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**C. W. SWEET**

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THE statistics of population already announced by the Census Bureau justify certain statements about the probable general nature of the complete results. It is evident that during the past decade population in this country has tended to concentrate in the cities at a higher rate than ever before. All the cities whose number of inhabitants has been reported exhibit increases, which average about twenty-five per cent.; and this statement is as true of the East as it is of the West. Cities like Bridgeport, in the State of Connecticut, and Syracuse, in the State of New York, do as well, if not better, than Western cities like Duluth or Grand Rapids. The almost exclusively industrial State of Rhode Island has gained almost one quarter in population. Apart from the exceptional cases of cities which have been built up in a rapidly developing agricultural region, the increase seems well distributed over all sections of the country and among small cities and large ones. On the other hand, the increase in population settled in rural districts will evidently be smaller than in any previous decade in the history of the country. In all the older States the farming population has at best remained stationary, and this statement is apparently as true of Nebraska and Iowa as it is of Ohio or New York. There are a few States, such as Oklahoma, Texas and Washington, in which large areas of arable land have come under cultivation during the past ten years, and these communities will exhibit a greater proportional increase in population than any other part of the country. The new area brought under cultivation and the increased agricultural inhabitants added thereby to the population of the country will be smaller than ever before. The net enlargement of the population will probably amount to about eighteen per cent.; and it will undoubtedly be found that the birth rate has suffered a considerable drop—particularly among citizens whose parents have been resident for one or two generations on American soil. If such is the general nature of the census returns, there can be no doubt as to the future object of American statesmanship. Every effort and every sacrifice should be made, not merely to keep inhabitants on the soil, but to return inhabitants to the soil. In European countries they can afford to allow the cities to absorb most of the increase in population, because there is already a considerable density of agricultural population; but in the United States there has never been a sufficient number of inhabitants in the farming districts to permit the proper cultivation of the land; and in one way or another labor must be encouraged to go and stay where the interest of a well-balanced national economic system demands that it should go and stay.

IN the last issue of the Record and Guide Mr. Benjamin C. Marsh calls attention to the fact that the principle of excess condemnation, while valuable, will if adopted only have a limited field of profitable use: it can rarely be advantageously applied to those parts of a city in which land values are already extremely high. In so qualifying the application of the method he is probably right. It may be doubted whether the City of New York, even if clothed with full legal power to condemn additional land on either side of a new street, could profitably open up a new thoroughfare through the heart of Manhattan. The expense of the improvement, particularly in those cases which involved the destruction of buildings ten stories or more in height would be so great that the increased value of abutting property

would not be sufficient to cover it. It is wholly improbable, for instance, that the thoroughfare half way between Fifth and Sixth avenues recently proposed by Mayor Gaynor, which would cost at least \$70,000,000 or \$80,000,000, could be paid for by the increased value of a frontage 100 feet deep on either side of the new avenue. Even if the value of the avenue lots were \$10,000 a front foot against a value of \$4,000 a front foot for the unimproved street lots, the modern buildings destroyed, the loss in interest and taxes and the expenses of construction would more than account for the difference. The principle of excess condemnation can be applied very much better to such an improvement as the southerly extension of Seventh avenue. In this instance, the cost of the land condemned would be comparatively small, the value of the buildings destroyed insignificant, and the proportional increase in the value of the land facing the new avenue somewhat larger. On the other hand, it must be remembered that even if the principle of excess condemnation would not work very well in the case of street improvements, which are run through very expensive property, it would work better than the method of assessment for benefits; and wherever such improvements are absolutely necessary, it should be preferred. It enables the city to appropriate and apply to the cost of the improvement the really substantial increase of land values resulting therefrom; and, while this increase might not be enough to pay the cost of the improvement, the resulting burden placed upon the taxpayer would be less under it than under any other practicable method.

AT the end of his letter, Mr. Marsh advocates the taxation of increases in land values, and there can be little doubt that in so doing he is only the forerunner of a movement which, during the next ten years, is sure to gain considerable momentum in various large American cities. The agitation in favor of the increment tax has not as yet obtained sufficient momentum in this country to demand much attention from the newspapers; and, when it does obtain any considerable momentum, it will undoubtedly be confronted by a long, stubborn and perhaps a successful resistance. Almost every American with a little capital is or is by way of being a real estate speculator; and any proposal on the part of the State or the municipality to diminish the profits derived from such speculation would seem an obvious outrage to this large and influential class. It may be remarked, however, in this connection that a certain class of real estate owners would have an interest in advocating the increment tax. Assuming that the progressive increase of local taxation characteristic of the last few years continues, there will be an increasingly strenuous effort on the part of some real estate owners to find other than present sources of taxation. The constant increase in taxation falls with peculiar weight upon the owners of property that is already improved to the limit, and which cannot be expected to increase thereafter very largely in value. In such cases the increases in taxes are frequently paid by the owner and cannot, except under unusual conditions, be shifted to the tenant. On the other hand, the increase in taxation is very little of a burden to a real estate owner whose property is only partially improved and which, presumably, is deriving increased value from the growth of the city in population and wealth. The line between these two classes of property is not a fixed and definite one, but the distinction between them is a real distinction, because the owner of a piece of land that is already improved with a modern fireproof building has much less to gain from the growth of the city than has the owner of less developed land. The former may well take up the idea of trying to impose this increase of taxation upon the property-owners who can best afford it—that is, upon those who are benefitting most from the growth of the community; and in any event it will undoubtedly be taken up by people who rent but do not own real estate, and who will expect by these means to prevent the real estate owner from shifting the burden of the steady increase in taxation to the tenant.

A GREAT deal has been made of the heavy decrease in building construction, shown by the figures of plans filed for July, particularly in New York City; but the interesting circumstance about this decrease is that it was deliberately brought about by large institutions which are particularly interested in lending money on New York real estate. The heads of these institutions reached the conclusion that there were signs of over-building on Washington Heights and in certain parts of the new mercantile dis-

tract; and they decided to refuse loans for new buildings to be erected in these particular sections. In so doing, they were undoubtedly wise, for they have prevented the disastrous effects which are visited upon the property-owners in whole sections by a considerable excess of building. As it is, however, the evil was stopped before it became very serious. The buildings now under construction on Fourth avenue will probably be pretty well filled by a year from the coming Fall; but on Washington Heights it would be better as a real estate proposition to wait until the Spring of 1912 before resuming building operations. In the meantime, the area of real estate activity will necessarily be restricted. It will be confined, so far as Manhattan is concerned, to the West Side, the Pennsylvania district, Greenwich village, and, if the Broadway-Lexington avenue Subway is to be built, to certain portions of that route. But inside of another year the way should be cleared for a much more general and lively building and speculative movement.

**FEARS OF A MONEY SHORTAGE** this Fall have been dispelled by the weekly bank statements and reports from the West that there is plenty of money to move the crops. Liquidation in the stock markets has released an enormous amount of money. The volume of general business is large, but in some staples, such as building materials, prices are low. Competition in all mechanical trades is keen. The state of employment is steadily improving, but it is apparent that the purchasing power of the working classes has not yet been fully restored. Gradually it is strengthening and will, with a continuation of the upward trend soon fill the voids in trade, commerce and real estate. The supply of money for building loans will depend on the individual judgment of the lenders. The loans already scheduled insure a continuation of actual construction until new observations are taken at the end of the year. In August reports of new building projects are expected to be light. Last week plans for only nine new buildings were filed in Manhattan, but this number was larger by two than in the corresponding week of 1909, a year which broke the record for building projects. The current year may end with a good record in this respect without approaching the figures of 1909, and still be in reality, as it has been so far, a much better year for builders. Plans filed are a good sign, but contracts are the proof of the goodness. Last year a lot of work was planned which did not reach the contract stage. The Record and Guide's statistical table of last week showed that, taking the whole city with the exception of Richmond Borough, plans for about \$143,000,000 of construction had been filed to date, to compare with \$184,900,000 last year, for both new buildings and alterations. Considering everything, this represents a fair activity; and the aggregate record of the past eighteen months also represents a very satisfactory progress from the dark days of 1908, though perhaps not fully warranting the extreme optimism of last Fall. More money has been loaned on bond and mortgage this year in Manhattan and the Bronx by about \$4,300,000 than was loaned in the corresponding period last year, and in Brooklyn the loans made so far have amounted to \$7,000,000 more.

## A CRISIS IN THE MASON TRADE.

Greater New York Bricklayers' Unions Expect to be Expelled from the International Union.

**T**HE members of the bricklayers' unions of Greater New York are at this writing voting on the question whether or not they will sustain the trade agreement existing between them and their employers, the Mason Builders' Association. The employers have asked them to man the jobs in this city of F. T. Nesbit & Co., a firm which has been declared unfair by President Bowen of the International Union of Bricklayers, Masons and plasterers, to which the thirteen unions in Greater New York belong. A strike ordered by President Bowen is now on against the jobs of this firm.

Four of the unions have voted to man the jobs. With one exception these four are the largest unions in the city, namely Nos. 1, 7, 32 and 94. They have a larger membership than all the others combined. As for the other nine unions, it is reported that their decisions will all be recorded in favor of sustaining the International president and breaking the local trade agreement. The jobs were according to the terms of the ultimatum to have been manned Friday morning, but the time was extended, owing to the disagreement among the unions.

The employers have decided to stand by the four unions which voted to sustain the local agreement, and Secretary John Grant O'Brien, of the executive committee of the Greater New York Unions, gave out the statement yesterday that the jobs would all be manned to-day by members of the four big unions. One was manned on Friday morning. One of the jobs is a theatre in 48th st and another is an apartment house on Cathedral Parkway.

This is the first serious breach that has ever occurred between the bricklayers' unions of Greater New York. They have al-

ways stood together, and they have had the reputation of never going on strike, though in fact there have been a few minor instances of this kind. Just at present it is impossible to foresee the outcome of the present fight, but it looks like a separation of the unions into two camps and the expulsion of some from the International Union.

In most cities and towns bricklayers, stone masons, cement-masons, tile-layers, plasterers and lathers are all classified as "masons," and so it used to be in New York. The International Union for the mason trade, formerly designated simply as the I. U. of Bricklayers and Masons, has in recent years had its designation changed to the I. U. of Bricklayers, Masons and Plasterers. Outside of New York its membership embraces plasterers, lathers and various kinds of masons besides bricklayers. But here in the metropolis the ancient trade has been split into a number of specialized lines, each of which has its separate unions. The bricklayers, plasterers, cement-masons, stone-setters, tile-layers and even the lathers are all separately organized.

Circumstances have built around New York an economic wall, on one side of which conditions in the building trade are entirely different from what they are on the other side. Consequently, when New York contractors go outside they have to meet the requirements of the trade unions of the cities and towns where they take contracts, as has been the case with New York firms that have been doing work in Newark. The conflict in jurisdiction which has just come to a head in New York began a long time ago in Newark, but it is only recently that the battle lines have been clearly defined. In the case of the general contracting firm of F. T. Nesbit & Co., of 116 Nassau st, New York, which had the contract for the Weiss Building in Newark, the trouble began with the cement masons making a claim for certain concrete work which the bricklayers and masons were doing, and the allowance of the claim by the Newark Board of Arbitration in the building trades. Next came the trouble between the New York City plasterers and bricklayers on the one hand and the Newark unions in the same trade. If Nesbit & Co. employed the Operative Plasterers from New York, all the Newark plasterers and other trades under the jurisdiction of the I. U. of Bricklayers, Masons and Plasterers would strike, and if they employed the Newark plasterers the New York City bricklayers would quit. To get the work completed they had to employ union or non-union bricklayers as they came along. The international officers of the bricklayers then declared the firm an unfair one, and strikes were ordered on all its contracts.

### THE ULTIMATUM.

Here the scene shifts to New York, as the firm of F. T. Nesbit & Co. have half a dozen contracts here, and it is at this pleasant juncture that the Mason Builders' Association comes into the play. The Newark end can now be forgotten. F. T. Nesbit & Co. are members of the New York Mason Builders' Association, and this powerful body is concerning itself only with the New York end. At a meeting of the members on August 9 there was a discussion of the situation in the employment of F. T. Nesbit & Co., and some surprise and regret was manifested at the action taken by President Bowen of the International Union of Bricklayers, Masons and Plasterers in ordering the strikes. The builders resolved to instruct its members to the Joint Arbitration Board that the bricklayers now on strike in New York City on the works of F. T. Nesbit & Co., in violation of the agreement existing between the Mason Builders' Association and Bricklayers Unions Nos. 1, 3, 4, 7, 9, 21, 29, 32, 34, 37, 40, 41 and 94 must return to work by Friday, August 19, and the works "must be manned by the bricklayers of Greater New York Unions, or else the agreement between the Mason Builders' Association (and the Contractors' Local No. 1) and the Bricklayers' Unions shall become null and void; and the Mason Builders' Association shall convene at once to issue the necessary order to all its members which would follow the breaking of the trade agreement."

### THE ISSUE.

The question is not simply whether the firm of F. T. Nesbit will be accommodated or not, but whether the Greater New York Unions in the brick-building trade will stand by the New York City employers and be expelled from the International Union, or obey President Bowen and the Judiciary Committee of the International Union and break the trade agreement which they have had for twenty-five years with their employers. The question is so important the executive committee of the unions submitted it to the individual unions for a decision by a vote of all the eight thousand members.

Mr. John Grant O'Brien, General Secretary of the Executive Committee, expressed the opinion to the Record and Guide that the Greater New York Unions would certainly be suspended from the International Union, because of their failure to take cognizance of the mandate of the Judiciary Committee of the I. U. "President Bowen is a very determined man. If he backs water on his orders to carry out the law as set forth in the Bricklayers, Masons and Plasterers' I. U. constitution, he will be the cause of a demoralization of the principles of unionism. I hope, though, that some compromise will be proposed that will bring about an amicable settlement."

# CONSTRUCTION

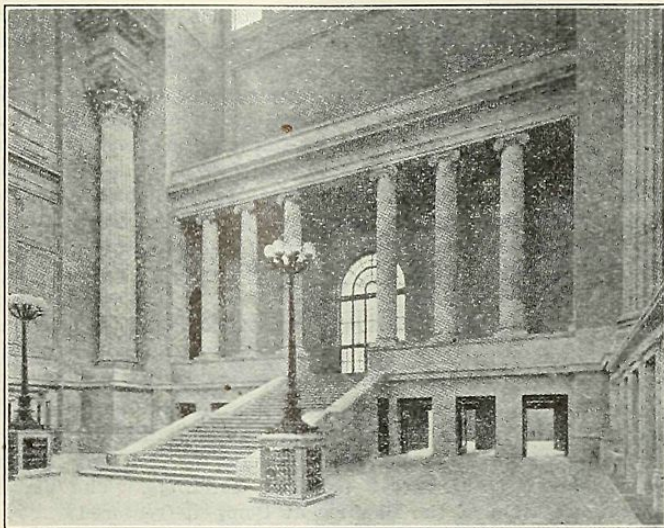
## STRUCTURAL WONDERS OF THE PENN. STATION

Main Waiting-Room Built of the Same Stone as Imperial Rome—The Dome of the Concourse Has the Most Complicated Design Ever Attempted.

A LARGE use, for the first time in New York, has been made of the Roman stone called "Travertine" in the arcade and main waiting-room of the Pennsylvania Station. It is used for the walls, pilasters, stairways and for all the columns except the eight giant Corinthian columns of granite from which spring the main arches of the roof. It is the stone of which imperial and modern Rome is principally built. Notable examples of its use are the Coliseum and St. Peter's Cathedral. It was imported into this country for the first time by the Pennsylvania Railroad.

Travertine stone was used in the construction of the station for the reason that while it is very hard and durable, it has an openness of texture which makes it particularly suitable for use in areas of such unusual dimensions as the Pennsylvania Station, giving a character and distinction to the surface which could not be obtained with a stone of more uniform appearance. Moreover, the stone tends to take a polish when rubbed up against rather than absorb dirt, which makes it very practical for public station uses. Its warm, sunny, yellow color is pleasing, and in this respect it was considered superior to almost any of the stones available in the North American continent, which are, as a rule, of a cold gray color. Through the use of this

ornament. This has been done considerably abroad, notably in the railway stations at Frankfort and Dresden, Germany, but it has never before been attempted in this country. The design, which involves interesting arched vaults is, from a struc-



PENNSYLVANIA STATION.

Exit to 33d street, from main waiting room, showing doors leading to the driveway.

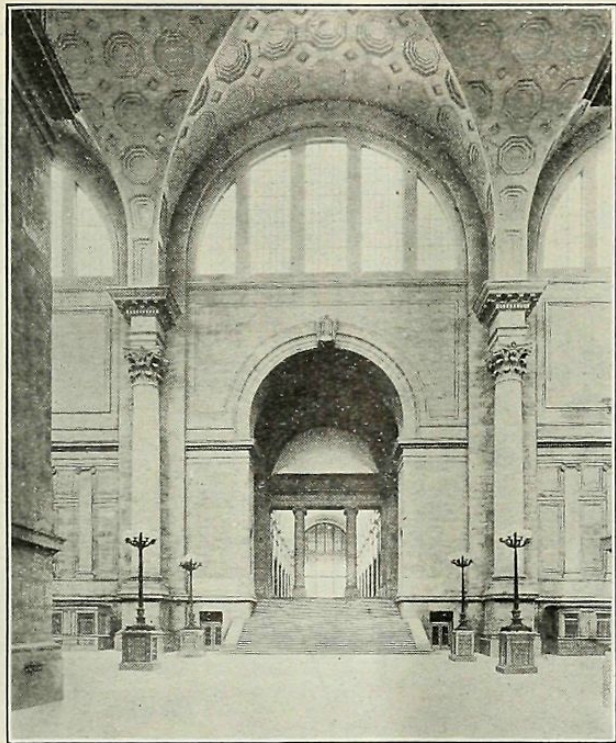
tural view, distinctly more complicated than the European examples cited.

Evidently the plan of the Station was designed to give the greatest number of lines of circulation. The structure is really a monumental bridge over the tracks, with entrances to the street on the main axis on all four sides. In this respect the building is unique among the railway stations of the world, having the maximum of entrances and exit facilities.

While here in this vast railroad hall let us get a few figures of dimensions and capacity into our heads. The area of the station being 28 acres, there are sixteen miles of track.

The station building is 784 feet long and 430 feet wide. The average height above the street is 69 feet, while the maximum is 153 feet. To light the building it will take about 500 electric arcs and 20,000 incandescents.

More than 150,000 cubic yards of concrete were required for the retaining walls, foundations, street bridging and the substructure. There are 650 columns supporting the station build-



PENNSYLVANIA STATION—VIEW OF MAIN WAITING ROOM.

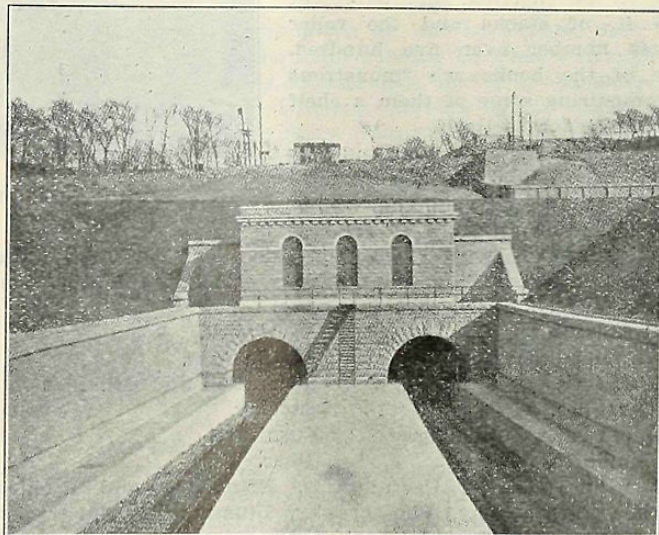
Looking from entrance to concourse toward 7th avenue, showing the giant granite columns and grand stairway.

stone, the general waiting-room has a mellowness of tone which is very noticeable, even on the cloudiest days.

This great hall has a height of 150 feet, a length of 314 feet, and a width of 108 feet. Three modern 12-story apartment houses could be set down inside of it, if some of their corners were rounded off. The design of this vast interior was suggested by the great halls and basilicas of Rome, such as the baths of Caracalla, Titus and Diocletian, and the basilica of Constantine, which are the greatest examples in history of large roofed-in areas treated in a monumental manner. Within the walls of the waiting-room are ticket and telegraph offices which are built of marble.

Parallel to and connected with the main waiting-room by a wide thoroughfare is the Concourse, a covered assembling place over 200 feet wide, extending the entire width of the station, and under 31st and 33d sts. It is directly over the tracks on which the trains arrive and depart. An idea of the width of this Concourse is gained by comparing it with the lobby of the Jersey City train shed, which is narrower by twenty-five feet. The Concourse is the vestibule to the tracks; stairs descend from it to each of the train platforms. All of this area is open to the tracks, forming a courtyard 340 feet wide by 210 feet broad, roofed by a lofty dome of iron and glass.

In this dome the architects have attempted to give a simple architectural expression to structural steel without the use of



HACKENSACK PORTALS OF BERGEN-HILL TUNNELS IN NEW JERSEY.

ing and the greatest weight on any one of these is 1,658 tons.

The river tunnels leading to the station are, all told, 6.8 miles long, and the land tunnels have the same length. From the Bergen Hill portal in New Jersey to the Long Island entrance of the tunnels it is 5.3 miles. It is 8.6 miles from Harrison, New Jersey, to the Station in New York, while from the latter point to Jamaica the distance is 11.85 miles.

The maximum capacity in trains per hour of all of the Pennsylvania tunnels is 144, and the proposed initial daily service will consist of about 600 Long Island Railroad trains and 400 Pennsylvania trains.

The stone work of the station, covering some eight acres of ground, was completed on July 31, 1909. To enclose this vast area has necessitated the building of exterior walls aggregating 2,458 feet—nearly half a mile—in length, and has required 490,000 cubic feet of pink granite. In addition, there has been utilized inside the Concourse 60,000 cubic feet of stone. A total of 550,000 cubic feet of "Milford pink granite" has thus been utilized in the construction and ornamentation of this building. It took 1,140 freight cars to transport these 47,000 tons of stone from Milford, Mass.

In addition to the granite, the construction of this building has called for the use of 27,000 tons of steel. There have also been set in place some 15,000,000 bricks, weighing a total of 48,000 tons. The first stone of the masonry work on the building was laid June 15, 1908; the entire masonry was thus completed in approximately thirteen months after the work was begun.

The George A. Fuller Co. was the general contractor. The list of sub-contractors numbers several hundred. McKim, Mead & White, architects; engineers of the station steel structure and machinery, Westinghouse, Church, Kerr & Co.; chief engineer, North River Division, Charles M. Jacobs, chief engineer, East River Division, Alfred Noble; chief engineer electric traction and station construction, George Gibbs.

**A NEW LIBRARY BUILDING.**

While the new building for the library of the Metropolitan Museum of Art, on 5th av, is architecturally merely a continuation of the design and construction of the main edifice, so far as relates to its external appearance, it has an interior which to many is more interesting than that of any of the other divisions of this great mass of buildings. The classic style reminds them of the Basilica at Pompeii (restored).

The main floor is divided into one large and two small rooms, which are respectively designated the main reading-room (65x50 ft.), the work-room and the photograph-room. The first has ten alcoves on the main floor and ten more on a gallery built on either side. Through leaded glass windows in the clearstory light falls upon a coffered plastered ceiling whose delicate tints harmonize with the color of the side walls and also with the oak woodwork and furniture. Two wide-spreading chandeliers descend from the ceiling.

The shelves in the reading-room and gallery will hold twenty-thousand volumes, and in the metal stacks in the basement there is space for twenty thousand more. In the photograph-room and basement 50,000 photographs can be stored and studied. The twenty alcoves contain 3,000 ft. of shelving, the basement 1,300 ft. of stacks and the roller shelves number over five hundred. Some of the books are "monstrous big," requiring some of them a shelf on rollers, each to itself.

This library has a peculiar and personal interest for the architectural professions and the building trades, as well as for students of art and antiquity. It has a very practical side. The closeness of the relation is manifest from the following principal subjects which we saw indexed in the card catalogue:

- |                      |                          |
|----------------------|--------------------------|
| Architecture.        | Metalwork.               |
| Drawing and Design.  | Textile Arts.            |
| Painting.            | Decoration and Ornament. |
| Ceramics.            | Carving.                 |
| Landscape Gardening. | Furniture.               |
| Sculpture.           | Glass.                   |

Other subjects are Useful Arts, Engraving and Etching, Printing, Lithography, Photography, Illumination, Illustration, Book-plates, Heraldry, Musical Instruments, Costume, Book-binding, Jewelry, "Paper-work; Egyptian, Oriental, Greek, Etruscan, Roman and American Archaeology; History, Biography, Philosophy, Religion, Sociology, Philology, Natural Sciences.

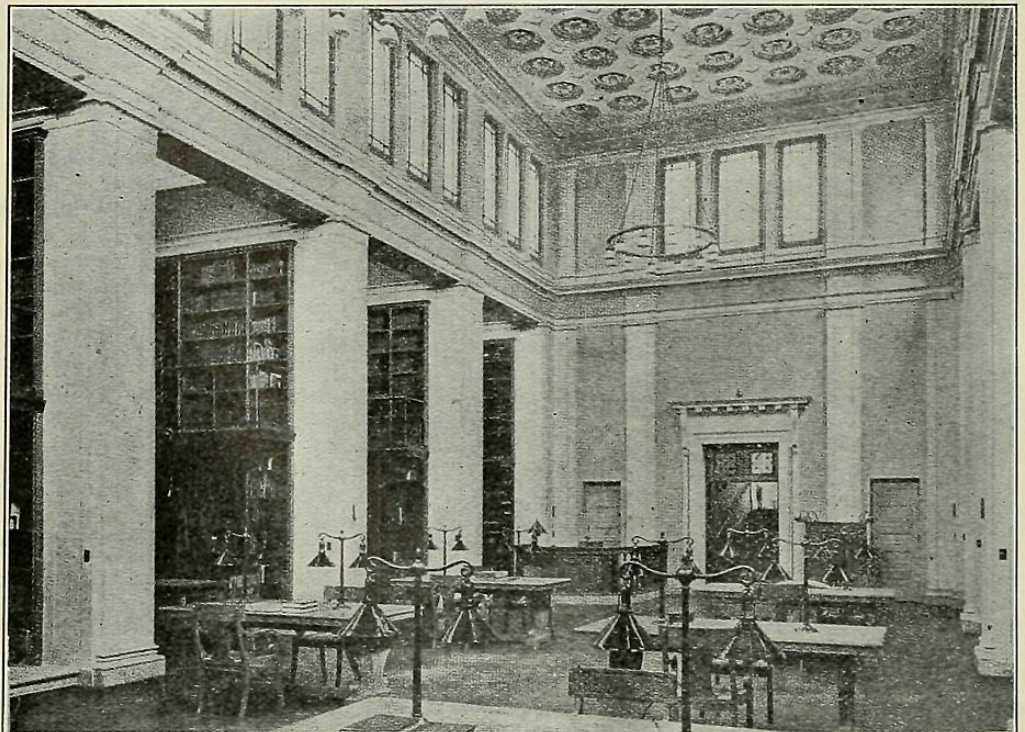
BRICK MANUFACTURERS in this city and along the Hudson who are members of the Hudson River Brick Manufacturers' Association have received notice that an order has been issued by Justice Tompkins of the Supreme Court requiring them to show cause why the association should not be dissolved and its funds distributed among the shareholders. Since

the order was signed the attorney for the several petitioners has been stricken with paralysis and now lies in a critical condition in a hospital at Newburgh. Consequently nothing has since been done in the matter. The majority of the members are opposed to the dissolution of the association, and it is said that their answer will be to the effect that any member wishing to resign can, under the laws of the association, turn in his certificates of stock and receive his \$25 per share back again. Upon that basis, those who do not wish to see the association disband, aver they will be able to satisfy the court sufficiently to prevent an adverse decision on the motion.

**A HOUSE ON "THE DRIVE."**

Some of the suites in the new apartment house on Riverside Drive opposite Grant's Tomb are almost complete, but the real status of a pretentious house cannot be fairly judged until the finishing touches have been applied. As this one appends the adjective "magnificent" to itself and stands on one of the most prominent and sightly locations in the city, it is a subject of some professional interest. Certain organic divergences from the prosaic lines of apartment houses can be noted now, and it must be granted that with its duplex apartments the "Ardelle" has more of the tone and style of a private dwelling than any apartment house yet erected on the Drive. It is not the first multi-family house not co-operatively owned to have duplex apartments, but is the first of its order to have them in a long period of years—for the simple duplex apartment is not historically new in New York, and the studio apartment is in a different category.

Another departure in apartment-house planning to be observed here consists in the disposition that has been made of the roof space. Two ornamental pavilions connected by a pergola have been constructed in permanent form, from which the view is indescribably grand. It is strange that on houses heretofore erected in sightly localities, as along the Drive, more architectural attention has not been given to roof spaces, instead of leaving them to the sole occupancy of water-tanks—not to mention the week's wash in some cases.



NEW LIBRARY OF THE METROPOLITAN MUSEUM OF ART—THE READING-ROOM.

McKim, Mead & White, Architects.

No laundry is to be allowed on the roof, but the management intends to provide for that in the basement, where there will be a most unusual outfit of machinery operated for the benefit of the tenants under a new plan. Traction elevators of the Otis make have been installed, this fact being worthy of mention because it is only the second time that the overhead traction type has been selected for an apartment house. Quarry-tile floors in all the halls, electric door-switches for closets, and exquisite plumbing fixtures are unusual enough to be mentioned. The doors are mahogany, the floors parquet, the wainscoting in various kinds of fine woods.

One striking peculiarity of the house is the wide range of the rental rates. We have heard managers advance reasons why the rates charged under any one roof should not vary greatly, but in some recent houses of the finest type there is a wide divergence, owing not merely to the varying sizes of apartments but also to the possible combinations. Here the minimum will be one thousand dollars and the maximum six thousand, as a suite may contain as few as five rooms or as many as eighteen. This is relatively a much wider range than is scheduled for the apartment house that is being erected on 5th av at 81st st, where the rates run from ten to twenty thousand dollars.

# INTERPRETATION OF THE BUILDING CODE

## Justice McCall Decides That, Under Section 109, a Theatre Standing in 1899 Can Be Altered Without Any Part Being Made Fireproof.

JUSTICE McCALL of the New York Supreme Court has just handed down an important opinion in the case of Brill v. Rudolph P. Miller, Superintendent of Buildings, holding that Sec. 109 of the Building Code does not apply to buildings which were in actual use as places of amusement in 1899 when the Building Code was enacted and that consequently a place of amusement, in existence in 1899, can now be altered without making any part of the building fireproof.

Not only is this the first decision of its kind, but the facts show that persistent effort wins in the end. Schinasi Brothers are the owners of the premises known as Nos. 134 and 136 East 14th st, and the Automatic Vaudeville Company is the lessee and conducts a moving-picture show on the premises. Recently the owners purchased the premises in 13th st, connecting with the present place of amusement, and engaged S. S. Sugar as architect to prepare plans for a large theatre, running from street to street and having a seating capacity of 1,000, the purpose being to have a playhouse for moderate-priced dramas.

The plans showed that the present structure would not be made fireproof, although they showed that most of the additional work WOULD BE fireproof. The plans were rejected by the Superintendent of Buildings and an appeal was taken to the Board of Examiners. Several hearings were had before the Board and a committee was appointed to examine the premises; and when this committee reported unfavorably, leave was given to withdraw the appeal.

Prior thereto the Board had, at the request of Saul S. Myers, of No. 60 Wall st, the attorney for the owners and the lessee, applied to the Corporation Counsel for an opinion. The Corporation Counsel, in his answer, stated that the plans should be allowed, and although counsel vigorously pointed out to the Board that it was the duty of its members to follow the opinion of the Corporation Counsel, the Board indicated that if a vote were taken, the strong probabilities were against allowing the appeal.

At about this time Messrs. Brill & Fox, who with Senator Timothy D. Sullivan are interested in the Dewey Theatre, the City Theatre, the Olympic Theatre and the Academy of Music, all in 14th st, believing that the Superintendent of Buildings would approve the plans in view of the opinion of the Corporation Counsel, and that their business would thereby suffer, obtained an injunction from Justice Blanchard restraining the Superintendent of Buildings from approving the plans, until the further order of the Court. The matter came on to be heard before Justice McCall early in May, and the owners and the lessee of the premises at 134 and 136 East 14th st, having intervened in the action, the questions of law involved were exhaustively argued by the various counsel in the action.

Mr. Myers pointed out that in 1899 and for a great many years prior to that, the building in question was known as Theiss's where all sorts of vaudeville acts were performed; that it had a licensed seating capacity; that it was therefore used for "theatrical or operatic purposes" and that Sec. 109 of the Building Code (which provides that alterations shall be fireproof) expressly excepted from its operation buildings which had been used for "theatrical or operatic purposes" prior to 1899.

The opinion of the Court is as follows:

"Passing practically by the question of the capacity of the plaintiff to institute such an action as he has herewith precipitated and in passing characterizing the grounds upon which he bases his right as a flimsy pretext, through which if sufficient warrant could be found to justify the Court's interference, would come a method capable of destroying every feature of administrative government, we will consider the question for the purpose of disposing of this motion on the merits as presented in the rights of the owners to make the projected alteration or change. It must be patent that Sec. 109 of the Building Code, when enacted in 1899, did not apply to buildings in actual use as places of amusement, but was intended to apply, affect and concern new or contemplated structures and all with an eye to the greater security or protection of the public visiting, patronizing or congregating in such places. So that even with the appealing force that came with such a law the vested rights that were existent, could not be interfered with through the operation of the new law, even though conditions as to safety were such that would make it wiser and better if the law were taken to be retroactive.

"This section No. 109 was revised in 1904, by the addition of Sec. 2, which made the positive declaration of law, that the section shall not be construed to mean or made to apply to any theatre, opera house or building intended to be used for theatrical or operatic purposes now erected, or for which plans have heretofore been approved by the Superintendent of Buildings.

"And then came Sec. 3, which repealed all or any part of ordinances which conflicted. It seems to be idle to enter into any discussion as to whether the building in question embraces within the description of structures found in these laws. It clearly and undoubtedly is and the contemplated improvement is warranted, justified and legal.

"The conclusion is irresistible that the sum total will be a betterment that makes for the greater and unquestioned safety of its patrons from the danger of fire and the lack of relief from congestion, and lessens materially the peril of these great dangers, the very office contemplated to be wrought by the enactment of Sec. 109."

### A DECISION ON THE LEGAL HEIGHT OF A BUILDING.

Mr. Myers is the attorney who recently obtained for the Henry Morgenthau Company a peremptory writ of mandamus directing the Tenement House Commissioner to issue a permit for the premises on the southwest corner of Southern Boulevard and East 163d st, known as the "Hunt's Point Building." In that case it appeared that the building was on three streets, and that, taking the measurements from the centre of the facade on the street having the greatest grade, the building on one street was several inches higher than is allowed by law for a non-fireproof building. Mr. Myers pointed out to the court that the owners had constructed a hanging ceiling in the cellar, not more than two feet above the centre of the facade on the street having the greatest level. Justice Seabury, in granting the mandamus, held that this hanging ceiling was the real ceiling, and that inasmuch as the ceiling of the cellar did not extend more than two feet above the curb level of the street, the cellar could not be counted as a story; and that consequently the building was not higher than is allowed in the case of non-fireproof buildings.

## 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.*

### BOARD OF EXAMINERS.

Appeal No. 105 of 1910; alteration No. 1738 of 1910; premises, 40 East 75th st, Manhattan; Herts & Tallant, appellants. Plans call for a rear extension 9.6x23 ft., adding 1-sty to the building, installing stud partitions, stairs and passenger elevator. The following objections were made by the Bureau of Buildings: That the walls will be of unlawful thickness. The Board of Examiners approved the plans of the appellants, on condition that the walls of the main building be lined with eight-inch brickwork in the cellar and basement, and that the independent walls of the extension be made sixteen inches thick to the underside of the second story beams.

Appeal No. 112 of 1910; new building No. 479 of 1910; premises, north side 17th st, 374.11 ft. east of 8th av, Manhattan; Geo. Fred Pelham, appellant. Plans call for a 3-sty store, restaurant and apartment building, 25x39 ft. The Bureau of Buildings objected as follows: That 10 per cent. of the lot area should be left uncovered, that retaining wall is of unlawful thickness. Section 22 of the Building Code, also that cellar steps should not project beyond the area line. The Board of Examiners disapproved the appellant's plans.

—The drawings of W. G. Houford, of Brooklyn, were awarded the third prize in the competition recently conducted by the Pittsburgh Architectural Club for plans of a concrete house and garage. The Jury of Award which judged the design commended it for general excellence of plan and proper adaptation of design to material. The exposure of the principal rooms to the garden and to the sunlight and the management of garden accessories in such a way as to secure privacy, were considered especially excellent in this design. The exterior design was criticised for being rather unnecessarily complicated. The house is an uncommon design, and with long sloping roof, extended eaves and tall chimneys, with irregular dormers built against them, presents a picturesque effect.

# 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	13—Granite	24—Plumbing
2—Excavating	14—Limestone	25—Heating
3—Foundations	15—Marble	26—Elevators
4—Masonry	16—Terra Cotta	27—Dumbwaiters
5—Carpentry	17—Mosaic	28—Electric power.
6—Terra cotta blocks.	18—Tile	29—Electric wiring.
7—Steel and iron work	19—Metal lath	30—Lighting fixtures
8—Reinforced concrete	20—Plaster partition blocks	31—Plate glass
9—Fireproofing	21—Coping	32—Interior woodwork and trim
10—Tin roof	22—Galvanized Iron skylights and cornices	33—Paints
11—Roofing other than tin	23—Fire-escapes.	34—Hardware

Commissioner of Bridges, 33, until Aug. 23. \*  
Remmos Const Co., 545a Macon st, Bklyn, owner, 7, 12.  
Vadrick Realty Co., 505 5th av, owner, 4, 5, 7, 9, 12.  
D. Everett Ward, 1 Mad av, ar't, 4, 5, 6, 7, 9, 12, 26.  
Frambro Realty Co., 122 5th av, owner, 4, 5, 12, 26.  
F. & M. Schaefer Brew Co., 114 E 51st st, owner, 24.  
Donald Robertson, 312 W 109th, owners, 4, 5, 12.

Louere Realty Co, 132 Nassau st, owner, 4, 5, 7, 12.  
Howard Paschall, 2 Rector st, owner, 24.  
Turtle Bay Investors Co, 409 E 46th st, owner, 24, 22.  
C C Haight, 452 5th av, ar't, genl contract. \*  
Otilie Orphan Asylum Society, Jamaica, L. I., genl contract. \*  
Noonan & Price Co, 11 E 137th st, owner, 5, 4.  
Estate Henry M. Kuesel, 107 Decatur st, Bklyn, owner, genl contract. \*

City & Suburban Homes Co, 1547 W 38th st, owner, 7, 12.  
Fackner-Coates Const Co, 286 5th av, ovr, 4, 5, 7, 8.  
J. H. Davis Bldg Co., 312 W 109th st, ovr, 4, 5, 7, 12.  
Hyman Moskowitz, 1950 2d av, ovr, 24.  
Danl F Kellogg, 25 Broad st, ovr, 12.  
M Handges, 165 E 4th st, owner, 24.  
The Open Stair Tenement Co, 20 Broad st, owner, 12, 14.  
The R H M Realty Co, 103 Park av, ovr, 12, 14.

### PROJECTED BUILDINGS.

#### Manhattan.

##### Apartments, Flats and Tenements.

74TH ST, n s, 250 e West End av, 8-sty brick and stone apartment house, 60x86.1, slag roof; cost, \$170,000; owner, J. H. Davis Bldg. Co., 312 W. 109th st; architects, Rouse & Goldstone, 12 W. 32d st; owner builds. Plan No. 567.

79TH ST, s s, 233 e Amsterdam av, 12-sty brick and stone apartment house, 83.8 x83.2, slag roof; cost, \$375,000; owner, Vadrick Realty Co., 505 5th av; architects, Schwartz & Gross, 347 5th av. Plan No. 556.

ST. NICHOLAS AV, e s, 58 n 186th st, 5-sty brick and stone tenement, 42x88, plastic slate roof; cost, \$45,000; owner, Donald Robertson, 312 W. 109th st; architects, Moore & Landsiedel, 3d av and 148th st. Plan No. 561.

WEST END AV, n w cor 82d st, 12-sty brick and stone apartment house, 102.2x89.2, tile roof; cost, \$550,000; owner, Harry Schiff, 320 West 113th st; architect, D. Everett Waid, 1 Madison av. Plan No. 558.

No contract has yet been awarded.

##### Halls and Clubs.

78TH ST, n w cor Exterior st, 6-sty brick and stone club house, 102.8x96x100, cement roof; cost, \$90,000; owner, City & Suburban Homes Co., 1547 W. 38th st; architect, P. H. Ohm, 15-17 W. 38th st. Plan No. 564.

##### Factories and Warehouses.

NORTH MOORE ST, Nos. 56-62, 3 6-sty brick and cement warehouses, 33.5x82 slag roof; total cost, \$150,000; owner, Louere Realty Co., 132 Nassau st; architect, Louis Chas. Maurer, 1493 Broadway. Plan No. 562.

CLARKSON ST, Nos. 39-41, 6-sty brick and stone warehouse, 49.11x100.5, tar and gravel roof; cost, \$55,000; owner, Corporation of Trinity Church, 187 Fulton st; architect, Chas. C. Haight, 452 5th av. Plan No. 563.

#### Stores, Offices and Lofts.

13TH ST, No. 624 East, 7-sty brick and stone wagon room and loft, 20x103.3, tar and slag roof; cost, \$15,000; owner, Remmos Construction Co., Inc., 545A Macon st, Brooklyn; architect, Emanuel Sommer, 545A Macon st, Brooklyn. Plan No. 555.

32D ST, Nos. 318-320 East, 12-sty brick loft and store, 93x88.9, slag roof; cost, \$300,000; owner, Frambro Realty Co., 122 5th av; architect, M. Zipkes, 103 Park av. Plan No. 559.

No contract has yet been awarded.

36TH ST, Nos. 53-57 W., 12-sty brick and stone loft, 60x88.9, tar and gravel roof; cost, \$175,000; owner and architect, Fackner-Coates Const. Co., 286 5th av. Plan No. 565.

#### Miscellaneous.

111TH ST, s s, 234 e 1st av, 1-sty frame outhouse, 16.4x12.4; cost, \$75; owner and architect, Consolidated Gas Co., 4 Irving place. Plan No. 568.

159TH ST, s s, between Speedway and Harlem River, Yard of Manhattan R. R. Co., steel water tank, 31x31; cost, \$6,500; owner, Manhattan Railway Co., 165 Broadway; engineer, Geo. H. Pegram, 165 Broadway. Plan No. 560.

BLACKWELL'S ISLAND, e s, opposite East 84th st, 4-sty brick and stone dormitory, 139x33x60, tar and gravel roof; cost, \$100,000; owners, City of New York, foot East 26th st; architect, Wm. Flanagan, foot East 26th st. Plan No. 557.

Not awarded.

MADISON AND 5TH AVS, 136TH AND 137TH STS, temporary grand stand, 200x120; cost, \$900; owner, Estate Henry Cram, 47 Cedar st; architect, Roderick McMahon, 36 Manhattan st. Plan No. 566.

#### MANHATTAN ALTERATIONS.

BROOME ST, No. 293, bath rooms, partitions to 3-sty brk tenement; cost, \$200; owner, Caroline Pla. Cornwall, N. Y.; architect, J. McDonough, 47 Morton st. Plan No. 2150.

DIVISION ST, Nos. 135-137, add 1 story, floor beams, stairs, front wall to 5-sty stable; cost, \$10,000; owner, Harris A. Witkin, 207 East Broadway, architect, Frank Straub, 122 Bowery. Plan No. 2141.

DELANCEY ST, No. 120, partitions, windows, doors, to 5-sty brick tenement; cost, \$300; owner, Herman Finkelstein, 12 2nd st; architect, Morris Schwartz, 194 Bowery. Plan No. 2172.

ESSEX ST, No. 9, piers, tank to 2 5-sty brick dwellings and bath; cost, \$500; owner, M. Wishegrad, 9 Essex st; architect, O. Reissmann, 30 1st st. Plan No. 2155.

GOERCK ST, Nos. 71-73, partitions, windows, skylights, to two 3 and 4-sty brick tenements; cost, \$6,000; owner, Marcus Rosenthal; architects, Harrison & Sackheim, 230 Grand st. Plan No. 2166.

HOUSTON ST, No. 336 E., windows, water tank to 5-sty brick store and tenement; cost, \$500; owner, Rosa Jacoby, 111 E. 89th st; architect, Chas. M. Straub, 147 4th av. Plan No. 2133.

MADISON ST, No. 296, partitions, windows to 3-sty brick tenement; cost, \$750; owner, Estate Mary C. Warren, 68 Broad st; architect, H. J. Feiser, 150 Nassau st. Plan No. 2147.

PEARL ST, Nos. 320-322, 1-sty brick side extension, 11.4x5.4, vault to 1-sty brick loft; cost, \$150; owner, Robt. B. Lawrence, 44 Sanford av, Queens; architect, Frank A. Maron, 320 Pearl st. Plan No. 2159.

ST. MARKS PLACE, No. 58, partitions, to 6-sty brick tenement; cost, \$600; owner and architect, Isaac Sandusky, 25 Market st. Plan No. 2162.

SPRING ST, Nos. 41-43, partitions, windows, toilets, to three 5-sty brick tenements and stores; cost, \$1,200; owner, Michael Lapp, Rockville Centre, L. I.; architect, Wm. Kurtzer, Spring st and Bowery. Plan No. 2168.

THOMPSON ST, Nos. 114-116, partitions, store fronts to 2 4-sty brick tene-

ments; cost, \$1,000; owner, John Leslie, 138 W. 15th st; architect, Chas. M. Straub, 147 4th av. Plan No. 2132.

WALL ST, Nos. 49-51, partitions to 18-sty brick office building; cost, \$1,200; owner, Atlantic Mutual Ins. Co., 51 Wall st; architect, Alfred T. Flach, 103 Park av. Plan No. 2123.

Theodore Starrett Co., 103 Park av, has contract.

3D ST, No. 45 West, partitions, windows, show windows to 2-sty and attic brick and frame work shop; cost, \$950; owner, L. Hangen, 43 East 8th st; architect, A. Vendrasco, 1851 East 177th st. Plan No. 2119.

4TH ST, No. 165 E., windows, toilets, partitions to 5-sty brk tenement; cost, \$1,500; owner, M. Handges, premises; architect, O. Reissmann, 30 1st st. Plan No. 2156.

6TH ST, No. 443 East, partitions, toilets, windows, to 5-sty brick tenement; cost, \$1,000; owners, Salo J. Stroheim and Mrs. Frances Woititz, 29 East 19th st; architect, Henry Regelman, 133 7th st. Plan No. 2160.

11TH ST, No. 541 E, windows, partitions to 4-sty brick tenement; cost, \$300; owner, F. C. Tanner, 20 Broad st; architect, A. V. Bourke, 220 Broadway. Plan No. 2158.

14TH ST, Nos. 48-52 West, cut walls, openings, stairs to two 4-sty brick stores and lofts; cost, \$1,000; owner, R. Smith, 52 West 14th st; architects, Sommerfeld & Steckler, 19 Union sq. Plan No. 2121.

18TH ST, No. 436 West, 1-sty brick and stone front and rear extension, 24.10x26.4, partitions, toilets, to two 3-sty brick tenements; cost, \$1,500; owner, Geo. F. Drew, 431 West 17th st; architect, John Hill, 431 West 17th st. Plan No. 2165.

25TH ST, Nos. 344-346 West, windows, partitions, toilets, to two 5-sty brick store and tenements; cost, \$250; owner, George Munsterman, Brightwater, L. I.; architect, C. B. Brun, 1 Madison av. Plan No. 2161.

27TH ST, Nos. 114-116 W., skylights to 12-sty brick store and loft; cost, \$509; owner, Louis Levy, 200 W. 139th st; architect, Geo. A. Dugan, 160 5th av. Plan No. 2153.

Geo. A. Dugan Co., 160 5th av, has contract.

28TH ST, No. 119 W., partitions, stairs, show windows to 3-sty brick dwelling; cost, \$500; owner, Mrs. E. Berge, 119 W. 28th st; architect, C. B. Brun, 1 Madison av. Plan No. 2138.

Blight & Overfield, 117 W. 28th st, have contract.

34TH ST, No. 140 East, 1-sty brick rear extension, 20x48, partitions, shaft, steel columns to 4-sty brick dwelling; cost, \$5,000; owner, Mary C. Brown, 50 West 47th st; architect, J. H. Knubel, 318 West 42d st. Plan No. 2114.

34TH ST, n s, 272 e 6th av, 11-sty brick and stone side extension, 48x83 and 20x67.7, partitions to 11-sty brick store and loft; cost, \$300,000; owner, Oppenheim, Collins & Co., 35 W. 34th st; architects, Buchman & Fox, 11 E. 59th st. Plan No. 2145.

36TH ST, No. 225 West, erect roof house to 6-sty brick factory; cost, \$500; owner, Gorham Co., 36th st and 5th av; architect, Alex. Brown, Jr., 33 East 20th st. Plan No. 2122.

50TH ST, s s, 365 w 5th av, partitions, front wall to 4-sty brick dwelling; cost, \$4,490; owner, Katherine A. Fitzpatrick, 495 Lexington av; architect, Herbert Lucas, 129 E. 19th st. Plan No. 2149.

R. J. Algie, 7 W. 67th st, has contract.

51ST ST, No. 48 W., elevator shaft to 4-sty brick dwelling; cost, \$1,050; owner, E. L. Kellogg, 48 W. 51st st; architect, J. Odell Whitenack, 231 W. 18th st. Plan No. 2137.

51ST ST, Nos. 118-120 East, partitions, toilets, windows to two 4-sty brick tene-

ments; cost, \$2,000; owner, the F. & M. Schaefer Brew. Co., 114 East 51st st; architects, Kastner & Dell, 1133 Broadway. Plan No. 2111.

54TH ST, No. 146 West, 2-sty brick rear extension, 10.9x18.2, partitions, windows to 4-sty brick residence and hospital; cost, \$3,125; owner, Dr. F. H. Miller, 146 West 54th st; architect, R. T. Pryor, 501 West 121st st. Plan No. 2115.

65TH ST, Nos. 37-39 E., 2-sty brick rear extension, 8x19.8, to 2 4-sty brick residences; cost, \$4,000; owner, Mrs. Russell Sage, 604 5th av; architect, Henry Otis Chapman, 334 5th av. Plan No. 2142.

C. F. Bond Co., 136 Liberty st, has contract.

66TH ST, No. 48 West, cut windows, fireproof partitions to 5-sty brick tenement; cost, \$250; owner, Marx Ottinger, 20 East 70th st; architect, Max Muller, 115 Nassau st. Plan No. 2128.

67TH ST, No. 708, partitions, windows to 3-sty brick tenement; cost, \$500; owner, Pinkus Burger, 708 6th st; architect, O. Reissmann, 30 1st st. Plan No. 2157.

68TH ST, No. 54 E., 4-sty brick and stone front and rear extension, 20x6 and 12x26, alter floors, windows to 4-sty brick dwelling; cost, \$25,000; owner, Daniel F. Kellogg, 25 Broad st; architect, Donn Barber, 25 E. 26th st. Plan No. 2154.

Not awarded.

69TH ST, No. 139 East, alter windows, skylight, new stairs, walls to 3-sty brick stable; cost, \$18,400; owner, Thomas F. Ryan, 858 5th av; architects, Carrere & Hastings, 225 5th av. Plan No. 2110.

M. Reid & Co., 114 West 39th st, have contract.

69TH ST, No. 121 E., 3-sty and basement brick rear extension, 16x36, partitions, stairs, elevator shaft, walls to 4-sty brick dwelling; cost, \$30,000; owner, Mrs. E. S. Auchincloss, Darien, Conn.; architects, R. H. Robertson & Son, 160 5th av. Plan No. 2129.

77TH ST, Nos. 61-63 East, steel cage on roof to 9-sty brick school; cost, \$2,500; owner, Wm. J. Finch, 61-63 East 77th st; architect, C. A. Rich, 320 5th av. Plan No. 2112.

79TH ST, No. 126 East, 2-sty brick rear extension, 5.4x26.8, stairs, partitions, plumbing, fireplaces, windows, to 4-sty brick residence; cost, \$5,000; owner, I. W. Kendall, 65 East 75th st; architects, G. Atterbury and J. Peabody, 20 West 43d st. Plan No. 2173.

85TH ST, No. 116 West, partitions to 3-sty brick dwelling; cost, \$500; owner, Selma K. Hume, 107 West 75th st; architects, W. H. Hume & Son, 1 Union sq. Plan No. 2120.

Leddy & Moore, 105 West 40th st, masonry; Joseph Kelly, 256 West 22d st, carpentry.

98TH ST, No. 48 W., partitions, windows to 5-sty brick tenement; cost, \$75; owner, Adolph Henry Bloch, 99 Nassau st; architects, Nast & Springsteen, 21 W. 45th st. Plan No. 2146.

104TH ST, No. 402 E., alter floor beams, steps to 4-sty brick shop, storage and store; cost, \$1,000; owner, Moses Schwartz, 54 E. 108th st; architect, Philip Goldrich, 24 E. 103d st. Plan No. 2143.

108TH ST, s s, 200.4 e Broadway, remove runways, stairs, install windows to 4-sty brick stable; cost, \$6,000; owner, Manhattan Garage Co., 512 West 151st st; architect, Chas. B. Meyers, 1 Union sq. Plan No. 2113.

110TH ST, Nos. 40-43 West, 1-sty brick rear extension, 75x18, windows, to 5-sty brick stores; cost, \$500; owner, S. F. Ferguson, 25 Broad st; architect, G. B. Webb, 25 West 42d st. Plan No. 2167.

112TH ST, Nos. 531-533 W., alter walls to 8-sty brick apartment; cost, \$175; owner, Hennessey Realty Co., 220 Broadway; architects, Schwartz & Gross, 347 5th av. Plan No. 2140.

114TH ST, No. 411 West, windows, to 6-sty brick tenement; cost, \$500; owner, Columbia Co-operative Apts., Inc., 411 West 114th st; architects, Phillips & Julien, 156 5th av. Plan No. 2169.

136TH ST, No. 200 West, 1-sty brick rear extension, 9.8x25, stairways to 5-sty brick store and tenement; cost, \$1,500; owner, Mary W. Dunlop, 596 West End av; architect, Bernard Shane, 56 3d av, Rockaway Park, L. I. Plan No. 2125.

AMSTERDAM AV, No. 600, partitions, windows, platform, to 1-sty brick store; cost, \$5,000; owner, Astor Estate, 23 West 26th st; architect, L. A. Sheinart, 194 Bowery. Plan No. 2163.

BROADWAY, s w cor 61st st, pent house to 12-sty brick apartment house; cost, \$1,000; owner, Columbian Realty Co., 505 5th av; architect, Geo. F. Pelham, 507 5th av. Plan No. 2116.

BROADWAY, 7TH AV, 42D AND 43D STS, block, alter sidewalk, steel beams, girders to 23-sty brick and stone office building; cost, \$10,000; owner, N. Y. Times, Broadway and 42d st; architects, McKenzie, Voorhees & Gmelin, 1123 Broadway. Plan No. 2117.

BROADWAY, No. 1446, install seats to 4-sty brick moving picture show; cost, \$100; owner, Henry Youngs, Goshen, N. Y.; architects, Rouse & Goldstone, 12 West 32d st. Plan No. 2118.

BROADWAY, Nos 2182-2186, new store fronts, partitions, toilets to 2-sty brick garage; cost, \$1,500; owner, Howard Paschall, 2 Rector st; architect, Geo. H. Griebel, 2255 Broadway. Plan No. 2130.

COLUMBUS AV, No. 485, partitions, show windows, to 5-sty brick store and tenement; cost, \$300; owner, J. Bremer, 485 Columbus av; architect, L. A. Sheinart, 194 Bowery. Plan No. 2164.

MADISON AV, No. 422, 5-sty brick front and rear extension, 28x12, elevator shaft, to 5-sty brick dwelling; cost, \$20,000; owner, Douglas Robinson, 422 Madison av; architect, J. L. Herson, 146 Broadway. Plan No. 2171.

PLEASANT AV, No. 308, 3-sty brick front extension, 20.11x7, partitions, store fronts to 4-sty brick dwelling; cost, \$2,000; owner, Annie M. Keenan, 116 Nassau st; architect, C. H. Dietrich, 25 W. 42d st. Plan No. 2136.

ST. NICHOLAS AV, No. 1388, erect stone entrance to 5-sty brick tenement and store; cost, \$850; owner, Martin Ungrich, 105 West 131st st; architect, H. Horenburger, 122 East 159th st. Plan No. 2127.

SPRING ST, No. 32, partitions, windows, toilets, to 5-sty brick tenement; cost, \$3,000; owner, S. Nicolino, 32 Spring st; architect, O. Reissmann, 30 1st st. Plan No. 2170.

1ST AV, No. 836, toilets, windows, skylights to 5-sty brick stores and tenement; cost, \$1,500; owner, Turtle Bay Investors Co., 409 E. 46th st; architect, Otto L. Spannake, 233 E. 78th st. Plan No. 2131.

2D AV, No. 581, 32d st, No. 250 East, 1-sty brick centre extension, 26x24.8, partitions, steel beams to two 4-sty brick tenements; cost, \$4,000; owner, James W. Coogan, 250 East 32d st; architect, Thomas W. Lamb, 489 5th av. Plan No. 2124.

2D AV, No. 1950, toilets, partitions, plumbing to 5-sty brick store and tenement; cost, \$2,000; owner, Hyman Moskowitz, 1950 2d av; architect, Samuel Rosenberg, 107 W. 143d st. Plan No. 2152.

6TH AV, No. 900, partitions, store windows to 4-sty brick store and lofts; cost, \$800; owners, H. & M. King, 239 Broadway; architect, W. A. Blaine, 81 W. 50th st. Plan No. 2135.

7TH AV, e s, 58th to 59th sts, walls, roof to two 10-sty brick apartments; cost, \$2,000; owner, Estate J. J. McComb, 910 7th av; architects, Buchman & Fox, 11 East 59th st. Plan No. 2126.

STH AV, No. 2169, store fronts to 2-sty brick store and studio; cost, \$550; owner, F. P. Forster, 850 Broadway; architect, S. Anderson, 281 Rider av. Plan No. 2151.

STH AV, Nos. 2437-2439, partitions, windows to 2 5-sty brick stores and tenements; cost, \$700; owner, Emma A. Searle, 6 W. 127th st; architect, J. C. Williams, 241 W. 125th st. Plan No. 2148.

STH AV, No. 2915, partitions, plumbing to 5-sty brick store and tenement; cost, \$350; owner, Leonard Weill, 128 Broadway; architect, Geo. Dress, 1436 Lexington av. Plan No. 2134.

9TH AV, No. 576, 1-sty brick rear extension, 19.6x13.4, steel beams to 4-sty brick dwelling and store; cost, \$1,500; owner, M. Sinberg, 576 9th av; architect, Jonas King, 767 Lexington av. Plan No. 2144.

9TH AV, No. 462, alter walls to 5-sty brick store and tenement; cost, \$300; owner, Margaret Bauer, 212 E. 62d st; architect, Geo. Dress, 1436 Lexington av. Plan No. 2139.

## PROJECTED BUILDINGS.

### Bronx.

#### Stores, Offices and Lofts.

ALEXANDER AV, s w cor 133d st, 2 6-sty brick loft buildings, slag roof, 55x130; total cost, \$150,000; owner, Isabelle Realty Co., Chas. Jacob, 539 W. 39th st, president; architect, Geo. W. Wick, 50 Locust st, Flushing. Plan No. 821.

WILKINS PL, e s, 188 n Southern Boulevard, 2-sty brick stores and offices, tin roof, 45x72.2; cost, \$24,000; owner, The Williams Const. Co., 1231 Hoe av; architect, Robt. E. La Velle, 1284 Southern Boulevard. Plan No. 814.

#### Apartments, Flats and Tenements.

145TH ST, s s, 157.4 w Willis av, 5-sty brick tenement, plastic slate roof, 50x88; cost, \$45,000; owner, Benj. Benenson, 407 East 153d st; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 808.

173D ST, s w cor Vyse av, three 5 and 4-sty brick tenements, 40x67, plastic slate roof; total cost, \$67,000; owner, O. H. Olsen, 900 Jennings st; architects, Kreyneberg Arch. Co., 1169 Fox st. Plan No. 809.

182D ST, n w cor Bathgate av, 5-sty brick tenement, plastic slate roof, 25x89.3; cost, \$30,000; owners, Trask Building Co., Albert J. Schwarzler, 1910 Webster av, president and treasurer; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 811.

FRANKLIN AV, e s, 400.5 s Jefferson pl, 4-sty brick tenement, slag roof, 25½x102; cost, \$25,000; owner, Chas. Kling, So. Boulevard and Westchester av; architect, Wm. Kurtzer, Broadway and Spring st. Plan No. 807.

SHERIDAN AV, s w cor 164th st, 4-sty brick tenement, tin roof, 34.4x56.5; cost, \$20,000; owner, Patk. Hurley, 371 E 137th st; architect, Harry T. Howell, 149th st and 3d av. Plan No. 820.

WASHINGTON AV, w s, 45.2 s 170th st, 5-sty brick tenement, tin roof, 45x94; cost, \$45,000; owner, John H. Buscall, 1815 Webster av; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 826.

### Dwellings.

214TH ST, s s, 100 e Paulding av, 2-sty frame dwelling, tin roof, 22x26; cost, \$2,500; owner, John Linder, 926 East 216th st; architect, John J. Zuilch, White Plains av and 211th st. Plan No. 827.

HARRISON ST, e s, 230 n Davis av, 2-sty brick dwelling, tin roof, 18.3x25; cost, \$2,000; owner, Carmelo Semerito, Harrison st; architect, Geo. Hof, Jr., 721 Melrose av. Plan No. 824.

WILLIAM ST, e s, 100 n Dudley av, 2-sty frame dwelling, tin roof, 21x48; cost, \$4,000; owner and architect, L. P. Fries, 1680 Eastchester rd. Plan No. 815.

CARPENTER AV, w s, 633 s 222d st, two 2-sty frame dwellings, tin roof, 21x46; total cost, \$10,000; owner, Chas. Ringelstein, Jr., 847 East 222d st; architect, Henry Nordheim, 1087 Tremont av. Plan No. 812.

HOBART AV, e s, 55.8 s La Salle av, 2 2½-sty frame dwellings, shingle roof, 20x34; total cost, \$7,000; owners, Broschardt & Sielken, 1519 Castle Hill av; architect, B. Ebeling, 1136 Walker av. Plan No. 817.

LA SALLE AV, s s, 110.11 e Hobart av, 2 2½-sty frame dwellings, shingle roof, 20x34; total cost, \$7,000; owners, Broschardt & Sielken, 1519 Castle Hill av; architect, B. Ebeling, 1136 Walker av. Plan No. 818.

### Miscellaneous.

NEWMAN ST, w s, 440 s Clason Point rd, 1-sty steel and frame slide; cost, \$600; lessee, Alex. Zanot, 1118 1st av; architect, Peter M. Coco, 424 Jackson av, L. I. City. Plan No. 822.

KAPPOCK ST, n s, 190 e Palisade av, 1-sty brick garage, shingle roof, 36x25; cost, \$1,200; owner, Steven B. Ayres, on premises; architect, C. D. Kiffin, 115 W. 227th st. Plan No. 819.

CONCORD AV, w s, 115.11 s St. Mary st, 1-sty frame shed, 20x30; cost, \$200; owner, J. Figlinolo, 719 Union av; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 816.

CEDAR AV, w s, 140 s 177th st, 1-sty frame store, tin roof, 20x50; cost, \$1,000; owner, Patrick Murphy, 371 East 144th st; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 810.

HARRISON AV, n e cor Davis st, 1-sty frame shed, 29.3x10; cost, \$200; owner, Felix De Canio, 98 Castle Hill av; architect, Henry Nordheim, 1087 Tremont av. Plan No. 813.

KINGSBRIDGE ROAD, w s, 79.4 s 236th st, 1-sty brick shop, slag roof, 20x20; cost, \$500; owners, Ames Transfer Co., Jas. Ames, Kingsbridge, president; architect, John J. Kennedy, Riverdale. Plan No. 823.

OLD ROAD, e s, 375 n 246th st, 1-sty frame locker, 30x16; cost, \$600; owners, Teachers' College, V. Everett Macy, 68 Broad st, chairman; architect, Chas. P. Bennis, 525 West 120th st. Plan No. 825.

### BRONX ALTERATIONS.

138TH ST, s s, 145 e So. Boulevard, new plumbing, etc., to 2-sty brick dwelling; cost, \$200; owner, Franz Hempelman, 531 Ralph st, Ridgewood; architects, Louis Berger & Co., Myrtle and Cypress avs, Ridgewood. Plan No. 413.

138TH ST, No. 750, new stoop to 2-sty brick dwelling; cost, \$50; owner, Franz Hempelman, 531 Ralph st, Ridgewood; architects, Louis Berger & Co., Myrtle and Cypress avs, Ridgewood. Plan No. 414.

167TH ST, n s, 125 e Stebbins av, 1sty frame extension, 12x8.8 to 2-sty frame dwelling; cost, \$400; owner, Max Wartingberg, on premises; architect, Harry B. Van Benschoten, 1296 Union av. Plan No. 408.

177TH ST, n s, 60 w Davidson av, 2-sty frame extension, 9.8x18, to 3-sty and attic brick dwelling; cost, \$1,500; owner, John Massemimo, 203 East 163d st; architect, Chas. Hess, Lynbrook, L. I. Plan No. 406.

215TH ST, No. 814, new roof, new partitions, &c, to 2-sty an dattic frame dwelling; cost, \$350; owner, John Schultz, Secaucus, N. J.; architect, Rudolph Moeller, 1007 Tinton av. Plan No. 409.

BELMONT AV, No. 2471, 1-sty brick extension, 12.1x8, and increase height of basement of 3-sty brick store and tenement; cost, \$1,500; owners, Lo Presti &

Parrepinto, 1026 Lexington av; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 412.

MARMION AV, No. 1888, 1-sty frame extension, 17.4x24.5, to 2-sty frame dwelling; cost, \$750; owner, W. Grimby, on premises; architect, D. Timendorfer, 46 W. 116th st. Plan No. 411.

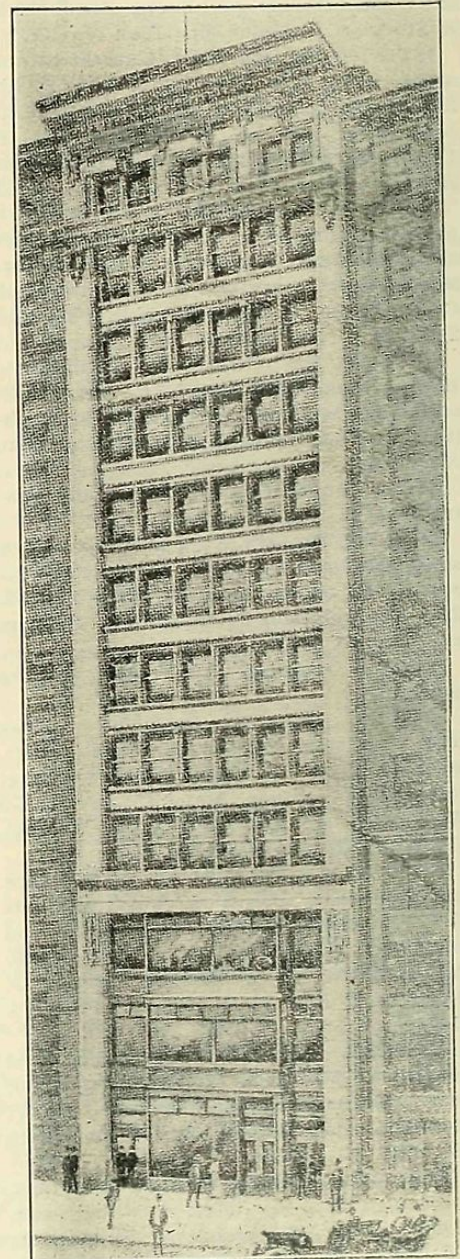
TRINITY AV, e s, 317.2 n 163d st, 2-sty frame extension, 13.3x9.3, to 2-sty frame dwelling; cost, \$350; owner, Geo. W. McDonald, 980 Trinity av; architects, Serviss & Glew, 36 W. Kingsbridge road, Plan No. 407.

WHITE PLAINS RD, n e cor Gilder-sleeve av, 1-sty frame extension, 47.6x41, to 2-sty frame hotel and stable; cost, \$300; owner, Geo. Glenz, 912 Freeman st; architect, Rudolph Moeller, 1007 Tinton av. Plan No. 410.

## ADVANCE REPORTS.

### Work Starts on 25th St. Building.

25TH ST.—Foundations are now being put down for the new 12-sty mercantile building for the estate of John Walton, in the north side of 25th st, between 6th and 7th avs, in the heart of the new mercantile district. All building operations will be undertaken immediately, as it is planned to have the structure completed, ready for occupancy, by Feb. 1. There



will be two high-speed electric elevators, all safety devices, one for passengers and one for freight, built for the handling of heavy merchandise, each having a separate entrance. The steel construction is designed as to enable the interior to have no columns, giving more floor space on each floor. William H. Birkmire, 395 Broadway, is the architect.



### Plans Indefinite for Strollers' Club House.

43D ST.—The Record and Guide was informed on Friday by the secretary of the Strollers' Club, of No. 67 Madison av, that nothing definite has yet been officially determined with reference to the purchase of a building site or the preparation of plans for the new club house which that organization contemplates erecting. It was reported during the week that the club had closed the purchase of the property at Nos. 137-139 West 43d st, in the heart of the theatrical district, and that work on the new building would be undertaken in the immediate future. This site has a frontage of 41 ft. and adjoins the Woodstock Hotel. It was admitted that preliminary sketches have been submitted by a well known firm of architects, through a real estate operator, a close member of the club, but that nothing further than this has been accomplished. Mr. Robert C. Sands is president of the organization. It is also said that Col. John Jacob Astor, a member, will give generous support. The proposed location in 43d st is opposite the new \$1,000,000 Elks' club house, Nos. 108 to 116 West 43d st, now nearing completion, from plans by James Riley Gordon.

### Architects Withdraw from Competition for Montefiore Home.

GUN HILL ROAD.—Competitive plans for the Montefiore Home for Chronic Invalids, of Broadway and 138th st, to be erected on a plot of about four acres on the south side of Gun Hill Road extending from Woodlawn Road to Rochambeau av, and southerly to 210th st, in the west section of the Bronx, for which ten architects had been invited to submit designs have all withdrawn from the contest with the exception of one. The reason for this action upon the part of the nine architects whose names are given below, is based upon unreasonable requests from the building committee. Following are the nine withdrawing: Robert D. Kohn, H. A. Jacobs, Chas. H. Israels, Henry B. Herts, J. H. Freedlander, L. H. Kaufman, L. A. Goldstone, L. F. Pilcher, and Julian Clarence Levi. Richard L. Leo does not withdraw. It is proposed to erect in all twelve buildings of modern hospital equipment. Jacob H. Schiff, is president, Henry Solomon and Leopold Stern, vice-presidents, and B. J. Greenhut, treasurer. Further particulars will be given in a later issue of this paper.

### West Hoboken Pavilion.

WEST HOBOKEN, N. J.—Operations are to be started at once on the new pavilion to be erected by the Schuetzen Bund, on the Hudson Boulevard near Summit av, West Hoboken. As planned by Schneider & Diefenbach, 220 Broadway, N. Y. C., the building will be of brick and terra cotta, to measure 200x250 ft, but will be non-fireproof. The P. J. Exner Construction Co., 65 East 20th st, N. Y. C., has the general contract. William Hagen, on the premises, will be the lessee. Mr. Emil Berckman, of 2nd and Bloomfield sts, Hoboken, is president of the Schuetzen Bund, and John Moje, 101 East 141st st, N. Y. C., is a director.

### Colwell Lead Co. to Build.

JACKSON AV.—So far as could be learned on Friday no plans have yet been prepared or architect selected for the new building which the Colwell Lead Co. has announced it will erect on the east side of Jackson av, 100 ft. south of 161st st, the Bronx, on a plot 72.7x75 ft. The company is now located at the northwest corner of Lafayette and Walker sts, in an S-sty fireproof warehouse erected by the Lafayette Building Co. (Sonn Bros.) in

April, 1908. Plans for this building were prepared by Messrs. Schwartz & Gross and B. N. Marcus, of 347 5th av.

### Isaac A. Hopper to Erect Theatre.

LONGWOOD AV.—The general contract for the new theatre to be constructed by the Damascus Amusement Co., of 277 Broadway, on the north side of Longwood av, 167 ft east of Westchester av, the Bronx, was awarded during the week to Isaac A. Hopper, of 231 West 125th st. The plans show a structure of brick, 3-stys, 76x88 ft., to contain a seating capacity of 1,200, and cost approximately \$100,000. Wm. H. McElpatrick, 701 7th av, is architect. R. G. Knowles and F. Klein, represent the company.

### Figuring for Downtown Loft.

CLARKSON ST.—General contractors are now figuring plans for the immediate erection of the 8-sty loft building, 80x106 ft, which the Trinity Church Corporation, 187 Fulton st, will put up at Nos. 39-41 Clarkson st, at a cost of about \$300,000. When completed the Diamond Match Company, 111 Broadway, will occupy the building, under a long term lease. Charles C. Haight, 452 5th av, is architect for Trinity.

### Building for Park Place.

PARK PLACE.—The Estate of Henry M. Kuesel, 107 Decatur st, Brooklyn, will soon begin the erection of a brick store and office building at No. 60 Park place, N. Y. C. Kafka & Lindenmeyer, architects, 37 East 28th st, have prepared plans and are now taking figures on the general contract. The building will be 4-stys and contain all modern improvements.

### Apartments, Flats and Tenements.

HAVEN AV, N. Y. C.—M. Zipkes, 103 Park av, has completed plans for the 6-sty tenement, 100x90 ft. to be erected by the R. H. M. Realty Co. at the northeast corner of Haven av and 179th st, to cost \$100,000.

74TH ST., N. Y. C.—The J. H. Davis Building Co., 312 W. 109th st, will handle the general contract for the 8-sty apartment house, 60x86.1 ft., to be erected in the north side of 74th st, 250 ft. east of West End av, to cost \$170,000. Rouse & Goldstone, 12 W. 32d st, are the architects.

77TH ST., N. Y. C.—H. A. Smith and Wm. P. Miller, 1181 Broadway, architects, have refiled plans with the Tenement House Department for the two 6-sty model tenements, 100x89.2 ft., to be erected in the south side of 77th st, 198 ft. east of Av A, to cost \$200,000. The Open Stair Tenement Co., 20 Broad st, is the owner.

PARK AV, N. Y. C.—P. R. Moses, 43 West 34th st, has prepared steam engineers plans for the 12-sty duplex apartment house 100x133 ft, to be erected at the southwest corner of Park av and 76th st, to cost about \$1,000,000. The 76th Street and Park Av Co., F. Johnson, 165 Broadway, president, is the owner, and Geo. and Ed. Blum, 505 5th av, the architects.

WEST END AV, N. Y. C.—Contracts will soon be awarded for the 12-sty apartment house, 102.2x89.2 ft., which Harry Schiff, 320 West 113th st, is to erect at the northwest corner of West End av and 82d st, to cost approximately \$550,000. D. Everett Waid, 1 Madison av, has completed plans.

### Contracts Awarded.

27TH ST, N. Y. C.—Geo. A. Dugan Co., 160 5th av, has obtained the contract for installing skylights in the store and cafe building, Nos. 114-116 W. 27th st, for Louis Levy, 200 W. 139th st.

28TH ST, N. Y. C.—Blight & Overfield, 117 W. 28th st, have received the contract for alterations to the 3-sty residence, No. 119 W. 28th st, for Mrs. E. Berge, from plans by C. B. Brun, 1 Madison av.

65TH ST, N. Y. C.—The C. F. Bond Co., 136 Liberty st, has obtained the contract for enlarging the two 4-sty brick residences, Nos. 37-39 E. 65th st, for Mrs. Russell Sage, 604 5th av. Henry Otis Chapman, 334 5th av, architect.

PITTSBURGH, PA.—The Thompson-Starrett Co., 49 Wall st, N. Y. C., has received the general contract to erect a fireproof residence for Howard Heinz on Morewood Heights. The estimated cost is \$100,000.

69TH ST, N. Y. C.—M. Reid & Co., 114 West 39th st, have received the general contract for rebuilding the 3-sty stable No. 139 East 69th st for Thomas F. Ryan, 858 5th av, from plans by Carrere & Hastings, 225 5th av. The estimated cost is about \$19,000.

WALL ST, N. Y. C.—The Theodore Starrett Co., 103 Park av, has received the contract for changes to the 18-sty office building Nos. 49-51 Wall st, owned by the Atlantic Mutual Ins. Co., 51 Wall st. Alfred T. Flach, 103 Park av, is architect.

STAMFORD, CONN.—The Hudson Structural Steel Co., Southern Boulevard and 136th st, N. Y. C., has received the contract for steel work required for the new fireproof library at Stamford, for the Ferguson Library Corporation, from plans by Tracy, Swartwout & Litchfield, 244 5th av, N. Y. C. The Hedden Const Co., 1 Madison av, N. Y. C., is general contractor. Excavating is under way.

### Churches.

NORWICH, CONN.—Contractors are figuring plans of Architects Cudworth & Woodworth for the proposed new edifice on Broadway for the Universalist Society. The church will be of brick, 50x115 ft.

WATERBURY, CONN.—At Waterbury, bids are all in for the new church to be erected at Willow and Ludlow sts for St. Margaret's R. C. Church. Louis A. Walsh is the architect.

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SPRINGFIELD, MASS.—Architects E. C. & G. C. Gardner have completed plans for the new edifice to be erected at Sumner av and Fort Pleasant av for Faith Church. The plans will not be out for estimates for some time, as funds for the building are now being raised.

HARTFORD, CONN.—Russell F. Barker, architect, is receiving preliminary estimates for a new church to be erected at Marshall and Case sts by the Catholic Apostolic Church. It will be 110x48 ft., light faced brick and limestone trim, slate roof, steam heat, electric lights, etc.

NEWARK, N. J.—Randolph Bolles, 254 West 44th st, N. Y. C., is revising plans for the 1-sty brick and terra cotta church, 50x91 ft, for St. Andrews Episcopal Congregation, Rev. Chas. H. Wells, pastor, 960 Broad st, to be erected at Clinton av and South 17th st, to cost \$25,000.

NEWARK, N. J.—H. J. Brown & Son, 1534 Fulton st, Brooklyn, has the carpenter work for enlarging and renovating the Fairmount Baptist Church, No. 141 Fairmount av, Newark. Estimated cost about \$12,000. Charles G. Jones, 280 Broadway, N. Y. C., is the architect. J. B. Riker, 197 Dickerson st, Newark, is general contractor.

NEWARK, N. J.—Excavating is under-way for the new edifice to be erected by the Newark Presbyterian church extension, Davis W. Lusk, chairman building committee, 124 Elm st, in Beacon st, near Springfield av, to cost about \$20,000. John F. Capen, 45 Clinton st, has prepared plans. Brick, 1-sty, 42x72 ft, seating capacity about 300. Wm. H. Connolly, 136 South 7th st, Newark, has the mason work and Chas. Schaedel & Bro., 118 Bruce st, the carpentry.

#### Dwellings.

WHITE PLAINS, N. Y.—Petry & Sayward, architects, have plans and figures for a stone and shingle residence to be erected in North st for Frank H. Gibson, but contracts have not yet been awarded.

LITCHFIELD, CONN.—Taylor & Moseley, 40 Wall st, N. Y. C., have prepared plans for a residence to be erected here for W. J. Dykes. It will be built of wood and stone, containing 15 rooms, with steam heat and all conveniences.

POUGHKEEPSIE, N. Y.—Percival M. Lloyd, 39 Market st, Poughkeepsie, is preparing plans for a 2½-sty frame residence, 35x65 ft, for Mrs. Marie C. Nelson, to be erected in Academy st, Springside. Estimated cost is \$20,000. No contract has yet been awarded.

NEW BRITAIN, CONN.—W. H. Cadwell has been commissioned to prepare plans for the proposed parsonage to be erected by the Swedish Evangelical Lutheran Church on the site which they recently purchased on Basset st. Complete details have not been decided.

#### Factories and Warehouses.

SYRACUSE, N. Y.—W. J. Zuill, Syracuse, N. Y., owner, will erect a 6-sty brick and concrete factory, 38x57x71 ft, at No. 507 East Water st, to cost \$20,000. Gordon A. Wright, 432 Onondaga st, is the architect.

BRISTOL, CONN.—The C. G. Carrigus Machine Co. has purchased land adjoining their present factory on Riverside av. They are preparing plans for a new power plant which they contemplate building either this fall or early in the spring.

MIDDLETOWN, CONN.—Architect George Griswold is preparing plans for a new factory. Owner's name withheld for present. The building will be built of brick, mill construction, 32x85 ft., 3-stys high, with brownstone trim, a tar and gravel roof and a freight elevator.

UTICA, N. Y.—Frederick H. Gouge, architect, 70 Genessee st, Utica, is completing plans for a 4-sty brick warehouse and office building, 68x100 ft, (mill construc-

tion) for the Hurd & Fitzgerald Co. (shoes) 12 Catherine st, Utica, to be erected at Main and First sts. Bids will be received by the architect, on the general contract about September 1.

BUFFALO, N. Y.—Robt. J. Reidpath, architect, Builders' Exchange Building, is preparing plans for a 10-sty warehouse, 100x580 ft., to be erected at Van Renssaeler and Exchange sts, for the Larkin Soap Co. The building will be of steel frame and brick construction. Estimated cost, \$600,000.

SPRINGFIELD, MASS.—Architect Thomas W. James, of Boston, is contemplating plans for a new building to be erected on East Court st for H. & J. Brewer. It will be of brick, 5 or 6 stories high, 70x90 ft., with freight elevators, steam heat, steel beams and girders. The building will be occupied by the owners for their wholesale drug business.

SOUTH MANCHESTER, CONN.—William C. Henry, of Fall River, Mass., has plans nearly completed for a large dressing mill to be erected by Cheney Bros. It will front 100 ft. in Pine st and 425 ft. in Cooper Hill st. About half of it will be 3-stys and the rest 2-stys. The owners will do the steam heating and electric wiring. Two freight elevators will be required. Estimates will be asked for in about ten days or two weeks.

#### Miscellaneous.

CHESHIRE, N. Y.—W. D. Johnson, architect, has plans nearly completed for the State Reformatory at Cheshire and they will probably be ready for estimates next week. There will be a series of buildings of brick and steel, fireproof construction.

BLACKWELL'S ISLAND.—The city will soon advertise for estimates for the construction of a 4-sty dormitory, 139x33x60 ft., on the east side of Blackwell's Island, opposite East 84th st, to cost approximately \$100,000. Wm. Flanagan, foot of East 26th st, has prepared plans.

ALBANY, N. Y.—Isidore Wachsman, secretary of the Board of Contract and Supply, will receive estimates until Sept. 6 for the erection of a new truck house at the southeast corner of Marshall st and Delaware av. W. T. Reynolds, 100 State st, Albany, is architect.

BRIDGEPORT, CONN.—Bids are in for a theatre to be erected in Pembroke st for Max Mueller, from plans by Architect William Schmidt. It will be 1-sty, 36x86 ft., brick, with stuccoed front and gravel roof. The contracts will be awarded at once.

STAMFORD, CONN.—Local architects will soon be invited to submit competitive plans for the new school to be built in Henry st. Architects will be allowed two weeks from the time the call is issued to present their plans. The building will be of brick, 22x32 ft.

BRANFORD, CONN.—At a meeting of the trustees of the Branford Savings Bank it was voted to purchase property at Main st and Harrison av as a site for a new bank. A committee consisting of Richard Bradley, A. E. Hammer and H. H. Fowler was appointed to look into the cost of the erection of a suitable building.

#### Offices, Stores and Lofts.

11TH AV, N. Y. C.—The Noonan & Price Co., 11 East 137th st, owners, will handle the general contract for the 4-sty fireproof loft building, 31x128 ft, to be erected at the northeast corner of 11th av and 30th st, to cost approximately \$20,000. John Boyland, 396 Broadway, has completed plans. The owners will occupy the first floor.

HARTFORD, CONN.—At the annual city meeting it was voted to appropriate \$300,000 for the erection of a new municipal building. Mayor E. L. Smith appointed a committee as follows: Morgan

G. Bulkeley, Jr., John D. Brown, Henry McManus and the Rev. Dr. William DeLoss Love. This commission is authorized to produce plans and erect the building.

(Continued on page 315.)

#### Brief and Personal.

The general contractor has finished the Yonkers City Hall.

J. Stewart Barney, architect, has moved his offices to 40 West 38th st, New York City. The new telephone number is Murray Hill, 1216.

A petition in bankruptcy has been filed against the Baldwin Engineering Company, steam heating contractors at No. 209 West 33d st, by the creditors. Judge Hough appointed William B. Leonard receiver of the assets, which are estimated at \$75,000.

Steps have been taken to form a permanent organization known as the American Society of Engineer Draftsmen, embracing every branch of the profession. The officers chosen are E. Farrington Chandler, president; Wm. B. Harsel, vice-president, and Henry L. Sloan, secretary and treasurer, with headquarters at 116 Nassau st, New York.

Henry Mueller, vice-president of the H. Mueller Manufacturing Co., water, gas and plumbing goods, with New York offices at 254 Canal st, died suddenly at his home at Decatur, Ill., last Saturday morning, August 13, aged 52. The corporation has large works at Decatur. Mr. Oscar Mueller, a brother is the Eastern Manager, and Frederick B., another brother, is in Pittsburgh. The business was established many years ago by their father.

Supt. Miller's men in the Manhattan Bureau of Buildings are preparing for their annual outing to be held at Glenwood-on-the-Sound on Sunday, August 21. The steamboat Sea Gate has been chartered and will leave the East 24th St. Recreation Pier at 9 a. m. The Committee of Arrangements is headed by "Big Jim" Flynn. Alex. McPhee is the president of the Employees' Benevolent Association; Timothy Deegan is treasurer; Al Lexutt and Lewis Loich are the secretaries. James Garvey is treasurer for the outing committee.

Harold Hall and Jordon Green have arranged a partnership for the practice of architecture in Newark, with offices there at 16-18 Clinton st. Mr. Hall is engineer and superintendent in the office of Dom Barber, at 23 West 26th st, this city, and will continue that relation, and practice in Newark besides. He is a graduate of the School of Mines of Columbia University and a degree student in architecture from that institution. Mr. Green is an Associate of the Royal Institute of British Architects, a degree much coveted in Europe, and he also won distinction in the Pugin studentship, which is given for the best work in one year in ecclesiastical architectural studies. He is a member of the New Jersey Chapter of Architects and an instructor to the New Jersey Architectural Club. Mr. Green was for some time with Clinton & Russell, and for two years has been chief draughtsman and designer for the Board of Education of Newark, and hopes to specialize in school work, as well as in church, club and public work.

#### Halls and Clubs.

BRISTOL, CONN.—Competitive sketches have been prepared for the proposed club house to be erected in Prospect st by the Red Men's Building Co.

PHILADELPHIA, PA.—Horace Trumbauer, architect, Land Title Building, has invited estimates for the erection of a \$500,000 addition to the Union League Club, 5-stys, Indiana limestone, 100x113 ft.

# BUILDING MATERIAL AND EQUIPMENT

## And News Regarding Source of Supply

**The Metropolitan Market Summarized.**

Building material in the metropolitan district is in fluctuating demand, with indications here and there of an impending improvement in business conditions in general. The strongest proof of this is found in the pig iron department, where there is a feeling that the 1910 reaction has about run its course and that better conditions are at hand. Prices, which appear in table form this week, and which will be published every third Saturday in each succeeding month, show few changes. Those in which changes have been made are common brick, the Atlas Portland Cement Company's quotations, some kinds of structural steel, yellow pine lumber, spruce and lath, linseed oil, Glidden and Lucas varnishes, concrete floor dressings and flaxseed.

**Brick.**

**COMMON.**—The common brick market was weaker as far as prices were concerned during the last six days. For the last month Hudson River common brick has found a receding market, while little Raritan River common brick has been coming into this market, first because prices hardly warranted shipping here, and secondly because suburban contracts were sufficient to take care of the present output.

The talk of a general bricklayers' strike did not interfere with the sales this week, as is shown by the fact that up to Thursday night the arrivals were 41 and the sales also 41. Up to Thursday night last week the arrivals were 44 with an equal number of sales. This would seem to set at rest stories of a waning market and the further falling away of prices can only be ascribed to wet weather.

Transactions on the W. 52d st docks last week, by days, as showing the fluctuating demand now existing, follow:

	Arrivals.	Sales.
Monday .....	23	20
Tuesday .....	11	9
Wednesday .....	10	15
Thursday .....	18	10
Friday .....	10	8
Saturday .....	5	8
	77	70

Left Aug. 8, 6. Left Aug. 15, 14.

**FACE BRICK**—Face brick is reported as doing fairly well in this city, although the principal call is for cheaper wire-cut grades rather than for repressed material. One of the conspicuous contracts of recent date involved 1,700,000 wire cut front brick to the George A. Fuller Co. for the addition to the Whitehall Building in West st.

Looking back over the Summer, several big contracts loom up conspicuously, among them being the Riviera apartments for which Houghtalling & Wittpenn supplied 1,000,000 speckled grays. They also supplied 400,000 more for the Mason Building now going up at Broadway and Fourth st, which the Thompson-Starrett Co. is putting up from plans by Clinton & Russell.

Also, the big contract of Carter Black and Ayres which called for 1,500,000 for the Hotel Vanderbilt which the W. L. Crow Construction Company is putting up from plans by Warren & Wetmore, at Park av and 24th st; and some of the big Sayre & Fisher Company contracts, heretofore noted.

All these tend to show why front brick interests have had a fairly good year, although general building conditions have been slack. In a building year like this one has been, speculative builders use more front brick than stone. The face brick kilns have been exceptionally busy, supplying the Metropolitan district demand. Authorities in this department believe conditions will continue to improve, especially when business settles down in the Fall. Wholesale prices show no changes.

**ENAMEL BRICK** — Fredenburg & Lounsbury, Person & Co., the Kriescher Brick Manufacturing Co., the Photenhauer & Nesbit Co., Fiske & Co., the Sayre & Fisher Co., Houghtalling & Wittpenn, Carter Black & Ayres and other distributors of enamel brick, report a large increase in its use, especially noticeable during the last eight months.

Mr. Fletcher of the Sayre & Fisher Co. ascribed it to the rapid increase in sanitation sentiment especially in bakeries, factories, workrooms and cellars, and in such places where the maximum amount of light is desired for the minimum lighting cost.

Mr. E. M. Houghtalling of Houghtalling & Wittpenn, which firm recently supplied almost 500,000 enameled brick for the interior of the Lorillard tobacco factory in Jersey City; ascribed the increased use of this kind of brick in factories and loft buildings, to the ease with which walls constructed of this material can be cleaned and also to its non-staining features.

Both these authorities looked for a continued increase in the call for this class of building material and others said they expected this year's output to measure up favorably with that of 1909. There is no change in wholesale prices, which follow:

**BRICK.—(Cargo Quotations at the wharf.)**

	Per M.	
Hudson River, Common.....	@\$5.37½	
Raritan River, Common.....	5.12½	5.37½
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.)**  
 Buffs, No. 1..... 22.00 28.00  
 Buffs, 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.**

**PORTLAND.**—The Portland Cement market continues to show signs of improvement in demand in this market, but entirely satisfactory conditions are said to be still a long way off. Competition is keener than it has been in some time, and this condition seems to increase with signs of an improving market. There is no evidence of a further advance in prices in the immediate future. Prices are without change, most of the agencies quoting \$1.53 with a range of 5 cents outside of the free lighterage districts. The Atlas and the Vulcanite Portland cement companies have wider ranges, as the appended table shows.

**NATURAL OR ROSENDALE.**—There is no change in price and the new business coming out does not show any material increase over that of July.

**FOREIGN** Portland cements are finding an absorbing market here for what is

being shipped, but the mills abroad are able to dispose of practically all they can produce in home markets. Prices remain unchanged.

Portland Cement, in cloth\*.....\$1.53  
 Rosendale or Natural, per bbl..... .80

\*Basic price of American standard Portland cements alongside. Cloth sacks are repurchased at 7½ cents delivered at mill. Count 3 bags Rosendale to bl. and 4 bags Portland to bl.

The following special quotations, for cargo lots in cloth, are furnished by agents of the 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	1.63
Bath Portland .....	1.53	1.53
Edison Portland .....	1.53	1.53
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**

**PIG IRON.**—The week closes encouragingly in pig iron, although the total amount of business is light. Northern foundry iron is evoking keener interest among buyers, and especially is this true in the Eastern district. Ultimate consumers are fire-escape and architectural iron manufacturers. In every section of the iron trade, the Record and Guide found, there is a restlessness, indicating a turn in conditions which have been contractive rather than expansive during the last sixty days. Prices current follow:

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

Northern:		
No. 1 x Jersey City.....	\$16.00	@\$16.50
No. 2 x Foundry.....	15.50	16.00
No. 2 Plain .....	15.00	15.50
Southern:		
No. 1 Foundry .....	15.75	16.00
No. 2 Foundry Spot.....	15.25	15.50
No. 3 Foundry .....	14.75	15.25

**BAR, ROUND, SQUARE AND FLAT IRON.** — Conditions in this line are beginning to show signs of improvement. There has been a better inquiry, and such firms as Abeel Brothers, Eggleston Brothers, Bruce & Cook and other concerns handling this material, report present trade as satisfactory. The big iron people look for a continued strengthening market as far as demand is concerned, but they do not expect any immediate shifting of prices. Particular attention of architects and prospective builders are directed to the Record and Guide quotations this month, as the tables will not appear again until the third week in September. Should there be a marked shift in prices, however, they will be noted in the regular weekly market review of this paper. Present quotations to the trade follow:

**BAR IRON.**  
 Common.....\$1.40 @ \$1.45  
 Refined..... 1.50

**ROUND AND SQUARE IRON.**  
 (Price from Store.)  
 1 to 1½, base price.....\$1.85 \$1.90  
 ¾ and ¾-in..... 1-10c. extra

**FLAT IRON.**  
 (Price from Store.)  
 1½ to 4 in. x ¾ to 1 in., base price.\$1.85 @ \$1.90  
 1½ to 4 x ¾ x 5-16..... 2-10c extra  
 2 to 4 in. x 1½ to 2 in..... 5-10c extra  
 4½ to 6 in. x 1¼ to 1½..... 4-10c extra  
 Norway Bars..... 3.35  
 Norway Shapes..... 3.35  
 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

**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

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

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

**SOFT STEEL SHEETS.**

1/4 in. and heavier	2.20
3/16	2.30
No. 8	2.30

**BLUE ANNEALED STEEL SHEETS.**

No. 8	\$2.50
No. 10	2.50
No. 12	2.55
No. 14	2.60
No. 16	2.70

One Pass		Cleaned
Cold Rolled. American.		
No. 16	\$2.90	\$3.00
No. 18		
No. 21	2.95	3.05
No. 22		
No. 24	3.05	3.15
No. 25		
No. 26	3.35	3.40
No. 27	3.40	3.50

**TERNE PLATES.**  
N. B.—The following prices are for 1C 20x28, the rate for 14x20 being half as much. 1X is usually held at \$2 per box advance for 8 to 16 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
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.

**GALVANIZED STEEL.**

No. 14 and 16	per 100 lbs.	\$3.20
No. 18 and 20	" " "	3.35
No. 22 and 24	" " "	3.55
No. 26	" " "	3.75
No. 27	" " "	3.95
No. 28	" " "	4.10
No. 29	" " "	4.75
No. 20 and lighter, 36 ins. wide, 25 cts. higher.		

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

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

**EXPANDED LATH.**  
(Prices Store N. Y., less than carload.)

Gauge 27	\$0.13	\$0.13 1/2	\$0.17 1/2
Gauge 26	.14	.14 1/4	.20
Gauge 25	.15	.15 1/4	.21
Gauge 24	.16	.16 1/4	.22

**CONCRETE REINFORCING BARS.**

3/4 in. and over, Plain	\$1.45	\$1.55
3/4 in. and over, Plain	1.50	1.60
1/2 in. and over, Plain	1.55	1.65
3/8 in. and over, Plain	1.70	1.80
1/4 in. and over, Plain	1.95	2.05

Owing to the fact that deformed bars vary in price according to shape, a price sufficient for estimating can be obtained by adding 5 cents to above quotations. Add 10 to 25 cents over plain bars for twisted.

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

**METAL LATH.**  
Per sq. yd. 22 @ 24 cts.

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

**TIN. (Roofing.)**  
8 lb. coating, 100 lbs. \$4.10  
8 lb. coating \$4.25

**Lime and Plaster.**

**LIME.**—Leading companies in this district, such as the Rockland-Rockport Lime Co., Fifth Avenue Building, and others, report improving conditions in the lime business, particularly in hydrated. The improvement is not looked upon as merely temporary, but as a beginning of a satisfactory condition which will continue during the Fall. The present increase in demand is due to finishing-up of large quantities of buildings, particularly apartment houses in the upper West End of the city. The suburbs are taking a good quantity of medium grades, the demand for the most expensive being as conspicuous by its absence as is the number of really high-class operations now going ahead. There is no change in prices.

**PLASTER.**—J. B. King & Co. and other leading plaster houses report a better outlook, although prices continue unchanged over last month's quotations.

Companies which specialize in finished plaster decorations are busy. Mills are working to about 70 per cent. of capacity at this writing. Current quotations follow:

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

State common, cargo rate, per bbl.	\$0.75
Rockland-Rockport, Com., per bbl.	.92
Rockland-Rockport, L., per bbl.	1.02
Rockland-Rockport, special, 320 lbs.	1.37
Select finish, per 350 lbs., net	1.60

Terms for Rockland-Rockport lime, 2c. per barrel discount, net cash, ten days for 500 bbl. lots

West Stockbridge, finishing, 325 lbs.	1.40
New Milford Lime	1.30
New Milford (small barrel)	1.00
Hydrated, per ton (for brick work)	6.50
Hydrated, per ton	9.00
For brick work	6.50

**PLASTER PARIS.**

Calced, city casting, in barrels, 250 lbs.	1.45
In barrels, 320 lbs.	1.65
In bags, per ton	\$8.50
Calced, city casting, in barrels, 250 lbs.	1.45
In barrels, 320 lbs.	1.65
Neat wall plaster, in bags, per ton*	8.00
Wall plaster, with sand, per ton	5.25
Plaster board, 5/8 in. thick, per sq. yd.	.16
Browning	5.25
Scratch	6.25
Adamant (net delivered at job)	6.00

Note.—When sold in bags a rebate of 6 1/4 cts. per bag returned is allowed.

**PLASTER BLOCKS.**—(In large lots.)

Weight, lbs.		Price, cts.
per sq. ft.		per sq. ft.
2 ins.	7	6
3 ins.	8 1/2	6 1/4
4 ins.	11	7 1/4

**PLASTER BOARDS.**  
3/4 in. thick. 16 cts. per sq. yd.

**Lumber.**

A satisfactory call for the cheaper grades of building material in the suburban field is keeping the wholesalers in this vicinity fairly busy. At best the call for this kind of material is light, supplemental orders seeming to be the rule, owing to overcautious buying upon the part of the suburban retailers early in the season. A tour of the retail trade in the Metropolitan District within the last fortnight showed the yards further depleted than reports intimated. This should mean a good demand for building lumber in the near future. They will all have to be liberally restocked this Fall.

Wholesalers are well supplied, and in consequence the specifications that will go to the mills this Fall will probably be lighter than usual. No evidence of heavy buying in anticipation of increased freight rates is noted so far. Good hardwood commands a satisfactory market. Spruce is coming into this market in fair quantities, but there is not a big supply to draw from. Those who can, should buy now, as prices will surely go up this Fall, if there is any demand worthy of the name. Hardwood prices are unchanged, hence general quotations are omitted. Wholesale prices for building lumber at present are as follows:

**CYPRESS.**

Firsts and seconds, 1 in.	\$53.50
Firsts and seconds, 1 1/4 in.	55.50
Firsts and seconds, 1 1/2 in.	56.50
Firsts and seconds, 2 in.	59.25
Firsts and seconds, 2 1/2 in.	63.25
Firsts 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.

**LONG LEAF YELLOW PINE.**—Flooring.

A Heart rift	\$56.00	\$57.00
B Heart rift	45.00	47.00
A Sap rift	40.00	41.00
B Sap rift	35.00	34.00
A Flat	27.50	28.00
B Flat	26.00	27.00
No. 1 Common Flat	21.00	22.00

Above are 13/16 x 2 1/2 in. face, counted 1 x 3, D. & M.

**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.

**MAPLE.**—Hard and Soft.

4/4 in. 1st and 2nds.	\$30.00	\$32.00
8/4 in. 1st and 2nds.	34.00	36.00
4/4 Clear Strips	25.00	27.00
5/4 No. 1 common	23.00	25.00
4/4 No. 2 common	18.00	20.00
4/4, 6/4 and 8/4 No. 2 common	20.00	22.00

**MAPLE FLOORING.**—F. O. B. New York.

Grade.	2 in.	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.

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

4/4 1st and 2nds.	\$54.00	\$56.00
5/4, 6/4 and 8/4 1st and 2nds.	56.00	58.00
4/4 No. 1 common.	37.00	39.00
5/4, 6/4 and 8/4 No. 1 common.	39.00	41.00
4/4 No. 2 common.	24.00	26.00
2nds	54.00	56.00

Ind. and So. strictly white 4/4 1st and 2nds

OAK.—Quartered.

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

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

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

1 in. FAS	\$44.00
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

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

Sizes.		Mill run & culls out.*
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

**SPRUCE.** (Eastern cargoes. Random.)

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

**LATH.**—Eastern Spruce, f. o. b. N. Y.  
1 1/2 in. round \$3.70 @  
1 1/2 in. slab 3.60 3.75

**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 in.	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  
Splines \$3.00 per 1,000 feet lineal.

**Stone.**

No changes have been made within the last thirty days in the quotations to the retail trade in New York and vicinity. There is noticeable dullness in all lines, the wholesalers reporting little inquiry for sizeable quantities. The general impression, however, seems to be, that the reaction which has been especially conspicuous during the summer months is running its course and that improvement will come early in September. Collections have been fair.

**MARBLE**—Business has been seasonable, although several cutters have been keeping their shops moving at from 40 to 60 per cent. of capacity, with the lower figure predominating. The quarries are reported to be closing up on Western and New England contracts and are ready for new work, but little of which seems to be coming out of this district at present.

**GRANITE**—Wholesalers in this district report no change in inquiry, prices or sales. Small transactions for base courses, small residences and a few banks rule.

**LIMESTONE**—The quarries reported a little better inquiry this week from this district for suburban jobs of moderate size, one or two Fourth avenue operations and an apartment house up-town. Wholesalers noted not better inquiry and cutters complain of a continued lack of new work coming out.

Wholesale New York prices current for building stone generally used in this city follow:

**STONE.**

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

**Oils, Paints and Varnishes.**

**LINSEED**—Conditions remain quiet in this district. The market has been nervous and prices have fluctuated somewhat. For large quantities buyers may deduct two to three cents from following quotations which rule for ordinary lots. The situation is reported as being firm, the jobbing market running close to card prices.

**FLAXSEED**—The fact that higher prices are being obtained for flaxseed in the West seems to indicate that the usual midsummer price slump in linseed is to be expected this year, or as soon as larger shipments of flaxseed begin to come in.

**PAINTS**—Leading wholesale paint men reported a slight falling off in orders within the last two weeks but with evidence of an early improvement of business conditions they said they believed the tendency was only temporary. Buying from the outlying districts has been strong but the falling off is noted in New York and Brooklyn. This would indicate a hesitancy on account of high prices, as owners at such a time, postpone expensive renovations.

**CONCRETE DRESSINGS**—Well advertised, standard concrete dressings have held their own remarkably well during the entire reactionary period. There have been no changes in prices.

**VARNISHES**—The call for standard varnishes is also steady with signs of

improvement as the Fall season draws near.

Wholesale prices current follow:

<b>LINSEED OIL.</b>	
Raw, out of town .....	\$0.89@ \$0.90
Raw, city .....	.90 .91
Boiled city .....	.91 .92
Boiled, out of town .....	.92 .93
<b>SPIRITS TURPENTINE.</b>	
5-bbl. lots, per gal.....	\$0.72@ \$0.73
<b>GLIDDEN'S GRAPHITE ACID PROOF COATING. (List.)</b>	

Per bbl. and ½ bbl.....	\$2.00
Per gal. in 5 gal. cans.....	2.25
<b>VARNISHES. (List.)</b>	

Glidden's M. P. Durable Exterior.....	\$4.00
Glidden's M. P. Durable Interior.....	3.00
Glidden's M. P. Durable Floor.....	2.50
Glidden's Lik-a-Rub.....	3.50
Glidden's M. P. Elastic Interior.....	2.00

(NOTE.—Quotation on Glidden's Durable Floor Varnish is good only until September 1, when price will advance to \$2.75.)

Lucas' Workwell brand, outside.....	\$4.50
Lucas' Workwell brand, inside.....	3.00
Lucas' Workwell floor .....	3.00
Lucas' Workwell wax finish.....	3.00

**CONCRETE FLOOR DRESSING. (List.)**

Glidden's, per bbl. and ½ bbl.....	\$2.25
Glidden's, per 5 gal. cans.....	2.15
Glidden's, per 1 gal. can.....	2.25
Lucas', per bbl. ....	1.50
Lucas', per 5 gal. cans.....	1.50
Lucas', per 1 gal can .....	1.75
Lucas' floor paint, per bbl.....	1.75
Lucas' floor paint, per 5 gals.....	1.85
Lucas' floor paint, per 1 gal.....	2.00

**WHITE LEAD, ETC.**

In 500 lb lots, 100, 250 and 500 lb.	
kegs, per lb.....	\$0.07¼
25 and 50-lb. kegs, per lb.....	.07½
Red lead and litharge in bbls. ½ bbls.	
and 100-lb. kegs.....	.07¼
Brown metallic .....	\$16.50 to \$22.00
Red metallic .....	14.00 to 18.00
American Venetian Red (ton lots).....	\$0.75
American Venetian Red (100-lb. lots).....	1.25
English Venetian Red (ton lots).....	1.15
English Venetian Red (100-lb. lots).....	1.60

**Welsh Machine Company's Progress.**

In an interview with Mr. E. Marshall, sales agent for the Welsh Machine Works, elevator manufacturers, at 277 West st, it was learned that this company has recently secured a contract for the C. L. Gray Construction Co., of St. Louis, Mo., to install eight passenger elevators in the St. Louis Court House, St. Louis. The contract amounts to about \$30,000. Specifications call for cars 6x7 ft.; rise, 44 ft.; load, 2,500 lbs.; speed, 300 ft. per minute, and for Westinghouse motors. The Cutler-Hammer full-magnet controllers with two-step slow down, will also be used. These machines will be equipped with the Welsh compression safety. The engines have all the usual automatics supplied by other manufacturers, but they will be supplied in addition with a special safety that renders it impossible for car or weights to be run in to the overhead timbers, thus inviting disaster. The Welsh Machine Works is completing installations for the following institutions and companies:

The West Tuberculosists Infirmary, Blackwell's Island, Bottsford-Dickenson Co., contractors, 1170 Broadway, at 78 Beach st; loft building for Edgar & Curtis, contractors, 81 Nassau st; at 4 E. 125th st, loft building for W. E. Thompson, contractor, of 1123 Broadway; at 249 West 12th st, garage; at 9-12 Jane st, garage, for John C. Devlin Co., contractors, 103 Park av; at 186-90 West 4th st, for M. Hallanan, contractor, 186-90 West 4th st; at 828 7th av, Idaho apartments for John McKeefry, contractor, 1416 Broadway; at 153 East 53d st, garage, for James Naughton & Son, contractors, 153 East 53d st; at Bainbridge st and Rockaway av, Brooklyn, for Robert L. Moores, contractor, 2571 Pitkin av, Brooklyn, and at 55th st and 1st av.

A 1,200-lb. passenger elevator was sold to Geo. I. Roberts & Bro., of New York, for a house in Willow av, Hoboken; and two 3,000-lb. freight elevators were sold to and installed by Gustav Seaberg, Brooklyn, for a brewery at 3d av and Bergen st, Brooklyn. The company also made installations at:

Fulton st and DeKalb av; at 279 Greene st; Adelphi and Fulton sts; at 83 Clifton pl, and at 83 Clifton pl, Brooklyn.

The Welsh shops have been exceptionally busy during the last eighteen months and at times they have run overtime. There is some talk of a new and larger shop.

Mr. Marshall is endeavoring to induce users of elevators to insure greater safety by installing a device that is inexpensive and non-trappy, and designed to prevent the operator from starting his car until he first closes the door. Eighty-five per cent. of the accidents on elevators are due to the operator starting his car before the door is closed. It appears that the Welsh machine is equipped with a compression safety, special safety stop and door safety lock, which make it a most desirable and safe elevator for apartment houses and hotels where the care of the car is left to the janitor.

**ADVANCE REPORTS.**

(Continued from page 312.)

**Halls and Clubs.**

78TH ST, N. Y. C.—P. H. Ohm, architect, 15 W. 38th st, has completed plans for the 6-sty club house, 102.8x96x100 ft., to be erected at the northwest corner of 78th and Exterior sts, by the City & Suburban Homes Co., 1547 W. 38th st, to cost about \$90,000.

**Hospitals and Asylums.**

ELIZABETH, N. J.—Plans are being prepared by J. L. Burley, 29 Broadway, N. Y. C., for an addition to the Alexian Bros. Hospital on East Jersey av. The bids will be taken by the owners about the last of August.

JAMAICA, L. I.—Bids are again being received by the Otilie Orphan Asylum Society, of Jamaica, for the 2-sty brick and limestone hospital building, 30x40 ft, to be erected on the northside of De Graw av, 100 ft east of Kaplan av. William Debus, 914 Broadway, Brooklyn, is the architect. Estimated cost is \$10,000.

MIDDLETOWN, CONN.—Plans of George Griswold are being figured for two ward buildings to be erected for the Middlesex Hospital. The buildings will be of brick, with asbestos shingle roofs, furnace heat, brownstone trim, electric lights and hardwood finish. One building will contain eight rooms and the other nine.

**Bids Opened.**

WOBURN, MASS.—Woodbury & Leighton, of Boston, Mass., at \$53,971, submitted the lowest bid to the Treasury Department, Washington, D. C., for the construction of the U. S. Post Office at Woburn. Other bidders were: Chas. H. Peckworth, N. Y. C.; A. B. Stannard, N. Y. C.; the Westchester Eng. Co., N. Y. C.; Conroy Bros., N. Y. C.; Norcross Bros., N. Y. C.; Connors Bros., Lowell, Mass.

AMSTERDAM, N. Y.—The Westchester Engineering Co., 103 Park av, N. Y. C., at \$60,580, submitted the lowest bid for the construction of the U. S. Post Office at Amsterdam. Other bidders were: Ambrose B. Stannard, N. Y. C.; Norcross Bros., N. Y. C.; M. P. Wells, Philadelphia, Pa.; W. H. Fissell & Co., N. Y. C.; Conroy Bros., N. Y. C.; the Connors Bros. Co., Lowell, Mass.

CHELSEA, MASS.—Conroy Bros., 217 West 125th st. N. Y. C., was the lowest bidder at \$69,840 for the construction of the U. S. Post Office at Chelsea, Mass. Other bids submitted were by W. H. Fissell & Co., N. Y. C.; Charles H. Peckworth, N. Y. C.; M. P. Wells, Philadelphia, Pa.; the Connors Bros. Co., Lowell, Mass.; the Wheaton Building and Lumber Co., Putnam, Conn.; Norcross Bros. Co., N. Y. C.; Woodbury & Leighton Co., Boston, Mass.; Noel Construction Co., Baltimore, Md.; J. E. & A. L. Pennock, Philadelphia, Pa.; Ambrose B. Stannard, N. Y. C.

# REAL ESTATE

Statistics of Real Estate and Building—Information for Property Owners—Status of Municipal Improvement Proceedings.

## MANHATTAN AND THE BRONX.

CONVEYANCES.		1910.		1909.	
		Aug. 12 to 18, inc.		Aug. 18 to 19, inc.	
Total No. for Manhattan....	133	Total No. for Manhattan....	138		
No. with consideration....	12	No. with consideration....	7		
Amount involved.....	\$338,650	Amount involved.....	\$477,260		
Number nominal.....	121	Number nominal.....	131		
Total No. Manhattan, Jan. 1 to date....	7,012	Total No. Manhattan, Jan. 1 to date....	7,360		
No. with consideration, Manhattan, Jan. 1 to date....	651	No. with consideration, Manhattan, Jan. 1 to date....	594		
Total Amt. Manhattan, Jan. 1 to date....	\$37,303,380	Total Amt. Manhattan, Jan. 1 to date....	\$35,249,050		
CONVEYANCES.		1910.		1909.	
		Aug. 12 to 18, inc.		Aug. 13 to 19, inc.	
Total No. for the Bronx....	115	Total No. for the Bronx....	89		
No. with consideration....	10	No. with consideration....	4		
Amount involved.....	\$29,025	Amount involved.....	\$12,600		
Number nominal.....	105	Number nominal.....	85		
Total No., The Bronx, Jan. 1 to date....	4,563	Total No., The Bronx, Jan. 1 to date....	4,799		
Total Amt., The Bronx, Jan. 1 to date....	\$3,828,741	Total Amt., The Bronx, Jan. 1 to date....	\$2,751,388		
<b>Total No. Manhattan and The Bronx, Jan. 1 to date.....</b>	<b>11,575</b>	<b>Total No. Manhattan and The Bronx, Jan. 1 to date.....</b>	<b>12,159</b>		
<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date.....</b>	<b>\$41,132,121</b>	<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date.....</b>	<b>\$38,000,388</b>		

### Assessed Value Manhattan.

		1910.		1909.	
		Aug. 12 to 18, inc.		Aug. 13 to 19 inc.	
Total No. with consideration.....	12	Total No. with consideration.....	7		
Amount involved.....	\$338,650	Amount involved.....	\$477,260		
Assessed value.....	\$323,500	Assessed value.....	\$274,500		
Total No. nominal.....	121	Total No. nominal.....	131		
Assessed value.....	\$7,269,300	Assessed value.....	\$7,161,500		
Total No. with consid., from Jan. 1 to date	651	Total No. with consid., from Jan. 1 to date	594		
Amount involved.....	\$37,303,380	Amount involved.....	\$35,249,050		
Assessed value.....	\$31,808,000	Assessed value.....	\$28,369,500		
Total No. nominal.....	6,861	Total No. nominal.....	6,757		
Assessed value.....	\$385,221,980	Assessed value.....	\$372,742,229		

### MORTGAGES.

		1910.		1909.	
		—Aug. 12 to 18, inc.—		—Aug. 13 to 19, inc.—	
		Manhattan.	Bronx.	Manhattan	Bronx
Total number.....	97	84	103	104	104
Amount involved.....	\$3,679,286	\$882,761	\$3,360,500	\$535,805	
No. at 6%.....	44	34	45	40	
Amount involved.....	\$1,420,857	\$287,541	\$1,234,695	\$132,575	
No. at 5½%.....	1	3	1	11	
Amount involved.....	\$8,200	\$17,550	\$5,000	\$66,940	
No. at 5%.....	23	23	21	31	
Amount involved.....	\$1,218,600	\$293,370	\$804,805	\$284,900	
No. at 4¾%.....	1				
Amount involved.....	\$15,000				
No. at 4½%.....	10	2	17		
Amount involved.....	\$398,900	\$140,000	\$703,000		
No. at 4%.....	2			1	
Amount involved.....	\$308,000			\$3,000	
No. with interest not given	16	22	19	21	
Amount involved.....	\$309,729	\$164,300	\$613,000	\$48,390	
No. above to Bank, Trust and Insurance Companies	14	6	28	15	
Amount involved.....	\$1,530,000	\$95,700	\$1,125,500	\$174,300	
Total No., Manhattan, Jan. 1 to date....			1910.	1909.	
Total Amt., Manhattan, Jan. 1 to date....			\$217,344,603	\$212,187,946	
Total No., The Bronx, Jan. 1 to date....			4,489	4,991	
Total Amt., The Bronx, Jan. 1 to date....			\$43,246,769	\$43,408,701	
<b>Total No., Manhattan and The Bronx, Jan. 1 to date.....</b>			<b>10,267</b>	<b>11,379</b>	
<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date.....</b>			<b>\$260,591,372</b>	<b>\$255,596,647</b>	

### EXTENDED MORTGAGES.

		1910.		1909.	
		—Aug. 12 to 18, inc.—		—Aug. 13 to 19, inc.—	
		Manhattan.	Bronx.	Manhattan.	Bronx.
Total number.....	28	9	36	14	
Amount involved.....	\$840,750	\$133,100	\$3,764,250	\$117,500	
No. at 6%.....	6	2	4	4	
Amount involved.....	\$71,750	\$12,600	\$184,750	\$60,750	
No. at 5½%.....			1	1	
Amount involved.....			\$5,000	\$4,000	
No. at 5%.....	14	6	11	8	
Amount involved.....	\$364,500	\$118,000	\$526,000	\$41,750	
No. at 4¾%.....					
Amount involved.....					
No. at 4½%.....	6		15		
Amount involved.....	\$353,000		\$2,477,500		
No. at 4%.....			1		
Amount involved.....			\$500,000		
No. with interest not given	2	1	4	1	
Amount involved.....	\$51,500	\$7,500	\$71,000	\$11,000	
No. above to Bank, Trust and Insurance Companies	10	4	21	5	
Amount involved.....	\$420,000	\$100,000	\$3,009,500	\$74,250	

		1910		1909	
		1,597		1,244	
Total No., Manhattan, Jan. 1 to date....			\$68,724,709		\$57,084,665
Total No., The Bronx, Jan. 1 to date....			415		390
Total Amt., The Bronx, Jan. 1 to date....			\$5,442,440		\$3,159,085
<b>Total No. Manhattan and The Bronx, Jan. 1 to date.....</b>			<b>2,012</b>		<b>1,634</b>
<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date.....</b>			<b>\$74,167,149</b>		<b>\$60,243,750</b>

### PROJECTED BUILDINGS.

		1910.		1909.	
		Aug. 13 to 19, inc.		Aug. 14 to 20, inc.	
Total No. New Buildings:					
Manhattan.....		16	8		
The Bronx.....		22	26		
<b>Grand total.....</b>		<b>38</b>	<b>34</b>		
Total Amt. New Buildings:					
Manhattan.....		\$2,032,475	\$396,000		
The Bronx.....		442,800	455,500		
<b>Grand total.....</b>		<b>\$2,475,275</b>	<b>\$851,500</b>		
Total Amt. Alterations:					
Manhattan.....		\$499,424	\$139,265		
The Bronx.....		5,400	10,700		
<b>Grand total.....</b>		<b>\$504,824</b>	<b>\$149,965</b>		
Total No. of New Buildings:					
Manhattan, Jan. 1 to date.....		598	735		
The Bronx, Jan. 1 to date.....		1,222	1,655		
<b>Mhhtn-Bronx, Jan. 1 to date</b>		<b>1,820</b>	<b>2,390</b>		
Total Amt. New Buildings:					
Manhattan, Jan. 1 to date.....		\$74,337,795	\$97,726,615		
The Bronx, Jan. 1 to date.....		25,874,220	26,982,360		
<b>Mhhtn-Bronx, Jan. 1 to date</b>		<b>\$100,212,015</b>	<b>\$124,708,975</b>		
Total Amt. Alterations:					
<b>Mhhtn-Bronx, Jan. 1 to date</b>		<b>\$10,029,556</b>	<b>\$10,292,834</b>		

## BROOKLYN.

### CONVEYANCES.

		1910.		1909.	
		Aug. 11 to 17, inc.		Aug. 12 to 18, inc.	
Total Number.....	420	Total Number.....	501		
No. with consideration.....	32	No. with consideration.....	36		
Amount involved.....	\$201,857	Amount involved.....	\$506,327		
Number nominal.....	388	Number nominal.....	465		
<b>Total number of Conveyances, Jan. 1 to date.....</b>	<b>17,538</b>	<b>Total number of Conveyances, Jan. 1 to date.....</b>	<b>18,761</b>		
<b>Total amount of Conveyances, Jan. 1 to date.....</b>	<b>\$10,198,468</b>	<b>Total amount of Conveyances, Jan. 1 to date.....</b>	<b>\$9,275,797</b>		

### MORTGAGES.

		1910.		1909.	
Total number.....	400	Total number.....	439		
Amount involved.....	\$1,302,486	Amount involved.....	\$1,714,190		
No. at 7%.....		No. at 7%.....			
Amount involved.....		Amount involved.....			
No. at 6%.....	220	No. at 6%.....	247		
Amount involved.....	\$578,326	Amount involved.....	\$857,267		
No. at 5½%.....	69	No. at 5½%.....	47		
Amount involved.....	\$284,900	Amount involved.....	\$150,356		
No. at 5%.....		No. at 5%.....			
Amount involved.....		Amount involved.....			
No. at 4¾%.....	88	No. at 4¾%.....	129		
Amount involved.....	\$424,100	Amount involved.....	\$612,067		
No. at 4½%.....	1	No. at 4½%.....	1		
Amount involved.....		Amount involved.....	\$60,000		
No. at 4%.....	1	No. at 4%.....			
Amount involved.....	\$1,750	Amount involved.....			
No. at 2%.....		No. at 2%.....			
Amount involved.....		Amount involved.....			
No. with interest not given	22	No. with interest not given	15		
Amount involved.....	\$49,410	Amount involved.....	\$34,500		
<b>Total number of Mortgages, Jan. 1 to date.....</b>	<b>16,648</b>	<b>Total number of Mortgages, Jan. 1 to date.....</b>	<b>17,212</b>		
<b>Total amount of Mortgages, Jan. 1 to date.....</b>	<b>\$79,395,799</b>	<b>Total amount of Mortgages, Jan. 1 to date.....</b>	<b>\$73,372,612</b>		

### PROJECTED BUILDINGS.

		1910		1909	
		Aug. 12 to 18 inc.		Aug. 13 to 19, inc.	
No. of New Buildings.....	108	No. of New Buildings.....	507		
Estimated cost.....	\$580,630	Estimated cost.....	\$2,425,800		
Total Amount of Alterations.....	\$96,074	Total Amount of Alterations.....	\$101,191		
<b>Total No. of New Buildings, Jan. 1 to date.....</b>	<b>4,008</b>	<b>Total No. of New Buildings, Jan. 1 to date.....</b>	<b>6,896</b>		
<b>Total Amt. of New Buildings, Jan. 1 to date.....</b>	<b>\$24,411,422</b>	<b>Total Amt. of New Buildings, Jan. 1 to date.....</b>	<b>\$38,410,111</b>		
<b>Total Amount of Alterations, Jan. 1 to date.....</b>	<b>\$3,007,386</b>	<b>Total Amount of Alterations, Jan. 1 to date.....</b>	<b>\$3,056,796</b>		

## QUEENS.

### PROJECTED BUILDINGS.

		1910		1909	
		Aug. 12 to 18 inc.		Aug. 13 to 19, inc.	
No. of New Buildings.....	75	No. of New Buildings.....	93		
Estimated cost.....	\$320,800	Estimated cost.....	\$290,775		
Total Amount of Alterations.....	\$15,435	Total Amount of Alterations.....	\$5,475		
<b>Total No. of New Buildings, Jan. 1 to date.....</b>	<b>2,673</b>	<b>Total No. of New Buildings, Jan. 1 to date.....</b>	<b>3,003</b>		
<b>Total Amt. of New Buildings, Jan. 1 to date.....</b>	<b>\$9,883,435</b>	<b>Total Amt. of New Buildings, Jan. 1 to date.....</b>	<b>\$11,693,995</b>		
<b>Total Amount of Alterations, Jan. 1 to date.....</b>	<b>\$487,586</b>	<b>Total Amount of Alterations, Jan. 1 to date.....</b>	<b>\$453,572</b>		

## LUDLUM OR MURPHY SCALE.

GENERALLY USED IN BROOKLYN.

Location.	Per cent.	Value.	Size.	Per cent.	Value.
Front, 25x25.....	43	\$430	25x 25	43	\$430
2d, 25x25.....	24	240	25x 50	67	670
3d, 25x25.....	19	196	25x 75	86	860
4th, 25x25.....	14	140	25x100	100	1,000
<b>Total, 25x100.....</b>	<b>100</b>	<b>\$1,000</b>			

\*\$1,000 is taken as the value of a full lot.

## THE WEEK.

## Westchester Railroad Proposes Interchange of Traffic with Interborough.

THE proposition made this week by the New York, New Haven and Hartford Railroad to build extensions through the Bronx and arrange an interchange of traffic with the Interborough will be considered by the public as one of the many attempts to cause delay in the construction of the new subways. As a solution for the rapid-transit problem in one or the other sections of the Bronx the offer may be acceptable, but coming at a time when the citizens are patiently awaiting action on the part of the Public Service Commission to give much-needed relief to Manhattan and Bronx passengers the proposition cannot fail to arouse suspicion, if not opposition. In brief, the plan of the New Haven road consists of substitution of the New Haven's tracks for the tracks of the Westchester road from 174th st to Willis av; the abandonment of the line to Clason's Point and Throgs Neck as now laid out by the Westchester road, construction of a new double-track elevated line from the 180th st terminal to Throgs Neck, with a branch to Clason's Point, the building on White Plains av of a double-track elevated extension, to connect with the New Haven tracks at 241st st, and a spur connection between the New Haven tracks and from the Van Nest station to a point near the proposed 180th st terminal.

This proposition was submitted by Mr. L. S. Miller, president of the New York, Westchester and Boston Railroad (known also as the "New York and Portchester"), one of the subsidiary routes owned by the New Haven Railway.

Owners of New York City real estate should inquire very carefully into the details of the new project, which has all the earmarks of a "gentleman's agreement" between the Interborough and the New Haven people. The project, if put into effect, would sidetrack the construction of new subways already planned, and at the same time develop towns touched by the New Haven lines in Westchester. It would neither relieve the congestion of the present subways nor develop the outlying districts of New York City, but it would extend the commuters' zone and benefit the Interborough and the New Haven roads, by giving the former franchises for double-tracking its elevated and permitting the other to charge a double fare from the Bronx to the city, at the same time increasing its traffic beyond the city lines.

If the Westchester gets the White Plains av route it wants, it will destroy 5-cent fare possibilities and block subway extension on that thoroughfare. The interference with present subway plans is obvious and property owners who suffer pecuniary loss on account of the delay in carrying out these plans should brook no further postponement of immediate traffic relief.

## THE PRICE OF PEACE.

## Morgan Will Finance the Interborough—Willcox and Shonts Get Together.

A Wall st news agency is authority for the statement that Chairman William R. Willcox, of the Public Service Commission, and President Theodore P. Shonts, of the Interborough Rapid Transit Commission are getting together on a plan for subway extension, thereby relieving the intolerable situation which has existed for a year or more. There is also assurance that J. P. Morgan & Co. are still ready to finance the Interborough's subway proposals.

Morgan & Co. have throughout made two stipulations with respect to subway

matters. One was that any mortgage which they took, the proceeds of which were to be applied to subway and elevated extensions, must be secured by a lien on the entire property of the Interborough and not on the extensions alone. The other was that the Interborough should settle all differences with the Public Service Commission before the bankers would enter the matter.

The same authority states that the steady progress toward the advertising of the bids for the tri-borough route had influenced the Interborough's directors to change their minds. Since his original letter to the Mayor Mr. Shonts has gone on record as being willing to recede from the demand for Lexington av—which was set apart for the Broadway-Lexington av system—as his line of extension from Grand Central uptown.

The vital point at issue was private or public construction of the extensions, and word from well-informed bankers was that the directors of the Interborough are prepared to concede the mortgage lien asked for by the Morgan firm and therefore could have private capital once more considered.

Both are anxious to get together again. Mr. Shonts got into communication with Chairman Willcox as soon as Mr. Willcox returned from Europe and while no formal conference has been held, it is understood that in the near future they will undertake to pull the scattered threads of the situation together on the lines on which they were working last winter, namely, that the extensions shall be built with private capital, and that the northerly one shall run up Madison, not Lexington av.

## ILLEGAL ASSESSMENT.

## Towns of Gravesend and New Utrecht Will Ask for Restitution.

The neglect and carelessness of former administrations have involved the city and property owners of the former towns of Gravesend and New Utrecht, now a part of the Borough of Brooklyn, in a financial muddle of which assessment lawyers are not reluctant to take advantage. The cost of local improvements in these towns have been defrayed in the first instance by the sale of bonds and the amount thereof charged against the property benefited. Assessments were entered and by special act of Legislature the collection of assessments distributed over a period of forty years.

From records in the Bureau of the Collector of Arrears and in the office of the Board of Assessors it appears that these assessments have been collected since 1899 illegally, notice not having been given in the prescribed manner by the Board of Assessors. This body of City officials has failed to advertise the assessments, as required by the Charter.

The present Board of Assessors while preparing to levy the annual assessment, discovered the neglect of previous administrations. In view of the fact that the former Board of Assessors never gave notice of the apportionment of the assessment of prior instalments excepting the one in 1899, it is believed that all previous assessments have been levied without due process of law. The city will be asked by property owners in Gravesend to refund the payments made since 1899. The law explicitly states that interested property owners are entitled to an opportunity to be heard in relation to the apportionment of the assessment to be levied against their property, and at least four weeks notice of the time and place when the Board of Assessors will meet for that purpose must be given. As nearly a million dollars is involved the city will pay dearly for the unbusiness-like administration of its affairs in bygone days.

## COURT HOUSE IN PARK?

## The Present Site Favored by the Board of Estimate and Apportionment

No progress has been made in the selection of a site for the new County Court House since the Board of Estimate gave a hearing to opponents of the plan which provided for the erection of the building in City Hall Park. The Commission appointed by Mayor Gaynor to select a site is still very strongly of the opinion that the present location of the Court House in City Hall Park should not be abandoned. Former Comptroller Edward M. Grout, a member of the Court House Commission, stated yesterday to a representative of the Record and Guide that he considers the work of the Commission completed. The report submitted by him and his associates, he said, had not been finally acted upon by the Board of Estimate and the Commission will not take any further steps unless called upon to do so by the Mayor.

It is believed by people well informed in matters relating to municipal affairs that Mayor Gaynor will sanction the selection of the present Court House site for the new building at an early meeting of the Board of Estimate. The Mayor, it is said, has expressed himself that the City Hall Park has been for many years the center of the administrative and legislative branch of the government.

To avoid the expense of acquiring property for the new Court House the other members of the Board of Estimate are inclined to vote for the Mayor's proposition. Opposition on part of the Municipal Art Society, it is claimed, will not deter the Board to give a decision which will express their honest opinion in this matter.

## MUNICIPAL IMPROVEMENTS.

## HEARINGS FOR THE COMING WEEK.

BUREAU OF STREET OPENINGS,  
90 West Broadway.

MONDAY, AUGUST 22.

A NEW STREET, from Bowery to Elm st, 1 p. m.

## STREET OPENINGS.

BILL OF COSTS.

GLOVER ST.—The Commissioners appointed to acquire title to lands required for the widening and extending of Glover st, from Westchester av to Castle Hill av, and Doris st, from Westchester av to Glebe av, in the Bronx, give notice that the bill of costs, charges and expenses incurred by reason of the proceedings in the above entitled matter will be presented for taxation to one of the Justices of the Supreme Court on the 29th day of August, and that the said bill of costs has been deposited in the office of the Clerk of the County of New York, there to remain for ten days.

180TH ST.—The Commissioners appointed to acquire title to lands required for opening and extending of East 180th st, from Bronx River to West Farms rd, give notice that the supplemental bill of costs incurred by reason of the proceedings in the above entitled matter will be presented for taxation to one of the Justices of the Supreme Court on the 26th day of August, and that the said bill of costs has been deposited in the office of the Clerk of the County of New York, there to remain for ten days.

The Title Guarantee & Trust Co. loaned on first mortgage \$300,000 to the Thirty-seven West Thirty-sixth Street Co., on the 12-sty fireproof store and loft building at 35 to 39 West 36th st. The plot is 54.6x98.9.

## PRIVATE SALES MARKET.

## SOUTH OF 59TH STREET.

CHRYSTIE ST.—Collins & Rowe sold for Louis Priesner the 5-sty tenement 213 Chrystie st, on lot 28.10 front.

PEARL ST.—Lewis B. Preston sold to a client the property known as 122-124 Pearl st, running through to and including 86 and 88 Water st. The plot is approximately 50 ft. on each street and 126 ft. in depth. The present buildings were occupied by the owner for many years and were recently destroyed by fire. The property has been held at \$130,000. W. A. White & Co. represented the owner, Mr. August Klipstein, in the transaction.

## Activity in Nineteenth Street.

19TH ST.—Innes & Center sold the leasehold property 144 East 19th st, a 3-sty English basement dwelling, for Lily Sussman to R. B. Thomas. Also 146 East 19th st, similar dwelling, for P. C. M. Christensen to George Bellows.

19TH ST.—Innes & Center sold for Gertrude M. Wilde to the Douglas Realty Co. the northwest corner of 19th st and 3d av, a plot 46x100, covered with old buildings. This is the corner of the 19th st block east of Irving pl which is being improved with handsome studio apartment buildings, and the purchasers of this corner contemplate an improvement along the same lines.

## Adjoins the Pennsylvania Cut.

33D ST.—H. M. Weill Co. sold for Philip Levey to Henry Harburger 416 to 422 West 33d st, four 4-sty tenements, on a plot 56.3x98.9, abutting the Pennsylvania Railroad cut, and affording permanent rear light.

41ST ST.—Robert E. Kelly purchased from the estate of Kilian Heintz, 222 East 41st st, a 4-sty tenement, on lot 22.6x100. The building will be altered into stores and lofts.

52D ST.—Henry D. Winans & May sold for Harry J. Douglas 65 West 52d st, a 4-sty high stoop house, on lot 20x100.5. The buyer will make extensive alterations to the house.

46TH ST.—Frank D. Veiller sold for Mrs. Jacob N. Beam 33 West 46th st, a 4-sty dwelling, on lot 20.10x100.5.

54TH ST.—Executors of the estate of John D. Wing sold 118, 120 and 122 East 54th st, dwellings on a plot 49.8x100.5; and E. Victor Loew sold 124, an adjoining stable property, comprising a combined plot 74.8x100.5 in size. James C. McGuire is the buyer.

## NORTH OF 59TH STREET.

69TH ST.—Irving Ruhlender sold 26 West 69th st, a 4-sty dwelling, on lot 20x100.5.

71ST ST.—Hugh D. Smyth sold for Susan C. Twombly 345 West 71st st, a 4-sty dwelling, on lot 18.9x102.2, just east of the Chatsworth apartment house. The new owner will make extensive alterations to the house and occupy it.

100TH ST.—Horace S. Ely & Co. sold for James Cutting to a client for occupancy 241 W. 100th st, a 3-sty American basement dwelling, on lot 15x100.

111TH ST.—The Carnegie Construction Co., Charles Newmark, president, sold to H. B. Davis the Charlemagne and Romana, two 8-sty structures on the south side of 111th st, 158 ft. east of Broadway. The houses are laid out in suites of from three to seven rooms, each house occupying a plot 83.4x100. The buildings are not yet completed, and about three-quarters of the apartments have already been taken. The Carnegie Construction Co. acquired the plot last April from Sheldon B. Shaw.

113TH ST.—Miss Mary Monahan and Edward J. Thompson sold for John Healey 243 and 247 West 113th st, two 6-sty elevator apartment houses, each on

plot 50x100.11, to the Hennessey Realty Co. The property was given in exchange for the Adlon apartment house at 533 West 112th st, reported last week.

126TH ST.—Arthur D. V. Lyons, sold 235 East 126th st, a 3-sty dwelling, with store, on lot 16.8x99.11.

182D ST.—M. I. Strunsky & Co. sold for A. L. Ernst, to Daniel Hanlon and Alexander Pfeifer, a client of Isadore M. Levey, 521 and 523 West 182d st, a 5-sty apartment house on lot 50x79.9, adjoining the southeast corner of Audubon av.

MORNINGSIDE AV.—S. H. Raphael sold for the estate of Elkin Farmer to Miss Katherine Mahoney, of Boston, Mass., 18 Morningside Av East, a 5-sty flat, on plot 30x104.3x irregular, adjoining the southeast corner of 116th st.

5TH AV.—The Ancient Order of Hibernians sold the plot at the northeast corner of 5th av and 116th st, having a frontage of 100.11 ft. on the avenue and 110 ft. in the street. The order bought this parcel in February, 1907, from Patrick J. McNulty, and it was the intention at that time to improve the site with a club house which would serve as the general headquarters of the order in this country. The buyer is the Great Centres Realty Co., organized about a year ago. The purchasing company is considering the proposal of erecting a theatre under a lease and also has received an offer to sell the property for improvement with a department store.

7TH AV.—Adelstein & Avrutine resold the northwest corner of Cathedral parkway and 7th av, a plot fronting 100 ft. on the parkway and 70.10 ft. on the avenue. The purchaser, Abraham Weinstein, is contemplating erecting on the site a 14-sty apartment house. If this plan is carried out, the house will be the tallest in the old Harlem district.

## BRONX.

136TH ST.—Augustus Raubitschek sold 417 East 136th st, a 3-sty and basement brick dwelling, on lot 16.8x100.

135TH ST.—Augustus Raubitschek sold 342 East 135th st, a 3-sty and basement frame dwelling, on lot 19.2x100.

CONCORD AV.—Henry Hertz sold to a Mr. Hinck 511 Concord av, a 3-family house, on lot 18.9x98.9.

CLAY AV.—Ernst & Cahn sold for the Value Realty Co. the six 1-sty brick stores on plot 50x90, at the northwest corner of Clay av and 169th st.

FOREST AV.—Eugene J. Busher sold 1057 Forest av, a 2-sty frame private residence, on lot 20x87.6, to William Manck, who will occupy same for his residence.

FINDLAY AV.—W. E. & W. I. Brown, Inc., resold the plot of eight lots 200x100, at the southwest corner of Findlay av and 168th st, being the easterly half of the plot recently purchased from Mathew M. Edelman.

KELLY ST.—Henry Morgenthau Co. sold to Gustavus Robitzek the southeast corner of Kelly and 163d sts, a 5-sty apartment house with stores, on plot 50x100.

LIND AV.—Caroline Hicks sold the plot, 50x98, on the west side of Lind av, 50 ft. south of 170th st.

VYSE AV.—Charles Lopard sold the southeast corner of 173d st and Vyse av, a 4-sty flat, 35x100, for the Cioffi Co. to B. Gonnello; also a plot 50x100 on the west side of Bryant av, north of Freeman st, to the Cioffi Co. for improvement; also the lot 25x100 on the west side of Longfellow av, 75 ft. south of 173d st.

## RICHMOND.

CASTLETON CORNERS, S. I.—Mrs. J. Krug, of Castleton Corners, purchased through Cornelius G. Kolff plot 50x125 on Todt Hill road, Castleton Corners, S. I.

## SUBURBAN SALES.

FISHERS ISLAND.—Benjamin R. Lummis has sold an Island in Fishers Island Sound, known as Dodges Island, situated near Mystic, Connecticut. This island has only changed hands two or three times since away back in 1700.

MARINERS HARBOR, S. I.—J. Sterling Drake sold to Arthur Knote a lot on Amity pl, Amity Park, Mariners Harbor, 25x125, on which Mr. Knote will erect a cottage.

TARRYTOWN, N. Y.—The George Crocker estate on Broadway, Tarrytown, has been sold to an investor by Hornor & Co. The property comprises about twenty acres of land, with mansion and out-buildings, and was held at \$80,000.

VERNON PARK, MT. VERNON.—Steven B. Ayres and Walter F. Baylis sold for Mrs. Mary Wheeler plots 61 and 62 Pelhamdale av, Vernon Park, Mt. Vernon, the purchaser being the Co-Operative Brewing Co.

## LEASES.

Ludwig C. Traube leased for Mr. Chas. E. Popp to Mr. R. Shapiro the 3-sty private dwelling 133 East 93d st.

Daniel H. Renton & Son have leased for Seth B. Robinson a 3-sty and basement private dwelling 621 West 138th st to a client for a term of years.

Daniel H. Renton & Son have leased for Adolph Altman 466 West 141st st, a 4-sty American basement private dwelling, to a client for a long term of years.

Roe & Gould leased for Robert Brauer the store at 106 West 43d st to Gaston Coche for a term of years; also for E. M. Knox space in the Knox Building to Rydell for a term of years.

Senior & Stout have leased the 4-sty dwelling 316 West 58th st, for W. B. Thom to Mrs. Hellen Mackay, also for the Societe Culinaire Philanthropique the 4-sty dwelling, 113 West 48th st, to Robert Whitton.

Innes & Center leased 54 Irving pl, a 3-sty and basement residence, for John S. Foster to David Rumsey for a term of three and one-half years. Also 136 East 19th st, a 3-sty and basement residence, for Mrs. Antoinette Finck to John M. Glenn for a term of five years.

Duross Co. leased for M. Cohen to the American Rain Coat Co. the store and basement at 237 6th av; for Frank Hotel Co. to the Weinberg Advertising Co. the roof of the new hotel at the northwest corner of 33d st and 7th av for a term of ten years for the display of electric signs.

Benjamin N. Lumis leased for the Astor Estate the second and fourth lofts at 12 West 33d st to A. Weingarten; also an office on the second floor of 26 West 33d st; also for Payson McL. Merrill, as agent, a duplex apartment at 130 West 67th st, and for Pease & Elliman, as agents, an apartment at 118 East 58th st.

The Charles F. Noyes Co. has been appointed exclusive agents for the 16-sty office building now in course of erection at the northeast corner of John and Dutch st. The building will be completed May 1st next and while the steel work has not yet been commenced, the Noyes Company announces that leases have been concluded for long term periods with the following: A large space on the ground floor with the entire sixteenth floor to the J. G. Hilliard Agency; space on the ground floor and the entire fifteenth floor to the Kelly & Fuller Agency; the entire second floor to John A. Eckert & Co.; space on the ground floor to the W. B. Ogden & Son Agency and the entire tenth floor to a prominent foreign accident company. In addition to these important leases a number of smaller offices have been rented throughout the building. These leases aggregate over \$1,000,000.

The Charles F. Noyes Co. leased for Edward Mallinckrodt to E. E. Clapp & Co.



# WANTS AND OFFERS

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WILL GIVE DESK ROOM or rent small, light outer office to desirable party at nominal sum, accepting attention to inquiries and other slight service when absent in part payment of rent. Desire party whose work keeps him or her generally in office; preference to stenographer or some one in building trade. ROOM 8042, 1 Madison Avenue.

COMPETENT SALESMEN WANTED; a prominent real estate office has opening for two or three experienced salesmen; apartment house and business property knowledge essential. Address, stating qualifications, "CONFIDENTIAL," Box 14, Record and Guide.

WANTED—Complete set Hydes Atlases for Brooklyn. BOX 10, Record and Guide.

FOR SALE, complete set Record and Guide, unbound, 1887 to 1905, inclusive. MEAD, 2493 5th Ave.

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90 William st, an 8-sty fireproof office building covering lot about 30x114. After extensive alterations, which will immediately be commenced, the building will be occupied by the lessees, who for years have occupied two entire buildings on Pine st. This is the most important lease announced in the new insurance district for a long time, as the leasing firm is the largest of its kind in the world, and there are few firms, if any, downtown in the insurance business requiring as much space as is announced in this lease. The building is located between the new Royal Insurance Company building at Maiden lane and William st and the 12-sty Wylls building at 92 William st. The annual rental of the building, including taxes, is approximately \$20,000 per annum. The lease is for a long term of years. The same firm has completed negotiations whereby Abram M. Clonney will erect for Cammell, Laird & Co., Ltd., of London, a modern 5-sty building at 34 Cliff st. The lease is for a long term of years at an aggregate rental of approximately \$50,000. William H. Rahmann is the architect and the contract for the construction of the building has been secured by George Sykes, Inc. The property was acquired by Mr. Clonney last spring through the same brokers.

## REAL ESTATE NOTES.

Henry B. Stacey, of the office of Innes & Center, real estate brokers at 21 East 20th st, has just returned to the office after an absence of five weeks.

F. R. Wood & Co., West Side real estate brokers and agents, have extended their offices to include Nos. 2242 and 2244 Broadway, northeast corner of 80th st.

Mr. Elisha Sniffin has started on his annual trip abroad on the steamer "Majestic," sailing Aug. 17, for a short stay in

**Lawyers Title Insurance & Trust Company**  
**CAPITAL AND SURPLUS \$9,500,000**  
\$5,000,000 added to surplus in last 18 years  
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Paris, Berlin and London. While in Paris and London, he intends to visit the leading real estate interests in these cities.

The budget exhibit will be held by the city in the Tefft-Weller Building, No. 326 Broadway, between Pearl and Worth streets. A lease of the premises for the month of October, at \$3,000, was approved by the Sinking Fund Commission.

The real estate firm of Hornor & Company, 507 5th av, has been incorporated with a capital of \$25,000. Townsend Hornor is president and manager, and John W. Hornor, Jr., is secretary and treasurer. These two are directors, as well as Mr. H. H. Neale and Edwin H. Bigelow.

The Strollers are the buyers of 137 and 139 West 43d st, a plot 41x100.5, adjoining the Hotel Woodstock. The club is now located at 67 Madison av. A new clubhouse for which plans are in preparation, will be erected on the site. Robert C. Sands is the president and Eugene Van Schaick is the treasurer.

Dr. Reginald H. Sayre, representing the Academy of Medicine is the buyer of 15 West 43d st and 10 West 44th st, sold last week through Post & Reese. The 43d st property adjoins the Academy of Medicine. Dr. Sayre is one of a committee of several physicians appointed some time ago by Dr. John A. Wyeth, president of the academy, to secure a site for a larger building.

## LAW DEPARTMENT.

Editor Record and Guide:

(1) What is the difference between a notary public and a commissioner of deeds? (2) Does a married man have to get his wife to sign a mortgage when procuring a loan on his real estate?

Answer: (1) a notary public has fuller and more extended powers of the same class than a commissioner of deeds. (2)

If the wife does not join in the execution of the mortgage her right of dower in the property is not bound.—Ed.

Editor Record and Guide:

Please advise one of your readers what course to pursue in the following case: A friend of mine (A) paid a bill No. 1 to B, and got his receipt. A few years later B presented the same bill a second time and it was again paid. A has the second receipt also. How would you advise A to compel B to refund?

Answer: The facts should be called to B's attention as a measure preliminary to any charge of fraud. A receipt is only prima facie evidence, not conclusive, of payment, and the statute of limitations might bar a recovery if pleaded by B. The better course to pursue, after refusal by B to adjust what after all may be a mistake only, would be to call attention to the circumstances by those who are ever watchful of any delinquencies of the sort, and eager to take them up for investigation.—Ed.

## THE WEEK'S STATISTICS.

The total number of sales reported in this issue is 27, of which 8 were below 59th st, 10 above, and 9 in the Bronx. The sales reported for the corresponding week last year were 45, of which 12 were below 59th st, 25 above, and 8 in the Bronx.

The total number of mortgages recorded for Manhattan this week was 97 as against 93 last week, and in the Bronx, 84, as against 110 last week. The total amount was \$4,562,047, as against \$3,961,771 last week.

The amount involved in the auction sales this week was \$245,806, and since January 1, \$39,699,616. Last year the total for the week was \$262,022, and from January 1, \$45,159,797.

# PARTY-WALL AGREEMENT DEFEATS TITLE

## REAL ESTATE PROPERTY OWNERS' ASSOCIATION OF NEW YORK CITY

**Seller is Liable for Expenses Incurred by Buyer if Title is Defective. — When a Buyer is Justified in Rejecting Title.**

IN an action instituted by Ferdinand P. Maupai against Geo. G. Jackson to recover a deposit of \$25 and the expenses incurred in searching the title of a piece of property which Maupai had contracted to purchase from Jackson, and which the latter could not convey on account of an incumbrance providing for the repair of a party wall, the Appellate Division has decided that (1) a vendee in a contract for the purchase of real estate is justified in rejecting a title, where it appears that there is a covenant providing for the continued existence and for contribution to the future repair of a party wall between the premises in question and the adjoining premises, as such a covenant is one running with the land, and binds each and every successive owner thereof. (2) In order effectually to cancel a party wall agreement the consent of a mortgagee of the dominant estate is requisite. (3) The vendee in an action brought to recover his deposit may likewise obtain judgment for title insurance company's charges, and for charges made by his own attorney for examination of title. (4) A vendor of real estate is not entitled to specific performance of a contract of sale where at the time of closing he was unable to convey good title, even though title was perfected at a period of one year thereafter, provided the vendee has changed his position, or provided the vendor did not make reasonable efforts to cure the defect.

The issues were tried at a Special Term of the Supreme Court and the Court held that the plaintiff was justified in refusing to take title. A judgment in his favor for \$278.75, the amount deposited at the time the contract was signed and the expenses thereafter incurred in searching the title, was directed by the Court. The counterclaim was dismissed. From this judgment an appeal was taken.

The material facts were not disputed. On the 16th of November, 1907, the defendants, being the owners of the premises in question, contracted to sell the same "free and clear from all incumbrances" to the plaintiff for \$53,500, of which \$25 was paid at the time the contract was executed. There was then on record a party wall agreement affecting the premises contracted to be conveyed, made in 1870 and recorded the same year, by the then owner and the owner of the premises, adjoining on the west. The fourth and fifth clauses of this agreement provided that the expense of repairing or rebuilding the wall should be borne equally, and that the agreement should be perpetual, and should be construed as a covenant running with the land and bind the heirs, executors, administrators and assigns of the respective parties. On the 27th of February, 1908, when the parties to this action met for closing of the title, a supplemental contract was executed, which modified the original agreement in several respects. By this supplemental contract the plaintiff agreed to take title subject to the aforementioned party wall agreement, provided that the fourth and fifth clauses were "canceled by a proper instrument to that effect." On the 9th of March, 1908, the defendants and their wives and the owner of the premises adjoining on the west—one Jenny—and his wife executed an instrument

purporting to cancel the fourth and fifth clauses, so far as the same are material to the question under consideration, of the party wall agreement. The premises were subject to a mortgage of \$30,000 held by the Irving Savings Institution. The adjoining premises owned by Jenny were also subject to a mortgage for \$22,000 made and recorded in November, 1905, to Susan B. Nelson, Jenny's grantor. Annexed to the cancellation agreement were forms for the consents of these mortgagees to the execution and delivery of the agreement, but which had not been executed by them, and when the parties met for the closing, the plaintiff rejected title on the ground, as appears from the stipulation made upon the trial, "that the fourth and fifth clauses of the party wall agreement had not been canceled by a proper instrument to that effect \* \* \* because the mortgagees \* \* \* had not consented to the cancelling of the same." The principal question presented by the appeal is whether the plaintiff was justified in rejecting title.

"I am of the opinion," Judge McLaughlin state, "that the plaintiff was justified to reject title. There is no direct evidence that the party wall described in the agreement had been erected, but that fact sufficiently appears from various instruments put in evidence. That the existence of this wall, together with a party-wall agreement, constituted an incumbrance which justified the plaintiff in refusing to take title under the original contract can scarcely be questioned. The parties themselves seem to have recognized this because the modified or supplemental contract provided that, 'Whereas said contract recites that said premises are to be free and clear of all incumbrances, and it appears \* \* \* that said premises are subject to a party-wall agreement \* \* \* it is stipulated and agreed' that plaintiff should take title subject to the agreement, provided the fourth and fifth clauses were canceled by a proper instrument."

"It seems to me plain that the signatures of the mortgagees were necessary to such an instrument in order to make the title good. Their mortgages covered all the rights of the owners, and the cancellation agreement, in which they did not join, of course did not bind them and would not have prevented a purchaser upon a foreclosure sale from enforcing the original agreement. This may have been immaterial so far as the mortgage upon the premises in question held by the Savings Institution is concerned, since plaintiff had agreed to take the title subject to that mortgage, but I think he was entitled to insist that Jenny's mortgagee, Nelson, should consent to the cancellation. None of the cases cited by the appellants is directly in point. In the present case the party-wall agreement, so far as it gives the adjoining owner a right to the continuous maintenance of the party wall at mutual expense, creates an easement upon the premises contracted for which is a burden. Moreover, in the present case the plaintiff by his contract was not bound to take title subject to the agreement unless the two clauses were canceled by a proper instrument to that effect, and his objection that the cancellation agreement, without the signature of Jenny's mortgagee, was not such an in-

strument cannot, as it seems to me, be said to have been a trivial one.

"The court found that the plaintiff rejected title on the sole ground that the forms for the consents of the mortgagees annexed to the cancellation agreement had not been executed, and it was urged that these were insufficient to convey or release any rights of the mortgagees. The legal effect of the instruments, however, need not be determined, for when duly acknowledged by the mortgagees it can hardly be questioned that they would have been sufficient to prevent the mortgagees and those claiming through them from enforcing the canceled clauses. At least, if the plaintiff was willing to accept them as sufficient, it was his risk, and the defendants cannot complain if he did not insist upon a more formal release from the mortgagees. The refusal to accept the agreement as a proper instrument unless the consents were executed fairly raises the question whether any instrument was necessary from the mortgagees.

"It appears, however, that the Nelson mortgage was paid and canceled on the 18th of March, 1909—before the judgment appealed from was entered—and that the mortgage held by the Savings Institution was paid and canceled in January, 1909. The fact that the Nelson mortgage had been paid and canceled was called to the attention of the trial court by a stipulation of the parties on the 25th of March, 1909—the trial having been finished on the 3d of that month—and it is now claimed that the court should have decreed specific performance since the defendants were then concededly able to convey according to the contract. The trouble with this contention is that they could not convey good title at the conclusion of the trial. The plaintiff was not bound to hold himself in readiness to perform for an indefinite time thereafter, and there is absolutely no evidence that the Hoboken lots were conveyed, or the Hackensack bonds sold, in bad faith.

"It is also claimed that neither plaintiff's ability to perform nor a valid tender was alleged or proved. The complaint alleges simply that the plaintiff was ready and willing to perform, but its sufficiency was not questioned in the court below, where an amendment could easily have been made if necessary; and the stipulation as to what took place at the time fixed for closing the title abundantly sustains the court's finding that the plaintiff did make a valid tender.

"It is further claimed that the court erred in allowing certain expenses incurred by the plaintiff in searching the title. It allowed \$253.75—\$203.75 paid to a title company for searching the title and \$50 for the services of an attorney. The reasonableness of the amounts is not questioned, but it is claimed that having employed a title company to pass upon the title plaintiff was not justified in paying an additional sum to an attorney. The plaintiff was entitled to recover the expenses reasonably incurred by him, and I do not think it was unreasonable, taking all the facts into consideration, to employ an attorney and at the same time have the title searched by a title company. The judgment is right and is therefore affirmed, with costs."

# THE TITLE INSURANCE CO., OF NEW YORK

135 Broadway, Manhattan CAPITAL AND SURPLUS,  
and 203 Montague St., Brooklyn \$3,000,000

Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages.

EDGAR J. LEVEY, President  
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## SLAWSON & HOBBS

Real Estate

284 COLUMBUS AVENUE

### ADVERTISED LEGAL SALES.

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

Aug. 22.

Houston st, No 305, s s, 72 e Clinton st, 18x70, 5-sty bk tnt & str. Leopold Zimmerman, exr, &c, agt Albina Klauber et al; Epstein Bros att'ys, 320 Broadway; Jno Frankenheimer, ref. (Amt due, \$21,632.80; taxes, &c, \$338.34.) Mt recorded Jan 18, 1904. By L J Phillips & Co.  
124th st, Nos 122 to 126, s s, 225 w Lenox av, 56.3x100.11, three 4-sty stn tnts with str in No 124. Mary Frank, admtrx, &c, agt Godspeed Realty Improvement Co et al; Nathaniel H Prager, att'y, 56 Pine st; Jacob Silverstein, ref. (Amt due, \$5,897.77; taxes, &c, \$704.76; sub to a prior mt of \$44,250.) By Jos P Day.

Aug. 23.

171st st, No 562, s s, 150 e St Nicholas av, 25x95, 2-sty fr dwg. Emma L Simpson agt John C Koopman et al; Wm V Simpson, att'y, 41 Park Row; Colin W Mac Lennan, ref. (Amt due, \$5,398.50; taxes, &c, \$816.13.) Mt recorded Apr 2, 1904. By Herbert A Sherman.  
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 bk 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 Dani Greenwald.

Aug. 24.

149th st, No 660, s s, 117.6 w Trinity av, 35x61x35x95, 3-sty fr tnt & str. Susie K McIlroy et al agt Mary T Doyle et al; Harold Swain, att'y, 176 Bway; Jas Kearney, ref. (Partition.) By Chas A Berrian.  
Featherbed lane, n e cor Aqueduct av, runs n e 44.1 x n w 100 x w 107.4 to Aqueduct av, x s e 142.11 to beg. Helen W Eben agt Apartment Building Co et al; Lawrence W Trowbridge, att'y, 87 Nassau st; Roscoe C Peck, ref. (Amt due, \$16,272.95; taxes, &c, \$350.) By Jos P Day.  
Belmont av, No 2142, e s, 127.9 n 191st st, 58.10x164.1x58.5x156.10, 2-sty bk dwg & vacant. Italian Savings Bank of the City of N Y agt Cesare Pianisani et al; John E Wayland, att'y, 258 Bway; Adelma H Burd, ref. (Amt due, \$10,021.64; taxes, &c, \$243.84.) Mt recorded March 22, 1909. By Jos P Day.

Aug. 25.

138th st, s s, 325 e Lenox av, 225x99.11, vacant. Mutual Life Ins Co of N Y agt David Levy et al; Jas McKean, att'y, 55 Cedar st; L Harding Rogers, ref. (Amt due, \$51,663.00; taxes, &c, \$—.) Mt recorded Nov 8, 1906. By Herbert A Sherman.  
Stebbins av, e s, 62.6 n 167th st, 40.6x17.1x34.6x27.2, vacant. Sheriff's sale of all right, title &c, which Jas F Ledwith had on Dec 14, 1904, or since. Reginald M Kelly, att'y, 257 Bway; Jno S Shea, sheriff. By Daniel Greenwald.

## THOMAS DIMOND

All Kinds of Iron Work for Buildings

OFFICE, 45 WEST 34th STREET  
Works: { West 33d Street NEW YORK  
{ West 32d Street Tel., 1085 Murray Hill

Briggs av n w cor 4th st, 115x110x118x110.4, 4th st | Wakefield. H F Gundrum Co agt Martin Geissler et al; Harrison C Glone, att'y, 391 Fulton st, Bklyn; S Stanwood Menken, ref. (Amt due, \$3,161.29; taxes, &c, \$254.12.) By Samuel Goldsticker.  
Franklin av, No 1407, w s, 44 n 170th st, 16.10 x100, 3-sty fr tnt. Adelia Jenkins agt Annie Garner et al; Chas H Stoddard, att'y, 141 Bway; Emmett J Murphy, ref. (Amt due, \$418.47; taxes, &c, \$25; sub to a prior mt of \$7,000.) Mort recorded Nov 20, 1909. By Bryan L Kennelly.

Aug. 26.

Valentine av | e s, 610.5 s Fordham or High-Tiebout av | bridge rd, runs s 200 x e 125 x n 100 x e 125 to Tiebout av, x n 100 x w 250 to beg, vacant. Harford W H Powel, trustee et al agt Chas H Collins et al; Butts & Vining, att'ys, 51 Chambers st; Henry J Goldsmith, ref. (Amt due, \$5,000; taxes, &c, \$2,900.) By Saml Marx.  
86th st, Nos 148 to 152, s s, 230 w 3d av, 76.8x102.2, three 5-sty bk tnts & str. Equitable Life Assurance Society of the United States agt Harry L Toplitz et al; Action No. 1; Alexander & Green, att'ys, 120 Bway; Edw L Parria, ref. (Amt due, \$82,708.39; taxes, &c, \$3,539.98.) Mt recorded June 3, 1908. By Jos P Day.

Aug. 27 and 29.

No Legal Sales advertised for these days.

### AUCTION SALES OF THE WEEK.

The following is the complete list of property sold, withdrawn or adjourned during week ending Aug. 19, 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.

\*223d st, n s, 125 w Laconia av, 25x109.6, Wakefield. |  
223d st, n s, 350 w Laconia av, 50x109.6, Wakefield. |  
(Amt due, \$1,608.70; taxes, &c, \$20.89.) Robt N Quinn. | 1,500  
\*Cherry st, No 274, n s, 104 w Jefferson st, 26.2x113.1x26.2x112.8, 5-sty by tnt & str. (Amt due, \$5,337.11; taxes, &c, \$56.50; sub to two mts aggregating \$29,640.) Saml Cohen et al. | 30,577  
119th st, No 205, n s, 137.6 w 7th av, 37.6x100.11, 6-sty bk tnt. (Amt due, \$13,209.18; taxes, &c, \$125; sub to a first mt of \$41,000.) Isidor Canvasser. | 55,448  
Jackson av, e s, 100 s 161st st, 72.7x75, vacant. (Amt due, \$3,526.01; taxes, &c, \$492.55; sub to a prior mt of \$7,000.) Colwell Lead Co. | 11,476  
\*73d st, No 227, n s, 225 w 2d av, 25x102.2, 5-sty stn tnt. (Amt due, \$7,814.02; taxes, &c, \$455.55; sub to a first mt of \$16,000.) Van Norden Trust Co. | 18,440  
\*73d st, No 229, n s, 200 w 2d av, 25x102.2, 5-sty stn tnt & str. (Amt due, \$7,796.40; taxes, &c, \$463.94; sub to a first mt of \$16,000.) Van Norden Trust Co. | 18,440

Madison av, No 747, e s, 33.9 s 65th st, 16.8x60, 4-sty & b stn dwg. (Amt due, \$8,146.95; taxes, &c, \$10.) Withdrawn  
Washington av, e s, 90.1 s 183d st, 50.1x95.5x50x95.1, vacant. (Amt due, \$1,210.09; taxes, &c, \$56.85.) Withdrawn

HERBERT A. SHERMAN.

Jackson av, No 1039, w s, 196 n 165th st, 19.2x85x19.11x85, 2-sty fr dwg. (Amt due, \$3,979.72; taxes, &c, \$144.13.) Louis Reiss. | 6,025  
8th av, No 2859, w s, 40 s 153d st, 40x100, 5-sty bk tnt & str. (Amt due, \$37,567.01; taxes, &c, \$1,850.47.) Chas. F. Bauerdorf. | 49,000

BRYAN L. KENNELLY.

\*St Ann's av, No 467 | n w cor 146th st, 24.11x99.6, 5-sty bk tnt & str. 146th st, No 551 | (Amt due, \$24,228.10; taxes, &c, \$978.14.) Wm W Buhrman et al exrs. | 25,750

DANIEL GREENWALD.

New Bowery, No 47, s e s, 13.3 n e James st, 37.4x74x26.4x107.8, 5-sty bk tnt & str. (Amt due, \$26,645.90; taxes, &c, \$653.85.) Michael A. Rofrano. | 29,150

Total | \$245,806  
Corresponding week, 1909. | 262,022  
Jan. 1st, 1910, to date. | 39,699,616  
Corresponding period, 1909. | 45,159,797

# REAL ESTATE RECORDS

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

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

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

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, 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 deed or conveyance has been recorded under the Torrens System.

## CONVEYANCES

August 12, 13, 15, 16, 17 and 18.

### BOROUGH OF MANHATTAN.

Broome st, No 147, s s, 55 w Ridge st, 20x41.6x25x41.6, 3-sty bk tnt. Aaron Segal to Bernat Springer. 1/2 right, title & int. 1st mt \$7,500, 2d mt \$— Aug 11. Aug 12, 1910. 2:341—16. A \$9,000—\$10,000. O C & 100  
Greenwich st, Nos 487 & 489, e s, 86.6 n Canal st, 44x90, 6-sty bk loft bldg. Wm C Prime to Heatherton Realty Associates, a corpn. Mt \$63,000. Aug 16, 1910. 2:591—19. A \$18,000—\$— nom  
Hester st, No 46, s s, 62.6 e Ludlow st, 25x50, 3-sty fr bk ft tnt & str. Adelaide Reading to Clara Banks, Ella V Eadie & Sarah

L Banks. All title. B & S. July 29. Aug 17, 1910. 1:297—15. A \$16,000—\$19,000. nom  
Lewis st, No 114, e s, 175 s Houston st, 25x100, 5-sty bk tnt & str. Julius Budner et al HEIRS, &c, Harris Budner to Rifka or Rafka Budner. All liens. Aug 13, 1910. Aug 18, 1910. 2:330—45. A \$16,000—\$34,000. O C & 100  
Manhattan st, No 7, w s, 117.6 n Houston st, 25.2x62, 5-sty bk tnt. Estie Springer to Jos Siegel of Brooklyn. 1/2 right, title & int. 1st mt \$16,000, 2d mt \$— Aug 10. Aug 12, 1910. 2:357—15. A \$10,000—\$20,000. O C & 100  
Madison st, No 212, s s, 183 e Rutgers st, 27.1x100, 6-sty bk tnt & str. Herman W Schwartz to Adolph Friedberg. 1/2 part. All title. Mt \$43,000. Aug 11. Aug 16, 1910. 1:271—20. A \$21,000—\$45,000. O C & 100  
Park pl, No 10, s s, abt 170 w Bway, 25x75, 5-sty bk loft & str bldg. Wm F Chrystie & ano to Bway-Park Pl Co, a corpn. Aug 15. Aug 16, 1910. 1:123—19. A \$65,000—\$78,000. O C & 100

DENNIS G. BRUSSEL ELECTRIC WIRING AND APPARATUS FOR LIGHT HEAT POWER

The Brussel Method of Electrical Construction represents the highest development of Modern Engineering Engines and Generators Installed Also Telephones, Pumps, Motors Telephone 7220 Mad. Sq. 15 W. 29th St., New York

Reade st, Nos 176 to 196 | n w cor Washington st, 266.8 to West Washington st, Nos 300 to 306 | st x70.7 to Duane st x270 to Wash West st, Nos 187 & 189 | st, x70.8 to beg, 10 4-sty bk storage Duane st, Nos 202 to 220 | bldgs & str & 3-sty bk storage bldg & str. FORECLOS, July 28, 1910. Jas A Foley ref to Edw Roche. Mt \$289,420.44. Aug 16. Aug 18, 1910. 1:139-53. A \$325,000-\$422,000. 175,000

29th st E, No 38, s s, 183.4 w 4th av, 20.10x98.9, 4-sty stn dwg. Eliz M Anderson et al EXRS, &c, Jeremiah Milbank to Chas E Nammack. B & S. June 21. Aug 17, 1910. 3:858-51. A \$35,000-\$42,000. 50,000

Brooklyn L. I. City New York Hoboken Bayonne Staten Island New Jersey

DEEP WATER-FRONT. BULKHEADS WITH PIER PRIVILEGES FOR RENT FACTORIES, FACTORY SITES, RAIL CONNECTIONS CHARLES W. TREMBLEY, 5 Cortlandt Street, N. Y.

East River Newtown Cr. Hudson River Kill von Bull Arthur Kill Hackensack Passaic River

**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

86th st E, No 243, n s, 155.2 w 2d av, 15x100.8, 3-sty bk dwg. Amalie H Q Millholland to Lambert S Quackenbush & Alice H his wife joint tenants. B & S. May 2. Aug 18, 1910. 5:1532-18½. A \$8,000-\$9,500. 100

86th st E, Nos 217 to 221, n s, 225 e 3d av, 50x100.8, three 3-sty stn dwgs. Lambert S Quackenbush to Abraham C Quackenbush. B & S. April 27. Aug 18, 1910. 5:1532-10 to 11. A \$27,500-\$32,500. 100

91st st W, Nos 25 & 27, n s, 425 e Columbus av, 35.1x100.8, two 4-sty & b bk dwgs. Pinehurst Realty Co to Max Marx. Mts \$36,000. Aug 9. Aug 12, 1910. 4:1205-18 & 19. A \$23,500-\$43,500. O C & 100

96th st E, Nos 210 & 212, s s, 208.6 e 3d av, 48.3x100.8, 6-sty bk tnt & str. Beke Schneider to Roxane T Boyd. Mts \$57,000. Aug 11. Aug 12, 1910. 5:1541-39. A \$19,000-\$58,000. nom

96th st E, Nos 102 to 110, s s, 90 e Park av, 100x100.8, five 5-sty bk tnts. Lambert S Quackenbush to Abraham C Quackenbush. All title. B & S. Apr 14. Aug 18, 1910. 5:1524-65 to 68. A \$60,000-\$105,000. 100

99th st W, Nos 19 to 31, n s, 225 w Central Park West, 125x100.11, four 5-sty bk & stn tnts & 1 3-sty bk tnt & str. Pinehurst Realty Co to Max Marx. Mt \$90,500. Aug 9. Aug 12, 1910. 7:1835-19 to 23. A \$60,000-\$113,000. O C & 100

100th st W, No 241, n s, 140 e West End av, 15x100.11, 4-sty stn dwg. Peter A Meagher to Florence L Perdue. Mt \$10,000. Mar 26. Aug 15, 1910. 7:1872-6½. A \$8,400-\$19,000. O C & 100

100th st W, No 241, n s, 140 e West End av, 15x100.11, 4-sty stn dwg. Florence L Perdue to Jas D W Cutting. July 27. Aug 15, 1910. 7:1872-6½. A \$8,400-\$19,000. nom

100th st E, n s, 100 w 2d av, strip 10x100.11, 2-sty bk str. Edmund Oates to Margaret Farrell. Mt \$3,000 & all liens. Aug 9. Aug 18, 1910. 6:1650-20½. A \$3,500-\$4,500. O C & 50

106th st W, No 238. Assignment of rents of Nos 212 to 222 W 106th st, for months of May & June, 1911, to secure loan of \$4,000 on No 238 W 106th st. Raymore Realty Co to Fred V Calder, Jos H Nassoit & R Leonard Lanning, firm Calder, Nassoit & Lanning. Aug 1. Aug 13, 1910. 7:1877. nom

108th st E, No 218, s s, 262 e 3d av, 24.6x100.11, 4-sty bk tnt & str. Arcanum Realty Co to Salvatore Castello. Mts \$12,600. Aug 12. Aug 16, 1910. 6:1657-38. A \$8,000-\$16,000. O C & 100

114th st W, No 536, s s, 300 e Bway, 20x100.11, 4 & 5-sty bk dwg. Augustus C Brown to N Y Chapter House Committee, a corp. Aug 15, 1910. 7:1885-51. A \$11,200-\$25,000. nom

115th st W, No 20, s s, 285 w 5th av, 20x100.11, 3-sty & b stn dwg. Harry Bloch to David Bressler. Mt \$12,000. Aug 10. Aug 18, 1910. 6:1598-47. A \$11,000-\$13,500. 1,000

115th st W, No 67, n s, 250 e Lenox av, 25x100.11, 5-sty stn tnt. Jno W Brice to Lambert S Quackenbush & Alice H his wife, joint tenants. B & S. Apr 14. Aug 18, 1910. 6:1599-12. A \$14,000-\$27,000. 100

117th st W, No 129, n s, 322 w Lenox av, 18x100.11, 5-sty bk dwg. Harold Monell to Ostend Realty Co. B & S & confirmation deed. Aug 1. Aug 13, 1910. 7:1902-18½. A \$9,300-\$19,000. nom

118th st E, No 229, n s, 260 w 2d av, 25x100.11, 5-sty bk tnt. Maurice Cohn to Dan Fusillo. Mt \$25,500 & all liens. Aug 13, 1910. 6:1783-14. A \$9,000-\$27,000. O C & 100

119th st W, Nos 29 to 35, on map Nos 27 & 29, n s, 257.5 w 5th av, runs n 97.7 x n w 44.3 x s 7.11 x w 6 x s 100.11 to st, x e 48.7 to beginning, 6-sty bk tnt.

119th st W, Nos 23 & 25, n s, 207.5 w 5th av, 50x97.7x51.3x84.5, 6-sty bk tnt. Jos Thomas to Hamilton S Foster, of Boston, Mass. B & S & C a G. July 7. Aug 12, 1910. 6:1718-25 & 27. A \$52,000-\$150,000. nom

120th st E, Nos 75 to 79 | n w cor Park av, 100x25, 5-sty bk tnt Park av, No 1720 | & str. Lambert S Quackenbush to Abraham C Quackenbush. B & S. Apr 27. Aug 18, 1910. 6:1747-14. A \$14,000-\$35,000. 100

122d st E, No 425, n s, 287.11 e 1st av, 16.8x100.11, 3-sty stn dwg. Simon Schneider to Herman Bauman. Mts \$6,500 & all liens. Aug 15. Aug 18, 1910. 6:1810-12. A \$4,000-\$7,000. other consid and 100

122d st W, No 349, n s, 193 e Morningside av E, 15x100.11, 3-sty & b stn dwg. Louis Isaacs to Elizabeth Smith. Mt \$8,500. Aug 8. Aug 16, 1910. 7:1949-8½. A \$6,600-\$12,000. O C & 100

122d st W, No 348, s s, 138 w Manhattan av, 16x100.11, 3-sty & b stn dwg. Caroline A Mayer to Felicitas Ressemeyer. Aug 16. Aug 17, 1910. 7:1948-56. A \$7,000-\$12,500. O C & 100

123d st W, s s, 100 w Amsterdam av, 100x100.11, vacant. Eliz B wife of Adolphus H Corwin to Thos Nelson, Jr, & Edw G Halsey EXRS, &c, Thos Nelson decd. Q C. June 1. Aug 12, 1910. 7:1977-37 to 40. A \$44,000-\$44,000. nom

124th st E, No 247, n s, 80.6 w 2d av, 28x100.11, 5-sty stn tnt. Mary A Costello to National Townsite Co, a corp. Mt \$26,000. Aug 9. Aug 18, 1910. 6:1789-21½. A \$11,500-\$26,000. nom

125th st E, No 257, n s, 18 w 2d av, 28x74.11, 5-sty stn tnt & str. FORECLOS, Apr 27, 1910. Walter B Caughlan ref to Rebecca Hirsch. Aug 10. Aug 12, 1910. 6:1790-23½. A \$14,500-\$24,000. 18,100

125th st W, No 536, s s, 279 e Bway, 27x100.11, 5-sty bk tnt. Blanche M Corse to Jno Corse. Mts \$25,000. July 23. Aug 15, 1910. 7:1979-52. A \$11,800-\$26,000. nom

125th st W, Nos 604 & 606, on map No 606, s s, 100 w Bway, 63 to c l old Bloomingdale rd x-42.6x100.11, 6-sty bk tnt. Tina Myers to Irwin Realty Co. Mts \$100,000. Aug 2. Aug 16, 1910. 7:1993-40. A \$23,000-\$85,000. nom

128th st W, No 40, s s, 397.6 e Lenox av, 37.6x99.11.

3d av, No 2336, w s, 25 n c l of blk bet 126th & 127th sts, 25x100. Assignments of rents. Adolf H Landeker to the Royal Bank of N Y. Aug 16. Aug 17, 1910. 6:1725 & 1775. 3,500

130th st W, No 643, n s, 175 e 12th av, 25x99.11, vacant. The Weber-McLoughlin Co to Fredk F Sampson. Mt \$5,000 & all liens. Aug 18, 1910. 7:1997-8. A \$7,000-\$7,000. O C & 100

132d st W, No 503, n s, 100 w Ams av, 25x99.11, 5-sty bk tnt. Herbert J Dahn to Mary A Thornton. Mt \$21,400. Aug 11. Aug 12, 1910. 7:1986-90. A \$8,500-\$22,000. O C & 100

133d st W, No 66, s s, 135 e Lenox av, 25x99.11, 5-sty bk tnt. Virginia A Johnson to Caroline D Bolstridge of Centre Moriches, L I. Mts \$22,000. Aug 11. Aug 15, 1910. 6:1730-66. A \$10,000-\$23,500. nom

133d st W, No 524, s s, 275 w Ams av, 17.6x99.11.

133d st W, No 528, s s, 310 w Ams av, 17.6x99.11. Two 4-sty bk tnts. Julius Jungman to Anna wife Julius Jungman. B & S & C a G. Aug 10. Aug 17, 1910. 7:1986-106 & 108. A \$11,800-\$20,000. nom

134th st E, No 64, s s, 140 w Park av, 37.6x99.11, 6-sty bk tnt. Henry H Jackson to Meyer Goldberg & Abraham Greenberg. Mts \$38,000. Aug 1. Aug 15, 1910. 6:1758-43. A \$9,500-\$44,000. O C & 100

134th st E, No 60, s s, 177.6 w Park av, 37.6x99.11, 6-sty bk tnt. Stephen H Jackson to Meyer Goldberg & Abraham Greenberg. Mt \$38,000. Aug 1. Aug 15, 1910. 6:1758-45. A \$9,500-\$44,000. 100

137th st W, Nos 43 & 45, n s, 400 e Lenox av, 50x99.11, 6-sty bk tnt. FORECLOS, July 19, 1910. Jno W Remer ref to Ready Realty Co. July 22. Aug 12, 1910. 6:1735-18. A \$19,000-\$60,000. 45,000

137th st W, Nos 606 & 612, s s, 125 w Broadway, 130x99.11, two 6-sty bk tnts. Century Holding Co to Edw B Corey. Mts \$155,000. Aug 17. Aug 18, 1910. 7:2002-52 & 55. A \$58,000-\$210,000. O C & 100

138th st W, No 45, n s, 425 e Lenox av, 37.6x99.11, 6-sty bk tnt. FORECLOS, July 19, 1910. Mark G Holstein ref to Clara De Hirsch Home for Working Girls. Aug 11. Aug 12, 1910. 6:1736-19. A \$14,000-\$44,000. 33,000

142d st W, s s, 100 w Lenox av, 100x99.11, vacant. Sound Realty Co to Dutchess Construction Co. Mt \$20,000. Aug 16. Aug 17, 1910. 7:2010-38 to 41. A \$38,000-\$38,000. O C & 100

145th st W, Nos 239 to 253, n s, 100 e 8th av, 205x99.11, four 6-sty bk tnts & str. Pinehurst Realty Co to Central Building Impt & Investment Co, a corp. Mt \$232,500. Aug 9. Aug 12, 1910. 7:2031-5. A \$106,500-\$—. 100

145th st W, No 454, s s, 126 w Convent av, 16x99.11, 4-sty stn dwg.

145th st W, Nos 458 & 460, s s, 157 w Convent av, 31x99.11, one 3 & one 4-sty stn dwgs. Jno W Brice to Lambert S Quackenbush & Alice H his wife, joint tenants. Apr 16. Aug 18, 1910. 7:2059-52½, 54 & 54½. A \$14,100-\$36,500. O C & 100

153d st W, No 540, s s, 550 w Amsterdam av, 25x99.11, 5-sty bk tnt. Chas R Smith EXR Emily K Wallack to Mary E M Mulligan. All liens. Aug 1. Aug 17, 1910. 7:2084-55. A \$8,000-\$24,000. 32,850

162d st W, Nos 512 & 514, s s, 520 e Broadway, 40x99.11, 5-sty bk tnt. Wm G Roehrich to Anna daughter of Emil Wettengel. Mts \$36,500. Aug 16. Aug 18, 1910. 8:2120-28. A \$14,500-\$43,000. O C & 100

Amsterdam av, No 571, e s, 125.8 n 87th st, 25x100, 5-sty bk tnt & str. Chas P Howland to Richd H Hunt. Aug 1. Aug 16, 1910. 4:1218-63. A \$20,000-\$35,000. O C & 100

Bowery, No 319, e s, abt 40 s 2d st or 101.9 s w from n s 2d st, runs s w 22.2 x n w 92.3 x n 5.1 x n w 55.10 x w 42.3 to beg, 4-sty bk loft & str bldg. FORECLOS, Aug 12, 1910. David Robinson, ref, to Hans & Katharina M Reiss. Mt \$15,000. Aug 12. Aug 16, 1910. 2:457-8. A \$15,000-\$—. 10,100

Bway, Nos 1 & 3 | n w cor Battery pl, runs n 96.9 x w 170.9 Greenwich st, Nos 1 & 3 | to e s Greenwich st x s 105.2 to n s Battery pl, No 1 | Battery pl x e 171.9 to beg, 12 & 14-sty bk & st office & str bldg. Washington Bldg Co to Edw F Searies, of Windham, N H. B & S. Aug 6. Aug 16, 1910. 1:13-1. A \$1,350,000-\$2,000,000. O C & 100

Broadway, e s | two strips in said block, the 1st strip lying Wadsworth av, w s | bet 1st parcel conveyed by Maloney to McDonald & recorded July 13, 1868, & the other strip lying bet lands conveyed by Maloney to McDonald in deed recorded Nov 23, 1875, & the land conveyed by Maloney to Martin in deed recorded Jan 4, 1871, and a line in continuation of n line of two last mentioned parcels, & the n s of 175th st. Lamont McLoughlin TRUSTEE Coleman Spline to Hannah McDonald. Aug 17. Aug 18, 1910. 8:2145. 75

Convent av, Nos 41 to 51 | n e cor 129th st, runs e 68.6 x n 199.10 129th st | to s s 130th st x w 152.8 to av x s 130th st | 216.10 to beginning, 6-sty bk tnt & str. Central Building Impt & Investment Co to Harry P Ward of Closter, Bergen Co, N J. Mts \$150,000. Aug 15, 1910. 7:1969-25. A \$—\$. O C & 100

Convent av, Nos 41 to 51 | n e cor 129th st, runs e 68.6 x n 199.10 129th st | to s s 130th st x w 152.8 to av x s 130th st | 216.10 to beg, 6-sty bk tnt & str. Harry P Ward to Central Bldg Impt & Investment Co. Mt \$250,000. Aug 15. Aug 16, 1910. 7:1969-25. A \$—\$. O C & 100

Edgecombe av, e s at c l 143d st, runs e 72.2 to w s Bradhurst av x s 188.10 x w 20 to Edgecombe av x n 190.3 to beg, vacant. CONTRACT. Legal Realty & Mort Co with Aug Gerleit & Chas Meyer. Mts \$39,500 & all liens. July 25. Aug 16, 1910. 7:2051-98. A \$20,000-\$20,000. 45,000

Haven av | n e cor 179th st, 100x100, vacant. Alex P W Kinnan to 179th st | R H M Realty Co, a corp. Mt \$21,000. Aug 9. Aug 17, 1910. 8:2176-166. A \$—\$. O C & 100

Lexington av, Nos 2136 to 2144 | s w cor 129th st, 99.11x25, 6-sty bk 129th st, No 132 | tnt & str. Pinehurst Realty Co to Max Marx. Mt \$41,500. Aug 9. Aug 12, 1910. 6:1777-56. A \$18,000-\$50,000. O C & 100

Lexington av, Nos 1328 to 1338 | s w cor 89th st, 100.8x94, 6 3-sty 89th st, No 120 | stn dwgs & 1 4-sty stn tnt. Lot begins 100 e Brook av & 115.2 s 141st st, runs n 64.11 x w 22.2 x s 64.11 to beginning(?), gore, vacant.

141st st, n s, 101.8 w St Anns av, 160x100, 2 1sty fr bldgs & vacant.

141st st, n s, 200 e Clifton av, or Brook av, 50x100, vacant.

141st st, n s, 125 e Brook av, 25x100, vacant.

141st st, n s, 100 e Brook av, 25x100, vacant.

Brook av | n e cor 141st st, 52.11x101.2x—x—, vacant.

**WATER-FRONT PROPERTIES**  
Tel., 1094 Rector  
**FACTORIES, FACTORY SITES FLOYD S. CORBIN, 10 Wall St.**

# INTERIOR MARBLE CORK & ZICHA MARBLE CO., 325-327 East 94th St., New York

Material and work the standard for 14 years. Our reputation the best positive evidence as to our superiority.

141st st |  
 161st st, s s, 7.7 n w Washington av, runs w 124.9 to e s William st x n 25 x e 97 to s s 161st st x s e 36.3 to beginning, vacant.  
 Tremont av or 177th st | plot bounded s w by 177th st 300, n w Mohegan av by Mohegan (Grant) av 198, n e by lots Honeywell av 246 & 250 on map of East Tremont 300 Southern Boulevard ft, & s e by Honeywell av (Orchard av) 198 ft, except part for Southern Boulevard, vacant.  
 Edw A McQuade EXR, &c, John McQuade to Central Trust Co of N Y as TRUSTEE John McQuade. Aug 12. Aug 15, 1910. 5:1517-54 to 59. A \$79,000-\$107,500; 9:2268; 9:2382; 11:3131. nom

Lexington av, No 531, e s, 50.5 s 49th st, 16.8x70, 4-sty stn dwg. Saml Frankenheim et al EXRS Max Frankenheim to The Maze Realty Co of N Y. Mt \$24,000 & all liens. June 9. Aug 16, 1910. 5:1303-52. A \$9,500-\$13,000. 28,000

Lexington av, No 225, e s, 50.2 n 33d st, runs n 26 x e 90.3 x s 0.6 x s e 2.3 x s 18 x w 91.4 to beg, 2-sty bk bldg & str. Jno J Wysong to Lewhenwil Co, a corpn. B & S. Aug 3. Aug 18, 1910. 3:889-20. A \$30,000-\$34,000. O C & 100

Manhattan av, No 505 | s w cor 121st st, 18.5x80, 3-sty stn dwg. 121st st Thos W Butts to Georgiana S wife Thos W Butts. B & S. Mt \$12,500. Apr 2, 1909. Aug 12, 1910. 7:1947-53. A \$11,000-\$16,000. nom

Marble Hill av late Kingsbridge av, n s, 100.11 w 228th st late Terrace View av, 25.4x101.6x25x97.2, vacant. David Connor to Jno Duffy. Aug 15. Aug 16, 1910. 13:3402-330. A \$2,500-\$2,500. 3,500

Park av, No 1257, e s, 25.5 n 97th st, 25.2x100, 5-sty bk tnt & str.  
 97th st, Nos 119 & 121 | n s, 200 e Park av, 50x201.10 to s s 98th st, Nos 120 & 122 | 98th st, four 5-sty bk tnts.  
 Lambert S Quackenbush to Abraham C Quackenbush. All title. B & S. Apr 14. Aug 18, 1910. 6:1625-2, 9, 10, 63 & 64. A \$52,000-\$110,000. 100

Park av, Nos 1234 & 1236 | s w cor 96th st, 50.4x100, 5-sty bk tnt & str. Lambert S Quackenbush et al to Lambert S Quackenbush & Alice H his wife, joint tenants. B & S. Apr 15. Aug 18, 1910. 5:1507-40. A \$60,000-\$85,000. 100

Park av, No 1259, e s, 50.7 n 97th st, 25.2x100, 5-sty bk tnt & str.  
 97th st, No 103, n s, 100 e Park av, 25x100.11, 5-sty bk tnt.  
 97th st, Nos 123 & 125 | n s, 250 e Park av, 50x101.10, to s s 98th st, Nos 124 & 126 | 98th st, four 5-sty bk tnts.  
 Lambert S Quackenbush et al to Lambert S Quackenbush & Alice H his wife, as joint tenants. B & S. Apr 14. Aug 18, 1910. 6:1625-3, 5, 11, 12, 61 & 62. A \$63,000-\$134,000. 100

St Nicholas av | n e cor 181st st, Agreement modifying easement agreement dated Aug 3, 1909, for elevators, &c, for subway. 181st St & St Nicholas Co with Interborough Rapid Transit Co, the N Y Life Ins Co, the City of N Y and the Public Service Commission for the First District. June 14, 1910. Aug 15, 1910. 8:2154. nom

Vermilyea av, n s, 100 e Emerson st, 100x125, vacant. Chas Hensle to Gaetano Galardi. Mts \$18,000. Aug 12. Aug 15, 1910. 8:2236-23 & 24. A \$14,000-\$14,000. O C & 100

West Broadway, No 452, w s, 76 n Prince st, 19x35, 3-sty bk loft & str bldg. Elam H Fuller et al to Elam H Fuller of Brooklyn 2-3 part, & Arthur B Ballagh of Hackensack, N J, 1-3 part. Mt \$6,500. June 9. Aug 18, 1910. 2:516-36. A \$5,000-\$5,500. 100

West End av, No 371, w s, 82.2 s 78th st, 20x75, 5-sty stn tnt. Edw P Turner to Seventy-Eighth St Impt Co. Mt \$12,000. Aug 12. Aug 16, 1910. 4:1186-29. A \$13,000-\$25,000. O C & 100

West End av, No 373, w s, 62.2 s 78th st, 20x75, 5-sty stn tnt. Jane L Hayes to Seventy-eighth St Impt Co. Mts \$30,000. Aug 15. Aug 16, 1910. 4:1186-30. A \$13,000-\$25,000. 36,000

West End av | s w cor 92d st, 123.9 to n s of a lane x 175.2x114.5 92d st | x175, vacant, with all right, title & interest to plot, begins 225 e Riverside av, bounded on s by line 133.11 s 92d st, at c l of an old lane (closed) to a pt 136.1 s from s w cor 92d st & West End av, on e by West End av & on n by land of party 2d part, intended to include all land of c l of said lane, vacant. Henry Oppenheimer to The A C & H M Hall Realty Co, a corpn. Aug 13. Aug 17, 1910. 4:1251-57½ to 65. A \$166,000-\$166,000. nom

1st av, No 1440, e s, 25.6 s 75th st, 25.6x88.  
 1st av, No 1442, e s.  
 Party wall agreement. Chas Hammel & Wm H Hottes EXRS, &c, Christian Hammel with Adolph J & Jos J Kohn. Apr 29. Aug 12, 1910. 5:1469. 100

1st av, No 2059, w s, 63.5 s 107th st, 37.6x100, 6-sty bk tnt & str. Vincenzo Picarello et al to Joseph Amendola. 1-3 part. Mts \$40,000. Sept 16, 1909. Aug 17, 1910. 6:1678-27. A \$16,000-\$50,000. O C & 100

1st av, No 1660, e s, 75.7 s 87th st, 25x74, 4-sty stn tnt & str. Caroline Fisher INDIVID & as EXTRX Herman Fisher to Bella Fisher & Flora Mautner, of Brooklyn, N Y. Mt \$—. Aug 17. Aug 18, 1910. 5:1566-48. A \$11,000-\$19,000. nom

1st av, No 1069, w s, 50.2 n 58th st, 25.1x75, 4-sty bk tnt & str. Caroline Fisher INDIVID & EXTRX Herman Fisher to Bella Fisher ¾ part, & Flora Mautner ¼ part of Brooklyn. All liens. Aug 17. Aug 18, 1910. 5:1351-25. A \$11,000-\$17,000. nom

2d av, No 1770, e s, 50 n 92d st, 25x100, 1 & 2-sty bk stable. Lambert S Quackenbush et al to Lambert S Quackenbush & Alice H his wife, joint tenants. B & S. Apr 15. Aug 18, 1910. 5:1555-3. A \$13,000-\$13,500. 100

2d av, No 1921, w s, 51 n 99th st, 25x79, 5-sty bk tnt & str. Elise C Kiefer to Philipp Kronenberger. Mts \$18,750. Aug 17. Aug 18, 1910. 6:1649-23. A \$11,000-\$19,000. O C & 100

Same property. Philipp Kronenberger to Centennial Securities Co. Aug 17. Aug 18, 1910. 6:1649. O C & 100

2d av, No 1498 | n e cor 78th st, 25.6x100, 5-sty stn tnt 78th st, Nos 301 & 303 | & str. Emma Wulff & ano EXRS Henry Berghorn to Emma Wulff, all of. Mt \$1,000. July 1. Aug 12, 1910. 5:1453-1. A \$22,000-\$35,000. 36,000

Same property. Minnie Michel to same. ½ part. All title. Mt \$1,000. July 1. Aug 12, 1910. 5:1453. O C & 100

Same property. Philip Michel & ano GUARDIANS of Florence Coyle et al to same, all of. Q C. July 1. Aug 12, 1910. 5:1453. O C & 20,000

2d av, No 1061 | s w cor 56th st, 25.4x100, 3 & 4-sty bk tnt & 56th st, No 240 | str. Emma Wulff to Minnie Michel of Yonkers, N Y. ½ part. All title. July 1. Aug 12, 1910. 5:1329-28. A \$23,000-\$36,000. O C & 100

Same property. Emma Wulff & ano EXRS Henry Berghorn to same, all of. July 1. Aug 12, 1910. 5:1320. 36,000

3d av, No 423, s e s, 74 s 30th st, 24.8x110, 5-sty bk tnt & str. Jas J McGillen to Theresa McGillen. Mts \$35,000 & all liens. Aug 15, 1910. 3:910-64. A \$21,500-\$37,000. nom

3d av, No 1332. Valuation \$30,000. Certificate as to payment of transfer tax for \$1,981.21. Edw T Perine, Deputy Comptroller of State N Y, to Margt J Logue as EXTRX Estate of Bridget Ray. Aug 12. Aug 17, 1910.

4th av, No 427, the business. Nora Haas to Ozias Haas. Aug 13. Aug 15, 1910.

7th av, No 194, w s, 57.4 n 21st st, 16.8x57.11x16.8x58, 4-sty bk tnt & str. Geo Kern to Eliphalet L Davis. Mt \$7,000. Aug 11. Aug 12, 1910. 3:771-41. A \$9,000-\$11,000. O C & 100

Harlem River plot, lying bet w s of Pleasant av & bulkhead line Harlem River bet c l of 123d st & c l of 124th sts, with riparian rights, &c. Chas E Wellborn to Roy C Scafe, of Bklyn as TRUSTEE. All title. Q C. Aug 2. Aug 13, 1910. 6:1819. nom

Hudson River R R, original w s, at c l West 141st st, runs w — to bulkhead line x s 257.10 to c l 140th st, x e — to R R, x n — to beg.

Hudson River R R, w s, at c l 141st st, runs w — to pt 300 w 12th av, x n — to c l 142d st, x e — to said R R, x s — to beg, except parts included in 12th av, 140th, 141st & 142d sts, & right of way of said R R but with title to said sts and land under water.

Marie N Hoguet et al EXRS, &c, Robt J Hoguet to N Y State Realty & Terminal Co. All liens. Aug 13. Aug 16, 1910. 7:-2088-126. A \$1,500-\$1,500; 2101-33. A \$8,000-\$8,000. 10,000

### MISCELLANEOUS.

Power of atty. Fred Klassert to Chas Kulovaney. May 21. Aug 12, 1910.

Power of atty. Margt Knox to Arthur Knox. June 28. Aug 13, 1910.

Power of attorney. Eva A Fields to Alphonse M Moses. Aug 12. Aug 16, 1910.

Power of attorney. Jane L Hayes to Clara Louise Kellogg. June 23. Aug 16, 1910.

Power of attorney. Karl F Koch to Farmers Bank of Krupp, Washington. Aug 15. Aug 16, 1910.

Power of attorney. Johanna Murphy to John J A Murphy. Dec 18, 1908. Aug 17, 1910.

### BOROUGH OF THE BRONX.

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

Beck st, w s, 510 n Longwood av, 40x100.  
 Beck st, w s, 550 n Longwood av, 40x100.  
 vacant.  
 Beck St Realty Co to Reyam Realty Co. June 15. Aug 12, 1910. 10:2710. O C & 100

Beck st, w s, 510 n Longwood av, 80x100, vacant. Release mt. Geo F Johnson to Beck St Realty Co. June 15. Aug 12, 1910. 10:2710. 5,954.04

Beck st, No 845, on map No 843, w s, 350 n Longwood av, 40x100, 5-sty bk tnt. Cunningham & Shand Const Co to Pauline Levy. Mts \$34,000. Aug 16. Aug 18, 1910. 10:2710. nom

\*Birch st | n w cor Syracuse av, 100x100, Arden estate. Jno Williams & ano to Henry Tonjes. Apr 15. Aug 12, 1910. O C & 100

\*Same property. Henry Tonjes to Eugene & Mary F Buckley. Apr 21. Aug 12, 1910. O C & 100

Fox st, w s, 48.7 n 167th st, runs w 102.2 x n 31.11 & 10.3 x e 115 to st, x s 40 to beginning, vacant. Mabelle Gaffney to Jas C Gaffney. All liens. Aug 10. Aug 13, 1910. 10:2718. O C & 100

Same property. Jas C Gaffney to J C Gaffney Const Co. All liens. Aug 10. Aug 13, 1910. 10:2718. O C & 100

Fox st | e s, at s e s Westchester av, runs s along Fox Westchester av | st, 106.3 x e 104.7 x n 50 x e 104.1 to w s Simpson st | son st, x n 190.9 to Westchester av, x s w 245.8 to beg, vacant. Release mt. Newburgh Savings Bank to American Real Estate Co. Aug 16. Aug 18, 1910. 10:2724. 25,000

Same property. American Real Estate Co to Oldchester Realty Co. Aug 17. Aug 18, 1910. 10:2724. O C & 100

Same property. Oldchester Realty Co to Edw Hirsh. Mt \$135,000. Aug 17. Aug 18, 1910. 10:2724. O C & 100

\*Fillmore st, w s, 205 n Columbus av, 25x100, Van Nest Park. Grace G Schanz to Cora Mock. Mt \$4,000. Aug 2. Aug 12, 1910. O C & 100

\*Jefferson st, e s, 155 s Starling av, 50x108, Unionport. Wm H Blease to Wm Bagnall. ½ part mts \$9,000. Aug 16. Aug 17, 1910. O C & 100

\*Julianna st, n s, 100 w Elliott av, 25x100, Olinville. Rudolf Stearns to Jacob L Hines. Mts \$5,500. Aug 16. Aug 17, 1910. O C & 100

\*Lafayette st, w s, — n Railroad av, and being lot 217 map Sec 4 St Raymond Park, except part for Castle Hill av, 25x100. David Brochart et al to John Cook. Mts \$7,000. Aug 1. Aug 16, 1910. 10,000

\*Odell st | s w cor Archer av E, 25x105.6. N Y Catholic Protect-Archer av E | ory to Margaret Goss. June 3. Aug 17, 1910. 725

\*Seddon st, w s, 143.1 s West Farms rd, 0.6x89.4x0.5x90. Release mt. James Hennessey to Frank H G & Henry C Helfst. Aug 5. Aug 17, 1910. 100

\*5th st, n s, 123.11 e Green lane or av, 25x103, Westchester. John Gostincar et al to Fred L Conroy, of Bklyn. Q C. Aug 5. Aug 17, 1910. 100

\*Same property. Fred L Conroy to Francis Gostincar & Joseph Kroupa. Q C. Aug 16. Aug 17, 1910. O C & 100

136th st, Nos 469 & 471, n s, 95 w Brown pl, 50x100. Revocation of power of atty. Alice S Anderson & Nellie B Bogart to Jos P Day. July 29, 1910. Aug 12, 1910. 9:2281.

159th st, No 424, s s, 150 w Elton av, 25x98.1, two 1-sty fr dwgs. Emma Horenburger to Julius Pfund. Mt \$5,750. Aug 12. Aug 13, 1910. 9:2380. nom

176th st, n s, 195.5 w Southern Boulevard, 50x154x50x155, vacant. Susan Duryea to Cornelia E McCormack. Aug 16. Aug 18, 1910. 11:2959. O C & 100

178th st, Nos 911 to 917, n s, 33.6 w Daly av, 76.10x65.1x76.10 x65.2, three 3-sty bk dwgs. Pauline Levy to Cunningham & Shand Const Co, a corpn. Mts \$31,500. Aug 16. Aug 18, 1910. 11:3122. nom

# HECLA IRON WORKS

North 10th, 11th and 12th Streets

BROOKLYN,

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# Architectural Bronze

AND

# IRON WORK

179th st, No 910, s s, 85 e Honeywell av, 27.6x32.6, 3-sty brk tnt & str. George Sommer to Moris Horwitz. Mt \$3,600. Aug 16. Aug 17, 1910. 11:3122. O C & 100

180th st, No 777, n s, 121.2 w Mapes av, 24x117.2, 4-sty bk tnt & str. Michael Murtha to Georgina Rendall. Mt \$13,500. Aug 10. Aug 12, 1910. 11:3110. O C & 100

189th st, No 655, n s, 50 e Belmont av, 50x90, 5-sty bk tnt. Cipriani Realty & Const Co to Bolognese Investing Co, a corpn. Aug 10. Aug 12, 1910. 11:3091. O C & 100

193d st, Nos 55 to 57, n s, 25 e Morris av, 60x80, three 3-sty bk dwgs. H U Singhi Realty Co to Daniel E Hanlon. Mts \$24,000. Aug 12. Aug 13, 1910. 11:3177. O C & 100

193d st, No 59, n s, 85 e Morris av, 20x80, 3-sty bk dwg. H U Singhi Realty Co to Chas Hvass & Dora his wife, joint tenants. Mt \$8,000. Aug 17. Aug 18, 1910. 11:3177. nom

206th st, s s, 287.10 w Perry av, 50x100, two 2-sty fr dwgs. Mary A wife of Thos F Costello to Mosholu Realty Co. Mt \$16,500. Aug 10. Aug 13, 1910. 12:3341. 100

\*218th st, No 716, s s, 131 e White Plains av, 50x114. FORECLOS. July 22, 1910. Geo F Roesch, ref to Maria A Klungenbeck. Aug 16, 1910. 4,400

\*225th st, n s, abt 225 w Laconia av, 25x109. Thos Lyon to Jas L D Kearney. All liens. June 30. Aug 12, 1910. nom

\*227th st | s e cor 5th av, 52.6x114, Wakefield. Annie Johnson to 5th av | to Kate A Albee. July 22. Aug 18, 1910. nom

236th st (Opdyke av), s s, 350 w Katonah av, 25x100, vacant. Giuseppe Rinaldo, et al to Kate E Farrell. Aug 15. Aug 16, 1910. 12:3376. 2,500

Anthony av, No 1680 | e s, 119 n 173d st, 16.8x72.6 to w s Car-Carter av | ter av, x16.8x70.10, 2-sty fr dwg. Philipp Kronenberger to Centennial Securities Co. Mts \$5,000. Aug 17. Aug 18, 1910. 11:2889. O C & 100

Bathgate av, No 2233, w s, 25 n 182d st, 24x97, 2 & 3-sty fr dwg. FORECLOS, Aug 4, 1910. Jas Oliver ref to Wm A Cameron. Aug 15. Aug 18, 1910. 11:3050. \$1,200 over & above 1st mt \$—

Belmont av, No 2480 | n e cor 189th st, 90x50, 5-sty bk tnt & 189th st, No 651 | str. Cipriani Realty & Const Co to Bolognese Investing Co, a corpn. Mt \$29,500. Aug 10. Aug 12, 1910. 11:3091. O C & 100

Bryant av, No 1509, w s, 20 s 172d st, 20x100, 3-sty bk dwg. Release mt. Margt Knox to Jos Russhon. Aug 12. Aug 13, 1910. 11:2995. nom

Same property. (This deed reads Bryant av, w s, 20 s 172d st, runs w 100 x n 20 (?) x e 100 to av, x n 20 to beg, error.) Jas W Hoey to same. Q C. All liens. Aug 11. Aug 13, 1910. 11:2995. nom

Same property. Jos Russhon to Jos Reiss. Mt \$8,000. Aug 10. Aug 13, 1910. 11:2995. nom

\*Barker av, e s, 50 s Juliana st, 50x100, Williamsbridge. Jno Rendall to Michael Murtha. Aug 10. Aug 12, 1910. O C & 100

\*Bronx Boulevard (2d av), w s, lots 2 & 3 map No 1 of Olinville, 200x348 to e s Bronx River x200x333 s s. Chas Anderson to Jos Marcus, Peter Nordholm, Nils Svenson & Severin Anderson, all of Westchester Co, N Y. Mt \$28,000 on this & other property. July 7, 1909. Aug 15, 1910. nom

Bathgate av, No 2416, e s, 48.11 s 188th st, 20.5x89.11, 3-sty bk dwg. Frank J Schweizer to Minnie A Roberts. Mts \$8,500. Aug 9. Aug 16, 1910. 11:3056. O C & 100

Bryant av, w s, 175 s Seneca av, 46.11x101.10x66.2x100, vacant. Jno Ferguson Co to Elward Scofield. Mt \$8,500. Aug 15. Aug 16, 1910. 10:2762. nom

Brook av, No 913, w s, 25 n Elton av, 25x69.5x25.3x72.10, 5-sty bk tnt & str. Mary Loschinger to John C & Cecilia D Smith. Mts \$18,000. Aug 13. Aug 16, 1910. 9:2384. O C & 100

Brook av, Nos 300 & 302, e s, 131 s 141st st, 52x99.6x48x11.10 & 87.9, 6-sty bk tnt. Sheriff's certificate of sale. John S Shea (Sheriff) to Jennie Weill. All right, title & interest which Jos Wolkenberg the deft had on June 12, 1908. July 29. Aug 16, 1910. 9:2267. 35

Bryant av, No 1213, w s, 131.8 n Home st, 20x100, 2-sty fr dwg. Lazzaro P Faccini to John Oliva. Mt \$4,000. Aug 16. Aug 17, 1910. 11:2993. O C & 100

Crotona av, No 1977, w s, 208.4 s Lebanon st, 16.8x85.7x17.5x 90.6, 2-sty fr dwg. FORECLOS, July 13, 1910. Chas M Beattie ref to Henry V Allien, of Montclair, N J. Aug 12. Aug 13, 1910. 11:3079. 3,950

Cromwell av, w s, 408 n 165th st, 113.2x120.10x113.4x116.8, vacant. Jas A Pittelli et al to Estates of Long Beach, a corpn. Mt \$3,000 & all liens. July 29. Aug 13, 1910. 9:2503. nom

College av | s e cor 166th st, runs s 92.6 x e 99.1 x s 120.1 x w 165th st | 98.5 to e s of av, x s 226.5 to n s 165th st, x e 194.3 166th st | to w s Findlay av, x n 438.11 to s s 166th st, x w Findlay av | 199.4 to beg, vacant. College & Findlay Avenues Realty Co to Newbold Morris & Eva Van C Hawkes. Mt \$43,750 & all liens. Aug 12. Aug 13, 1910. 9:2433, 2437. O C & 100

\*Classon av, e s, 286.6 n Harrison st, 25x83x25.11x76.9. Hudson P Rose Co to Giuseppe A & Michele Giuseffi. Aug 11. Aug 15, 1910. nom

Crotona av | n e cor 187th st, 200x100, vacant. Jas J Donovan to 187th st | Giuseppe Gerardi. Mt \$16,000. Aug 15, 1910. 11:3104. O C & 100

Clinton av, No 1392 | s e cor 170th st, 31.6x100.2x42.6x95, 5-sty bk 170th st, No 650 | tnt & str. Margt Graham to Margt G Hessler. Q C. June 28, 1909. Aug 16, 1910. 11:2935. nom

Same property. Margt G Hessler to Marie L Worch. C a G. All liens. July 1, 1909. Aug 16, 1910. 11:2935. nom

Caldwell av, No 673, w s, 525 s 156th st, 26.8x115x27.6x115, 3-sty & b stn dwg. Lena Doniger of Bklyn to Alice Strassberg of Bklyn. Mt \$11,000. Aug 8. Aug 17, 1910. 10:2624. nom

\*Ellsworth av, e s, 100 n Baisley av, 125x80. Albert J Adobody to Saml R Waldron of Rockville Centre, L I. May 28. Aug 12, 1910. O C & 100

Fulton av, No 1555, w s, 42.9 n Wendover av, 39x100, 5-sty bk tnt. Jacob I Markowitz to Rachel Feinberg. Mts \$36,000. Aug 9. Aug 15, 1910. 11:2929. O C & 100

Fulton av, No 1295 | n w cor 169th st, 58.4x94.1x58.4x93.11, 5-sty 169th st | bk tnt & str. Max Cohen to Max A Herzog. Aug 15. Aug 16, 1910. 11:2925. O C & 100

Fulton av, No 1295 | n w cor 169th st, 58.4x94.1x58.4x93.11, 5-sty 169th st | bk tnt & str. Max A Herzog to Max Cohen. Mt \$67,000. Aug 15. Aug 16, 1910. 11:2925. O C & 100

Forest av, No 1077, w s, 19 s 166th st, 20x97.5, 3-sty fr tnt. Chas Hamm to Anna E Hamm of Brooklyn. Mts \$7,500. Aug 17. Aug 18, 1910. 10:2650. nom

Forest av, No 1057, w s, 218 s 166th st, 20x87.6, 2-sty fr dwg. Eugene J Busher to Wm Manck. Mt \$4,000. Aug 17. Aug 18, 1910. 10:2650. O C & 100

Fordham road, s s, abt 70.9 e Loring pl, —, and being lots 113 & 114 amended map Cammann estate at Fordham Heights, vacant. McLernon Realty & Construction Co to Terrace Construction Co. Mts \$5,965. Aug 15. Aug 16, 1910. 11:3225. O C & 100

Fordham road, s s, abt 99 e Loring pl, and being lot 113 same map, —, vacant. Release mt. Louis & Leo Pinner EXRS Max Pinner to same. Q C. Aug 15. Aug 16, 1910. 11:3225. 3,125

Grand Boulevard & Concourse, w s, — n 174th st, & at e s lot 13 map Townsend Poole at West Farms, runs n 2.3 x e to said Concourse, x s — to beginning. American Mortgage Co to Concourse Impt Co, a corpn. B & S. All liens. Aug 9. Aug 12, 1910. 11:2822. nom

Grant av, No 991, w s, 60.3 n 164th st, 45.2x80.8 to e l Mor-risania av (closed) x45x84.2, 2-sty fr dwg. Geo F Picken et al to Solomon Moses. Mt \$2,600. Aug 12. Aug 16, 1910. 9:2447. 100

\*Gleason av, No 2143 (12th st), n s, 355 w Av C, 25x108. Elizabeth Schneider to Marie Fiala. Mt \$3,750. Aug 16. Aug 17, 1910. 100

\*Hunt av, w s, 200 n Sagamore st, 50x100. Richard Keil to Thos P Howley. Mt \$2,200. Nov 4, 1907. Aug 13, 1910. 150

Hughes av, Nos 2503 & 2505, on map No 2499, w s, 203 s Pelham av, 50x87.6, 4-sty bk tnt. Cipriani Realty & Const Co to Bolognese Investing Co, a corpn. Mt \$27,500. Aug 10. Aug 12, 1910. 11:3078. O C & 100

Hughes av, No 2511, w s, 128 s Pelham av, 25x87.6, 4-sty bk tnt. Orlando Cipriani et al to Bolognese Investing Co, a corpn. All liens. Aug 10. Aug 12, 1910. 11:3078. O C & 100

Hughes av, No 2253, w s, 225 s 183d st, 25x100, 3-sty bk dwg. Henry Acker to Sandow Realty Co. B & S. All liens. June 30. Aug 13, 1910. 11:3071. nom

\*Holland av, No 1901, plot begins 340 e White Plains road at point 845 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Mary wife Paul Reiling to Elise Orschler. Mt \$3,300. Aug 13. Aug 15, 1910. O C & 100

\*Hill av, w s, 275 s Jefferson av, 25x100, Edenwald. Land Co "A" of Edenwald to Jacob Beldegruen. Jan 7, 1909. Aug 17, 1910. nom

\*Hill av, e s, 150 s Jefferson av, 50x100, Edenwald. Jno N Mulqueen to Mary A wife of Jno N Mulqueen. Aug 17. Aug 18, 1910. gift

\*Hoguet av, e s, 225 n Unionport rd, 50x100. N Y Catholic Pro-rectory to Michael Fay. June 3. Aug 17, 1910. 1,200

Lind av, No 1198, e s, 83.9 n 167th st, 50x89.3x50x88.6 s s, 2-sty bk tnt & str. Chas F Minor to Rex Baking Co. B & S. Mts \$12,000 & all liens. July 29. Aug 13, 1910. 9:2528. nom

Longfellow av, No 1259 | s w cor Freeman st, 90.4x33.6, 5-sty bk Freeman st | tnt & str. Longfellow Realty Corpn to Louis J Finkelstein. Mt \$30,000. Aug 12. Aug 15, 1910. 11:2993. nom

\*La Salle av, s s, 110.11 e Hobart av, runs e 50 x s 135.10 x w 25 | x n 25 x w 25 x n 108.11 to beg. Hobart av, e s, 50.7 s La Salle av, 51x89.3x50x99.7. Jno Cook to David Broschart & Jno H Sielken. Mt \$1,200. Aug 1. Aug 16, 1910. 3,000

Longwood av, No 874 (old No 1040), s s, 260.10 e Prospect av, 37.6x110, 5-sty bk tnt. Sadie R Hess to Samuel Shulman, of Jersey City, N J. Mts \$33,000. Aug 10. Aug 17, 1910. 10:2688. nom

\*Laconia av, s e s, 75 n e 232d st, 25x100. The Monatiquot Real Estate Co of N Y to Henry Lamperty & Angel Caimi. All liens. Apr 22. Aug 16, 1910. nom

Longwood av, No 874 (1040), s s, 260.10 e Prospect av, 37.6x110, 5-sty bk tnt. Saml Shulman to Lillian Greenberg. All liens. Aug 15. Aug 18, 1910. 10:2688. nom

Morris av, No 2646, e s, 112.11 s Kingsbridge road, 16.3x105, 3-sty bk dwg. H U Singhi Realty Co to Baldwin C Hvass & Elizabeth his wife, joint tenants. Mt \$6,500. Aug 17. Aug 18, 1910. 11:3177. nom

Morris av, No 2648, e s, 95.6 s Kingsbridge road, 16.3x105, 3-sty bk dwg. H U Singhi Realty Co to Margaret Bozenhardt. Mt \$6,500. Aug 17. Aug 18, 1910. 11:3177. nom

Marion av, w s, 197.10 n 184th st, 60.1x91.1x50.7x81.3, vacant. Irvine Realty Co to Michael Murtha. Mt \$1,680. Aug 10. Aug 12, 1910. 11:3022. O C & 100

Morris av, No 2650, e s, 80 s Kingsbridge road, 16.8x105, 3-sty bk dwg. H U Singhi Realty Co to Wm C Weeks. Mt \$7,000. Aug 12. Aug 13, 1910. 11:3177. O C & 100

\*Morris Park av | s w cor Van Buren st, 104x100x—, and being Van Buren st | lots 9, 10, 11 & 11A map of Van Nest Park, except part for Morris Park av. Alcazar Realty Co to Latham Realty Co. All liens. Aug 11. Aug 15, 1910. O C & 1,000

Morris av, Nos 1040 & 1042, e s, 75 n 165th st, 35x92.6, 2 3-sty bk dwellings. Cath E Hodgins to Irwin Realty Co. Mts \$13,000. Aug 16. Aug 17, 1910. 9:2437. nom

Morris av, Nos 1040 & 1042, e s, 75 n 165th st, 35x92.6, 2 3-sty bk dwgs. Cohocton Realty Co to Kathryn E Hodgins. B & S. Mt \$13,000 & all liens. July 21. Aug 17, 1910. 9:2437. O C & 100

Nelson av, e s, 69.9 s Orchard st, 75.2x70x75.9x53.9, vacant. Re-lease mt. Emigrant Industrial Savings Bank to St Francis Realty Co. Aug 8. Aug 12, 1910. 9:2517. nom

Ogden av | w s, 185.8 n 168th st, 50 to Merriam av x100, 3-sty Merriam av | bk hall & str. FORECLOS, July 21, 1910. James Kearney, ref, to Henry A Phillips. Mt \$16,000. July 26. Aug 17, 1910. 9:2529. 3,500

Same property. Henry A Phillips to Wm G Ver Planck. Mts \$24,500. July 27. Aug 17, 1910. 9:2529. nom

Prospect av, No 2143, n w s, 165 n e 181st st, 33x150, except part for av, 2-sty fr dwg. Pasquale Venezia to Sabato Masucci. All liens. Aug 10. Aug 13, 1910. 11:3097. O C & 100

\*Parker av | n e cor St Raymond av, 25x100. Elizabeth Stein-St Raymond av | metz to Samuel R Waldron of Rockville Centre, L I. Mt \$5,500. Aug 1. Aug 12, 1910. O C & 100

THE GEORGE A. JUST CO. 239 VERNON AVENUE LONG ISLAND CITY NEW YORK

IRON WORK FOR BUILDINGS

\*Parker av, e s, 25 n Glebe av, 25x100, and being lot 20 map (No 277) of St Raymonds Park. Charles Ringelstein to Mary A Corkey. Aug 15. Aug 16, 1910. O C & 100
Prospect av, w s, 94.11 s 165th st, strip abt 0.3x156.8x0.7x156.8, Mary Haehnel et al to Mercury Realty Co. Q C. July 29. Aug 13, 1910. 10:2678. nom
\*Parker av | n e cor Glebe av, 25x100. Wm E Fitzgerald to Mary Glebe av | A Corkey. Aug 15. Aug 16, 1910. O C & 100
Southern Boulevard, w s, 131.7 s 185th st (186th st), 25.3x225.5 x25x223.1, vacant. Geo A Francis of Brooklyn, to Luella M Duysters of Brooklyn. Mt \$3,000. June 22. Aug 13, 1910. 11:3114. nom
Trinity av, No 718, e s, 175 s 156th st, 25x86.11x25x87.11, 3-sty fr tnt.
Trinity av, e s, 174.9 s 156th st, strip, 0.3x87.11x0.3x88. Mary A Brady to Annie Hood. Mt \$5,000. Aug 12. Aug 13, 1910. 10:2635. 100
Trinity av, e s, 174.9 s 156th st, strip 0.3x87.11x0.3x88. Frances E Morrison to Mary A Brady. Aug 12. Aug 13, 1910. 10:2635. nom
Trinity av, e s, 174.9 s 156th st, 0.3x87.11x0.3x88. Release mt. Christiana Pappas TRUSTEE Henry Paff to Frances E Morrison. Aug 12. Aug 13, 1910. 10:2635. nom
Tinton av, e s, 269 n 165th st, 12.1x100, vacant. Katy Bloodgood & ano EXRS Wm Bloodgood to Thos J Warren. Q C & correction deed. July 29. Aug 16, 1910. 10:2670. nom
Tinton av, No 682, e s, 241.11 n 152d st, 20x125, 3-sty fr tnt. Chas Hamm to Louise & Helene Hamm of Brooklyn. Mts \$7,500. Aug 17. Aug 18, 1910. 10:2665. nom
Tiebout av, No 2364 | n e cor Clark st, 75x85.2 x s w 101.4 to c Clark st | l Clark st, x w 74.4 to av, x n 25 to beg, 184th st | except part for East 184th st and Tiebout av, 2-sty fr dwg & vacant. Sarah Brennan to Walter D Marony. 1-6 part. July 6. Aug 18, 1910. 11:3022 & 3143. O C & 100
Undercliff av, e s, abt 661.6 n 176th st, 25x—, and being lot 95 map of Undercliff Terrace at Morris Heights, vacant. Emilie P Coletti to Itteloc Realty Co, a corpn. June 3. Aug 13, 1910. 11:2877. O C & 100
\*Unionport rd | w s, 82.8 s Guerlain pl, 84.1x108.8 to Gray st x61.8. Gray st | 66.3. N Y Protectory to Ann Fay. June 3. Aug 17, 1910. 1:750
\*Unionport rd | w s, 196 s Guerlain pl, 29.2x138.8 to Gray st x25x Gray st | 123.8. Same to Margt Goss. June 3. Aug 17, 1910. 875
\*Unionport rd | w s, 166.6 s Guerlain pl, 29.2x123.8 to Gray st x25 | Gray st | x108.8. Lots 3 & 9. Storrow st, w s, 500 n Archer av, 25x100. Same to Timothy Sullivan. June 3. Aug 17, 1910. 1:625
Union av, n w s, 26 n 168th st, 40x101, excent part for av, vacant. Ida Hillmann to Ellis L Amdur. Mts \$6,500 & all liens. July 21. Aug 13, 1910. 10:2673. O C & 100
Wales av, No 526, e s, 225 s 149th st, old line, 16.8x100, 2-sty fr dwg. Theresa M Meehan to Theresa M Gebhardt. B & S & C a G. Aug 12. Aug 15, 1910. nom
Washington av, Nos 1088 & 1090 | n e cor 166th st, late 4th st, 50 166th st, Nos 481 to 489 | x100, except a strip abt 12.6 to 13.6 in width taken for av, 2-sty fr office, 2-sty fr stable & vacant. Payne Estate, a corpn, to Louis E Kleban. July 6. Aug 17, 1910. 9:2371. O C & 100
Washington av | s e cor 188th st, runs e 96.10 x s 100 x e 95 x s 188th st | 73 x w 191.10 to av x n 173 to beg, with all title Willman pl | to Willman pl, adjacent to extreme easterly 73 ft of above, vacant. John Haig to The Powellton Realty & Construction Co. B & S. Mts \$22,500. July 23. Aug 17, 1910. 11:3057. nom
Same property. Powellton Realty & Construction Co to Fairfax Building Co. Mt \$22,500. Aug 16. Aug 17, 1910. 11:3057. O C & 100
Wilkins av late pl, e s, 188.1 n Southern Boulevard, 20x58.4x49x 42.5, vacant.
Wilkins av late pl, e s, 208.1 n Southern Boulevard, 20x75.9x34x 58.4, vacant.
Johanna M Siemens to Bessie Lehr. Mts \$2,800. Aug 16. Aug 17, 1910. 11:2976. O C & 100
Worth av | e s, 60 s 175th st, late Fitch st, 67x Webster av, Nos 1783 & 1785 | 57.10 to w s Webster av x67x61, 2 2-sty fr dwgs. Mathilde S McGrath to Lawrence & Mathilda McGrath as tenants by entirety. Mt \$3,830.58. Apr 30, 1906. Aug 17, 1910. 11:2890. O C & 100
West Farms road | n w cor Freeman st, 56.5x137.1 to Longfellow Longfellow av | av, x54.8x88.10, except part for road, vacant. Freeman st | Gaetano Zingales to Zingales Construction Co. Mt \$13,000. Aug 15. Aug 18, 1910. 11:3007. nom
\*Williams av, w s, 275 s Madison av, 25x100, Tremont terrace. Release mort. Washington Savings Bank to Bankers Realty & Securities Co. July 29. Aug 18, 1910. nom
\*Same property. Bankers Realty & Security Co to Jno Foltan. All liens. July 29. Aug 18, 1910. 100
3d av, w s, 104.8 n 175th st, 50x104.7x49.11x105.5, vacant. Jno W Cornish to Jno W Cornish Const Co. Aug 17. Aug 18, 1910. 11:2923. O C & 100
\*Lots 66 to 69, & 133 to 136 map of Penfield property. South Mt Vernon. Wm W Penfield to Elise Baker. All liens. Aug 17. Aug 18, 1910. O C & 100
Lot bounded s e by line across n e s lot 19 on map made by E C Morrison as in possession of Lewis G Morris & 116.9 from n w s Sedgwick av to a pt in s w s said lot & 118.9 n w said av, n e by n e s lot 19, s w by s w s said lot & n w by c l of N Y & Putnam R R. Minnie L Delaney to N Y C & H R R Co and its lessor the N Y & Putnam R R Co. Q C. Aug 5. Aug 17, 1910. 11:2882. nom
Lots 373 to 376 & 379 & 380 map part of farm Chas Berrian at Fordham, except part taken for Grand Boulevard & Concourse. Solomon Moses to Field Realty Co. July 25. Aug 16, 1910. 11:3165. 100
\*Plot begins 740 e White Plains road at point 1 170 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Nellie Brennan to Giovanni Malpiedi. Mt \$3,250. Aug 12. Aug 13, 1910. nom

\*Plot begins 195 White Plains road at point 70 n along same from Morris Park av, runs n 25 x w 100 x s 25 x e 100 to beg, with right of way over strip to Morris Park av. Henry Storck to Anton Landgrebe. Mt \$925 & all liens. July 25. Aug 17, 1910. nom
Plot begins on w line land Wm W Fox, 43.5 from n e cor lot 67 on map of Woodstock, runs n 50 x w 122.7 x s 52.5 to n line lot 67 at point 100 e Prospect av x e 138.4 to beginning, except part for Stebbins av and East 165th st. Waterford W Smith to Oscar W Friedenreich. Aug 17. Aug 18, 1910. 10:2691. 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.

August 12, 13, 15, 16, 17 and 18.

BOROUGH OF MANHATTAN.

Beaver st, No 1, 2d & 3d lofts. G W Faber, Inc, to Henry Moss & Co; 3 yrs, from Sept 1, 1909. Aug 13, 1910. 1:22.....1,400
Broome st, Nos 368 & 370.
Mott st, Nos 180 to 194.
Elizabeth st, No 157.
Surrender lease. Herrmann Furniture & Plumbers Cabinet Wks to Rosa & Oscar Herrmann EXRS, &c, estate of H Herrmann. All title. Aug 12. Aug 13, 1910. 2:479..... nom
Canal st, Nos 251 & 253, basement with use of lunch counter, &c, in store above. Wm Coursen to Diedrich Arberg; 2 yrs, from June 1, 1910. Aug 12, 1910. 1:209..... 780
Delancey st, Nos 242 & 244, all. Louis E Stander to Nathan Gurwitz; from Sept 1, 1910, to Apr 30, 1913. Aug 16, 1910. 2:338.....5,346
Elizabeth st, No 118. Assign lease. Giuseppe Cusumano & ano to H B Scharmann & Sons, of Brooklyn. Mt \$1,200. Aug 16. Aug 17, 1910. .... nom
Elizabeth st, No 118, str. Pietro Guardino et al to Giuseppe Cusmanno & Tomasso Margiotta; 6 3-12 yrs, from Feb 1, 1908. Aug 18, 1910. 2:470.....1,380
Fulton st, No 151, n s, 168 e BWay, —x—, all. Louisa Ventura et al INDIVIDIV & as TRUSTEES Lorenzo Ventura to Mary T Brosnan; 5 yrs, from May 1, 1912. Aug 17, 1910. 1:89..... taxes, &c, & 6,000
Mulberry st, No 233. Reassign lease. Wm Zoll to Tony Aliano. All title. Aug 10. Aug 16, 1910. 2:495.....nom
Mulberry st, No 76, all. Jno C Boyle to Nick Salomone; 5 yrs, from Oct 1, 1909. Aug 18, 1910. 1:200.....3,600
Monroe st, No 134½, str. Michael Meckler to Meyer Galub & Isidor Turetzky; 3 4-12 yrs, from Jan 1, 1910. Aug 18, 1910. 1:256.....720
Monroe st, Nos 81 & 83, all. Sol Insky to Jennie Sacrowitz; 3 yrs from Aug 1, 1910. Aug 16, 1910. 1:272.....4,208
Montgomery st, No 73. Bill of sale, lease, &c. Jane Levy to Wm Zoll. July 21. Aug 18, 1910. 1:259.....nom
Same property. Assign lease. Wm Zoll to Max Carmel & Jacob Weisbarth. All title. July 29. Aug 18, 1910. 1:259. nom
Nassau st, No 49, all. 49 Nassau Co to Wm G White; from July 14, 1910, to Sept 30, 1920. Aug 18, 1910. 1:64..... taxes, &c, and 10,000
Thomas st, No 79, str & b. Chas A Briggs to Michl Brown; 5 yrs from May 1, 1910. Aug 16, 1910. 1:144.....1,099.92
Walker st, No 30, all. Victor Levi & ano EXRS, &c, Jacob Gottgen to Henry Juchter; 5 yrs, from Feb 1, 1911. Aug 18, 1910. 1:192.....2,800
William st, Nos 107 & 109, s w cor John st, stores, basement & John st, No 64 | floor above store. Wm Kinscherf, Jr, & ano to Farrish's Chop House, Inc, a corpn; 15 yrs and 4 months, from Jan 1, 1910. Aug 12, 1910. 1:67.....10,500
15th st, No 414, s s, 219 e 1st av, 25x103.3, the land. Wm W Astor to Caesar & Henry Witt; 20 yrs, from May 1, 1909. Aug 12, 1910. 3:946..... taxes, &c, & 700
15th st, No 414 E. Assign lease. Henry Witt et al to Clemens Manns. July 11. Aug 12, 1910. 3:946.....5,350
18th st, Nos 50 to 58, s s, 82 e 6th av, 100x92, all. Henry Morgenthau to Jno G McCrorey firm J G McCrorey & Co; 1 yr from Feb 1, 1911 (25 yrs renewal if party 2d part shall erect new bldg prior to Feb 1, 1912). Aug 16, 1910. 3:819..... taxes, &c, & 20,000
Same property. Leasehold. Power of attorney. Henry Morgenthau to Abr Goldsmith. July 8. Aug 16, 1910. 3:319.....
20th st, Nos 32 & 34 W, store & basement. Assign lease. Julia E Riggs to Leon C Riggs. July 15. Aug 17, 1910. 3:821.....nom
20th st, Nos 36 & 38 W, store & basement. Assign lease. Julia E Riggs to Leon C Riggs. July 15. Aug 17, 1910. 3:821..... nom
21st st, No 29 W, store, &c. Agnes H Poirier to Sterling Button Co; 5 yrs, from Feb 1, 1910. Aug 13, 1910. 3:823..... 2,500 & 2,700
23d st, No 28, s s, 350 w 4th av, 25x98.9, all. Marie S Wyse to Benj H Kaufman; 10 yrs, from Aug 1, 1910, 5 yrs renewal at \$8,500. Aug 12, 1910. 3:851.....taxes, &c, & 8,000
26th st, No 325 E, all. Henry F Wolters to Carl W Schulz; 3 1-12 yrs & 26 days, from Aug 8, 1910. Aug 12, 1910. 3:932....1,200
28th st, Nos 131 & 133 W, 3d loft. 131 West 28th St Co to The Goldberg Printing Co; 3 yrs from Sept 1, 1910 (2 yrs renewal). Aug 16, 1910. 3:804.....2,000
43d st, Nos 236 & 238, s s, 350 w 7th av, 33.4x100.4, all. Geo Evans to International Society Hotel Employees in America, a corpn; 21 yrs, from Oct 1, 1910; privilege 21 yrs, renewal. Aug 18, 1910. 4:1014.....taxes, &c, & \$3,500 & 4,500
43d st, No 510 W, west str. Friederich Wilkens to Wladislaw Sdozielczyk; 3 yrs, from Apr 1, 1910. Aug 18, 1910. 4:1071. .... 360
71st st, No 247 E, 3-sty dwg. Henry Youngling & ano to David Mayer; 3 yrs, from Nov 1, 1910, 2 yrs renewal. Aug 17, 1910. 5:1426..... 720
74th st, No 324 E. Reassign lease. Davies J Marshall to Edw Diener. All title. Aug 10. Aug 16, 1910. 5:1448.....nom
100th st, No 125 W, all. Anna Schmitt to Jas Lyons; 5 yrs from Sept 1, 1910. Aug 16, 1910. 7:1855.....1,560



JOHN C. ORR CO., India, Java and Huron Sts., and East River City of New York, Borough of Brooklyn LUMBER OF ALL KINDS FOR BUILDERS Telephone 948 Greenpoint

101st st, No 302 E, store, bake ovens & apartment No 5 of 4 rooms. Joseph Rossman to Meyer Herbst; 3 yrs, from May 1, 1910. Aug 13, 1910. 6:1672..... 1,200
114th st, No 319 E, all. Santo Reda to Salvatore Lucchese; 5 yrs, from Sept 1, 1910. Aug 17, 1910. 6:1686..... 500
118th st, No 306 E, all. Belwood Realty Co to Louis Grunas; 2 yrs, from Sept 1, 1910, 1 year renewal at \$3,800. Aug 15, 1910. 6:1689..... 3,600 & 3,700
Same property. Assign lease. Louis Grunas to Sophie Grunas. 1/2 part. Aug 10. Aug 15, 1910. 6:1689..... nom
118th st, No 310 E, all. Stonington Realty Co to Louis Grunas; 2 yrs, from Sept 1, 1910, 1 yr renewal at \$3,800. Aug 15, 1910. 6:1689..... 3,600 & 3,700
Same property. Assign lease. Louis Grunas to Sophie Grunas. 1/2 part. Aug 10. Aug 15, 1910. 6:1689..... nom
125th st, Nos 115 to 125 E, basement. Chas A Rosenthal to Jno J Mulvaney & Joseph Hewes; 4 yrs, from June 1, 1910. Aug 15, 1910. 6:1774..... 600 to 750
145th st, Nos 268 & 270 W. Agreement as to assignment of lease. Henry Morgenthau Co with Martin Meyer, Fredk Bauer & Joseph Tischer. Aug 15, Aug 18, 1910. 7:2030..... nom
Amsterdam av, Nos 888 & 890, str. Meyer Vesell to Henry Heitman & Herman Rohrs; 5 yrs, from May 1, 1910. Aug 8, 1910. 7:1875..... 1,200
Av C, Nos 99 to 103, south str, &c. Sigmund Schnee to Joseph Hollander; 5 10-12 yrs, from July 1, 1910. Aug 18, 1910. 2:389..... 1,800
Av A, No 1435, north store & basement. Jno Finneran (omitted from caption) to Katie Zeisler; 5 yrs, from Dec 15, 1909. Aug 17, 1910. 5:1471..... 240
Audubon av, No 263, store, &c. Leopold Michel to Saml Zipkin; 5 yrs, from Sept 15, 1910, option of 3 yrs renewal. Aug 17, 1910. 8:2152..... 480
Broadway, Nos 2848 & 2850, store & cellar. The American Purchasing Assoc to Louis Mansbach & Samuel Appel; 5 yrs & 7 days, from Aug 25, 1910. Aug 12, 1910. 7:1882..... 3,600 to 4,000
Bway n w cor Chambers st, east part of b & sub-b. Rudolph Chambers to Dolph Oelsner to Wm Friebel & G Albt Lang firm Friebel & Lang; 1 month from Aug 1, 1910. Aug 16, 1910. 1:149..... 710
Same property. Surrender lease. Wm Friebel & ano to Rudolph Oelsner. Aug 1. Aug 16, 1910. 1:149..... nom
1st av, No 1065 n w cor 58th st, store, &c. Jno & Wm Burck-58th st No 357 E hardt & ano to Christopher A Schuber; 5 9-12 yrs from May 1, 1916. Aug 6, 1910. 5:1351..... 1,800
2d av, No 1824 n e cor 94th st. Reassign lease. John D Haase 94th st to A Messer Liquor Co. All title. Aug 10. Aug 16, 1910. 5:1557..... nom
2d av, No 2312. Assigns 2 leases. Henry J Wolken to Rudolph Steiner. Aug 15. Aug 17, 1910. 6:1795..... nom
2d av, No 2312, north store & part cellar. Louis Haberstroh to Henry J Wolken; 5 yrs, from May 1, 1913. Aug 17, 1910. 6:1795..... 600
2d av, No 1989, store floor, &c. Oscar T Jones to Mary C Lohse; 5 yrs, from Aug 1, 1910. Aug 17, 1910. 5:1331..... 1,200 to 1,320
5th av, No 2236 n w cor 136th st. Reassign lease. Arthur G 136th st Freeland to Nathan R Goldgraben. All title. Aug 10. Aug 16, 1910. 6:1734..... nom
6th av s e cor 18th st, 92x82, all. Henry Morgenthau (by Abraham 18th st ham Goldsmith, atty) to David Price; 1 yr, from Feb 1, 1911, with agreement as to renewal to Jan 31, 1937, also as to building loan of \$50,000, &c. Aug 13, 1910. 3:819..... taxes, &c, & 45,000
6th av, No 214. Surrender lease. Edw H Hirshfield to Peter A Minakaki. Aug 13, 1910. 3:816..... nom
6th av s e cor 18th st, 92x82. Power of attorney to lease above 18th st to David Price. Henry Morgenthau to Abraham Goldsmith. July 8. Aug 13, 1910. 3:819.....
Same property. Assign lease. David Price to 6th Av & 18th St Realty Co. Aug 11. Aug 13, 1910. 3:819..... O C & 100
6th av, No 58. Assign lease. Bernard Meyborg to Henry C Eibs. Aug 1. Aug 12, 1910. 2:552..... nom
Same property. Assign lease. Henry C Eibs to Consumers Brewing Co. Aug 1. Aug 12, 1910. 2:552..... nom
6th av, No 58, cor West Washington pl, all. Henry Siefke EXR Henry Siefke to Bernard Meyborg; 10 yrs, from May 1, 1910. Aug 12, 1910. 2:552..... 2,500
6th av s e cor 18th st, 46x82, str & b in bldg to be erected. 6th 18th st Av & 18th St Realty Co to Jno G McCrorey firm J G McCrorey & Co; from Oct 1, 1911, to Jan 30, 1937. Aug 16, 1910. 3:819..... 30,000 to 32,500
7th av, No 282 n w cor 26th st, all, except 2 stores on 26th st, 26th st Louise E Croly by Henry Rafalsky, atty, to Mathias Pergue; 3 yrs, from Feb 1, 1911, privilege of 3 yrs renewal. Aug 12, 1910. 3:776..... water taxes, repairs & 3,500
7th av, No 2501 n e cor 145th st, cor str & part b. Lichtenberg 145th st Bros to Belle Stines; 7 yrs from Aug 1, 1910. Aug 16, 1910. 7:2014..... 1,800 to 2,100
Same property. Assign lease. Bella Stines to Burton F Stines. Aug 9. Aug 16, 1910. 7:2014..... nom
7th av, No 420 n w cor 33d st, part of store floor & basement 33d st & entire upper part of building. United Merchants Realty & Impt Co to The Frank Hotel Co; 18 yrs, from Apr 30, 1910. Aug 17, 1910. 3:783..... taxes, &c, & 5,000 to 7,000
8th av, Nos 2158 & 2160, store & basements, except bowling alleys. Jas Duignan to Thos Farley; 2 9-12 yrs, from Aug 1, 1910. Aug 12, 1910. 7:1922..... 3,600
8th av, No 592, all. Leonard Beck to Lena Saalberg; 5 yrs, from May 1, 1910. Aug 13, 1910. 3:788..... 1,500
8th av, No 2501. Assing lease. Jacob Dierks to Saml Freedman & ano. Aug 15, Aug 16, 1910. 7:1959..... nom
8th av, No 810, 3 upper floors. Edw P Meagher to Jno E Curry; from Aug 20, 1910, to May 1, 1911. Aug 18, 1910. 4:1021..... 600
8th av, No 602, str. Chas P Malloy to Chas Cornwell & Louis Horowitz; 5 8-12 yrs, from Sept 1, 1908. Aug 18, 1910. 3:789..... 1,740 & 1,800
8th av, No 725, w s, 75.3 s 46th st, 25.1x75. Assign lease. Jacob Dohrmann to Henry B Mahler. Aug 10. Aug 18, 1910. 4:1036..... nom
8th av, No 2386, str &c. Catherine Schrage & ano to Max Herzog; 5 yrs, from May 15, 1910. Aug 18, 1910. 7:1933..... 660
9th av, No 114, store & basement. Sarah Smith to Isidor Gelb; 5 yrs, from May 1, 1910. Aug 12, 1910. 3:741..... 720

9th av, No 114. Assign lease. Isidor Gelb to Ferdinand Munch Brewery. Mt \$500. Aug 6. Aug 12, 1910. 3:741..... nom

BOROUGH OF THE BRONX.

Fox st, Nos 1089 & 1091, cor 167th st, apartment house at cor & 4 stores on 167th st. Richd H Mitchell to Henry S Esch & Oscar Fuchs; 5 yrs, from May 1, 1909. Aug 15, 1910. 10:2726..... per month, 335 to 400
Grand av, No 2254, store, bake shop, &c. Felix Krupp Construction Co to Eugen Schukraft; 5 2-12 yrs, from Aug 1, 1910. Aug 17, 1910. 11:3196..... 960 to 1,200
Prospect av, No 2143, all. Sabato Masucci to Nicola Sanna; 6 months, from Aug 12, 1910. Aug 13, 1910. 11:3097..for term 360
Vyse av, No 1147, w s, 260 n 167th st, 20x100, 3-sty bk dwg. Ellis L Amdur to Ida Hillmann. Mt \$8,000. Aug 5. Aug 13, 1910. 10:2752..... O C & 1,000
Willis av, No 393, cor 143d st. Assign lease. Wm C Grogan to Ellen Rock. Apr 7. Aug 12, 1910. 9:2306..... nom
Willow av s w cor 134th st, all. Jno H C Johansmeyer to Jacob 134th st Fink & Paul von Erden; 12 months from July 1, 1914. Aug 16, 1910. 10:2562..... 1,500
3d av, No 2856, basement. Augustus A Ireland to Elios K Balia-cos; 5 yrs, from May 1, 1910. Aug 13, 1910. 9:2294..... 600
3d av, No 2856 n e cor 149th st, all. J & M Haffen Brewing Co 149th st to Chas Kling; 13 yrs & 9 1/2 months, from Aug 15, 1910. Aug 17, 1910. 9:2294..... 5,000
3d av, No 2858, gore in rear. Same to same; 8 yrs & 8 1/2 months, from May 1, 1910. Aug 17, 1910. 9:2294..... 300
3d av, No 2904, store. Geo W Fennell to Chas Schnabel; 3 yrs, from May 1, 1910. Aug 17, 1910. 9:2362..... 2,400

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.

BOROUGH OF MANHATTAN.

August 12, 13, 15, 16, 17 and 18.

Abramson, Ida with Mary E Parsons of Flushing, L I. 74th st, n s, 254.8 e 1st av, 62x63.3x62.9x72.11. Extension of mt for \$43,000 to May 12, 1912, interest as per bond. July 15. Aug 18, 1910. 5:1469..... nom
Andre, Alphonse with BANK FOR SAVINGS in City N Y. Columbus av, No 774, s w cor 98th st, No 100, 25.11x74. Extension of \$30,000 mt until Aug 15, 1913, at 4 1/2%. Aug 8. Aug 12, 1910. 7:1852..... nom
Abeles, Bertha wife of Jacob Abeles & Albina Klauber of Sea Cliff, L I, to David McClure. 2d av, No 73, w s, 48.1 n 4th st, 24.1x77. Aug 16, 3 yrs, 5%. Aug 17, 1910. 2:460..... 13,000
Anzalone, Antonio to Rubin Bruck. 1st av, No 2264, e s, 66 n 116th st, 20x74. Prior mort \$9,500. Aug 17, 3 yrs, 6%. Aug 18, 1910. 6:1710..... 2,000
Same and Margarita Galotta with same. Same property. Sub-ordination agreement. Aug 17. Aug 18, 1910. 6:1710..... nom
Breslin Hotel Co to U S Realty & Impt Co. Broadway, Nos 1186 to 1196, s e cor 29th st, Nos 14 to 26, 105.8 on Bway & 194.11 on 29th st. Certificate as to mort for \$37,125. Aug 2. Aug 18, 1910. 3:830.....
Barrett, May L to BOWERY SAVINGS BANK. Park av, n w cor 75th st, Nos 65 & 67, 102.2x34.4. Aug 15, 1910, 1 yr, 4 1/2%. 5:1390..... 55,000
Bway-Park Pl Co to Wm F Chrystie & ano. Park pl, No 10, s s, abt 170 w Bway, 25x75. P M. Aug 15, due, &c, as per bond. Aug 16, 1910. 1:123..... 100,000
Bartlett, Bertha K & Helen M Post to Mary D Gerard. Spring st, No 145 n s, 25 w Wooster st, 25x75. Aug 16, 1910, 3 yrs, 5%. 2:501..... 46,000
Barr, Sarah & Rebecca Siegel to Trablime Realty Co. 47th st, Nos 308 & 310, s s, 150 w 8th av, 50x100.5. Prior mts \$51,000. Aug 15, due, &c, as per bond. Aug 16, 1910. 4:1037..... 1,000
Brazde, Bernard to Julius Goebel. 58th st, Nos 422 & 424, s s, 301.5 w Av A, 40x100.5. Aug 11, due, &c, as per bond. Aug 16, 1910. 5:1269..... 42,000
Bauman, Herman to Jos Matzger of Seattle, Wash. 7th st, Nos 208 & 210, s s, 258 w Av C, 50x90.10. P M. Prior mt \$50,000. July 26, 7 yrs, 6%. Aug 17, 1910. 2:389..... 18,250
Buchler, Louis to Edward Berger. 13th st, No 220, s w s, 400.6 n w 2d av, 15.6x103.3. Prior mt \$..... Aug 15, 1 yr, 6%. Aug 16, 1910. 2:468..... 1,750
Barkin Construction Co to TITLE INS CO of N Y. Riverside Drive, No 260, e s, 106.10 s 99th st, 106.5 to 98th st x96.11x 100.11x130.11. Aug 16, 1910, 5 yrs, 5%. 7:1888..... 450,000
Same to same. Same property. Certificate as to above mt. Aug 16, 1910. 7:1888.....
Carroll, Emma C to American Mortgage Co. 29th st, No 428, s s, 400 w 9th av, 25x98.9. P M. Aug 15, 1910, 5 yrs, 5%. 3:726..... 10,000
Same to Louise G Muller & ano. Same property. P M. Prior mt \$10,000. Aug 15, 1910, 1 yr, 6%. 3:726..... 2,000
City of N Y to Chas N Wright. Transfer of tax lien for years 1893 to 1907, assessed to Washington Palmer. Lot 45 on 131st st, s s (interior lot), bet Old Broadway & Ams av. Oct 14, 1909, 3 yrs, 10%. Aug 15, 1910. 7:1985..... 674.13



# VULCANITE PORTLAND CEMENT

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- Class Realty Co to Fannie Cohen. 76th st, No 357, n s, 200 w 1st av, 25x102.2. Dec 24, 1908, 2 yrs, 6%. Aug 16, 1910. 5:1451. 5,000
- Same to same. Same property. Certificate as to above mt. Dec 24, 1908. Aug 16, 1910. 5:1451.
- Castello, Salvatore to Dora Topper. 108th st, No 218, s s, 262 e 3d av, 24.6x100.11. Prior mt \$—. Aug 15, 1 yr, 6%. Aug 16, 1910. 6:1657. 500
- Cunningham, Edw J with Mary J Wilson. Av B, No 258, w s, 48 n 15th st, 29.5x95.6. Agreement changing date of payment of mt from July 1, 1915, to July 1, 1912. Aug 3. Aug 16, 1910. 3:793. nom
- Century Holding Co to Edw B Corey. 49th st, Nos 116 to 120, s, 228.4 w 6th av, 71.8x100x71.8x100.5; 48th st, No 121, n s, 250 w 6th av, 18.9x100.5. P M. Prior mort \$91,500. Aug 15, 2 yrs, 6%. Aug 18, 1910. 4:1001. 10,000
- De Perrie, Otto J of Montclair, N J, to Jules L Remond. 127th st, No 19, n s, 235 w 5th av, 18.9x99.11. July 1, 3 yrs, 5%. Aug 12, 1910. 6:1725. 5,000
- Davis, Eliphalet L to Anna Stromeyer et al trustees Wm A Stromeyer. 7th av, No 194, w s, 57.4 n 21st st, 16.8x57.11x16.8x58. Prior mt \$—. Aug 11, 4 yrs, 4 3/4%. Aug 12, 1910. 3:771. 15,000
- Dutchess Construcion Co to Sound Realty Co. 142d st, s s, 100 w Lenox av, 100x99.11. P M. Prior mt \$20,000. Aug 16, due Feb 11, 1912. 6%. Aug 17, 1910. 7:2010. 13,000
- Dutchess Construcion Co to Sound Realty Co. 142d st, s s, 100 w Lenox av, 100x99.11. Building loan. Prior mt \$33,000. Aug 16, due Feb 11, 1912. 6%. Aug 17, 1910. 7:2010. 60,000
- Same to same. Same property. Certificate as to above mt. Aug 16, Aug 17, 1910. 7:2010.
- Farrishs Chop House, Inc, to Jos M Fishel & ano. William st, Nos 107 & 109, & John st, No 64. Leasehold. Aug 12, due Dec 12, 1910, 6%. Aug 13, 1910. 1:67. 3,457.53
- Same to same. Same property. Consent to above mt. Aug 12, Aug 13, 1910. 1:67.
- Same to same. Same property. Certificate as to above mt. Aug 12, Aug 13, 1910. 1:67.
- Ferree, Barr of Demarest, N J, to EQUITABLE LIFE ASSUR SOC of the U. S. 13th st, No 249, n e s, 200 s e 8th av, 20.10x75. P M. Aug 12, 3 yrs, 5%. Aug 13, 1910. 2:618. 8,000
- Fleissner, John C of Newark, N J, to Louis M Musliner. 144th st, Nos 106 to 110, s s, 162.6 w Lenox av, 3 lots, each 37.6x99.11. 3 mts, each \$5,000; 3 prior mts, \$27,500 each. Aug 11, 1 yr, 6%. Aug 12, 1910. 7:2012. 15,000
- Farley, Thos to Jas Duigan. 8th av, Nos 2158 & 2160. Saloon lease. Aug 1, demand, 6%. Aug 12, 1910. 7:1922. 6,000
- Fruit Auction Co to whom it may concern. Franklin st, Nos 202 to 208, n w cor Washington st, Nos 350 to 356, runs n 87.7 x w 75 x s 0.1 x w 47 x s 87.7 to st x e 123 to beginning. Certificate as to mt for \$30,000. Aug 2. Aug 16, 1910. 1:185.
- Greenwich Investing Co to Marv S Croxson. Broome st, Nos 521-523, s s, 110 e Sullivan st, 40x60 to 3-ft alley, all title to alley. Aug 12, 1910, 1 yr, 6%. 2:476. 20,000
- Same to same. Same property. Certificate as to above mt. Aug 12, 1910. 2:476.
- Groll (P J) Construction Co to Mary S Croxson. 53d st, Nos 143 to 147, n s, 117.10 e Lexington av, 53.6x100.5. Aug 12, 1 yr, 6%. Aug 13, 1910. 5:1308. 70,000
- Same to same. Same property. Certificate as to above mt. July 12, Aug 13, 1910. 5:1308.
- Same to Saml Seinzler. Same property. Prior mt \$70,000. Aug 12, due Dec 12, 1910, 6%. Aug 13, 1910. 5:1308. 1,700
- Same to same. Same property. Certificate as to above mt. Aug 12, Aug 13, 1910. 5:1308.
- Goldberg, Meyer & Abraham Greenberg to Henry H Jackson. 58th st, No 532, s s, 400 w 10th av, 25x100.5. Prior mt \$11,000. Aug 12, 1910, 3 yrs, 6%. 4:1086. 4,000
- Goldfinger, Maude J to Sara Welt-Kakels. 86th st, No 108, s s, 85 w Columbus av, 20x100. Aug 12, due, &c, as per bond. Aug 13, 1910. 4:1216. 25,000
- Giles, Lewis C with BOWERY SAVINGS BANK. 106th st, No 155 W. Extension of \$19,000 mt until Aug 1, 1915, at 4 1/2%. Aug 10, Aug 12, 1910. 7:1861. nom
- Gordon, Jacob to Jos D Edelson. Lenox av, No 100 n e cor 115th st, No 83, 50.11x100. Prior mt \$—. Aug 12, 1 yr, 6%. Aug 13, 1910. 6:1599. 12,000
- Gertner, Betsie & Josef to Solomon Gertner. 109d st, No 102, s s, 27 e Park av, 28x75. Prior mt \$15,000. Aug 11, 7 yrs, 6%. Aug 13, 1910. 6:1629. 2,500
- Same to same. Same property. Consent to terms of above mt. Aug 11, Aug 13, 1910. 6:1629. nom
- GREENWICH SAVINGS BANK with Selma Herzog. Greenwich st, Nos 295 & 297. Extension of \$15,000 mt until Sept 1, 1913, at 5%. Aug 11, Aug 15, 1910. 1:137. nom
- GREENWICH SAVINGS BANK with Selma Herzog. Greenwich st, Nos 295 & 297. Extension of \$5,000 mt until Sept 1, 1913, at 5%. Aug 11, Aug 15, 1910. 1:137. nom
- GREENWICH SAVINGS BANK with Philip Goldberg. 49th st, No 412 W. Extension of \$16,000 mt until Sept 1, 1913, at 4 1/2%. Aug 12, Aug 16, 1910. 4:1058. nom
- Gottschall, Simon with Mundon Const Co. Audubon av, e s, 98.9 n 175th st, 101 to 176th st x95x—. Agreement changing time of payment of mt to Nov 12, 1910. Aug 11, Aug 15, 1910. 8:2132. nom
- GREENWICH SAVINGS BANK with Robt B Lawrence. Leonard st, No 58. Extension of \$28,000 mt until Sept 1, 1913, at 5%. Aug 15, Aug 17, 1910. 1:176. nom
- Same with same. Same property. Extension of \$7,000 mt until Sept 1, 1913, at 5%. Aug 15, Aug 17, 1910. nom
- Gottschall, Simon & Munden Construction Co with EMPIRE CITY SAVINGS BANK. Audubon av, s e cor 176th st, 101x95. Subordination agreement. Aug 11, Aug 16, 1910. 8:2132. nom
- GREENWICH SAVINGS BANK with D Edmund Dealy. 90th st, Nos 148 & 150 W. Extension of mort for \$40,000 to Sept 1, 1913, at 5%. Aug 16, Aug 18, 1910. 4:1220. nom
- Gerbereux Co, a corp, with Chas A Moran trustee for Emily Lutgens. Lex av, No 1486, s w cor 96th st, No 138, 100.8x36. Extension of mort for \$55,000 to Aug 15, 1915, at 5%. Aug 15, Aug 17, 1910. 5:1524. nom
- Herald Realty Co to Wm A Butler & ano trustees Cassie M M J James. 141st st, Nos 212 & 214, s s, 225 w 7th av, 50x99.11. Aug 17, 5 yrs, 5%. Aug 18, 1910. 7:2026. 58,000
- Same to same. Same property. Certificate as to above mort. Aug 17, Aug 18, 1910. 7:2026.
- Hall (A C & H M) Realty Co to Henry Oppenheimer. West End av, s w cor 92d st, 123.9x175.2x114.5x175; all title to plot begins 225 e Riverside Drive, bounded on s by line 113.11 s 92d st at c l of an old lane (closed) to a point 136.1 s from s w cor 92d st & West End av, on e by West End av & on n by land of party 2d part, intended to include all land to c l said lane. P M. Aug 16, 5 yrs, 4%. Aug 17, 1910. 4:1251. 300,000
- Hall, Louis R to Jno F Dennin. 75th st, No 59 E, and 37th st, Nos 207, 209 & 211 E. Assigns all title in estate Thos H Hall, dec'd, to secure \$8,000. Feb 7, 1910, secures legacy. Rerecorded from May 27, 1910. Aug 16, 1910. 3:918, 5:1390. 8,629
- Horton, Chas E to Emanuel Schleissner. West st, No 400, e s, 89.3 s Charles st, runs s 22.3 x e 88.3 x n 10.9 x e 11.6 x n 10.8 x w 93.10 to beginning. Aug 4, due, &c, as per bond. Aug 13, 1910. 2:636. 10,000
- Hirsch, Rebecca to Simon Herzig & ano trustees Philip Herzig. 125th st, No 257, n s, 18 w 2d av, 28x74.11. Aug 10, 3 yrs, 4 1/2%. Aug 12, 1910. 6:1790. 15,000
- Harris, Albt to Isadore Harris. Grand st, No 476, n s, 50 w Willet st, 25x100. Prior mt \$—. Aug 15, 2 yrs, 6%. Aug 16, 1910. 2:336. 7,500
- Isabelle Realty Co to Kate Fanning. 39th st, No 545, n s, 175 e 11th av, runs n 98.9 x e 25 x s 43.9 x e 0.1 3/4 x s 55 to st x w 25.1 3/4 to beginning. P M. Prior mt \$8,500. Aug 10, due, &c, as per bond. Aug 12, 1910. 3:711. 2,500
- Jungman, Anna wife Julius to Chas A Strauss. 133d st, No 524, s s, 275 w Amsterdam av, 17.6x99.11; 133d st, No 528, s s, 310 w Ams av, 17.6x99.11. Prior mt \$6,500. Aug 10, 1 yr, 6%. Aug 17, 1910. 7:1986. 1,000
- Keen, Jos to Society of the New York Hospital. 48th st, No 9, n s, 175 e 5th av, 25x100.5. P M. Aug 16, 1910, 5 yrs, 4 1/2%. 5:1284. 70,000
- Same to American Mort Co. Same property. P M. Prior mt \$70,000. Aug 16, 1910, 3 yrs, 5%. 5:1284. 20,000
- Leichtag, Mindel to Chas & Meyer Bloom. 3d st, No 308 E. Leasehold. June 8, installs, 6%. Aug 12, 1910. 2:372. 2,200
- Levey, Philip to Chas F Myers. 33d st, Nos 416 to 422, s s, 212.6 w 9th av, 56.3x98.9. P M. Aug 15, 5 yrs, 4 1/2% for 1st yr and thereafter at 5%. Aug 16, 1910. 3:730. 35,900
- Levy, Ida K to Ernest Levy & ano. 86th st, Nos 230 to 234, s s, 180 w 2d av, 80x102.2. Prior mt \$61,500. Aug 11, due, &c, as per bond. Aug 16, 1910. 5:1531. 4,500
- Lyons, Jas to Lion Brewery. 100th st, No 125 W. Saloon lease. Aug 12, demand, 6%. Aug 16, 1910. 7:1855. 1,000
- Lewhenwil Co to Jno J Wysong. Lex av, No 225, e s, 50.2 n 33d st, runs n 26 x e 90.3 x s 6 x s e 2.3 x s 18 x w 91.4 to beg. P M. Aug 17, due, &c, as per bond. Aug 18, 1910. 3:889. 35,000
- Liberty-Nassau Bldg Co to S Sidney Smith as trustee. Liberty st, Nos 53 to 57, n w cor Nassau st, Nos 41 to 47, runs n e 82.1 x n w — to Liberty pl, No 1, s w 86.1 to Liberty st, x e — to beg. Prior mort \$1,700,000. Aug 1. 1 yr, 6%. Aug 18, 1910. 1:64. gold bonds 150,000
- Same to same. Same property. Certificate as to above mort. Aug 18, 1910. 1:64.
- Moore, Casimir de R with Vincenza Messuri individ & as extrx Guiseppe Doino. 104th st, No 312 E. Extension of \$6,000 mort until Dec 16, 1911, at 5%. Dec 1, 1908. Aug 18, 1910. 6:1675. nom
- Millholland, Amalie H Q to Lambert S Quackenbush trustee Herman B Lanfer. 86th st, No 243, n s, 155.2 w 2d av, 15x100.8. May 3, due, &c, as per bond. Aug 18, 1910. 5:1532. 5,000
- Mahler, Henry B to Jacob Dohrmann. 8th av, No 725, w s, 75.3 s 46th st, 25.1x75. Leasehold. P M. Aug 1, due May 1, 1913, 5%. Aug 18, 1910. 4:1036. 2,600
- Michel, Minnie of Yonkers, N Y, to Martin Wulff & ano guardians Florence Coyle et al. 56th st, No 240, s w cor 2d av, No 1061, 100x25.4. July 1, due, &c, as per bond. Aug 12, 1910. 5:1329. 10,000
- Musliner, Louis M with Jno C Fleissner of Newark, N J. 144th st, No 104, s s, 125 w Lenox av, 37.6x99.11. Extension of mt for \$5,000 to July 15, 1911, at 6%. Aug 11, Aug 12, 1910. 7:2012. nom
- Meyer, Geo A trustee John J Palmer with Mary A Hackett. 3d av, No 100. Leasehold. Agreement as to payment of installment on mt. July 22. Aug 13, 1910. 2:558. nom
- M R L Building Co to Chelsea Realty Co. 99th st, n s, 200 w West End av, 2 lots, each 75x100.11. 2 building loan mts, each \$190,000. Aug 12, 1910, due Nov 12, 1911. 6%. 7:1888. 380,000
- Same to same. Same property. 2 certificates as to above mt. Aug 12, 1910. 7:1888.
- Maier, Michael to Max Hirsch. 78th st, No 150, s s, 362.6 w 3d av, 18.9x102.2. Aug 9, 3 yrs, 4%. Aug 12, 1910. 5:1412. 8,000
- Michel, Minnie of Yonkers, N Y, to Martin Wulff & ano guardians Florence Coyle et al. 109th st, No 115, n s, 136.3 e Park av, 18.9x100.8. July 1, due, &c, as per bond. Aug 12, 1910. 6:1637. 5,000
- Mason, Wm R to American Mortgage Co. 36th st, No 341, n s, 311 e 9th av, 25x98.9. Aug 12, 1910, 5 yrs, 5%. 3:760. 20,000
- Moore, Sophia to Ernst J Gehben of Altenbruch, Province of Hannover, Germany. 91st st, No 352 s s, 125 w 1st av, 25x100.8. July 9, 5 yrs, 5%. Aug 15, 1910. 5:1553. 20,000
- Munden Const Co to EMPIRE CITY SAVINGS BANK. Audubon av, e s, 98.9 n 175th st, 101.1 to 176th st x95x110.1x95.5. Aug 15, 3 yrs, 5%. Aug 16, 1910. 8:2132. 135,000
- Same to same. Same property. Certificate as to above mt. Aug 15, Aug 16, 1910. 8:2132.
- Maze Realty Co of N Y to Saml Frankenheim et al exrs Max Frankenheim. Lex av, No 531, e s, 50.5 s 49th st, 16.8x70. P M. July 25, 3 yrs, 5%. Aug 16, 1910. 5:1303. 24,000
- Meyer, Emile with Jno T Willets guardian. 100th st, Nos 138 & 140, s s, 400 w Columbus av, 38x100.11. Extension of \$32,000 mt until Sept 1, 1915, at 5%. June 16, Aug 18, 1910. 7:1854. nom
- N Y Chapter House Committee to Augustus C Brown. 114th st, No 536, s s, 300 e Bway, 20x100.11. P M. Aug 15, 1910, 5 yrs, 5%. 7:1885. 28,000

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## EDISON PORTLAND CEMENT CO., 1133 Broadway, New York

New York Protestant Episcopal Public School with Nathan Hutt-koff. 4th st, Nos 165-169 W. Extension of \$53,500 mt until July 7, 1913, at 5%. July 25. Aug 16, 1910. 2:592. nom

Nammack, Chas E to GERMAN SAVINGS BANK. 29th st, No 38, s s, 183.4 w 4th av, 20.10x98.9. P M. June 21, due Aug 1, 1911, 4½%. Aug 17, 1910. 3:858. 25,000

Same to De Witt C Romaine. Same property. P M. Prior mt \$25,000. Aug 16, 1 yr, 5%. Aug 17, 1910. 3:858. 15,000

New Netherland Bond & Mortgage Co with Albert Winternitz. 1st av, Nos 1025 & 1027. Extension of two morts for \$17,000 each until Aug 17, 1913, at 5%. Aug 17. Aug 18, 1910. 5:-1349. nom

New Netherland Bond & Mortgage Co with Albert Winternitz. 1st av, Nos 1029 & 1031. Extension of \$30,000 mort until Aug 17, 1913, at 5%. Aug 17. Aug 18, 1910. 5:1349. nom

National Townsite Co to Mary A Costello. 124th st, No 247, n s, 80.6 w 2d av, 28x100.11. P M. Prior mort \$26,000. Aug 9, 2 yrs, 6%. Aug 18, 1910. 6:1789. 500

O'Brien, Gertrude trustee Wm S O'Brien with Amelia Zipser. 10th st, No 379 E. Extension of \$25,000 mt until June 8, 1913, at 5%. June 1. Aug 15, 1910. 2:393. nom

Orrico, Carlo A, of Jersey City, N J, & Rosario & Maria M Spina, of N Y, to Francesco Maglietta. 14th st, No 611, n s, 175.6 e Av B, 21.10x103.3. Aug 5, 3 yrs, 6%. Aug 15, 1910. 3:982. 2,000

O'Donnell Restaurant Co to Geo Ehret. Broadway, Nos 1845 & 1847. Leasehold. Aug 16, demand, 6%. Aug 17, 1910. 4:1113. 20,000

Same to same. Same property. Certificate as to above mt. Aug 16. Aug 17, 1910. 4:1113.

Priore, Francesco & Filomena Consoli to Pasquale Farenga. 18th st, No 416, s s, 244 e 1st av, 25x92. Prior mt \$10,000. Aug 9, 2 yrs, 6%. Aug 12, 1910. 3:949. 4,600

Praglin, Julius & Marcus King to Saml Zipris. 119th st, Nos 60 & 62, s s, 100 e Madison av, 50x100.11. Prior mt \$50,000. Aug 12, 3 yrs, 6%. Aug 17, 1910. 6:1745. 7,000

Ready Realty Co to Sidney L Josephthal. 137th st, Nos 43 & 45, n s, 400 e Lenox av, 50x99.11. July 22, 3 yrs, 5%. Aug 12, 1910. 6:1735. 45,000

Rock Island Impt Co to Payne Est, a corpn. 77th st, No 262, s s, 156.3 e West End av, 18.9x102.2. P M. Aug 15, 3 yrs, 5½%. Aug 16, 1910. 4:1168. 8,200

Ressmeyer, Felicitas wife Henry F to Caroline A Meyer. 122d st, No 348, s s, 138 w Manhattan av, 16x100.11. P M. Aug 16, 5 yrs, 5%. Aug 17, 1910. 7:1948. 10,000

R H M Realty Co to City Mortgage Co. Northern av, n e cor 179th st, 100x100. Building loan. Aug 16, demand, 6%. Aug 17, 1910. 8:2177. 110,000

Same to same. Same property. Certificate as to above mt. Aug 16. Aug 17, 1910. 8:2177.

Same to Alex P W Kinnan. Same property. P M. Prior mt \$110,000. Aug 16, 18 months, 6%. Aug 17, 1910. 8:2177. 22,000

Reda, Santo as admr Maria Reda to Salvatore Lucchese. 114th st, No 319, n s, 228 e 2d av, 22x100.11. Aug 16, due Sept 1, 1915, 5%. Aug 17, 1910. 6:1686. 3,000

Stevane, Albert to Chas A Walsh. Madison st, No 114, s s, 111.6 w Market st, 25.8x100x26.9x100. Prior mt \$20,000. Aug 12, 1910, due Aug 1, 1912, 6%. 1:276. 12,000

Solomon, Saml with Sallie Weil. 1st st, No 53. Extension of \$5,000 mt until Aug 10, 1913, at 6%. July 12. Aug 13, 1910. 2:442. nom

Smith, Chas A & Caroline L Imlach exrs Chas Smith with Isaac & Michl Hirsch. 75th st, No 305 E. Extension of \$34,000 mt until June 14, 1913, at 5%. June 9. Aug 13, 1910. 5:1450. nom

Schneider, Max with Oscar Vezin. 96th st, Nos 210 & 212, s s, 208.6 e 3d av, 48.3x100.8. Participation agreement. Aug 11. Aug 12, 1910. 5:1541. nom

Sydenham Corporation to ALBANY SAVINGS BANK. Madison av, Nos 608-618, n w cor 58th st, No 17, 100.5x95. Aug 11, 5 yrs, 4½%. Aug 12, 1910. 5:1294. 50,000

Same to same. Same property. Certificate as to above mt. Aug 5. Aug 12, 1910. 5:1294.

Same & Gifford Pinchot with same. Same property. Subordination agreement. Aug 11. Aug 12, 1910. 5:1294. nom

Shevell, Jacob with Reuben Satenstein. Hester st, No 55. Extension of \$7,300 mt until Aug 1, 1913, at 6%. Aug 8. Aug 15, 1910. 1:310. nom

Slevin, Margt L wife Hugh to N Y SAVINGS BANK. 71st st, No 248, s s, 260 e West End av, 20x100.5. P M. Aug 15, 1910, due, &c, as per bond. 4:1162. 15,000

Szathmary, Franziska to Ignatz Mantler. 75th st, No 233, n s, 204.6 w 2d av, 25.6x102.2. Prior mt \$12,000. Aug 13, 3 yrs, 6%. Aug 15, 1910. 5:1430. 1,500

Schey, Berthold M with Cornelius F Kingsland trustee for Albt A Kingsland will Ambrose C Kingsland. 141st st, No 244 W. Extension of \$28,000 mt until Sept 4, 1915, at 4½%. Aug 12. Aug 15, 1910. 7:2026. nom

Sonnenschein, Benj & Louis with Augusta B Fromm. 9th st, Nos 734 & 736 E. Extension of \$6,450 mt until Aug 15, 1913, at 6%. July 20. Aug 16, 1910. 2:378. nom

Starrett (Theo) Co to whom it may concern. 25th st, Nos 137 & 139, n s, 450 w 6th av, 66.4x—x68.3x98.9. Certificate as to assignment & extension of mt. Aug 15. Aug 16, 1910. 3:801. nom

Starrett (Theo) Co to whom it may concern. 25th st, Nos 137 & 139 W. Certificate as to assignment & extension of mt. Aug 15. Aug 16, 1910. 3:801. 25,000

Starrett (Theo) Co to Milton E Oppenheimer. 25th st, Nos 137 & 139, n s, 450 w 6th av, 66.4x—x68.3x98.9. Prior mt \$250,000. Aug 15, demand, 6%. Aug 16, 1910. 3:801. 20,000

Same to same. Same property. Certificate as to above mt. Aug 15. Aug 16, 1910. 3:801.

Seventy-Eighth St Impt Co to Jane L Hayes. West End av, No 373, w s, 62.2 s 78th st, 20x75. P M. Prior mt \$15,000. Aug 15, due Jan 1, 1912, 6%. Aug 16, 1910. 4:1186. 15,000

Starrett (Theodore) Co & Theodore Starrett & Edw A Carpenter with ALBANY SAVINGS BANK. 25th st, Nos 137 & 139, n s, 450 w 6th av, 66.4x—x68.3x98.9. Extension of \$250,000 mort until Aug 1, 1915, at 4½%. Aug 15. Aug 18, 1910. 3:801. nom

Silverstone, Henry to Baptist Home Society. 107th st, No 69, n s, 145 w Park av, 16x100.11. Aug 16, 3 yrs, 5%. Aug 17, 1910. 6:1613. 6,000

Sturtyvant Realty Co to WINDSOR TRUST CO trustee. Central Park West, Nos 331 to 335, n w cor 93d st, Nos 1 & 3, runs w 173.4 x n 100.8 x e 73.4 x n 25 x e 100 to Central Park West x s 125.8 to beginning. Prior mt \$750,000. Aug 15, due Oct 1, 1912, 6%. Aug 17, 1910. 4:1207. gold bonds, 100,000

Susswein, Rosa H & Oscar Herrmann to Wm A Spencer & ano trustees Lorillard Spencer for benefit Eleanora L S Cenci, &c. Mott st, No 180 & 182, e s, 109.1 n Broome st, runs e 50 x n 1.2 x e 43.4 x n 25.11 x e 0.3 x n 13.11 x w 67.5 x s 0.8 x w 26.2 to Mott st, x s 41.5 to beginning. Aug 17, 3 yrs, 4½%. Aug 18, 1910. 2:479. 50,000

Schwartz, Jos to Adolf Schlesinger. Mitchell pl, No 9, n s, 144 e 1st av, 18x80.10. Prior mt \$6,000. Aug 16, due, &c, as per bond. Aug 18, 1910. 5:1361. 1,100

Teets, A Alonzo with Eliz Smith. 122d st, No 349 W, n s, 15x 100.11. Extension of \$8,500 mort until Nov 28, 1913, int as per bond. Aug 12. Aug 18, 1910. 7:1949. nom

Thirty-Seven West Thirty-sixth Street Co to TITLE GUARANTEE & TRUST CO. 36th st, Nos 35 to 39, n s, 375 e 6th av, 54.3x98.9. Bldg loan. Aug 18, 1910, 1 yr, 6%. 3:838. 300,000

Same to same. Same property. Certificate as to above mt. Aug 18, 1910. 3:838.

Talty, Rose A widow to John A Gleeson. Madison st, No 300, s s, 70 e Montgomery st, 18x105. Aug 11, 1 yr, 5%. Aug 12, 1910. 1:268. 7,000

227 West 17th St Co to Otto M Eidlitz. 17th st, Nos 227 to 239, n s, 280 w 7th av, 42.4x120.4x40x120. Prior mt \$122,500. Aug 10, 1 yr, 6%. Aug 12, 1910. 3:767. 12,000

Same to same. Same property. Certificate as to above mt. Aug 10. Aug 12, 1910. 3:767.

UNION SQUARE SAVINGS BANK with A Edward Kling. De-lancey st, No 236. Extension of \$10,000 mt until Aug 15, 1915, at 4½%. Aug 12. Aug 15, 1910. 2:338. nom

Ungerland, Alveus to Conrad Heberer. 87th st, No 519, n s, 299 e Av A, 24.11x100.8. Prior mort \$—. Aug 17, 3 yrs, 6%. Aug 18, 1910. 5:1584. 2,000

VAN NORDEN TRUST CO to Frank Valente exr Elise Zanmatti. 145th st, No 201 W. Certificate as to amount due on mort. Aug 10. Aug 18, 1910. 7:2031.

Vezin, Oscar with Beke Schneider. 96th st, Nos 210 & 212, s s, 208.6 e 3d av, 48.3x100.8. Extension of mt for \$13,000 to June 28, 1912, at 6%. Aug 11. Aug 12, 1910. 5:1541. nom

Walton, Edwin F to TRUST CO OF AMERICA. 32d st, No 126, s s, 100 w Lexington av, 24.8x98.9x24.9x98.9. Aug 12, 3 yrs, 5%. Aug 13, 1910. 3:887. 28,000

Woodin, Mary L to TITLE GUARANTEE & TRUST CO. 64th st, No 40, s s, 192 w Park av, 20x100.5. Aug 5, due, &c, as per bond. Aug 13, 1910. 5:1378. 40,000

Weir, Mary E to Van Dyck Estate. 72d st, No 123, n s, 215 w Columbus av, 20x102.2. Prior mt \$47,000. Aug 13, 1910, 1 yr, 6%. 4:1144. 2,000

Woolf, Rosamond to Hudson Mortgage Co. West End av, No 832, e s, 85 n 100th st, 15.11x100. Aug 11, 1 yr, 6%. Aug 12, 1910. 7:1872. 1,500

Wasserman, Benoit with Wm S P Shields & ano. 88th st, Nos 202 & 204, s s, 59.6 e 3d av, 67.9x100.6x37.1x irreg. Extension of \$35,000 mt until July 2, 1913, at 6%. June 20. Aug 12, 1910. 5:1533. nom

Wildfeuer, Fanny to Lena C Evans. 67th st, No 134, s s, 200 e Amsterdam av, 25x100.5. Aug 11, 5 yrs, 4½%. Aug 12, 1910. 4:1138. 24,000

Weil, Markus to Saml Solomon. 12th st, Nos 722 to 728, s w cor Dry Dock st, No 19, 84x75. Prior mt \$18,000. Given as collateral security for mt of \$5,000 covering No 53 1st st. July 12, due, &c, as per bond. Aug 13, 1910. 2:381. 5,000

Warford, Edith M wife Geo T to American Mortgage Co. 82d st, No 132, s s, 345 w Columbus av, 17x102.2. Aug 15, 1910, 5 yrs, 5%. 4:1212. 15,000

<p><b>GERMAN AND AMERICAN</b> Sales Offices 45 B'way, N. Y. City WORKS HAMBURG - GERMANY ALSEN ON HUDSON RIVER, N. Y.</p>	<p>ANNUAL CAPACITY 3,000,000 BBLs "THE ABSOLUTELY SAFE CEMENT"</p> <h1 style="font-size: 4em; margin: 0;">ALSEN</h1>	<p>SEE PAGE 155 IN "SWEET'S" FOR FULL PARTICULARS</p>	<p><b>This Brand</b> of Portland Cement is too favorably known in EVERY COUNTRY where cement is used to need further description.</p>
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Ward, Harry P of Closter, N J, to N Y LIFE INS CO. Convent av, Nos 41 to 51, n e cor 129th st, 216.10 to 130th st x152.8x199.10 to 129th st x68.6. Aug 15, 1910, 3 yrs, 5%. 7:1969.  
250,000

Watson, Thos H to BANK FOR SAVINGS in City N Y. 93d st, No 258, s s, 154 e West End av, 17x100.8. July 25, 5 yrs, 4½%. Aug 16, 1910. 4:1240. 14,000

Weekes, Jno A & Bernard Golden to BANK FOR SAVINGS in City N Y. Centre st, Nos 217 & 219, w s, 80.1 s Grand st, runs w 103.11 to e s Lafayette st, Nos 153 & 155, x s 50 x e 106 to Centre st x n 49.5 to beginning. Aug 16, 5 yrs, 4½%. Aug 17, 1910. 1:234. 60,000

Whitney, Albt O with LAWYERS TITLE INS & TRUST CO. 117th st, No 304 E. Agreement as to share ownership in mt. Aug 12. Aug 15, 1910. 6:1688. nom

### BOROUGH OF THE BRONX.

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

Alexandre, Jno E with Ellis L Amdur. Vyse av, No 1147, w s, 260 n 167th st, 20x100. Extension of \$8,000 mt until June 9, 1912, at 5%. June 3. Aug 13, 1910. 10:2752. nom

Beck St Realty Co with City Mortgage Co. Beck st, w s, 510 n Longwood av, 80x100. Subordination agreement. Aug 12, 1910. 10:2710. nom

Brann, Henry A with Henry Siebert, Jr. Jerome av, s w cor Burnside av, runs w 227.1 to Davidson av, proposed, x s 3.6 x s — to Jerome av x n 76.8 to beginning. Agreement as to share ownership in mt. Aug 4. Aug 13, 1910. 11:2863. nom

Benenson, Benj to LAWYERS TITLE INS & TRUST CO. 153d st, s s, 70 e Melrose av, 2 lots, each 50x100. Two mts, each \$36,000. Aug 15, 5 yrs, 5%. Aug 16, 1910. 9:2376. 72,000

\*Broschart, David & John H Sielken to L E Kern. La Salle av, s s, 110.11 e Hobart av, runs e 50 x s 135.10 x w 25 x n 25 x w 25 x n 108.11 to beg; Hobart av, e s, 50.7 s La Salle av, 51x 89.3x50x99.7. P M. Aug 1, 1 yr, 6%. Aug 16, 1910. 500

\*Brill Contracting Co with Max Germansky. 229th st, s s, 390 e Barnes av, 150x114.5. Agreement that five morts for \$640 each were intended to cover lot 269 & w ½ lot 235 on map Wakefield. Aug 16. Aug 18, 1910. nom

Bull, Chas H to Wm C Bergen. Mt Hope av, late Monroe av, s e cor Mt Hope pl, 75x112.6. Prior mt \$34,500. July 31, due Feb 1, 1911, 6%. Aug 16, 1910. 11:2802. 1,000

Cornish (Jno W) Construction Co to City Mortgage Co. 3d av, w s, 104.8 n 175th st, 50x104.7x49.11x105.5. Bldg loan. Aug 17, demand, 6%. Aug 18, 1910. 11:2923. 23,000

Same to same. Same property. Certificate as to above mort. Aug 17. Aug 18, 1910. 11:2923.

Carucci, Checchina to Helene Fuld. 183d st, Nos 639 & 641, n s, 50 e Hughes av, 50x100. Prior mt \$6,500. Aug 17, due June 1, 1912, 6%. Aug 18, 1910. 11:3087. 2,500

Central Bronx Realty Company to Christian Goll & ano. Arthur av, e s, — n 181st st & being lot 14 map Oak Tree plot, 92 to road leading from West Farms to Fordham, x100x76x100, except part for Arthur av & 182d st. Prior mt \$32,000. Aug 17, due, &c, as per bond. Aug 18, 1910. 11:3070. 5,000

Same to same. Same property. Certificate as to above mort. Aug 17. Aug 18, 1910. 11:3070.

Cleverdon, Lillie B to Robt N Cleverdon. Andrews av, w s, 245.5 n 181st st, 50x100. Prior mt \$8,000. Aug 11, 2 yrs, 6%. Aug 12, 1910. 11:3224. 2,000

CORTLAND SAVINGS BANK with Alexander Sinai & Max Bernstein. Union av, Nos 1168 to 1170. Extension of \$30,000 mt until July 12, 1915, at 5%. July 6. Aug 16, 1910. 10:2681. nom

Cerra Realty & Construction Co to Jas G Wentz. 184th st, s s, 116.2 w Washington av, 50x100. Building loan. Aug 16, due Feb 25, 1911, 6%. Aug 17, 1910. 11:3038. 33,000

Same to same. Same property. Certificate as to above mt. Aug 16. Aug 17, 1910. 11:3038.

Dowling, Marie B to Sarah Weldr. Anthony av, e s, 250 n e Burnside av, 25x128.3x25.5x132.9. Aug 15, 1910, 1 yr, 6%. 11:3156. 1,500

Eisner, Jerome of New Rochelle, N Y, to Robt Karger. Tremont av or 177th st, s s, 75.6 w Southern Boulevard, 25x100. Aug 16, 3 yrs, 5½%. Aug 17, 1910. 11:2960. 5,000

Edmondson Construction Co to Jno P Schuchman. Buchanan pl, n s, 125 w Grand av, 25x100. Aug 18, 1910, 3 yrs, 5%. 11:3208. 6,500

Same to same. Same property. Certificate as to above mort. Aug 18, 1910. 11:3208.

Field Realty Co to Solomon Moses. Lots 373 to 376 map of bldg lots at Fordham part of farm of Chas Berrian, except part for Grand Boulevard & Concourse. 2 P M morts, each \$6,500. Aug 15, due, &c, as per bond. Aug 16, 1910. 11:3165. 13,000

Same to same. Lots 379 & 380 same map, except part for Grand Boulevard & Concourse. P M. Aug 15, due, &c, as per bond. Aug 16, 1910. 11:3165. 6,000

Furlong-Tompkins Co to Ver Planck Estate, a corpn. Bathgate av, s e cor 187th st, 154.2x90. Prior mt \$85,000. Aug 12, 1 yr, 6%. Aug 13, 1910. 11:3055. 12,000

Same to same. Same property. Certificate as to above mt. Aug 11. Aug 13, 1910. 11:3055.

Fordham Realty Co with Anna C Grossman. Sedgwick av, w s, 510.11 s Kingsbridge road, 37.6x118.5x37.8x121.9. Subordination agreement. Aug 3. Aug 13, 1910. 11:3237. nom

Frese, Dominick heir Guilia Frese with Marcus M Schenk. 184th st, No 360 E. Extension of \$600 mt until Mar 5, 1912, at 6%. June 17. Aug 15, 1910. 11:3143. nom

Fairfax Building Co to Powellton Realty & Construction Co. Washington av, s e cor 188th st, runs e 96.10 x s 100 x e 95 x s 73 x w 191.10 to av x n 73 to beginning, all title to Willman pl adj. P M. Aug 16, 1 yr, 6%. Aug 17, 1910. 11:3057. 17,500

Gaffney, Mabelle M to Fanny G Van Wyck. Fox st, n w cor 167th st, 48.7x102.2x81.3x78.8. Aug 10, 3 yrs, 5%. Aug 13, 1910. 10:2718. 9,000

Gaffney (J C) Construction Co to Arthur Knox. Fox st, w s, 48.7 n 167th st, runs w 102.2 x n 31.11 x n 10.3 x e 115 to st x s 40 to beginning. Building loan. Aug 10, demand, 6%. Aug 13, 1910. 10:2718. 34,000

Same to same. Same property. Certificate as to above mt. Aug 10. Aug 13, 1910. 10:2718.

Gerardi, Giuseppe to Jas J Donovan. Crotona av, n e cor 187th st, 200x100. P M. Prior mt \$—. Aug 15, 1910, 1 yr, 6%. 11:3104. 7,278

\*Giuseffi, Giuseppe A & Michele to Hudson P Rose Co. Classon av, e s, 286.6 n Harrison st, 25x83x25.11x76.9. P M. Aug 11, 3 yrs, 5½%. Aug 15, 1910. 550

Galella, Carmela to Barbara Myers. Prospect av, No 2112, e s, 167 n 180th st, 38x150. Aug 16, 5 yrs, 5%. Aug 17, 1910. 11:3110. 6,000

\*Goss, Margt to N Y Catholic Protectory. Odell st, s w cor Archer av E, 25x105.6. P M. June 3, 3 yrs, 5%. Aug 17, 1910. 500

Same to same. Unionport road, w s, 196 s Guerlain pl, 29.2x138.8 to Gray st x25x123.8. P M. June 3, 3 yrs, 5%. Aug 17, 1910. 500

Hood, Annie to Mary A Brady. Trinity av, No 718, e s, 175 s 156th st, 25x86.11x25x87.11. P M. Prior mt \$—. Aug 12, 2 yrs, 6%. Aug 13, 1910. 10:2635. 3,000

Hillmann, Ida to August Doering. Vyse av, No 1147, w s, 260 n 167th st, 20x100. P M. Prior mt \$8,000. Aug 12, 2 yrs, 6%. Aug 13, 1910. 10:2752. 2,000

\*Hemingway, Janet to Helen Arnaw. Lot 3 map No 53 Westchester Co of estate Eliz R B King, City Island, except part for City Island av. July 20, due Aug 1, 1913, 6%. Aug 12, 1910. 1,500

Herzog, Max A to Abr Zadek et al. Fulton av, No 1295, n w cor 169th st, 58.4x94.1x58.4x93.11. Aug 15, 5 yrs, 5%. Aug 16, 1910. 11:2925. 67,000

Horwitz, Moris to Geo Sommer. 179th st, No 910, s s, 85 e Honeywell av, 27.6x32.6. P M. Aug 16, 5 yrs, 5%. Aug 17, 1910. 11:3122. 3,600

Haig, Jno to Marie L Mead. Washington av, s e cor 188th st, runs e 96.10 x s 100 x e 95 x s 73 x w 191.10 to av x n 173 to beginning, all title to Willman pl adjacent to extreme easterly 73 ft. July 22, 1 yr, 5%. Aug 17, 1910. 11:3057. 22,500

Higgins, Jas & Kate to Diedrich W Rohde. Webster av, e s, 131 s 174th st, also 25 s line bet lots 139 & 140, 25x120, ebing part of lot 140 map Mt Hope. Aug 17, 5 yrs, 5%. Aug 18, 1910. 11:2898. 7,000

Itteloc Realty Co to E Palmyre Coletti. Undercliff av, e s, abt 661.6 n 176th st, and being lot 95 map Undercliff Terrace, Morris Heights, 25x—. P M. June 3, due Sept 1, 1910, 6%. Aug 13, 1910. 11:2877. 2,000

Jacobi, Geo E of Weehawken, N J, to Wm Rossignol of same place. Lot 160 map property Cammann estate at Fordham Heights. Aug 3, demand, 6%. Aug 12, 1910. 11:3225. 300

Jorgensen, Chas G to TITLE GUARANTEE & TRUST CO. Hoe av, No 1283, w s, 158.7 n Freeman st, 25x100. Aug 16, due, &c, as per bond. Aug 17, 1910. 11:2980. 5,000

Johnson, Geo F with TITLE GUARANTEE & TRUST CO. Kelly st, w s, 549.4 n Longwood av, 6 lots, together in size 206.8x100. Subordination agreement of 6 morts. Aug 18, 1910. 10:2702. nom

Keil, Chas L to Fridolin C Mehles. Ryer av, No 2061, w s, 445.1 n Burnside av, 25x132.8x25x137.1. Prior mt \$5,500. Aug 11, due, &c, as per bond. Aug 12, 1910. 11:3149 & 3156. 2,000

Kling, Chas to Theresa Schappert. Boston road, Nos 1013 & 1015, s w cor 165th st, 50.2x73.9x57.11x95.4, except part for 165th st. Aug 10, due, &c, as per bond. Aug 12, 1910. 10:2607. 17,000

Same to same. Union av, w s, 276.8 n 166th st, late George st, 24.8x140, except part for av. Aug 10, due, &c, as per bond. Aug 12, 1910. 10:2671. 8,000

\*Klingenbeck, Maria A wife of & Donatus Klingenbeck to Ann G Baldwin. 218th st, No 716, s s, 131 e White Plains av, 50x114. Aug 16, 1910, 3 yrs, 5%. 2,000

Kleban, Louis E to Payne Estate, a corpn. 166th st, Nos 481 to 489 (4th st), n e cor Washington av, Nos 1088 & 1090, 100x50, except part for av. P M. July 6, due Aug 15, 1911, 5½%. Aug 17, 1910. 9:2371. 12,000

Lauter, Wilhelm with LAWYERS TITLE INS & TRUST CO. Union av, n w s, lot 23 map of Morrisania lying east of Morse av, 40x101, except part for Union av. Agreement as to share ownership in mt. July 19. Aug 12, 1910. 10:2673.

Lamberti, Pasquale J to Fannie A Graydon. Lyman pl, w s, 267.8 n 169th st, 55.3x57.1x31.1x51.9. Aug 13, 5 yrs, 5%. Aug 15, 1910. 11:2970. 10,000

LAWYERS TITLE INS & TRUST CO with Littis O Reeve. Franklin av, n w s, 162 n e 170th st, 17x127x irreg x100. Extension of \$5,000 mt until Aug 3, 1915, at 5%. Aug 3. Aug 16, 1910. 11:2932. nom

Lehr, Bessie to Johanna M Siemers. Wilkins av late pl, e s, 188.1 n Southern Boulevard, 20x58.4x49x42.5; Wilkins av late pl, e s, 208.1 n Southern Boulevard, 20x75.9x34x58.4. P M. Prior mt \$2,800. Aug 16, due &c as per bond. Aug 17, 1910. 11:2976. 4,200

LAWYERS TITLE INS & TRUST CO with Friedman Construction Co. West Farms road, s e s, 197.8 n e Hoe av, 50x96.9x50.11x86.10. Extension of \$33,500 mt until Nov 15, 1915, at 5%. Aug 12. Aug 17, 1910. 10:2751. nom

Same with same. West Farms road, s e s, 147.8 n e Hoe av, 50x86.10x50.11x76.11. Extension of \$31,500 mt until Nov 15, 1915, at 5%. Aug 12. Aug 17, 1910. 10:2751. nom

McCormack, Cornelia E to Susan Duryea. 176th st, n s, 195.5 w So Boulevard, 50x154x50x155. P M. Aug 16, 2 yrs, 5%. Aug 18, 1910. 11:2959. 5,500

Mount Hope Methodist Episcopal Church to Celia J Ferguson. 177th st, n s, 29.7 w Grand Boulevard & Concourse, runs w 100 x n 100 x e 46.9 to Tremont av, s e 67.1 x s 59 to beginning, except part for sts and avs. Prior mt \$10,500. Aug 4, demand, 6%. Aug 18, 1910. 11:2806. 600

Mellwin Realty & Construction Co to Edw Haacke. Mapes av, No 2100, n e cor 180th st, 93x47. Aug 17, 2 yrs, 6%. Aug 18, 1910. 11:3111. 5,000

Same to same. Same property. Certificate as to above mort. Aug 17. Aug 18, 1910. 11:3111.

Masucci, Sabato to Pasquale Venezia. Prospect av, No 2143, n w s, 165 n e 181st st, 33x150, except part for av. P M. Aug 10, 1 yr, 6%. Aug 13, 1910. 11:3097. 1,000

Marrin, Margt T to Anna C Grossman. Sedgwick av, w s, 510.11 s Kingsbridge road, 37.6x118.5x37.8x121.9. Prior mt \$8,000. Aug 9, 2 yrs, 6%. Aug 13, 1910. 11:3237. 2,000

# ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

\*Malpiedi, Giovanni to Nellie Brennan. Plot begins 740 e White Plains road, at point 1,170 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Prior mt \$3,250. Aug 12, due 2,700  
Jan 1, 1914, 6%. Aug 13, 1910.

Messinger, Dorothea H to Margt Mansfield. Palisade pl, n e s, 262.3 n w Popham av, 50x89.11x43.9x102.3. July 5, 4 yrs, 6%  
Aug 16, 1910. 11:2877. 11,000

Mercury Realty Co with LAWYERS TITLE INS & TRUST CO. Prospect av, w s, 94.11 s 165th st, 40x156.10x40x156.9; Prospect av, w s, 134.11 s 165th st, 25x156.11x25x156.10. Agreement as to correction of descriptions in two mts. Aug 10. Aug 16, 1910. 10:2678.

McGrath, Mathilda wife of Lawrence McGrath to Mary A D Lange. Worth av, e s, 60 s e 175th st, late Fitch st, 67x57.10 to Webster av, Nos 1783 & 1785, x67x61. Aug 16, 3 yrs, 5%. Aug 17, 1910. 11:2890. 5,000

Marvin Realty Co to Malcolm R Lawrence. Washington av, Nos 1083 & 1085, s e cor 166th st, 52x100, except part for av. Aug 15, 3 yrs, 6%. Aug 17, 1910. 9:2387. 3,500

\*Majewski, Sophie to Manhattan Mortgage Co. 226th st, s s, 305 e 2d av, 50x114, Wakefield. Prior mt \$—. Aug 16, due, &c, as per bond. Aug 17, 1910. 7,500

\*Orschler, Elise to Mary Reiling. Holland av, No 1901. Plot begins 340 e White Plains road, at point 845 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mt \$3,300. Aug 13, due Dec 1, 1914, 6%. Aug 15, 1910. 1,300

Oliva, John to Adele Faccini & ano. Bryant av, No 1213, w s, 131.8 n Home st, 20x100. P M. Aug 16, 3 yrs, 5%. Aug 17, 1910. 11:2993. 4,000

Oldchester Realty Co to American Real Estate Co. Westchester av, s e s, at e s Fox st, runs s 106.3 x e 104.7 x n 55.7 x n e 40 x e 70.4 to w s Simpson st, x n 163.8 to av, x s w 245.8 to beg. P M. Aug 17, 4 yrs, 4 1/2%. Aug 18, 1910. 10:2724. 135,000

Palatucci, Luigi to Carmelo Guazzo and ano. Villa av, No 3128, e s, 82.6 n 204th st (Transverse road), 50x130.6x50x131.4. Prior mort \$—. June 22, 3 yrs, 5%. Aug 18, 1910. 12:3311. 2,700

Picone, Jos & Vincenzo Oliva to Colwell Lead Co. Southern Boulevard, s w cor Av St John, Nos 1020 & 1024, 100x105. Aug 8, due Feb 8, 1911, 6%. Aug 13, 1910. 10:2683. 2,188.16

Peters, Marie Q to August Lauter. 161st st, No 276, s s, 57 e Morris av, 44x60. Prior mt \$21,000. Aug 16, due, &c, as per bond. Aug 17, 1910. 9:2420. 2,000

Phillips, Henry A to Kath A Crafts. Ogden av, w s, 185.8 n 168th st, 50 to Merriam av x100. Prior mt \$16,000. July 26, due, &c, as per bond. Aug 17, 1910. 9:2529. 5,000

Same to Harriet A Ver Planck. Same property. Prior mt \$21,000. July 26, due, &c, as per bond. Aug 17, 1910. 9:2529. 3,500

Praglin, Julius to Saml Zipris. Union av, No 997, w s, 175 s 165th st, 45.7x164.5. Prior mt \$40,000. Aug 12, 3 yrs, 6%. Aug 17, 1910. 10:2669. 5,000

Reyam Realty Co to City Mortgage Co. Beck st, w s; 510 n Longwood av, 80x100. Building loan. Aug 2, demand, 6%. Aug 12, 1910. 10:2710. 40,000

Same to same. Same property. Certificate as to above mt. Aug 2. Aug 12, 1910. 10:2710.

Same to Beck St Realty Co. Beck st, w s, 510 n Longwood av, 2 lots, each 40x100. 2 P M mts, each \$6,900. June 15, due, &c, as per bond. Aug 12, 1910. 10:2710. 13,800

Reiss, Jos to Margt Knox. Bryant av, w s, 20 s 172d st, 20x 100. P M. Prior mt \$8,000. Aug 12, due Feb 4, 1912, 6%. Aug 13, 1910. 11:2995. 1,750

Reilly, Michael or Michael B to DOLLAR SAVINGS BANK of City of N Y. Park av, No 2864, e s, 56.11 n 149th st, 25.11x61.2x 25x67.9. Aug 12, 1910, 3 yrs, 5%. 9:2338. 2,000

Roth Construction Co to Isaac L Kip & ano exrs, &c, Cornelia B Kip. Tinton av, e s, 189.1 n Westchester av, runs e 85 x n 12.6 x e 10 x n 25 x w 95 to Tinton av x s 37.6 to beginning. July 26, 3 yrs, 5%. Aug 12, 1910. 10:2655. 28,000

Same to same. Same property. Certificate as to above mt. Aug 11. Aug 12, 1910. 10:2655.

Same & Prospect Investing Co with same. Same property. Subordination agreement. Aug 11. Aug 12, 1910. 10:2655. nom

\*Roff, Thos H to Chas H Zumbuehl. 230th st, n s, 105 e 2d st, or av, 50x114. Prior mt \$1,500. July 26, due, &c, as per bond. Aug 12, 1910. 750

Same to same. Concord av, n e cor 145th st, 23.1x100. July 26, due, &c, as per bond. Aug 12, 1910. 10:2577. 1,000

Rex Baking Co to KNICKERBOCKER TRUST CO. Lind av, e s, being lots 21 & 22 parcel 1 map subdivision estate Wm B Ogden at Highbridge filed May 24, 1907, 50x89.3x50x88.6. P M. Aug 12, due Feb 12, 1911, 6%. Aug 13, 1910. 9:2528. 10,000

\*Robinson, Mary E, of Chicago, Ill, to Thomas McLure. North road, e 1, being lot 34 map No 1061 of land of Country Club Land Assn, contains 2 437-1,000 acres. Prior mt \$2,750. Aug 15, due, &c, as per bond. Aug 17, 1910. 1,250

\*Rasch, Fred to Henry M Ahrens & ano. Ams av, e s, 251 n Liberty st, and being lot 431 to 434 map 473 lots Haight estate, Westchester, 113.2x—x—. Aug 18, 1910, 1 yr, 5%. 5,000

St Francis Realty Co to Theo Wentz. Nelson av, e s, 69.9 s 169th st, 75.2x107. Certificate as to mort for \$30,000. July 29. Aug 8, 1910. 9:2517.

Siemon, Andrew to John Paul. 157th st, No 617 (Prospect st), n e s, 175 s e Courtlandt av, 25x100. Aug 11, due, &c, as per bond. Aug 12, 1910. 9:2404. 3,300

Schwarzler (O J) Co with American Mortgage Co. Prospect av, w s, 30 s 168th st, 37.6x105. Subordination agreement. Aug 12, 1910. 10:2681. nom

Schultz, Bernard to Amanda Bussing. Webster av, n w cor 182d st, 100.1x100. Aug 11, 1 yr, 6%. Aug 12, 1910. 11:3143. 32,000

Schwarzler, Albert J to American Mortgage Co. Prospect av, w s, 30 s 168th st, 37.6x105. Aug 12, 1910, 5 yrs, 5%. 10:2681. 27,000

Sheridan, John with Mary S Brady. Trinity av, e s, 175 s 156th st, 25x86.11x25x87.11. Extension of \$5,000 mt until Jan 3, 1913, at 5%. Aug 13, 1910. 10:2635. nom

\*Schnitger, Edw P to Hester J Morrison. Louise st, e s, 100 n Columbus av, 25x100. Prior mt \$—. Aug 13, 3 yrs, 6%. Aug 15, 1910. 300

Smith, Jno C to Mary Loschinger. Brook av, No 913, w s, 25 n Elton av, 25x69.5x25.3x72.10. P M. Aug 13, due, &c, as per bond. Aug 16, 1910. 9:2384. 2,000

\*Sullivan Timothy to New York Catholic Protectory. Unionport rd, w s, 166.6 s Guerlain pl, 29.2x123.8 to Gray st x25x108.8; Storrow st, w s, 500 n Archer av, 25x100. P M. June 3, due July 8, 1913, 5%. Aug 17, 1910. 870

Stewart, Josephine C to EAST RIVER SAVINGS INSTN. 227th st, late Sidney st, s s, 360 e Spuyten Duyvil Parkway, runs s 180 x e 10 to e s Fairfield av, late Westchester av, x s 79 x s e 32 x e 65 to st x w 41.9 to beg. Aug 16, 5 yrs, 5%. Aug 17, 1910. 13:3407. 6,700

\*Seddon Realty Co to Daniel Pritchard. Seddon st, w s, 118.9 s Walker av, runs w 100 x s 13.1 x s e 16.1 x e 89.4 x n e 0.6 to st x n 25.1 to beg. Aug 16, due, &c, as per bond. Aug 17, 1910. 5,000

\*Same to same. Same property. Certificate as to above mt. Aug 16. Aug 17, 1910.

Traud, Wm T to Oscar Scherer. Washington av, n w cor 172d st, 30.5x95.2x30.5x95.2. Prior mt \$10,000. Aug 12, 1 yr, 4 1/2%. Aug 16, 1910. 11:2905. 5,000

Terrace Construction Co to Louise Pinner & Leo Pinner exrs Max Pinner. Fordham road, s s, abt 99 e Loring pl, & being lot 113 amended map property Cammann estate, Fordham Heights. Aug 15, due July 1, 1913, 6%. Aug 16, 1910. 11:3225. 3,125

Wasserman, Benoit with Wm S P Shields & ano. Barretto st, w s, 29.7 s 169th st, 25x131.10x25.4x136.1. Extension of \$12,000 mt until July 2, 1913, at 6%. June 20. Aug 12, 1910. 10:2718. nom

Weeks, Wm C to H U Singhi Realty Co. Morris av, No 2650, e s, 80 s Kingsbridge road, 16.8x105. P M. Prior mt \$7,000. Aug 12, 2 yrs, 6%. Aug 13, 1910. 11:3177. 1,000

Worcester Construction Co with David F Butcher. 3d av, w s, 201.9 n 173d st, 50.1x131.8x50x131.3. Extension of \$7,500 mt until Aug 2, 1913, at % as per bond. Aug 9. Aug 13, 1910. 11:2921. nom

Watstein, Saml to David Gordon. Dawson st, No 683, n s, 166.8 w Leggett av, 16.8x80.11x—x74.7. Prior mort \$—. Aug 17, 3 yrs, 6%. Aug 18, 1910. 10:2687. 2,000

Wichtendahl, Ernst F to Manhattan Mortgage Co. 139th st, n s, 100 e St Anns av, 25x100. Prior mort \$—. Aug 17, due, &c, as per bond. Aug 18, 1910. 10:2551. 4,000

Zingales Construction Co to Manhattan Mortgage Co. West Farms road, n w cor Freeman st, 56.5x137.1 to Longfellow av x54.8x 88.10, except part for road. Prior mort \$—. Aug 16, due, &c, as per bond. Aug 18, 1910. 11:3007. 55,000

Same to same. Same property. Certificate as to above mort. Aug 16. Aug 18, 1910. 11:3007.

### JUDGMENTS IN FORECLOSURE SUITS.

Aug. 11.  
120th st, Nos 325 & 327 E. Lawyers Mortgage Co agt Frank Cecil et al; Guy Cary, att'y; Albert P Massey, ref. (Amt due, \$21,628.28.)  
Bathgate av, w s, 25 s 185th st, 25x187.5. City Real Estate Co agt Geo H Rosenthal; Harold Swain, att'y; Denis O'L Cohalan, ref. (Amt due, \$6,377.17.)  
226th st, n s, 306 e White Plains rd, 25x114. Jos S Brown agt Michael Costabile et al; Hillquit & Hillquit, att'ys; Jos Gallagher, ref. (Amt due, \$404.70.)  
Aug. 12.  
Wadsworth av, w s, 166.1 n 187th st, 23.8x95. Emma C Sillcocks agt Thos J Meehan; Fredk A Southworth, att'y; S Stanwood Menken, ref. (Amt due, \$7,887.29.)  
Aug. 13.  
13th st, n s, 88 e Av B, 25x103.3. Anna Amend agt Julius Karlsberg; Amend & Amend, att'ys; Ambrose & O'Connell, ref. (Amt due, \$8,063.52.)  
Water st, No 428. Fannie Cronheim agt Erna Herz; Strouse & Strauss, att'ys; James Kearney, ref. (Amt due, \$5,842.26.)  
Aug. 15.  
Walton av, w s, 468.9 s Highbridge rd, 318.9x 101.5. Hamilton Securities Co agt Walton

Building Co; Fletcher, Sillcocks & Leahy, att'ys; Colin W MacLennan, ref. (Amt due, \$93,536.50.)  
Aug. 16.  
Lenox av, s e cor 143d st, 24.11x85. Corn Exchange Realty Co agt Spencer-Blake Realty Co; John P Everett, att'y; Henry P Keith, ref. (Amt due, \$13,299.)  
Aug. 17.  
3d av, e s, 255.2 n 178th st, 50x108.2. Isidor Cline agt Northwestern Realty Co et al; Lese & Connolly, att'ys; Francis W Pollock, ref. (Amt due, \$10,953.86.)  
Aug. 13.  
33d st, s s, 83.4 w 2d av, 16.8x74. Mamie Boyce agt Herman Trost et al; partition; att'ys, Niebrugge & Maxfield.  
Aug. 15.  
Grove st, n w cor Brook av, 44.6x213.6x irreg. Edward O'Connor et al agt Jno J Gillen et al; action to foreclose mechanics lien; att'y, B J Kelly.  
19th st, No 264 West. Robert Kopp agt Sally A Neubauer et al; foreclosure of a transfer of tax lien; att'y, W C Findlay.  
Aug. 16.  
Plot 9, southerly quarter, Plot 48, southerly half, all of Plot 491 and easterly half of Plot

492, map of Arden property, Westchester. Geo P Shirmer admr agt Walter W Taylor et al; accounting; att'ys, Fitch, Slater & Randall.  
121st st, No 309 E. Jonas King et al agt Saml H Lekrer et al; action to foreclose mechanics lien; att'y, L Freiman.  
Washington av, No 1685. Louis Bemy agt Rebecca Miller et al; accounting; att'y, Morrison & Schiff.  
Aug. 17.  
37th st, Nos 207 to 211 E.  
75th st, No 59 E.  
Paul Kiernan et al agt Louis R Hall et al; action to declare conveyance mortgage; att'ys, Reeves, Todd & Swain.  
Crotona av, No 1917. Moses M Sahler agt Ludwig E Goetz; action to declare assignment of mortgage void; att'ys, Grauer & Rathkopf.  
Aug. 18.  
No Lis Pendens filed this day.  
Aug. 19.  
West 3d st, Nos 134 & 136 West.  
Minetta Lane, No 22.  
Wm S McCotter agt Gustav Baumann; specific performance; att'y, J J Buckley.  
24th st, n s, 122 w 2d av, 24.4x98.8. Geo B Henn agt Hannah Devoe et al; notice of levy; att'y, C M Russell.

# 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.

## FORECLOSURE SUITS.

- Aug. 13.  
101st st, No 327 East. Max J Bernheim agt Nicola Bochicchio et al; att'y, H G Hecht.  
Av C, Nos 121-123. Louis Blum agt Wolf Greenberg et al; att'ys, Reed & Pallster.  
139th st, No 518 East. Albany Savings Bank agt Abram Abelman et al; att'y, Tracey, Cooper & Townsend.
- Aug. 15.  
76th st, No 226 E. Benjamin Schmeidler agt Abraham Rukofsky et al; amended; att'y, W M Golden, Jr.  
76th st, No 228 E. Henry Schmeidler agt Abraham Rukofsky et al; amended; att'y, W M Golden, Jr.  
99th st, n s, 105 w 2d av, 37.6x100.11. New York Protestant Episcopal Public School agt Barnett Miller et al; att'ys, Nash & Jones.  
17th st, Nos 230 to 234 W. Seymour Realty Co agt Alexander W Fraser et al; att'ys, Kurzman & Frankenheimer.
- Aug. 16.  
Nelson av, s w cor Wright av, 200x100. Wilson av, s w cor Amundson av, 200x125; Murock av, e s, lots 12 to 31, block 4, section A; Hill av, lots 1 to 11, 62 to 66, block 4, section A, Bronx. North Central Realty Co agt Elanor Blackman et al admrx; att'ys, Reeves, Todd & Swayne.  
Brook av, e s, 62.9 n 139th st, 37.8x103.9, and Brook av, e s, 25.1 n 139th st, 37.8x100.1. Jonas Reuttinger agt Haas-Lippman Construction Co et al; att'ys, A S Frank.  
Columbia st, No 98. Henry Dreyer agt Max Wolff et al; att'y, I L Broadwin.  
81st st, No 115 East. Julius A Siegel agt Emma F Mulvany et al; att'y, J Powell.  
99th st, n s, 142.6 w 2d av, 37.8x100.11. Frederick W Kroehle agt Abraham Ravitch et al; att'y, L W Osterweis.  
117th st, Nos 527-529 East. David Gordon agt Emma C West et al; att'ys, Engel Bros.  
78th st, s s, 119 w Av A, 25x102.2. Mollie Reiser agt Berent C Gerken et al; att'y, L B Alterman.  
Anthony av, No 1682. Jacob Burch agt Isaac Brown et al; att'ys, Feltenstein & Rosenstein.  
2d av, w s, 75.9 s 95th st, 25x80. Eberhard Pantle agt John Kohl et al; att'y, H Weismann.
- Aug. 17.  
Andrews av, No 2229. Seymour K Fuller agt Elizabeth J Willwood; att'y, J A Thompson.  
123d st, No 525 West. James Shea agt Julia Shea; att'ys, G B & E Goldschmidt.  
62d st, Nos 35 & 37 East. Mutual Life Ins Co of N Y agt Eleanor I Keller et al; att'y, J McKeen.
- Aug. 18.  
Jefferson av, n s, 50 e Bracken av, 125x100.  
Jefferson av, n s, 125 w Monaghan av, 50x100. Three actions. Emma L Chidsey agt Jno T Norton et al; att'y, R D Alling.  
153d st, No 540 West. Edith M de M Holtfeldt agt Chas R Smith exr et al; att'ys, McLaughlin & Stern.
- Aug. 19.  
Bond st, No 33. Edw H Floyd-Jones, trustee agt Bridget M Connell et al; att'y, O S Carroll.  
99th st, No 231 East. N Y Protestant Episcopal Public School agt Barnett Miller et al; amended; att'ys, Nash & Jones.  
Lots 73 & 74, Sec 11, Block 2823. Alfred G Reeves et al agt Maria Sanguanini et al; att'y, H Reeves.  
75th st, No 275 E. Augusta Levy agt Armin H Mittleman et al; att'y, N Friedman.
- JUDGMENTS.**
- Aug.  
13 Altieri, Carmine & Antonio De Pasquale—F Kuhn .....469.65  
15 Arnstein, Hugo—Schmitt & Schwandenfluegel .....583.51  
15 Aievoli, Raffalle—J E Ellery .....47.41  
16 Adroga, Guisepppe & Dominick Fusaro—The People of the State of New York .....2,500.00  
16 Abbate, Domenick, Vittore Signore & Santillo Signore—The People of the State of New York .....1,000.00  
17 Altschul, Susie J et al—Audubon Mortgage Co. ....521.41  
17 Ashton, Claude C—Swift Co. ....516.27  
18 Adler, Philip et al—Terminal Warehouse Co. ....715.21  
18 Avery, Geo L—N Y Telephone Co. ....35.96  
18 Avery, Isabell—the same .....21.53  
18 Albertson, Augusta or Mason—S Dokshizky .....179.80  
18 Auerbach, Isador J—E W Knapp .....572.54  
18 Arolotta, Jos—Woodbury Bottle Works.351.92  
19 Arata, Jno—Importers & Traders National Bank .....costs, 23.26  
19 Amron, Jacob—A D Kahn et al. ....808.70  
19 the same—H T Darling .....216.35  
13 Burger, Anthony F—New York Tel Co.92.04  
13 Boom, Maurice—the same .....99.51  
13 Borelli, Louis & Myrtle Bowman—A Origet et al .....1,224.38  
13 Blauvelt, Wilmer C—M J Then .....121.59  
13 Breen, George H—C F Jewell .....191.87  
13 Bedell, Thos H—W F Corwin .....143.39  
13 Belgrave, Jos C—F E Belgrave.costs, 64.25  
13 Baroudi, Wm—Beacon Cloak Co. ....175.80  
13 Brady, Bernard & Patrick McCann—J W Mears .....90.74  
15 Bedell, Clarence—B Berkman .....28.93  
15 Bernstein, Freeman—John Forsythe .....77.74  
16 Blau, Max—N Garmise .....73.41  
16 Berliner, Israel—The H B Claflin Co.183.61  
16 Bigelow, Nettie, Francis & William S, Jr —T J Hays, trustee .....30.91  
16 Britwitz, Arthur—the same .....132.93  
16 Bigelow, Wm D—S Glantz .....21.16  
17 Butler, Francis A et al—Corn Exchange Bank .....1,457.29  
17 Balsamo, Jos S—Reich Reinhart Co.31.28  
17 Breen, Wm J et al—Richardson & Boynton Co. ....92.15  
17 Bradshaw, Frank M—R Biei .....388.64  
18 Baxter, Daniel et al—A Karlin et al.120.51  
18 Brandstadter, Harry et al—M Lieberman .....123.45  
18 Byerley, Lillian—N Y Telephone Co. ....40.60  
18 Benson, Charles—Bennett Sloan & Co.152.06  
18 Berry, Harry J—L Martin .....2,648.03  
19 Burfiend, George—Jacksonville Packing Co. ....63.31  
19 Borsodi, William—F J Becroft .....337.43  
19 Brandreth, Ralph—H D Winans & May, Inc .....291.87  
19 Beers, Henry S et al—A J Oliver .....1,975.40  
13 Cohen, Jacob—B Lipiansky .....60.75  
13 Calvi, Minerva P—Alfred Peats Co. ....137.40  
15 Carroll, Ellie F—E G Levy .....176.91  
15 Cohen, Philip—L Winansky .....505.79  
15 Comillucci, Frank—S Paina .....324.96  
46 Ciccarone, Adamo—J Kond .....126.04  
16 Curran, Jno J—Jetter Brewing Co.1,744.56  
17 Carnochan, Frances A—Wyckoff, Church & Partridge .....253.66  
17 Conover, Henry M et al—L Weill .....820.15  
17 Cicarelli, Vincenzo—V Palumbo .....65.22  
17 Cicarelli, Vincenzo & Scipione—V Palumbo .....207.29  
17 Crockett, Thos B—Ardelle Realty Co.490.47  
17 Childs, John C—Everett Distilling Co.99.22  
17 Chertafian, Sarkis—M Chertafian .....402.72  
18 Casey, Anthony—Beacons Falls Rubber Shoe Co of N Y .....97.43  
18 Casabona, Anthony—N Y Telephone Co. ....35.27  
18 Caswell, Frederick B—C A O'Donohue.77.75  
18 Cohen, Isidor D—New Haven Clock Co.421.18  
18 Cardozo, Robert E et al—B A Caraco.92.82  
19 Carner, Isaac—J Mayerhoff .....79.65  
19 Collins, Chas W—J L Woldenberg .....541.54  
19 Calama, Gus—A Silz .....539.74  
19 Clark, Wm J—C de R Moore .....1,566.71  
19 Cronemeyer, Chas—S Day .....37.45  
19 Cannon, Ackley A et al—Disbrow Cordage Co. ....22.07  
19 Carter, Helen—W J Salomon .....34.65  
19 Cassidy, Thomas M—R H Bythiner .....356.52  
13 Delmarie, Oliver J—Auerbach & Co. ....66.97  
19 Dingle, William J—J K Dimmick .....1,763.26  
16 Donnelly, Daniel Jr—H Blake Stratton & Co. ....146.64  
17 Dressler, Marie—S L Thompson .....52.41  
18 Distler, Jno, Jr—E H Hazen .....116.42  
18 Deutsch, Bernard S—N Y Telephone Co.258.16  
18 Deutscher, Bernhard—Diehl Mfg Co.107.53  
18 Delana, Antonia or Anthony Delano—E I Du Pont De Nemours Powder Co.101.75  
19 Dolsen, Robert W—J Jantzen .....64.31  
19 d'esque, Jean L et al—Manhattan Press .....577.42  
18 Everts, Ulysses D—I L Aldeman .....34.20  
16 Eisenberg, Meyer—The H B Claflin Co.107.79  
19 Eisner, Theodore D—N Y Metal Ceiling Co. ....96.77  
13 Friedner, Abe & Henry Marks—I Lewis.53.65  
13 Fagin, Joseph—L Balkin .....34.52  
13 Fischer, Chas & Harry Foiten—C Schefer et al .....620.58  
15 Fusco, Vincenzo—M W Rieser.costs, 23.58  
15 Flynn, Jeremiah—P W Engs & Sons.111.86  
16 Fort, William L—F C Holden .....53.34  
16 Flutie, Elias A—S Hamra et al .....112.91  
16 Farley, John L—B W Foss .....88.29  
17 Fessendent, Levi A—J I Bacot.costs, 117.16  
17\*Fischer, Chas et al—J F Degener et al .....1,131.03  
17 Feilen, Harry et al—the same .....1,131.08  
17 Flannery, Wm H et al—Corn Exchange Bank .....1,457.29  
18 Feist, Julia T & Louis Jr—T J Farrell.322.51  
18 Feinberg, Sion et al—N Y Telephone Co.35.53  
18\*Falkoff, Samuel H et al—Sunrise Cloak Suit Co. ....66.70  
19 Feibel, Philip et al—J J Maddox .....63.17  
19 Feldman, Isidore gdn—M Blum.costs, 23.26  
13 Galati, Antonio—P Reddy & T J McLaughlin & Sons .....costs, 68.43  
13 Gerhards, Albert—H G Silleck, Jr .....428.71  
13 Gordon, Mary E—F A Lowe .....456.52  
13 Goubert, Auguste A & National Surety Co—The American National Bank .....323.62  
13 Gillis, William J—G Freyberg et al.82.59  
15 Greenspan, Augusta—B Kallet .....149.98  
15 Garson, Ike—The Great Lafayette Co.313.72  
15 Gibbs, Mary E—Navarre Hotel & Improvement Co. ....1,699.71  
15 Geaney, John P—I E Pasternick .....25.41  
15 Goldberg, Ignatius—C Kennedy .....214.40  
15 Goldstein, Jacob—S A Tarlen .....63.41  
16 Goldman, Annie & Max Huberman—The People of the State of New York .....1,500.00  
16 Gorman, Bernard J—R P Miller, Supt. ....costs, 27.85  
16 Gurnie, Wm—Schwarzschild & Sulzberger .....150.32  
16 Gross, Benjamin—The H B Claflin Co. ....52.21  
16 Golden, Jacob—the same .....381.81  
16 Geisenberger, Mathew & Amanda—C Jamson et al, trustees .....247.73  
17 Gibbons, Richard H C—C R Bard .....90.24  
17 Goldberg, From S—A Weiss .....353.87  
17 Griffin, Wm R—K V Clarke .....464.16  
17 Greenblatt, Nathan—Clara de Hirsch Home for Working Girls of N Y .....3,047.44  
18 Golden, Alfred H—J De Wolf .....86.69  
18 Goldberg, Simon et al—N Y Telephone Co. ....28.29  
19 Gruenthal, Anthony F & Nellie—H S Brower .....454.25  
19 Goldstein, Israel—S Dashew .....82.65  
19\*Goldsmith, Saml et al—State Bank .....196.09  
19 Galgano, Nicola—D Von Heim .....667.52  
19 Gillis, Thos—Sheffield Farms Slawson Decking Co. ....64.81  
13 Howard, Edward—Curtis Blaisdell Co.71.87  
15 Hohn, John P—F H Smart et al .....97.15  
15 Hanneman, Louis J—F Erler .....192.62  
15 Havelicheck, Mary—D Schmidt.costs, 23.26  
16 Hof, Henry & Maurice M Balsam—The People of the State of New York .....1,000.00  
16 Heller, Bertha—N Kottler et al .....45.66  
16 Hines, Michell—A Abraham et al .....129.19  
17 Harris, Laura E—N Y Telephone Co. ....21.84  
17 Herschkovetz, Max—the same .....24.49  
17 Heydecker, Henry R—F Merritt .....97.40  
17 Heyl, Geo E—E T Murdoch .....845.05  
17 Hirschhorn, Jos—D Spitzer et al .....174.75  
17 Henriques, John C—Rockland Rockport Lime Co. ....149.52  
17 Hendrickson, Jos E—Brooklyn Taxicab Co. ....233.54  
18 Hein, Isa W—E V Hein .....costs, 109.20  
18 Halstead, Joseph—N Y Telephone Co. ....24.84  
19 Hopkins, W Lozier—J Bailey .....44.41  
19 Heddendorf, Wm H—Long Dock Mills & Elevator .....356.35  
19 Howard, Leonard H—Disbrow Cordage Co. ....21.10  
19 Hastings, Gilbert C—C F Bloomer .....116.91  
19 Hart, Max M—Citizens Trust Co. ....2,626.95  
19 Hendel, Mrs A or Ada Tobey—H Samuels et al .....68.61  
17 Ireland, Mary A—N Y Telephone Co.76.01  
13 Jones, Gordon T—J L Greenbaum .....287.87  
16 Just, Oser—A Kadish et al .....30.40  
18 Jackson, Samuel et al—N Y Telephone Co. ....35.53  
18 Jordan, Jacob H et al—Sunrise Cloak Suit Co. ....66.70  
19 Jones, Wm H & Jno P\*—Gude Bros Kieffer Co. ....17.15  
19 Johnston, Albert S—M Cowen Co, Inc. ....83.82  
19 Jaffe, Marcus H—I Jaffe .....173.97  
19 Jones, Hugh et al—E L Sykes .....264.67  
19 Jeffers, Frank B—J A Koomtz et al.635.00  
13 Kaidensky, Abraham—S Livine .....52.15  
15 Klein, Louis—H Meyers .....228.74  
15 Kubler, Gustave A—I H Lehmann Co.713.88  
15 Kapp, Chas A—American Felt Co. ....96.24  
15 Kramer, Harry & Jas Siculor—N Mann et al .....122.87  
15 Krouse, Henry—S W Reynolds .....145.22  
16 Kohn, Louis—The H B Claflin Co. ....254.86  
16 Kayata, Albert—R Bofysal .....175.73  
16 Kohlweiler, Jacob—D Serra .....526.40  
16 the same—A Crocchia .....250.00  
17 Koch, Lydia B—H G Street .....23.49  
17 Krugel, John J et al—Anheuser Busch Agency .....186.16  
17 Kirk, Chas J—J R Robbins .....101.30  
18 Keller, Christine et al—A Karlan et al.120.51  
18 Klosty, Henry—J A Murray et al .....115.07  
18 Kelley, Jno—J Sinnott .....156.59  
19 Knorr, Wm—W F Meyer .....171.91  
19 Kraut, Louis et al—L Goldberg .....82.50  
19 Kraft, Fred—National Cash Register Co. ....448.05  
19 Kearney, Jno E et al—Manhattan Press .....577.42  
13 Levy, Saml—J Meurer .....236.45  
17 Lowander, John A—J J Breen et al .....266.12  
15 Lawson, Victor—Standard Sales Co. ....16.92  
16 Lupkin, Daniel I—Sun Insurance Office .....88.74  
16 Levinson, Samuel—The H B Claflin Co.121.70  
17 Loog, John D et al—N Y Telephone Co.50.97  
17 Liegry, Helen—J H Fay .....435.25  
17 Londoner, Isidor—State Bank .....271.00  
17\*Levin, Abraham et al—Audubon Mort Co. ....521.41  
18 Lippman, Sol L—N Y Telephone Co. ....60.27  
18 Lewis, Jos—the same .....24.47  
18 Labes, Hyman et al—the same .....33.12  
18 Loebie, August H—H W Johns Manville Co. ....78.73  
19 Lenz, Albert J—A Blum Jr's Son .....29.30  
19 Levy, Saml—P Ballantine & Sons .....53.64  
19 Lo Furno, Filippo—G N Bruno .....36.41  
19 Loewenberg, Carl—M Cammann .....70.36  
19 Littenberg, Solomon & Max—J F Degener et al .....1,089.86  
19 Lipson, Howard S—E Lipson .....costs, 35.27  
13 McKeel, Wm H—S Salzano .....52.47  
13 Marquandt, Chas W—A W Schwartz.26.51  
13 Malone, Olivette Burnham—Hennessy Realty Co. ....112.56  
15 Mitchel, Morris—N Becker .....122.40  
15 Miller, Durando—M Goldstein et al .....79.40  
15 Martin, John H & Josephine B—C J Guilmette .....483.65  
15 Marks, Isaac M—Parke, Davis & Co. ....35.91  
16 Merindino, Concetta & Antonio—C E Gates & Co. ....525.70  
16 Marshall, Wilbur A—The Baltimore & Ohio R R Co. ....1,475.95  
16 Meetye, Dempsey P—A Abraham et al.18.78  
17\*Matile, John et al—Anheuser Busch Agency .....186.16  
17 Meehan, M Frank—N Y Telephone Co.191.68  
17 McBride, Jas—A E Silverman .....17.72  
17 McClellan, Alfred C & Edw B\*—N Y Telephone Co. ....412.94  
18 Mallardi, Joseph—J A Mahstedt Lumber Coal Co. ....206.50  
18 Mangel, Henry—H Lesser .....41.41  
18\*Manneke, Ernie et al—Terminal Warehouse Co. ....751.21  
18 Mabie, Almina P—M T Bringhurst .....420.31  
18 Mossman, Roland W—N Y Telephone Co. ....70.21  
18 Mason, or Albertson, Augusta—A Dokshizky .....179.80  
19 Miller, Sidney B et al—State Bank .....196.09  
19 Messer, Adolph et al—L Goldberg .....82.50  
19 Mendelson, Isidore et al—I Rosinsky.387.96  
19 Miller, Edw—B Lowenfels & Co. ....396.18  
19 Maurice, Robt J—A C Maerke .....659.22  
19 Merritt, Wm—J Jaburg et al .....114.58  
19 Merksamer, Solomon—State Bank .....5,234.49  
19 McNerny, Edward—Caesar Misch, Inc. 35.41  
19 McDermott, Jno—P Clarke .....228.02  
13 Neely, Chas W—The Trust Co of America .....321.72  
15 Nugent, Elizabeth—P Corbett .....19.18  
16 Nell, Elizabeth—C J Wells .....111.90  
16 Nemes, Michael—I Weidbart .....150.56  
17 Newman, Lena—E Warsawski .....140.71

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- 18 Nevins, Thos A—J Merrill...costs, 1,580.39
19 Nelson, Albt G—Ransome Concrete Machinery Co... 239.90
13 O'Neil, Arthur—New York Tel Co... 32.91
17 Orr, Marie—W Meyer... 124.45
17 O'Connor, Kate—M C Kreilshiemer... 569.32
18 Orenstein, Jos & Jennie et al—M Rosenberg... 2,000.00
18 Orr, Frank—Ludwig Nissen & Co... 81.50
19 O'Toole, Bernard J—J Goldfish... 31.91
19 Osboodby, Russell H—E B Bennett... 627.86
19 O'Toole, Bernard J—R Thedford... 83.77
19 O'Beirne, Jas R et al—A J Oliver... 1,875.40
13 Peter, Simon—New York Tel Co... 25.13
13 Peterson, Samuel E—New York Tel Co... 61.22
15 Park, Edw & Jane—W Reitman, agent... 16.40
15 Panser, Julius—G F Lawrence... 70.81
15 Pearlman, Benjamin—I Lipshitz et al... 74.26
15 Paul, Eugene—H Sacks et al... 4,446.91
16 Perlman, Bernard—Metropolitan Aluminum Mfg Co... 107.21
16 Pier, Geo Wood—M I Fox... 134.19
16 Pringle, Willard M—A Abraham et al... 82.35
16 Peper, Marie Josephine—Bacon Coal Co... 142.42
17 Platzner, Saml et al—N Y Telephone Co... 24.86
17 Puckhaber, Herman—S Crooks et al... 59.65
18 Pratt, Walter P & Carrie L—First National Bank of Binghamton... 186.33
19 Prince, Morris et al—I Rosinsky... 387.96
19 Painter, Emily G & Saml G—G Waddington... 2,851.28
19 Quinn, May—Caesar Misch, Inc... 34.91
19 Quinn, Michael—Caesar Misch, Inc... 67.21
15 Rosenthal, Samuel & Philip Wolstetter—S Katz... 203.05
15 Reiser, Max—Wick Narrow Fabric Co... 138.77
15 Richardson, William H—F Neimeyer... 73.17
15 Reed, Theodore F & Julia A—W H Crombie... 916.15
15 Reed, Theodore F—W C Crombie... 149.51
16 Renkaw, Morris & Wolf Salzman—The People of the State of New York... 1,000.00
17 Rieger, Carl L—W Stahl et al... 64.72
17 Ruditz, Samuel et al—J F Degener et al... 1,131.08
17 Russo, Michele & Teresina—T De Matthaes... 38.01
17 Rosen, Max—Gas Consumers Assn... 40.65
17 Rinder, Herman—J Herskowitz... 129.81
17 Ritter, Henry S—L Reichstadt... 831.87
18 Rosenbaum, Adolph et al—M Lieberman... 123.45
18 Robinson, Frederick—M Normoyle et al... 80.96
18 Raeder, Chas et al—N Y Telephone Co... 28.29
18 Rabinowitz, Louis et al—the same... 33.12
18 Robertson, Jos L—E D Girvan... 3,009.19
18 Rosenberg, Nathan—N Marks... 583.19
18 Reilly, Peter J—Bernheimer & Schwartz Pilsener Brewing Co... 208.26
19 Reilly, Chas M—P Ballentine & Sons... 287.30
19 Romm, Hyman—Lawyers Mortgage Co... 1,076.87
19 the same—the same... 945.87
13 Sheffield, Justus P—New York Tel Co... 21.12
13 Siegel, Irwin T & Flora Basch—New York Tel Co... 60.58
13 Struelow, Emil—New York Tel Co... 31.18
13 Schaus, John Jr—J Krebb, Jr, et al... 79.05
13 Scudder, Aubry P—A Loewenberger... 129.05
13 Sheldon, William H—C W Sherwood... 226.50
13 Spitz, Eugene—M I Klein... 68.16
13 Schwartz, Nathan & Henry; also Meyer Hurwitz & Morris Agranoff—D Gordon... 2,124.82
15 Schumacker, Wm H—H Birnbaum... 258.13
15 Schulman, Chas—Kirkman & Sons... 45.01
15 Switzer, Chas—F Manley... 31.41
15 Schmidt, Rudolph—I Plonsky... 25.64
15 Seib, Geo—L Keller... 195.91
15 Stokes, Belle N—S Strauss, Inc... 95.51
15 Schlessel, Leopold & Nathan Gordon—H Marks et al... 25.00
15 Sherwood, Wesley W & Amelia F—A Jacobus... 4,003.53
15 Schlestein, Mortimer—L P Morton... 379.43
15 Sherwood, Robt E—Mutual Life Ins Co of N Y... 4,332.67
15 Stein, Abt—J Staum et al... 442.67
16 Signor, Nettore & Santilla; also Domenick Abbate—The People of the State of New York... 1,000.00
16 Schoenblum, Rosie & Jos N Tomack—the same... 1,000.00
16 Sedgi, Michael & Michael Schaefer—the same... 500.00
16 Schaefer, Herbert W—F W Heinzer... 10.72
16 Sherman, Max & Benj I Rindskopf... 163.72
16 Stewart, John H—J F Ahern, Pres... costs, 122.35
16 Saylor, Austin C—The H B Claflin Co... 127.41
16 Stadler, Chas—G Shapiro... 115.98
17 Southard, Edw C—N Y Telephone Co... 57.30
17 Scott, Edwin L—W C Richardson... 62.44
17 Setzer, Jos F—F Westheimer et al... 163.85
17 Stacy, Chas S—Hendrik Hudson Co... 1,116.43
17 Simons, Frederick C et al—L Weill... 820.15
17 Selly, Edw J et al—Simpson Crawford Co... 59.91
18 Simons, Charles et al—Sunrise Cloak & Suit Co... 66.70
18 Spilckhaver, Wm J—E P Schultze... 104.36
18 Spiff, Irving & Jennie—N Y Telephone Co... 48.76
18 Salkowitz, Louis—I Schechter... 35.65
18 Steinberg, Sol & Fannie et al—M Rosenberg... 2,000.00
18 Schimelman, Rosie et al—N Y Telephone Co... 33.12
18 Schpengler, Gustav gdn—Jos Stern & Sons... costs, 23.26
18 Smith, Frank H—Palmer & Singer Mfg Co... costs, 33.26
19 Seltzer, Isack, Pres—M Miodownik... 15.61
19 Stickney, Chas L—Curtis Blaisdell Co... 118.31
19 Stern, Fred L et al—J J Maddox... 63.17
19 Searles, A Clayton & Mary H—C K Covert... 181.65
19 Schafferman, Ada et al—E J Riesser... 2,873.03

- 19 Smith, Fredk W et al—Disbrow Cordage Co... 22.07
13 Thayer, George L—New York Tel Co... 100.23
15 Tichy, Jos & Mary—Schmitt & Schwanenflugel... 1,364.49
15 Tolch, Samuel—The Rice & Hutchins N Y Co... 106.21
15 Tower, William T—Star Blue Print Co... 222.04
16 Tabak, Isidor—B Wilensky... 73.79
16 Trunka, Elsa—B J Weil... costs, 69.68
17 Troy, Isaiah F—E M Hydemann et al... 107.55
17 Tamsen, Werner E et al—N Y Telephone Co... 50.97
18 Tanner, Edward—E A Strout Co... 39.72
19 Taus, Jos S—Bernheimer Bros & Co... 118.01
19 Tobey, Ada or Mrs A Hendel—H Samuels et al... 68.61
15 Vidal, Jos E, Jr—Standard Sales Co... 46.93
16 Van Boyer, Henry—M L S Nichols... costs, 116.75
17 Vieau, Cassimie J et al—Simpson Crawford Co... 59.91
13 Wells, Mary A—New York Tel Co... 33.41
13 Wallach, William Rousseau—New York Tel Co... 32.75
15 Wideroff, Adolf—V Loewer's Gambrius Brewery Co... 433.85
15 Ward, Chas M—M Schling... 70.20
16 Westermann, Rose—The H B Claflin Co... 136.06
16 Winchell, Virgil H—Biehl Estate Cor... 255.02
17 Wilson, Maude Y B—Sackett & Wilhelms Co... 1,858.70
17 Weber, Henry et al—N Y Telephone Co... 24.86
17 Whitek, Wm J—St Pauls School... 1,335.75
17 Wolfson, Joseph—Reich Reinhart Co... 42.77
17 Weill, Henry M—L I Hallett... 129.45
18 Vannereau, Elsie—M L d'Aurencon... 787.69
18 Wegshler, Hirsh & Perl et al—M Rosenberg... 2,000.00
19 Whitridge, Fredk W recvr—F Latargia... 96.17
19 Weill, Hattie et al—E J Riesser... 2,873.03
19 Wing, Wong—G C Dok... 469.27
17 Yelin, Sam—C Salz et al... 116.46
15 Zollinger, Stephen—W Reitman... 29.40
17 Zanetti, Frank—J Marcus Woodworking Co... 299.41

CORPORATIONS.

- 13 Agranoff—D Gordon... 2,124.82
13 507 West 161st St Co—John Bell Co... 519.72
13 Graham Holding Co, Isaac Parshelsky & Samuel Sheindelmann—Empire Brick & Supply Co... 167.78
13 Randall & Robinson Co—New York Tel Co... 64.15
15 Goldsmith & Goldberg Co—Box Board & Lining Co... 137.57
15 Modern Auto Co—Thos Gill Soap Co... 33.49
15 N Y C & H R R R Co—J Satore... 750.00
15 Richtman Sussman Co—D S Walton et al... 511.66
15 Robert Friedman Construction Co—S Kandel... 271.99
15 the same—the same... 273.25
15 N Y C & H R R R Co—J H Jones... 10,358.88
16 Beneficial Realty Construction Co—C Abraham et al... 22.90
16 Congregation Anshe Borisoff & Minsk—L M Levine... 331.12
16 Kenyon Robinson Co—Universal Coal Co... 105.30
16 Mexico Onyx Quarry Co—D J Kelly... costs, 249.91
16 City of N Y—J E Carroll... 300.00
16 Rector Church Warden & Co of Trinity Church—E Rafter et al... costs, 6.91
17 Hudson Cafe Co—N Y Telephone Co... 68.18
17 F H Johnson & Co—the same... 28.43
17 Hollis Mining Co—the same... 31.30
17 Jackson Advertising Co—N Y Telephone Co... 35.04
17 Roberts Chemical Co—Erie R R Co... 42.44
17 Giant Blasting Powder Co et al—Audubon Mortgage Co... 521.41
17 N Y Taxicab Co—Hawk & Wetherbee et al... costs, 135.97
17 Clarence E Tucker Co—C H Dow... 25.66
17 Presburg & Co Inc—C Caputo... 61.01
17 Prospect Parquet Floor Co—L Saxl... 417.50
17 Architects Standard Bronze Co et al—Sampson Crawford Co... 59.91
17 Co-operative Construction Co et al—Richardson & Boynton Co... 92.15
18 New York Cableway & Engineering Co—F O Clukies... 875.84
18 Grace Van Studdiford Amusement Co—N Y Telephone Co... 38.38
18 Boggs & Stevens Co—the same... 80.75
18 Interstate Land & Building Co-operative Assn—National Engraving & Embossing Co... 332.86
18 Horsfall Construction—N Y Telephone Co... 59.86
18 Erie Real Estate Co—Suburban Advertising Co... 89.11
18 Sherman Securities Co—Cabin & Co... 442.18
18 Robert Friedman Construction Co—A Gagliano... 529.33
18 Heyl Bros & Co—I Balch Louis... 613.23
19 C Franklin Carr Burial Co—Utica Burial Case Co... 142.30
19 Thomas F Gaynor Co—F N Du Bois et al... 416.87
19 Perfection Wrench Co—S Bloom... 143.21
19 Jacobs & Rosen Co et al—State Bank... 196.09
19 Fordham Wood Working Co—A Welshman Co... 24.22
19 Monarch Iron Works—E Schattman... 64.82
19 Pneumatic Cleaner Equipment Co—W J Lewis... 61.40
19 Burlington Transfer & Storage Co et al—E L Sykes... 264.67
19 the same—the same... 264.67
19 Magnesia Asbestos Co—Phoenix Towing & Transportation Co... 83.43
19 H H Fuller Realty Co—H H Gibson... 311.50
19 Illie Brotherhood et al—A J Oliver... 1,975.40

SATISFIED JUDGMENTS.

Aug. 13, 15, 16, 17, 18 and 19.

- Alman, Friedel—L Mehlsock. 1909... 72.15
Banks, Geo P—Carnege Trust Co. 1908. 2,992.21
Brown, Elmo—Equitable Trust Co of N Y. 1910... 30.06
Beck, Moses—L E Felix. 1910... 59.41
Broschart, David—Bernheim Distilling Co. 1910... 171.30
Boslet, Jacob—M Hyams, 1910... 676.00
Balluff, Wilhelmina—E Schweizer. 1908. 273.61
Cowe, Wm A—J D Rishell. 1910... 1,153.08
Cohen, Harris & Abraham—City of N Y. 1910... 59.65
D'Angelo, Antonio—E Leikowitz. 1910... 70.62
Deschoux, Josephine—City of N Y. 1905. 169.83
Flynn, Dennis T & Morton I Katz—J Boderman. 1910... 146.95
Fitzgerald, Thos F, as Pres, &c—A Suesskind. 1910... 39.44
Same—same. 1910... 172.72
Fallottico, Frank & Giuseppe Cassia—People & Co. 1909... 500.00
Ford, Arthur S—Chance Bros & Co, Ltd. 1908... 2,689.01
Geis, Wm V—Webb & Meyer. 1910... 119.74
Galligan, Jas F, Matthew F Galligan & Thos J O'Reilly, Jr—P Lenane & Bro. 1902. 913.51
Genovese, Frank & Francisco D Asaro—Universal Iron Foundry. 1909... 112.40
Hovey, Leroy F—G H Eiswald, 1910... 43.67
Haire, Robert J—S Brill et al. 1910... 26.85
Hodges, Ernest D—J Schmidt et al. 1910. 42.11
Harris, Isaac & Max Blanck—M Bennett. 1910... 394.19
Ingraham, Ernest F—A Klebold. 1906... 459.67
Jarkow, Jacob S & Tina—I Hammer et al. 1908... 408.50
Kohn, Nathan—D Pototsky et al. 1910... 125.68
Kern, Darline—M Schling. 1910... 62.30
Levy, Carrie—Denzi & Philips. 1909... 140.91
Leslie, Robt L—C L Miller et al. 1910... 296.58
McGillieray, Ellsworth—E Gross. 1910... 99.82
Mitchell, Chas F & Lydia B Koch—E M Bartlett, 1908... 357.54
Malone, Frank E—T Hamberger. 1910... 264.45
Millstein, Isaac—New Idea Pattern Co. 1909... 162.15
Miller, Emanuel C—C N Shurman Investing Co... 274.41
Moss, Louis N, Benjamin S Moss & Israel Wolff—C Stutz. 1902... 161.00
Manes, Jennie & Adolph H Cohen—Cloak & Suit Supply Co. 1910... 93.84
Mittendorf, Wm F—City of N Y. 1910... 260.00
Mulry, Thos M, Jos M F Egan, Thos F Mulry & Harold Swain exrs, &c—J A Monahan. 1908... 28,525.00
Same—J A Monahan et al. 1908... 23,020.00
McIntosh, Hugh D—L Lash. 1910... 162.17
Newman, Jos, Saml & Jno—Harlem Modern Steam Laundry Co. 1907... 241.01
Osius, Fredk J—M Melchior et al. 1910... 252.84
Plimmer, Walter J & Alex Steiner—N Y Tel Co. 1905... 99.69
Percy, Mary N C—M E Pepe et al. 1910... 141.91
Pieper, Maria S—B J Tinney. 1910... 329.67
Pieper, August—B J Tinney. 1910... 329.67
Reinstein, William—J Baran. 1908... 37.40
Roberts, Theodore—E Craig. 1910... 857.87
Rosendorf, Daniel & Saml—T A O'Callaghan. 1909... 3,168.17
Rudden, James—K Ruddin. 1900... 91.94
Russ, Minor O—M A Langbein. 1910... 1,415.90
Shanley, James R—J D Lindsay. 1910. 2,928.45
Same—J D Lindsay. 1910... 444.00
Seidler, Chas—R R Sherwood. 1908... 4,097.06
Schulthies, Anton—K Sakalos. 1909... 189.32
Tinaro, Jos—E Donoho exr. 1910... 696.61
Tearle, John—J Wechsler. 1910... 38.41
Wagner, Jno F—H B Claflin Co. 1910... 11.28
Waterson, Henry—M Thorn. 1909... 1,834.00
Same—same. 1908... 995.94
Weeks, Chas R—M F McDermott. 1905... 103.35
Witt, Rodney—Ivy Courts Realty Co. 1908. 356.91
Wilson, Clinton & Walter J Plimmer—R F Ellis et al. 1905... 153.91
Waldman, David P—N Simon. 1910... 153.91
Weinberg, Max—Salkey & Blumberg Co. 1910... 249.85
Waltz, Bernard M—Gulbert Coombs Co. 1910... 129.83
Walker, Jno F—American Radiator Co. 1908... 119.01
Woska, Anthony & John—E F Bushnell. 1910... 159.18
Wilson, Isaac & Bernard Rockaway—Luman & Johnson, Inc. 1910... 1,789.30
Wolf, Jacob—R Kyle. 1910... 191.25
Zlatnik, Jacob—W Levy. 1910... 87.24
Zimmern, Simon—I Hahn. 1902... 252.25
Zancig, Julius—S A Gorden. 1910... 169.40

CORPORATIONS.

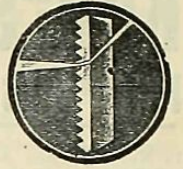
- American Exchange National Bank—A A Goubert et al. 1910... 77.35
Riciadonna Hotel Co, Henry W Heymann, Jno B Heymann & Louise M Heymann—Francis H Leggett & Co. 1910... 189.05
Merchants National Bank—C A Siebold. 1910... 528.17
Mutual Alliance Trust Co of New York—L Steiner. 1909... 1,644.57
Metzler Construction Co—B S Deutsch. 1910... 64.62
N Y C & H R R R Co—J Satore. 1910... 750.00
Proctor & Gamble Co—L F Hovey. 1910. 324.27
Tuttle F Winslow Co—I Newman. 1909. 49.41
Gerard, G H & Son Co—E J Bermingham. 1909... 10,157.78

1Vacated by order of Court. 2Satisfied on appeal. 3Released. 4Reversed. 5Satisfied by execution. 6Annulled and void.

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## MECHANICS' LIENS

Aug. 13.

116—31st st, No 11 East. Wm H White agt Fifth Avenue Investing & Improvement Co & Baldwin Engineering Co.....346.25

117—Division st, No 99. Herman Kientzler agt J George W Moore & Louis Golden.288.00

118—45th st, n s, 271.9 e 7th av. 68.6x100.4. American Radiator Co agt 45th St Exchange & Baldwin Engineering Co.....1,594.81

119—Kingsbridge rd, s w cor Aqueduct av, 266 x—x irreg. Howard & Morse agt Hebrew Infant Orphan Asylum & Baldwin Engineering Co.....2,900.00

120—Pier av, w s, 50 s Emily st, 50x100. Frank Capodilupo agt Matthew O'Brien.401.00

121—6th av, w s, extending from 18th to 19th sts. American Blower Co agt Greenhut Co & Baldwin Engineering Co.....580.00

122—Lenox av, s e cor 143d st, 24x85. Robert Baccary agt Spencer & Black Realty Co & Schaeffer & Harrington .....78.90

123—80th st, No 173 E. Same agt Jno Doe & Potter & Foubister .....145.09

124—4th st, n w cor of 1st av, 25x100. Same agt John Doe & Schaeffer & Harrington. ....180.55

125—Troy st, e s, 100 s 227th st, 100x85. G M Roden agt Geo W Lesley & Cavallo & Co. ....77.93

126—Hoe av, Nos 1034 to 1038. Keystone Equipment Co agt Benjamin F Jackson & C & H Altein .....243.14

127—2d av, e s, between 126th and 127th sts. Fred W Miller agt Harlem River Park Co. ....350.00

### Aug. 15.

128—Fifth av, n e cor of 31st st, 56.9x150. Thomas Holt agt Fifth Avenue Investing & Improvement Co & Baldwin Engineering Co. ....120.00

129—144th st, Nos 26 and 28 West. Jno F Cronin agt James McLaughlin Co & Edward Anderson .....113.67

130—Coster st, n s, 250 e Spofford av, 360x100. Joseph Schuessler, recvr agt Joseph Schwartz .....88.20

131—Southern Boulevard, Nos 418 & 420. Wm Heyman agt Anton Heiss & Elizabeth Ganns .....649.32

132—Grove st, n w cor Brook av, 44.6x213.6x irreg. Edward O'Connor agt John J Gillen. ....353.75

### Aug. 16.

133—Satisfied.

134—5th av, n e cor 31st st, 56.9x150. McMan & Taylor Co agt Fifth Avenue Investment & Improvement Co & Baldwin Engineering Co. ....216.53

135—45th st, Nos 141 to 147 West. McMan & Taylor agt John R Olson, North Fifth st Exchange et al & Baldwin Engineering Co. ....187.12

136—180th st, n s, 70.1 e Mohegan av, 75x 118.2. Gustav Ernst agt Hoffman Eyerberg Construction Co.....1,705.32

137—29th st, Nos 315 and 317 East. Henry E J Scheffer agt East Twenty-ninth St Co. ....470.00

138—Gramercy Park East, Nos 35 to 38. American Radiator Co agt Gramercy Park Club & Baldwin Engineering Co.....129.70

139—Fordham rd, s e cor Loring pl, 28x68. Standard Damp Proofing Co agt Mrs A S Merritt, Knochenhauer & Morelli & Chas Izmirian .....96.00

140—14th st, s s, 450 w 3d av, 25x— to 13th st. McMan & Taylor Co agt City Theatre Co & Baldwin Engineering Co.....80.26

141—55th st, No 307 East. Herman Herst agt David Osterweis .....51.00

142—University pl, s e cor 11th st, 95x99.6. Frankel Display Fixture Co agt Albert Hotel Co.....37.25

143—138th st, Nos 428 to 446 East. Wm E Lyon agt Llewellyn Realty Co.....80.33

144—Morningside av, s w cor 116th st. Harry Bryan agt Nettie & Cyrus P Jones.....195.00

145—Fulton av, n w cor 170th st. Daniel S Leonard agt Liberty Brewing Co.....451.14

146—14th st, No 114 East. W C Davis & Co agt City Theatre Co & Baldwin Engineering Co.....82.60

147—Division st, No 99. B L Abrams agt Geo W Moore & Louis Gordon.....300.70

148—16th st, s s, 300 e Union Square. Fren & Schaefer agt George Bargfeldt & Co & Baldwin Engineering Co.....150.00

149—Pier av, w s, 50 s Emily st, 25x100. C F Howes agt Matthew O'Brien & Frank Capodilupo .....221.00

150—108th st, No 201 West. National Gas & Electric Fixture Co Inc agt Irving Judis Building & Contracting Co & Corin & Osborne .....74.29

151—46th st, Nos 6 & 8 East. W. C. Davis & Co agt Mary E Pinchot & Baldwin Engineering Co.....59.30

152—Kingsbridge rd, Aqueduct av, 192d st & Tee Taw av, the block. McMan & Taylor Co agt Hebrew Infant Asylum & Baldwin Engineering Co.....425.00

### Aug. 17.

153—Amsterdam av, Nos 1529 to 1533. Greason Mfg Co agt Jno Rollmann .....300.00

154—Coster st, e s, 200 s Spofford av, 360x100. John B Dosso agt Feiser Realty & Construction Co.....760.00

155—West Farms rd, No 1095. National Gas & Electric Fixture Co, Inc, agt Friedman Construction Co & Corin & Osborne.....117.13

156—Pier av, w s, 50 s Emily st, 50x100. Laurent Poirier agt Matthew O'Brien & Frank Capodilupo .....50.00

157—Satisfied.

158—127th st, No 270 W. Abraham Mandel agt Sarah Bernstein .....65.00

159—169th st, No 108 East. Same agt Sig-mund Lissner .....15.00

160—34th st, No 142 East. N Y Prism Co agt Carl Damschinsky & D J Comyns & Co. ....800.00

161—121st st, No 309 East. Max Siegel agt Samuel L Lehrer & King & Salkin.....310.00

162—Clinton st, n e cor Rivington st, 100x 27. Woodwork Construction Co agt Joseph D Goldstein & Morris Weinstein.....1,787.00

163—5th av, Nos 303 & 305. Bernard Green-wood Co agt Fifth Avenue Investing & Improvement Co & Baldwin Engineering Co.....438.17

164—Kingsbridge rd, s w cor Aqueduct av, —x—. Johnson Service Co agt Hebrew Infant Asylum & Baldwin Engineering Co. ....1,219.00

165—Daly av, w s, 50 s 178th st, 31x80. Os-waldo Bratti agt Merrivale Realty Co.....81.00

### Aug. 18.

166—Broadway, No 200. Paul Humbert Jr agt Emily A Zollkopf & J D Fowler.....893.82

167—Daly av, w s, 50 s 178th st, 31x100. Giehl Bros agt Merrivale Realty Co.....115.00

168—14th st, Nos 60 & 62 E. Federal Tile Co agt Estate of Courtlant Palmer, Mary A P Draper & Whitehouse Lunch Co.....1,238.60

169—Freeman st, s w cor Longfellow av, 131.6 x109.4. Cerussi Marble Works agt Longfel-low Realty Corporation .....433.61

170—Division st, s s, 186.1 e Market st, 25x 66.3. Samuel Rosenberg agt Louis Winkler & Abram Schultz & Anthony Prokropsvitch. ....349.40

171—138th st, No 634 W. David Hamburger agt Margaret E Weill & Henry M Weill.....65.00

172—Kingsbridge road, Tee Taw av, 192d st & Aqueduct av, whole block. Bernard-Green-wood Co agt Hebrew Infant Asylum & Beld-win Engineering Co.....415.44

173—Washington av, No 2183. Goldner & Goldberg agt Joseph Fromm .....175.00

174—Kingsbridge road, Tee Taw av, 192d st & Aqueduct av, whole block. William Hoehn agt Hebrew Infant Asylum & Baldwin En-gineering Co .....67.30

175—5th av, Nos 303 & 305. William Hoehn agt 5th Avenue Investment & Improvement Co & Baldwin Engineering Co.....184.15

176—Coster st, e s, 200 s Spofford av, 360x100. Bronx Roofing & Water Roofing Co agt Feiser Realty & Construction Co.....200.00

177—Castle Hill av, e s, 25 s Story av, 25x108. Adam Vorndran agt Michael Brennan, Inc. ....575.00

178—Purdy st, e s, 105 n Starling av, 100x 108. Same agt same .....575.00

179—Purdy st, e s, 755 n Starling av, 25x108. Same agt same .....575.00

180—University pl, s e cor 11th st, 100x100. Silman & Whittle agt Estate of A. S Rosen-baum, Mr Ray & Albert Hotel Co.....403.12

181—19th st, No 132 E. Isidor Goodman agt Joseph B Thomas, W E D Sheet Metal Works & Amsterdam Building Co .....65.50

182—174th st, No 778 E. Lumber Service Co agt Harry Simon, L Weinstock, J Kalmanoff & B Rosenberg .....58.29

### Aug. 19.

183—27th st, No 242 West. Louis Greenberg agt Jos Strout & Jacob Paletz Co.....50.88

184—Ridge st, No 46. Same agt 7th Presby-terian Congregation, Chas Weber & Morris Fogel & Son .....138.90

185—32d st, Nos 6 to 10 East. Bernard Green-wood Co agt Stockton Realty Co & Baldwin Engineering Co.....125.20

186—Kingsbridge rd, Aqueduct av, Webb av & 190th st, whole block. T & W Thorn & Co agt Hebrew Infant Asylum, H H Vought & Co & Antonio Spinarelli .....132.18

187—143d st, No 458 E. United Plumbers Sup-ply Co agt John Gamp & M Stein.....147.66

188—Edgewater rd, e s, 250 n Seneca av, 100x 150 to Bronx River. A P Dienst Co agt John Gallagher & Geo J Shand.....354.96

189—67th st, No 224 West. Chas A Bruhns agt Margaret Free & Considine & Unser. ....57.52

190—Coster st, e s, 200 s Spofford av, 360x100. Frank Di Liberto et al agt Feiser Realty & Construction Co.....920.00

191—111th st, No 229 East. Jacob Plotkin et al agt Giuseppe Derrico, Nicola Nesi & Gio-vanni Cappozzolo .....150.85

192—164th st, s s, 100 e Bway, 265x100. M Eberhart & Son Co agt Heights Metropole Construction Co.....1,133.80

193—Division st, Nos 79 & 79½. Iverson Gus-tafson agt Louis Winkler & Abraham Schultz .....770.56

194—144th st, Nos 26 & 28 West. Lenox Trim & Moulding Mill agt Jas McLoughlin Co & Jno F Cockerill, Inc.....224.86

195—Faile st, w s, 100 n Randall av, 150x100. Haynes & Coryell agt West Mt Vernon Realty Co & William Maass .....1,304.82

## BUILDING LOAN CONTRACTS.

### Aug. 13.

99th st, n s, 275 w West End av, 75x100.11. Chelsea Realty Co loans M R L Building Co to erect a — sty bldg; — payments.....\$160,000

99th st, n s, 200 w West End av, 75x100.11. Same loans same to erect a — sty bldg; — payments .....160,000

53d st, n s, 117.10 e Lexington av, 53.6x100.5. Mary S Croxon loans P J Groll Construction Co to erect a — sty bldg; — payments. ....70,000

### Aug. 15.

No Building Loans filed this day.

Aug. 16.

Charlotte st, e s, 115.3 s Boston rd, 250x 100. Title Guarantee & Trust Co loans Geo F Johnson, Wm H Frame and Alexander Kahn to erect a — sty bldg; — payments. ....98,000

Fox st, w s, 48.7 n 167th st, 40x102. Arthur Knox loans J C Gaffney Construction Co to erect a — sty bldg; — payments...34,000

Aug. 17.

142d st, s s, 100 w Lenox av, 100x99.11. Sound Realty Co loans Dutchess Construc-tion Co to erect two 6-sty apartments; 13 payments .....60,000

Aug. 18.

Freeman st, n s, whole front bet West Farms rd & Longfellow av, 88.10x56.5x107.2x54.8. Manhattan Mortgage Co loan Zingales Con-struction Co; to erect a 5-sty str & apart-ments; 11 payments .....55,000

Aug. 19.

Northern av, n e cor 179th st, 100x100. City Mortgage Co loans R H M Realty Co to erect a — sty apartment; 14 payments....110,000

3d av, w s, 104.8 n 175th st, 50x105. Same loans Jno W Cornish Construction Co to erect a 5-sty apartment; 70 payments..23,000

## SATISFIED MECHANICS' LIENS.

### Aug. 13.

Broadway, s e cor 43d st. National Fireproof-ing Co agt Mary A Fitzgerald et al (July 28, 1910) .....\$23,977.00

Same property. Keystone Fireproofing Co agt same. (July 28, 1910) .....1,524.74

### Aug. 15.

Amsterdam av, n w cor 116th st. Jno Lever agt Columbia University et al. (Aug 12, 1910) .....178.75

58th st, No 323 E. Carbone Co agt Wm A Hynd et al. (Aug —, 1910; by bond) 1,348.85

### Aug. 16.

1 Audubon av, n e cor 176th st. G D'Amser agt Munden Construction Co et al. (July 8, 1910) .....120.00

Heath av, w s, 25 s 230th st, 90x125. D J Cogan agt Metzler Building & Construction Co. (July 23, 1910) .....176.00

### Aug. 17.

2 Cauldwell av, w s, 525 s 156th st. Sam Sobel agt Jno Counes et al. (Oct 17, 1907) .....1,301.00

236th st, Nos 310 to 330 E. Standard Plumb-ing Supply Co agt German Real Estate Co. (July 20, 1910) .....2,275.37

2225th st, n s, 425 e Paulding av. Alfonso Lucchini agt Thos Lyon et al. (June 22, 1910) .....887.80

### Aug. 18.

3158th st, Nos 537 & 539 W. Jennie Rubin agt Mary Deeley et al. (Dec 17, 1908).....104.00

3115th st, n s, 100.11 e Riverside Drive. Isaac Osserman agt Alcazar Realty Co et al. (Mar 14, 1910) .....2,289.00

Broadway, s e cor 153d st. A C Horn Co agt Trinity Studio Co. (Aug 17, 1910) .....157.00

75th st, Nos 177 to 181 East.....

3d av, Nos 1310 to 1318.....

Barnett Rosenstein agt Philo Realty & Con-struction Co et al. (Dec 11, 1909).....174.00

### Aug. 19.

Broadway, No 1465. Eastern Steel Co agt Estate of Chas A Coe et al. (July 27, 1910) .....46,830.75

83d st, Nos 150 to 162 W. H W Paleeis Sons agt Walter A Wells et al. (Aug 16, 1910). ....5,319.00

Anthony av, n w cor 175th st. Hydraulic Press Brick Co agt F A Ten Brook Co. et al. (Aug 9, 1910) .....386.15

25th st, Nos 127 to 131 W. Frank A Paladino agt Jno E Olson Construction Co et al. (July 13, 1910) .....2,700.00

1 Discharged by deposit.  
2 Discharged by bond.  
3 Discharged by order of Court.

## ATTACHMENTS.

### Aug. 12, 13, 15 & 16.

No attachments filed these days.

Aug. 17.

Gabriel, Adolf; Blatz Leather Co; \$36,726; Hirsch, Scheuerman & Limburg.

Aug. 18.

No attachments filed this day.

## CHATTEL MORTGAGES.

### Aug. 11, 12, 13, 15, 16 and 17.

## AFFECTING REAL ESTATE.

Hunt, Jno J. 216 W 50th. Union Gas Fix Co. (Contract.) Gas Fixtures. \$275.

Lennon, Wm F Const Co. n e cor 170th st & Brook av..A Weinstock. Mantels & Mirrors. 250

Longfellow Realty Corporation. Longfellow av s w cor Freeman st..Hyman Delinsky. Fix-tures, &c. 625

Rockmore, Henry. w s Lexington av, bet 130th & 131st sts..Hyman Delinsky. Hard-ware, &c. 825

Rosa Realty Co. Crotona Parkway, s e cor 177th st..A B See Electric Co. Elevator. 2,400

Schwartz, J & Feiser Realty & Const Co. e s Coster st 200 s Spofford av..Hyman Delin-sky. Hardware, &c. 700