 3 years, 5%. July 12, 1910. 4:1015. 30,000

Tomahawk Realty Co to Hudson Mortgage Co. 43d st, Nos 255 to 261, n s, 100 e 8th av, runs n 100.5 x e 50 x s 0.1 x e 25 x n — x e 25 x s 100.5 to st x w 100 to beginning. July 11, due Jan 11, 1912, 6%. July 12, 1910. 4:1015. 32,000

Same to same. Same property. Certificate as to above mort. July 11. July 12, 1910. 4:1015. —

Tomahawk Realty Co to Carl A Bausch. 43d st, No 257, n s, 150 e 8th av, 25x100.5. P M. Prior mort \$— May 2, 2 years, 6%. July 12, 1910. 4:1015. 9,000

Unadilla Valley Railway Co to Lewis R Morris trustee. All right, title and interest of the Unadilla Valley Railway Co in and to all railroad and property owned by it on Jan 2, 1893, extending from its terminus in Bridgewater. Oneida Co, N Y, to its terminus in New Berlin, Chenango Co, N Y, being about 20 miles in length, with rights of way, buildings, tracks, rolling stock, etc. Feb 1, 1904, due Jan 1, 1934, 4%. July 14, 1910. gold bonds 200,000

Vanderpoel, Watson to Harriet S James. 40th st, No 210, s s, 157.3 w 7th av, 14.3x98.9. P M. Prior mort \$— July 8, due Sept 15, 1912, % as per bond. July 11, 1910. 3:789. 10,000

Walton, David S to BANK FOR SAVINGS in City N Y. Franklin st, Nos 132 to 142, n w cor Varick st, Nos 1 to 9, runs w 123 x n 87.6 x e 73.3 x n 12.9 x e 52.2 to Varick st, x s 100.2 to beginning, fee, except as to No 142 Franklin st, which is leasehold. July 8, 3 years, 4½%. July 9, 1910. 1:189. 40,000

Winkler, Louis and Abraham Shultz to Annie Kowarsky. Division st, No 79. all title. Prior mort \$21,000. July 7, 4 months, —%. July 8, 1910. 1:282. 2,000

Weil, Lina to FARMERS LOAN & TRUST CO. 38th st, No 22, s s, 295 w 5th av, 25x98.9. P M. May 25, 3 years, % as per bond. July 9, 1910. 3:839. 70,000

Wickstrom, Augusta F to Teresa Winter et al. 48th st, No 126, s s, 285 w 6th av, 20x100.4. P M. July 8, 1910, 5 years, 5%. 4:1000. 35,000

Weinstein, Morris to Sara Bernkopf et al. 7th av, e s, 46 s 21st st, 46x85. Leasehold. June 28, due July 7, 1915, 6%. July 8, 1910. 3:796. 27,000

Werner, Abraham L with Berwyn Investing Co. 7th av, Nos 291 and 293, e s, 89.5 n 26th st, 40x100. Extension of \$20,000 mort until Feb 29, 1912, at 6%. July 7. July 8, 1910. 3:802. nom

Wallace-Appleton Co to Carrie L Miller. Certificate as to mort for \$7,000 on property at Flushing, L I. July 7. July 9, 1910. —

Ward, Wm D with BOWERY SAVINGS BANK. Grand st, No 358. Extension of \$14,000 mort until July 5, 1915, at 4½%. July 6. July 12, 1910. 2:351. nom

Weinstein, Sarah to Mary B Hague. 64th st, No 228, s s, 205 e 2d av, 25x100.5. July 11, 5 years, 5%. July 12, 1910. 5:1418. 25,000

Wartenburg, Anna to Joseph Urban. 73d st, No 427, n s, 200 w Av A, 25x102.2. Prior mort \$15,500. July 6, due May 21, 1913, 5½%. July 12, 1910. 5:1468. 3,500

Weschler & Noel, Inc, and Laurel Construction Co with TITLE INSURANCE CO OF N Y. 79th st, Nos 169 to 175, n s, 205 e Amsterdam av, 63x102.2. Agreement as to building loan, &c. July 7. July 12, 1910. 4:1210. nom

Wood, Joseph L R with Prudential Real Estate Corp of New Jersey. 19th st, No 439 West. Extension of \$9,000 mort until Sept 5, 1912, at 5½%. June 30. July 14, 1910. 3:717. nom

Weigert, Abram A to LAWYERS TITLE INS & TRUST CO. 125th st, No 546, s s, 150 e Broadway, 25x100.11. July 13, 5 years, 5%. July 14, 1910. 7:1979. 20,000

Weinstein, Sarah and Leopold Hellinger with Mary B Hague. 64th st, No 228 East. Subordination agreement. July 11. July 14, 1910. 5:1418. nom

Yuhasz, Andrew and Andrew Deme to Lion Brewery. 5th st, No 509 East. Saloon lease. June 20, demand, 6%. July 14, 1910. 2:401. 1,340

BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the nw Annexed District (Act of 1895).

Anderson, James M trustee James W Anderson with Henry W Holtgrewe. Simpson st, No 1110. Extension of \$4,000 mort until July 1, 1912, at 5%. July 5. July 8, 1910. 10:2728. nom

Arc Realty Co to American Mortgage Co. Vyse av, n e cor 180th st, 120.9x121.2x121.11x121.1. July 12, 1910, 3 years, 6%. 11:-3133. 16,000

Same to same. Same property. Certificate as to above mort. July 11. July 12, 1910. 11:3133. —

American Mortgage Co with Rudolph A Hofmann. 3d av, No 2712, n e cor 144th st, 28x91.9x25x104.5, except part for 144th st. Extension of \$17,000 mort until Aug 15, 1913, at 5%. July 11. July 12, 1910. 9:2306. nom

Arndtstein, Moser to Emma Norden. 241st st, n s, 100 w Martha av, 52.4x100. July 11, due, &c, as per bond. July 14, 1910. 12:3390. 1,500

Branning, Edwin F to Annie L Morris. Sedgwick av, s w cor 177th st, runs s 131.2 x w 73.10 x n 74.11 x e 20 x n 39 x e 118.10 to beginning. P M. July 12, 3 years, 5%. July 14, 1910. 11:2881. 6,055

Buckbee, Geo E to J Clarence Davies. Sedgwick av, w s, 867 n 176th st, 75x82.4x75x82.4. P M. July 12, 2 years, 5%. July 14, 1910. 11:2882. 3,570

Butterworth, Ida C to Annie L Morris. Sedgwick av, w s, 82 n 177th st, 76.3x99x75x78.10. P M. July 12, 3 years, 5%. July 14, 1910. 11:2881. 3,000

Bratter, Ignatz to N Y LIFE INS & TRUST CO. Andrews av, e s, 364 s Tremont av, 50x100. P M. July 12, 2 years, 5%. July 14, 1910. 11:2878. 1,500

Butterworth, Joseph E to Annie L Morris. Aqueduct av, w s, 21 n 176th st, 120x100. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 12,800

Bratter, Wm to N Y LIFE INS & TRUST CO. Andrews av, e s, 314 s Tremont av, 50x100. P M. July 12, 2 years, 5%. July 14, 1910. 11:2878. 1,500

Boylan, Arthur A to Annie L Morris. Andrews av, n e s, — n e Tremont av, 50x143.3x52.6x134.3, and being lots 19 and 20 map 175 lots Est of L G Morris. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 4,060

Burns, Robt S to J Clarence Davies. Aqueduct av, w s, abt 325 n Tremont av, 25.6x130.4x17x120, and being lot 15 map of 175 lots Est Lewis G Morris. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 2,310

Bigley, Cath to Lewis G Morris. Tremont av, n s, 119.10 w Aqueduct av, 61.4x111.11x134.7, gore, vacant, and being lot 25 of 175 lots Est Lewis G Morris. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 2,660

Burns, Thos F to Annie L Morris. Aqueduct av, w s, abt 250 n Tremont av, 76.7x120x51x100, and being lots 12 to 14 map of 175 lots Est L G Morris. P M. July 11, 3 years, 5%. July 14, 1910. 11:2878. 7,035

Buettner, Frieda to Gaines-Roberts Co. Aldus st, No 985, n s, 120 e Hoe av, 40x100. P M. Prior mort \$24,000. July 7, 3 years, 6%. July 8, 1910. 10:2749. 10,000

Blau, Hymon to Julia L Butterfield. 139th st, No 510, s s, 47.4 e Brook av, 37.6x100. July 1, 5 years, 5%. July 9, 1910. 9:2266. 28,000

*Benson, Christiana and Alfred to Hester J Morrison. Byron st, w s, 245 s 237th st, and being lot 31 blk No 6 map property Whitehall Realty Co. July 9, 1910, 2 years, 6%. 500

Branning, Edwin F to TITLE GUARANTEE & TRUST CO. Popham av, w s, 431.3 s Palisade pl, and being lot 192 map (No 1069) Undercliff Terrace, 25x108.7x25.3x112. July 7, due, &c, as per bond. July 8, 1910. 11:2877. 5,500

*Beck, Robt P trustee for children of Robt P and Julia K Beck to J Warren Young. Briggs av, n s, lots 217 and 218 map lots at Williamsbridge, 33.4x93.1x33.4x93.8. July 1, 1907, due Apr 1, 1910. —%. July 12, 1910. 500

HECLA IRON WORKS

North 10th, 11th and 12th Streets

BROOKLYN,

NEW YORK

Architectural Bronze

AND

IRON WORK

Brandt, Anna A to American Mortgage Co. Honeywell av, s w cor 178th st, 35.7x140.3. July 11, 3 years, 5½%. July 12, 1910. 11:3121. 6,000

Brandt, Anna A to LAWYERS TITLE INS & TRUST CO. Honeywell av, n w cor 178th st, 36.6x70x36.5x70. July 11, 5 years, 5%. July 12, 1910. 11:3123. 25,500

Same to same. 178th st, n s, 70 w Honeywell av, 70.3x36.4x70.3x 36.5. July 11, 5 years, 5%. July 12, 1910. 11:3123. 22,000

*Bystrom Realty & Construction Co to John A Bell, trustee Chas M Connolly. Certificate as to mort for \$13,000 covering land in Westchester Co, N Y. July 11, 1910. —

*Burke, Thomas with Louis Berger. Unionport road, e s, 275 n Mianna st and being lot 234 partition map Lott G Hunt Estate, Van Nest. Extension of mort for \$3,000 to July 1, 1913, at 5½%. July 7. July 11, 1910. nom

Becker, C Adelbert with NEW YORK MORTGAGE & SECURITY CO. Park av, w s, 143.8 s 187th st, 36x105.7x36x106.6. Subordination agreement, June 30. July 13, 1910. 11:3031. nom

Same with same Park av, w s, 107.8 s 187th st, runs w 114.11 x s 36.11 x e 6.7 x n 0.10 x e 106.6 to av x n 36 to beginning. Subordination agreement, June 30. July 13, 1910. 11:3031. nom

Same with same Park av, w s, 179.8 s 187th st, 36x104.8x36x 105.7. Subordination agreement, June 30. July 13, 1910. 11:3031. nom

Columbus, Bernhard to Conrad Frickel. 161st st, No 696, s s, 62.8 e Trinity av, 37x100. Prior mort \$8,500. July 1, due, &c, as per bond. July 9, 1910. 10:2637. 2,000

Cohen & Eckman Corp to Israel Karp and ano. Brook av. Nos 1251 and 1253, w s, 238.11 n 168th st, runs w 56.11 x s 0.2 x w 33 x n 41.11 x e 90 to av x s 41.9 to beginning. Prior mort \$—. July 5, 3 years, 6%. July 9, 1910. 9:2396. 6,000

Same to same. Same property. Certificate as to above mort. July 5. July 9, 1910. 9:2396. —

*Cantone, Mechiore to Mickle Agugliaro. 215th st, n s, 100 w 6th av, and being lot 568 map Laconia Park, 25x100. Prior mort \$3,500. July 5, 1 year, 6%. July 8, 1910. 425

Callan, Thomas, John and James, and Annie O'Brien to DOLLAR SAVINGS BANK. Longwood av, late 145th st, s s, — e Whitlock av, also 175 w from Harlem & Portchester R R, 25x222x 32.8x243; Longwood av, late 145th st, s s, — e Whitlock av, also 200 w said railroad, 25x211.5x27.1x222. June 28, due June 1, 1911, 6%. July 8, 1910. 10:2730. 4,000

*Conklin, Mary L to Mary L Soule. Pell pl, n w s, lot 236 map Penfield property, South Mt Vernon, 33.4x100. July 1, 3 yrs, 6%. July 11, 1910. 3,000

Crantz, Eliz to TITLE GUARANTEE AND TRUST CO. 160th st, No 420, s s, 200 w Elton av, 16.8x100, except part for st. July 5, due, &c, as per bond. July 11, 1910. 9:2381. 2,500

Clark, Frances E widow, of Mt Vernon, N Y, to Frederick M Cromwell as committee Walton T Cromwell. Hoffman st, e s, 244.3 s 187th st, 75x119.7. July 11, 5 years, 5%. July 12, 1910. 11:3065. 3,500

Callaghan, Margt L to Michl F Cusack. Crotona av, No 1912, e s, 120.4 n Fairmount pl, 39.10x70. P M. Prior mort \$17,500. July 11, due, &c, as per bond. July 12, 1910. 11:2950. 2,200

Cleland, Mary to Wm A Cameron. Lafontaine av, s e cor Oak Tree pl, 25x95. P M. Prior mort \$2,250. July 11, due, &c, as per bond. July 12, 1910. 11:3063. 3,249

*Christian, Wm H to Eliza Morton. White Plains road, e s, lot 25 map No 1 So Vernon Park, Cranford property, 25.5x112.10x25x 117.8, except part for road. July 1, due as per bond. July 12, 1910. 2,000

Cunningham & Shand Construction Co to Arthur D Truax. Beck st, w s, 350 n Longwood av, 2 lots, each 40x100. Two mort, each \$5,000. July 12, 2 years, 6%. July 13, 1910. 10:2710. 10,000

*Cahill, Sarah F wife of and Edw J Cahill to Sophie Fensterer. Morris Park av, s s, 50 e Lincoln st, 25.6x100. July 12, 3 years, 5½%. July 13, 1910. 4,000

Crilly, John J to J Clarence Davies. Cedar av, e s, 34.7 n 177th st, 25x120. P M. July 12, 3 years, 5%. July 14, 1910. 11:2881. 2,500

Cunningham & Shand Construction Co to Arthur D Truax. Beck st, w s, 350 n Longwood av, 2 lots, each —x—. Two certificates as to two mort for \$5,000 each. July 12. July 14, 1910. 10:2710.

Dewey, Henry A to Lewis G Morris. Aqueduct av, w s, abt 175 s Tremont av, 50x100. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 5,180

Delaney, Annie E to Annie L Morris. Aqueduct av, w s, 50 s Tremont av, 75x100. P M. July 11, 3 years, 5%. July 14, 1910. 11:2878. 8,715

Dreyer, John to N Y LIFE INS & TRUST CO as trustee. Aqueduct av, w s, abt 100 n Tremont av, 50x106.5x45x106.5, and being lots 6 and 7 map 175 lots Est L G Morris. P M. July 12, 2 years, 5%. July 14, 1910. 11:2878. 5,390

Dugan, Clarence R to Cornelia B Schwartz. Andrews av, w s, 325.10 n 183d st, runs n 124.2 x w 125 x s 75.11 x e 10.10 x s 48.11 x e 111.1 to beginning. July 7, due, &c, as per bond. July 8, 1910. 11:3225. 10,000

Di Benedetto Realty Co with James E Graybill trustee Wm M Weil. Crescent av, n s, 33 w Belmont av, runs w 105 x n 85.6 x e 20.3 x n e 7.1 x e 29.9 and 15.6 to beginning. Extension of \$7,000 mort until July 7, 1913, at % as per bond. July 7. July 8, 1910. 11:3074. nom

*Di Costanze, Angelo and Michele to Albert Zimmerman. 211th st, n s, 100 w Maple av and being lots 19 and 20 map lots of Wm S Duncan at Williamsbridge, 50x100. July 8, 3 years, 6%. July 9, 1910. 1,225

Dunn, John P and T Joseph and Mary E to TITLE GUARANTEE AND TRUST CO. Decatur av, e s, 100 s 197th st, runs e 200 to w s Webster av, x s 50 x w 100 x s 50 x w 100 to Decatur av x n 100 to beginning. July 11, 1910, due, &c, as per bond. 12:3278. 15,000

*Deere, Mary to Fredk B Wightman. Union av, s e cor 3d st, 100x 100. Prior mort \$—. June 2, demand, 6%. July 12, 1910. 400

East 167th St Realty Co to Mary S Croxson. 167th st, s s, 100 w Southern Boulevard, 74x100.11. July 8, 1910. 1 year, 6%. 10:2727. 50,000

Same to same. Same property. Certificate as to above mort. July 8, 1910. 10:2727. —

Ernst, Gustav to Alexander Hutcheon. 165th st, n s, 177 w 3d av, 49.11x187; 165th st, s s, 126.2 w 3d av, also at line bet lots 24 and 25 map Morrisania, runs n 192 x e 26.2 x s 192 to st x w 26.2 to beginning, being part of lot 24 on said map. Prior mort \$10,000. July 1, due, &c, as per bond. July 8, 1910. 9:2370. 5,000

Emoh Realty Co to Fredk G Mead and ano trustees Robt G Mead. St Pauls pl, n w cor Crotona pl, 51.1x95.5x50x84.10. July 11, 3 years, 5%. July 12, 1910. 11:2927. 46,000

Emoh Realty Co to Fredk G Mead and ano trustees Robt G Mead. St Pauls pl, n w cor Crotona pl, 51.1x95.5x50x84.10. Certificate as to mort for \$46,000. July 7. July 12, 1910. 11:2927. —

Same and Marcy Realty Co with same. Same property. Subordination agreement. July 11. July 12, 1910. 11:2927. nom

Edgehill Terraces Co to William S Pfender. Netherland av, late Berrian st, n w s, at s w cor lands conveyed to Gertrude K Graham, runs s w 160.3 x — on curve to right 150 x n e 164.11 x s e 110 to beginning; contains 21,485 9-10 sq. ft. P M. July 12, 5 years, 5%. July 13, 1910. 13:3407. 7,500

Same to Henry S Livingston. Same property. P M. Prior mort \$7,500. July 12, 5 years, 5%. July 13, 1910. 13:3407. 1,094.36

Fasulo, Nunziata to Giuseppe Tuoti. 152d st, n s, 125 w Morris av, and being w ½ lot 412 map Melrose South, 25x100. Prior mort \$—. July 7, 3 years, 6%. July 8, 1910. 9:2442. 1,500

Ferracci, Francesca to Ferdinand Daehne. 184th st, n s, 245.11 w Southern Boulevard, 25x125.2x32.1x125. July 8, 3 years, 5%. July 9, 1910. 11:3113. 4,000

*Freiman, Leopold and Ignatius Fischl to Fredk A Southworth trustee John Southworth. Bronx Park av, e s, 100 s 178th st, and being lot 86 map Neill estate. July 8, due, &c, as per bond. July 9, 1910. 4,500

*Fischl, Jacob with Fredk A Southworth trustee John Southworth. Bronx Park av, e s, 100 s 178th st, 25x100, and being lot 86 map Neill Estate. Subordination agreement. July 8. July 9, 1910. nom

Frank, Mary E B to Adolph Becker. 142d st, n s, 25 e Wales av, 100x72.11 to Port Morris Branch of N Y & Harlem R R x 117.8x100. July 12, 3 years, 6%. July 13, 1910. 10:2575. 3,000

Faulhaber, Michael and John H Knoepfel exrs &c Kate Faulhaber with Rudolph A Hofmann. 3d av, n e cor 144th st, 28x91.9x25x 104.5, except part for 144th st. Extension of \$6,000 mort until Aug 15, 1913, at 6%. Apr 22. July 12, 1910. 9:2306. nom

Fordmont Realty Co to Annie L Morris. Andrews av, e s, 139.7 n 176th st, 250x100. Five P M mort, each \$2,534. July 12, 3 years, 5%. July 14, 1910. 11:2878. 12,670

Fisher, Annie to Chas S Guggenheimer trustee Albert Weber. Crotona av, No 1978, e s, 25 s 178th st, 24.4x96.1x23.5x96. July 13, 5 years, 5%. July 14, 1910. 11:3092. 4,500

Grummon, Gertrude I, of Englewood, N J, to Chas M Cauldwell. Willis av, No 370, e s, 130 n 142d st, 20x100. July 13, 3 years, 5%. July 14, 1910. 9:2287. 10,000

Guggolz, Charles to David G Wylie. Bathgate av, No 2307, n w s, abt 35 s 184th st, also 25 s w from line bet lots 18 and 19, runs w 25 x n w 100 x n 25 x s w 100 to beginning, being part of lot 18 map Adamsville. July 8, 3 years, 5½%. July 13, 1910. 11:3053. 5,000

Gaffney (J C) Construction Co to Estelle Best. Fox st, e s, 656.11 n 165th st, 20.5x100. July 8, 5 years, 5%. July 9, 1910. 10:2726. 8,000

Same to same. Fox st, e s, 677.4 n 165th st, 20.10x100. July 8, 5 years, 5%. July 9, 1910. 10:2726. 8,000

Same to Sarah J Brooks Fox st, e s, 573.2 n 165th st, 21.4x100. July 8, 5 years, 5%. July 9, 1910. 10:2726. 8,000

Same to same. Fox st, e s, 594.6 n 165th st, 20.6x100. July 8, 5 years, 5%. July 9, 1910. 10:2726. 8,000

Same to Mary A Donnelly. Fox st, e s, 636 n 165th st, 20.10x 100. July 8, 5 years, 5%. July 9, 1910. 10:2726. 8,000

Same to John McClure. Fox st, e s, 615 n 165th st, 21x100. July 8, 5 years, 5%. July 9, 1910. 10:2726. 8,500

Same to Sarah J Brooks et al. Fox st, e s, 573.2 n 165th st, abt 125x100. Certificate as to 6 mort, aggregating \$48,500. July 8, 5 years, 5%. July 9, 1910. 10:2726. —

Girr, Emanuel J to Henry W Holtgrewe. Simpson st, No 1142, e s, 215 n 167th st, 25x100. P M. Prior mort \$4,000. July 5, 3 years, 6%. July 8, 1910. 10:2728. 500

*Germansky Construction Co to Henry C Gerhards. 235th st, n s, 380 w White Plains road, 4 lots, each 25x114.6. 4 mort, each \$1,000; 4 prior mort, each \$3,750. July 1, 3 years, 6%. July 9, 1910. 4,000

*Same to same. Same property. Certificate as to 4 mort for \$1,000. July 1. July 9, 1910. —

*Glendening, Geo O to John O'Brien. White Plains road, w s, 50 n 223d st, 28x105, except part for road, Wakefield. July 7, 3 years, 5%. July 8, 1910. 2,000

*Goldstein, Rachel wife of Saml H to August C Seebeck. Madison st, w s, 100 n Columbus av, 25x100. July 1, due, &c, as per bond. July 11, 1910. 300

*Gore, Florella wife Geo F, of Monticello, N Y, to Minnie Hummel. Kingsbridge road, n e cor Bayard st and n s at land Hudson P Rose, runs n 100 x e 182 x s 100 to road x w 182. July 11, 3 years, 6%. July 12, 1910. 4,000

Harden, Wm H to Harry M Goldberg. 140th st, No 382, s s, 506.6 e Alexander av, 22x75. Prior mort \$—. July 8, 1 year, 5%. July 9, 1910. 9:2302. 500

Same to same. 134th st, No 447, n s, 425 e Willis av, 25x100. Prior mort \$—. July 8, 1 year, 5%. July 9, 1910. 9:2279. 500

*Higgins, Henrietta L to TITLE GUARANTEE & TRUST CO. 277th st, No 812 (13th av), s s, 130 e Barnes av, 25x114. July 7, due, &c, as per bond. July 8, 1910. 4,000

Hanken, Luder to Francis J Cox. Brook av, No 560, e s, 50 n 150th st, 25x100. July 8, 5 years, 4½%. July 9, 1910. 9:2276. 10,000

Hawkins, Emma L with Joseph Miller. Cauldwell av, w s, 462.6 s 156th st, 18.9x115. Extension of \$2,500 mort until July 7, 1915, at 4½%. July 7. July 8, 1910. 10:2624. nom

Hamm, Charles to TITLE GUARANTEE & TRUST CO. Forest av, No 1077, w s, 19 s 166th st, 20x97.3. July 7, due, &c, as per bond. July 8, 1910. 10:2650. 5,500

Hamilton, Mary A to John H Green. Hull av, No 3143, n w s, 271.5 n e Woodlawn road, 20x100. P M. Prior mort \$5,500. July 7, due, &c, as per bond. July 8, 1910. 12:3345. 2,500

THE GEORGE A. JUST CO.
239 VERNON AVENUE
LONG ISLAND CITY

IRON WORK
FOR
BUILDINGS

Higgins & Co to William Schweizer. Trinity av, e s, 275 n 161st st, 25x100. Prior mort \$23,000. July 8, due, &c, as per bond. July 9, 1910. 10:2638. 3,000
Same to same. Same property. Certificate as to above mort. July 8. July 9, 1910. 10:2638.
*Hunt, Chas G to Herman F Epple. Morris Park av, s s, 50 e Fillmore st, 25x-x-103, and being lot 464 map Van Nest Park, except part for Morris Park av. July 8, 3 years, 5 1/2%. July 9, 1910. 2,500
Howell, Nellie K to Anna M Douglass and ano exrs Gibson L Douglass. Plympton av, w s, 358 s Aqueduct av, and being lots 9 to 15 parcel No 1 map No 1233 of lots sold at auction, action Knickerbocker Trust Co agt Webster Realty Co, 175x100-x-90. July 8, 1910, 5 years, 5%. 11:2875. 4,200
Heckel, Geo A to TITLE GUARANTEE & TRUST CO. Elm pl, No 2473, w s, 109.7 n 189th st, 25.3x93.6x25x89.6. July 11, 1910, due, &c, as per bond. 11:3023. 5,500
Hinz, William to Eugenia F Kern. Washington av, No 2084, e s, 160.1 s 180th st, 24.6x95x22.5x95. July 1, 5 years, 5%. July 11, 1910. 11:3046. 4,000
Henderson, Wm to Benj F Jackson. 137th st, n s, 365.8 e Southern Boulevard, 30x100. Prior mort \$-. June 30, due Nov 1, 1910, 6%. July 12, 1910. 10:2566. 1,500
Harris, James to Frank Weber. College av, w s, 245 s 169th st, 25x85. July 5, 3 years, 5 1/2%. July 12, 1910. 9:2439. 1,500
*Hyland, Wm J to whom it may concern. Pelham rd, s s, adjoining land of Baxter or Noeb, runs s 140 to land of Lawrence x e 38 x n 140 to rd x w 38 to beginning. Estoppel certificate. July 9. July 12, 1910.
Herche, Harry H to N Y LIFE INS & TRUST CO as trustee. Aqueduct av, w s, 125 s Tremont av, 50x100. P M. July 8, 3 years, 5%. July 14, 1910. 11:2878. 3,300
Holly, Augustus F trustee Edw Roche with Amelia and Joseph Newmark. Sherman av, No 95, w s, 136.8 n 163d st, 20.10x100. Extension of \$7,500 mort until July 6, 1913, at 5%. July 12. July 14, 1910. 9:2455. nom
Hahn, Louis C to N Y LIFE INS & TRUST CO, as trustee. Andrews av, e s, 89.7 n 176th st, 50x100. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 2,520
Heidelberger, Fredk W to N Y LIFE INS & TRUST CO as trustee. Aqueduct av, w s, 316 n 176th st, 50x100. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 5,110
Ittner Realty Co to Harry A Keiber. Home st, n s, 116.6 w Prospect av, 123.2x-. Certificate as to three morts for \$5,000 each. July 8. July 14, 1910. 10:2681.
Ittner Realty Co to Harry A Keiber. Home st, n s, 116.4 w Prospect av, 44.6x129.7x39.11x110.3. Prior mort \$31,000. July 8, 2 years, 6% July 9, 1910 10:2681. 5,000
Same to same. Home st, n s, 160.10 w Prospect av, 44.5x129.10x40x110.6. Prior mort \$30,000. July 8, 2 years, 6%. July 9, 1910 5,000
Same to same Home st, n s, 205.3 w Prospect av, runs w 44.3 x n 95.3 x e 4.10 x n 41.3 x e 35.1 x s 117.2 to beginning. Prior mort \$29,000 July 8, 2 years, 6%. July 9, 1910. 10:2681 5,000
Johnson, Geo F with TITLE GUARANTEE & TRUST CO. Kelly st, w s, 346 n Longwood av, 33.4x100; Kelly st, w s, 379.4 n Longwood av, 33.4x100; Kelly st, w s, 412.8 n Longwood av, 36.8x100; Kelly st, w s, 449.4 n Longwood av, 33.4x100; Kelly st, w s, 482.6 n Longwood av, 33.4x100; Kelly st, w s, 516 n Longwood av, 33.4x100. Subordination agreement. July 7. July 9, 1910. 10:2702. nom
Johnson, Annie widow to HARLEM SAVINGS BANK. Morris pl, No 452, s s, 101.6 e Park av, 16x80. Prior mort \$-. July 11, 1910, 3 years, 5%. 11:2901. 2,000
Joyce, Kate to Herman H Kappenberg, Jr. Norwood av, s s, 44.4 e 205th st, 50x100. Nov 4, 1909, 3 years, 6%. July 11, 1910. 12:3354. 3,000
Joost, Margaretha A to Lewis G Morris. Andrews av, e s, 214 s Tremont av, 25x150. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 1,260
Jacob, Chas to N Y LIFE INS & TRUST CO, trustee. 176th st, n w cor Aqueduct av, 90.5x71.7x75x21. P M. July 6, 3 years, 5%. July 14, 1910. 11:2878. 4,200
Same to Lewis G Morris. 176th st, n e cor Andrews av, 89.11x100x33.6x95.11. P M. July 6, 3 years, 5%. July 14, 1910. 11:2878. 3,780
Kahn, Saml to Annie L Morris. Sedgwick av, w s, 158.6 n 177th st, 25x94x25x93. P M. July 12, 3 years, 5%. July 14, 1910. 2,100
Kearns, Ellen to Margt E Matthews. 143d st, s s, 599 e Willis av, 25.1x111.1x25x109.7. July 9, due, &c, as per bond. July 11, 1910. 9:2287. 4,000
*Kaysser, Wm F to John M Buehler. Hobart st, s w cor 236th st, and being lots 132 to 135 map 250 lots Thompson-Rose estate, 100x100. P M. June 27, installs, 6%. July 12, 1910. 3,500
*Kingsley, Geo H to James H Black. Ely av, e s, abt 514.1 n 222d st, 56.11x-x29.3x95, and being lot 229 map Bronx Terrace. July 7, 3 years, 5%. July 11, 1910. 300
Killalea, James to Joseph Putzel. Fox st, e s, 273.2 n 165th st, 50x100. Prior mort \$5,800. July 12, 2 years, 6%. July 13, 1910. 10:2726 4,000
Lauter, William with D Comyn Moran and ano exrs, &c, Charles Moran. Brook av, No 1515, w s, 195.2 s Wendover av, 100x39.1x100x39. Subordination agreement. July 8, 1910. 11:2896. nom
Lyons, Sarah M to DOLLAR SAVINGS BANK. Ogden av, No 956, e s, 80 n 162d (Cross) st, 25x90. June 30, due June 1, 1913. 5%. July 8, 1910. 9:2511. 6,000
Same to Mary S Todd. Same property. Prior mort \$6,000. July 8, 1910, installs, 6%. 9:2511. 1,600
*Landgrebe, Anton to Eureka L Clocke. Mianna st, s w cor White Plains road, -x-, and being lots 19, 20 and 21 map partition sale Lott G Hunt estate, near Van Nest Station, except part for White Plains road. July 7, due, &c, as per bond. July 8, 1910. 3,500
Leonhard, Jacob M with Wm A Spencer and ano trustees Lorillard Spencer. 152d st, or Kelly st, n s, 235 e Robbins av, 25x143x28.9x159.9. Subordination agreement. June 30. July 11, 1910. 10:2644. nom
Loeb, Joseph to J Clarence Davies. Aqueduct av, w s, 141 n 176th st, 25x100. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 2,415

Loeb, Joseph to J Clarence Davies. Aqueduct av, w s, 166 n 176th st, 50x100. Two P M morts, each \$2,415. July 12, 3 years, 5%. July 14, 1910. 11:2878. 4,830
*Lechnyr, Mary to Simeon C Bradley. Lots 99 and 100 map (No 1095) 163 lots Estate Mary J Radway, except part for Nereid av; also except strip across west ends of lots 5 ft to 7.4 in width. July 12, 3 years, 6%. July 14, 1910. 2,000
Lawson, Daniel D to Jenny A Carew. Prospect av, s w cor Freeman st, 245.7 to 169th st x84.6x181 to Freeman st x88.4. P M. June 22, due July 12, 1911, 5%. July 12, 1910. 11:2968. 54,000
*Lang, Ignatz to Franz Kunzig. Powell av, s s, 105 w Olmstead av, 50x108. July 1, 3 years, 6%. July 12, 1910. 4,000
*Lenihan, Patrick to Annie C Landauer. McGraw av, n s, 75 e Leggett pl, and being lots 361 and 362 map 370 lots McGraw estate, Van Nest Station, 56x104.5x86x100. P M. July 12, 1910. 3 years, 6%. 1,000
*Lenihan, Patrick to Annie C Ruhl and ano. Gleason av, s e cor Virginia av, 53x-x50x124, and being lots 415 and 416 map Pugsley estate. P M. July 12, 1910, 3 years, 5 1/2%. 2,500
Maze Realty Co to Lillian M Gallivan. Beck st, n s, 240.9 e Av St John, 2 lots, each 33.4x125. 2 morts, each \$5,000. July 7, due, &c, as per bond. July 8, 1910. 10:2685. 10,000
Same to same. Same property. Certificate as to 2 morts for \$5,000 each. July 7. July 8, 1910. 10:2685.
McMahon, Margt C to Conrad Heberer. 182d st, No 616, s s, 85.7 w Hughes av, 17.5x93.6x16.10x89. July 7, due, &c, as per bond. July 8, 1910. 11:3070. 2,500
Merrivale Realty Co to Geo C Kobbe trustee. Daly av, e s, 50 s 178th st, 31.4x80. July 7, 5 years, 5%. July 8, 1910. 11:3121. 17,000
Same to same. Same property. Certificate as to above mort. July 7. July 8, 1910. 11:3121.
Same and Wm C Kelly with same. Same property. Certificate as to above mort. July 6. July 8, 1910. 11:3121.
Messerschmidt, Charles, August and Joseph exrs Josephine Messerschmidt to TITLE GUARANTEE & TRUST CO. Elton av, s w cor 154th st, 50x100. July 7, due, &c, as per bond. July 8, 1910. 9:2375. 9,000
McArthur, Thos J and Nellie his wife to Berthold Wassmer. Popaham av, e s, 394.11 n 176th st, 25x100. July 8, 5 years, 5%. July 9, 1910. 11:2877. 8,000
Miller, Henry to Alexander Tofts. Summit av, n e cor 164th st, 25x100. Prior mort \$24,000. July 1, due Sept 1, 1911, 6%. July 9, 1910. 9:2525. 15,000
Moldenke, Anna H and Sophia M exrs, &c, John D Heins with Solomon Kaplan. 3d av, No 2918. Extension of \$30,000 mort until May 31, 1915, at 5%. May 31. July 9, 1910. 9:2362. nom
*McDonough, Johanna wife Thomas J to Eliz K Dooling. Bronxdale av, w s, 239 n 187th st, 35x124x-x116, and being lot 77 map 107 lots Hudson Park. Bldg loan. July 9, 1910, 1 year, 6%. 5,500
Miller, Jacob to Wm A Spencer and ano trustees Lorillard Spencer for Eleanora L S Cenci and remainders. 152d st, or Kelly st, n s, 235 e Robbins av, 25x143x28.9x159.9. July 8, due, &c, as per bond. July 11, 1910. 10:2644. 12,000
*Merkle, Fredk G to Robert Miller. Gifford av, s s, 253.10 e Balcom av, 25x100, Westchester. July 6, 2 years, 5%. July 11, 1910. 150
Mathews (Robt H) Co with Fredk G Mead and ano trustees Robt G Mead. St Pauls pl, n w cor Crotona pl, 51.1x95.5x50x84.10. Subordination agreement. July 7. July 12, 1910. 11:2927. nom
*Murray, Thos M to Mary E Murray. 224th st, late 10th av, n s, 155 e 2d st or av, e 1/2 lot 1040 map Wakefield, 50x114. July 8, 5 years, 5%. July 11, 1910. 2,600
Modena Realty Co to Chas M Rosenthal Grand av, w s, 150 s 180th st, 120x100. P M. July 12, 3 years, 5%. July 13, 1910. 11:3206. 10,000
*Maker, Philip to Sophie Fensterer. Westchester av, n s, at e s land now or late Isaac Braithwait, 26x160. July 12, 3 years, 5 1/2%. July 13, 1910. 8,000
*Mooney, Chas J to Charlotte E Ebeling. 4th av, e s, 110 n Briggs av, 55x97x55x95.6, n s. July 13, 1910, 3 years, 6%. 1,000
Murphy, Patrick J to J Clarence Davies. Sedgwick av, w s, 115 s 177th st, 146.4x80.6x146.4x80. P M. July 12, 3 years, 5%. July 14, 1910. 11:2882. 7,770
Same to Annie L Morris. Sedgwick av, w s, 942 n 176th st, 75x82.4. Three P M morts, each \$1,190. July 12, 3 years, 5%. July 14, 1910. 11:2882. 3,570
Maloney, Edward F to Lewis G Morris. Sedgwick av, n w cor 176th st, runs n 67.4 x w 100 x n 50 x w 44.3 x s 170.7 to 176th st x e 168.9 to beginning. P M. July 12, 3 years, 5%. July 14, 1910. 11:2882. 6,965
McCabe, James J to N Y LIFE INS & TRUST CO. Aqueduct av, s w cor Tremont av, 50x100x97.6x117. P M. July 12, 2 years, 5%. July 14, 1910. 11:2878. 12,390
McMillan, Saml, Jr to Annie L Morris. Tremont av, n w cor Aqueduct av, 119.10x57.10x104.3x50 and being lots 1, 2 and 3 of 175 lots Est L G Morris. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 12,180
*Menlo Building Co to James G Wentz. Logan st, s s, 150.4 e White Plains road, 33.4x100. Building loan. July 13, demand, 6%. July 14, 1910. 14,000
*Same to same. Same property. Certificate as to above mort. July 12. July 14, 1910.
Markewitz, Sarah, extrx Louisa T Markewitz with Frank McCullough. Fox st, No 1037. Extension of \$7,000 mort until July 1, 1913, at 5%. July 2. July 14, 1910. 10:2717. nom
N Y LIFE INS CO with David L Phillips. 3d av, Nos 2929 to 2933. Extension of \$42,000 mort until June 17, 1915, at 5%. May 20. July 13, 1910. 9:2374. nom
O'Neill, Emma to TITLE GUARANTEE & TRUST CO. Minford pl, No 1420, e s, 25 n Jennings st, 25x100. May 31, due, &c, as per bond. July 8, 1910. 11:2977. 4,500
O'Brien, Hugh to Eliz K Dooling. 175th st, w s, 200 n Gleason av, 25x100, and being lot 75 amended map portion Gleason property dated May 18, 1904. July 9, 1910, 3 years, 5 1/2%. 4,500
*O'Neill, Bridget to Winnie Ruane. Cruger av, No 1669, w s, 150 s Columbus av, 25x95, and being lot 149 map portion Hunt estate, Van Nest Station. July 7, due, &c, as per bond. July 9, 1910. 500

KING'S WINDSOR CEMENT

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.

For PLASTERING WALLS AND CEILINGS J. B. KING & CO., 17 State St., N. Y.

- Olsen, Ole H to Christine G Openhym. Fox st, Nos 1169 and 1171, w s, 95.4 s Intervale av, runs w 34.11 x n w 27 to Intervale av x s w 50 x s e 43.1 x e 50.11 to st x n 50 to beginning. July 11, due Aug 1, 1913, 5%. July 12, 1910. 11:2974. 8,500
- O'Gorman, Maurice J to Gertrude I Grummon. 141st st, No 457, old No 717, n s, 568.9 e Willis av, old line, 18.9x100. P M. Prior mort \$4,000. July 11, 1 year, 6%. July 13, 1910. 9:2286. 500
- O'Kennedy, J J Karbry to J Clarence Davies. Andrews av, e s, 264 s Tremont av, 50x100. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 2,500
- Peck, Agnes W to Annie L Morris. Cedar av, e s, 39 s 177th st, 74.11x100. P M. July 12, 3 years, 5%. July 14, 1910. 11:2881. 7,000
- Peterson, Paul to J Clarence Davies. Andrews av, e s, — n Tremont av, 25x122.11x23.11x130.2, and being lot 16 map 175 lots Est L G Morris. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 1,960
- *Penfield, Wm W to Bertha Sieverts. Fulton st, n w s, lot 118 map Washingtonville, 50x100. July 8, 3 years, 6%. July 9, 1910. 3,500
- *Same to Clarence A Sparks. Same property. Prior mort \$3,500. July 8, due Jan 5, 1911, 6%. July 9, 1910. 500
- Plympton Construction Co to Grace S Whiting. Plympton av, e s, 50 n 170th st, 25x69.7x32.10x48.5, and being lot 21 parcel 17 map subdivision estate Wm B Ogden at Highbridge, filed May 24, 1907. July 8, 3 years, 5½%. July 9, 1910. 9:2521. 4,500
- Same to same. Same property. Certificate as to above mort. July 8, July 9, 1910. 9:2521. —
- Peller, Fannie to Peter Sefferien. Bassford av, No 2259, w s, 115.4 s 183d st, 24.8x40. Prior mort \$4,000. June 30, due, &c, as per bond. July 8, 1910. 11:3050. 1,000
- Powell, Henry M and Solomon C with James E Graybill trustee Wm M Weil. Crescent av, n s, 33 w Belmont av, runs w 105 x n 85 x e 20 x n e 7.1 x e 29.9 x e 15 to beginning. Subordination agreement. July 7, July 8, 1910. 11:3074. nom
- *Petkovich, Peter A to Marie T D Rousset. Prospect Terrace, e s, lot S16 map Wakefield, 93x125. June 30, 3 years, 6%. July 11, 1910. 3,200
- *Pirner, Edward with James Elgar exr James W Elgar. 12th st, s s, 130 w Av C, 25x108, Unionport. Extension of \$3,000 mort until July 1, 1913, at 5%. July 1, July 9, 1910. nom
- *Pratt, Barbara to Hudson P Rose and ano. Rosedale av, w s, and being lots 436 to 438 map Mapes estate, P M. Prior mort \$2,500. July 5, 3 years, 5%. July 11, 1910. 250
- *Pizzutiello, Vincenzo to Hudson P Rose Co. 216th st, late 2d st, n s, 125 w Tilden av, and being lot 470 map Laconia Park, 25x109.4. P M. July 2, 1 year, 5%. July 11, 1910. 650
- *Purdy, Mary E to Albert Zimmerman. 2d st, n s, 75 e Washington av, 25x100.1. Prior mort \$5,000. July 8, 3 years, 6%. July 13, 1910. 1,200
- *Poulsen, J Fletcher to Eugene L Larkin. Prospect Terrace, w s, 89 n 227th st, late 13th av, 25x105. Prior mort \$3,500. July 12, 1 year, 6%. July 13, 1910. 500
- *Parker, Melville B, Alex S Henry, David S Roche, Harry Inman and Clarence R Parker to Thomas A McKennell. Washington st, w s, 200 s Morris Park av, 25x45, except part for White Plains rd. P M. July 8, 3 years, 6%. July 14, 1910. 650
- Peck, Agnes W to Lewis G Morris. Aqueduct av, w s, about 175 n Tremont av, 75x100x68.7x105.7 and being lots 9 and 11 map No 1431 of 175 lots estate Lewis G Morris. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 7,000
- Pletscher (Martin) Construction Co to Eusebius Murphy. Bryant av, e s, 125 s Garrison av, 25x100. July 12, due Jan 1, 1911, 6%. July 14, 1910. 10:2761. 7,000
- Same to same. Same property. Certificate as to above mort. July 12, July 14, 1910. 10:2761. —
- Rose, Wm R to TITLE GUARANTEE & TRUST CO. Minford pl, No 1420. Subordination agreement. July 7, July 8, 1910. 11:2977. nom
- Robertson, Jas H to Clairville E Benedict. Aqueduct av, e s, 286.4 n 183d st, 32.3x100. P M. July 7, 1 year, 5%. July 9, 1910. 11:3212. 4,000
- Rawiszer, Jacob with GERMAN SAVINGS BANK. Boston road, No 1308. Agreement changing interest days. July 7, July 8, 1910. 11:2961. nom
- Russhon, Mary to Sarah J Brooks. Montgomery av, w s, 48.8 n 176th st, 2 lots, each 25x100. 2 morts, each \$6,500. July 1, due Dec 1, 1915, 5%. July 8, 1910. 11:2877. 13,000
- Ranahan, James to Ellen Connor. Lorillard pl, No 2450, e s, 180 n 188th st. 20.5x97.5x20.3x97.5. July 9, 3 years, 5%. July 11, 1910. 11:3058. 4,500
- Reeber, Geo A and Wm C to DOLLAR SAVINGS BANK of City N Y. 3d av, No 2597, w s, 177.2 n 139th st, 49.6x149.11 to e s Morris av x56.6x122.4. July 9, due Dec 1, 1913, 5%. July 11, 1910. 9:2321. 40,000
- Russo-Barba Realty Co to Theodore Wentz. 187th st, n s, 50 e Hughes av, 25x100, except part for st. Building loan. July 11, demand, 6%. July 12, 1910. 11:3076. 9,500
- Same to same. Same property. Certificate as to above mort. July 11, July 12, 1910. 11:3076. —
- Rendall, John to NEW YORK MORTGAGE & SECURITY CO. Park av, w s, 179.8 s 187th st, 36x104.8x36x105.7. June 30, 5 years, 5%. July 13, 1910. 11:3031. 15,000
- Same to same. Park av, w s, 143.8 s 187th st, 36x105.7x36x106.6. June 30, 5 years, 5%. July 13, 1910. 11:3031. 15,000
- Same to same. Park av, w s, 107.8 s 187th st, runs w 114.11 x s 36.11 x e 6.7 x n 0.10 x e 106.6 to av x n 36 to beginning. June 30, 5 years, 5%. July 13, 1910. 11:3031. 15,000
- Roff, Thomas H of Monmouth Co, N J, to Henry Lautz. Stebbins av, w s, 129.1 s Chisholm st, 25x81.9. Prior mort \$2,200. July 8, due, &c, as per bond. July 13, 1910. 11:2970. 1,500
- ROCHESTER TRUST & SAFE DEPOSIT CO with Dedrich Goebelsmann. Trinity av, No 769. Extension of \$28,000 mort until June 22, 1913, at 5%. June 4, July 13, 1910. 10:2629. nom
- Roth, Alfred P to Annie L Morris. Sedgwick av, w s, 28.3 n 177th st, 55.7x148.11x50x129.3. P M. July 12, 2 years, 5%. July 14, 1910. 11:2881. 2,660
- Roberts, Irving to Theo A M Hartung. 165th st, s s, 70.3 e Kelly st, runs s 70.5 and 19.7 x e 50 x n 21.4 and 72.2 to st x w 50 to beginning. P M. July 12, due Aug 2, 1911, 5%. July 14, 1910. 10:2715. 8,000
- *Ruffalo, Pasquale of Mt Vernon, N Y, to Luigi Ruffalo. White Plains av, w s, 34 s 231st st, 25x105. Prior mort \$3,000. June 13, demand, 6%. July 14, 1910. 2,000
- ROCHESTER TRUST & SAFE DEPOSIT CO with Mary A McCormack. 140th st, n s, 340 e St Anns av, 40x95. Extension of \$28,000 mort until June 26, 1913, at 5%. July 13, 1910. 10:2552. nom
- Rogers, Mark H to Cath E Robert. Freeman st, s s, 434.5 w Westchester av, runs s 100 x w 100 x n 89.4 x n e 14 to st x e 90.11 to beginning. July 9, 3 years, 5½%. July 14, 1910. 11:3006. 5,000
- Sullivan, Patrick J to Annie L Morris. Tremont av, s s, 61.9 e Andrews av, 52.9x97.6x50x104.2. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 3,700
- Simonson, Arthur to Annie L Morris. Fordham pl, e s, 134.6 n 177th st, 25x74.3x49.11x70. P M. July 11, 3 years, 5%. July 14, 1910. 11:2881. 560
- Schoening, Alois P to Annie L Morris. Cedar av, e s, 84.7 n 177th st, 25x120. P M. July 12, 3 years, 5%. July 14, 1910. 11:2881. 1,750
- *Stahl, John of New York and Henry Stahl of Philadelphia, Pa, to Bernhard Polinsky. Flower st, s w cor 2d av, 280x312 to Bronx River x 348x300. July 12, 3 years, 6%. July 14, 1910. 8,000
- Schwab, Jos P to G B Raymond & Co. Woodlawn rd, s e cor Bainbridge av, 25x100. Declaration that mort for \$2,100 be held in trust for benefit of party of 2d part. June 27, July 14, 1910. 12:3334. nom
- Seidman, Louis to D Comyn Moran et al exrs Charles Moran. Brook av, No 1515, w s, 195.2 s Wendover av, 100x39.1x100x39. July 8, 1910, 5 years, 5%. 11:2896. 18,500
- Sommerlot, Mary with TITLE GUARANTEE & TRUST CO. Forest av, No 1077. Subordination agreement. July 6, July 8, 1910. 10:2650. nom
- Schapiro, Jacob to Arend Schulte. 3d av, e s, 50 n 166th st, 26.6x100.7x30.6x100.8. Prior mort \$21,000. July 11, 1910, due, &c, as per bond. 10:2608. 5,000
- Simpson, Constance wife George to Wm F Smith and ano. Park av, late Terrace pl, s w cor 161st st, late William st, 56.6x139 to Courtlandt av x50x112.7, except part for Courtlandt av; Park av and 161st st. Building loan. Prior mort \$4,000. June 9, due, &c, as per bond. July 11, 1910. 9:2419. 5,000
- Same to Morrisania Realty Co. Same property. P M. July 8, due, &c, as per bond. July 11, 1910. 9:2419. 4,000
- Sproule, Jacob W to Amanda Wolff. Wales av, w s, 212.7 s Westchester av, 25x130.5x28x144. Prior mort \$—. July 12, 1910, 5 years, 5%. 10:2644. 12,000
- Schapiro, Jacob with John Cornell. 3d av, e s, 50 n 166th st, 26.6x100.7x30.6x100.8. Extension of \$19,000 mort until Dec 1, 1910, at 5½%. Nov 30, 1907. July 11, 1910. 10:2608. nom
- Schatzkin, Solomon of Rutherford, N J, to August Lambert trustee Fredk C Gebhardt. Eagle av, n e cor 161st st, 25x100. July 13, 1910, 5 years, 5%. 10:2627. 27,000
- *Schreppe, Josephine wife Theo H to Otto Haussmann. Rosedale av, e s, 25 s Merrill st, 50x100 and being lots 329 and 330 blk 1 amended map No 514 Mapes Estate. July 11, due, &c, as per bond. July 13, 1910. 3,000
- Teichman, Edward B to Frank J McRickard. Morton pl, n s, 148 w Harrison av, 50x100. Prior mort \$5,500, given as collateral security for note of \$2,000. July 8, due, &c, as per bond. July 9, 1910. 11:2868. 2,000
- Tiedjen, Louise to Louise Withey. Arthur av, n e cor 188th st, 95 x81.8x95x82. Prior mort \$—. July 7, demand, 6%. July 8, 1910. 11:3077. 750
- Tessier Building Co to Theophilus A Brouwer et al as trustees for benefit of the National Temperance Soc & Publication House. Bailey av, e s, 114.6 s 238th st, 19.4x87.4x18.3x90.4. July 8, 1910, 5 years, 5%. 12:3258. 8,000
- Tessier Building Co, a corpn, to Mary T Suydam et al. Bailey av, e s, 134.5 s 238th st, 19.11x85x18.5x87.4. July 8, 1910, 5 years, 5%. 12:3258. 8,000
- Tessier Building Co to Theophilus A Brouwer et al trustees for benefit National Temperance Soc & Publication House et al. Bailey av, e s, 114.6 s 238th st, 39.9x—. Certificate as to 2 morts aggregating \$16,000. July 8, July 9, 1910. 12:3258. —
- *Tozzi, Pascasio to Henry C Merritt. Fox av, w s, 250 s Jefferson av, 47.3x20.11 to n e s 19th av x100.9x91.11. July 7, 5 years, 6%. July 9, 1910. 1,000
- Tranter, Agnes C to Annie L Morris. Fordham pl, e s, 75 n 177th st, 59.6x70. P M. July 12, 3 years, 5%. July 14, 1910. 11:2881. 910
- Tranter, Agnes C to NEW YORK LIFE INSURANCE & TRUST CO as trustee. Sedgwick av, w s, 84.2 n 176th st, 24.11x82.4. P M. July 12, 3 years, 5%. July 14, 1910. 11:2882. 1,295
- Uhlig, Emilie of Cranford, N J to Richard A R Wolf. Prospect av, e s, 126.9 s Jennings st, 40x104.9x40.5x98.9. Prior mort \$29,000. July 12, due Jan 13, 1911, 6%. July 14, 1910. 11:2971. 2,000
- Uhlig, Emilie of Cranford, N J to Liquidation & Realization Corp Teller av, e s, 93 s 166th st, 256.11x107.7x256.11x103.4. Prior mort \$18,750. July 11, 1 year, 6%. July 14, 1910. 9:2428. 3,000
- Same to Ernest Wenigman Same property. Prior mort \$21,750. July 11, 1 year, 6%. July 14, 1910. 9:2428. 1,000
- Same to Richard A R Wolf. Same property. Prior mort \$22,750. July 11, 1 year, 6%. July 14, 1910. 9:2428. 2,165
- Same to Ida Turner. Teller av, e s, 93 s 166th st, 56.11x—x56.11x103.4. July 8, 3 years, 6%. July 14, 1910. 9:2428. 4,750
- Same to Edward L Coster as committee John G Coster. Teller av, e s, 289 n 165th st, 200x107.7x200x—. July 8, 2 years, 6%. July 14, 1910. 9:2428. 14,000
- Ullman, Coleman to J Clarence Davies. 176th st, n s, 90.5 w Aqueduct av, 30.2x88.6x25x71.7. P M. July 12, 3 years, 5%. July 14, 1910. 1:2878. 1,890
- Same to same. Sedgwick av, n w cor 177th st, 28.3x129.3x25x115.10. P M. July 12, 3 years, 5%. July 14, 1910. 11:2881. 1,680
- *Vasold, Henry to Minnie Loock. Catherine st, e s, 176.8 s De Milt av, 37.4x—x107, Wakefield. June 30, due July 1, 1915. 6%. July 8, 1910. 1,000
- Von der Heydt, Charles and Tina to Wm Menstell et al. Willis av, No 518. Store lease. July 13, 1 year, 6%. July 14, 1910. 9:2307. 1,652.63

Pipe Galleries of Concrete

The first municipal pipe galleries in this country have been built along the line of the subway loop connecting the Brooklyn, Manhattan and Williamsburg Bridges.

EDISON PORTLAND CEMENT

Uniformly 10% Finest Ground in the World

Was used, as it is intended that these galleries are to remain for all time.
On all permanent work be sure to specify EDISON.

EDISON PORTLAND CEMENT CO., 1133 Broadway, New York

Welch, Ernest M to Lewis G Morris. Tremont av, s e cor Andrews av, 61.9x114.2x50x114. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 5,320
 Welbert Realty Co to Lewis G Morris. Aqueduct av, w s, 216 n 176th st, 50x100. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 4,576
 Same to same. Aqueduct av, w s, 266 n 176th st, 50x100. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 4,576
 Wolff, Julius with Chas Samuels. 148th st, n s, 193.8 e Bergen av, 27.10x106.1x25.4x117.7. Extension of \$2,500 mort until July 1, 1913, at 6%. July 1. July 13, 1910. 9:2293. nom
 Wilsey, James A to Modena Realty Co. Burnside av, n s, 80.9 e Morris av, 20.2x80x20x82.9. Extension of \$1,000 mort until Nov 5, 1911, at 6%. July 12. July 13, 1910. 11:3178 and 3179. nom
 Wingrove, Cath to David R McKee. 1st av, n w s, at s s lot 21, runs s w 25 x n w 96.6 x n e 25 x s e 96.4 to beginning, being part of lot 22, map No 163 Westchester County, part farm of John Cromwell. Briggs av, w s, at n s land conveyed to party first part, runs w — to w s 1st av x s 25 x e — to Briggs av x n — to beginning. July 13, due, &c, as per bond. July 14, 1910. 12:3300. 2,500
 Winkler, William, Mamie Craig, Nicholas and Cath Winkler and Lee P Craig exrs Margt Winkler to Charles Mattes. 139th st, No 492, s s, 900 e Willis av, 25x100. Prior mort \$14,000. July 7, 1 year, 6%. July 9, 1910. 9:2283. 400
 Whitehouse, Frances S by William Whitehouse and Danl Seymour her attorneys with Aqueduct-Boscobel Co. Boscobel av, e s, 478.9 n Plympton av, 25x95x25.4x91.4, and being lot 29 parcel 19 map subdivision estate Wm B Ogden at Highbridge filed May 24, 1907. Extension of \$3,115 mort until June 18, 1913, at 5%. July 7. July 8, 1910. 11:3875. nom

Welch, Jarrard L to John J Dillon. Rochambeau av, e s, 250 s 212th st, and being lot 133 map Bruner estate, 25x103.7. July 6, due, &c, as per bond. July 8, 1910. 12:3328. 600
 *Weil, Rosa wife Isidor Weil to Ellen A Halsted. Fulton st, e s, 102 s Westchester av, runs s w 63 x s e 151.5 x n e 33 x n w 37.10 x n e 30 x n w 113.6 to beginning. July 1, due Jan 1, 1911, 6%. July 11, 1910. 300
 *Wagner, Gustav L to Louis Allaire. Bronxdale av, n e s, abt 248 n Matthews av, 26.10x122.6x25x132.4, and being lot 10 blk 48 map sec 1, Morris Park. Prior mort \$4,000. June 29, 3 years, 6%. July 11, 1910. 1,000
 Young Realty & Construction Co to Simon Epstein. Franklin av, e s, 455 s 166th st, 54.4x201.5x54.4x201.7. Certificate that stockholders have ratified mort for \$7,500. July 12, 1910. 10:2607.
 Yaeger, Fredk W to Herman Ahrens. Topping av, No 1744, e s, 150 n 174th st, 25x95. Prior mort \$5,000. July 11, 1 year, 6%. July 12, 1910. 11:2799. 2,000
 Zingales Realty Co to D Comyn Moran and ano exrs Charles Moran. Freeman st, n e cor Bryant av, 85.8x50x100x53. July 7, 5 years, 5%. July 8, 1910. 11:2999. 45,000
 Same to same. Same property. Certificate as to above mort. July 7. July 8, 1910. 11:2999.
 *Zuzzolo, Vincenzo to Antonio Poccino. Kingsbridge road, s s, 75.1 e Oakes av, 50.5x100.10x50x94.10. P M. July 11, 3 years, 6%. July 12, 1910. 300
 Zigler, Max to NEW YORK LIFE INSURANCE & TRUST CO as trustee. Aqueduct av, w s, about 150 n Tremont av, 25x105.7x 22.6x106.5, and being lot 8. P M. July 12, 3 years, 5%. July 14, 1910. 11:2878. 1,750

JUDGMENTS IN FORECLOSURE SUITS.

July 7.
 146th st, s s, 275 w Lenox av, 75x99.11. Mutual Life Ins Co agt Julius Bachrach et al; James McKeen, att'y; Louis B Hasbrouck, ref. (Amt due, \$16,572.50.)
 150th st, n s, 95.3 e Morris av, 75x118.5. North Side Savings Bank agt Vincenzo Laporta et al; Gerald J Barry, att'y; Warren Leslie, ref. (Amt due, \$9,900.)
 7th av, n e cor 142d st, 99.11x107. Wm H Hall agt Margaret E Kilduff; Thomas C Ennever, att'y; John D McClelland, ref. (Amt due, \$20,385.)
 July 8.
 Lots 334 to 336 and 349 to 352, amended map of Adeo Park, Bronx; Empire City Savings Bank agt Hale Building & Realty Co; Chas W Dayton, Jr, att'y; Wm J A Caffrey, ref. (Amt due, \$4,211.50.)
 125th st, n s, 102 w 2d av, 28x99.11. Henry H Jackson agt Mary Grolig; Joseph A Kent, att'y; Francis S McAvooy, ref. (Amt due, \$9,920.40.)
 July 9.
 Kepler av, n e cor 238th st, 80x100. Alfred R Loweth agt Almira A Harned et al; Chas P Hallock, att'y; Myron Sulzberger, ref. (Amt due, \$1,400.)
 7th av, s e cor 146th st, 40x100. Julius Fleischman agt Gustav Marder et al; Hays, Hershfield & Wolf, att'ys; Wm M Seabury, ref. (Amt due, \$18,883.03.)
 July 11.
 Buchanan pl, s w cor Jerome av, 100x50. Berent C Gerken agt Raymond G Guernsey, trustee, &c; Samuel S Marcus, att'y; Joseph D Edelson, ref. (Amt due, \$2,629.17.)
 130th st, n s, 80 w Lexington av, 80x99.11. Jacob Korf agt Meyer Sacks; Benjamin Swartz, att'y; Abraham Brekstone, ref. (Amt due, \$7,659.63.)
 July 12 and 13.
 No Judgments in Foreclosure Suits filed these days.

LIS PENDENS.

July 9.
 13th st, No 12 East. Emilie L D'Herblay agt Otto H Droege et al; action to set aside deed; att'y, W B Dressler.
 27th st, s s, 60.6 e 8th av, 50x14.3x50.6x12.9. David Lippmann agt Annie DeGaniere et al; amended foreclosure of transfer of tax lien; att'ys, Joline, Larkin & Rathbone.
 88th st, Nos 447 & 449 East. Rosie Cohen agt Sarah Goldstein; partition; att'y, L A Jaffer.

July 11.
 Grand st, s e cor of Orchard st, 87.6x100. Robert F Cleverden et al agt Elizabeth A Vail; notice of levy; att'y, W Chilvers.
 Cherry st, s w cor Rutgers Slip, 61.4x60. City of N Y agt Nathan Hutkopf; notice of levy; att'y, W Chilvers.
 125th st, n e cor 75x99.11. Butler & Herrman Co agt Carolne Uhlig et al; action to set aside conveyance; att'ys, Eidlitz & Hulse.
 Lot 32, map of property of J E Bullard Co, South Mount Vernon. Jacob Trott agt Frederick Trott; action to declare deed void; att'ys, Bernstein & Quinn.
 Vyse av, w s, 25 n Cook pl, 25x100. Rose A K Snyder agt Nellie K Parezo et al; partition; att'y, L Hess.
 July 12.
 Clinton av, e s, 193.2 n 169th st, 142.5x200.6x 142.7x153.1. Wm H Brodie agt Boston Road Realty & Garage Co; notice of levy; att'y, S Millard.
 Riverside Drive, No 38. Paul T Kenny agt Harry L Toplitz et al; action to foreclose mechanics lien; att'y, J P Donellan.
 Grand st, s e cor Orchard st, 87.6x100x irreg. Robert P Cleverden et al agt Elizabeth A Vail; notice of levy; att'y, C Putzel.
 41st st, Nos 344 and 346 West. John J Kelly agt Harvey S Gay et al; action to foreclose mechanics lien; att'ys, Menken Bros.
 2d av, e s, 75.4 s 49th st, 33.4x100. People of the State of N Y agt Sadie Brown et al; notice of levy; att'y, C S Whitman.
 Stebbins av, e s, 62.6 n 167th st, 40.6x17.1x irreg. Louis Gilliams et al agt James F Ledwith et al; notice of levy; att'y, H W Kelly.
 Jackson st, No 6. Thomas C Curtis, Jr, agt Wm H Benjamin; notice of attachment; att'y, W B Denton.
 July 13.
 42d st, Nos 200 & 202 West. Charles Siebury agt Timothy F Paddell et al; action to foreclose mechanics lien; att'ys, Shiland, Shoemaker & Hedger.
 Clinton av, e s, 193.2 n 169th st, 142.5x200.6. Harry Falk agt Boston Road Realty & Garage Co; notice of levy; att'ys, Weschler & Rothschild.
 July 14.
 Hudson st, No 116. Edw D Vock et al agt Albert Etzel et al; action to set aside conveyance; att'y, C A Taussig.
 26th st, No 225 East. John J Welstead agt Lillian Hague et al; action to declare lien; att'y, H Swan.
 July 15.
 Woodlawn rd, w s, 294.10 s Van Courtlandt av, 25x100. Caesar Bomagnoli agt Rosina Primavera; action to cancel deed; att'ys, Curtis & Bomagna.

Lot 35, block 2198, sec 8, Borough of Manhattan. Chas C Stanley agt Solomon Moses et al; foreclosure of transfer of tax lien; att'ys, Stoddard & Mark.
 3d av, e s, 20.11 s 118th st, 20x87. Same agt Alicia L Laird et al; foreclosure of tax lien; att'y, A S Aaronstamm.
 115th st, s s, 90 w 1st av, 20x85x irreg. Lillian Lipstadt agt Samuel Bruck et al; foreclosure of tax lien; att'y, A S Aaronstamm.

FORECLOSURE SUITS.

July 9.
 Chrystie st, Nos 218 & 220; two actions. Lina Ettlinger agt Italian Union Realty & Security Co et al; att'ys, Peacock & Steves.
 162d st, s s, 48 e Broadway, 120x99.10; three actions. New York Protestant Episcopal Public School agt Mary Lee et al; att'ys, Nash & Jones.
 July 11.
 94th st, n s, 318 e Amsterdam av, 17x100.8. Lillian E Corning agt Gertrude Hague; att'ys, Coney & Townsend.
 96th st, No 204 West. Francis H Ross agt Mary B Cunningham et al; att'ys, Neier & Van Derveer.
 Main st, e s, 125 n Beach st, 100x50x irreg. Joseph Mostchnick agt Helen Bardes; att'y, R H Bergman.
 129th st, n w cor Old Broadway, 38.10x99.11. State Realty & Mortgage Co agt William Gunn et al; att'y, A J Shaw.
 July 12.
 Main st, n s, 125 e Beach st, 100x100. Joseph Mostchnick agt Helen Bardes; att'y, R H Bergman.
 134th st, n s, 134.5 e Willis av, 12.6x100. Cyrus Hitchcock agt Emil Reinbeck et al; att'y, H S Ogden.
 Clinton av, e s, 193.2 n 169th st, 142.5x200.6x irreg. Westchester Avenue Realty Co agt Boston Road Realty & Garage Co et al; att'y, J M Kram.
 Lots 924, 933 and 934, map of Laconia Park, Williamsbridge. Three actions. Walter Whewell exr agt Chas W Riedinger et al; att'y, E R Koch.
 July 13.
 127th st, No 132 East. Ephriam Samuels et al agt William Sibbert; att'y, H B Davis.
 98th st, s s, 95 e Lexington av, 37.6x100.11.
 98th st, s s, 132.6 e Lexington av, 37.6x100.11. Two actions. Edward Friedman et al agt Nevelson Goldberg Realty Co et al; att'ys, Arnstein, Levy & Pfeiffer.
 112th st, No 68 East. Carol H Street et al agt Jane L Day et al; att'ys, Noble & Camp.
 Tiffany st, Nos 1061 to 1069. Salvatore Zimbardi agt Tiffany Street Improvement Co; Foreclosure of mechanics lien; att'y, J D Tobias.

<p style="text-align: center;">GERMAN AND AMERICAN</p> <p style="text-align: center;">Sales Offices 45 B'way, N. Y. City</p> <p style="text-align: center;">WORKS HAMBURG GERMANY ALSEN ON HUDSON RIVER, N. Y.</p>	<p>ANNUAL CAPACITY 3,000,000 BBLs</p> <p>"THE ABSOLUTELY SAFE CEMENT"</p>	<h1 style="margin: 0;">ALSEN</h1>	<p>SEE PAGE 155 IN "SWEET'S" FOR FULL PARTICULARS</p>	<p style="text-align: center;">This Brand</p> <p style="font-size: small;">of Portland Cement is too favorably known in EVERY COUNTRY where cement is used to need further descrip- tion.</p>
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134th st, n s, 200 w St Ann's av, 25x100. J J Karby O'Kennedy agt Morris Zimmermann et al; att'ys, J J K O'Kennedy.

Christie st, Nos 218 & 220; two actions. Line Eftlinger agt Italian Union Realty & Security Co et al; amended; att'ys, Peacock & Steves.

South st, Nos 226 & 227; two actions. Francis Hendricks et al exrs agt Florence Merrill et al; att'y, S Riker, Jr.

Carpenter av, e s, 400 s 240th st, 76x100. Louise Koch agt Wm W Penfield et al; att'y, E R Koch.

94th st, n s, 319 e Amsterdam av, 17x100.8. Lillian E Corning agt Gertrude Hague et al; att'ys, Coney & Townsend.

Tinton av, w s, 199.6 s Home st, 18.6x110. Amelia Seaman agt Louisa Raab et al; att'y, B S Deutsch.

July 14.

79th st, No 414 East. Richard Dudensing, Jr, agt Clara Thorman et al; att'y, H Pilske.

8th av, n e cor 46th st, 25.5x100.

8th av, e s, 25.5 n 46th st, 25x100.

46th st, n s, 100 e 8th av, 25x100.5.

Irene B Braman agt Metropolitan Mercantile & Realty Co et al; att'ys, Noble & Camp.

16th st, Nos 331 & 333 West; two actions. Breinchen Wallach et al agt Samuel Blumenstock et al; att'y, A R Lesinsky.

93d st, No 177 East. Jacob Bashein et al agt Bertha Feldmark et al; D J Gladstone.

115th st, No 119 West. Henry J Bachmann agt Jacob Schneider et al; att'y, G Ludwig.

July 15.

121st st, s s, 321 w 7th av, 18x100.11. Harrie L Rosenthal agt Esther Blumenthal et al; att'y, W B Marx.

29th st, Nos 302 & 304 East. Jacob Fischel agt Arnold Diamond et al; att'y, H Flugelman.

White Plains rd, e s, 100 s Kossuth av, 25x77.3. Mary D Nesmith agt William N Pesfield et al; att'y, G Squires.

Greenwich st, No 549. Frances L Meeker agt Becker Realty Co et al; att'y, N A Knox.

Courtlandt av, Nos 719 to 721, 623 and 625, 622 and 624; three actions. Nellie Voit agt Onyx Realty & Construction Co; att'y, A Lehman.

Elliott av, w s, 250 s Julianna st, 50x125. John H Paradies agt Anna M Flygare et al; att'ys, Clarke & Clarke.

143d st, n s, 112.10 e Lenox av, 47.2x99.11. Mary L Woods agt Lenox Storage Warehouse Co et al; att'y, G S Kilgen.

155th st, No 274 East. Aaron Moses agt Minnie V Minsogue et al; att'y, E C Hamburg.

93d st, No 305 East. Rosa Jackle agt Morris Spiegel et al; amended; att'y, R C Birkhahn.

24th st, No 406 East. Francis H Page agt Frank P Vigna et al; att'y, J M Rider.

Dawson st, No 777. Frank J Muhlfeld et al agt Henrietta Saft; att'ys, Press & Hirschberg. (Corrects error in last issue when second party was omitted.)

JUDGMENTS

In these lists of judgments the names alphabetically arranged and which are first on each line are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication do not appear in this column but in list of Satisfied Judgments. The judgments filed against corporations, etc., will be found at the end of the list.

July.

11 Alliegro, Michael—M Sonnenschiem...184.36

12 Andler, Aaron—A Shapiro et al.....249.81

12 Alexander, Harry—L C Anwell36.41

12 Antonucci, Marion et al—N Y Telephone Co.....27.54

12 Arille, Luigi et al—H J Curtis.....268.91

12 Avery, Robert—H C Palmer86.71

13 Anthony, Clarence W—W F Irish Electric Co.....45.32

13 Allen, S Edgar, trustee—W H Gray.....237.88

14 Atkinson, Henry L—N Y Catholic Protectors.....85.00

14 Ackerman, Joseph A & Louise—S M Woessner.....852.18

15 Alexander, Jesse—Galilee Fish Co.....51.14

15 Ashpis, Harry—P Kutyn448.01

9 Berkovitz, Eugene J et al—J Schoen.117.06

9 Blank, Geo A et al—N Y Telephone Co.49.50

9 Bretezoer, Sarah—H Kram101.37

9 Bliss, Collis P et al—W H Wilcox Co.100.05

11 Brimberg, Henry and Benjamin Sicklick—S Brody491.22

11 Brownell, Atherton—N Y Cab Co.....78.78

11 Bogert, William J et al—American Linseed Co.....61.77

11 Bemberger, Margaret—J J Kennedy...890.89

11 Bogert, William J—American Linseed Co.....61.77

11 Bridger, Felix—N Y Tel Co.....26.00

11 Bischoff, Guido—the same70.85

11 Bollhagen, Fernando—the same.....38.03

11 Belleas, Stanley—Pittsburgh Construction Co.....23.43

11 Berger, Augusta—Frieda Rudat25.00

11 Bauman, Edward—Bofinger Bros.....36.65

12 Braunstein, Herman et al—N Y Telephone Co.....23.47

12 Buyer, Henry V—the same76.96

12 Bromberg, Charles—the same21.39

12 Brinkerhoff, Octaira G—the same.....23.27

12 Berger, Emil—the same68.40

12 Broderick, John A—the same42.98

12* Brenner, David et al—City of N Y.....264.41

12 Bergaglio, Giovanni—A Ridal.....costs, 25.77

12 Bradley, William—W Shaffer et al.....costs, 88.65

12 Blumers, William—N Y Telephone Co.....83.99

12 Baldwin, Walter et al—the same.....31.83

12 Bonomo, Vincenzo et al—H J Curtis.....268.91

12 Bischoff, Guido—Spanjer Bros Inc.....34.38

12 Berger, Mayer J—A P Bigelow et al.....65.37

12 Becker, Sarah—L Ritter.....costs, 24.32

13 Benedict, Julian—N Y Telephone Co.....costs, 24.32

13 Baum, Jerome C & Leon C—the same.....41.74

13 Barlow, Everett D—the same30.40

13 Brill, Henry M—the same37.75

13 Beck, Peter P—M Carpenter60.84

13 Braslowsky, Max—Singer Sewing Machine Co.....80.22

13 Barg, Chas A H—J Astor421.65

13 Baldwin, Harry B—Mouquin Restaurant & Wine Co, Ltd106.48

13 Brandreth, Ralph—F M Wells2,215.00

13 Brous, Philip & Herman D—W Menks et al.....161.76

13 Berman, Leo et al—B Eiddhertz29.41

13 Braman, Chester A et al—N Trokie et al.....costs, 107.09

14 Bernstein, Alfred—I F Paine.....costs, 72.62

14 Boldt, John E et al—F C Baker.....530.13

14 Bresschneider, Abraham—C Frank67.05

14 Becker, Aloysius—Toledo Computing Scale Co.....98.61

14 Behrman, Ralph—M Alter59.41

15 Bennett, Thomas C—J E Normand216.71

15 Burdick, Alvin T—C Gillis.....34.89

15 Bostwick, Homer—H A Bostwick.....24,147.75

15 Baker, John H—Waterbury Co.....2,208.97

15 Balogh, Philip et al—J Meurer.....447.20

15 the same—U T Hungerford Brass & Copper Co.....461.78

15 Block, Isidore E et al—M Siff et al.....1,033.03

15 Byrne, Geo A—E H Kohnstamm et al.....119.81

15 Barone, Guiseppi—L Colantroni.....67.04

15*Brown, Maxwell et al—H G Sprung.....30.96

15 Beers, John—Galvanotype Engraving Co.....33.91

9 Cimietti, Walter E—C B Dunn.....costs, 119.77

9 Cameron, Arthur Jr—Acker, Merrall & Condit Co.....35.26

11 Conlon, John—Edison Mfg Co.....costs, 88.55

11 Case, David K—American Linseed Co.....61.77

11 Cleland, John B—E Paine62.40

11 Caggiano, Antonio—The Tenement House Dept of the City.....59.72

11 Case, David K—L H Halton94.15

11 Coloman, Florence—the same59.67

11 Collins, Charles W—E I Du Pont De Nemours Powder Co.....1,037.84

11 Corizzo, Frank—C Mauriello.....1,075.13

11 Corrigan, Annie & John—W F Gillies et al.....557.38

12 Collier, Rita—N Y Telephone Co.....152.79

12 Copeland, Harry L—the same.....60.71

12 Crassons, F Eugene—the same37.89

12 Crawford, Wm H—C K Drury et al.....1,580.45

12 Cook, Frank—City of N Y.....264.11

12 Crispers, William—C L McCarthy et al.....26.49

12 Capron, Geo C—H P Townsley.....902.65

12 Corenthal, Jakob—A Silberstone.....309.81

12 Cohen, Abraham—B Fortig.....costs, 78.90

12 Conneigt, Jean—S L Richtmyer et al.....100.09

12 Carnello, Rappaale et al—H J Curtis.....268.90

13 Cinberg, Abraham—N Y Telephone Co.....25.30

13 Couch, Thomas—the same33.26

13 Cohn, David J—the same37.26

13 Cowing, Edw S—Greenwich Bank of the City of N Y.....118.68

13 Cooper, Isidore—W Tonkin309.85

13 Collins, G Fred—H H Griesmer.....costs, 69.75

14 Cohen, Isaac—Touraine Co.....40.82

14 Crawford, William H—E C Chaoman.....1,087.00

14 Croner, Bondy—C A Hutton462.40

14 the same—the same482.95

14 Cohen, Samuel—I V Keiness.....15.83

14 Cohen, Abraham—Given Mfg Co.....costs, 110.15

14 Cuthbertson, Walter A—B R Lummis.....95.79

15* Cahn, Joseph et al—H Siff et al.....1,033.03

15 Clark, Geo S—Batter Bros.....265.43

15 Ciancimino, Jake—A Schwartz92.88

15 Critz, Lester E—F L Smith et al.....276.77

15 Clark, Andrew—Galilee Fish Co.....133.84

9 Dimpel, John J—Mercantile Finance Co.....37.76

9 Darmody, John J—the same52.58

9 Dent, Thomas A—B Adler et al.....costs, 31.87

9 Dolmo, John L—J R Fabricius.....71.92

9 Detloff, George—J Rayner257.49

9 Delele, Paul R—Westminster Abbey.....15.10

11 Demar, John E—N J Packard et al.....113.20

11 Durst, Wilham—American Linseed Co.....61.77

11 De Angelo, Antonio—E Lefkowitz.....70.62

11 De Carlo, James—A J Myers et al.....77.58

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11 De Leeuw, Philip & Ray Isaacs—F H Chase28.01

12 Derrick, J Edw—H G Copeland.....214.13

12 Daily, James—City of N Y.....264.41

12 Dreyer, August, trustee—City of N Y.....264.41

12 Doyle, Alexander—Hamilton Fish Corp.....1,144.44

12* Daniels, Satie E et al—H B Claffin Co.....511.28

12 Dresel, F E Paul et al—N Y Telephone Co.....49.98

12 De Luca, Joseph et al—the same.....27.54

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13 Du Mahant, Adolph M—Gray Realty & Development Co.....185.66

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13 Drapp, George—F Loughlin497.00

14 Donnelly, Henry H, Fanny C, Mary, Blanche & Ida—W D Miller831.13

14 Dolnicki, Stephen—City of N Y.....costs, 33.01

14 Dalberg, Melvin H—S Vendig.....172.91

15 Di Lea, Rosina—E Nigro.....112.31

15 Dobbis, Willoughby B—G Graham.....164.37

15 Doyle, Alexander—G Vassar et al.....costs 23.74

15 the same—J Cornellcosts 23.74

9 Enlind, K Arvid—A C Lindstrom.....457.20

9 Eldridge, Geo H et al—Catskill Cement Co.....1,529.37

11 Edelman, William N—I Gottlieb.....49.65

12 Eckhard, Henry—T C Meighan.....24.76

12 Eifinger, Henry et al—N Y Telephone Co.....60.25

12 Eisenstein, William—I B Hyman et al.....costs, 23.01

13 Ellis, Samuel—N Y Telephone Co.....28.68

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15 Einhern, Moses & Annie—H Parnet et al.....91.65

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9 France, Harriet—H G Linder.....112.92

9 Freedman, Joseph—M Bernstein et al.....527.65

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11 Fain, Elizabeth—I H Rosenberg exr.....136.81

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11 Faulkner, Joseph—American Linseed Co.....61.77

11 Faulkner, Edward H—American Linseed Co.....61.77

12 Freese, John H—N Y Telephone Co.....93.73

12 Feuerstein, Dena—N Y Telephone Co.....78.57

12 Fleming, James—C L Smith.....costs, 23.08

13 Fairchild, Leroy C—M Carpenter.....115.60

13 Francks, Wm W & Margaret—I Billman.....174.55

13 Flaherty, Sarah J—N Y Times Co.....costs, 263.42

14 Flint, Albert H—O U Bean.....costs, 85.70

14 Falk, Jacob—S Schnur869.62

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15 Fock, Chu Que et al—J Alexander.....132.81

15 Farrell, Wm A—A Pfersdorff.....37.65

9 Goldman, Julius—M Herrmann.....costs, 38.76

9 Griffiths, Evan et al—W H Wilcox Co.....100.05

9 Grannis, Fred D et al—Catskill Cement Co.....1,529.37

11 Grossman, Harry—The Smooth On Mfg Co.....74.25

11 Gussenheimer, Jacob A—City of New York.....59.72

11 Goodstein, Harry—the same.....59.72

11 Gold, Howard—H Berliner et al.....92.71

11 Gunning, George P—T B Bowne & Sons Co, Inc.....22.89

11 Ginzberg, Harry—M Ginzberg.....costs, 130.62

12 Goldberg, Meyer et al—Tenement House Dept.....59.67

12*Greenberg, Jacob et al—the same.....59.67

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12 Gallert, Theodore—L A Jaslow127.15

12 Ginsberg, Morris et al—J Sajak.....1,504.08

12 Greene, Barret et al—the same.....1,504.08

12 Goltman, Abraham—A Goltman.....costs, 54.25

13 Goldwine, Morris—F W Clemons52.83

13 Gartler, Louis et al—A Silverman.....223.90

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13 Goldman, Morris & Samuel—S Blum.....65.80

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14 Gang, Meyer—M Lowitt51.06

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14 Gold, Jacob—Samuel J Aronsohn, Inc.....767.03

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11 Woodcock, David as att'y etc—American Linseed Co.926.55
11 Woodcock, David as att'y, etc—L H Halton.\$941.50 94.15
11 Waring, William L—L H Halton94.15
11 Waring, William L—American Linseed Co.61.77
11 Willis, J Douglass—L H Halton94.15
11 Willis, J Douglass—American Linseed Co.61.77
12 Wagner, John F et al—H B Clafin Co.511.28
12 Williamson, Florence—A Fischer.80.89
12 Weithas, Richard L—A G Church et al.31.33
12 Willigan, Frank T—L C Auwell43.16
12 Wolf, Isidore—H Gold174.65
12 Wolf, Jacob et al—B Sussman737.01
12 Wilkinson, Chas B—D H Hanckel.692.30
13 Walker, James W et al—N Y Telephone Co.38.60
13 Williams, Thomas G—H E Fuller209.80
13 Weber, Edward—M Loeb et al.290.37
13 Waterman, Wm J—S J Bailey290.57
13 Wright, James O—Realty Records Co.174.65
13 Wilson, Wm H—M I Spratley99.47
13*Wagner, Frederick et al—H Elwin et al.31.22
14 Wood, John W et al—F C Baker.530.13
14 Wachsmann, Solomon—S Jonas93.41
14 Wall, Robert G—J Brown115.91
14 Wormley, Katharine—C H Venner.costs, 149.20
14 Wright, Henry—J B Millet Co.39.71
14 Walsh, Jeremiah—J C Rodgers et al.costs, 23.08
15*Wargson, Fred et al—B Bozzi.21.34
15 the same—J Spalletti21.34
15 the same—C De Maria23.34
15 the same—G Terrillo23.34
15 the same—A Grossi23.34
15 Winter, Ignatz—J Fleming72.04
15 Welles, Frank H—J Hintelmann.290.89
9 Young, Howard J—J R Fabricius.30.47
12 Yonikopula, George—L Sitzer69.65
11 Zatulove, Martin—W H Budd94.13
13 Zuchtman, Leonard—C Brecht et al.54.56
13*Zuccardy, Michael et al—H Myers.309.04

CORPORATIONS.

- 13 Cooper, Griffin Co—the same40.61
13 Keansburg, Beach Realty Co—the same.138.31
13 Littenberg, Solomon & Max—A Rusch et al.1,183.77
13 Pneumatic Cleaner Equipment Co—Walsh Machine Works289.88
13 Higher Education Assn—L S Harrison.327.31
13 Continental Roofing Co—Realty Records Co.63.69
13 Braisted & Bettman—the same362.36
13 Gallatin Realty Co—the same94.45
13 United States Fidelity & Guaranty Co—A R Brandycosts, 84.05
13 International Dry Concentrator Co—J Kane3,866.03
13 Froma Realty Co—M Ravden et al.2,108.97
13 George Meier Co et al—Rogers Pyatt Shellac Co133.13
13 Turner Construction Co—A Malaverneri4,170.26
13 Henry Halls Sons & Co—B F Conner et al.93.23
13 Standard Nitrogen Co—Italian Press Pub Assn27.41
13 Central R R Co of N J—J Kascok8,793.91
14 Auto Express Co—B F De Milt.319.95
14 the same—the same518.41
14 Manhattan Storage & Warehouse Co—C Waggam100.00
14 Consolidated Buckle & Metal Goods Co—National Cash Register Co.553.48
15 Grand Central Ice Cream Co—Orange County Milk Assn348.81
15 James F Disken & Co—Sage Bros, Inc.167.64
15 the same—the same519.40
15 Beneficial Realty & Construction Co—E J Ludvig127.47
15 Trust Co of America—J E Lanning.costs, 62.50
15 Nevelson Goldberg Realty Co—C Friend.422.03
15 Cypress Hills Iron Works—C W Chase et al.89.32
15 Freeport Brick & Construction Co—Orenstein-Arthur Koppel Co.175.33

SATISFIED JUDGMENTS.

July 9, 11, 12, 13, 14 and 15.

- Abramson, Samuel I & George Oberdorfer—Acker, Merrill & Condit, 1910.50.16
Ackerman, Harry—M F Ansorge, 1910.164.40
Adams, Harry A—A Koplik, 1910.64.91
Althaus, Nicholas—C Martin, 1909.2,633.88
1 Fleisch, William—City of N Y, 1910.469.66
1 Same—the same, 1910456.11
Blakslee, Barnes—Title Guarantee & Trust Co, 190797.41
Byrne, Francis J—E Akerbs et al, 1909.122.15
Brokaw, Wm G—H Strasburger et al, 1910.214.81
Barnes, Blakslee—J H Cruikshank, 1907.90.45
Bonfield, Frank S—Kahn Wertheimer & Smith, Co, 191067.79
1 Barth, Bernard & Joseph Albert—People, &c, 19071,500.00
Block, Hattie—B Samas, 1910.1,481.13
Bierer, Abraham—H Lipman, 1910.195.15
Brady, Catherine V—V Lansingh, 1909.109.50
Curran, John J—Clysmic Spring Co, 1910.34.90
Cowles, Alfred L—Swan & Finch Co, 1910.53.23
1 Cosgrove, Patrick J—G P Sherwood & Co, 1910287.58
Clark, Percy S—W H Oscanyan, 1909.472.51
Cox, Elizabeth J & Israel—Isaac G Johnson & Co, 1909112.10
Same—the same, 190875.90
Cooper, Wm A—J R Clarke, 1910.114.48
Courtney, Bernard—W Chapman, 1909.2,146.90
Cohen, Rachmiel—S Goldstein, 1907.135.15
Dale, John G—J Neuh, 191030.38
Deitrick, James—J R Morse, 1907.2,184.86
Dutton, George R—W H Maxwell, 1910.109.95
Same—the same, 1909106.85
De Saules, John L—People, &c, 1909.100.00
Fitzpatrick, John—Mercantile Finance Co, 190938.20
Fried, Charles—Bloomingtondale Bros, 1909.128.49
Fetsch, Dora—E R Koch, 1909.224.53
Fuchs, Joseph—C Schemroth, 1907.767.80
Friedman, Jacob—Oppenheimer Collins & Co, 190928.35
Fallen, Bernard & Michael—G F Upham et al, 191076.77
Galzano, Nichola—K R Neill et al, 1910.168.08
Goodale, Wilber C, Geo W Files & Richmond J Reese—C Morgenroth, 1910.200.00
Gund, Adolph—J Ungar, 1910614.43
Gorham, Frank B & Clara M—National Bank of Auburn, 1909436.26
Geist, A Joseph—L S Hart, 1910.15.10
1 Calendar, Morris—A Kohn, 191098.16
Hutman, Anthony & Maria L Donnelly—C Nelson, 1901604.01
Hubbell, Marvin D—D Hughes, 1909.219.39
Same—the same, 1909357.01
Hourigan, Michael J & Henry Erb—R Hoellert, 1910135.29
Same—C Schillings, 1910134.79
Judson, Wm F—W S Hoare et al, 1910.158.01
Joline, Adrian M & Douglas Robinson—A Kaelin, 19095,488.61
1 Jacobs, Aaron J—City of New York, 1903.48.74
Joline, Adrian H & Douglass Robinson—W Silberman, 1909379.41
1 Joline, Adrian H & Douglas Robinson—S Kriksaber, 19101,710.82
1 Karmiol, Mrs Louis—City of N Y, 1910.59.65
Klenke, Albert—J H Kelly, 1910.534.67
Karp, Harry—J Alpert, 1909.43.55
Kopelman, Simon—A Herzberg, 1909.204.50
Kraus, Geo J—A J Linde, 1902.259.50
Kelley, Frederick L Jr—O F Enzel, 1910.151.06
Knauf, Charles—Standard Plumbing Supply Co, 1908301.21
Lack, Morris—J Abrahams, 1909.144.65
La Shelle, Mazie M—J Stapleton, 1909.20,000.00
Same—the same, 1910284.10

- Lempert, Moses & Meyer Davidof—Hammacher, Schlemmer & Co, 191037.17
Mingle, Rosa—Buffalo Loan Trust & Safe Deposit Co, 190767.15
Same—the same, 19095,655.00
Same—the same, 1908138.85
Norton, Washington F—W W Loly, 1910.907.85
Nash, Henry C—W D W Power et al, 1909.208.71
1 Neuberger, Mayer—W Jacobs, 1910.264.72
Neuman, Cecelia—A Sweet, 1910427.04
Olson, John E—M M Menker, 1910.272.19
Olsen, John—S R Selfridge, 1910.33.42
Penfield, Wm W—C A Arnstein, 1910.154.09
Peters, Oscar W—L Berckowicz, 1910.104.67
Palumbo, Theodore—R Garlick, 1910.125.00
Penna Rocco & Frank Pittinati—J Martinelle, 1908113.22
Rheinish, Louis—H Harper, 1910.356.80
Russell, John R—F Wertheimer et al, 1910.170.69
Schwartz, Abraham—City of N Y, 1906.214.81
Staudt, John—O Huber, 1910.13,852.05
Smith, Louis M—S Gleason, 1910.273.97
Smith, Terence—M J Drummond, 1910.60.72
1 Schnaier, Milton—J Sterlitzer, 1909.1,714.70
Stanton, Walter—M J Dady, 1907.2,034.90
Sigmund, Barney—I Pikulin et al, 1910.64.65
Shollenberger, Daniel M & Ralph—N Y Carved Moulding Co, 1910285.96
Sigmund, Barney—H Jones et al, 1910.84.65
Szymos, Elias & Sacharias—T Dimon et al, 1909507.97
1 Schuller, Otto T—L Robinson, 1909.costs, 108.28
Strong, Wilbur—M F Ring, 1908.80.66
1 Sire, Henry B—Frank V Strauss & Co, 1907.1,146.26
1 Seggie, William—L Becker, 1909.2,432.15
1 Sire, Henry B—Frank V Strauss & Co, 1906.1,099.19
1 Shapiro, Isaac & Samuel Gordon—People, &c, 1907100.00
Shaw, J Frazer—L J Goyette, 1910.187.61
Sweeney, Geo F—P H Sheridan, 1910.115.66
Tanenbaum, Leon—H E Tobey et al, 1910.68.25
Taus, Gustav M—R Brocker, 1910.109.88
Taylor, Annie—T Ward, 1909.43.62
Uhlfelder, Simon & Abraham Weinberg—M Cohen, 1910276.68
Vassar, George, Jr, & John J Vatable—G Inella, 1906104.65
Wood, John A—H E Korn, 1908.12.41
Whitbridge, Frederick W—H P Dake, 1910.10,129.27
Welch, Edw J—E J McManasky, 1910.590.56
1 Zahler, Jacob—A Cohen, 1910.288.36

CORPORATIONS.

- Aktiengesellschaft, Arnold B, Heine & Co in Arbon—W Winston, 19101,404.36
New York Life Ins Co—F P Battaglini et al, 1910936.00
Consolidated Ice Co—T Meyer, 1908.5,484.23
Supreme Lodge Knights of Pythias—H Boehman, 1910151.40
Same—the same, 19102,236.36
1 Lamb Engine Co—P Seeberg, 1910.154.41
Area Realty & Construction Co—D Freiberger, 1909199.80
New York City Ry Co—E McAuliffe, 1907.7,287.44
Interborough Rapid Transit Co—B Baker, 1907.534.40
Same—C McDonald, 1907425.00
A M Johnson & Co—A B Kight, 1910.32.67
Independent American Ice Cream Co—J W Gasteiger et al, 1910167.04
Warheit, Pub Co—J Fox, 1910.824.22
Yawman & Erbe Mfg Co—City of N Y, 191012.65
City of N Y—L L Fawcett, 1907.133.10
Same—the same, 1906166.20
J E Demar Co—Victor Wind Shield Mfg Co, 1910582.41
N Y Edison Co—J L Wells, 1910.129.90
Same—the same, 190973.45
Same—the same, 1908220.33

1 Vacated by order of Court. 2 Satisfied on appeal. 3 Released. 4 Reversed. 5 Satisfied by execution. 6 Annulled and void.

MECHANICS' LIENS.

July 9.

- 47—53d st, Nos 406 to 418 East, Valentine Ketterle agt Artificial Ice Co & John Goerlitz\$4,474.03
48—Same property, Charles Grosskurth agt Artificial Ice Co, John Goerlitz & Valentine Ketterle2,523.03
49—45th st, Nos 141 to 147 West, William Strianese agt Forty-Fifth Street Exchange850.00
50—Spring st, No 18, Sakoson Bros agt Joseph Campbell admr, John H Campbell & Loretta Cahill1,412.00
51—Courtlandt av, Nos 622 & 624 and 623 & 625, Joseph Maurice agt Onyx Realty & Construction Co.1,200.00
52—31st st, No 437 West, Murtha & Schmohl Co agt Joseph F Reilly and Rosenblum & Cohen537.40
53—Walton av, Nos 2385 to 2415, Harlem Supply Co agt Walton Building Co.1,200.00
54—53d st, Nos 406 to 418 East, Kues Bros agt Artificial Ice Co & John Goerlitz.751.40
55—Walton av, Nos 2385 to 2415, Schmidt & Malkin agt Walton Building Co.102.00
56—53d st, Nos 406 to 420 East, Adolph G Melin agt Artificial Ice Co & John Goerlitz1,536.00

July 11.

- 57—Walton av, w s, 70 n 184th st, 320x100, W M Young agt Walton Building Co & J H Wellwood1,110.85
58—Walton av, Nos 2385 to 2415, David Schumef agt Walton Building Co.500.00

DYCKERHOFF PORTLAND CEMENT

is made in Germany. The superior quality amply compensates the consumer for its higher price. It is perfect.

E. THIELE, Sole Agent,
99 John St., New York.

59-53d st, Nos 406 to 418 East. Candee, Smith & Howland Co agt Artificial Ice Co & John Goerlitz1,487.53
 60-8th av, Nos 750 & 752. Frank F Hess agt William W Astor and Metropolitan Mercantile & Realty Co.968.25
 61-6th av, No 1031. William Donas agt Robert Connor, John W & F Hughes.50.58
 62-165th st, No 548 West. P Diamond agt M J Burstein & Homer B Chase67.00
 63-Walton av, No 2385 to 2415. Louis Weinecke agt Walton Building Co.431.00
 July 12.
 64-Vyse av, s w cor 173d st, 75x100. Hugh Colwell agt Ole H Olsen & James Rusciano.149.50
 65-Walton av, w s, 100 n 184th st, 320x100. D Edw Ball agt Walton Building Co & D Schamer425.00
 66-Tremont av, n e cor Honeywell av, 100x100. John Barile agt Evelyn H White & Evelyn Building Co.577.00
 67-Same property. Knickerbocker Wall Paper Co agt Same99.94
 68-Coster st, e s, 200 s Spofford av, 360x100. Max Krumholz agt Feiser Realty & Construction Co & John Kalmanowitz.752.00
 69-3d av, s e cor 172d st, 92.11x100.6. Wolf Gelband agt John Doe & Julius Miller.431.00
 70-114th st, No 307 West. Bernhard Schildhaus agt Harriet Wolbach & E M Wolbach (renewal)25.50
 July 13.
 71-Walton av, Nos 2385 to 2415. Geo A Kubner agt Walton Building Co.768.00
 72-45th st, n s, 271.9 e 7th av, 60.6x100.4. Baldwin Engineering Co agt John E Olson.4,005.67
 73-214th st, s s, 425 e Holland av, 25x100. Church E Gates & Co agt Francesco Colletti286.86
 74-Castle Hill av, Nos 930 to 936. George Valentini agt James Reynolds.1,400.00
 75-25th st, Nos 127 to 131 West. Frank A Paladino agt John E Olson Construction Co.2,700.00
 76-Courtlandt av, Nos 719 & 721. John P Mason agt Onyx Realty Co.509.12
 77-Courtlandt av, Nos 622 & 624 and 623 & 625. Same agt same317.29
 July 14.
 Grand st, Nos 570 & 572. Leon Kranz agt Samuel Hyman, Moses Ducker & Israel Goransky70.00
 79-Courtlandt av, Nos 622 & 624 and 623 & 625. William Blumenauer agt Onyx Realty Co.597.50

80-Courtlandt av, Nos 719 & 721. Same agt same100.00
 81-Teller av, n w cor 163d st, 80x100. Jacob Baum agt William Simpson & David D Malcolm59.00
 82-Simpson st, w s, 360 n Westchester av, 75 x200 to Fox st. Same agt Graham Adams Co & David D Malcolm73.50
 83-Washington Square South, No 76. Charles Winters agt Wm G Holland, Mary F Holland Francis W Pollock & Frederick Robinson.140.00
 84-Goerck st, No 94. Sam Edelman agt Wilhelmine Fuhr80.00
 85-157th st, No 531 East. Jacob Leimer agt M Rosenberg, Joseph B Greitzer.164.00
 86-Division st, Nos 62 to 68. American Luxfer Prism Co agt Eliza A Pease and Jones & Tresselt75.00
 87-1st av, n e cor 124th st, 100x100. Thomas J McCall agt Nass & Blum and Corrigan & Gortman Construction Co.255.68
 88-Cathedral Parkway, s e cor Columbus av, 124.8x120x irreg. Same agt Manhattan Ry Co, Interborough Rapid Transit Co, Pellos Leasehold Co and Corrigan & Gorman.250.00
 89-53d st, Nos 406 to 418 East. Conrad Keller agt Artificial Ice Co & John Goerlitz.700.00
 90-111th st, Nos 534 to 538 West. Keystone Fireproofing Co agt Carnegie Construction Co, Riverside Viaduct Realty Co and Alliegro & Spallane Construction Co.11,650.00
 July 15.
 91-Crotona Park East, s e cor 173d st, 50x100. Jacob Baum agt Francis X Keil & David D Malcolm27.50
 92-Castle Hill av, w s, 33 s Powell av, 22x45. William Heinrich agt Louisa Hofmeister & Henry Nerenberg120.00
 93-Ryer av, s e cor 180th st, 104.6x104.6. Cerussi Marble Works agt S A Whisten Construction Co.800.00
 94-Wolton av, w s, 100 n 184th st, 320x100. Vincent Abbenante agt Walton Building Co.320.00
 95-Simpson st, w s, 360 n Westchester av, 75x88. Jacob Cohen agt Graham Adams Co, Consolidated Damp Proofing & Roofing Co.40.00
 96-Teller av, n w cor 163d st, 95x100. Jacob Cohen agt William Simpson and Consolidated Damp Proofing & Roofing Co.40.00
 97-Crotona Park East, s e cor 173d st, 50x100. Same agt John Kayell and Consolidated Damp Proofing & Roofing Co.20.00
 98-65th st, No 304 East. Ruebin Solove agt Margaret Stephen20.00

99-39th st, No 532 West. Michael Baris agt Louis Ofner & Sigmund Levin67.00
 100-Eastchester av, e s, 102.11 n McDonald st, 51x100. Fred Meyer agt Oliver Platt & George Wackler268.00
 101-Willis av, Nos 477 & 479. John Waters Co agt Robert J Mahony.100.00
 102-Bryant av, w s, 100 n Lafayette av, 100 x100. Emil Mueller agt West Mt Vernon Realty Company75.00

BUILDING LOAN CONTRACTS.

July 9.
 116th st, Nos 11 & 13 West. Maxwell Lazarus loans Daniel A Doran to erect a - sty building; - payments\$15,000
 July 11.
 28th st, s s, 100 e 6th av, 99x-. Metropolitan Life Ins Co loans Regent Construction Co to erect - sty building; - payments.600,000
 Terrace pl, s w cor William st, 56.6x112.7x irreg. William F Smith and Walter E Phelps loan Constance P Simpson to erect a - sty building; - payments5,000.00
 Gleason av, s s, 50 e Beach av, 25x106. Richard W Horner as att'y, loans John P McGuinness to erect a - sty building; - payments5,000
 167th st, s s, 100 w Southern Boulevard, 74.11 x100. Mary S Croxson loans East 167th Street Co to erect a - sty building; - payments50,000
 Southern Boulevard, e s, 193.4 s 182d st, 139.11x135.90. Mary S Croxson loans Kato-nah Construction Co to erect a - sty building; - payments90,000
 July 12.
 Bronxdale av, s w cor Matthews av, 35x-. Elizabeth K Dooling loans Johanna McDonough to erect a 3-sty apartment; 4 payments.5,500
 108th st, s s, 100 w Amsterdam av, 100x100. Irving Judis Building & Construction Co loans Morris Weinstein to erect a - sty building; - payments80,300
 July 13.
 220th st, n s, 255 e Barnes av, 25x114. G De Witt Clocke loans Lukas & Leskadyia Olshewski to erect a 2-sty building; 3 payments3,000
 79th st, Nos 169 to 175 West. Title Ins Co of N Y loans Laurel Construction Co to erect a - sty building; - payments138,000

BUILDING MATERIAL AND EQUIPMENT.

(Continued from page 119.)

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. 37.00 39.00
YELLOW PINE (dressed) f. o. b. car or vessel, Norfolk.

	No. 1.	No. 2.	No. 4.
Flooring:			
13/16 x 2 1/2 and 3, flat grain.	\$27.50	\$25.00	\$13.50
13/16 x 3 1/2, flat grain.	27.00	25.00	14.00
13/16 x 4 to 4 1/2, flat grain.	27.00	24.50	15.00
13/16 x 3 to 4, jointed flat grain.	31.00	27.00	....
13/16 x 2 1/2 and 3, rift.	41.00	36.00	....
13/16 x 3 1/2, rift.	36.00	31.00	....
1 1/16 x all widths, flat grain	30.00	28.00	....
1 1/16 x 2 1/2 x 3 1/2, rift.	47.00	42.00	....

YELLOW PINE.—Delivered N. Y. (Sall.)

Building orders, 12 in. and under.	\$24.00@	\$26.00
Building orders, 14 in. and up.	30.00	33.00
Yard orders—ordinary assortment.	24.00	26.00
Ship stock—easy schedules.	31.00	33.00
Ship stock—40 ft. average.	38.00	40.00
Heart face siding, 4/4 in. & 5/4 in	30.00	32.00
Kiln dried sap siding, 4/4.	26.00	27.00
Kiln dried sap siding, 5/4 in.	27.00	28.00

FLOORING.

13/16 x 2 1/2 & 3, flat grain.	\$27.50@	\$13.50
13/16 x 3 1/2 flat grain.	27.00	14.00
13/16 x 2 1/2 & 3 rift.	41.00	36.00

Dressed North Carolina Pine.

Ceiling and Partition:			
13/16 x all widths except 3 1/2 and 5 1/2.	28.00	26.00	15.50
13/16 x 3 1/2.	28.50	26.50	15.50
13/16 x 5 1/2.	32.00	29.00	15.50
Base S4S, 4/4 x 4 and 5 inch.	31.00	28.00	....
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	16.00
4/4 x 10 in. Stocks.	36.00	32.00	17.00
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	18.00
5/4 x 12 in. Stocks.	43.00	37.00	19.00
6/4 Edge.	34.00	31.00	15.50
6/4 x 10 in. Stocks.	39.00	34.00	18.00
6/4 x 12 in Stocks.	44.00	38.00	19.00
8/4 Edge.	35.00	32.00	15.50
8/4 x 10 in. Stocks.	40.00	35.00	18.00
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 5 1/2 in. face.	15.50
13/16 x any special width under 7 1/2.	15.50
13/16 x 7 1/2 in. face.	16.00

13/16 x any width between 7 1/2 and 9 1/2.	17.00
13/16 x 9 1/2 in. face.	17.00
13/16 x any width between 9 1/2 and 11 1/2.	18.00
13/16 x 11 1/2 in. face.	18.00

Factory Flooring:

1 1/2, 2, 2 1/2, and 3 x 5 to 9 in. To finish 1/4 in. scant in thickness and 1/2 in. scant in width for spline; 3/4 in. for T and G.	17.00
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Splines \$3.00 per 1,000 feet lineal.

BEECH FLOORING.—F. O. B. New York.

	2 in.	2 1/4 in.	3 1/4 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 1 1/2 in.

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

13/16, 2, 2 1/4 and 2 1/2 in. clear quartered white.	\$90.00
Select quarter sawed white.	52.00
Clear quartered red.	90.00
Select, quarter sawed red.	52.00
Clear plain sawed white.	56.00
Select P. S. white.	46.00
Clear P. S. red.	46.00
Common red and white.	27.00
No. 2 factory red and white.	23.00

MAPLE FLOORING.—F. O. B. New York.

	2 in.	2 1/4 in.	3 1/4 in.
Clear.	\$46.00	\$47.00	\$43.00
No. 1.	37.50	39.00	39.00
Factory.	25.00	28.00	32.00

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

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

1 in. FAS	\$34.00
1 in. No. 1 Common.	32.00

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

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

HEMLOCK.—F. O. B. New York.

Pennsylvania, base price.	\$21.00
West Virginia, base price.	20.50

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

LATH.—Eastern Spruce, f. o. b. N. Y.

1 1/2 in. round.	\$3.80@	\$1.40
1 1/2 in. slab.	3.75	3.90

Stone.

Wholesale stone men reported that conditions show a slight improvement over the former week. Certain stone is hard to get, buff limestone in particular. The

quarries were getting deeper and deeper into the accumulation of Western orders, with the result that Eastern contractors sometimes have to wait for stone.

The cutters report more activity and say that architects are beginning to release some of the smaller work that has been held up for a long time. Certain big contracts that were figured on as sure early Summer business will not be ready for awards until next month, according to two wholesalers seen. Granite interests are busier out of town than in the city, but domestic marble buyers are actively in the market, expecting concessions, which are hard to get.

Foreign marbles meet with steady sale. This indicates that the domestic producers are in an independent mood, as far as New York business is concerned, and are so busy with larger contracts that they are not seeking smaller ones. New England and Western building operations are responsible for this.

Slate companies are doing well in this city, but there has been a slight falling off in demand during the last two weeks for this kind of roofing material in the suburbs.

Bluestone buyers found a stiffening market, although there has been no advance in prices lately. The quarrymen found inquiry good, but they declared that little of the new business was coming from Manhattan, and most of it from Brooklyn and suburban New Jersey.

Current wholesale prices follow:

STONE.—Wholesale rates, delivered at New York.

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

Luxfer

Send for our book called DAYLIGHTING. It contains many plans for saving light expenses and increasing rent values.

AMERICAN LUXFER PRISM CO.
Tel. 8257
Spring 8258 507-509 West Broadway N.Y.



Madison av, Nos 137 to 141.....|
31st st, Nos 23 to 27 East.....|
Associate Owners loan Labarem Realty Hold-
ing Co to erect a —sty building; — pay-
ments300,000
7th av, n e cor 24th st, 86.11x79.2. Metro-
politan Life Ins Co loans Manhattan Office
Building Company to erect a 12-sty loft
building; 10 payments325,000
July 14.
Perry st, Nos 161 to 165. Austin B Fletcher
loans The McSweeney Realty Co to erect a
— sty building; — payments.....52,000
July 15.
4th av, Nos 251 to 255.....|
20th st, No 101 East.....|
Greenwich Savings Bank loans Charles Bro-
gan, Inc, to erect a 16-sty loft building;
— payments475,000

SATISFIED MECHANICS' LIENS.

July 9.
173d st, No 960 East. Pressed Radiator Co
of America agt The Hundred and Seventy-
third Street Building & Construction Co et
al. (May 10, 1910)117.07
Teasdale pl, No 658. John Conway agt Mar-
garet Murphy et al. (June 9, 1910) ...80.00
95th st, No 59 West. Abraham Rosenberg
agt Charles Gahren et al. (Dec 21, 1909).
.....109.50
Broadway, Nos 2148 to 2152. Frederick J
Fleck agt Carter Garage Co et al. (June
29, 1910)105.00
July 11.
Faile st, e s, 300 s Spofford av. Heman Solo-
mon agt Spofford Estates. (April 6, 1910)
.....468.00
Wadsworth av, No 140. Gordon Bros Iron
Works agt Mutual Apartment Co. (June 3,
1910)2,575.00
July 12.
Sheriff st, No 54. Max Lubeck agt Frank
Magilsky et al. (July 19, 1909).....50.00
Longfellow av, e s, 100 n 172d st. Stephen
Tauss et al agt Garma Realty & Construc-
tion Co et al. (June 24, 1909).....832.00
Broome st, n s, 65 e Ludlow st. Charles Bloom
et al agt Yetta Gross et al. (Aug 11, 1909)
.....125.00
Broadway, w s 164th to 165th st. Frederick
J Fleck agt George Daily et al. (June 2,
1910)11.00

Same property. Same agt same. (June 2,
1910)74.00
July 13.
44th st, No 212 East. Julius Friedman et al
agt Ferdinand Salsberger et al. (June 17,
1910)440.00
Aquaduct av, n e cor Featherbed Lane. Gus-
tav Ernst agt Apartment Building Co et al.
(Jan 8, 1910)3,354.06
Bathgate av, n w cor 179th st. Charles Kau-
sen agt Oppenheim & Feldman, Inc, et al.
(June 4, 1910)650.00
West End av, No 101|
69th st, No 301 West.....|
James McLaughlin agt Dennis F Lavelle.
(June 2, 1891)1,135.00
July 14.
Sullivan st, Nos 214 to 218. John Callahan
agt Eugene Gerberoux et al. (April 18,
1910)312.00
Same property. Woolf Pieroz agt same. (April
4, 1910)2,620.00
Same property. Arthur J Panoff agt same.
(April 12, 1910)650.00
19th st, No 135 East. Edwin H Oswald agt
Joseph B Thomas et al. (June 28, 1910).
.....136.00
19th st, Nos 135 & 137 East. Same agt John
Doe et al. (June 1, 1910).....136.00
160th st, No 723 East. Edw A Essex agt
Emma M S Nestaniz et al. (July 8, 1910).
.....130.00
July 15.
Sullivan st, Nos 214 to 218. Samuel Goldman
agt Eugene Gerberoux et al. (June 3, 1910).
.....72.41
Paulding av, e s, 25 s 217th st. Hudson
Woodworking Co agt Frank Yoria et al.
(June 11, 1910)210.00

*Discharged by deposit.
*Discharged by bond.
*Discharged by order of Court.

ORDERS.

July 9.
40th st, No 105 West. W H Spelman on W L
Crow Construction Co to The J L Mott Iron
Works\$2,268.96
July 15.
Heath av, w s, 25 s 230th st. J V McEvily on
Metzler Building & Construction Co to pay

Dimock & Fink Co.....150.00
Same property. D J Cogan on same to pay
same440.00

ATTACHMENTS.

July 8.
No Attachments filed this day.
July 9.
Levee, Jennie M; William Hawley et al; \$19,-
963.35; Osborne & Lamb.
Minnesota Mining & Mfg Co; Stephen S James;
\$2,810,000; D Berstein.
Roddy, John M; J Clavel Wine & Cordial Co;
\$241.65; C L Clune.
July 11.
U S Banking Co, South America; Harrison C
Lewis; \$5,294.06; Seymour, Seymour & Me-
grath.
Lodge, Mathew; John C Calhoun; \$160,000; C
E Kelley.
July 12.
Dixie Royal Mining Co, Ltd; Caroline M Robin-
son; \$2,400; C E McMahon.
Bohler, John A; C E Riley Co; \$1,810.46; Gen-
nert & Gennert.
Philadelphia Casualty Co; Myer Strasburger;
\$550; Prince & Nathan.
July 13.
No Attachments filed this day.
July 14.
Benjamin, Wm H; Thomas C Curtis, Jr; \$851.80;
W B Denton.
Battle, Henry A & John W B; Charles Fairchild
& Co; \$4,345; Cowing, White & Wait.

CHATTEL MORTGAGES.

July 7, 8, 9, 11, 12 and 13.
AFFECTING REAL ESTATE.
Mellwin Realty & Const Co. Northeast cor
Mapes av and 181st st..Colonial Mantel &
Refrigerator Co. Refrigerators, &c. \$176.00
Newmark, Max. Corner 107th st and Madison
av..Louis Berdy. Chandeliers. Contract.
4,800
Pirk, A. West side Clinton av and 181st st..
A Weinstock. Mantels. Contract. 150
Walton Bldg Co. Walton av and Fordham rd
..Hamilton Sec Co. Hardware, &c. Con-
tract. 200

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	1.00
Scotch redstone.....	1.05	.....
South Dover building marble.....	1.25	1.50
Tennessee marble.....	2.55	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	6.40

Mechanical Draft.

The relative liability to derangement of a chimney as compared with a mechanical draft apparatus is thus discussed by J. H. Kincaid in his recent work entitled "Mechanical Draft."

"Every engineer knows there is nothing about a chimney to get out of order, no machinery of any kind and no moving parts, and the only way a chimney can be put out of service is for it to fall. Thin-guyed, sheet steel chimneys rust out quite rapidly and then are easily blown over; self-supporting steel chimneys, either lined or unlined, usually have a much longer life, the length of which depends naturally upon the thickness of the metal of which they are made and the care given to them; brick or stone chimneys when well built last practically forever, and when properly designed and erected do not fall unless struck by lightning or a cyclone. A mechanical draft apparatus, however, always comprises in addition to the fan or blower a motor of some kind for driving the fan or blower;

so that there are moving parts, any one of which is liable to give trouble. In fact, a mechanical draft apparatus is a machine, liable to all the accidents and ills of a simple machine; and because of this fact it is necessary, when the draft depends entirely upon the mechanical draft apparatus and there is no chimney to fall back upon in case of an accident to the fan or its motor, to install duplicate fans and motors. When, however, there are duplicate fans and motors of the proper size, there is no more danger of a mechanical draft apparatus being put entirely out of service, or becoming so deranged as to cause a shutdown of the entire power plant than there is in the case of a chimney of brick or stone."

Foreign Trade Opportunities.

(Inquiries in which addresses are omitted are on file at the U. S. Bureau of Manufactures, Washington. In applying for addresses refer to file number.)

No. 5162. Building material and machinery.—An American consul in Mexico reports that during the present year a number of important buildings will be constructed in his district; a sewerage system will be started; and a plant erected for the manufacture of cement blocks. This will create a market for building materials of all kinds, structural iron, plumbing goods, metal ceilings, machinery for the working of cement and other articles.

No. 5160. Electrical supplies.—An American consul in the West Indies reports that a company has been formed for the purpose of supplying the city in which he is located with electricity for lighting and other uses. Further particulars of the report, together with the

name of the company, can be obtained by addressing the Bureau of Manufactures.

No. 5161. Cement.—Consul D. R. Birch, of Alexandria, Egypt, has forwarded a newspaper clipping stating that the Egyptian State Railways Administration invites tenders for 7,700 tons of cement. Tenders will be received until July 27, and the consul suggests that in view of the limited time it might be well to submit offers by cable.

No. 5141. Concrete mixer.—A prominent firm of manufacturers of building machinery in Germany desires an agency or sole rights of manufacture for a concrete and mortar mixer. The firm issues catalogues and circulars, exhibits annually at the machine expositions, and has customers in Russia and Hungary. It has had a subagency for an American mixer, but the agent in South Germany showed insufficient interest in that market and an unwillingness to ship a mixer until sold. Correspondence, if in German, should be direct to the firm; if in English, through the consulate submitting the report.

No. 5144. Ice-making machinery.—In response to an inquiry from the United States, an American consul in Mexico reports there is a limited market in his district for American ice making machinery. There is at present one factory in operation, and he writes it may be possible to interest the proprietor of this plant in a new outfit. He also furnishes the name of another business man, who, it is reported, expects to open a plant. He suggests corresponding with this individual, describing the different kinds of machinery, prices, terms, etc. Correspondence with the former may be in English, but with the latter it should be in Spanish.