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C. W. SWEET

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### THE IMPORTANCE OF FIFTY-SEVENTH STREET.

THESE are good reasons for believing that 57th street may become eventually the most important crosstown street devoted to business purposes in the Borough of Manhattan. In certain respects it is better situated for the transaction of retail business under future conditions of the distribution of population than is 42d, 34th, or 23d street. In the first place, it is or will be much more directly connected with Queens than is any street to the south with Brooklyn. The population of Queens is increasing by leaps and bounds. Before many years are over there will be hundreds of thousands of people resident in that borough who will be able to reach the neighborhood of 57th street in Manhattan in ten or fifteen minutes. Another condition of equal future importance is the fact that 57th street is the first wide crosstown street south of Central Park. This advantage will be of small effect as long as the center of business remains farther south, but as business pushes up along Madison, Fifth, Sixth and Seventh avenues, the benefits of a location in Fifty-seventh street will gradually be appreciated. It will be extremely convenient for the dense population living to the west, east and north of the Park to do their shopping on the first wide street to the south of the Park. Retail shops of any size will not push north of Fifty-ninth street for an indefinite period, because the Park would interfere. It will spread out south of the line of Fifty-ninth street, and in the long run the western end of the retail district should be most advantageously situated, particularly considering its accessibility from Queens. The crosstown street which would have had the best chance of becoming a prosperous business highway is, of course, Fifty-ninth street, but the narrowness of that street, while it will not prevent business development, will very much restrict and hinder it. The property owners on Fifty-ninth street killed it as a competitor of Fifty-seventh street when during ex-Mayor Low's administration they blocked the plans for widening it. Until it is widened, narrowness and the consequent congestion of traffic will prevent it from becoming a first-class retail street. In the course of time, Fifty-seventh street, also, will probably have a crosstown surface railroad, and in case the Public Service Commission is wise, an express station on one of the new subways will be situated in the same vicinity. All this will consume a great many years. Twenty years may well elapse before Fifty-seventh street obtains all the business to which it is entitled by its situation, but its destiny is plainly marked. A builder is foolish to erect a fire-proof residential building of any kind on the street. It is ear-marked for business—even though the process of transition is likely, for many reasons, to be very slow.

OVER FIVE HUNDRED MILLION DOLLARS was the sum loaned out on real estate in the four principal boroughs of New York City last year. Of this vast total \$365,867,208 was placed on Manhattan-Bronx property, \$107,070,325 on Brooklyn property, and \$36,900,000 on Queens real estate. The total is \$509,800,000. Of the \$365,867,000 loaned in Manhattan-Bronx, \$178,000,000 was from banks, title and insurance companies. These figures were compiled from the Record and Guide Reports. Enormous as the totals are, they are smaller than the totals for the previous year, being \$8,000,000 less in the case of Manhattan-Bronx. So far this year the mortgage loans are

\$1,640,000 ahead of last year's record. The vast sum of five hundred million dollars which New York City puts out every year on real estate mortgages exceeds the entire national debt of many countries. It exceeds the valuation of all the real estate in many of the States.

### BUILDING MATERIAL SHOWS.

THE plan of holding an exhibition of building materials, methods and devices in Madison Square Garden is an extremely good one, and it is very much to be hoped that the success of the experiment will justify its repetition. From every point of view its effect will be both to strengthen those firms who stand for new and improved materials, methods and devices, and to popularize their products. No people in the world have so much reason to be interested in good building as the American people. They are paying for an unprecedented amount of new construction, and almost every American citizen who makes a little money becomes interested in building, either as an investor or as a house-owner. At the same time, it is difficult to popularize the best prevailing methods, materials and devices. Architectural and building publications perform valuable service in this respect, but in many instances ocular demonstration is necessary in order to convince people of the advantages of certain improved methods or devices. Every manufacturer or builder who has a really good idea to offer to the public should and will seize upon the opportunity offered of placing his wares or services before the public. Thus the exhibition from its very nature will become an effective educational influence in favor of higher standards and improved methods. An exhibitor will have to prove his claim to public patronage in competition with other exhibitors, and if his claims are weak he will soon have an unpleasant demonstration of the fact. Special efforts should be made to induce the builders and owners of small suburban houses throughout the whole of the metropolitan district to attend the exhibition and to that end it should be well advertised and this class of patronage should be attracted by a large number of peculiarly interesting special exhibits. Finally, it is very much to be hoped that the co-operation of good architects also can be secured. The interest of the good architect and the manufacturer of improved building materials or devices are identical. It is that good architect—the man whose reputation gives him a real influence with his clients—who is the largest purchaser of good materials and the largest user of sound methods, and anything which strengthens the position of the one also strengthens the position of the other. In the case of the architectural exhibit, the management should make special efforts to secure models as well as plans, sketches and photographs. An uninformed man can understand and read the value of a model very much quicker than he can a sketch or a plan.

KEEP up the interest of young men in real estate. Once every young man's high ambition was to be a property owner. But now there are other pleasures and investments which also appeal to him, and they are making every conscious effort to attract him. The building interests particularly should not let their claims go by default.

### TWO PUBLIC NECESSITIES.

LOCAL patriotism, though it may not manifest itself so constantly in New York City as in some small places, has been found upon occasion to be profound. Under proper direction and auspices herculean works have been accomplished for the general good by informal co-operation. The vast Interstate Park and the two "New Theatres" are very recent instances. The leading men of New York have their own way of doing things, but their undertakings are always handsomely rounded out. At the present time there are two great things necessary to have done. One is to insure the perpetuity of Madison Square Garden as a place for large public exhibitions. New York City could not get along without such an arena. The purposes to which the Garden has been devoted in the last few years have been most admirable. National expositions of high character are being held there, one after another in rapid succession. In the future these great "shows" will become of still higher importance, taking on more and more an educational value. To the Horse Shows in recent years have been added Automobile, Motor Boat, Real Estate and Building Material exhibitions as regular features, and all of an elevating nature. Such expositions must be permitted to



continue and grow, and Madison Square Garden must be preserved for them. The proposal now is to make a public subscription for the purchase of the building for presentation to the City of New York in the care of suitable trustees. The Record and Guide is pleased to learn that a movement along this line has been taken in hand by men of the sort to make it successful. The present owners can be depended on to contribute their full share to the fund, but the people must do the rest. The enterprise will return a small percentage of interest as an investment. The other thing which the City of New York

needs to have done is the restoration of Central Park. The soil is worn out and needs to be renewed. Many of the fine trees have perished or become decayed. Modern scientific education under Government patronage and supervision has produced men who know exactly how to do this work, and they are now available. The restoration is estimated to cost \$2,750,000, and the municipal authorities are to be asked to provide the means. Central Park has been the City's most beautiful and valued possession. It is hoped that civic pride will inspire the city fathers to undertake the work.

## SPRINKLERS ORDERED FOR WAREHOUSES

A Notice From Commissioner Waldo Considered Unreasonable—  
Owners' Protective Association Formed—\$150,000,000 at Stake.

A NOTICE from the Fire Department, signed by Commissioner Waldo, and served upon hundreds of warehousemen, has raised a storm of opposition. The supposition is that the owner, agent or lessee of every warehouse in the city will be served. The notice requires the owner to install a system of automatic sprinklers within sixty days under a penalty of a fine and criminal prosecution. The warehousemen estimate the expense involved at \$2,500 and upward in each instance, and the total outlay required from all property owners at \$150,000,000.

Commissioner Waldo, when interviewed, with reference to the new order, said the responsibility lay with Chief Croker, and that he had acted on his recommendation. He had, however, requested the Commissioner of Accounts, Mr. Fosdick, to investigate the subject and see what necessity existed for the measure at this time.

A protective association of property owners has been formed with a permanent office at 34 Pine street. It has engaged counsel and proposes to fight. The membership is composed of owners and lessees of warehouses. Efforts are being made to enlist the aid of the Realty League, the Merchants' Association and other bodies. It is unofficially reported that the fire insurance companies are taking no part in the matter.

### THE COMMISSIONER'S ORDER.

The order issued from the Bureau of Violations and Auxiliary Fire Appliances at the fire department headquarters in a typical instance runs as follows:

"Under the provisions of the law, section 762, chapter 378, laws of 1897, as amended by chapter 446, laws of 1901, you are hereby required, within sixty days of the date of service of this notice upon you to provide in the above mentioned premises the following:

"A separate and distinct system of automatic sprinklers, with fusible plugs, approved by the fire department, supplied with water from a tank located on the roof, and not connected in any manner with standpipes or house service, shall be placed on the ceilings of every floor at such intervals as will protect every square foot of floor surface when said sprinklers are in operation.

"Automatic sprinklers shall also be placed wherever practicable in all offsets, rooms, or other places where deemed necessary. Provide proper signs on siamese connections. All fittings to be of malleable iron. Drawings, showing location, sizes and connections, with duplicate descriptions, must be furnished to the Bureau of Violations and Auxiliary Fire Appliances for all sprinkler work. These drawings must be to scale, and shall consist of such floor plans and sections as may be necessary to show clearly all such work to be done, and must show all partitions, stairway inclosures and elevator shafts. Prints will be accepted.

"The said sprinkler work shall not be commenced or proceeded with until said drawings and descriptions, in detail, shall have been filed and approved by the officer in charge of the bureau. No modifications of the approved drawings and descriptions will be permitted unless amended drawings and duplicate descriptions covering the proposed change or changes are filed and approved by the officer in charge of the Bureau.

"You are further notified that failure to comply with the requirements of this notice will subject you under the provisions of section 773 of the statute above mentioned to a penalty of fifty dollars for each and every offence and also to criminal prosecution.

R. WALDO.

Fire Commissioner of the City of N. Y.

It is not contended that the Fire Commissioner does not possess full authority for his action, but the counselors of the warehousemen hold that his power is discretionary, inasmuch as he has the same authority to order sprinklers installed in all manner of buildings, including apartment houses, churches and theatres. The authority has been on the statute books for ten years, and reads as follows:

"The owners and proprietors of all manufactories, hotels, tenement-houses, apartment-houses, office buildings, board and lodging houses, warehouses, stores and offices, theatres and music halls, and the authorities or persons having charge of all hospitals and asylums, and of the public schools and other public buildings, churches and other places where large numbers of persons are congregated for purposes of worship, instruction or amusement, shall provide such means of communicating alarms of fire, accident or danger, to the police and fire departments, respectively, as the fire commissioner or police board may direct, and shall also provide such fire hose, fire extinguishers, buckets, axes, fire hooks, fire doors and other means of preventing and extinguishing fires as said fire commissioner may direct."

While owners and proprietors are specifically named, in the law, tenants would be responsible in many cases by reason of the terms of their lease, though this might be the subject of contention in the courts. All sorts of troublesome questions are likely to arise relating to terms of occupancy of the warehouses, responsibility for damage to the sprinklers, incidental expenses and loss of space.

### PROVISION IN THE BUILDING CODE.

Section 102 of the Building Code reads as follows:

In every building now erected, unless already provided with a three-inch or larger vertical pipe, which exceeds one hundred feet in height, and in every building hereafter to be erected exceeding eighty-five feet in height, and when any such building does not exceed one

hundred and fifty feet in height, it shall be furnished with a four-inch standpipe, running from cellar to roof, with one two-way three-inch Siamese connection to be placed on street above the curb level, and with one two-and-one-half inch outlet, with hose attached thereto on each floor, placed as near the stairs as practicable; and all buildings now erected, unless already provided with a three-inch or larger vertical pipe, or hereafter to be erected, exceeding one hundred and fifty feet in height, shall be provided with an auxiliary fire apparatus and appliances, consisting of water tank on roof, or in cellar, standpipes, hose, nozzles, wrenches, fire extinguishers, hooks, axes, and such other appliances as may be required by the Fire Department; all to be of the best material and of the sizes, patterns and regulation kinds used and required by the Fire Department.

As a general rule, the warehouses are not owned by the warehousemen, but leased, and clauses in the lease compel them to comply with the orders of the city government. Inasmuch as the first cost of the installation amounts to several thousand dollars in the minimum, according to the counsel of the warehousemen, it would be a heavy burden upon the smaller concerns, in fact, upon most of them. Then, as the system of installation requires the sprinklers to hang 1½ to 2 feet below the ceiling, this requirement necessarily contracts the space for the storage of goods, and adds another expense. Thus, at the present time, in the low cellars of old warehouses, it is the practice to make two tiers of ordinary cases, which would be impossible with the sprinklers in the way. There are but five sprinkler companies doing approved work.

### Fire Prevention Matters.

The proposed new Charter now being drafted under direction of the Mayor will embody, it is understood, the recommendations for a bureau of fire prevention within the Fire Department recently proposed by Commissioner Waldo.

As the Mayor is known to be in favor of a union of all the building bureaus under one commissioner, his charter will also presumably provide for such a change.

The Charter Revision Committee (appointed by the Legislature) will also provide, in the new Charter now being drafted, for effective fire prevention organization within the Fire Department of this city, substantially along the lines recommended by the Commissioner, which have the support of the Fire Insurance Committee of the Merchants' Association.

The Legislative Investigating Committee has reported for the consideration of the Legislature a bill for creating a State Fire Marshal with valuable powers of supervision and inspection, to be exercised through local fire officials.

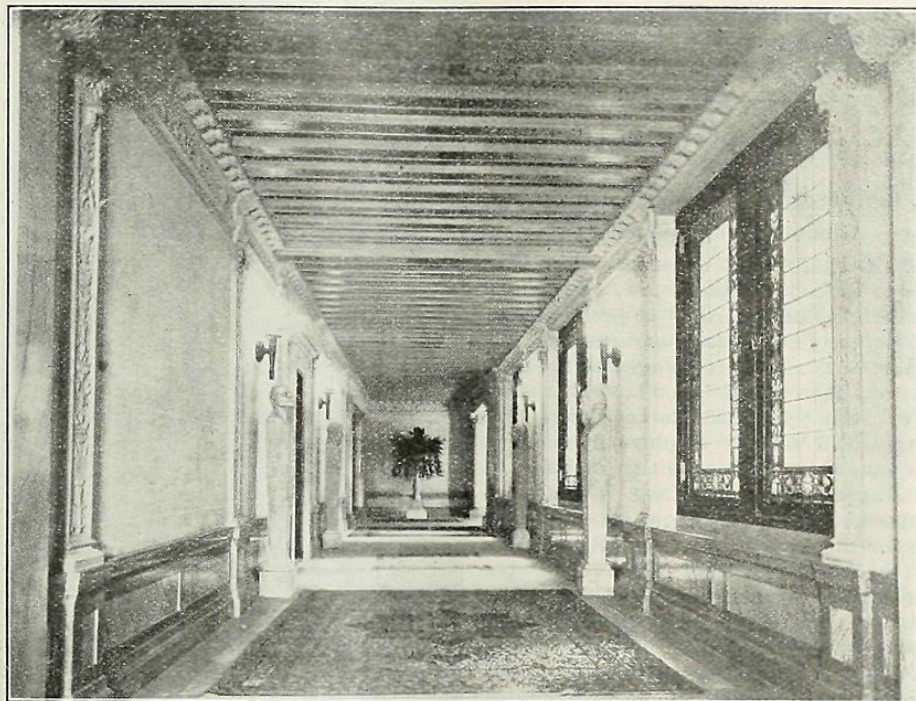


# MANY NEW BUILDINGS IN THE WEST END SECTION.

THE opening of Spring finds nearly all the new building operations in the West End section in the finishing stage, with the buildings enclosed and the workmen busy on the interiors. This applies to the four large houses on the former Evans block, at 89th and 90th streets, Broadway and West End avenue, and also to the nine on the block bounded by 99th

exceeding one million dollars. A typical building is the "Wellsmore" apartment house, on Broadway at 77th street, recently completed. The main hall in the "Wellsmore" is, finished in marble and Caen stone, and adorned with statuary and paintings.

This house cost \$750,000 to build, exclusive of the cost of the land. The rentals



HALL IN THE "WELLSMORE" APARTMENT HOUSE.

Broadway at 77th St.

Janes & Leo, Architects.

and 100th streets, West End avenue and Riverside Drive.

Mr. Schiff's operation at West End avenue and 82d street, for the "Umbria" apartment house, is also enclosed. Nothing has yet been done by him on his latest project, at the southeast corner of West End avenue and 88th street, where he has purchased a site for a high-class 12-sty apartment house. This site now holds five brick dwellings that are not very old. An architect has not yet been selected for the new operation, but D. Everett Waid is the architect of the "Umbria."

Two 12-sty houses are being finished on the eastern corners of Broadway and 98th street, and several others on West End avenue and Riverside Drive. Nearly every operation represents an investment

range from \$1,500 to \$3,750. There are four apartments on a floor arranged in suites of seven, eight and nine rooms, the living rooms averaging 18x20 feet in size.

## Construction Progress on the Westchester Railroad.

The bulletin of progress in construction of the New York, Westchester & Boston Railway for the past week shows "tall hustling" on the part of its contractors. Steam shovels have started work at the north end of Eastchester cut north of Eastchester Road in New York City, and one of the abutments for the bridge carrying Fulton Avenue in Mount Vernon has been completed. A large force is at work putting in concrete on retaining wall: north of the New Haven crossing, the Hutchinson River Viaduct and Lincoln Avenue, Mount Vernon. Practically all of the concrete work west of Fourth Av., North Pelham, has been completed. Foundations for the arch over Fifth Av. are all in and the work of placing the forms over the street is under way. The north abutment of the bridge for Hutchinson River on the White Plains branch has been completed and work on the south abutment is being pushed rapidly. Work has also been started on the foundations for the bridge immediately north of the Hutchinson crossing. Contractors are moving in the steam shovels for the work on the line north of North Av. The culverts under Heathcote-Road have been started and the abutments for the undergrade crossing on the Reynal property south of Ridgeway have been completed. Forms are up and concrete work has been started on the north abutment on Ridgeway Rd. Work has also been started on the foundations for the arch on the Reynal property. The steam shovels working north of Palmer Av. are making very rapid progress, having moved 27,000 yards of material during the short month of February. The

cut south of Mamaroneck Av. has all been finished except the dressing of the slopes. All of the catenary bridges for carrying electric wires have been erected along the line from Eastchester cut to 233d st. This progress in the preparation for the early electric equipment of the line, together with the placing of a contract a few days since with the Pressed Steel Car Company for a large number of steel coaches, indicates that the management of the Company are counting upon having the road ready for operation within a few months.

## ENCROACHMENT CASE.

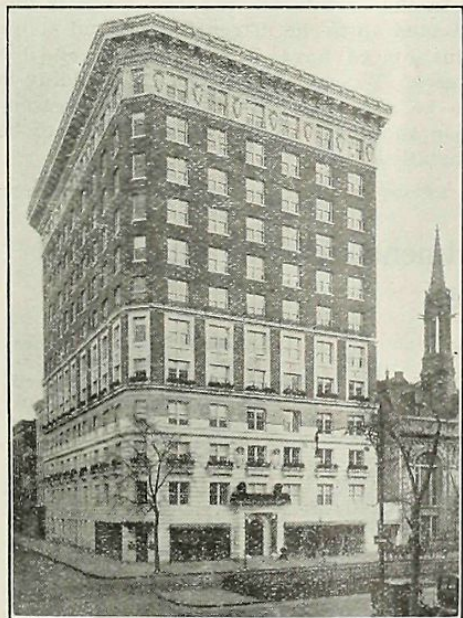
### Show Windows in Nassau Street Declared Unlawful.

The show-windows in the store at the southeast corner of Nassau and Fulton sts, projecting some sixteen inches beyond the building-line, but not more so than its immediate neighbors, have been declared to be of a permanent nature and unlawful, in an action entitled "People ex rel Graham vs. McAneny et al," in the Supreme Court. The complainant in the action was the tenant on the second floor, who alleged that the lower show-windows were carried up so high as to hide his windows from the sidewalk. The decision is by Justice Greenbaum, and as follows:

"This proceeding is maintainable by the plaintiff (People ex rel Cross vs. Ahearn, 124 App. Div., 840; People ex rel Pump-yansky, 168 N. Y., 390). Every fact directly established or fairly inferable from the testimony of the relator must be accepted as undisputed, since the respondent offered no proof. It was admitted that the building in question is built up to the same line on Nassau st as all of the other buildings on the same block on which the building in suit stands, and that this identical condition has existed for upwards of twenty years. In Lighton vs. City of Syracuse (48 Misc., 134, 148), under a somewhat analogous state of facts, the building line was regarded as a monument fixing the width of the street. Although this case was reversed, the reversal was based upon grounds not affecting this question. The deed of the defendant landlord describes the premises as 'beginning at a point formed by the intersection of the easterly side of Nassau st and southerly side of Fulton st, etc., and the survey in evidence shows that the building in question covers the entire area described in the deed. In the existing state of the proofs, it seems to me, the width of Nassau st must be deemed to be bounded at its easterly side by the existing house line of the premises under review, and as it is not disputed that the show windows and other constructions complained of are of a permanent character and project beyond the house line about sixteen inches, it follows that these obstructions are unlawful incumbrances and encroachments upon the street, and that they constitute a public nuisance. A verdict must be directed in favor of the relator."

## Legislation Affecting Elevators.

Assembly bill 391 requires that every elevator of every class shall have an automatic locking device. It further provides that all doors or gates leading to any elevator shaft shall be locked or bolted on the shaft side, so as to be opened only by the operator of the elevator. It is made unlawful to operate any elevator while any door or gate leading thereto is open or unsecured. Operators of elevators must be licensed by the Mayor and must be more than eighteen years of age. All elevators must be inspected and certified once in three months by an inspector of the Bureau of Buildings.



THE "WELLSMORE" APARTMENT HOUSE.

Broadway and 77th St.

Janes & Leo, Architects.



# TENEMENT CONSTRUCTION IN THE BRONX

Forty Per Cent. of All the Work Was Done in This Borough Last Year  
 —Commissioner Murphy Talks About the Work of His Department.

COMMISSIONER JOHN J. MURPHY of the Tenement House Department, delivered a lecture on the work of the Tenement House Department in the Bronx at Morris High School on Thursday evening, March 23.

With a view to the explanation of local conditions, a number of special slides had been prepared showing the character of new construction in the Bronx, and the districts which had been chiefly affected by tenement house development. The commissioner said the work of the Tenement House Department divided itself into three main sections; the supervision of the construction of all new buildings intended for tenement and apartment dwellings.

He pointed that the benefits accruing from the first of these activities were great, not merely to the poorest people but to the well-to-do, because it had resulted in sounder construction of multiple dwellings than probably any other city can show. Most of these buildings were of such recent construction that it was not possible to prove this except in one particular, namely, their fire resisting quality. The truth of the statement that construction had been greatly improved was demonstrated by the fact that, although there had been numerous fires in new-law tenements, there had not been a single case of loss of life due in any way to faulty construction.

The immense gain which had been made for better hygienic living conditions by the improvement of light and ventilation was too obvious to need demonstration.

The commissioner then went on to explain the character of the changes required in old-law buildings by the Tenement House Law and the reason why it was necessary to insist upon them. He also referred to the fact that the tenants did not always make the best use of improved conditions. He referred to the incessant need for sanitary supervision, and for seeing that fire escapes were kept unobstructed, and pointed out how difficult it was to maintain a high standard because of the failure of the people themselves to appreciate the need for such work.

He then illustrated by a number of slides, the extraordinary building development which has taken place in the Borough of the Bronx, tracing from year to year, the growth of building development and pointed out that in the year 1908 the value of the buildings as shown by plans submitted was \$11,000,000; in 1909, \$22,750,000; in 1910, \$33,250,000. This last figure was about forty per cent. of the total tenement construction in the whole city.

The commissioner expressed his regret that the development had not been more gradual in the line of creation of smaller tenement units, but attributed the fact to the sudden boom in values which have made it impossible for smaller construction to proceed profitably. The commissioner called attention to the great area remaining undeveloped and expressed the hope that transit extension would make it possible for settlement to take up the large undeveloped areas.

## LEGALIZES BOYCOTTING.

The Gerhardt Bill Would Give Labor Unions Strong Support.

THE Gerhardt Bill (Assembly No. 474) "to amend the labor law, in relation to the rights of laborers" is presumed to be a defensive or retaliatory measure on the part of labor interests against the new interpretations of the labor law which the courts seem disposed to accept. The Gerhardt Bill forbids employers to exact from employees as a condition of employment, agreements that they will not be members of any labor union; legalizes acts done for the promotion of boycotting; forbids the employment of workmen to replace strikers without notification of the existence of a strike or lockout; makes the employment of strike-breakers a felony; and provides for the recovery of damages and attorneys' fees by workmen who have taken the place of strikers without having been notified of the existence of a strike or lockout.

This bill is proposed as an amendment to the Penal Law.

Sec. 1279 provides that any person or corporation or agent or officer thereof who shall cause or compel any person or persons to enter into an agreement, written or verbal, not to join or be a member of any labor organization as a condition of such person or persons securing employment or continuing in employment shall be guilty of a misdemeanor. Penalty for violation, \$500 to \$1,000 fine, imprisonment in the county jail for not less than ninety days nor more than twelve months.

The practical effect of this provision is to prevent the enforcement of the open shop principle, and to prevent employers from excluding from their shops men whose admitted purpose is hostile to the employers' control of their own business.

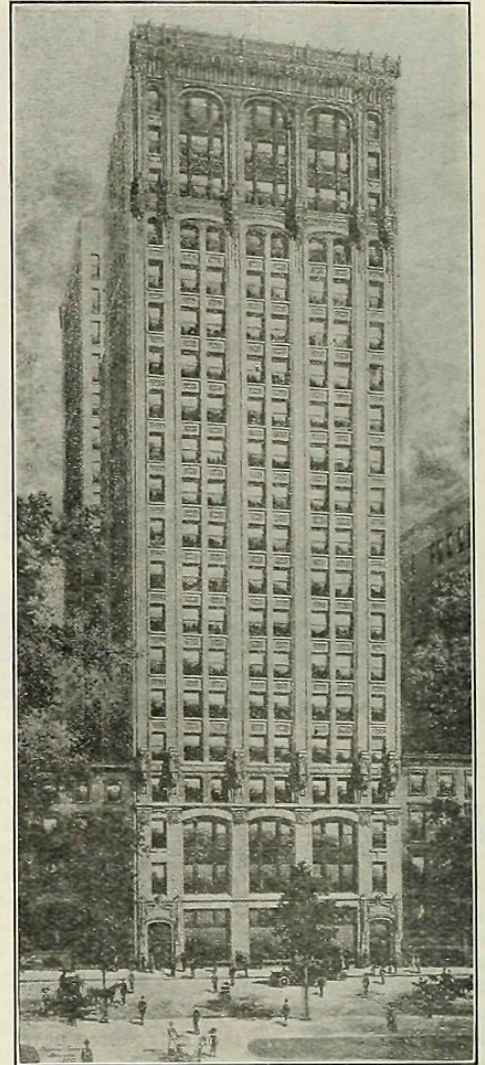
Sec. 1280 provides that no agreement, combination or contract by or between two or more persons to do or to procure to be done, or not to do or procure not to be done any act in contemplation or furtherance of any trade dispute between employers and employees, shall be deemed

(Continued on page 534.)

## A Madison Square Building. (Subject of illustration.)

It was only a few weeks ago that Mr. Frank Work, at the age of 92, expressed regret at the transformation that was coming over Madison Sq. He was sorry to see the old dwelling houses make way for huge commercial buildings, and he said he thought he would move to his place at Newport. Last Saturday he was buried.

Adjacent to the dwelling he leaves, on the north side of the square, there is being erected the handsome business build-



NOS. 15-19 MADISON SQUARE.  
 (In course of erection.)  
 Maynicke & Franke, Architects.

ing pictured in the architect's drawing annexed. The owner is Henry Corn, and the architects Maynicke & Franke. It will have a frontage of 85 feet both on Madison sq and 27th st, and rise twenty stories, containing 16,800 ft.

In the architects' plan the space is undivided up to the fifteenth floor, and above this offices have been arranged on five floors. The construction of the building is to be absolutely fireproof. Four passenger and three freight elevators are to be installed.

## Table of Plans Filed Each Year in the Tenement House Department Including Number of Buildings and Estimated Cost of Same.

BOROUGH OF THE BRONX.

Year.	Filed			Not Approved.			Expired			Withdrawn.			Net Plans Filed for Tenement Buildings Exclusive of Those Expired or Withdrawn or Not Approved.		
	No. Plans.	No. Bldgs.	Cost.	No. Plans.	No. Bldgs.	Cost.	No. Plans.	No. Bldgs.	Cost.	No. Plans.	No. Bldgs.	Cost.	No. Plans.	No. Bldgs.	Cost.
1902....	48	80	\$1,925,000	13	23	\$629,000	1	1	\$14,000	10	13	\$266,500	24	43	\$1,015,500
1903....	78	122	2,634,500	1	1	14,500	12	16	261,000	18	22	327,500	47	83	2,031,500
1904....	297	543	16,048,200	1	1	40,000	39	66	1,997,000	33	57	1,536,500	224	419	12,474,700
1905....	386	797	28,946,400	6	8	170,500	34	70	2,476,000	24	52	1,883,000	322	667	24,416,900
1906....	291	495	16,222,300	10	26	998,000	44	82	2,825,000	26	36	978,300	211	351	11,421,000
1907....	208	481	10,565,000	12	17	356,500	36	75	1,516,000	27	108	2,269,000	133	281	6,423,500
1908....	247	522	12,789,350	6	6	125,500	14	25	534,000	31	57	886,150	196	434	11,243,700
1909....	471	897	29,982,000	12	18	933,000	36	80	2,733,000	41	104	3,553,500	382	695	22,762,500
1910....	534	977	34,375,500	..	..	.....	..	..	.....	23	36	1,119,500	511	941	33,256,000
Total.	2,560	4,914	\$153,488,250	61	100	\$3,267,000	216	415	\$12,356,000	233	485	\$12,819,950	2,050	3,914	\$125,045,300



# TRADE AGREEMENTS IN THE BUILDING TRADES

Are They Necessary for the Industrial Protection of the City?—Estimated Consequences of Unrestricted Competition and Open Shop—Postponement in the Anti-Boycott Case.

THE case of the American Anti-Boycott Association against the officers and members of the Joint District Council of the Brotherhood of Carpenters, master carpenters and general contractors, came up in the U. S. District Court on Friday, the 17th, and was postponed for three weeks, until April 7. Nothing has therefore been done in this case since the papers were served on about one hundred and forty defendants two weeks ago.

Elbridge H. Neal, the secretary of the Joint District Council of Carpenters and Joiners, who, in his official capacity, is named first among the defendants, has been confined to his house by illness for several weeks, and at the headquarters of the Council it was said that no one was prepared to make any statement concerning how the union carpenters regarded the suit which has been directed virtually against the entire carpenter and wood-working trades of New York City.

Among contractors there was found to be agreement that the questions involved were far-reaching. Trade agreements were said to be necessary concomitants of organization methods. Their object was industrial tranquillity. The Arbitration Plan was virtually a trade agreement. As it could not be enforced at law, there had to be certain benefits and penalties enforceable by mutual agreement. These agreements had been recognized by the State Department of Labor. If the courts were going to take a different view of them in the future from what they had in the past, the employers in the building trades would like to know it, for they were law-abiding citizens. If open shop should result, the courts would be responsible for the consequences to labor, which was the chief beneficiary.

It was recognized that constitutional questions were possibly involved, but at the same time it was said that the case of New York was different from that of any other city in the land, and special conditions had in the past seemed to require special treatment. Considerable sympathy with open-shop principles was said to exist among employers. It was also said that the principle is extending in other cities.

## MR. OUTWATER FOR A FREE MARKET.

Edwin Outwater, the general contractor, who built the beautiful chapel at the Union Theological Seminary, could not believe that anything in the nature of a "Chinese wall" was necessary for New York City. But when asked in regard to the protection of our labor Mr. Outwater answered:

"It is necessary to work under arbitration conditions, as I believe in the recognition of the employees by the employer. As to shutting out of out-of-town made material, which is the discussion now on hand, I am not in sympathy with this.

"I believe the market of New York should be free for the purchase of manufactured material; but as to the erection of same, it is necessary that this is done by agreement with our employees as to wages and hours for the protection of our men. It is necessary that building operations go on without interruption from strikes, for if there were no recognition of the men the condition would be one of chaos."

## ESSENTIALLY AN OLD PROPOSITION.

Ross F. Tucker, of the Concrete Products Company, said that the question as to whether or not a Chinese wall, so called, was necessary for the protection of New York City building trades, was not difficult to answer, although the ethics of the case depended on the point of view.

"It really reverts to the old proposition of Protection vs. Free Trade," continued Mr. Tucker. "The high protective tariff was a wall instituted for the purpose of building up American industries against cheap foreign labor and material, on the ground that the scale of living in this country was so much higher than that in foreign countries, that our manufacturing industries could not be built without some equalization of the difference. This was done by means of the protective tariff.

"The same principle applies to shops and manufacturing plants maintained in New York, as compared with those existing in other places. With the exceedingly high cost of real estate in this vicinity, high leases, high wages and general high cost of living, competition on equal grounds cannot be maintained against points situated at a distance where these conditions do not prevail, inasmuch as the only equalizing element is the cost of freight imposed by transportation.

"As far as the public is concerned, assuming the quality of goods manufactured to be equal, the public at large is benefited to a certain extent by its ability to buy manufactured goods in such localities as will furnish them the cheapest. On the other hand, a very considerable portion of our public, as well as a very large financial investment, are jeopardized by the influx of these cheaper manufactured articles. Hence, in SELF-DEFENSE, both on the part of labor as well as capital, lies the justification for such arrangements as will preserve the interests of those concerned."

"What would be the consequence of the courts declaring the 'closed shop' unlawful as a result of the legal proceedings that have been brought by the American Anti-Boycott Association?" Mr. Tucker was asked.

"That is difficult to answer, although manifestly such a decision would require a readjustment and rebalancing to such an extent as might cause the abandonment of manufacture in certain lines in New York with its consequent effect upon the labor involved. As far as the labor engaged in the actual construction of buildings is concerned, the effect of such a decision will be negligible, although it would undoubtedly be very unpopular with the labor unions."

## THE ANTI-BOYCOTT ASSOCIATION'S VIEWS.

Walter Gordon Merritt, the associate counsel of the American Anti-Boycott Association, was found at his office in 27 William st, in which building is the Association's headquarters. With reference to the action he has brought against the carpenters, he said:

"Your question, as to the necessity of a 'Chinese wall' of some sort, for the industrial protection of New York City, is undoubtedly prompted by the claim that the cost of living in New York City, requires a higher rate of profit and wages in this city, which makes competition with outlying concerns impossible.

"To a lawyer this question is preposterous and an avowal of illegal intent. Probably no one condition had greater influence on our honored forefathers to adopt our present constitution than the obstructions and barriers which throttled commerce between the States. The merchants in Connecticut had entered into a bond not to ship certain materials to the city of New York, and imposts and taxes on State imports were common. For this reason, the representatives of the different States in the constitutional con-

vention consented that the control of interstate commerce should be surrendered to the Federal government, and all State legislation which regulates or interferes with interstate commerce has therefore been consistently declared unconstitutional.

"What the State of New York cannot do by statute, a combination of New York citizens cannot do without statute. As well might the State of New York defend a State law imposing a tariff on all merchandise coming into the State, as for the defendants to seek to defend their conduct on the theory that New York carpenters require protection against more economic production in other States.

"In passing from the lawyer's point of view to that of the political economist," continued Mr. Merritt, "the contention suggested by your question is equally indefensible. It is rather inconsistent to think of abandoning our national tariff laws and uphold combinations to prevent State importation for the purpose of fostering State industries. Wood trim should be purchased where it can be produced at the least cost, and if that rule should lead to the development of large wood-working mills throughout the country, rather than in New York City, it will relieve the congestion of this city and permit carpenters to pursue their trade in communities where they can live under saner conditions. To insist upon the purchase of all-wood trim from local concerns at an increased price is to further aggravate this evil of the high cost of living in New York City and, by increasing the cost of building, to increase rents paid by the working class and others. Is this fair to the clerk, merchant, mason, electrician or any one else who does not benefit by the wages paid to carpenters in the city of New York?"

## HOW NEW YORK CAN COMPETE.

"Can New York compete with the rest of the country on equal terms, in your opinion?" Mr. Merritt was asked.

"It can in certain lines of woodwork, because of the advantage gained from being near the place where the buildings are being erected. The Southern and Western manufacturers can only reach this market on large stock orders that will justify the shipping of carload lots for long distances. In work of this kind even the Pacific slope manufacturer supplies this vicinity in part. The local manufacturer will find his proper place in filling special orders which require especial adaptation, and varying designs."

"What would be the effect, in your opinion, on the labor question of any general declaration by the courts that the closed shop is unlawful?"

"This question does not arise in the suits now pending against the building trades, for there is nothing in the relief sought for in these suits which prevents the builders in New York City agreeing to employ only union carpenters and to arbitrate all differences as to conditions of employment. The only question is the right to exclude from buildings in this city the use of all wood trim which comes from any mill throughout the country which employs any non-union carpenter, when it is obvious that the use of such open shop woodwork has no direct logical or reasonable relation to the terms of employment which may be agreed upon by the builders and the carpenters of this city. There is no connection between arbitration and boycott, and an injunction against this boycott of open shop woodwork will aid, rather than interfere, with arbitration."

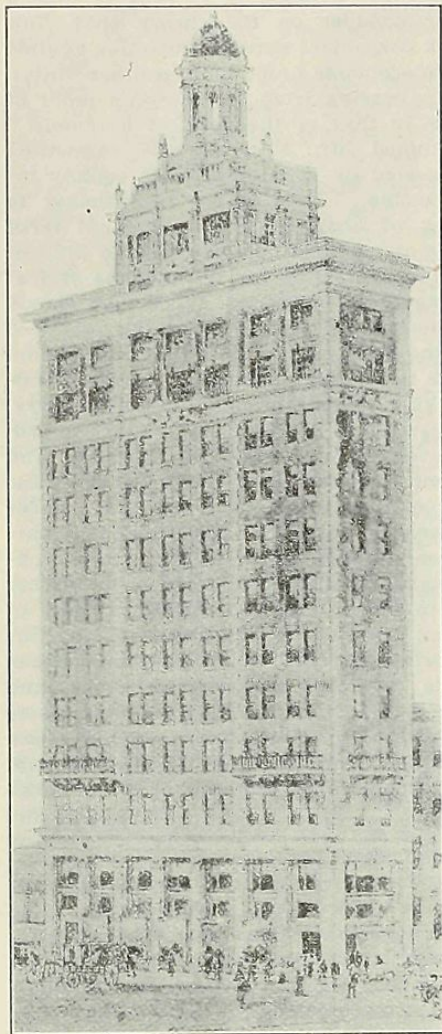


## "A CITY OF TOWERS"

### A Talk With the Architect of the Charles Building—His Reasons Why.

IT is not often that the architect is called upon to erect a high building on a corner lot with the small dimensions of 25x100 ft., and yet this was the problem to be met in the building just being completed on the southeast corner of Madison av and 43d st for Messrs. Charles & Co. from the plans of Charles I. Berg.

It is obvious that to carry the building up to twelve or fourteen stories with a square roof would have given the semblance, as is too often the case, of a sandwich stood up on edge. The finished tower effect was therefore the only proper solution, and the graceful outlines and deli-



THE CHARLES BUILDING.

Charles I. Berg, Architect.

The exterior of this graceful building has just been complete. It stands on Madison av, at 43d st, near the Grand Central Depot, in a fashionable residence section which is rapidly being claimed for business. A large use of Atlantic white terra cotta was made in this building, the outlines of the building being traced with the terra cotta blocks.

cate detail, with its harmonious mixture of marble, terra cotta and brick, give to New York a unique building which attracts the eye from all points, and doubtless will be emulated; it certainly will be a fitting neighbor to the important improvements of the Grand Central development now being carried on so energetically.

"Terra cotta is, to use the painter's expression, a happy medium to work with," said, Mr. Berg this week, "if one is mindful of its shortcomings as well as its beauties. It should never be used in the lower two stories of a building, except very sparingly, and large flat surfaces, without rustication, and overcrowding of ornament, should be avoided."

Mr. Berg does not believe in high buildings terminating in a square roof, except where beauty of design has to give way to absolute commercialism, such as lofts and warehouses, but, as he said: "Office

buildings have a right, and should come in a higher class, and more materially add to the adornment of the city, and help its skyline through gracefully housing the fire tanks, elevator machinery, boiler flues, etc., all of which must, of necessity, terminate above the main top floor, and which, so often, hideous as they are, are left to silhouette against the sky. Except the lower floors, the roof is the most prominent part and should be most carefully considered in order to give a proper crown to the studied structure below."

Mr. Berg designed the Gillender Building, which formerly stood on the northwest corner of Wall and Nassau sts, on a lot very similar to that of the Charles Building, which, though twenty stories high, had to give way to a higher and more extended building.

### East Twenty-Third Street Looking Up.

The ferry to Williamsburgh from East 23d street will soon be in operation again, with well equipped boats. The effect will be to revive that section of the city in the vicinity of the ferry. Trolleys will connect with the ferry-boats on the Brooklyn side.

Otto Strack, of 220 East 23d street, as architect and owner, is about to file plans for two additions to the building at 214-220 East 23d street, one on each side of the main building, at an estimated cost of \$120,000.

### Builders Favor Open Shop.

The Master Builders' Association of Montclair, whose members have maintained "open shop," have reaffirmed a resolution adopted in 1904 declaring themselves to be independent of labor unions and in favor of the open shop. The action of the association is the result of the announcement of the Building Trades Council of the town that on and after May 1 none of its members will be permitted to work on a job at which a non-union man is employed—Building Trades Employers' Assn. Bulletin.

### TO LEGALIZE BOYCOTTS.

(Continued from page 532.)

as criminal, nor shall those engaged therein be indictable or otherwise punishable for the crime of conspiracy, if such committed by one person would not be punishable as crime, nor shall such agreement, combination or contract be considered as in restraint of trade or commerce, nor shall any restraining order or injunction be issued with relation thereto.

This provision legalizes boycotting and permits its promoting by notices, advertisements or any other means except force and violence.

Sec. 1281 makes it unlawful to induce, influence, persuade or engage workmen to change from one place to another, or bring workmen into the State, through false representations or pretense concerning kind or character of work, amount and character of compensation, sanitary conditions, or as to the existence or non-existence of a strike or other labor trouble, at the time of or prior to such agreement. Failure to state in an advertisement, proposal or contract for the employment of workmen that there is a strike, lockout or other labor trouble at the place of the proposed employment, when in fact such strike, lockout or other labor trouble then actually exists at such place, shall be deemed a false advertisement and misrepresentation. Penalty for violation, from \$500 to \$2,000 fine, imprisonment from one month to one year, or both.

THE MASTER LEAGUE of Cement Workers gave a large beefsteak dinner in the rooms of the B. T. E. A. on Saturday evening, March 19.

## WORLD'S BIGGEST HOTEL.

### Latest Particulars of the Interior Features—A Talk With the Architect.

Excavating is now in progress for the Hotel McAlpin on Greeley Square. Fortunately New York has a solid rock foundation and once the fundamental excavation is ready, her great buildings grow up like mushrooms. The new hotel gets its name from the McAlpin estate, which owns the ground on which it will stand, the 30,000-ft. block fronting Broadway on the east between 33d and 34th sts. It will stand twenty-five stories tall, including the pent house on the top, which will shelter the elevator machinery.

Mr. F. M. Andrews, the architect, was able this week to give some new particulars about the interior. He said:

"Taking the various notable public rooms as we see them here in the plans, there is first the lobby, the largest of its kind in the world. Its height is fifty feet and its width is 64 by 96 in length. It is designed in the Italian Renaissance, executed in Paonozza marble and a polychrome terra cotta that in the model has elicited high praise from the best critics. At the mezzanine floor level will be balconies overlooking the lobby. The entrances will be on 34th st, 33d st and Broadway.

"The banquet hall is to have a vaulted ceiling of unusually ornate effect and the length of the room, 80 ft. with the high arch and the extreme narrowness 32 feet, all go to make it very unique and impressive. This room fronts on Broadway and is matched on the south by the ladies' tea room and restaurant, 30 by 65 ft with a ladies' reception room 30 by 30 adjoining, while on to the east is the general writing room and library, 30 by 45 ft. To those familiar with the dimensions of similar rooms in American hotels it will be apparent that the public cannot fail to appreciate such generosity in costly space. All of these rooms will be decorated in the style of the North Italian Renaissance, with the exception of the ladies' reception rooms, which will be carried out in Louis XVI. style.

"On the second floor are some unusual features; for instance a lounging room for men 65 by 96 ft, and here will be the private dining-rooms very handsomely executed. The nearer the guests' table is to the chef's range, the better the service, the hotter and more appetizing the food. This is a truism among hotel men. The kitchen of the McAlpin will not only be the largest in New York City, but it is located immediately under the dining rooms and the waiters and trays ascend and descend by escalators, reducing transition time to a minimum.

Mr. Andrews said the estimated cost over all is about \$14,000,000. There are to be seven miles of heating risers, mains and returns, and one hundred and fifteen miles of electric lighting wire. The tubing in the hotel will be three and one-fourth miles in length.

The man who originally conceived the idea for this mammoth hostelry in the logical heart of New York was W. D. Marlow. Some time after, the corporation was formed and the plot leased for eighty-four years. The officers of the company are William F. Andrews, president; William A. Ullman, vice-president and general counsel, Col. B. B. McAlpin, treasurer; W. M. Marlow, secretary, and the additional directors are Charles P. Taft, E. L. Young, A. S. White, and C. A. B. Pratt. The company is capitalized at \$7,100,000 and the McAlpin estate, which owns the land, has made a first mortgage loan of three millions to the corporation.



# WHERE BUILDING MATERIALS ARE NEEDED

The Present Market in Its Entirety—A Report of Every Building Operation in the Boroughs of Manhattan and the Bronx  
**AN AID TO ALL SALES DEPARTMENTS**

## INDEX

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

- |                       |                           |                             |  |                               |
|-----------------------|---------------------------|-----------------------------|--|-------------------------------|
| 1—Demolishing         | 8—Reinforced concrete     | 15—Marble                   | 22—Galvanized iron sky-lights and cornices | 28—Electric power             |
| 2—Excavating          | 9—Fireproofing            | 16—Terra cotta              | 23—Fire-escapes                            | 29—Electric wiring            |
| 3—Foundations         | 10—Tin roof               | 17—Mosaic                   | 24—Plumbing                                | 30—Lighting fixtures          |
| 4—Masonry             | 11—Roofing other than tin | 18—Tile                     | 25—Heating                                 | 31—Plate glass                |
| 5—Carpentry           | 12—Front brick            | 19—Metal lath               | 26—Elevators                               | 32—Interior woodwork and trim |
| 6—Terra cotta blocks  | 13—Granite                | 20—Plaster partition blocks | 27—Dumbwaiters                             | 33—Paints                     |
| 7—Steel and iron work | 14—Limestone              | 21—Coping                   |  | 34—Hardware                   |

Cauldwell, Wingate Co, 381 4th av, N Y C, bldr; 14, 16, 9.  
 Lammerring & Devine, 227 Broad st, Elizabeth, N J, bldr; 14.  
 Wm Kaufman, 326 Greenwich st, owner; 14.  
 Berrigan Contracting Co, Little Falls, N Y, bldr; 14, 7.  
 Gunzelman & Cramer, 29 Warren st, Somerville, N J, bldr; 14, 9.  
 E K Fenno, 214 Rosenbloom Bldg., Syracuse, N Y, bldr; 14, 7, 9.  
 Levin & Levin Contracting Co, 320 5th av, N Y C, bldr; 14.  
 Drum Elevator Co, 103 Walker st, N Y C, owner; 14.  
 Harris H Uris, owner, 525-535 W 26th; 12, 15, 24, 5, 4, 11, 13.  
 Bannister & Schell, arts, 69 Wall st; 16, 12, 14, 22, 10; metal ceilings & slate roofing.

Louis Marx, owner, n w cor Tompkins and Delancey sts; 12, 14, 7, 11, 23, 21; copper cornices.  
 Henry A Koelble, art, 71 Nassau st; 14, 6, 22, 8, 7, 25 & pipe flue lining.  
 York & Sawyer, arts, 156 5th av; 15, 7, 24, 11, spruce, fireproofed wood and blue stone.  
 M C Merritt, art, 1170 Bway; 22, 25, 10, 4, 12.  
 Herbert Dongan Construction Co, owners, s e cor 170th st & Fort Washington av; 7, 12, 18, 16, 25, 19, 11, 22, spruce.  
 133 W 19th St Inc, owners, 35 Nassau st; 19, 7, 15, 18, 11, 14, 16 and yellow pine.  
 Nestor Holding Co, owners, 302 Bway; 4, 14, 7, 22, 19, 25, 6, spruce.  
 Solon Construction Co, owners, 1781 Clay av; 4, 14, 10, 6, 7, 25, 8, 27, 15.

McAfee Construction Co, owners, 339 W 84th st; 11, 22, 18, 15, 4, 7, spruce floor beams.  
 City of New York, owners, City Hall; 21, 12, 11, 22, 25, hot air furnace.  
 Otto L Spannake, art, 233 E 78th st; 4, 7, 21, 25, 11, yellow pine.  
 R Otto Kohler, 100 Quincy st, Bklyn, agent for owner & Pilcher & Jachan, arts, 109 Lexington av; 7, 4, 6, 26, 22, brownstone, kalamein or hollow steel, slate stair treads, 5,000-gal. steel house tank & wire glass.  
 Sulsberger & Sons, lessees, 800 1st av; 4.  
 John A Hamilton, art, 32 Bway; 4, 11.  
 Lamermoor Realty Co, owners, 54 E 122d st; 4, 7, 22, 19, 15 and spruce.  
 Leonara Schoelderfer, art, Mt Kisco, N Y; 7, 21, 6, 11, 22.

### PROJECTED BUILDINGS. Manhattan.

#### Apartments Flats and Tenements.

160TH ST, s s, 250 w Amsterdam av, 6-sty tenement, 50x86.11, tin or plastic slate roof; cost, \$50,000; owner, Lamermoor Realty Co., 54 East 122d st; architect, Samuel Sass, 32 Union sq. Plan No. 130.

130TH ST, n s, 100 w Amsterdam av, two 6-sty brick and limestone tenements, each 52x86.9, plastic slate roof; cost, \$110,000; owner, Nestor Holding Co., 302 Broadway; architect, Samuel Sass, 32 Union sq. Plan No. 136.

Officers, Jacob Manheim, 302 Broadway, Pres.; Louis Manheim, Treas., and William Jasic, 302 Broadway, Secy.

180TH ST, n w cor Pinehurst av and West Side Pinehurst av, 53.6¼ n 180th st, two 5-sty brick and limestone tenements, 53.6¼x irregular, and 46.6½x irregular, tin roof; cost, \$111,000; owner, Salow Construction Co., 1781 Clay av; architect, C. B. Meyers, 1 Union sq. Plan No. 137.

Alex S. Salow, 1781 Clay av, will superintend.

ST. NICHOLAS AV, s w cor 175th st, 5-sty brick and architectural terra cotta tenement, 65x69.6, plastic slate roof; cost, \$50,000; owner, Herbert Dongan Const. Co., southeast corner 170th st and Ft. Washington av; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 146.

HAMILTON TERRACE, e s, 629.6 n 141st st, 6-sty brick and limestone apartments, 150x62.8¾, plastic slate roof; cost, \$225,000; owner, Hamilton Terrace Co., 3089 Broadway; architects, Neville & Bagge, 217 West 125th st. Plan No. 148. Owners superintend.

#### Churches.

FT. WASHINGTON AV, n e cor 179th st, 1-sty brick, terra cotta and stone ashlar church and chapel, 63x151, slate and tin roof; cost \$100,000; owner, Holyrood Church, 37 East 28th st; architects, Bannister & Schell, 69 Wall st. Plan No. 140. Architects superintend.

#### Dwellings.

76TH ST, No. 14 East, 5-sty brick and marble ashlar dwelling, 19.11½x78, slag and tile roof; cost \$35,000; owner, S. Reading Berton, 40 Wall st; architects, York & Sawyer, 156 5th av. Plan No. 144. Architects superintend.

### Hotels.

WASHINGTON SQUARE WEST, No. 35, 8-sty brick and limestone hotel, 28x119.11, tile roof; cost, \$125,000; owner, Frederick D. Frick, 108 West 12th st; architect, Henry A. Koelble, 71 Nassau st. Plan No. 141.

Architect superintends.

### Factories and Warehouses.

65TH ST, Nos. 48-50 West, 8-sty and mezzanine brick, fireproof, warehouse, 50x105, tar, gravel and plastic slate roof; cost, \$100,000; owner, Liberty Warehouse Co., 47-51 West 64th st; architect, Leonard Schoelderfer, Mt. Kisco, N. Y. Plan No. 133.

### Miscellaneous.

CHERRY ST, s s, 151.4 e Clinton st, 2-sty brick dressing rooms for athletes, 30x irregular, slag roof; cost, \$3,800; owner, City New York, City Hall; C. B. J. Snyder, 500 Park av. Plan No. 129.

ATTORNEY ST, Nos. 61-63, 4-sty store and workshop, 28x40, slag roof; cost, \$8,000; owner, H. M. Greenberg, 125 Delancey st; architect, Frank Straub, 122 Bowery. Plan No. 134.

GREENWICH ST, No. 555, 1-sty outhouse, 9x13.4; cost, \$1,000; owner, Elbert Van Cott, Mt. Vernon, N. Y.; architect, O. Reissman, 30 First st. Plan No. 135.

2D AV, No. 493, 1-sty brick and wood outhouse, 9.4x13.6, tin roof; cost, \$1,500; owner, S. H. Baker, 2964 Briggs av; architect, O. Reissmann, 30 1st st. Plan No. 143.

65TH ST, No. 252 West, 7-sty fireproof storage, 25x100.4, tar and gravel roof; cost, \$40,000; owner, Bowling Green Storage & Van Co., 248 West 65th-st; architects, Tucker & Vinton Co., 103 Park av. Plan No. 142.

59TH ST, n s, 400 w Amsterdam av, playground field house, 25x100.5, slag roof; cost, \$25,000; owner, City of New York, Department of Parks, Arsenal, Central Park; architect, Theo. E. Videto, Arsenal, Central Park. Plan No. 150.

No contracts let.

### Stores, Offices and Lofts.

174TH ST, s e cor Audubon av, two 5-sty brick stores and tenements, 58x85.6 and 42x83, slag roof; cost, \$90,000; owner, McAfee Construction Co., 339 W 84th st; architect, J. C. Cocker, 2017 5th av. Plan No. 128.

John Knox McAfee, 339 West 84th st, superintends.

11TH AV, s e cor 21st st, 5-sty brick

and metal store and loft building, 33.9x87.4¾, tar and gravel roof; cost, \$25,000; owner, J. R. Floyd, care architect, Otto L. Spannake, 233 East 78th st. Plan No. 131.

Architect superintends. Sam & Geo. Holober, 501 West 14th st, lessees.

36TH ST, No. 11 East, and 37th st, No. 10 East, 12-sty brick and brownstone fireproof loft, 50x197½ ft, tile roofing; cost, \$280,000; owner, Chas. E. Haviland, Limoges, France, care architect, Pilcher & Jachan, 109 Lexington av; R. Otto Kohler, 100 Quincy st, Brooklyn, agent for architects and owner. Plan No. 132.

GRAND ST, Nos. 137-139 7-sty limestone and architectural terra cotta store and loft building, 35x74.4, plastic slate roof; cost, \$60,000; owner, 133 West 19th St. Co., Inc., 35 Nassau st; architect, Geo. Fred Pelham, 507 5th av. Plan No. 147.

23D ST, Nos. 135-137 East, 3-sty brick stores and loft building, 50x43.2, tin roof; cost, \$20,000; owner, Catherine S. Johnson, 1170 Broadway; architect, M. C. Merritt, 1170 Broadway. Plan No. 145.

No contracts awarded. Bethlehem steel shapes specified.

MANGIN ST, Nos. 62-64, 10-sty and cellar fireproof brick and limestone loft building, 50.2¼x125.7, slag roof; cost, \$100,000; owner, Louis Marx, Tompkins and Delancey sts; architects, Hunter & Murgatroyd, 191 9th av. Plan No. 138.

No mason, plumbing or carpenter contracts let. Owner superintends.

26TH ST n s, 196.6 w 10th av, 6-sty and cellar brick and marble loft building, 63x92.4, slag roof; cost, \$65,000; owner, Harris H. Uris, 525-535 West 26th st; architects, Rouse & Goldstone, 38 West 32d st. Plan No. 139.

Architects superintend.

DELANCEY ST, Nos. 140-144, and 89-91 Suffolk st. 3-sty brick and terra cotta store, offices and moving pictures, 75x100, slag roof; cost, \$40,000; owner, Ellen G. Gilbert, 35 Nassau st; architect, Geo. A. Boehm, 7 West 42d st. Plan No. 149. No superintendent named.

### MANHATTAN ALTERATIONS.

BEAVER ST, Nos. 76-78-80, Hanover st, Nos. 7-9, Pearl st, Nos. 123-125, cut opening between two buildings to connect stories by bridges in 4-sty brick and stone stores and offices; cost, \$200; owners, Mrs. Florence Amsick, 810 5th av, and Eliza W. White, Litchfield, Conn; ar-



chitect, John H. Duncan, 208 5th av. Plan No. 556.

R. H. Casey, 1133 Broadway, contractor. BROOME ST, No. 187, replace wooden stairs with fireproof one in 3-sty brick public school No. 120; cost, \$3,900; owner, City of New York, City Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 567.

CHATHAM SQ, Nos. 7-8, erect steel stairs in 8-sty brick lofts; cost, \$200; owner, Minal Realty Co., 22 William st; architect, A. Balschin, 462 East 137th st. Plan No. 570.

William Seeleburg, 35 Nassau st, superintends.

CROSBY ST, No. 135, remove part of rear wall, reset partitions in 6-sty brick tenement; cost, \$500; owner, Peter Jordan, 135 Crosby st; architect, O. Reissmann, 30 1st st. Plan No. 529.

EXCHANGE PL, Nos. 20-24, erect terra cotta partition in 15-sty brick and stone office building; cost, \$300; owner, Farmers Loan & Trust Co., 22 William st; architect, Robert Feichman, 26 Exchange pl. Plan No. 554.

Beaver Construction Co., 26 Exchange pl, has contract.

FRONT ST, No. 65, cut openings in rear wall, new stairs, etc., in 4-sty brick store and loft; cost, \$2,500; owner, Preferred City Real Estate Co., 100 William st; architect, Frederick Putnam Platt, 1123 Broadway. Plan No. 581.

FRONT ST, No. 67-69, new stairs and chimney in 4-sty brick store and loft; cost, \$3,700; owner, Preferred City Real Estate Co., 100 William st; architect, Frederick Putnam Platt, 1123 Broadway. Plan No. 582.

C. W. Anderson, 42 Beaver st, contractor.

GREENWICH ST, No. 535, brick wall for fire passage in 4-sty brick tenement; cost, \$500; owner, Bartow S. Weeks, 240 West 73d st; architect, O. Reissmann, 30 1st st. Plan No. 566.

GREENWICH ST, No. 53, rebuild front walls and general alteration to make 4-sty brick dwelling store and dwelling; cost \$2,000; owner, Nathan Glassheim, 44 Greenwich st; architect, Geo. M. McCabe, 96 5th av. Plan No. 564.

HANOVER ST, No. 5, cut opening in wall for fire doors in 4-sty brick office; cost, \$200; owner, Schermerhorn Estate, 31 Liberty st; architects, Cruikshank & Fraser, 103 Park av. Plan No. 548.

Architects have masonry and carpenter contracts.

HESTER ST, No. 27, remove basement and first story front walls, new tubs and sink in 5-sty brick tenement; cost, \$6,000; owners, Schaucupp & Goldberg, 159 East 72d st; architect, Maximilian Zipkes, 103 Park av. Plan No. 552.

HUDSON ST, e s, between Franklin and Leonard sts, remodel interior of 1st story of 10-sty brick and stone store and office building; cost, \$1,000; owner, Augustus C. Beckstein, 50 Water st; architect, Alexander Baylies, 33-34 Bible House. Plan No. 538.

HOUSTON ST, No. 287 East, remove brick piers on 3d sty between two windows and set angle iron photographer's skylight in 3-sty moving picture and photograph gallery; cost, \$150; owner, S. Kauffman, 387 East Houston st; architect, Louis A. Sheinart, 194 Bowery. Plan No. 543.

LAFAYETTE ST, e s, 184 n Spring st, fire-escapes in 4-sty public school; cost, \$1,800; owner, City of New York, City Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 530.

Architect superintends.

MURRAY ST, No. 45, erect angle iron framework in shaft of 5-sty store and loft building; cost, \$4,200; owner, Brent Good, 57 Murray st; architect, A. S. Traub, 217 West 125th st. Plan No. 540.

OLIVER ST, No. 43 change rear wall, put in toilet windows and closets in 6-sty

brick tenement; cost, \$2,000; owner, Estate John P. White, 1 West 87th st; architects, Bernstein & Bernstein, 24 East 23d st. Plan No. 544.

PINE ST, s w cor Nassau st, extend 22-sty bank and office building 2-stys in rear, 8x25, copper roof; cost, \$10,000; owner, Hanover National Bank, Pine and Nassau sts; architect, John A. Hamilton, 32 Broadway. Plan No. 539.

WATER ST, No. 668, new openings in front and rear walls of 3-sty brick stable and lofts; cost, \$1,750; owner, John H. Wellbrock, 3067 Sedgwick av; architect, Alfred C. Wein, 160 West 99th st. Plan No. 534.

4TH ST, No. 100 East, new partitions, in 4-sty office, club and flat; cost, \$1,000; owner, John H. Iden, 228 West 136th st; architect, Wm. Kurtzer, 192-4 Bowery. Plan No. 586.

4TH ST, No. 372 East, change front and rear walls and reset stairs in 3-sty dwelling for use as synagogue; cost, \$20,000; owner, Congregation Besa Hochneses Anchir Mieler, 118 Columbia st; architect, Jacob Fisher, 296 East 3d st. Plan No. 547.

5TH ST, Nos. 704-706 East, enlarge windows in 6-sty brick tenement; cost, \$300; owner, Adolph Blumenkrantz, 704 East 5th st; architect, C. H. Dietrich, 1112 2d av. Plan No. 571.

10TH ST, No. 52 East, remove present front wall and build new one in 5-sty brick store and showroom; cost, \$2,500; owner, Samuel I. Hyman, 52 East 10th st; architect, Emanuel Sommer, 1968 Broadway. Plan No. 560.

Architect superintends.

12TH ST, No. 108 East, change 4-sty brick residence to stores and offices; cost, \$4,000; owners, Gertrude Mager and Marie Gougelmann, 104 East 12th st; architect, Wm. G. Kilian, 110 East 23d st. Plan No. 572.

13TH ST, No. 416 West, erect bridge in 3-sty brick publishing house; cost, \$1,000; lessee, L. J. Collier, 416 West 13th st; architect, Clement B. Brun, 1 Madison av. Plan No. 574.

13TH ST, Nos. 421-5 West, erect bridge in 6-sty brick storage warehouse; cost, \$1,000; owners, Catherine & Elizabeth Bagot, 45 John st; architect, Clement B. Brun, 1 Madison av. Plan No. 575.

Lessee, R. J. Collier, 416 West 13th st.

14TH ST, Nos. 114-116 East, change front wall of store, install toilets in 5-sty brick store; cost, \$1,600; owners, Baum & Medicus, 114 East 14th st; architect, Emery-Roth, 20 East 42d st. Plan No. 558.

J. Schlesinger, 224 East 37th st, masonry and carpentry, contractor.

16TH ST, n s, 1,941 e 1st av, fireproof stairs in 3-sty public school No. 104; cost, \$4,000; owner, City of New York, City Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 569.

18TH ST, No. 119 East, change private dwelling to offices; cost, \$6,000; owner, Chas. Olbrick, 20 East 16th st; architect W. K. Benedick, 1133 Broadway. Plan No. 537.

19TH ST, No. 138 West, new partitions and take out rear wall in 4-sty brick store and tenement; cost, \$1,500; owner, Geo. Ehret, 235 East 92d st; architect, Chas. Stegmeyer, 168 East 91st st. Plan No. 583.

19TH ST, Nos. 455-57 West, change front wall, new stairs and change 3-sty brick tenement to storage; cost, \$6,000; owner, A. E. Straker 191 9th av; architect, Paul C. Hunter, 191 9th av. Plan No. 559.

29TH ST, No. 309 East, install wash tubs and new fire-escapes in 4-sty tenement; cost, \$300; owner, Chas. E. Delage, 62 West 47th st; architect, Thomas W. Lamb, 501 5th av. Plan No. 541.

33D ST, No. 220 East, alter windows in 3-sty and basement dwelling; cost, \$1,500; owner, Mrs. S. Brown, 220 East 53d

st; architect, Otto L. Spannhake, 233 East 78th st. Plan No. 580.

34TH ST, No. 163 West, rear brick extension, 25x31.5, tin roof to 5-sty restaurant and dwelling; cost, \$1,000; owner, W. L. Sutphin, 170 Broadway; architect, W. M. Smith, 555 West 144th st. Plan No. 573.

Architect takes masonry contract.

40TH ST, No. 516-518 West, make new elevator opening, new windows, elevator in 3-sty brick stable and storage; cost, \$1,200; owner, Bartholomew McDermott, 595 Bedford av, Brooklyn; architect, Benjamin Finkenseiper, 134 Broadway. Plan No. 555.

42D ST, No. 223 West, sky sign on 2-sty brick theatre; cost, \$100; owner, Penn Amusement Co., 223 West 42d st; architect, E. W. Lemay, 132 West 65th st. Plan No. 546.

Sam. Krause, 147 East 126th st, has carpentry contract.

45TH ST, Nos. 416-420 East, cut door openings in 2-sty rendering plant; cost, \$2,000; owner, Butchers Hide & Melting Association, 800 1st av; architect, R. M. Coupe, 406 East 47th st. Plan No. 528.

Sulzberger & Sons Co., 406 East 47th st, lessee.

46TH ST, Nos. 21-25 West, rebuild front walls and make 4-sty brick dwelling into stores and dwellings; cost, \$15,000; owner, Amos R. E. Pinchot, 34 Nassau st; architect, Chas. I. Berg, 571 5th av. Plan No. 562.

59TH ST, Nos. 160-62 East, rebuild store front, rebuild partitions in 3-sty brick store and dwelling for club rooms; cost, \$4,000; owner, F. & M. Schaefer Brewing Co., Park av and 51st st; architect, Geo. Dress, 1436 Lexington av. Plan No. 561.

Architect superintends. No contracts awarded.

66TH ST, No. 40 West, put steel girders in rear and west walls and change automobile elevator in —sty garage, flat roof; cost, \$10,000; owner, Edmund Coffin, 34 Pine st; architects, Stoughton & Stoughton, 96 5th av. Plan No. 542.

75TH ST, n s, 205 e 3d av, erect iron fire-escapes in 5-sty brick public school No. 70; cost, \$1,800; owner, City of New York, City Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 531.

82D ST, No. 7 East, general alterations in 5-sty brick private residence; cost, \$5,000; owner, Edward J. King, 7 East 82d st; architect, John H. Duncan, 208 5th av. Plan No. 577.

Architect superintends. C. W. Luyster, Jr., 35 Nassau st, masonry and carpentry contracts.

99TH ST, No. 146 West, change water table in front of 3-sty brick residence for residence and stores; cost, \$175; owner, John A. Marcato, 146 West 99th st; architect, Bernard Herzoun, 319 West 116th st. Plan No. 578.

107TH ST, No. 323 East, make fireproof bakery walls and ceilings to 6-sty tenement; cost, \$330; owner, Caesar Realty & Construction Co., 150 Nassau st; architect, Angelo H. Martine, 30 East 23d st. Plan No. 536.

125TH ST, No. 309 West, toilet and basin and partition in 1-sty stores; cost, \$50; lessee, Max Galman, 309 West 125th st; architect, Lorenz F. J. Weiher, 271 West 125th st. Plan No. 579.

140TH ST, No. 628 West, divide 4th floor into rooms, new dormers in 4-sty brick convent; cost, \$3,000; owner, St. Regis House, 640 West 140th st; architect, Joseph H. McGuire, 45 East 42d st. Plan No. 584.

Architect superintends.

AV C, Nos. 178-180, remove part of party wall for door opening in 4-sty tenement; cost, \$100; owner, Morris Greenwald, 178 Av C; architect, Samuel Sass, 32 Union sq. Plan No. 553.

AMSTERDAM AV, n e cor 77th st, fire-proof stairs in public school No. 87; cost, \$3,200; owner, City of New York, City



Hall; architect, C. B. J. Snyder, 500 Park av. Plan No. 568.

BROADWAY, s w cor 31st st, stairway in 5-sty brick theatre; cost, \$185; owner Wechsler Estate, Inc., 1239 Broadway; architect, W. G. Massarene, 113<sup>1</sup>/<sub>2</sub> Broadway. Plan No. 532.

Twelve Forty-one Broadway Co., on premises, lessee.

BROADWAY, No. 506, change wall for extension, alter stairs in 5-sty store and tenement; cost, \$8,000; owners, Celestino & Maria Moriggia, 506 West Broadway; architect, Louis V. Spinapont, 140 West Houston st. Plan No. 535.

COLUMBUS AV, s w cor 101st st, erect operator's booth and extend fire-escape on 6-sty brick store, loft and moving picture show; cost, \$500; owner, H. Markowitz, 228 West 112th st; architect, Louis A. Sheinart, 194 Bowery. Plan No. 533.

LEXINGTON AV, Nos. 527-529, new cellar openings to 3-sty and basement dwelling; cost, \$50; owner, Montgomery Maze, 147 East 49th st; architect, Walter H. C. Hornum, 36 West 125th st. Plan No. 550.

1ST AV, No. 2169, change plumbing fixtures, make passage, toilets, etc., in 6-sty brick store and tenement; cost, \$1,000; owner, Maria Bove, 247 East 116th st; architect, M. W. Del Gaudio, 401 East Tremont av. Plan No. 557.

1ST AV, No. 373, change partitions in 3-sty brick tenement; cost, \$1,000; owner, Hamilton Fish Corporation, 52 Wall st; architect, Henry Regelman, 133 7th st. Plan No. 576.

Stuyvesant Fish, secretary.

2D AV, No. 422, increase size of present shaft, build stud partitions in 4-sty store and tenement; cost, \$1,500; owner, M. Aronowitz, 88 Baxter st; architect, Louis A. Shemans, 194 Bowery. Plan No. 549.

2D AV, No. 566, new closets, new toilet windows, tile floors in 4-sty brick store and tenement; cost, \$500; owner, Hyman Rubinstein, 566 2d av; architect, Abraham Berres, 1513 St. Marks av, Brooklyn. Plan No. 545.

6TH AV, No. 188, sky sign on 4-sty brick stores; cost, \$200; owner, Chas. J. Bennowitz, 188 6th av; architect, Walter A. Faxon, 2376 3d av. Plan No. 565.

7TH AV, No. 151, general alterations in 3-sty brick store and flats; cost, \$1,500; owner, A. Schultz, 151 Seventh av; architect, Paul W. Gussow, 23 Duane st. Plan No. 585.

10TH AV, w s, 134.3<sup>1</sup>/<sub>2</sub> s of Emerson st, new bake ovens in 5-sty brick store and tenement; cost, \$200; owner, Chas. Hensle Construction Co., 3210 Broadway; architects, Gronenberg & Leuchtag, 7 West 22d st. Plan No. 551.

12TH AV, n w cor 131st st, add 2-stys to 4-sty brick storage, tar and gravel roof; cost, \$8,000; owners, Couron Bros. Co., 40 10th av; architect, James S. Maher, 1262 Broadway. Plan No. 563.

**PROJECTED BUILDINGS.**

**Bronx.**

**Apartments, Flats and Tenements.**

170TH ST, s w cor Stebbins av, 5-sty brick tenement, slag roof, 28x90; cost, \$30,000; owners, Bellewood Const. Co., Harry W. Perelman, 200 Broadway, Pres; architects, Bernstein & Bernstein, 24 East 23d st. Plan No. 129.

170TH ST, s e cor Bristow st, 5-sty brick tenement, slag roof, 28x90; cost, \$30,000; owners, Bellewood Const. Co., Harry W. Perelman, 200 Broadway, Pres; architects, Bernstein & Bernstein, 24 East 23d st. Plan No. 130.

196TH ST, s e cor Valentine av, 4-sty brick tenement, tin roof, 44.5x78; cost, \$35,000; owner, August Nelson, 193 West 68th st; architect, Franz Wolfgang, 535 East 177th st. Plan No. 132.

BRYANT AV, n e cor Jennings st, 5-sty brick tenement, tin roof, 25x81; cost, \$50,000; owner, Adela Harrington, 1478 Vyse

av; architect, Harry T. Howell, 3d av and 149th st. Plan No. 133.

TOPPING AV, w s, 270 n 174th st, 4-sty brick tenement, plastic slate roof, 44.6 x80; cost, \$25,000; owners, Topping Ave. Co., A. E. Klotz, 1751 Topping av, Pres; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 137.

WASHINGTON AV, e s, 157 n 175th st 6-sty brick tenement, tin roof, 45.8x96; cost, \$40,000; owners, Psaty Const. Co., Max Psaty, 147 East 125th st; architect, Chas. B. Myers, 1 Union Sq. West. Plan No. 149.

HALL PL, w s, 299.11 s 167th st, 5-sty brick tenement, tin roof, 44x100; cost, \$50,000; owners, Sinnott Co., 967 East 165th st; architect, Harry T. Howell, 3d av and 149th st. Plan No. 153.

191ST ST, s s, 100 e Hoffman st, 5-sty brick tenement, plastic slate roof, 29x87.8; cost, \$20,000; owner, Raffo Sillette, 580 East 191st st; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 151.

**Dwellings.**

261ST ST, s s, 37.6 w Tyndall av, 2<sup>1</sup>/<sub>2</sub>-sty frame dwelling, shingle roof, 24x40; cost, \$6,000; owner, Wm. L. Taylor, 261st st and Broadway; architect, E. S. Child, 29 Broadway. Plan No. 134.

ADEE ST, s s, 57.10 e Olinville, 2-sty frame dwelling, office and stable, slag roof, 25x125; cost, \$6,500; owner, Ernest G. M. Merz, 1 East 63d st; architects, Louis Weber Bldg. Co., 1 Madison av. Plan No. 131.

TIEBOUT AV, w s, 250.7 s 183d st, six 2-sty brick dwellings, tin roof, 18.7x42; total cost, \$33,000; owners, Edmundson Const. Co., Geo. Edmundson, 2311 Lyon av, Pres; architect, Geo. Hof, Jr., 721 Melrose av. Plan No. 138.

238TH ST, s s, 145 w Verio av, two 2<sup>1</sup>/<sub>2</sub>-sty frame dwellings, slate roof, 20x35; total cost, \$6,000; owner, Wesley Const. Co., 167 East 56th st; architects, Geo. W. Lockwood, 78 East 236th st. Plan No. 139.

SEDGWICK AV, e s, 645 s 167th st, six 2-sty and attic frame dwellings, shingle roof, 20x37; total cost, \$18,000; owner, Wm. Z. Partelli, 402 Dean st; architect, Geo. H. Greible, 2255 Broadway. Plan No. 141.

BARCLAY AV, n w cor Clarence st, 1-sty frame dwelling, shingle roof, 20x15; cost, \$300; owner, Carl Klug, 1153 Intervale av; architect, Arthur Taelberg, 1167 Fox st. Plan No. 144.

ZEREGA AV, e s, 312.4 n Maclay av, 2-sty frame dwelling, tin roof, 21x50; cost, \$5,000; owner, Katherin Ill, 1445 Zerega av; architect, Henry Nordheim, 1087 Tremont av. Plan No. 148.

KINGSBRIDGE TERRACE, w s, 141.3 s Boston av, four 2-sty frame dwellings, tin roof, 18x41; total cost, \$16,000; owners, Kingsbridge Const. Co., Samuel B. Steinmetz, 1416 Glover st, president; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 152.

**Miscellaneous.**

WALNUT ST, w s, 25 s 142d st, 1-sty frame shed, 22.4x112.6; cost, \$5,000; owner, Raffello Di Lizia, 187th st and Hoffman st; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 142.

WESTCHESTER AV, s s, 250 w Castle Hill av, 1-sty frame storage, 24x10; cost, \$100; owner and architect, Jos. Morstatt, on premises. Plan No. 140.

CLASON POINT RD, s s, 347 e White Plains rd, 1 coaster; cost, \$16,000; owners, Bronx Racer Coaster Co., Fred Ingersoll, on premises, Pres.; architect, B. Ebeling, 1136 Walker av. Plan No. 143.

173D ST, s e cor Anthony av, 3-sty frame shop, plastic slate roof, 57x66.04; cost, \$2,500; owner, P. J. Tierney, 358 East 173d st; architect, J. J. Vreeland, 2019 Jerome av. Plan No. 147.

WICHAM AV, w s, 201.4 s Bussing av, new partitions, new toilets, etc., to 2-sty

and attic frame dwelling; cost, \$150; owners, Alfred and Madelene Picart, on premises; architect, Emil P. Picart, on premises. Plan No. 98.

SO. BOULEVARD, w s, 100 s 145th st, 1-sty build upon 1-sty brick factory; cost, \$150; owners, Estate of John Haffen, 152d st and Melrose av; architects, Bagge & Stillman, 144th st and So Boulevard. Plan No. 99.

PLEASANT AV, w s, 225 n 213th st, 2-sty frame extension, 4x12.6 and new foundation, to 2-sty frame dwelling; cost, \$3,500; owner, Basilio Bottenelli, on premises; architect, John J. Zuebel, White Plains av and 211th st. Plan No. 100.

BOSTON ROAD, No. 1347, new partitions, to 2-sty frame store and meeting rooms; cost, \$500; owner, W. C. Deming, St. Raymonds av and Benson st; archi-

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tect, Lorenz F. J. Weiher, 271 West 125th st. Plan No. 101.

FORDHAM ROAD, s s, 82.3 w Andrews av, 1-sty frame store and office, tin roof, 30x55.10; cost, \$1,000; owners, McLernon Realty Co., Hugh McLernon, 128 Fordham road, president; architects, Moore & Landsiedel, 148th st and 3d av. Plan No. 150.

BLACKSTONE AV, e s, 250 s 239th st, 2-sty brick stable and garage, 50x44; cost, \$4,000; owner, John H. Thorn, Riverdale; architects, Ahneman & Younkheere, 3320 Bailey av. Plan No. 154.

#### Stables and Garages.

BERGEN AV, e s, 72.8 n 148th st, 1-sty brick garage, gravel roof, 38x25; cost, \$1,000; owner, John Nimphius, 1428 Doris st; architect, Albert Rothermel, 411 East 144th st. Plan No. 146.

GRAND AV, e s, 400 s 192d st, 1½-sty brick garage, slate roof, 21.6x20; cost, \$900; owner, Lena Miller, on premises; architects, Serviss & Glew, 36 West Kingsbridge Terrace. Plan No. 145.

#### Stores, Offices and Lofts.

BATHGATE AV, e s, 97.80 n Wendover av, ten 1-sty brick stores and dwellings, slag roof, 20x35; total cost, \$30,000; owners, Froma Bldg. Co., Geo. Brown, World Bldg., Pres; architects, Goldner & Goldberg, 704 Jackson av. Plan No. 135.

WESTCHESTER AV, No. 707, 2-sty brick stores and loft, slag roof, 25.5x84.10; cost, \$25,000; owner, Wm. Stemschuss, 702 Westchester av; architects, Goldner & Goldberg, 704 Jackson av. Plan No. 136.

#### BRONX ALTERATIONS.

JEFFERSON PL, n w cor Crotona av, lower first tier of beams of 4-sty brick tenement; cost, \$400; owner, H. Seligsberger, 1381 Crotona av; architects, Kreyborg Archtl. Co., 1330 Wilkins av. Plan No. 103.

WYATT ST, s s, 225 e Bronx Park av, raise to grade, 2-sty frame stable and loft; cost, \$500; owner, Chas. H. Baechler, 1126 Walker av; architect, B. Ebeling, 1136 Walker av. Plan No. 95.

139TH ST, n s, 19.5 w Morris av, new water tank, etc, to 6-sty brick factory; cost, \$550; owner, Frank A. Carr, 251 East 139th st; architects, The Rusling Co., 39 Cortlandt st. Plan No. 96.

200TH ST, s s, 25 e Valentine av, new partitions to 2½-sty frame dwelling; cost, \$150; owner, John Haupt, on premises; architect, J. J. McMillan, 2981 Valentine av. Plan No. 104.

BROOK AV, No. 1520, new partitions, new columns, etc, to 4-sty brick store and tenement; cost, \$1,600; owner, Julius Gordon, on premises; architect, Wm. Huenerberg, 764 Tinton av. Plan No. 97.

BLONDELL AV, e s, 130 n Grant av, 1-sty frame extension, 12x10, to 2-sty frame dwelling; cost, \$200; owner, Julia Bible, on premises; architect, Chas. R. Baxter, 3099 Middletown rd. Plan No. 93.

FULTON AV, e s, 355 n 167th st, 2-sty frame extension, 9.6x9.6, to 2-sty frame dwelling; cost, \$500; owner, S. J. Miller, 1169 Fulton av; architect, T. J. Kelly, 685 Morris Park av. Plan No. 94.

WILKINS AV, No. 1334, 1-sty frame extension, 15.4x6.7, to 3-sty frame store and dwelling; cost, \$1,000; owner, August Badt, on premises; architect, Carl J. Itzel, 1338 Wilkins av. Plan No. 102.

#### ADVANCE REPORTS.

##### Architects Invited to Compete for the New Haven Post Office Commission.

James Knox Taylor, supervising architect of Washington, D. C., has announced the names of architects invited to compete in the submission of designs for the United States Post Office at the corner of Church and Court streets, New Haven, Conn.

The building is estimated to cost \$800,000 and will occupy a plot of 164x200 feet and will contain Federal offices. The following are the architects invited:

Cass Gilbert, McKim, Meade & White, Donn Barber, Arnold W. Brunner, York & Sawyer, Ewing & Chappell, Lord & Hewlett, D. E. Waid, Howells & Stokes, Butler & Rodman, D'Oench & Yost, Frank E. Wallis, La Farge & Morris, Stevenson & Wheeler, Crow, Lewis & Wickenhoefer, Harry Bacon, Tracy, Swartwout & Litchfield, J. H. Freedlander, George B. Post & Sons, J. G. Rogers, Warren & Wetmore, H. Van Buren Magonigle, Percy Griffin, of New York City; Peabody & Stearns, Guy Lowell and R. Clipston Sturgis, of Boston, Mass.; Parker, Thomas & Rice of Baltimore, Md.; D. H. Burnham of Chicago, Ill.; George Keller of Hartford, Conn.; Allen & Williams of New Haven, Conn., and Heacock & Hokanson and Cope & Stewardson of Philadelphia, Pa.

#### Soon to Take Figures on Church.

FT. WASHINGTON AV.—Bannister & Schell, architects of 69 Wall st are about ready for figures on the new Holyhood Church and chapel, which will be erected by the congregation at the northeast corner of Fort Washington av and 179th st. Specifications will call for Indiana limestone ashlar, brick and architectural terra cotta facades, steel girders and spruce floor beams, galvanized iron and wire glass skylight, slate and tin roof, metal ceilings and terra cotta and stone coping. Steam heating will be installed. Total cost is estimated at \$100,000. Edwin S. Gorham, 37 East 28th st, is treasurer and secretary of Board of Trustees and chairman of Building Committee and the Rev. Stuart Crockett of 160 West 72d st, is chairman of Board of Trustees and pastor. Other trustees are C. A. Embury, Summit, N. J., and L. O. Morrey, Tribune Building, N. Y. C.

#### Two Operations for 29th St.

29TH ST.—Frederick C. Zobel, architect, of 118 East 28th st, has been commissioned by the Twenty-fifth Construction Company to draw plans for a 12-sty mercantile building upon plot 60x98.9, including 131-141 West 29th st. Mr. Zobel is now drawing plans for a 12-sty building upon plot 48 ft. in width immediately adjoining the 60-ft. plot on the west, which is also owned by the Twenty-fifth Street Construction Company. This makes a total of 108 ft. frontage which is to be improved with 12-sty fireproof structures. As 29th and 28th sts have car tracks, and were not preferred for awhile on this account, this operation signifies that the gap in the building area is about to be filled in.

#### Union Square Contract Goes to Edwin Outwater.

UNION SQUARE.—Edwin Outwater has been awarded the general contract for the erection of a 12-sty and basement loft and office building on the northwest corner Union sq and 15th st. This is the third building of similar character Edwin Outwater has erected for the Van Buren estate in 15th st. Charles Volz, No. 160 5th av, is the architect. The building will be of limestone and glazed terra cotta, with cinder concrete arches, automatic sprinkler system and five elevators. The building will be ready for occupancy on October 1.

#### S. Reading Bertron to Build Again.

76TH ST.—Reading Bertron, banker, of 40 Wall st, has had plans prepared for a residence at 14 East 76th st, Manhattan, and his architects, York & Sawyer, of 156 5th av, are now taking bids. The house will have a frontage of 30 ft. and a depth of 80 ft., and will be built fireproof, with exterior walls of limestone, marble and brick. The estimated cost is \$100,000. Mr. Bertron is now living at 46 West 54th st. Mr. Bertron is now having a fine stone

residence built on 5th av, one door south of 75th st, from plans of Warren & Wetmore, architects, by George Vassar's Son & Co.

#### W. M. Crane Co. to Build in Greenville.

GREENVILLE, N. J.—Bradford Lee Gilbert, architect, 1 Broadway, is preparing sketches for the new factory of the Wm. M. Crane Co. of 16 West 32d st. for which Russel G. Cory, 39 Cortlandt st. is steam and electrical engineer. The company specializes in gas appliances. The factory will be 300x200, of brick and reinforced concrete. No date has been set for time when figures will be received. President is William M. Crane and secretary, George H. Warner.

#### New Hotel at Monticello.

MONTICELLO, N. Y.—John Burns, Henry Whipple and Geo. Rockwell, all of Monticello, N. Y., are contemplating the erection of a hollow tile and brick veneer hotel to be erected at Monticello, Sullivan County, N. Y., from plans by Davis Kief, of Watertown, N. Y. The building will contain 65 rooms, and cost about \$60,000. Project will probably go ahead this summer. The former Rockwell House was destroyed in a conflagration.

#### No Bids Yet on Fire Companies Building.

CEDAR ST.—Mr. Gray, representing Fire Companies Building Co., 46 Cedar st. said that no bids have been asked yet for the new 24-sty. building the site for which Thompson-Starrett Co. are clearing at 13 and 27 Cedar st. Mr. Gray said he could not tell when bids would be received, as the architects, D. H. Burnham & Co., Chicago, have not yet finished with their specifications.

#### Contract for Sixth Ave. Store.

45TH ST.—Caldwell-Wingate Co., of 381 4th av, N. Y. C., have received the general contract for the 8-sty 65x120 ft. fireproof, brick, terra cotta and stone store and loft building to be erected on the southeast corner of 45th st and 6th av for Lewis & Conger, furnishings, 130 West 42d st, N. Y. C., from plans by Renwick, Aspinwall & Tucker, of 320 5th av, N. Y. C. Estimated cost, \$150,000.

#### Contract for Bush Terminal Factories.

BROOKLYN.—The Turner Construction Co. has received the contract from the Bush Terminal Company for the construction of model factories Nos. 7 and 8; building each to be 700x75 ft., six stories and basement in height, and are joined together by an L 100x200 ft. long, also six stories and basement in height. William Higginson, architect. Work to be undertaken at once.

#### W. H. McElfattrick Architect for New Theatre.

WEST 46TH ST.—W. H. McElfattrick, the architect, Knickerbocker theatre building, 38th st and Broadway, has been selected by Edward F. Rush as the architect for his new theatre building which will be erected at 227, 229 and 231 West 46th st, on a plot 75 feet by 100. The plans have already been drawn.

#### Alterations to Charles L. Bernheimer's Residence.

64TH ST.—Plans have been completed by Buchman & Fox, architects, of 11 East 59th st, and they will soon take bids on the general contract for the alterations to be made to the residence of Charles L. Bernheimer, of 120 Franklin st (cotton goods). The estimated cost of the alterations is \$35,000.

#### Contracts Closed for Columbia University Building.

AMSTERDAM AV.—McKim, Mead & White, architects, 150 Fifth av, have awarded the general contract for the School of Architecture which will be erected at Columbia University to M. Reid & Co., 114 West 39th st. The estimated cost is \$300,000.



**Apartments, Flats and Tenements.**

79TH ST.—Private plans are being prepared for the 6-sty 102.2x107.1½ tenement house to be erected on the southwest corner of 79th st and Exterior av, Manhattan, for the City and Suburban Homes Co., of 15-7 West 38th st, N. Y. C., to cost about \$90,000.

180TH ST.—Architect Adolph Mertin, of 34 West 28th st, is preparing plans for the 5-sty 50.1½x102.10 tenement house to be erected on the southwest corner of 180th st and Pinehurst av, Manhattan, for the Rountree Realty & Construction Co., of 609 Fifth st, Brooklyn, N. Y. Estimated cost, \$50,000.

173D ST.—Architects Neville & Bagge, of 217 West 125th st, N. Y. C., are preparing plans for a 6-sty 100x90 tenement house to be erected on the northwest corner of 173d st and Audubon av, for Latham Realty Co., of 530 East 80th st, N. Y. C., to cost about \$185,000.

133D ST.—Architect C. B. Meyers, of 1 Union sq West, is preparing plans for the 5-sty 50x89.10 tenement house to be erected on the southwest corner of 133d st, west of Convent av, Manhattan, for L. Golde and E. A. Cohen, of 198 Broadway. Estimated cost, \$45,000.

HOFFMAN ST.—M. W. Del Gaudio, architect, of 1910 Webster av, is preparing plans for the erection of two 5-sty apartments on the west side of Hoffman st, south of Pelham av (now Fordham rd) 60x88, at a cost of \$120,000, for M. Simon, of 559 West 140th st.

119TH ST.—C. P. Lovell, of 12 East 42d st, Manhattan, is preparing plans for alterations to the 5-sty, 38x86, tenement house at 451 East 119th st, for Richard W. Horner, of 985 Alders st, Bronx. Estimated cost, \$3,000.

130TH ST.—Samuel Sass, architect, 32 Union sq, filed plans this week for two 6-sty brick and limestone tenement houses which the Nestor Holding Co., of 302 Broadway, will build in 130th st, north side, 100 ft. west of Amsterdam av, at a cost of \$55,000 each. No contracts have been announced. Owners will take bids. Plans call for steel and spruce girders, plastic slate roof, steam heat, terra cotta fireproofing blocks, regulation fire-escapes and galvanized iron skylights, and concrete cellar. Officers are Jacob Manheim, president; Louis Manheim, treasurer, and William Jasic, secretary, all of 302 Broadway.

128TH ST.—Architects Horenburger & Bardes, of 122 Bowery, are preparing plans for alterations to the 7-sty 75x90.4 feet tenement house at 28-30 West 128th st, Manhattan, for Leonard F. Fuld, of 130 East 130th st, Manhattan, to cost about \$20,000.

7TH AV.—Architects Hill & Stout, of 1123 Broadway, are preparing plans for alterations to the 8-sty 100.11xirreg, tenement house to be erected at 2034-40 Seventh av, Manhattan, for R. C. Browning Estate, of West Orange, N. J., to cost \$6,000.

16TH ST.—Architect H. Regelman, of 133 7th st, is preparing plans for alterations to the 5-sty 24x72.25 tenement house at 433-5 East 16th st, Manhattan, for J. H. and F. Kocher, of Suffern, N. Y. Estimated cost \$5,000.

185TH ST.—M. W. Del Gaudio, architect, of 1910 Webster av, is preparing plans for the erection of a 5-sty apartment, 25x90 ft, on the southeast corner of 185th st and Park av, at a cost of \$25,000, for Amabile and Sauritano, owners, of 316 Hughes av.

180TH ST.—The Solow Construction Co., 1781 Clay av, is taking figures for masonry, tile, limestone, terra cotta, steel and iron, marble and dumbwaiter for two 5-sty brick tenements which it will erect from plans by C. B. Meyers, of No. 1 Union sq.

187TH ST.—M. W. Del Gaudio, architect, of 1910 Webster av, Bronx, is now

preparing plans for the erection of two 5-sty apartment houses on the northeast corner of 187th st and Lorillard pl, covering a plot 96x90, at a cost of \$100,000, for J. Faillella, owner, on premises.

BOWERY.—Architect C. H. Dietrich, of 1112 2d av, N. Y. C., is preparing plans for alterations to the 6-sty 28.6x irregular tenement house at 217 Bowery for Chas. R. Faruolo, lessee, 45 East Houston st, Manhattan. Estimated cost, \$3,000.

CRESTON AV.—William Kaufman commission merchant, of 326 Greenwich st, N. Y. C., is to erect a brick and limestone apartment house on the east side of Creston av, 234 ft. south of 196th st, Bronx, from plans by J. J. Vreeland, of 2019 Jerome av, N. Y. C. The owner builds and desires estimates on subs and materials at once. Estimated cost, \$25,000.

3D AV.—H. J. Krapp, of 133 East 19th st, Manhattan, is preparing plans for alterations to the 4-sty, 46x100, tenement house at 200-2 3d av, for I. Epstein, of 216 East 15th st, Manhattan. Estimated cost, \$3,000.

LONG ISLAND CITY.—Plans are now underway for a tenement to be erected on Lathrop st and Washington av, Long Island City, for Christ Stabler, Jr., of 155 3d av, Long Island City. These plans are being drawn by F. Chmelik, of 2d av, Long Island City, and call for a building four stories high, 17x89, to be built of brick. Will cost about \$15,000.

YONKERS, N. Y.—Architect J. A. Watson, Phillipsburg Building, Yonkers, N. Y., has completed plans for a 5-sty 45x100 ft. brick apartment and store to be erected on the northeast corner of Elm and Linden sts for R. Ferguson, of 45 Victor st, Yonkers, N. Y., to cost about \$20,000. The owner builds.

SYRACUSE, N. Y.—Architect J. D. Meehan, Hendricks Bldg., Syracuse, N. Y., has plans in progress for 3-sty and basement 70x90, brick apartments to be erected at Wolf and 5th North st, for Plony & Smith, of 620 South Clinton st, Syracuse, N. Y. There are to be 12 apartments and 3 stores and will cost about \$30,000. The owners will occupy one store as a restaurant.

**Contracts Awarded.**

120TH ST.—Levin & Levin Contracting Co., of 320 Fifth av, have received the general contract for alterations and additions to the 3-sty 19x46 semi-fireproof brick and stone tenement house to be erected at 308 East 120th st, Manhattan, for Robert I. Brown, of 162 West 176th st, from plans by Reilly & Steinback, 481 Fifth av. The work consists of a 5-sty rear extension 12x37 and 2 additional stories to present 3-sty building. Estimated cost, \$12,000.

BEAVER ST.—R. H. Casey, 1133 Broadway, has the contract to connect the two buildings at Beaver, Hanover and Pearl sts, Nos. 76-78-80, 7-9 and 123-125 respectively. The cost is \$200. Plans are by John H. Duncan, 208 5th av. Owners are Mrs. Florence Amsick, 810 5th av, and Eliza W. White, Litchfield, Conn.

EAST 14TH ST.—J. Schlesinger, 224 East 37th st, has the contract for altering the store front of building owned by Baum & Medicus, 114 East 14th st. Contract includes masonry and carpentry. Architect is Emery Roth, 20 East 42d st.

3D AV.—The alteration for the premises 200-202 3d av has been awarded to J. Schlesinger, contractor, of 222 East 37th st. I. Eptein is the owner and Herbert J. Krapp architect.

I. Bonyor, painting and decorating contractor, of 934 East 169th st, Bronx, has received the general contract for the alterations about to be made to the Temple Adath Israel, 551 East 169th st. Robert E. La Velley, of Freeman st and Southern Boulevard, is the architect.

Peter Miller & Co., mason contractors,

of 355 Willis av, Bronx, have received the contract for the mason work on a 5-sty apartment to be erected on the north side of 162d st, 160 ft. east of Prospect av, 50x88 ft., from French & Co., builders, 148th st and 3d av. The firm has also received the contract for the mason work on a 5-sty apartment on the northeast corner of Boston road and Wilkens av, 50x100 ft., from Chas. Meyer, of 1133 Broadway.

AUDUBON AV.—The Sanitary Fireproofing and Contracting Company's system of shafts has been specified in the plans filed this week for the two 5-sty brick stores and tenements to be erected at the southeast corner of 174th st and Audubon av by the McAfee Construction Company, 339 West 84th st, of which John Knox McAfee, of the above address, is president, and William Rankin, of No. 119 West 79th st, treasurer.

ST. NICHOLAS AV.—The A. E. Klotz Fireproofing Co. has the floor-arch contracts for the 5-sty tenement that is to be erected at the southwest corner of 175th st and St. Nicholas av, by the Herbert Dongan Construction Co., southeast corner 170th st and Ft Washington av, from plans by Moore & Landsiedel, 148th st and 3d av, at a cost of \$50,000.

MANGIN ST.—The Standard Concrete-Steel Co.'s system of floor construction has been specified in the new 10-sty fireproof office building which Louis Marx, of Thompson and Delancey sts, will build from plans by Hunter & Murgatroyd, architects, 191 Ninth av. Plans call for front brick, limestone, steel, slag roof, copper cornices, iron stair fireescape, blue-stone coping and steam heat.

WASHINGTON SQ.—Contracts for the construction of an 8-sty brick and stone hotel at 35 Washington sq West include one to the Roebling Construction Co., Fuller Building, for reinforced concrete floor arches. The hotel will be built by Frederick D. Frick, 108 West 12th st, and architect is Henry A. Koelbe, 71 Nassau st.

19TH ST.—L. J. Rice, of 103 Park av, has masonry and carpentry contracts for \$6,000 alterations of tenement to storage building at Nos. 455 and 457 West 19th st, from plans by Paul C. Hunter, of 191 9th av. Owner is Albert E. Straker, of 191 9th av.

WEST 65TH ST.—Isaac A. Hopper, Inc., of 231 West 125th st, has the contract for the 8-sty brick and steel warehouse that will be erected at a cost of \$100,000 at 48-50 West 65th st. Specifications call for iron interior columns, front brick, steel girders, reinforced concrete floor filling, terra cotta fireproofing, galvanized iron skylights, 11x11x10x5, tar, gravel and plastic slate roof, fireproof block bulkhead, tile and bluestone coping, hot water low pressure heating, steel and concrete, stair treads.

**Dwellings.**

GREENWICH, CONN.—It is reported J. W. Bishop & Co., of 345 5th av, N. Y. C., have commenced work on the contract for the stucco residence, 90x150 ft., which Miss Laura Robinson will erect here. Blair & Carpenter, 475 5th av, New York, are the architects.

GREENWICH, CONN.—Bids have not yet been closed on plans drawn by Rowe & Keyes, 161 Devonshire st, Boston, for a residence to be built on Putnam av by E. H. Mulford, 110 Lafayette st, New York. Mr. Mulford is at present in Florida. The plans call for a house 40x100 ft., of wood and stucco, with tile roof, to cost about \$50,000. A stable and garage will also be built.

**Factories and Warehouses.**

BROOKLYN.—Architect A. La V. Clirehugh, of 126 West 104th st, Manhattan, has plans in progress for a 6-sty and basement 20x100 brick and mill construction factory to be erected on the



south side of Sand st, 100 feet west of Gold st, for the Drum Elevator Co., 103 Walker st, Manhattan. The owners will call for bids on general contract in about two weeks. Estimated cost, \$25,000.

SYRACUSE, N. Y.—Russell & King, of Snow Building, Syracuse, N. Y., have been selected as architects for the 6-sty brick and mill construction, dimensions irregular, warehouse to be erected in Syracuse, N. Y., for the Syracuse Chilled Plow Co., Charlton A. Chase, president, and in charge, of 111 Wyoming st, Syracuse, N. Y. The project will probably be built by day's labor.

WATERTOWN, N. Y.—The general contract for the reconstruction of a brewery on Poplar st, for the Watertown Consumers' Brewing Co., of 177 Anthony st, Watertown, N. Y., from plans by Schneible Co., 842 Elk st, Buffalo, N. Y., has been awarded to N. B. Hayes, of Watertown, N. Y. The building is to be of brick and reinforced concrete, a new plant 2-stys, 81x72x irregular, and consist of rebuilding brew house, wash house and packing room, raising roof of boiler house and bricking in 6 ft., 35x35, and making building fireproof.

UTICA, N. Y.—Thomas F. Byrnes, of 163 Elm st, Utica, N. Y., has received the general contract for the 1-sty bedstead factory to be erected between Wheeler and Lincoln avs, for Lortz Teuscher Co., of 344 Catherine st, Utica, N. Y., from plans by Thomas H. Williams, Shubert Block, Utica, N. Y. The structure is to be of brick and mill construction, have a machine shop 50x136 ft., a warehouse shop 50x110 ft., foundry and stock room 50x110 ft., two ovens 25x25 ft. each., and vat room 14x54 ft.

#### Miscellaneous.

WALNUT AV.—Schaefer & Jaeger, architects, of 1910 Webster av, Bronx, are now preparing plans for the erection of a 1-sty stone shed 40x240 on the southwest corner of Walnut av and 142nd st, for Raphael Di Lizia, of 2391 Hoffman st, Bronx.

ROCHESTER, N. Y.—Gordon & Madden, architects, of 300 Sibley Building, Rochester, N. Y., are now receiving separate bids on Indiana limestone and Ohio sandstone for the church to be erected at Monroe and Oxford sts, for the Church of the Blessed Sacrament (R. C.) of Rochester, N. Y. J. A. Craig is chairman of the building committee.

AMSTERDAM, N. Y.—The general contract for the 3-sty 35x80 ft. brick and stone nurses' dormitory to be erected in Division st for the Amsterdam Hospital Association, Amsterdam, N. Y., from plans by Henry W. Gerime, Blood Building, Amsterdam, N. Y., has been awarded to the H. C. Grieme Estate, of Erie st, Amsterdam, N. Y. William Sloane, of W. & J. Sloane, carpets, etc., of 884 Broadway, N. Y. C., is donor.

ALDEN, N. Y.—Architect Clair E. Hutchinson, of Buffalo, N. Y., has completed plans for a hotel to be erected at Alden, Erie Co., N. Y., for the Blackwater Hotel Co., of Alden, N. Y., and Buffalo, N. Y. The structure is to be of brick and stone, non-fireproof, 2-stys, 34x120, and wing, 3-stys, 22x34; will contain about 30 sleeping rooms, lobby, dining-room, kitchen, billiard-room and cafe. General contractors, Morris & Allen, 20 Builders Exchange, Buffalo, N. Y. The project may go ahead in the summer. Cost, from \$25,000 to \$30,000.

SAG HARBOR, L. I.—Architects Calfer & Tench, of Sag Harbor, L. I., have plans in progress for a 1-sty 35x70 ft. parish hall to be erected on Sagg st for the Christ Episcopal Church of Sag Harbor, L. I. The seating capacity will be 200 and will contain a stage and gallery. Figures will not be taken for several weeks.

#### Schools and Colleges.

BROOKLYN.—A parochial school is to be erected at 265 Marcy av, Brooklyn, N. Y., for the Church of the Transfiguration from plans by Architect E. Lynch, of 341 5th av, Manhattan. The general contractor is T. J. Waters Co., 217 West 125th st, Manhattan. The cut-stone contracts have been awarded to Curran Bros. and Murphy Stone Co., of 305 Douglas st, Brooklyn, N. Y. The structural iron contract has been awarded to the Hudson Structural Steel Co. of Southern Boulevard and 136th st, Manhattan.

LITTLE FALLS, N. Y.—Berrigan Contracting Co., of Little Falls, N. Y., have received the general contract for the additions to the 3-sty and basement 67x72 school to be erected in John st, near Main for St. Mary's School of Little Falls, N. Y., from plans by M. L. and H. G. Emery, of 68 Bible House, N. Y. C. The building is to be non-fireproof, of stone and iron construction, consist of 12 classrooms, addition, auditorium to seat 1,000 and include a stage. Estimated cost, \$35,000.

ELIZABETH, N. J.—Lammerding & Devine, of 227 Broad st, Elizabeth, N. J., have received the general contract for the 3-sty and basement 50x75 ft. parochial school to be erected on the corner of 3d and Fulton sts, for St. Adelbert's R. C. Church of Elizabeth, N. J., from plans by Louis H. Giele, of 147 Hutton st, Jersey City, N. J. The building is to be of brick, bluestone and limestone, will contain eight classrooms, two playrooms, men's club room and auditorium with stage. The heating contract has been awarded to H. A. Rath Co., of 1184 East Grand st, Elizabeth, N. J.

BOUND BROOK, N. J.—Gonzelman & Cramer, of 29 Warren st, Somerville, N. J., have received the general contract for additions to the 2-sty and basement Lafayette Public School, to be erected at Bound Brook, N. J., for the Board of Education of the Borough of Bound Brook, N. J., from plans by architect Herman Krietler, of 45 Clinton st, Newark, N. J. The building is to be fireproof and of brick and stone construction, consists of a 2-sty and basement addition 40x60 and 19x28 and contain 4 classrooms. Estimated cost, \$15,000.

KEARNY, N. J.—Plans are in progress by architect H. King Conklin, of Wiss Building, Newark, N. J., for the 2-sty and basement 150x150 brick and reinforced concrete public school to be erected on Woodland av and Belgrove dr for the Board of Education of Kearny, N. J. The school will contain about 20 classrooms and auditorium. Bids will be advertised for about April 15th. Estimated cost, \$130,000.

#### Stores, Offices and Lofts.

MADISON AV.—Wm. H. Gompert, of 2102 Broadway, Manhattan, has been selected as architect for the 16-sty 40x100 fireproof brick, limestone and terra cotta store and loft building to be erected at 169-171 Madison av, northeast corner of 33d st, Manhattan, for L. H. Slawson, real estate of 141 Broadway.

AVE A, N. Y. C.—P. Smith & Son, of 57 Norfolk st, N. Y. C., is general contractor for alterations to the 5 stores at 1408-10 Av A, for Louvre Realty Co., 132 Nassau st, N. Y. C. Louis Chas. Maurer, of 1495 Broadway, N. Y. C., is the architect.

EXCHANGE PL.—The Beaver Construction Co., specialists in alteration work, 26 Exchange pl, have the contract for installing a terra cotta partition on the tenth floor of the building at Nos. 20 to 24 Exchange pl, owned by the Farmers Loan & Trust Co., 22 William st.

23D ST.—The Rheifrank Wrecking Co., 14th st, between Avs B and C, has been awarded the contract by the George A. Fuller Const. Co., 111 Broadway, for razing the Masonic Building, at 23d st and 6th av. Work began on the structure on Tuesday.

#### THREE-FAMILY HOUSES.

##### Reasons Given by Mr. Frank Bailey Why They Should Be Recognized by Law.

THE report of the Committee on Cession of Population, just printed, contains a statement from the Vice-President of the Title Guarantee and Trust Company in regard to the proposal often made by builders that detached three-family houses of a type hereafter to be erected be taken out of the classification of tenement houses. Mr. Bailey also submitted two other subjects for consideration, the entire statement being as follows:

1. An alteration of the Tenement House Law so that three-story buildings may be constructed for three families on a basis of rental which will give a return on cost both to the builder and owner.

Prior to the Tenement House Law, this class of construction was largely adopted in Brooklyn. The properties have always sold well; they have been comfortable and hygienic and have been a favorite class of investment on the part of the people with small sums.

Under the new law, the tenants have had so much light and air and the cost of construction has been so great that these three-story houses are no longer feasible. They have been replaced by the two-family house, which requires a tenant to pay more money, and the three-story house caring for two families on a floor.

2. The Tenement House and General Building laws of the City and the Regulations of the Board of Health should all tend towards making tenement house ownership more comfortable than it is, otherwise there can be no increase in tenement house construction for the account of decent owners. If the tenant throws garbage in the back yard, the tenant (not the owner) should be fined; if the tenant wastes water, it is the tenant (not the owner) who should pay. In other words, an entire change in the attitude of the authorities to the end that some of the responsibilities now assumed by others should be brought with great vigor upon the tenants. This change would produce better living upon their part, and would result in more tenement house construction of the best kind. Just as long as the attitude of our laws is one that produces tenement house ownership as only feasible in the hands of those who will use their efforts to dodge the proper statutes and regulations, in those who care nothing about the tenant excepting the amount of money which can be obtained from him—which class of ownership is bound to exist as long as there is as at present persecution of tenement house owners to the extent now existing—just so long will there be a congestion proposition in New York City.

3. An entire change of the Tenement House Law so that the requirements for the \$3,000 apartments should not be the same as the requirement for the \$5 per month flat. Many a poor tenant moves from the new flat into an old and inferior building because he cannot pay the coal bill necessary to heat the flat having an air shaft as great as the big steam-heated building. When this new Tenement Law was passed, I prophesied that the result would be congestion and a hearing of people in large tenements. Whether that prophecy was true, I leave you to judge.

I feel sure that there is no class of measures which will tend more to relieve congestion, and that, too, rapidly, than the fixing of responsibility for misdeeds of the tenant and allowing the construction of three-family houses on an economic basis in both the Boroughs of Brooklyn and Queens, and a tenement house law which differentiates the class of construction.



## PERSONAL NEWS AND TRADE GOSSIP

S. PARSON, specialist in dumbwaiters, has moved from Tinton av to 180 East 119th st.

J. SCHLESINGER, contractor, has moved his office from 110 West 34th st to 222 East 37th st.

THE FORDHAM section of the Bronx is quite active in building, especially in small dwellings of high class.

CHAS. BABCOCK, general manager of the Northern Buck Co., of New York, is on an extended business trip in Chicago.

THE THOMPSON-STARRETT CO. has become a member of the B. T. E. A. through joining the Mason Builders' association.

JAMES AMES, a contractor of the Bronx, has begun work on the grading of Farmer's Bridge rd in Kingsbridge. The street will be filled in with cinders and rock.

THE EMPLOYERS' LIABILITY and Workmen's Compensation laws were yesterday declared unconstitutional by the Court of Appeals of the State of New York.

THE RHEINFRANK WRECKING CO., 14th st, between Av B and Av C, have the contract for razing the Masonic Building at the northeast corner of 6th av and 23d st.

CANAVAN BROS., 518 West 56th st, are doing the excavating for Stern Brothers' new store in West 23d st under sub-contract for the Thompson-Starrett Co., 49 Wall st.

THE NATIONAL BRIDGE WORKS, of Long Island City, are supplying the steel for the steel and glass building being erected at the northwest corner of Liberty and Church sts.

OBELISK REALTY AND CONSTRUCTION CO. has opened offices in the A-Re-Co. Building, at 391 East 149th st, corner 3d av, Bronx. The company is soon to become active in building in the Borough of the Bronx.

THE LIEBLER ESTATE of West 230th st, Bronx, and the Goodwin estate in West 230th st, are open for bids for the destruction of some and the jacking-up of other buildings situated on the estates to the new grade of the street.

LEONARD K. PRINCE, head of the Prince Iron Works, has recovered from an illness of several weeks' duration. Mr. Prince, it will be recalled, was a power in the Building Trades Employers' Association when the great labor war was on in 1903.

GEORGE HOLLERITH, a builder of 725 Home st, Bronx, was buried from his home on Thursday, March 23, 1911. Mr. Hollerith was the senior member of the firm of Geo. Hollerith & Son. Eight years ago he retired, his son, Henry Hollerith, taking over the business.

J. F. BLANCHARD, formerly of the J. F. Blanchard Co., Flatiron Building, has taken over the control of the Van Kannel, Revolving Door Co. with offices on the 13th floor of the Flatiron Building. The J. F. Blanchard Company was recently taken over by the United States Metal Products Co. 203-5 West 40th st.

HARRIS H. URIS, manufacturer of architectural iron, 525 to 535 West 26th st, is the owner of a new 6-sty and cellar brick and marble loft dwelling which will soon be in course of erection on the north side of 26th st, 196.6 west of 10th av, near his present plant. The architects are Messrs Rouse & Goldstone, 28 West 32d st.

GEORGE M. DUNN, a contractor of the Bronx, broke ground a few days ago for the laying of a sewer in Walker av, Westchester. He expects to complete the work by the end of the year. Mr. Dunn also

received the contract for laying of sewers in various other streets in that section of Westchester, which he will start as soon as authorized to do so.

JOSEPH HIRSCH, electrical contractor of 661 East 170th st, Bronx, has received the contract from the Board of Education for the installation of speaking tubes in various schools through the Borough of Queens. Mr. Hirsch has also just completed the wiring in three 5-sty apartment houses, 50x100 each, on the northeast corner of College av and 163d st, Bronx, for the Frisco Realty Co., on the premises.

A TEMPORARY FOOTBRIDGE will soon be built across the tracks of the Putnam Division of the N. Y. Central at 231st st for the convenience of Kingsbridge residents. The street has been fully graded on both sides of the railroad and the railroad company is ready to build a permanent bridge, but cannot on account of a disagreement with the owners of a piece of land 20 feet wide on the north side, which the railroad still needs to acquire. Until this matter is settled a temporary bridge will be put in use.

WILLIAM BUHL, a builder of 2208 Starling av, Bronx, has just completed the last of seven 2-sty family brick houses on the south side of Starling av, between Globe and Castlehill avs. Each house is built 20x54 ft. on a lot 25x100, with six rooms on the lower floor and seven to the upper floor. Mr. Buhl has laid his rooms out in private house method. Each floor has a separate entrance from the vestibule. Out of the seven houses, six have been sold. Mr. Buhl has also received the general contract for the construction of a 2-family brick dwelling on the south side of Benedict av, 111 feet east of Starrow st, the house will be built 22x56 feet on a lot 25x100.

ARCHIE W. SCHWARTZ, who has been identified with the Bureau of Buildings, borough of Manhattan for the past several years as an engineer, has resigned to accept a position with James F. Egan, builder, No. 5-7 East 42d st. Mr. Schwartz has had a wide experience in the building line, having examined the plans of many of the prominent buildings of the city. He has had supervision over many tests of various types of fireproof floor constructions and partitions and other structural materials, also inspections of important caisson, concrete pile and other foundations. Mr. Schwartz received his training in the Columbia School of Mines and the Architectural Department of Syracuse University. He is a member of the American Society for Testing Materials and several clubs.

J. B. & J. M. CORNELL CO.—A. Gordon Murray, trustee in bankruptcy of the J. B. & J. M. Cornell Co., structural iron and steel contractors, 11th av and 26th st, opened bids this week in his office, 60 Wall st, for the entire property of the company. Four bids were for some part of the assets and one for the entire property was made by the New York Trust Co., Sarah K. Cornell, Jones & Laughlin Steel Co., Phoenix Iron Co., and Lukens Iron and Steel Co., representing bondholders and a few of the large creditors. They propose to form a new company to take over the assets and carry on the business, issuing certificates of indebtedness for the obligations incurred by the receivers. Bondholders are to receive 10 per cent. in stock of the new company, and the capital stock of which is to be put in a voting trust pending the payment of the receivers' obligations. There was apparently no provision in this plan for the payment of anything to the un-

secured creditors of the old company, nor for the payment of the fees of the receivers and their attorneys. The bids will be submitted to a United States District Court Judge on March 27.

### Career of a Great Builder.

David H. Moffat, of Denver, who died at the Hotel Belmont in this city, was born at Washingtonville, one of the little villages that cluster over the farming lands of old Orange County, N. Y., and lies forty miles or more up the Erie Railroad. Washingtonville is the capital of the rich town of Blooming Grove, and was just about as big when David H. Moffat was born there as it is to-day. It is old-fashioned and very pretty with its huge spreading trees—a restful place for retired farmers and for men of semi-leisure who have a fancy for rural pastimes. It is but four miles to Goshen, four to Chester, six to Tuxedo, or Cornwall or Montgomery and many other villages, from Washingtonville, and the roads are perfect.

The Moffats have been settled in Washingtonville for generations. Wherever they have gone they have looked back to Washingtonville as their real family home. There was Hector Moffat, who kept the general store, and Jonathan N., who was a New York business man. When David H. became the Denver railroad and silver king he wished to do something for Washingtonville. Hector and John suggested a public library and lyceum. It was erected on the site of the house in which David was born. This was before Mr. Carnegie began to give away libraries. On another occasion Mr. Moffat gave a great organ to the Presbyterian Church. It was rumored that the organ cost more than the edifice. Washingtonville being so small, almost any gift that a multi-millionaire would care to bestow for old acquaintance sake would be out of proportion. A memorial service will be held in the Library tomorrow.

David H. Moffat was a great builder and real estate man. He went to Denver in an ox train, after spending a few years in a New York bank and a few more in a Des Moines bank. There wasn't much of Denver then, but a special letter which the Record and Guide received this week from the Real Estate Board of Brokers there proves to us that there is a great deal of it now. The national convention of real estate exchanges is to be held in Denver next Summer.

David H. Moffat was more than a money changer. He was a great real estate developer. He built railroads to the Rio Grande and to the Pacific, opening vast stretches of territory to population. He opened mines and built works of many kinds, and was the largest employer of labor in the West, by means of the many industries he controlled. He probably was the most useful man in the far West in the sense of creating employment for other men.

One of the thoughts which a consideration of the wonderful career of Mr. Moffat gives rise to is the large way in which America's big men live in these latter days. They do not spend their days in one spot as their predecessors did. Their dominion is almost the whole country. Mr. Moffat was in Denver one week, in New York city the next, or on the Pacific coast or down to the Gulf. He had live wires in all directions and he knew the shores of the Hudson River as well as he knew the outlines of Pike's Peak. Fifty years ago the leading men of our Eastern cities practically lived exclusively each in his own isolated center.



# COMMERCIAL STRUCTURES NOW TAKING MATERIALS.

Talk of Curtailing Brick Manufacture.—Two-Thirds of Total Tonnage Now Coming East.—Portland Cement Firming.

WALL STREET expected the trust case decisions to be handed down this week. Their failure to materialize before the court took its recess put the building material business back where it was a fortnight ago; that is, in a state of uncertainty.

But in spite of the hesitancy which prevails in the security market, construction work seems to be actually gaining, when viewed from the demand for building materials and developments in the market.

There is no slacking-up in the amount of loft and office building projects. For example: Of the 22 plans filed last week 8 were for stores, lofts and offices, 6 were for miscellaneous structures, 2 were for schools and colleges, 2 were for dwellings and 1 was a tenement house. The prevalence of lofts over apartments, as a field for construction activity is also shown in the filings of a week before in which stores, offices and lofts totaled 5 to apartments 3, and scattering, 9. Of the total for lofts, 2 were for 12-sty fireproof structures, in that week. In last week's filings five out of eight were for 12-sty structures and a sixth called for eight stories.

This fact, coupled with the large government and other pending steel contracts in this district, not to mention the numerous steel skeleton structures now going up in Newark, is worthy of the close attention of building material interests. The effect upon materials is already being felt. Operations specifying large quantities of steel also require quantities of fireproofing, brick, plaster and lime, wood or metal trim, roofing and elevators. As most of these buildings are being constructed by well secured capital and do not depend, as is frequently the case with apartment houses, on speculation, for their success, these contracts are going right ahead regardless of the uneasiness of Wall street.

At the same time there is a tendency toward reorganization of business methods. It is already noticeable in the cement field. Common brick interests are also planning a change. Structural steel interests are pursuing a course strikingly different from the pell mell policy followed last year and the year before and stone interests are more conservative.

In the mean time the volume of business being taken is surprising building material authorities. There are enough factors in the present market to warrant hesitation, but it is significant that the bulk of the well secured business is going ahead, cautiously, it is true, but nevertheless progressing.

The activities in the market this week were an attempt to organize brick manufacturers up the Hudson, a restlessness probably indicating a further advance in the price of Portland cement, an important lumber merger and a suit against a big contracting company by granite cutters.

## ARCHITECTS, CONTRACTORS, BUILDERS AND PROPERTY OWNERS:

Tables containing full prices current in all departments of building construction will be published in the Record and Guide on the THIRD Saturday of each month, and in other weekly issues only the changes in quotations.

### Brick Manufacturers in Conference.

A conference of some of the larger brick manufacturers along the Hudson river was held on Thursday at the Holland House, Fishkill Landing, for the purpose of going over some plans for the formation of an association of manufacturers along lines somewhat different from those of the recent Hudson River Brick Manufacturers' Association. Among those present were Robert Main, representing the Empire Brick and Supply Co., William K. Hammond, George Washburn, of the Washburn Brothers Co., of Glasco and a representative of the John B. Rose Co. It was reported that other leading brick manufacturers were also present.

### TO CURTAIL BRICK PRODUCTION.

At the meeting some of the largest manufacturers said they were not particularly interested in the project inasmuch as they had planned to keep their mills closed all year. This is in accordance with the policy of steel, lumber, tobacco and cotton producers, and is made almost compulsory, owing to the low prices now prevailing in this market for common brick. Not more than 40 per cent. of the manufacturers in the Hudson river district will run their kilns to capacity this year, and more than 50 per cent. will reduce their kiln capacities to one-half that of last year.

There is no profit in brick making when the price in this market falls below \$5.25, and prices for the entire winter frequently have been below that figure. Even at three-eighths there is barely enough margin left to the manufacturer to make it worth his while to operate.

The president of one of the biggest companies on the river said that progress was being made in the organization while the owner of another big plant, said he thought that the curtailment movement would be individual rather than organized. He said it was too early to speak authoritatively of the probable effect of the proposed association on the market conditions. The next meeting will be held at the same place and at the same time on Wednesday, April 1.

### BRICK SALES TAKE BIG JUMP.

The sales of common brick on the West 52d st market last week represented a much larger volume than that featuring the week before. About 9,000,000 brick came into this market from all points up the Hudson, from Haverstraw to Mechanicsville, navigation having been opened as far north as Albany. On Wednesday of this week only one covered cargo was in the market, and that was held on contract. On Monday there were only four cargoes left over. Sales last week aggregated 11,100,000. Transactions in detail follow:

	Arrivals.	Sales.
Monday	17	9
Tuesday	0	3
Wednesday	6	4
Thursday	0	4
Friday	4	6
Saturday	0	6
	27	32

Left over March 20, 4.  
Current prices, \$5.12½ to \$5.38½.  
Top prices, \$5.50.  
No. Covered cargoes, 1.  
Quotations on covered cargoes, —.

### RARITAN RIVER BRICK STRONG.

There was a decided improvement in the demand for Raritan River common hard brick this week, but prices remain at the former level, \$5.50. In Newark the price is \$6.75 yard.

### Facts About the Cement Market.

The actual conditions surrounding the price and demand in New York City are as follows:

The standard brands are quoting, or are supposed to be quoting, \$1.48 per barrel delivered to dealers' docks within light-erage limits of New York City. This, of course, includes Brooklyn, etc. This is the maximum price at which quotations are being made as far as inquiry among dealers reveals for present delivery. However, very few brands are actually obtaining that price.

Practically all the cement being delivered to-day to dealers is sold at not to exceed \$1.43 per barrel, including the cloth sacks, and these cloth sacks are repurchased by practically all the standard companies, except the Alsen Portland Cement Company, at the rate of 40c. a barrel or 10c. for the sacks, which makes the price of \$1.43 to \$1.48 really equivalent to \$1.33 or \$1.38 on the former basis.

The Record and Guide is able to state that judging from the way business is being quoted at \$1.43 or less, quotations higher than \$1.43 to \$1.48 are not based upon actual sales alongside.

### Portland Cement Price Comparisons.

The general Portland cement situation in the East seems to be strengthening as a result of the combined efforts of President John R. Morron, of the Portland Cement Co., and President Edward M. Hagar, of the American Portland Cement Manufacturers' Association, to bring about more harmonious conditions in the industry.

The harmonizing factors in the Portland cement industry are endeavoring to effect a change in the unprofitable price per barrel of Portland cement in the eastern mill. April 1 may prove a good time to advance prices to 85 cents at the mill, as against 80 cents (including packing charges) which was last year's prevailing price. But even an 85 cent price does not contain a reasonable dividend year in and year out. If the Portland cement manufacturing companies cannot find a dividend in 85 cents, what then must have been the extent of the drain on the resources of the manufacturers when the mill price went as low as 78 cents (not including packing charges) last year? It went as low as it ever did at this time last year, and for the purposes of comparison April first eastern mill prices are herewith given as far back as 1903:

1910	.....	\$0.78	at mill	April 1
1909	.....	.82	"	"
1908	.....	.82½	"	"
1907	.....	1.02	"	"
1906	.....	1.01	"	"
1905	.....	.80	"	"
1904	.....	.97	"	"
1903	.....	1.41	"	"

It will therefore be seen that prices went about as low last year as it is possible for them to go.

### DEALER BETTER OFF THAN MANUFACTURER.

"The manufacturer with capitilization sufficient to base his average price at even 85 cents a barrel will be able to turn his money over only once in every twenty-two months," said Albert Moyer,



Eastern manager of the Vulcanite Portland Cement Co.

"Furthermore," he continued, "a manufacturer selling his cement at 25 cents a barrel over manufacturing cost makes in two years less money than the dealer who is selling his cement at five cents a barrel profit, for the reason that it takes the manufacturer nearly two years to turn over his money once whereas the dealer turns his money over nearly eight times in the same period."

**MARKET WIDE OPEN NOW.**

An authority on market conditions governing Portland cement said that the Eastern market was now wide open, that the dealer could sell at whatever figure he wanted without let or hindrance. Speaking of the changing conditions in the industry, he said that prices have been lived up to more satisfactorily than they ever had been, since the industry had been put upon a sounder business basis, that is to say, since the elimination of reckless competition.

This has been accomplished by protecting the dealer on specific job contracts. Manufacturers have not sold their products to the dealer in quantities sufficient to meet his probable requirements, but rather to meet his actual present selling capacities, or, rather his selling capacities for thirty days. This has reduced the inflation in the cement market so that the manufacturer could base his mill capacity upon something definite and not find that after supplying a big demand, there was a long lull in which his product was piling up in his sheds without any visible immediate market.

**CEMENT CHEAPER TO THE CONSUMER.**

The architect and the ultimate consumer come in on this condition by being assured that artificial demand will not run their prices up. Only an actual increase in the consumption, not the storage, demand for Portland cement, if the present policy is maintained, can cause prices to fluctuate violently.

**Higher Prices Possible by April 1.**

Portland cement in cloth is quoted variously by agents in this city. Dealers can buy cement at prices ranging from \$1.43 to \$1.48, with a forty-cent bag rebate. Here and there very liberal concessions are made, but the quotations given above are usual. Agents' quotations follow:

Portland Cement, in cloth\*.....\$1.43@1.48

Rosendale or Natural, per bbl..... .80

\*Basic price of American standard Portland cements f.o.b. dock N. Y. Cloth sacks are repurchased at 10 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 firms, and they, not we, are responsible for the accuracy of the figure given:

Alsen's (American) Portland .....	\$1.48
Atlantic Portland .....	1.53
Atlas Portland .....	1.53
Bath Portland .....	1.53
Edison Portland .....	1.53
Dragon Portland .....	1.55
Trowel Portland .....	1.53
Vulcanite Portland .....	1.53
Alsen's (German) Portland.....	2.40
Dyckerhoff (German) Portland.....	2.43

**ATLAS COMPANY'S CANAL ORDER INCREASED.**

The Atlas Portland Cement Company which received the contract three years ago from the United States Government for supplying Portland cement for the Panama Canal, received word this week from the Isthmian Commission that it will avail itself of the clause in the contract to increase the amount by 15 per cent. The contract provided that the Canal Commission might either increase or decrease its order by 675,000 barrels. It develops that more cement will be needed than was expected. In this connection it is interesting to note that John R. Morron, president of the company, received word from Colonel Goethals that he had not had occasion to find fault with a single barrel of the 3,000,000 already sent to the canal by this company.

**Stronger Market for Lumber Wholesalers.**

Wholesale lumber men were more optimistic this week. Reports from the suburbs showed that dealers' stocks were low, and building departments showed a larger number of prospective operations. The city of Newark showed an increase of \$50,000 in building permits issued, over the preceding week. Of the twenty-four plans filed eleven were for frame buildings. Elizabeth, Jersey City, Montclair, Plainfield and New Brunswick all showed more than normal activity. As for tenement houses, the New Jersey State board issued permits for twenty-three structures, of which eight were frame buildings, seven were of other materials and eight were alterations.

In Queens the number of new building plans filed last week was 134, as against 126 during the same week last year, with a value in 1911 of \$574,640, as compared with \$460,725 during the same period in 1910. Manhattan, Brooklyn and the Bronx are still showing totals both in number and value of new building operations below last year's records.

Suburban dealers gauged their purchases for Spring requirements upon the building tendencies as foreshadowed in midwinter tendencies of the security markets. As far as the three largest boroughs in the city are concerned, their estimates were correct, but their estimate of the development of the outlying sections of the Metropolitan district this year, was low. Consequently they did not put in heavy supplies, but arranged for supplementals.

Building interests which follow the weekly reports of the real estate and building markets are not surprised and have not been put in the position of being caught short later in the season. The activity in the real estate field last Fall was bound to have a sequence. The year before farms were cut up for building lots. Last year these lots were sold. Many of them were quickly turned over. The new owners found their properties too valuable to allow them to remain idle and they were forced to build. They could not economically afford even to wait until the building season opened. It was imperative that they build at once.

This has drained the lumber dealers' supplies seriously and wholesalers are, therefore, receiving supplemental orders with increasing regularity. Up to March 16, the number of new buildings projected in Queens was 935. Up to March 17 last year the number was only 744. The value this year is \$1,546,394 greater than last year.

When all this development is considered in connection with the fact that the investment market has been more or less under a cloud of doubt pending the handing down of the trust case decisions, and the building season will not formally open for another two weeks, it is not a matter of wonder that the lumber wholesalers see very bright prospects ahead for new business.

But there is a menace that should be taken account of. That is the comparatively limited supplies at the mills. Manufacturing interests, especially in the South, have been following a policy of keeping production within certain more or less restricted bounds. If a sudden call for large quantities of building lumber should go out to them, conditions might arise that would be not very dissimilar from those prevailing in the brick market in 1906, when a sudden activity in construction, coupled with one or two severe storms in New York and vicinity, found manufacturers short and sent brick up to \$10 and over a thousand.

As the year now looks lumber will be in demand in certain sections outside of Manhattan and the Bronx, and it behooves dealers to provide against a contingency in which they will require lum-

ber, but will find it extremely hard to get at the advantageous prices now prevailing.

**LUMBER FIRMS TO CONSOLIDATE.**

The R. S. Coryell Lumber Co., of Newark; the J. S. Richards Lumber Co. of No. 1 Madison av., and the A. T. Peale Lumber Co., of the Flatiron building, this city, are in process of consolidation into the Coryell & Peale Co. (Inc.) with future offices in the Fifth Avenue Building, this city. A meeting will be held next week when officers will be elected and other organization details completed. The capital stock will be nominal, probably \$15,000 representing the total of the capitalization of the three companies now in existence and will be effected under the laws of Delaware. The new company will be ready for business about May first.

The purpose of the consolidation is to simplify business methods. R. S. Coryell, of Newark; J. S. Richards, and A. T. Peale, of this city, were formerly associated with the William Whitmer's Sons, Inc., of Philadelphia, perhaps the largest manufacturers of West Virginia spruce in the country. Mr. Peale was with the parent company for 20 years. Mr. Coryell, 18 years and Mr. Richards, 14 years. The big Philadelphia house, with offices in the Franklin Bank building, there, had no New York offices and so it founded the three subsidiary companies to represent them here and in Newark. Each was capitalized at the nominal sum of \$5,000 each with nominal officers. The trade, financial and credit houses, could not understand how a company capitalized at only \$5,000 could swing orders aggregating \$25,000 and more at a time. The three eastern companies found themselves competing when without competition the same business would have stood a good chance of getting into the parent company's hands at list quotations. Accordingly it was decided to merge the three offices.

Two of the companies specialize in West Virginia spruce, hardwoods and red cedar shingles, while the Coryell company in Newark specializes in the additional line of Nova Scotia spruce. None of the present selling force will be changed and the business of the three companies will continue as heretofore, the Coryell Co. having its executive offices in New York, but retaining its distributing facilities in New York.

The report that the Brohn & Buhl Co., of Newark, was also identified in this merger was denied here. The Coryell Co. is largely interested in this firm, by reason of another business transaction which does not enter into the present consolidation overtures in any way.

**Structural Steel Stronger.**

The structural steel market developed better building orders this week. The activity in the local market is principally in commercial structures, such as warehouses and loft buildings. There are also important prospective government contracts which should come out within the next few weeks.

Tenders were submitted this week for 3,000 tons of fabricated steel for the Trinity Corporation's warehouse in Hudson st., and the New York Dock Co. took bids on 250 tons of steel shapes for a pier in Brooklyn.

It is said that the plans for the Woolworth Building, which are progressing rapidly, in the offices of Cass Gilbert architect, 11 East 24th st., have not yet reached the fabricators. It is now said that the total steel requirements on this building will be somewhat in excess of 16,000 tons. Another prospect is the Hotel McAlpin on Greeley Square. The requirements for this job will probably take 10,000 tons.

The recent contract taken by Ravitch



Brothers probably will go to Bethlehem for special sections. The standard sections will probably amount to 3,000 tons.

The Post Office plans now contemplate a total tonnage of 25,000 tons. It was said that this contract would probably not come out for sixty days, owing to the fact that the George A. Fuller Construction Co. only recently got the contract and the specifications have not yet been fully prepared.

The demand for wire products is now totally confined to nails and fencing, although new orders are distributed over the wire field in various special products. There have been no change in triangular mesh requirements.

#### BASIC PIG IRON DULL.

Pig iron is reflecting an increased activity in the steel market, but the inquiry for basic iron is much less than would be expected as a result of heavier steel requirements. This is due to the fact, it is said, that furnaces have long carried a liberal supply of basic iron during the period of stagnation in the structural market. The prices, however, range from \$15.75 to \$16.00 for No. 1 X foundry, Northern; \$15.50 to \$15.75 for No. 2 X foundry, Northern; \$15.25 to \$15.50 for No. 2 plain, foundry; \$15.50 to \$16.00 for No. 1 X foundry, Southern; \$15.25 to \$15.75 for No. 2 X foundry, Southern and \$14.75 to \$15.00 for No. 3 X foundry, Southern.

#### CUT NAILS HIGHER.

The Cut Nail Manufacturers' Association met in Philadelphia on Tuesday and advanced the price of cut nails from \$1.60 f. o. b. Pittsburgh to \$1.70 base Pittsburgh in car lots. This is equivalent to an increase of \$2 a ton. The advance is due, it is said, to the increased cost of raw material. The Cut Nail Manufacturers' Association practically controls the nail industry in the United States.

#### Architectural Terra Cotta.

The increased activity in the building material market has been principally felt in the terra cotta field within the last thirty days.

At the present time the architectural terra cotta companies are making preparations to take care of large contracts which are about to be let. It was learned this week that the Woolworth Building facades will be almost entirely of architectural terra cotta. Competition probably will be very keen and prices may be more or less cut to close this job, which will probably be the largest of its kind ever given out in the city.

One of the contracts closed last month by the Atlantic Terra Cotta Co., of 1170 Broadway, was the banking room of the Third National Bank, Atlanta, Ga. The entire sidewalls, columns and ceilings are to be in terra cotta to approximate a French Caen stone in color. The effect the architects hope to get is something unusual and never before tried in terra cotta. Large groined arches springing from the capitals of columns, with the plain portion laid up in about 8x12 inch herringbone effect is expected to give a very dignified appearance. Some of the architects on this contract are W. T. Downing, Morgan E. Dillon and A. Ten Eyck Brown.

Another building which the Atlantic Terra Cotta Co. has supplied is the Cohan Theatre, 44th st. and Times sq., for which George Keister was the architect. This structure has been the cynosure of lovers of high class architecture. This is said to be the most remarkable achievement in architectural terra cotta construction and it is indeed difficult to detect the difference between the terra cotta and marble as it is laid up in the structure.

In connection with the work recently taken by the Atlantic Terra Cotta Co., something quite unusual in the matter of shipment was accomplished. In the

case of the East River Savings Bank Building at Broadway and Reade st., 10,000 blocks were delivered by the contractors, the Geo. A. Fuller Construction Co. and not a single piece was missing or delayed. The architects for this building were Clinton & Russell.

The resourcefulness of the Atlantic Terra Cotta Co is also shown by the fact that when the Knickerbocker Trust Co., of which McKim, Mead and White were the architects for remodeling, five and a half stories of this company's product were set in forty-four hours, which is approximately five and a half working days.

In one building in Albany, designed by Palmer & Hornbostel, the Atlantic Terra Cotta Co.'s cream matt material was used for the ornamental work in conjunction with plain marble. A great saving may be accomplished by the use of architectural terra cotta for ornamental purposes, such as the capitals used for the columns. Each one of these sixteen capitals was eight feet high by approximately seven feet square at the top. They were the largest ever made in terra cotta. In marble, each one would have cost \$2,400, but in terra cotta the cost for each was only \$400.

#### FIREPROOFING MARKET.

The demand for fireproofing terra cotta blocks within the last thirty days has developed remarkably. Prices have remained fairly steady, however, and there is little prospect of a shifting at present. There is a large increase in the demand for this material from the suburbs, where an increasing number of fireproof dwellings are going up probably as a result of aggressive advertising campaigns.

The National Fireproofing Co. reports a very satisfactory outlook. Their plants are busy and are being worked to 90 per cent of capacity.

#### Building Stone More Active.

The building stone field is much more active than it has been any time since the first of the year. Wholesalers are beginning to receive some of their consignments, but most of these orders are light. There is no change in prices, neither is there likely to be for some time.

Slate is in a more satisfactory market at the new price level recently established.

The demand for interior marble is more active and granite is stronger on prospects than it is on immediate delivery.

#### GRANITE WORKERS VS. CONTRACTORS.

The Granite Workers' Union has brought suit through Robert Ewen, a member of the local Granite Workers' Union, of which there are seven hundred members, to annul the contract of the Thompson-Starrett Construction Co. for the Municipal Building. The case was brought before Justice Crane on Tuesday in the Supreme Court in Brooklyn, Clarence J. Shearn acting for Robert Ewen. The applicant asked the court to restrain the city from paying the contractors any further sums on the contract on the ground that the contractors were not living up to the labor law.

According to the statement made by Mr. Shearn, the State Labor law provides that the contractor must agree to pay "the prevailing rate of wages," and that this applies to the sub-contractors as well. Mr. Shearn insists that this applies to foreign contractors as well as those doing business alone in the State. Consequently, it is contended, when the main contractors sublet the granite contract to the Mt. Waldo Granite Works, of Maine, the latter concern was compelled by the law of this State to pay New York City wages to its men, although they worked in the Maine quarries.

The schedule issued by the New York Building Trades' Council, at 154 East 54th st, fixes the wages for the granite

cutters at "\$4.50 yard and \$5 bridge." That is to say, \$4.50 for yard work and \$5 when working on the scaffold at the building. It was contended that the Maine company had been paying only \$3 a day.

Mr. Shearn declared that the purpose of the law was to benefit labor in this State, and that it would contravene the clear purpose of the law if an outside corporation could take over a contract for a Municipal Building in New York City and take all the work out of the State and pay whatever wages were prevalent in the home town of the company.

The contractors of the Thompson-Starrett Construction Co. were represented by Morgan J. O'Brien and the city by Assistant Corporation Counsel R. Percy Chittenden.

The contractors contend that the law refers only to that portion of the work which was actually done on the ground where the building was being constructed. For that part of the work, the contractors aver, New York City wages should be paid in this instance.

Mr. O'Brien said that he thought it would be unconstitutional to attempt to fix wages that the Maine concern must pay in Maine. He said that the effect of enjoining this work from being done in Maine would result in a loss to the contractors of \$10,000 a day; that the construction of this building was the most important in the history of the city, as it was intended to house from eighteen to twenty departments, and nothing would be accomplished by the stopping of this work.

After the argument before the court, Mr. O'Brien said he would be pleased to co-operate with Mr. Shearn in having the question settled by the Court of Appeals, but that the progress of the work should not be stopped in the meantime.

The fact that the granite contract for the Municipal Building is probably the largest ever let in this city, the total quantity being 160,000 sq. ft., requiring the capacity of six quarries for a period of four months to cut it, and taking considerably more than a year to lay it up in the building, makes the importance of this suit apparent. Its outcome directly affects the interests of hundreds of workmen and has a bearing upon the union's membership of about 700 artisans.

#### QUARRY STRIKE ENDS.

A strike of quarrymen employed on the Rockport, Mass. granite quarries was virtually ended this week when, at a union meeting, held at Lanesville, the strikers voted to instruct their committee to meet the granite manufacturers and sign the working and wage agreements. The strike has been in existence since the expiration of the old wage and working agreement on March first and affected about 1,200 men.

THE OTIS ELEVATOR CO.—The annual report of the Otis Elevator Company, of 17 Battery pl, was made public this week. It shows net earnings for 1910, \$108,371 more than in 1909 and that year was considered exceptionally good from the building point of view. The actual net earnings of this company for 1910 totaled \$1,157,371, as compared with \$1,048,689 in the year before. The disbursements of preferred dividends increased from \$78,600 to \$225,012, leaving a balance of \$521,250 against last year's balance after dividends of \$478,830. President Baldwin states that the volume of business closed last year was somewhat in excess of that taken in 1909, and the net profits were the largest in the history of the company. Assets showed an increase in the balance sheet from \$18,744,847 to \$21,298,858, largely in plant accounts, accounts receivable and inventories. Depreciation charges totaled \$391,124, against \$362,845 in 1909, and the surplus for 1910 compared with \$115,985 in 1909.



# REAL ESTATE SECTION

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

## THE WEEK IN REALTY.

THE hopeful tendencies noted in this column last week were strongly emphasized in the realty trading of the current week. Business steadily continues to cover a wider and wider scope. While the market has been unusually active, the trading of the past three weeks shows a decided decrease in the number of million dollar deals. During the months of January and February the market produced a weekly sales budget of only from thirty to forty transactions. While this volume of business was light, there was an unusual proportion of sensational deals. In summing up each week's business during this period it was not uncommon to find that fully fifty per cent. of the transactions had been contributed by one section. Conditions have now changed perceptibly. The volume of business has been more than doubled and there is a steady tendency toward even distribution.

The most notable feature connected with the trading of the past week was the fact that almost every transaction of importance foreshadowed a building project. This is a hopeful sign, as it indicates that the speculative builder will soon be a prominent factor in the field of activity.

The auction-room business, while not up to the standard, continues to show improvement. The outside bidder was more in evidence in the dealings of the past week than he has been for some time.

For some years past it had been the general opinion that the theatre district of the future would be in the vicinity of 59th st. That the time has not come is apparent by the announcement that the New Theatre has leased a site in the rear of the Hotel Astor between 44th and 45th sts. This latest move rather emphasizes the fact that the high-class theatre must remain in the immediate neighborhood of the prominent hotels.

The report during the week regarding the proposed plan to lengthen the piers along the North River between 22d and 30th streets, if ultimately confirmed, will mean much to the property owners in this section. Like all improvements of this character many difficulties will arise and it will take a long time before a final decision can be rendered. While the plan seems a feasible one, conditions at the present time are too unsettled to make any predictions regarding the effect a project of this sort would have on the district.

The "Midtown" section again loomed up prominently in the week's trading, it having contributed several interesting sales, which in almost every case, foreshadows an improvement. Chief among these were 34 West 27th st and 40 and 42 West 27th. In both of these transactions the site was purchased for improvement with 12-sty loft buildings. An interesting feature in connection with these sales is the fact that they were the last available plots in 27th st between Broadway and 6th av. Another large operation in this section is that projected for the plot at 135 to 141 West 29th st, where a 12-sty loft building is to be erected on a 60-ft. plot. Two other speculative deals were reported in 29th street. Park av yielded several important deals. The purchase of the southwest corner of Park av and 60th street by the Hearn Construction Co. at last assures the improvement of this corner with an apartment house. This is the fifth transfer of the property within the past year. On

## TO BUILD NEW THEATRE NEAR TIMES SQUARE.

Architects Warren and Wetmore Preparing Plans for Site Adjoining Hotel Astor on the West, 44th to 45th St.

ANNOUNCEMENT during the week that a site for the new building to be erected by The New Theatre Company has been selected in 44th st, running through to 45th st and adjoining the Hotel Astor on the west, accentuates the importance of Times Square as the logical theatre centre of New York. Although the determination of the directors of The New Theatre Company to abandon the present building in Central Park West was due to the lack of success attending the venture there, it was not that the location was the cause of its failure, but more that the building was too large; and having once determined to erect a more suitable building, it was deemed advisable to select a more central location.

Architects Warren & Wetmore have been commissioned to prepare the plans for the new building, which will embody several new features, although the plot selected is large enough to allow for large lobbies and retiring rooms, in addition to wide promenades, which are also characteristic of the present building. The plot upon which the new building will be erected has been leased from the Astor Estate. It has a frontage in 44th st of 85.8 ft., taking in Nos. 219, 221, 223 and 225 West 44th st, and in 45th st the plot includes the residences known as 218, 220, 222, 224 and 226, with the old church structure at 228 and 230. This gives a frontage in 45th st of 164 ft.

It is said that there will be cut through from one street to the other a new street between the hotel and the theatre building, to which the Astor Estate will contribute a portion and The New Theatre Company will donate a similar strip. There is now in the rear of the hotel a strip 21 ft. in width which is utilized by the hotel for its receiving department, built over on each street by a 2-sty building. This new street will provide an excellent carriage entrance for the theatre and can be at the same time utilized by the hotel for its baggage and delivery entrances.

The actual frontage of the new building, after taking away the 20-ft. strip for the new street, will therefore be 65 ft. on 44th st and 144 ft. on 45th st. The entrance will be on 44th st and the auditorium and stage will occupy the 45th street side.

The total area of the property acquired by The New Theatre Company is approximately 26,000 square ft., a little more than half that of the large plot now cov-

ered by The New Theatre in Central Park West, between 62d and 63d sts. The location of The New Theatre in Times Square will not appreciably affect realty values except as it will make more desirable that property on the south side of 44th st opposite the entrance to the theatre and accessible to the new street which will be cut through to 45th st. Adjoining the Putnam Building on the corner of 44th st is a row of old brown stone houses.

It is announced that the present New Theatre building in Central Park West has been leased to Liebler & Co., who will present their high class productions only.

## AUCTION OFFERINGS.

Joseph P. Day will offer in the Vesey Street Salesroom on Tuesday, April 11, a large plot occupied by the Tefft-Weller Building, which was the headquarters of the old well-known dry goods firm for almost half a century. The property occupies a "T" shape plot with three frontages and contains about 14,000 square feet. The Broadway frontage is about 75.2 ft. with a depth of about 175 ft. The frontage on Worth st to the north is about 75 ft., and on Pearl st to the south of 24.11. The depth through from Pearl to Worth st is about 180.7.

The sale is by order of the Tefft-Weller Co. and the Arnold and Weller estates. This sale will attract considerable interest, as the site is one of the very few large parcels obtainable in this locality. Surrounded by tall buildings, it is safe to say that this plot will undoubtedly undergo a complete transformation, and be improved with tall modern office building.

Joseph P. Day has received instructions from the executors of the estate of William Kramer, deceased, to sell the Thalia Theatre at public auction on Tuesday, April 11.

The site of the Thalia Theatre is 46-48 Bowery, running through to Elizabeth st, opposite the Manhattan Bridge Plaza, and adjoining the famous Atlantic Garden. This site has occupied a prominent position in New York's history for the past three centuries. In 1776, at the time of the signing of the Declaration of Independence, it was occupied by the old Bull's Head Tavern, and surrounded by farms.

After years of discussion, and hard work figuring out the future possibilities, a syndicate, which was headed by Charles Guilford, erected the Bowery Theatre in 1826. It has been remodeled a number of times since, and was acquired by the present estate in 1879, when the playhouse was remodeled and renamed the Thalia Theatre, and was opened with Schiller's "Kubale und Liebe."

The late Heinrich Conried, who for five years was the general manager of the Metropolitan Opera House, and gained renown through his production of "Parsifal," and the discovery of Caruso, practically started his career of theatrical manager in the Thalia Theatre. In its life, as the headquarters of the German Historic Art, there appeared many noted players, among whom were Magda Irschick, Marie Geistinger, Kathi Schrott, Sophie Grallmeyer, Ludwig Barnay, Antonie Janisch, Adolph Sontenthal, Heinrich Boetel and Earnest Possart.



# MANHATTAN BRIDGE APPROACH CLAIMS.

Confirmation of Commissioners' Report Moved for Before Justice Giegerich—List of the Awards.

ON Tuesday last, Corporation Counsel Archibald R. Watson moved before Supreme Court Justice Giegerich for the confirmation of the report of the Commissioners of Condemnation on the Manhattan Bridge approach. The Commissioners, George Gordon Battle, Charles J. Leslie and John C. Fitzgerald, awarded \$4,395,178 for about 130 parcels of improved property.

The work of the Commissioners was commended by the Corporation Counsel. He pointed out that the city's realty experts appraised the property taken at \$4,121,585 and that the Commissioners award was only \$273,593, or 6 and 6-10 per cent., higher than the city's figures. The amount asked for by the claimants was \$5,721,267. More than eighty objections have

been filed against the report by dissatisfied claimants.

Justice Giegerich said he would allow briefs to be filed in the disputed cases, but on all others he would sign an order confirming the report on presentation.

From Sept. 8, 1907, till March 1, 1911, the Commissioners sitting on the case held 717 meetings. Mr. Leslie attended all meetings and put in a claim of \$7,170 for fees. Mr. Battle asked for \$5,130 and Mr. Fitzgerald for \$7,080.

The property condemned included two blocks bounded by Bowery, Canal, Bayard and Forsyth sts, and a diagonal strip running easterly to Monroe st. Title was taken on Oct. 4, 1907, and the bridge was opened on Dec. 31, 1909. The list of awards follows:

Location.	Owner.	Claim.	Final Award.
31 Bowery	M. H. Blyth	\$145,000	\$101,000
33 Bowery and 34-6 Bayard St., purchased for			55,000
35 Bowery, purchased for			152,000
37-9 Bowery and 19 Chrystie St., purchased for			75,000
39½ and 41 Bowery	A. Herzberg	125,000	86,000
43 Bowery, purchased for			41,000
45-7 Bowery, purchased for			350,000
49 Bowery	L. Drake, Trustee	75,870	61,000
51 Bowery	H. B. Dwyer	65,000	57,500
53 Bowery	A. Herman	85,000	64,000
55 Bowery and 132 Canal St., purchased for			110,000
57 Bowery	E. H. Leakin	50,000	41,000
59 Bowery	H. Monsees	60,000	42,000
61 Bowery and 138 Canal St.	E. T. Gerry	104,500	93,000
134-6 Canal St.	C. Shulman	205,000	142,500
130 Canal St.	C. L. Plath, Trus.	54,000	46,500
124-6-8 Canal St. and 41 Chrystie	World Realty Co.	260,000	181,000
39 Chrystie St.	S. Levin	52,000	39,500
37 Chrystie St.	E. L. Smith	67,025	60,000
33-5 Chrystie St.	A. L. Horn	64,500	41,000
31 Chrystie St.	Weintraub & Silver	38,500	33,000
			{ *1,500
29 Chrystie St.	A. Rodman et al.	45,000	34,000
27½ Chrystie St.	H. M. Bull & G. Maclay	56,000	46,500
23-5 Chrystie St.	L. Rosenzweig	54,000	43,000
17 Chrystie St., purchased for			51,000
15 Chrystie St., purchased for			47,000
13 Chrystie St.	H. C. F. Rahe	42,500	37,500
11 Chrystie St. and 20 Bayard St.	G. L. Kessler	78,000	61,000
22-4 Bayard St., purchased for			88,000
28 Bayard St.	N. Schanupp	22,004	17,500
30-2 Bayard St.	G. H. Orange	40,050	36,000
16-18 Bayard St. and 14 Chrystie St.	C. A. Silver & Son	73,589	62,500
16 Chrystie St.	D. & S. Grizler	42,000	31,000
18 Chrystie St., purchased for			44,000
20 Chrystie St.	J. P. Slater	56,000	48,000
22 Chrystie St.	Weil & Mayer	51,036	40,500
24 Chrystie St.	Weil & Mayer	38,372	35,000
26 Chrystie St., purchased for			41,000
28 Chrystie St.	Lowenfeld & Prager	54,000	40,500
30 Chrystie St., purchased for			55,500
32 Chrystie St., purchased for			40,500
34 Chrystie St.	H. Gross	45,000	36,000
36 Chrystie St., purchased for			42,500
38 Chrystie St.	Hogen Estate	59,000	48,000
40 Chrystie St., purchased for			32,300
42 Chrystie St. and 118-22 Canal St.	C. S. Simpson et al, exrs.	139,285	90,000
114-16 Canal St.	C. Barnet	107,000	73,500
112 Canal St., purchased for			57,500
106-8-10 Canal St. and 25 Forsyth St.	Lowenfeld & Prager	270,000	185,000
23 Forsyth St.	J. H. Simpson	74,200	67,000
21 Forsyth St.	C. R. Farnolo et al.	71,000	64,500
19 Forsyth St.	I. Marx	64,000	55,500
17 Forsyth St., purchased for			38,000
15 Forsyth St.	I. Marx	75,000	61,500
13 Forsyth St., purchased for			48,000
7-9-11 Forsyth St., purchased for			147,500
5 Forsyth St.	I. Marx	55,000	45,500
3 Forsyth St.	A. M. Adolph	34,400	34,000
1 Forsyth St. and 2-4 Bayard St.	Lowenfeld & Prager	98,000	75,000
6 Bayard St.	Bank of Wash. Hgh. P.	30,000	33,500
8 Bayard St., purchased for			35,000
10 Bayard St.	Est. M. Harrison	45,000	37,000
12 Bayard St.	E. M. Aims	36,800	24,500
14 Bayard St.	Union Title & Mort Co.	28,500	21,000
6-8-10 Forsyth St., purchased for			97,500
2-4 Forsyth St. and 70 Division St.	A. S. Ratkorsky	89,730	75,000
72 Division St., purchased for			42,000
74 Division St., purchased for			41,000
78 Division St.	B. Slanowsky	60,000	43,500
80 Division St., purchased for			50,000
82 Division St.	K. Wilson & A. Lyons	8,272	2,750
61 Division St.	Lowenfeld & Prager	42,500	30,500
63 Division St.	W. K. C. F. H. Warner	34,000	26,000
4 Market St.	Unknown	14,906	12,750
65 Division St.	K. Stretal	29,712	25,000
67 Division St.	A. A. Simpson et al.	75,000	28,600
			{ *600
69 Division St. and 80 E. Broadway	H. Brody	96,500	80,000
71 Division St.	Weil & Mayer	43,647	31,830
73 Division St.	L. Adelson		1
84 E. Broadway	L. Adelson	62,000	46,000
82 E. Broadway	P. P. Boehm	42,240	34,000
78 E. Broadway	S. Stowe	75,000	36,000
			{ *2,000
76 E. Broadway	J. Lunitz	55,000	43,000
74 E. Broadway	A. Gumbiner	44,000	35,000
87 E. Broadway	S. R. Wells	36,586	15,000
85 E. Broadway, purchased for			43,600
83 E. Broadway, purchased for			43,000
81 E. Broadway	J. W. Cohen	65,000	52,000
77-9 E. Broadway and 10 Market St.	T. Sheils	125,000	87,000
12 Market St.	Mandelbaum & Lewine	60,000	50,000
14 Market St.	M. Levy	63,000	50,500
16 Market St.	M. Levison	58,000	49,000
18 Market St.	M. Levison	65,000	51,000
20 Market St.	S. R. Wells	50,447	50,447
22 Market St. and 67 Henry St.	J. Shea	99,088	77,000
69 Henry St., purchased for			53,000
71 Henry St., purchased for			60,000

(Continued on page 551.)

# TO END SIGNBOARD NUISANCE.

Endorsement Given to Bill Intended to Tax Them Out of Existence.

At a conference of the leading civic associations of the city held on Thursday afternoon in the offices of the Municipal Art Society, 119 East 19th st, hearty endorsement was given to Assembly Bill No. 388, introduced by the Hon. Moritz Graubard, which purposes to raise the assessment on all property used for the purpose of public advertising and an amendment suggested to modify the tax assessment somewhat for second-class cities, and still more for incorporated towns, graduating it from one-tenth of one per cent. addition to the assessed valuation of the property displaying the billboard in first-class cities to one-fifteenth of one per cent. in second-class cities and \$10 per square foot for the sign board space occupied elsewhere.

The meeting was called at the instigation of the Advertising Committee of the Municipal Art Society of which Charles H. Israels is the chairman.

"The Supreme Courts," he said, "have frittered away all the laws we have forced through when these laws seemed to have an ethical basis that interfered supposedly with private economic rights. When we got it written in the statute books that sky signs more than nine feet high could not be erected because they were unsightly and offended against the eyesight, the courts found that we were unconstitutional.

"They could easily understand the right of the private property holder to build his sign to the zenith if he wished to, so long as he made it strong enough not to menace life through being blown down. But they couldn't see the right of the city as a whole to prevent the tremendous expenditure of public money to make the city beautiful from going for nothing because some inconsiderate offender against the public taste was willing to make it ugly, and spend its private resources in creating the offensive, unsightly condition.

"It was after the courts stood against us on the nine-foot clause that the monstrosities in electric signs graced, or rather disgraced, upper Broadway."

The bill, it was explained, frankly, was meant to tax billboards out of existence, except under the most favorable conditions for the boards, conditions where they could be seen by such large crowds that it would pay their owners to operate them under heavy tax assessments.

The bill was introduced by Assemblyman Graubard without the knowledge of the various civic bodies interested. The societies had been working along similar lines and it was deemed best to support it and have it amended, if possible, to meet their needs than to undertake an independent campaign.

The bill amends Section 62 of the Laws of 1909 by adding a section calling for billboard taxations. The new section defines billboard advertising as any such advertising having to do with business conducted elsewhere than on the premises carrying the advertisement. This definition was so prepared as to eliminate large advertisements put up by merchants to stimulate trade in their own commodities. The assessment called for is to be charged against the person paying the general taxes on the property carrying the billboard.

The conference was attended by representatives from the Riverside Association, the American Scenic and Historic Association, the Citizens' Union, the West End Association, the New York Tax Reform Association, the Fifth Avenue Association, the Thirty-fourth Street Association, the American Civic Alliance, and the National Highway Protective Association.



## PRIVATE REALTY SALES.

## SOUTH OF 59TH STREET.

FRONT ST.—The Hinton & Bradish Estates, represented by Gould & Wilkie, sold 213 Front st, running through to 105 South st, adjoining the corner of Beekman st. The property consists of two 5-sty buildings, on plot 24.9x155x irregular.

GRAND ST.—S. S. Manheimer sold for the estate of Robert Hoe to Bernhard Freund, the 5-sty tenements 457-459 Grand st, corner of Division st, at the junction of Pitt st. The property has a frontage of 56.8 ft. on Grand st, 63.2 ft. on Division st, and 35.6 ft. on Pitt st.

## In Old Greenwich.

HUDSON ST.—Lowenfeld & Prager sold 455 and 457 Hudson st, two 3-sty buildings on plot 50x100, 50 feet south of Barrow st. The buyer, it is said, contemplates building a garage on the site. The property was held at \$50,000.

LAFAYETTE ST.—The Selkirk Realty Co. bought from Henrietta C. S. Dodd, of Meriden, Conn., and Ann E. Smith 146 and 148 Lafayette st and 14 to 20 Howard st, forming the northwest corner of these thoroughfares, a plot fronting 113.8 feet on the former and 89.4 feet on the latter street. The Douglas Robinson, Charles S. Brown Co. negotiated the sale.

## Mr. Woolworth Buys to Protect His Light.

PARK PL.—Frank W. Woolworth, who is building the world's tallest office building on the block front on the west side of Broadway, between Park pl and Barclay st, has purchased 12 Park pl, a 5-sty building, on lot 28.1x53, adjoining the site now being improved. The property was held at \$150,000 and it is understood was purchased to protect the light of the skyscraper.

10TH ST.—Frederick Fox & Co. sold for the estate of Mary R. Prime to David and Harry Lippman, 208, 210 and 212 West 10th st, three 3-sty dwellings, on a plot 54x94.6, adjoining the corner of Bleecker st. The Prime family had been in possession of the property for about one hundred years.

11TH ST.—Crist & Herrick sold for the estate of Frederick J. Brown, 243 West 11th st, a 3-sty and basement dwelling on lot 18.9x100, between Waverley pl and West 4th st.

## Loft Projects for New Silk District.

20TH ST.—The Realty Holding Co., N. J. & E. H. Hess purchased through S. M. Bier, from John A. Weekes, Frederic A. Weekes and Henry deForrest Weekes, executors and trustees under the will of John A. Weekes, deceased, 45 East 20th st, size 25x92, and from Henry deForrest Weekes, 47 East 20th st, size 25x92, making a plot of 50x92, which is situated 150 ft west of 4th av and 25 ft, west of the new building to be erected on the block front on 4th av, from 20th to 21st st. This property has been in the hands of the present holders for the past 60 years. Mr. Weekes' father built one of these houses in the year 1850; his grandfather was financially interested with Ruggles, and also was an important factor in the laying out of Gramercy Park. The Weekes family emigrated to America in the year 1635. Looking at Gramercy Park today, it would be hard to realize that at one time it was a cow pasture. The plot will be resold to a builder for improvement with a 12-sty loft building, which will be built for the accommodation of the silk, importing and commission trades.

21ST ST.—The Realty Holding Co. (N. J. Hess & E. H. Hess) has purchased through Cammann, Vorhees & Floyd, from John L. Lawrence and Hannah H. L. Shurman, the property 51-3 East 21st st, size 48x98.9, adjoining the northwest corner of 4th av. This plot is excep-

tionally valuable by reason of the unobstructed assurance of north light over the permanent home of the Bank for Savings, which is a 3-sty structure, and does not extend to the rear line of their lot. The property has been in the sellers' possession for the past 40 years. The property will be resold to a builder for improvement with a 12-sty loft building, which will also be built for the accommodation of the silk, importing and commission trades.

## Loft Building for 24th St.

24TH ST.—E. Rosendorf has sold 43, 45 and 47 West 24th st, three 4-sty and basement dwellings, on plot 62.6x98.9, about 200 feet east of 6th av. The buyer is a builder, who, it is said, will erect a 12-sty building on the plot. It is said to have sold for about \$220,000. Mr. Rosendorf only recently purchased the most easterly parcel, 43, from a Mr. King.

26TH ST.—The property 144 to 150 West 26th st, comprising a plot 89.2x78.9, is reported to have been sold. The owners of record are Pauline Schattman, James H. Hamersley and the David W. Bishop estate. The purchaser, it is said, will erect a 12-sty building, part of which will be occupied for his business.

## 27th St. Loft Building Sold.

27TH ST.—The Realty Holding Co., N. J. Hess, president, sold to the Gray Realty Co., O. D. Gray, president, the new 12-sty building recently completed at 40 and 42 West 27th st, on plot 45.6x98.9. The building is fully tenanted and brings in an annual rental of \$36,000 and was held at \$365,000. L. J. Lehmeier represented Mr. Gray, who buys for investment. This is the second 12-sty modern building sold by the Realty Holding Co. within the past three weeks, the other being 15 and 17 West 26th st, bought by Mrs. Katherine I. D. Harnett.

## Another Loft Building for 27th St.

27TH ST.—M. & L. Hess sold for William Buchan, Jr., 34 West 27th st, on lot 23x98.9, to the Realty Holding Co., which recently purchased the adjoining property 36-38 from Samuel J. Bloomingdale and the Bloomingdale Estate. This gives the purchaser a combined plot of 69x98.9, negotiations for which are pending on a re-sale to a builder with a loan for improvement of a 12-sty and basement fireproof building. This takes out of the market the last available plot in 27th st, between Broadway and 6th av, and with the proposed improvement at 14 and 16 will make this block the most substantially improved of any in the section. The seller was represented by Wm. L. Levy.

## Large Project in 29th St.

29TH ST.—M. & L. Hess sold for the State Realty & Mortgage Co., Judson S. Todd, president, to the 25th Construction Co., George L. Felt, president, 135 to 141 West 29th st (including Pacific pl) on plot 60x98.9 and immediately adjoining on the east the property recently purchased by the 25th Construction Co. at 143 and 145 West 29th st. This gives the purchaser a frontage of 108 feet, upon which they will construct two 12-sty fireproof loft buildings, one of 48 feet and the other of 60 feet which can be thrown into one and leased as a whole. This operation involves an outlay of about \$700,000. The 25th Construction Co. is one of the largest constructors of mercantile buildings in the "midtown" section, having recently completed two buildings in 25th st, one of which was entirely rented and sold before completion.

29TH ST.—The Charles F. Noyes Co. sold for a client to Henry Leerburger 527 West 29th st, a 3-sty stable, on lot 25x98.9. The building is leased for ten years to the Moerlein Brewing Co. at \$3,600 per annum.

## Fourth Sale of 29th St. Parcel Within a Month.

29TH ST.—Charles Greschot bought from a Mr. Fifer, 125 West 29th st, a 3-

sty and basement building, on lot 17x54.2x irregular. It abuts the old Rapa Walk, the property recently acquired by Judson S. Todd from Mr. Dixon. This is the fourth sale of this property in less than a month. It was first sold by Wilber C. Goodale for F. E. Clark, to Robert Alexander, who a few days later sold it to Aaron Coleman. Mr. Coleman held it about a week or two, when he signed contracts for its transfer to a Mr. Fifer, who now sells it to Mr. Greschot.

34TH ST.—Jules S. Bache, the banker, purchased from the Lipset estate 470 West 34th st, a 3-sty dwelling, on lot 21.6 x88. Mr. Bache owns most of the property adjoining, controlling with W. J. Wollman, a member of the Bache firm, the entire block front on 10th av, from 33d to 34th st, and about a dozen parcels on either st.

36TH ST.—Frederick Ayer, of Boston, purchased 29 West 36th st, an old building, on a lot 18.9x100. This purchase gives Mr. Ayer control of a plot 64x100, on which a 12-sty store and loft building will be erected. Ground will be broken about May 1. Daniel Birdsall & Co. negotiated the sale.

39TH ST.—Louis Cowan sold for Mrs. Ida Douglass 125 East 39th st, 80 feet west of Lexington av, a 5-sty American basement dwelling, on a lot 20x100. The property was held at \$80,000. A country place at Cranford, N. J., was accepted in part payment.

40TH ST.—M. L. & C. Ernest sold 345 to 349 West 40th st, three 3-sty and basement dwellings, on plot 45x98.9, about 180 feet east of 9th av. The buyers, the Greenwich Investing Co., gave in trade 521 and 523 Broome st, a 7-sty loft building on plot 40x100, the sale of which was reported about ten days ago. The 40th st property will be improved with a tall loft building.

49TH ST.—The Herman Arns Co. has sold for Ida A. Noe, 435 West 49th st, a 5-sty tenement with stores on lot 25x100.5, between 9th and 10th avs.

49TH ST.—Pocher & Co. sold for Lilly Stern to Potter & Bros. the 3-sty and basement private dwelling on lot 18.9x98.9, No. 343 East 49th st.

## NORTH OF 59TH STREET.

## Colonel Astor Adds to His Holdings.

65TH ST.—The Douglas Robinson, Chas. S. Brown Co. sold for William H. Dougherty to John Jacob Astor 13 East 65th st, a 4-sty and basement dwelling, on lot 22x100.5. With his latest purchase Mr. Astor now has a frontage on the street of 217 feet. This includes the twin houses on the corner, which were recently remodeled and converted into one house and has a frontage on 5th av of 125 feet. This is probably the greatest frontage on 5th av of any private residence.

68TH ST.—The Douglas Robinson, Chas. S. Brown Co. sold for Ludwig Dreyfuss 52 East 68th st, a 4-sty high-stoop dwelling, on lot 20x100.5. The buyer will occupy.

78TH ST.—Jennie Groeschel sold to Hirschfeld & Liebkoff 258 East 78th st, a 5-sty tenement on lot 25x100.2, near 2d av.

80TH ST.—Henry D. Winans & May sold for Louis P. Bach, 44 East 80th st, a 4-sty and basement brick and brownstone front dwelling, on plot 33x66.2, 49 feet east of Madison av. The buyer will occupy the house.

93D ST.—Frederick Oppenheimer, in conjunction with Henry G. Leist and John Lucker, sold 303 East 93d st, a 4-sty flat, on a lot 25x100.

99TH ST.—Emanuel Blumenstiel sold through Arnold, Byrne & Bauman 17 and 19 East 99th st, two 5-sty flats, each on lot 25x100.11, between 5th and Madison avs.

103D ST.—Gibbs, & Kirby sold for F. Pierce 312 West 103d st, a 3-sty and basement dwelling, on lot 18.6x100.11, between West End av and Riverside Drive. This property was held at \$30,000.



**Bookmakers Buy Harlem Flats.**

113TH ST.—Orlando A. Jones and Albert Stokes, formerly well known bookmakers, bought from Julius Ascherman, 215 to 221 East 113th st, four 5-sty flats on plot 102x100.11, between 2d and 3d avs. The price was said to be \$90,000. Mr. Jones has been an active buyer in the real estate market and possesses some very good parcels.

120TH ST.—Goodwin & Goodwin sold for S. Wallenstein, to a client for investment, the Lenox Court, at 103-105 West 120th st, a new 6-sty modern elevator apartment house, adjoining the Temple Israel, corner of Lenox av and 120th st. The house was built by Mr. Wallenstein, and was finished last Fall. Goodwin & Goodwin have been appointed agents for the property.

121ST ST.—Porter & Co. sold for Natalie Schreiner 447 East 121st st, a 4-sty single flat on lot 25x100.11, near Pleasant av.

124TH ST.—L. Minzie and John A. Clarke sold for M. L. & C. Ernst to Dennis Kennelly 507 and 509 West 124th st, a 6-sty elevator apartment house, on plot 50x100. The buyer gave in part payment the plot, 100x100, at the northwest corner of 9th av and 209th st, and the plot 23x105x53x irregular, at the northwest corner of Undercliff av and 176th st. The transaction involved about \$200,000.

131ST ST.—Porter & Co. sold for Randall Hoyt Stern to an investor the 3-sty brownstone dwelling at 252 West 131st st, on lot 17.6x100.

132D ST.—Herman Schmuck bought from Bertha Groebisch 46 West 132d st, a 5-sty flat on lot 25x99.11. In exchange Mr. Schmuck gives 701 Prospect av, a vacant lot, 21x95, adjoining the southwest corner of Dawson st.

170TH ST.—Kirkpatrick & Urquhart sold to a client of Frank D. Veiller the Bright, a 6-sty elevator apartment house at 555 West 170th st, on a plot 75x100.

**Tenant Buys Flat.**

AMSTERDAM AV.—P. J. Maguire sold 1739 Amsterdam av, northeast corner of 146th st, a 5-sty tenement with store on lot 24.11x100. The purchaser is John P. G. Dornheim, who occupies the store of the building.

AMSTERDAM AV.—Albert Zimmerman purchased from Edna J. Israel 1524-1526 Amsterdam av, a 6-sty flat, with stores, on plot 40x100, adjoining the northwest corner of 135th st, for \$62,500.

**Gilseys Sell Leasehold Interest.**

BROADWAY.—The Broadway and 29th St. Co., composed of the heirs of the Gilsey estate, sold its leasehold interest in the Gilsey House to the Croton Realty Co. The fee of the land was acquired last year by R. R. Fogel, from the Anderson estate, and is not included in the present deal. The Gilsey lease expires next May, but carries with it a 21-year renewal, which it is understood will be exercised by the Croton Co. With the sale, ends the Gilsey interest in the property, with which their names have long been associated.

EDGEcombe AV.—Denzer Bros. sold for the View Realty Co. (Schmeidler & Bachrach) the 5-sty apartment house occupying the block front on the west side of Edgecombe av, between 166th and 167th sts, on plot 40.8x95.1x101.8x111.8. The buyer, Emile S. Utard, gave in exchange the 7-sty building at 60 Grand st, on lot 25x100, adjoining the northeast corner of West Broadway.

MADISON AV.—Mrs. Louis Pegram sold 710 Madison av, northwest corner of 63d st, a 4-sty dwelling, on lot 27x70.

**Resale of Park Av. Corner.**

PARK AV.—The James Livingston Construction Co. has resold the property at the southeast corner of Park av and 60th st. The property has a frontage of 100.5 feet on the avenue and 60 feet in the street. The site was accumulated last March by Clifton G. Marshall. He re-

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TO SETTLE ESTATE OF WILLIAM KRAMER, DEC'D.

By Order of

CONRAD WEBER, ALBERT J. and WILLIAM KRAMER, JR., Executors.

**THALIA THEATRE**

(Known as 46-48 Bowery, through to Elizabeth street.)

Large plot, directly opposite Manhattan Bridge Plaza, adjoining Atlantic Garden and occupied by the Thalia Theatre, which has a seating capacity of about 1,400. Size of plot, 75x200x irreg. 70 per cent. may remain on mortgage for three years at 5 per cent.

ABRAHAM LEVY, Esq., Attorney, WORLD BUILDING, NEW YORK CITY.

Further particulars from above Attorneys or

JOSEPH P. DAY, 31 Nassau St., N. Y. C. Tel. 744 Cort.

sold it the same month to the Park Avenue Holding Co., which planned to erect a 12-sty co-operative apartment house on the site. Although the dwellings on the site were removed the building project was never carried through. Mr. Marshall regained possession of the property last month through a foreclosure sale. He immediately turned the property over to the Livingston Construction Co., the present seller. The buyer is the John J. Hearn Constructing Co., which will improve the site with an apartment house. Earle & Calhoun negotiated the sale.

PARK AV.—Mary T. Green has sold 947 Park av, a 4-sty and basement dwelling, on lot 20x80, between 81st and 82d sts.

ST. NICHOLAS AV.—Henry D. Winans & May sold for the Max Onx Estate the northwest corner of St. Nicholas av and 177th st, a plot of four lots, 94.11 on St. Nicholas av, x100 on 177th st. The purchaser intends to erect an apartment house.

ST. NICHOLAS AV.—Joseph P. Day sold for L. C. Skinner to a Mr. Stokes 724 St. Nicholas av, a 4-sty dwelling, on lot 19.6x100, north of 145th st. The house was to have been offered at auction on Wednesday by Mr. Day.

WEST END AV.—Lucy R. Wickers sold 599 West End av, southwest corner of 89th st, a 4-sty dwelling, on lot 23x80. The buyer is an operator.

WEST END AV.—Leroy Coventry sold for Mrs. Adrianna O'Connor, to Franklin Pettit, 530 West End av, a 4-sty dwelling, on lot 19x80. Mr. Pettit owns 528, adjoining on the south, and also 532 and 534 on the north.

2D AV.—Annjeannette Seelig of Brooklyn sold 128 2d av, a 6-sty building on plot 26.8x125, adjoining the southeast corner of St. Marks pl, for \$68,000 to Leopold Hellinger, who gave in exchange 232 East 64th st, a 6-sty tenement on lot 25x100.5, valued at \$35,000.

3D AV.—Albert B. Ashforth sold for George N. and Gerard F. Thomson, executors of the estate of Isabella T. Jackson, 453 3d av, a 4-sty building, on lot 25x100, adjoining the northeast corner of 31st st. The buyer, Benjamin Pincas, after extensive alterations will use the building for his business.

5TH AV.—Peter Altin sold for Jennie Kind to a client of the office of S. A. Cingerman 2481 5th av, a dwelling.

5TH AV.—Henry D. Winans & May sold for Sterling Postley a modern dwelling at the south corner of 5th av and 63d st, on a lot 27.11x100. The buyer is a syndicate composed of Raymond C. Hoagland and others. The property is directly opposite the larger corner owned by James B. Haggin, which was recently reported sold. The building just sold was erected by the late Charles T. Barney and purchased by Mr. Postley in 1880. The disposal of this corner eliminates another of the few remaining corners in 5th av, south of 79th st, available for residential purposes.

**Lenox Mansion Reported Sold.**

5TH AV.—Thomas F. Ryan is reported to have sold the famous Lenox mansion at the northeast corner of 5th av and 12th st, directly opposite his former home, which he vacated a few years ago, after purchasing the Isaac Stern property in upper 5th av, adjoining the Yerkes property. No confirmation of the sale could be obtained, Mr. Ryan's secretary saying he had no knowledge of a sale. The old mansion was erected about 1852 by James Lenox, founder of Lenox Library, and much of the social history of the city at that time is associated with it. The late King Edward was entertained there when he was the Prince of Wales, and Jenny Lind sang at several of the private concerts given by the Lennox family. It is a 3-sty structure fronting 131.3 feet on 5th av and 150 feet on the street, and was leased last year by the United States Aeronautical Reserve.

**Campbell Milk Co. Buys.**

11TH AV.—The Campbell Milk Co. purchased from the Nooner & Price Co. 318 11th av, a 3-sty building, on plot 31.6x100.10, at the northeast corner of 30th st. The seller recently erected this building and contemplated using it for its business.

**BRONX.**

SIMPSON ST.—Gustav Kugelmann and Charles Kuntze sold for the Simpson Construction Co. to Frederick Schulze 1068 and 1072 Simpson st, two 5-sty apartment houses, on plot 80x100, 240 feet north of Westchester av.

TIFFANY ST.—W. E. & W. I. Brown sold for Catherine Marvin a plot, 25x125, on the west side of Tiffany st, 213 feet

(Continued on page 550.)



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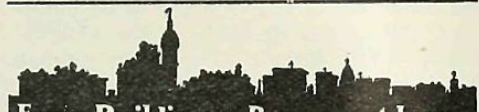
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(Continued from page 548.)

north of 167th st. The buyer will improve same.

136TH ST.—Charles Monday sold 613 East 136th st, a 4-sty flat, on lot 25x100.

157TH ST.—Kurz & Uren sold for Thomas Quigley to A. Bulman 423 East 157th st, a dwelling, on plot 50x100.

170TH ST.—Richard Dickson sold for Hannah Bernstein the premises 598 East 170th st, a 1-family house, on lot 19x119.

193D ST.—Daniel E. Hanlon sold one of his new 3-sty and basement brick dwellings, 57 East 193d st, facing the north side of St. James' Park, to William E. F. Shepard.

#### Bronx Front Block Sold.

BOSTON ROAD.—William Lowe bought from Bertha Levy the block front on the west side of Boston rd, between 181st and 182d st. It has a frontage of 124 feet on Boston rd and 100 feet on each st. There are two 3-sty dwellings and a 1-sty frame building, on the site.

BRYANT AV.—E. Sharum sold for the Armor Realty Co, 915 Bryant av, Bronx, a two-family brick house, on a plot 25x100.

BATHGATE AV.—S. Oppenheimer & Co. in conjunction with Ernst & Kahn and J. J. Pittman, sold for the Kuhnholz estate 2297 Bathgate av, a 2½-sty, two family dwelling on a lot 17x69.

BENSON AV.—F. M. Weiss & Co. sold for a client to Benjamin Gainsborg a plot 135x135x100 on the east side of Benson av, 100 feet north of Frisby av. The buyer will erect six 2-family brick dwellings on the property.

BOSTON ROAD.—The estate of William F. Howe sold a plot, 117x167, on the east side of Boston road, south of McKinley square.

CAMBRELLING AV.—D. A. Trotta sold for William Albert to Michael Giordano the 2-family dwelling 2494 Cambrelling av, near Pelham av, on a plot 25x156.

JEROME AV.—A. Offenber & Son sold for the Conservative Realty Co. to Harry B. Davis the plot 100x114, on the west side of Jerome av, 162 feet south of Kingsbridge road. This property and a 3-sty dwelling, on plot 75x100 on McCabe av at Bradley Beach, N. J., were given in exchange for the Belle Haven at 511 to 515 West 124th st, recently reported sold.

PROSPECT AV.—S. Cowen sold for Carrie Lazar to Dr. Louis M. Kommel the 2-sty dwelling at 691 Prospect av, on a lot 19.2x95.

PUGSLEY AV.—Andrew Hally sold for Adolph Heinrich the plot 50x105 on the east side of Pugsley av, about 58 feet north of Powell av, Unionport.

PROSPECT AV.—Sonn Bröthers sold for Central Building Improvement and Investment Co. the vacant plot, 223x220x irregular, on the west side of Prospect av, between 167th and Home sts.

#### Group of Flats Sold.

TELLER AV.—Platt & Albert, and Friedman & Hyde, sold for the Loebhill Realty Co., 1,055 to 1,059 and 1,063 and 1,065 Teller av, five 3-family houses each on lot 20x100.

TOWNSEND AV.—A. Offenber & Son sold for Charles M. Rosenthal the north-east corner of Townsend av and Clifford pl, a plot 100x100. The buyer is a builder who will erect 5-sty flats on the site.

TREMONT AV.—Clement H. Smith sold for a client to the Seymour Realty Co. the northwest corner of Tremont and Daly avs, plot 43x142x39x143, and resold the same for the Seymour Realty Co. to George Hooks, who will erect a 5-sty apartment, with stores, on the site.

TREMONT AV.—Mooyer & Marston sold for the Edward Smith estate to Adolph Bloch a plot 50x190 at the north-west corner of Tremont and Marmion avs. Mr. Bloch owns adjoining property and now controls a plot 100x190 on which he will erect a business building. This is the

first sale of this property in over forty years.

UNIONPORT.—James Brownshield sold for the New York Catholic Protectory to George Herald lots 157, 158, 159, 183, 184, and 185, map of the Catholic Protectory at Unionport. The lots front on Westchester and Tremont avs, near Public Place.

VAN NEST AV.—Gustav Kugelmann and Charles Kuntze sold for Mrs. H. Schulze a private house on the north side of Van Nest av, on plot 75x100, 50 feet west of Wallace av, together with a plot of four lots on the south side of Van Nest av, 25 feet east of Wallace av. The buyer is Thomas Reilly, who will erect a 6-family house on the property.

WALKER AV.—F. M. Weiss & Co. sold a lot on the north side of Walker av, 25 feet west of Chauncey st, for the estate of Marcus Nathan.

#### LEASES.

W. H. DOLSON & CO. leased to Hipp Didisheim & Co. for Joseph Fahys & Co. the sixth floor in 54 Maiden lane for a long term.

THE HERMAN ARNS CO. leased for Charles Eggenpieler to the Massas Floral Co. the store and basement at 2542 8th av for a term of 10 years, at an aggregate rental of \$18,000.

CAMMANN, VOORHEES & FLOYD leased for Ernest Flagg to Heffernan Paper Co. the building 25 Water st; also for Louise A. Gormly to S. W. Lewis & Co. the building 44 Front st; also the store and basement 354 Pearl st for Evans, Almirall & Co., to John Elliott.

THE LEWIS H. MAY CO. leased for the Welte Artistic Player Piano Co., the top loft at 113-115-117 West 31st st, through Thomas & Eckerson, agents, to the Mattson Rubber Co., of Lodi, N. J.; also for E. Blum additional space of 2,500 square feet in the building at 124th st and 1st av to the Arlington Ribbon Co.

WM. J. ROOME CO. leased the store, basement and two top lofts in the newly altered building at 15 West 32d st to the H. V. Keep Shirt Co., who for the past thirteen years have been located at 1147 Broadway, between 26th and 27th sts. De Walltearss & Hull were associated as brokers.

#### Detective Agency to Move.

THE MOONEY & BOLAND Detective Agency, who have occupied a large portion of the upper part of the building 130 Broadway for the past 30 years, have taken a lease, for a long term of years, on two entire floors of the premises 152 Broadway. Pease & Elliman were the brokers in the transaction.

CORN & CO. leased for Mary L. Barbey space in 15-17 West 38th st to Weigner & Cohn; for the Fifth Ave. Investment & Security Co. space in 303-305 5th av to S. Grossman for Phillippe Weill, trustee, 10,000 sq. ft. in 478-82 Broadway for the Ess Eff Realty Co. the top loft in 150 East 23d st, and for Frankl & Steinhacker 5,000 sq. ft. in 113-15 University pl.

SPEAR & CO. leased for The Erdeman Estate, through Leon S. Altmayer, the entire store and basement at 474½ to 476 Broadway to S. J. Levy & Son; also the store and basement at 17 West 42d st for a term of years to Liberman Bros; also the store and basement at 227 to 239 West 17th st to The Encyclopaedia Britannica Co. for a long term of years. This completes the renting of the entire building.

WM. H. WHITING CO. leased the entire building 26 Spruce st, to Ferdinand Goetz Sons' Co., also store at 243-5 Pearl st, to George Damon & Sons; also 1st loft in 25 Cliff st, to Theall & Stefan; also 2d loft in 18-20 Cliff st, to Wolfson Bros; also 4th loft in 46 Gold st, to Stein & Wahlheimer; also 2d loft 245 Pearl st to S. Feldman & Co.; also 1st loft in 76

Fulton st to Albert W. Secor and a large suite of offices in the American Tract Society Building to James O'Flaherty.

THE CRUIKSHANK CO. has leased space in the West Street Building, 90 West st, to the following firms: Rateau Steam Regenerator Co., Arthur L. Richardson, Robert P. Bennett, Davis & Thomas, Titusville Iron Co., the Universal Transmission Co., Ltd.; Alsing Engineering Co., C. O. Mailloux, Siemens & Halske, Charles E. Knox, the Nadham Co., John P. Bodenhauser, North American Fruit Exchange, Horace G. Hazard & Co., W. F. Downs Co., Vernon Metal Co. and Siemens & Schuckertwerke.

#### Theatre for Upper Broadway.

The northwest corner of Broadway and 96th st has been leased by the Hoffman estate to Frederick Fox for a term of 21 years, with renewals. The site, which measures 100.11x200, will be improved with a theatre, store and office building. The rent will be about \$30,000 a year. Mr. Fox is now the proprietor of thirteen theatres located in Manhattan and Brooklyn, in which are included the New York, the Academy of Music, New Washington on Washington Heights, the Nemo at Broadway and 110th st, and others. This new 96th st proposition will be the fourteenth house under his control.

L. TANENBAUM, STRAUSS & CO. leased to Pelgram & Meyer, one of the oldest ribbon concerns in this city, now at 85 5th av, the entire store and basement, comprising 35,000 sq. ft., in the Hewitt Building, at the southeast corner of 4th av and 28th st, for a long term of years. The same brokers have also leased for Rosa Zindel the sixth floor, containing 8,000 sq. ft. in the Zindel Building, 373 4th av and 105-7 East 26th st, to the August Moll Mfg. Co., manufacturers of braids, who have been located on Mercer st for the past twenty years. Also for the Belvedere Building Co. the tenth floor in the Belvedere Building, northwest corner 4th av and 18th st, containing 10,000 sq. ft., to Kern, Loewi & Mendel for a long term of years.

THE CHARLES F. NOYES CO. leased for the Arthur Co. the store and basement at 194 Front st to E. George for a long term of years; a floor in 29 Beekman st for Potter & Bros., Inc., to Solomor Prigosen; an office in 4-6 Cedar st for Brevoort Construction Co. to George R. Henderson; also for the Underwriters Building Co. a large suite of offices in the Hillard Building to Francis R. Peixotti; also for the same lessors 5,000 feet of space in 8-10 Dutch st to William A. Rudd and 5,000 feet of space in the same building to Wiggers & Froelich, clients of William A. White & Sons. The Noyes Co. has also leased a large suite of offices in the Frankel Building at John and Dutch sts to William B. Douglas and offices in the Smith-Gray Building to Oscar A. Logan and to Mittag & Volger.

#### 63-Year Lease in Bronx.

L. M. BLUMSTEIN, the 125th st department store merchant, has closed a 63-year lease with the Ebling Realty Co., owners of the 6-sty building on the northwest corner of 3d av and 150th st, together with the adjoining property in the rear running and extending along Melrose av 100 feet. The entire rear premises, by the terms of the lease, is to be covered by a building matching in height and architectural appearance the present structure on 3d av. Mr. Blumstein also leases the 6-sty building, 50x100, on Bergen av, one block away, heretofore used by the dry goods firm of Lyons & Chabot for storage and stable purposes. He has also bought out the entire merchandise stock, fixtures, good-will and appurtenance of the business of Lyons & Chabot. J. Clarence Davies negotiated the transaction.



**New Theatre for 46th St.**

N. A. BERWIN & CO. leased to Edward F. Rush for Joseph M. Adrian, as trustee for the Mount Estate, the premises 227-229-231 West 46th st, on plot 75 x100, for a term of 21 years with renewals, at an aggregate rental of about \$350,000. This property is situated 100 feet west of the Globe Theatre and opposite the new Follies Bergere. On the expiration of the present leases, May 1 next, Mr. Rush will start the erection of a new treatre for which plans have already been drawn.

FREDERICK FOX & CO. leased the store, basement and first and second lofts in the Peter Cooper Building, corner 4th av and 27th st, to Rusch & Co., one of the oldest dry goods commission houses in the country. They have been located for the past 42 years at the corner of Greene and Grand sts, to which they removed in 1871 from Duane st, near West Broadway, where the firm began business 84 years ago. The space leased by them will have an area amounting to about 70,000 sq. ft. The lease is for a long term of years at an aggregate rental of \$400,000. This completes the renting of the entire building, which was leased a year ago by the same brokers to the Manufacturers Building Co. for General and Mrs. Lloyd S. Bryce. The building is now rented at \$120,000 per annum.

**SUBURBAN.**

POCHER & CO. sold for F. G. Potter, 271 Westervelt av, New Brighton, S. I., a plot, 50x200, covered by 3-sty dwelling.

THE GUISLIN REALTY CO., now at 107 West 27th st, will remove their offices to 225 West 42d st, where they will continue to conduct a realty brokerage and insurance business.

PEASE & ELLIMAN leased for A. Filmore Hyde his country estate at Convent Station, N. J., known as Seldomere, and consisting of about 25 acres, to a client for the summer season.

STEVEN B. AYRES sold to Edward Evertz, of Verona, N. J., lots 1, 2, 3, 4, 5 and part of 22, located on Pompton Turnpike, in Montclair, N. J. The purchaser will erect a residence thereon.

THE LEWIS H. MAY CO. leased for Samuel Eiseman, executor, the Wolf mansion in the Eiseman-Wolf estates, fronting on Broadway at Neilson av, Far Rockaway, to Samuel Borchardt for the season.

THE ARENA CONSTRUCTION CO. has appointed Albert B. Ashforth agent for their new 16-sty Arena Building, at 38-40 West 32d st, running through to 39-41 West 31st st. A large portion of it has already been rented.

CORNELIUS G. KOLFF leased for Mrs. Helen Scott to Conrad Bleidner her cottage on Hamilton av, St. George, Staten Island. The same broker has also sold for James C. Hinschliffe to Caroline D. Weitling a lot 25x100 in Wadsworth Park, Fort Wadsworth, S. I.

E. NELSON EHRHART has sold the 2-sty store and office building on plot 160 x143, at the corner of Division and Brown sts, Peekskill, N. Y., known as the Wolff building. The sale price was \$150,000. The same broker has also sold a block of lots at Ardsley Heights, on Putnam R. R., to a speculator who will erect a number of houses upon this property.

ALFRED E. SCHERMERHORN has leased the following cottages at Southampton, L. I., for the summer season: For Mrs. Henry Meyer Johnson her "South Cottage" on First Neck la to Anson McCook Beard; for Mrs. Edward Mitchell her "Bonnie Dune" on the south side of Gin la on the ocean to Mrs. William Constable; for estate of Sidney S. Harris their "Breakers Ahead" on the south side of Gin la on the Ocean to J. D. Barclay; for the Estate of Mrs. Arthur J. Peabody "The Hollynocks" on the west

side of Main st to J. Hopkins Smith, Jr.; for the Estate of Mrs. Arthur J. Peabody "Agawam on the west side of Main st on the Lake to William M. Fleitmann; for Edward C. Reeves his "Breezy Hall," on the corner of Great Plains rd and Captain's Neck la to G. Morgan Browne; for Percy Kent his cottage on the west side of First Neck la to Edmund S. Twining; for Mrs. James T. Kilbroth her "Keewaydin" on the east side of First Neck la to T. Morris Carnegie; for Dr. George E. Brewer his cottage at southeast corner of Great Plains rd and Cooper's Neck la to John Egmont Schermerhorn; for Henry E. Coe his "Pine Tree Cottage" on west side of First Neck la to Mrs. Peter F. Collier, and for Miss Julia A. Wilson her cottage on the west side of Main st to Mrs. Ellwood Davis.

**LATE REAL ESTATE NEWS.**

**Loft Building for 38th Street.**

38TH ST.—The Douglas Robinson, Charles S. Brown Co. sold for Mrs. John E. Alexandre 24 and 26 West 38th st, two 4-sty dwellings, on plot 50x98.9. The buyer is the Fifth Av. and Thirty-eighth St. Realty Co., Capt. William H. Wheeler, president. The property was held at \$240,000. The company will erect a 12-sty loft building on the site.

**Apartment for 54th Street.**

54TH ST.—Moore & Wyckoff sold for James C. McGuire & Co. 118 to 124 East 54th st, three dwellings and a stable, on plot 75x100.5. The buyers will erect a 9-sty fireproof apartment house.

71ST ST.—Albert B. Ashforth and Pease & Elliman sold for the William T. Morgan estate 230 West 71st st, a 3-sty and basement dwelling, on lot 20x100.5. The buyer, Harry B. Laidlaw, will occupy.

79TH ST.—The Douglas Robinson, Charles S. Brown Co. sold for Miss Julia H. Chambers and Miss Elizabeth Wheelwright 119 East 79th st, a 3-sty dwelling, on lot 80x100.5.

**Another Bronx Block Sold.**

WESTCHESTER AV.—The Central Building Improvement and Investing Co. (Sonn Bros.) bought from Henry Acker the block front on the south side of Westchester av, between Simpson and Fox sts. The property has a frontage of 245.8 feet on Westchester av, 163.8 feet on Simpson st and 106.3 feet on Fox st and is improved with a 1-sty taxpayer. In exchange the Messrs. Sonn gave the plot 223x220x irregular in the west side of Prospect av, between 167th and Home sts, recently reported sold.

**New Real Estate Corporations.**

Henry A. Molatsch Co.; inc. Feb. 15, 1911; capital, \$10,000; directors, Henry A. Molatsch, Nanuet, N. Y.; Sophia Molatsch, Nanuet, N. Y.; Anna M. Pengel, 6906 Fort Hamilton av, Brooklyn.

**CONGRATULATE MR. FLEURY.**

GEORGE A. FLEURY, the newly elected president of the United States Title Guaranty & Indemnity Co., has received from the Builders' Association of Brooklyn, the following letter:

Dear Sir: At a meeting of the Builders' Association held on March 16, at our rooms, 215 Montague st, the following resolution was unanimously adopted and I was directed to furnish you a copy of same:

Resolved, That we extend to Mr. George A. Fleury our hearty congratulations on his election to the presidency of the United States Title Guaranty & Indemnity Co., and our best wishes for his success in his new position.

Yours very truly,

GEORGE L. HILTON, Secretary.

Mr. Fleury, who was long assistant secretary of the Lawyers' Title Insurance Co., has the faculty of surrounding himself with able assistants who work in harmony with him. This is exemplified in his selection of Paul C. Cloyd as Secretary, and of Geo. W. Cummings, Jr., as Assistant Secretary of the United States Title, both of whom were formerly associated with him in the Lawyers' Title.

Born in Brooklyn 39 years ago, Mr. Cloyd is a son of the late Jas. C. Cloyd, of the old law firm of Birdseye, Cloyd & Bayliss, of Manhattan. He was educated at Wesleyan University and the New York University and received from the latter institution the degrees of Bachelor of Arts and Master of Arts, as well as the degree of Bachelor of Laws. Admitted to the bar in 1893, Mr. Cloyd practised by himself for some time; and became associated with the Lawyers Title Insurance & Trust Co. 8½ years ago, attaining the management of the bond and mortgage department in its Manhattan office and the management of the closing department in the Brooklyn office, where he and Mr. Fleury became very well acquainted with each other.

When Mr. Cloyd resigned, recently, to assume his new responsibilities, his associates in the Lawyers Title Insurance & Trust Co. presented him with a diamond studded watch charm and a diamond studded cigar cutter. Mr. Cloyd is a member of the Psi Epsilon and Phi Delta Phi fraternities.

Geo. W. Cummings, Jr., the new Assistant Secretary, is also a native of Brooklyn, having been born there in 1882. He is a graduate of Brooklyn Polytechnic Institute, class of 1900, and of the New York University Law School, class of 1903. He was admitted to the bar in 1904. In the same year he entered the employ of the Lawyers Co. and in 1907 was made manager of the city department, a position he held until his resignation to go with the United States Title Co.

**AWARDS FOR MANHATTAN BRIDGE APPROACH.**

(Continued from page 546.)

73-5 Henry St., purchased for.....		91,500
77 Henry St.....	State Realty Co.....	41,887
70 Henry St. and 24 Market St.....	J. Shea.....	32,940
72-4 Henry St., purchased for.....		70,000
76 Henry St.....	H. F. Walter.....	46,500
78 Henry St.....	F. C. Hawkins.....	48,000
80 Henry St.....	C. Stern.....	48,536
82-4 Henry St.....	H. Goldinger.....	75,000
3-5 Birmingham St.....	G. H. Scribner.....	67,734
7 Birmingham St.....	M. E. Conners.....	4,378
9 Birmingham St.....	A. Holzman.....	7,300
135-7 Madison St.....	Union Title & Mort. Co.....	83,550
133 Madison St.....	M. J. & J. Mulqueen.....	59,000
129-31 Madison St., purchased for.....		92,625
127 Madison St.....	M. Lisk.....	58,750
125 Madison St.....	C. S. F. & L. W. Prager.....	42,868
30 Market St.....	L. Swetnick.....	5,176
26-8 Market St.....	D. Rosing.....	45,863
138-142-4-6 Madison St., purchased for.....		196,000
140 Madison St.....	Union Title, etc.....	58,000
136 Madison St., purchased for.....		47,250
134 Madison St., purchased for.....		45,064
132 Madison St.....	L. Cohen.....	58,000
53 Monroe St.....	M. J. Mahony.....	34,706
55 Monroe St., purchased for.....		16,000
57-9 Monroe St., purchased for.....		50,000
63 Monroe St.....	N. Stern.....	80,000
65-7 Monroe St.....	C. J. Musgrave.....	33,000
69 Monroe St.....	J. & L. Lunitz.....	72,000
71 Monroe St.....	S. R. Wells.....	36,000
		3,987
		2,500

\*Lease.



# NEWS CULLED FROM THE WEEK'S DOINGS

## To Join Albert B. Ashforth.

It was announced at the office of the Bond & Mortgage Guarantee Company, that Waldron P. Belknap for many years connected with the Mortgage Department of the Title Guarantee and Trust Company, and since 1904 with the Bond and Mortgage Guarantee Company, serving as assistant secretary, secretary and president, has informed the directors that he would not be a candidate for re-election, but would retire from the service of the company on April 1st to go into business on his own account. The announcement was received by the directors with great regret, and a resolution adopted expressing the board's appreciation of his devotion to its service and of his successful labors in the company's behalf. Mr. Belknap will be associated with Albert B. Ashforth and George D. Arthur in the real estate business at No. 10 East 33d st. The firm is to be incorporated under the present name "Albert B. Ashforth."

## "Black List."

A company has been formed by an association of real estate agents and owners in New York for mutual benefit, as follows: Those with premises to rent are kept informed of defaulting and undesirable tenants. The subscriber agrees the names and information furnished shall be held confidential. The service is monthly, excepting August, September and October, when it will be delivered weekly. It is estimated the first information sheets will contain lists from about 500 subscribers and 11,000 names of defaulting tenants. The project deserves the support and approval of all interested in real estate.

Information and data can be obtained from Messrs. Ed. C. Turner & Co.

## New. U. S. Realty Directors.

W. C. Pilon, president of the Mercantile Trust company, has been elected a director of the U. S. Realty & Improvement Company, succeeding Oakleigh Thorne, resigned, and John F. Harris, of Harris, Winthrop & Co., has been elected a member of the executive committee to succeed Mr. Thorne.

The company reports a surplus after dividends for the ten months ended February 28, 1911, of \$757,115, an increase of \$83,557.

Gross profits for February were \$245,667; net profits, \$211,236; surplus after interest on debentures, \$161,236.

## To Rename Bronxville.

Property owners and prominent residents of Bronxville have long considered the advisability of renaming the village, owing to the similarity of the present name with Bronx Park, the Bronx and Brownsville. A committee, consisting of William Low, the artist; Tudor Jencks, author; Mrs. A. F. Stratton, Frank R. Chambers and William A. Bates, decided on Gramatan Hills and it will be voted on at the next election.

## Not the Owner.

The Kings County Trust Co., of Brooklyn, is not the owner of record, or otherwise, of the property at 144 West 46th st, Manhattan. Certain real estate publications have ascribed the ownership to the trust company. As executor of an estate, the Kings County Trust Co. held the property for a short time, some years ago.

## REAL ESTATE NOTES.

F. McCARTHY, JR., son of Mr. F. McCarthy a builder, in the Hunt's Point section of the Bronx, has opened a real estate office at Hunt's Point av and So Boulevard, Bronx.

THE 23D WARD Property Owners' Association, in the course of about three weeks, will hold a special public meeting at which prominent Borough and railroad officials will be present to discuss the matter of railroad improvements in the Bronx. Mr. Julius H. Haas, chairman of the committee in charge, will announce the date of the meeting as soon as it is fully decided upon by the association.

GEORGE W. SMITH, a real estate dealer of Westchester and Olmstead avs, Bronx, and P. J. O'Connell, of 930 Freeman st, Bronx, also a real estate dealer, have been reappointed commissioners of deeds.

SENATOR STILLWELL and Assemblyman Mork of the Bronx, state that the "Bronx County Bill" now in the Legislature, has an excellent chance of becoming a law.

NORTHWESTERN Property Owners' Association of the Bronx will hold their next regular meeting on April 4, at Mediator Parish Hall, 231st st and Kingsbridge av.

THE HYATT MEADOWS in Wakefield, the Bronx, are being filled in very rapidly by the New York Central Railroad with the material now being taken from the old Grand Central at 42d st.

THE EAST BRONX Property Owners' Association, at a recent meeting, adopted resolutions for the appointment of a committee to secure better trolley service on the 177th st crosstown line, and also ask that transfers be given at the intersection of Westchester av and 177th st. The crosstown line is controlled by the Interborough Co. and the Westchester av line by the Union Railway Co. This is the only point in the Bronx where the two roads meet and do not issue transfers.

BOROUGH PRESIDENT MILLER of the Bronx is a very active member of the Board of Estimate and Apportionment. At the present date he is serving on twenty different committees of the Board.

THE MORRIS HEIGHTS PROPERTY Owners Association of the Bronx, was incorporated and organized at 1883 Sedgwick av, Bronx, on March 17. The officers for the ensuing year are: Henry Stauf, president; Peter Barry, 1st vice president; Chas. Sturges, 2d vice-president; Alexander Breiner, secretary and Albert P. Measinger, treasurer. The association will look after the interests of the realty owners bounded by Jerome av, Harlem River, Highbridge to Kingsbridge.

MOOYER & MARSTON, real estate brokers and agents, will move on April 1 to 477 5th av, corner 41st st, which will be their main office; the downtown branch will remain at 26 Exchange pl.

THE TITLE GUARANTEE & TRUST CO. loaned on first mortgage to Mary F. Hoyt and Emily Hoyt, \$41,000, on the 5-sty dwelling at 310 West 75th st. The mortgage is for 3 years at 4½%.

BUSH TERMINAL COMPANY has sold about \$4,000,000 of the Bush Terminal Building Company first mortgage fifty year 5 per cent. sinking fund gold bonds to a syndicate headed by F. J. Lisman & Co. Proceeds will be used to reimburse the parent company for advances made to the subsidiary. The former will then use the paid in funds for new building operations.

SMITH & PHELPS have secured for Bernard Gruenthal a building loan of \$44,000 for the purpose of erecting two 5-sty flats each on plot 37.6x78x90 on the east side of Webster ave, 158.3 feet north of 169th st. The same brokers have also placed for Martha Perna a permanent mortgage of \$50,000 on the 6-sty apartment house at the southeast corner of 170th st, and Wilkins av. They have also sold two 2d mortgages of \$4,000 on each of the 5-sty flats at 161 and 165 St. Anns av.

ANTHONY B. ROMEN and Alfred L. Bonadonna, who were engaged in a general real estate and insurance business at 554 Courtlandt av, under the firm name of Romen and Bonadonna, have dissolved partnership. Mr. Romen will continue business under his name at 925 East 163d st, and Mr. Bonadonna, it is understood will take charge of the foreign department of the Realty Trust Co.

THE NEW TEN-YEAR mortgage issued by the Title Guarantee & Trust Co. bids fair to be very popular in Staten Island and will do much to improve the real estate situation there. A large number of applications have been received at the Stapleton office for this kind of mortgage, and there is every indication that it will stimulate Richmond realty.

THE TITLE GUARANTEE & TRUST CO. loaned on first mortgage to the Ludin Realty Co. \$65,000 on the 2 and 3-sty brick and stone garage property located of 220-224 West 41st st. The mortgage is for five years at 4½ per cent.

LEONARD MORGAN will remove his office from 719 7th av to the Arco Building, 104 West 42d st, on April 1, where he will continue to conduct a realty brokerage and insurance business.

An examination for the position of Deputy Tax Commissioner in the New York City Department of Taxes and Assessments will be held some time during May. The precise date has not yet been announced. The salary for the position ranges from \$1,800 to \$3,500 per annum.

## W. H. Erhart Buyer of Thaw House

William H. Erhart, vice-president of Charles Pfizer & Co., manufacturing chemists, is the buyer of the Thaw residence, 1055 5th av, sold last week by Pease & Elliman for Elma D. Thaw. The house is to be remodeled at an expense of about \$100,000. The alterations will begin when Mr. Erhart returns from Europe three months hence.

## Planning A Building.

No architect's plans should be accepted until passed upon by competent real estate expert opinion. We should not interfere with the design where seemingly it promotes the primal purpose of its projected usefulness of income, or institutional needs or as a dwelling, but we should resolutely set our faces against the present practice of having nothing to do with a building until it is turned over to us to assume responsibility for. If ours is the final responsibility, then we should have some preliminary care for what we are about to receive. Too much independence on the part of the architect and too much dependence on the part of the owner, and too little oversight or insistence by those who know, loads up the real estate market with things—not buildings, just things that won't and can't pay or even stay rented at any old price until something freezes over.—Real Estate Board of Brokers' Bulletin.



# MUNICIPAL ASSESSMENT FORECAST

A Complete Record of as yet Unimposed Taxes Published for the Protection of Purchasers and Owners of Real Estate Not Acquainted With All Contingent Conditions

☞ This department contains a digest of all petitions, proposed improvements, condemnation proceedings, assessments, etc., being contemplated by city officials.

☞ Notices under this heading require immediate attention of owners and study by prospective purchasers. Any improvement means spending money, to cover which, assessments are entered standing as a lien against the property affected until paid.

*"A FRAUD is in effect perpetrated upon the innocent purchasers of real estate who, seeing the improvements actually constructed and not being familiar with the facts, buy property at enhanced value caused by the improvements, but find later that they are called upon to pay for these very improvements through the imposition of local assessments."*  
(From a report by the Commissioners of Accounts of the City of New York)

## HEARINGS FOR THE COMING WEEK.

BUREAU OF STREET OPENINGS, 90-92 WEST BROADWAY.

Monday, March 27.

BRONX BOULEVARD (opening), from Old Boston Post rd to East 242d st, 10 a. m.

GLEBE AV (Opening), from Westchester av to Overing av, 3 p. m.

EAST 174TH ST (Opening), from West Farms rd to Bronx River av, 3.30 p. m.

GRAND BOULEVARD (Opening), from 158th st to 164th st, 2 p. m.

CITY ISLAND BRIDGE, 4 p. m.

WEST 231ST ST (Assessment), from Bailey av to Riverdale av, 1.30 p. m.

PARKER ST (Opening), from Protectory av to Wellington av, 3.45 p. m.

Tuesday, March 28.

WEST 169TH ST.—Sewer from Fort Washington av to Haven av, 2 p. m.

MAIN ST.—City Island, 3 p. m.

CASTLE HILL AV (Assessment), from West Farms rd to Public pl, 1.30 p. m.

ROSEWOOD ST, (Opening), from Bronx Boulevard to Cruger av, 2 p. m.

Wednesday, March 29.

JEROME AV (Opening), from Cameron pl, to East 184th st, 2 p. m.

BOSTON ROAD (Opening), between White Plains rd and north line of city, 3 p. m.

Thursday, March 30.

WEST 178TH AND 179TH STS (Opening) from Haven av to Buena Vista av, 3 p. m.

## COMMISSIONERS OF APPRAISAL

258 BROADWAY.

Monday, March 27.

PIERS 32 AND 33, EAST RIVER, 10 a. m.

NEW ST, adjoining Manhattan Bridge, 1 p. m.

15TH TO 18TH STS, North River, dock proceeding, 2.30 p. m.

Tuesday, March 28.

BROOKLYN BRIDGE ARCHES, 2 p. m.

Wednesday, March 29.

18TH TO 23D STS, North River dock proceeding, 10.30 a. m.

15TH TO 18TH STS, North River, dock proceeding, 2.30 p. m.

Thursday, March 30.

LOOP NO. 1, Rapid Transit, 2 p. m.

Friday, March 31.

HAMILTON PL, 1 p. m.

15TH TO 18TH STS, North River dock proceeding, 2.30 p. m.

BY THE PUBLIC SERVICE COMMISSION, TRIBUNE BUILDING.

Monday, March 27.

LONG ISLAND R. R. CO.—Investigation into rights and franchises.—Commissioner Bassett; 2.30 p. m.

RICHMOND LIGHT & RAILROAD CO.—Rules and conditions governing the installation of electric light service on Staten Island.—Commissioner McCarroll; 2.30 p. m.

Tuesday, March 28.

INTERBOROUGH RAPID TRANSIT CO.—Rehearing as to general and Broadway subway service.—Commissioner Eustis; 2.30 p. m.

NEW YORK DOCK RAILWAY.—Application for certificate of public convenience and necessity for railroad in Brooklyn.—Commissioner Bassett; 2.30 p. m.

NEW YORK DOCK RAILWAY.—Application for approval to exercise franchises and rights.—Commissioner Bassett; 2.30 p. m.

KINGS COUNTY ELECTRIC LIGHT & POWER CO.—Application for approval of convertible debenture bonds for \$5,000,000.—Commissioner Maltbie; 4 p. m.

Wednesday, March 29.

KINGS COUNTY LIGHTING CO.—Rate for Gas.—Commissioner Bassett; 2.30 p. m.

KINGS COUNTY LIGHTING CO.—Application for approval of sliding scale for rates of gas.—Commissioner Bassett; 2.30 p. m.

Thursday, March 30.

BROOKLYN BOROUGH GAS CO. & KINGS COUNTY LIGHTING CO.—Rates for gas in the 31st Ward, Brooklyn.—Commissioner Maltbie; 2.30 p. m.

BROOKLYN & JAMAICA BAY RAILWAY CO.—Application for certificate of public convenience and necessity for railroad in Brooklyn.—Commissioner Bassett; 2.30 p. m.

## LOCAL BOARD DOINGS.

The following are the results of the Local Board meetings held in Municipal Building in the Bronx on March 21:

WASHINGTON HEIGHTS DISTRICT.

138TH ST.—Extension of sewer in 138th st, between 7th and 8th avs, and construction of receiving basin on the northwest corner of 7th av and 138th st. Estimated cost, \$900; assessed valuation of property affected, \$208,000.

Resolutions for Adoption.

167TH ST.—Receiving basin at the northwest corner of 167th st and Audubon av. Estimated cost, \$345; assessed valuation of property affected, \$287,600.

141ST ST.—Regulating, grading, curbing and flagging 141st st, from Broadway to Riverside drive. Estimated cost, \$3,465; assessed valuation of property affected, \$885,300.

142D ST.—Re-regulating and re-grading 142d st from a point, 392 feet west of Broadway to Riverside drive. Estimated cost, \$1,494; assessed valuation of property affected, \$119,000.

RIVERSIDE DRIVE.—Regulating and grading service street on the easterly side of Riverside Drive between 139th and 142d sts. Estimated cost, \$7,939.90; assessed valuation of property affected, \$1,500,000.

MURRAY HILL DISTRICT.

41ST ST.—Opening 41st st to vehicular traffic across Park av and filling in of street railroad cut on Park av between 41st and 42d sts, as per plans of Mr. Lloyd Collis, consulting engineer.

Map change approved conditionally upon physical work being paid by assessment.

Local Board Meeting, March 30.

The Local Boards of the Borough of the Bronx will hold their next regular meeting at the Bronx Borough Hall, 177th st and 3d av, on Thursday evening, March 30, 1911, at 8 p. m.

## CONDEMNATION PROCEEDINGS.

ADDITIONAL BILL OF COSTS.

West Farms Road, opening, from the Bronx River to Westchester Creek, in the 24th Ward.

Supplemental and additional bill of costs in the above proceeding will be presented to the Supreme Court for Taxation, March 31.

COMPLETED REPORT.

LUDLOW AV.—Opening, from Tremont av, near Avenue A, to Whitlock av; Whitlock av as widened from Ludlow av to Hunts Point Road; and the Public Place at the intersection of Whitlock av, Hunts Point Road and the Southern Boulevard opposite Dongan st. Area of assessment:

Beginning at the intersection of a line distant 1,172.54 feet northerly from and parallel with the northerly side of Ludlow avenue, measured along a line at right angles to the line of Ludlow avenue at its intersection with Olmstead avenue, the said line being located approximately midway between Haviland avenue and Powell avenue, with the centre line of Westchester Creek, and running thence southwardly along the said centre line of the Westchester Creek to the intersection with a line parallel with and distant 1,122.585 feet southerly from the southerly line of Ludlow avenue, the said distance being measured along a line at right angles to Ludlow avenue at its intersection with Olmstead avenue and located approximately midway between Hermany avenue and Turnbull avenue; thence westwardly along the said line distant 1,122.585 feet southerly from and parallel with the southerly line of Ludlow avenue to the intersection with the centre line of the Bronx River; thence northwardly along the said centre line of the Bronx River to the intersection with the prolongation of a line midway between Garrison avenue and Seneca avenue through that portion of their length located between Edgewater road and Bryant street; thence westwardly along the said line midway between Garrison avenue and Seneca avenue and along the prolongation of the said line to the intersection with the easterly line of Bryant avenue; thence westwardly to a point on the westerly side of the Hunts Point road, where the said westerly side of the Hunts Point road is intersected by a line distant 100 feet southeasterly from and parallel with the southeasterly line of Garrison avenue, the said distance being measured at right angles to the line of Garrison avenue; thence southwardly and parallel with the southeasterly line of Garrison avenue to the intersection with a line midway between Hunts Point road and Manida street; thence northwardly along the said line midway between Hunts Point road and Manida street and along the prolongation of the said line to the intersection with a line distant 100 feet southwesterly from and parallel with the southwesterly side of the Hunts Point road through that portion of its length northwest of Garrison avenue, the said distance being measured at right angles to the line of the Hunts Point road; thence northwardly along the said line parallel with the centre line of the lands of the New York, New Haven and Hartford Railroad Company; thence southwardly along the said centre line of the lands of the New York, New Haven and Hartford Railroad Company to a point on the said line midway between Barretto street and Tiffany street; thence northwardly to a point on a line midway between Kelly street and Intervale avenue distant 100 feet southerly from the intersection of the said line with the southerly line of Dongan street; thence northwardly along the said line midway between Kelly street and Intervale avenue to a point distant 100 feet north of the intersection of the said line with the northerly side of Dongan street; thence eastwardly to a point on a line midway between Simpson street and the Southern boulevard located midway between the intersection of the said line with Dongan street and Westchester avenue; thence northwardly along the said line midway between the Southern boulevard and Simpson street to the intersection with the prolongation of a line midway between Aldus street and Bancroft street; thence eastwardly along the said line midway between Aldus street and Bancroft street and along the prolongation of the said line to the intersection with a line midway between Bryant avenue and Longfellow avenue; thence northwardly along the said line midway between Bryant avenue and Longfellow avenue to a point on the said line midway between its intersection with Bancroft street and Westchester avenue; thence eastwardly to a point on the centre line of the Bronx River, where the said centre line is intersected by the course herein



first described; thence eastwardly parallel with the line of Ludlow avenue and along the course herein first described to the point or place of beginning.

**TREMONT AV.**—Opening, from Aqueduct av to Sedgwick av.

The Commissioners in the above proceedings have completed their estimate of damage and filed same with the Bureau of Street Openings for inspection. Objections must be filed on or before April 8 for Ludlow av and April 11 for Tremont av. Hearings will begin April 13; reports will be presented to the Supreme Court for confirmation June 9 and May 9 respectively.

## BOARD OF REVISION OF ASSESSMENTS.

The following assessment matters came before the Board at its meeting on March 17 with the results stated below:

**LONGWOOD AV.**—Paving, the Deputy and Acting Comptroller presented the assessment list for paving and granite block pavement on a sand foundation the roadway of Longwood av; from the Southern boulevard to Tiffany st and Tiffany st from Longwood av to the East River and setting curb where necessary, with objections of F. G. Swartmont, Louis Wexler, the estate of John Quinn et al, and the N. Y., N. H. and Hartford Railroad Co., having been received from the Board of Assessors, under date of March 14, 1911.

On motion, the assessment list was referred back to the Board of Assessors, with the instructions to obtain an opinion of the Corporation Counsel upon the objections raised, and to return the list, with the opinion, when received, all the members present voting in the affirmative.

**EAST 170TH ST.**—Sewer and Appurtenances. The Deputy and Acting Comptroller presented the assessment list for sewers and appurtenances in East 170th st, between existing sewer west of Wythe place, and the Grand boulevard and Concourse; and in the Grand boulevard and Concourse, west side, between East 167th st and 172d st, across the Grand boulevard and Concourse at the north side of Belmont st, in the Grand Boulevard and Concourse, east side, between Belmont st and East 173d st; in the Grand boulevard and Concourse, west side, between Morris av and East 176th st; and in the Grand boulevard and Concourse, east side, between Eastburn av and Weeks av, with objections, received from the Board of Assessors under date of March 14, 1911. At the request of counsel for objectors, the hearing in the matter was adjourned one week.

**CLASON'S POINT ROAD.**—Regulating, etc. The Deputy and Acting Comptroller brought up the matter of the assessment for regulating, grading, setting curbstones, flagging the sidewalks, laying crosswalks, building approaches, placing fences in Clason's Point rd, between Westchester av and the East River (or Long Island Sound), together with a list of awards for damages caused by a change of grade, with objections thereto, the hearing of which was postponed for one week at a meeting held March 10, 1911. Mr. M. J. Mulqueen, attorney, Mr. L. E. French, attorney by representative, Mr. J. A. Flannery, attorney, by representative, Messrs. A. C. and F. W. Hottenroth, attorneys by representative, and Mr. H. L. Topf, attorney, were heard in opposition to the assessment. Discussion followed. Decision reserved.

## ASSESSMENTS.

### DUE AND PAYABLE.

The Comptroller gives notice to all persons affected by the following assessments, which were confirmed, that the same are now due and payable. Unless paid on or before date mentioned, interest will be charged at the rate of 7 per centum per annum from the date when such assess-

ments become liens to the date of payment.

**GUN HILL ROAD.**—Opening, from Jerome av, to Mosholu parkway north. Area of assessment can be learned at the Bureau for the Collection of Assessments in the Municipal Building, corner 177th st and Third av, May 19.

**WEST 186TH ST.**—Second new street opening and West 187th st, third new street opening, both north of West 181st st from Broadway to Overlook terrace. Area of assessment can be learned at the Bureau for the Collection of Assessments, 280 Broadway, May 13.

**WEST 259TH ST.**—Sewer, between Broadway and Riverdale av. Area of assessment affects blocks 3423, 3425 and 3426, May 20.

## PROPOSED ASSESSMENTS.

The following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested.

The area of assessment for improvement extends to half the block at the intersecting street, except where otherwise stated.

All persons whose interests are affected by the proposed assessments and who are opposed to the same are requested to present their objections in writing to the Secretary of the Board of Assessors, 320 Broadway, on or before April 18, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

**ACADEMY ST.**—Paving, curbing and recurfing from Seaman av to a point 200 feet east of Nagle av.

**BRIGGS AV.**—Regulating, grading, curbing, flagging, etc., from White Plains rd to Baychester av.

## BOARD OF ESTIMATE.

### FRANCHISE MATTERS.

The Board of Estimate and Apportionment this week granted to the Union Railway Co., of New York City, the privilege and franchises to construct and operate a double-track surface railway as an extension to its existing systems; upon and along Broadway from 225th to 230th sts; upon and along the 155th st viaduct and 155th st from Eighth av to Broadway; from the intersection of Aqueduct and Boscobel av in the Borough of the Bronx, and thence upon and over the Washington Bridge and its approaches, and upon and along 181st st to Broadway.

## BILL OF COSTS.

**UNNAMED ST.**—Opening, located south of Boscobel place and extending from Undercliff av to Aqueduct av.

Bill of costs in the above proceeding will be presented to Supreme Court for taxation, April 6.

## Arousing Interest for New West Side "L" Station.

The recent agitation on the part of many owners and dwellers on the West Side for the establishment of an elevated station at 87th st and Columbus av, has taken a more definite form.

At a meeting of the Columbus Avenue Property Owners' Association, held on Tuesday, at the Hotel Walton, it was unanimously decided that the organization would do all in its power to arouse interest in this project on the part of all the neighboring owners and rent-payers, and to make a strong plea to the Public Service Commission for its adoption.

Alderman Schloss, who has already taken the matter up with the Board of Aldermen, will be assisted in his work in every way possible. The distance between the 81st and 93d st stations is greater than that between any other two elevated stations on the middle West Side,

## SEMI-ANNUAL TAX PAYMENTS.

### Favored by the Realty League—Objections That Are Urged Against the Plan.

Ex-President Alfred R. Conkling of the Realty League, favors the Comptroller's proposal that legislation be obtained to permit of the payment of taxes semi-annually. If this plan could be brought about, Mr. Conkling says, the city would save two to four million dollars annually in interest, and the taxpayers supposedly the same amount in the aggregate. Taxpayers would have the option of paying the entire amount on the first payment date, and many, if not the majority would take this course from a sense of patriotic duty, if they were made to realize that the saving was actually being effected by the city.

Another body of opinion among taxpayers is to the effect that if there was a limit to taxation the Comptroller's proposal would be more acceptable to them than it is. The two to four million dollars that the city would have in interest would be spent and not saved, in their opinion, and taxes would therefore not be lessened. They also fear that the semi-annual taxation plan would be succeeded by the requirement to pay the whole tax in advance.

### Striving for a Thousand Members.

The members of the North Side Board of Trade of the Bronx, held their regular meeting on Wednesday, March 22. Many matters of importance were taken up. At the request of the president, each member was asked to obtain at least five new members or more and by so doing help to increase the membership to 1,000, which the association is looking forward to.

### Efforts to Get a School.

Property owners in the neighborhood of Randolph av, Beach and Westchester avs, Bronx, have, for months back, been asking for a school. It is now forthcoming. Borough President Miller last July made a motion at the meeting of the Board of Estimate and Apportionment for a bond issue of \$300,000 for the erection of the school, which motion was adopted. The site chosen was on Randolph av, between Beach and Westchester avs. This street not being legally opened, the matter of building the school was laid over.

Recently the Borough President of the Bronx has opened negotiations with the Astor estate to cede their land to the city so as this street (Randolph av) may be legally opened, and so enable the city to proceed with the erection of the school which is clearly necessary on account of the rapid growth in the neighborhood.

### Washington Heights Affairs.

The March business meeting of the Washington Heights Taxpayers' Association will be held on Friday, 24th inst., at 8 p. m., at the New Corrigan Hall, entrance at the northeast corner of 157th st and Broadway. Matters connected with the interests and improvements of Washington Heights will come up for discussion, particularly transit conditions, 8th av Railroad extension by subway to Fort Washington av and Surface Railroad extensions. R. P. Bolton is the secretary.

—Morningside Avenue West is now legally known as "Morningside Drive," and Morningside Avenue East has had its named changed to simply "Morningside Avenue."



# REAL ESTATE AND BUILDING STATISTICS

## AUCTION SALES, CONVEYANCES, MORTGAGES, LEASES JUDGMENTS, FORECLOSURE SUITS, LIS PENDENS, LIENS, ETC.

### MANHATTAN AND THE BRONX.

#### CONVEYANCES.

1911. Mar. 17 to 23, inc.		1910 Mar. 18 to 24, inc.	
Total No. for Manhattan	190	Total No. for Manhattan	201
No. with consideration	14	No. with consideration	23
Amount involved	\$975,884	Amount involved	\$1,515,700
Number nominal	176	Number nominal	178
<b>Total No. Manhattan, Jan. 1 to date</b> ..... 1911. 2,265 1910 2,669			
<b>No. with consideration, Manhattan, Jan. 1 to date</b> ..... 186 219			
<b>Total Amt. Manhattan, Jan. 1 to date</b> ..... \$9,593,696 \$11,941,582			
1911. Mar. 17 to 23, inc.		1910 Mar. 18 to 24, inc.	
Total No. for the Bronx	112	Total No. for the Bronx	161
No. with consideration	5	No. with consideration	12
Amount involved	\$67,550	Amount involved	\$172,272
Number nominal	107	Number nominal	149
<b>Total No., The Bronx, Jan. 1 to date</b> ..... 1911. 1,669 1910 1,582			
<b>Total Amt., The Bronx, Jan. 1 to date</b> ..... \$897,129 \$1,115,477			
<b>Total No. Manhattan and The Bronx, Jan. 1 to date</b> ..... 3,934 4,251			
<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date</b> ..... \$10,490,825 \$13,057,059			

#### Assessed Value Manhattan.

(From assessment roll of 1910)

1911. Mar. 17 to 23, inc.		1910 Mar. 18 to 24, inc.	
Total No. with consideration	14	Total No. with consideration	23
Amount involved	\$975,884	Amount involved	\$1,515,700
Assessed value	\$802,000	Assessed value	\$1,445,000
Total No. nominal	176	Total No. nominal	178
Assessed value	\$8,262,000	Assessed value	\$9,022,800
Total No. with consid., from Jan. 1 to date	188	Total No. with consid., from Jan. 1 to date	219
Amount involved	\$9,593,696	Amount involved	\$11,941,582
Assessed value	\$8,767,000	Assessed value	\$11,014,100
Total No. nominal	2,079	Total No. nominal	2,450
Assessed value	\$116,108,200	Assessed value	\$173,806,500

#### MORTGAGES.

1911. Mar. 17 to 23, inc.		1910. Mar. 18 to 24, inc.	
Manhattan.	Bronx.	Manhattan	Bronx
Total number	145	88	156
Amount involved	\$4,243,156	\$610,895	\$6,448,695
No. at 8%	.....	.....	.....
Amount involved	.....	.....	.....
No. at 6%	51	36	47
Amount involved	\$642,708	\$168,350	\$451,134
No. at 5½%	5	11	5
Amount involved	\$525,000	\$93,800	\$682,779
No. at 5%	40	23	40
Amount involved	\$1,109,500	\$270,865	\$2,864,057
No. at 4¾%	.....	.....	.....
Amount involved	.....	.....	.....
No. at 4½%	21	.....	18
Amount involved	\$655,500	.....	\$654,500
No. at 4¼%	.....	.....	1
Amount involved	.....	.....	\$28,500
No. at 4%	.....	.....	5
Amount involved	.....	.....	\$25,000
No. at 3%	.....	.....	.....
Amount involved	.....	.....	.....
No. at 2%	.....	.....	.....
Amount involved	.....	.....	.....
No. with interest not given	28	18	40
Amount involved	\$1,310,450	\$77,880	\$1,306,225
No. above to Bank, Trust and Insurance Companies	37	8	42
Amount involved	\$2,162,500	\$103,700	\$3,959,700
<b>Total No., Manhattan, Jan. 1 to date</b> ..... 1911. 1,699 1910. 2,153			
<b>Total Amt., Manhattan, Jan. 1 to date</b> ..... \$52,174,320 \$95,772,862			
<b>Total No., The Bronx, Jan. 1 to date</b> ..... 1,406 1,561			
<b>Total Amt., The Bronx, Jan. 1 to date</b> ..... \$11,843,934 \$13,660,114			
<b>Total No. Manhattan and The Bronx, Jan. 1 to date</b> ..... 3,105 3,714			
<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date</b> ..... \$64,018,254 \$109,432,976			

#### EXTENDED MORTGAGES

1911. Mar. 17 to 23, inc.		1910. Mar. 18 to 24, inc.	
Manhattan.	Bronx.	Manhattan	Bronx
Total number	82	11	46
Amount involved	\$2,632,250	\$117,400	\$1,170,250
No. at 6%	3	1	9
Amount involved	\$18,250	\$2,000	\$70,250
No. at 5½%	1	2	1
Amount involved	\$8,000	\$56,500	\$13,000
No. at 5%	64	6	21
Amount involved	\$1,633,000	\$52,400	\$529,500
No. at 4¾%	.....	.....	.....
Amount involved	.....	.....	.....
No. at 4½%	10	.....	15
Amount involved	\$853,000	.....	\$563,500
No. at 4%	1	.....	.....
Amount involved	\$20,000	.....	.....
No. with interest not given	3	2	1
Amount involved	\$100,000	\$3,500	\$7,000
No. above to Bank, Trust and Insurance Companies	48	5	22
Amount involved	\$1,537,500	\$88,500	\$746,500
<b>Total No. Manhattan, Jan. 1 to date</b> ..... 1911. 641 1910. 529			
<b>Total Amt., Manhattan, Jan. 1 to date</b> ..... \$25,093,968 \$21,776,731			
<b>Total No., The Bronx, Jan. 1 to date</b> ..... 143 159			
<b>Total Amt., The Bronx, Jan. 1 to date</b> ..... \$2,139,529 \$2,346,981			
<b>Total No. Manhattan and The Bronx, Jan. 1 to date</b> ..... 784 688			
<b>Total Amt. Manhattan and The Bronx, Jan. 1 to date</b> ..... \$27,233,497 \$24,123,712			

### PROJECTED BUILDINGS.

1911 Mar. 18 to 24, inc.		1910 Mar. 19 to 25, inc.	
Total No. New Buildings:			
Manhattan	25	25	
The Bronx	49	50	
Grand total	74	75	
Total Amt. New Buildings:			
Manhattan	\$1,664,300	\$4,167,200	
The Bronx	456,300	843,400	
Grand total	\$2,120,600	\$5,010,600	
Total Amt. Alterations:			
Manhattan	\$160,165	\$187,080	
The Bronx	9,200	27,100	
Grand total	\$169,365	\$214,180	
Total No. of New Buildings:			
Manhattan, Jan. 1 to date	160	194	
The Bronx, Jan. 1 to date	201	403	
<b>Mhhtn-Bronx, Jan. 1 to date</b>	<b>361</b>	<b>597</b>	
Total Amt. New Buildings:			
Manhattan, Jan. 1 to date	\$20,905,235	\$25,779,570	
The Bronx, Jan. 1 to date	2,880,100	8,437,705	
<b>Mhhtn-Bronx, Jan. 1 to date</b>	<b>\$23,785,335</b>	<b>\$34,217,275</b>	
Total Amt. Alterations:			
<b>Mhhtn-Bronx, Jan. 1 to date</b>	<b>\$1,900,127</b>	<b>\$2,511,811</b>	

### BROOKLYN.

#### CONVEYANCES.

1911. Mar. 16 to 22, inc.		1910. Mar. 17 to 23, inc.	
Total Number	507	Total Number	542
No. with consideration	20	No. with consideration	38
Amount involved	\$171,450	Amount involved	\$704,606
Number nominal	487	Number nominal	509
<b>Total number of Conveyances, Jan. 1 to date</b>	<b>5,617</b>	<b>Total number of Conveyances, Jan. 1 to date</b>	<b>5,856</b>
<b>Total amount of Conveyances, Jan. 1 to date</b>	<b>\$2,574,031</b>	<b>Total amount of Conveyances, Jan. 1 to date</b>	<b>\$3,186,196</b>

#### MORTGAGES.

Total number	398	524
Amount involved	\$1,322,263	\$2,369,358
No. at 6%	185	313
Amount involved	\$437,344	\$919,476
No. at 5½%	105	76
Amount involved	\$397,379	\$313,450
No. at 5%	87	112
Amount involved	\$420,640	\$1,010,786
No. at 4¾%	.....	.....
Amount involved	.....	.....
No. at 4½%	.....	.....
Amount involved	.....	.....
No. at 4%	.....	8
Amount involved	.....	\$2,550
No. at 3%	.....	.....
Amount involved	.....	.....
No. at 2%	.....	.....
Amount involved	.....	.....
No. with interest not given	21	20
Amount involved	\$66,900	\$123,096
<b>Total number of Mortgages, Jan. 1 to date</b>	<b>4,652</b>	<b>5,562</b>
<b>Total amount of Mortgages, Jan. 1 to date</b>	<b>\$16,268,452</b>	<b>\$22,396,995</b>

### PROJECTED BUILDINGS.

No. of New Buildings	65	285
Estimated cost	\$313,800	\$2,026,965
Total Amount of Alterations	\$70,925	\$373,141
<b>Total No. of New Buildings, Jan. 1 to date</b>	<b>676</b>	<b>1,354</b>
<b>Total Amt. of New Buildings, Jan. 1 to date</b>	<b>\$4,290,638</b>	<b>\$8,493,560</b>
<b>Total Amount of Alterations, Jan. 1 to date</b>	<b>\$629,682</b>	<b>\$1,395,789</b>

### QUEENS.

#### PROJECTED BUILDINGS.

1911 Mar. 17 to 23, inc.		1910 Mar. 18 to 24, inc.	
No. of New Buildings	131	No. of New Buildings	69
Estimated cost	\$444,848	Estimated cost	\$300,355
Total Amount of Alterations	\$50,125	Total Amount of Alterations	\$20,718
<b>Total No. of New Buildings, Jan. 1 to date</b>	<b>1,066</b>	<b>Total No. of New Buildings, Jan. 1 to date</b>	<b>813</b>
<b>Total Amt. of New Buildings, Jan. 1 to date</b>	<b>\$4,699,659</b>	<b>Total Amt. of New Buildings, Jan. 1 to date</b>	<b>\$3,008,772</b>
<b>Total Amount of Alterations, Jan. 1 to date</b>	<b>\$208,895</b>	<b>Total Amount of Alterations, Jan. 1 to date</b>	<b>\$161,522</b>

## THE WEEK'S STATISTICS.

The total number of sales reported in this issue is 77, of which 27 were below 59th st, 27 above, and 23 in the Bronx. The sales reported for the corresponding week last year were 84, of which 31 were below 59th st, 33 above, and 20 in the Bronx.

The total number of mortgages recorded for Manhattan this week was 145, as against 160 last week, and in the Bronx 88, as against 47 last week. The total amount was \$4,854,051, as against \$5,486,764 last week.

The amount involved in the auction sales this week was \$420,886, and since January 1, \$8,561,625. Last year the total for the week was \$334,031, and from January \$15,878,763.



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 JOHN D. CRIMMINS, Vice-Presidents CLINTON R. JAMES, Gen'l Mgr. and Counsel

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

SLAWSON & HOBBS

Real Estate 162 WEST 72D STREET

VOLUNTARY AUCTION SALES.

JOSEPH P. DAY.

March 28.

Grand st, Nos 21 & 23 s s, 50 e Sullivan st, runs Sullivan st, No 17 e 39.6 x s 70 x w 27.4 x n 3 x w 62 to Sullivan st, x n 27 x e 50 x n 40 to beg, three 3-sty & b bk bldgs with str.

BRYAN L. KENNELLY.

March 29.

47th st, No 16, s s, 250 w 5th av, 20x100.5, 4-sty stn dwg. 44th st, No 148, s s, 236.7 e Bway, 16.8x100.4, 4-sty stn dwg.

ADVERTISED LEGAL SALES.

March 25.

No Legal Sales advertised for this day.

March 27.

80th st, Nos 512 to 516, s s, 223 e Av A, 75x 102.2, two 6-sty bk tnts & str.

March 28.

110th st, No 16, s s, 125 w Madison av, 25x 100.11, 5-sty bk tnt & str.

March 30.

110th st, No 18, s s, 100 w Madison av, 25x 100.11, 5-sty bk tnt. Same agt same; same att'y; same ref.

March 31.

110th st, No 14, s s, 150 w Madison av, 26x 100.11, 5-sty bk tnt.

March 31.

Amsterdam av s w cor 189th st, 99.11x100, vacant. Cornelia E Scott agt Jno B Berry Co et al; Norman W Kerrgood, att'y.

AUCTION SALES OF THE WEEK.

The following is the complete list of property sold, withdrawn or adjourned during the week ending March 24, 1911, at the New York Real Estate Salesroom, 14 and 16 Vesey St.

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

JOSEPH P. DAY.

\*62d st, Nos 40 to 46, s s, 167 e Madison av, 66.4x100.5, 8-sty bk tnt. (Amt due, \$145,548.28; taxes, &c, \$2,179.79.) Realty Operating Co. 148,000

98th st, No 146, s s, 132.6 e Lexington av, 37.6x100.11, 6-sty bk tnt & str. (Amt due, \$5,318.19; taxes, &c, \$137.) Adj sine die. 179th st, Nos 748 & 750, s s, 100 w Prospect av, 72x95, foundations for two 4-sty bk tnts. (Amt due, \$2,980.75; taxes, &c, \$270.) Margaret K Folger 9,228

BRYAN L. KENNELLY.

\*132d st, No 6, s s, 110 w 5th av, 25x99.11, 5-sty bk tnt. (Amt due, \$4,932.61; taxes, &c, \$492.21; sub to a first mt of \$20,000.) Louis Reichardt 21,250

SAMUEL GOLDSTICKER.

Cherry st, Nos 277 to 281 s w cor Jefferson st, 75x94x75x94.9, 6-sty bk Jefferson st, Nos 76 & 78 lft & str bldg & 1 and 3-sty bk shop. (Amt due, \$10,694.99; taxes, &c, \$4,621.97; sub to a mt of \$10,000.) Adj to April 4

D. PHOENIX INGRAHAM.

\*Houston st, No 292 East, n s, 25 w Av B, 20x75, 4-sty bk tnt & str with 1-sty ext. (Amt due, \$7,460.28; taxes, &c, \$383.98; sub to prior mt of \$18,000.) Herman Grad 19,350



SAMUEL MARX.  
 115th st, No 137, n s, 400 w Lenox av, 25x100.11, vacant. (Partition.)  
 United States Trust Co. .... 10,750  
 Poplar st, n s, 411 e Hone av, 50x131.5x50.8x122.3, Westchester. (Amt  
 due, \$1,480.38; taxes, &c, \$128.04.) Robt E Walker. .... 2,805  
 HERBERT A. SHERMAN.  
 \*219th st, s s, 255 w 4th st, 50x114, Williamsbridge. (Amt due, \$405.33;  
 taxes, &c, \$24.61; sub to two prior mts aggregating \$1,300.) Kate  
 A Brennan ..... 1,532

DANIEL GREENWALD.  
 St Nicholas av, e s, 183.9 s 145th st, 125x100, vacant. Sheriff's sale of  
 all right, title, &c. Withdrawn .....  
 Total ..... \$420,886  
 Corresponding week, 1910 ..... \$334,031  
 Jan. 1st, 1911, to date ..... \$8,561,625  
 Corresponding period, 1910 ..... \$15,878,763

# 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 1910.  
 9th.—T. S. preceding the consideration in a conveyance means that the deed or conveyance has been recorded under the Torrens System.

## CONVEYANCES

### BOROUGH OF MANHATTAN.

March 17, 18, 20, 21, 22 and 23.

Allen st, No 104, e s, abt 30 s Delancey st, new line & 129.5 s Delancey st, old line, 24.8x87.6, 5-sty bk tnt & str. Tarsus Realty Co to Morris Lipschitz, 10 E 103d st. All liens. Mar 21. Mar 22, 1911. 2:414—38. A \$26,000—\$38,500. 100  
 Allen st, No 121, w s, abt 98 n Delancey st, 25x87.6, 5-sty bk tnt & str. Tarsus Realty Co to Nellie Lipschitz, 10 E 103d st. All liens. Mar 21. Mar 22, 1911. 2:415—36. A \$19,000—\$26,000. 100  
 Christopher st, No 135 n s, abt 100 e Greenwich st, 26x90, vacant. Jno J Duffy to Geo F Bingham, 46 Norwood av, Summit, N J. Mt \$10,987.50. Mar 17, 1911. 2:630—51. A \$16,000—\$16,000. O C & 100  
 Cherry st, No 281 | s w cor Jefferson st, 25x121.3 to n s  
 Jefferson st, Nos 76 to 80 | Water st, x25x121.  
 Water st, No 534  
 Cherry st, Nos 277 & 279 | s s 25 w Jefferson st, 50x— to n s  
 Water st, Nos 530 & 532 | Water st, 1, 5 & 1, 6-sty bk loft & str bldgs & 1 & 3-sty bk marble works, except.  
 Water st, Nos 530 to 534 | n w cor Jefferson st, 75x27, 5-sty bk loft & str bldg.  
 Jefferson st, No 80  
 Jno M Dempsey to Andrew Feeney, 175 E 64th st, Herbert Coope, Ridge rd, Douglas Manor, Douglaston, L I, Abraham E Bockmann, 133 86th st, Bklyn & Fredk Brunner, 2543 Bryant av, Bronx as joint tenants. 1/2 part. Mts \$20,000. Mar 15. Mar 17, 1911. 1:247—35 & 36. A \$26,000—\$50,000. O C & 100  
 Carmine st, Nos 60 to 64 1/2 | s w cor Bedford st, 75x60, 6-sty bk tnt on map Nos 60 to 64 | & str. Therese Schneider to Trial Realty Co, 130 Fulton st. All liens. Bedford st, No 37a | Mar 8. Mar 18, 1911. 2:528—76. A \$45,000—\$90,000. O C & 100  
 Clinton st, Nos 1 to 7 | s w cor Houston st, 100x25, 5-sty bk tnt & Houston st, No 293 | str. Danl J K Zimmermann to Katharina Magenheimer, widow at Tacoma, Wash. All title. Q C. Mar 6. Mar 20, 1911. 2:350—20. A \$36,000—\$60,000. nom  
 Same prop. Katharina Magenheimer to Danl J K Zimmermann at Tacoma, Wash. All title. Q C. Mar 7. Mar 20, 1911. 2:350. nom  
 Division st, Nos 258 & 260 | n e cor Ridge st, runs n 68.6 x e 11.4  
 Ridge st, Nos 2 & 4 | x again e 0.9 x n 2.5 x e 20 x s 53.4  
 to n s Division st, x w 44.10 to beg, 6-sty bk tnt & str. FORECLOS, Feb 8, 1911. Henry Smith ref to Unita Holding Co, 320 Bway. Mt \$50,000. Mar 20. Mar 21, 1911. 1:315—41. A \$35,000—\$65,000. 12,000  
 Dey st, No 69, s s, abt 25 e Washington st, 19x49.9x18.8x49.4, w s, 4-sty bk loft & str bldg. Sherwood B Ferris to Anna F wife Chas I Marvin at Bronxville, N Y. Mar 21. Mar 23, 1911. 1:59—26. A \$14,000—\$16,000. nom  
 East Broadway, No 126 n s, 85.1 e Pike st, 25.2x63.1x25.4x63.3, 5-sty bk tnt & str. Benj M Gruenstein to Selma Holzman, 1674 Park av. Mts \$29,000 & all liens. Mar 16. Mar 17, 1911. 1:—283—54. A \$20,000—\$28,000. O C & 100  
 East Broadway, No 102, n s, abt 160 w Pike st, 25x65, 4-sty bk tnt & str. Hyman Moskowitz to Moskowitz Co, 1950 2d av. 1/2 part. All title. Mar 15. Mar 22, 1911. 1:282—58. A \$19,500—\$26,000. nom  
 Eldridge st, No 10.  
 Madison st, No 278.  
 Pleasant av, s e cor 117th st, —x—.  
 Anthony av, No 2042.  
 Also Stocks, etc.  
 Power of attorney. Emma Peters to Louis Steckler, 261 Bway. June 7, 1910. Mar 22, 1911.  
 Grand st, No 33 | s w cor Thompson st, 24x79, vacant. Pierre Thompson st, No 17 | L Ronalds et al to Max J Kramer, 323 E 50th st. B & S. Jan 30. Mar 20, 1911. 1:227—55. A \$14,500—\$14,500. O C & 100  
 Same prop. Release dower. Thora S Ronalds to same. All title. Q C. Jan 30. Mar 20, 1911. 1:227. nom  
 Same prop. Max J Kramer to Kramer Contracting Co, 35 Nassau st. B & S. Mar 20, 1911. 1:227. O C & 100  
 Grand st, No 423 | s w cor Attorney st, 20x100, 6-sty bk Attorney st, Nos 17 & 19 | tnt & str. Louis Kovner & ano EXRS, &c, Saml Levin to Davis Harris, 231 Rodney st, Bklyn. All liens. Mar 20. Mar 21, 1911. 1:314—22. A \$35,000—\$60,000. 65,000

Goerck st, No 31, w s, 125 n Broome st, 25x100, 5-sty bk tnt & str. Minnie Brekstone to Huldah Davidson, 1829 Benson av, Bklyn. All title. B & S. All liens. Mar 17. Mar 21, 1911. 2:327—59. A \$12,000—\$27,000. 125  
 Same prop. Huldah Davidson to Lillie R Greenberg, 32 W 114th st. All title. B & S. All liens. Mar 17. Mar 21, 1911. 2:—327. 125  
 Grand st, No 60, n s, 125 w Wooster st, 25x100, 7-sty bk loft & str bldg. Emile Utard to View Realty Co, 130 Fulton st. Mts \$51,250. Feb 24. Mar 23, 1911. 2:475—33. A \$25,000—\$50,000. O C & 100  
 Houston st, Nos 394 & 396 | n s, 301.8 e Av C, 40x65.8 to s s 2d st, 2d st, Nos 285 & 287 | x40.4x70.9, 3-sty bk school. Wm Fischman to Downtown Talmud Torah School, 77 Sheriff st. Mt \$22,000. Nov 15, 1910. Nov 23, 1911. 2:371—15. A \$28,000—\$. O C & 100  
 Howard st, No 5, s s, abt 35 e Lafayette st or 50.10 e Elm st, old line, 25.6x100x25.9x100, 4-sty stn loft & str bldg. Thos D Day, Jr, to Selkirk Realty Co, 49 Wall st. Mt \$29,000. Jan 27. Mar 18, 1911. 1:208—12. A \$21,000—\$29,000. 100  
 Irving pl, Nos 67 & 69, w s, 23 n 18th st, 46x85.6, 12-sty bk loft & str bldg. Robt Burns Realty Co to Chas Hirschhorn, at Greenwich, Conn. Mt \$20,000. Mar 18. Mar 22, 1911. 3:874—17 & 18. A \$51,000—\$. O C & 100  
 Madison st, No 345, n s, 96 e Scammel st, 24x96, 5-sty bk tnt & str. Kath Mahler to Gustave Mahler, 702 Col av. Mt \$11,000. Mar 16. Mar 17, 1911. 1:267—24. A \$14,000—\$22,000. nom  
 Monroe st, No 23, n s, 326.8 e Catherine st, 25x100, 5-sty bk tnt & str. Abraham Speagle & ano to Lena Saffer, 136 W 111th st & Saml Speagle, 552 7th av. Mt \$24,000. Mar 16. Mar 17, 1911. 1:276—11. A \$18,000—\$33,000. O C & 100  
 Monroe st, No 144, s s, 23.6 w Jefferson st, 23.6x100, 6-sty bk tnt & str. Hyman Rosen to Rosen Realty Co, 150 Nassau st. Mt \$31,500. Mar 14. Mar 21, 1911. 1:256—17. A \$16,000—\$33,000. O C & 100  
 Morton st, Nos 34 & 36, s s, 75 w Bedford st, 50x91, two 5-sty bk tnts. Cath M Burnham to Jos L Bittenwieser, 233 Lenox av. Mt \$35,000. Mar 21. Mar 22, 1911. 2:583—26 & 27. A \$27,000—\$54,000. nom  
 Monroe st, No 4 & 6, s s, 80.2 e Catherine st, runs s 51.9 x e 20.4 x s 10.3 x e 25.2 x n 4 x e 1 x n 55.5 to st, x w 45.11 to beg, 6-sty bk tnt & str. Isabella Jaffe & ano to Ellis Getzler, 744 Dawson st. Correction deed. Mar 17. Mar 23, 1911. 1:—253—105. A \$25,000—\$45,000. O C & 100  
 Same property. Ellis Getzler to Gustavo Galiani, 247 Mulberry st. Mar 17. Mar 23, 1911. 1:253. O C & 100  
 Same property. Gustavo Galiani to Candeloro Gatto, 4 & 6 Monroe st. Mt \$48,100. Mar 22. Mar 23, 1911. 1:253. 100  
 Park Terrace East, w s, 50.1 s 215th st, 50.1x108.11x50x114.4, vacant. Chelsea Realty Co to Wm H Hurst, 238 Central Park West. Mar 20. Mar 21, 1911. 8:2243—341. A \$4,000—\$4,000. O C & 100  
 Pine st, No 83, s w s, 47.4 w Water st, 20.4x40.2x20.2x40.2, 5-sty bk loft & str bldg. Louis L Holmes to Geo W Cisney, 27 Ocean av, Bklyn. Mts \$19,000. Mar 20. Mar 22, 1911. 1:39—11. A \$12,600—\$17,000. nom  
 Sheriff st, No 62, owned by party 1st part.  
 Columbia st, No 65, owned by party 2d part.  
 Agreement & permission to build fire escape, &c. Jacob Kloorfain with Ignatz Schneider, 65 Columbia st. Mar 10. Mar 17, 1911. 2:333. 300  
 Same property. Agreement & privilege to reconstruct stairway on rear wall of 65 Columbia st, &c. Same with same. Mar 16. Mar 17, 1911. 2:333. 225  
 Stanton st, No 200 | n w cor Ridge st, 25x80, 6-sty bk tnt & Ridge st, Nos 139 to 143 | str. Geo Laubentracht to Wm Menzel, 364 Washington st. All liens. Mar 13. Mar 18, 1911. 2:345—29. A \$35,000—\$60,000. O C & 100  
 Sullivan st, part No 17, e s, 67 s Grand st, runs e 62 x s 3 x e 8 to e s of alley, x n 10 to n s of alley x w 70 to st, x s 7 to beg, part 3-sty fr bk tnt & str & 1-sty fr bldg in rear. Henry G Trevor et al to Helen M Bartlett & Effie E Thompson, both at Greenport, N Y. Q C. All liens. Mar 13. Mar 20, 1911. 1:227—45. A \$3,000—\$3,500. nom  
 South st, Nos 226 & 227, n s, 126 e Market slip, 40x80, 2, 4-sty bk storage bldgs. Paul Hellinger to Harry Morrill, 33 Henry st. B & S. Mts \$25,000. Mar 21, 1911. 1:249—7 & 8. A \$14,000—\$24,000. nom  
 St Nicholas pl, Nos 2 & 4, e s, 124.11 s 150th st, 74.11x100, 6-sty bk tnt. Jno Lange et al HEIRS, EXRS, &c Hermann Lange to Alice Bunke, 2 St Nicholas pl. 1/2 R T & I. B & S. All liens. Mar 22. Mar 23, 1911. 7:2053—111. A \$30,000—\$100,000. O C & 100



Water st, No 430, n s, 51 w Market slip, 20x60, vacant. Everett J Esselstyn to Margt A Lippincott, 109 W 45th st. 1/2 part. C a G. Mar 21, 1911. 1:250-60. A \$4,000-\$4,000. O C & 1,000

Water st, No 430, n s, 51 w Market slip, 20x60, vacant. Edwin F Atkins TRUSTEE Edwin H Atkins & ano to Margt A Lippincott. 1/4 part. Aug 8, 1903. Mar 21, 1911. 1:250-60. A \$4,000-\$4,000. nom

William st, No 197, n w s, abt 75 s Frankfort st, 28.8x62x27.1x61.6, n e s, 5-sty bk loft & str bldg. Josephine A Habirshaw et al HEIRS, &c Fredk Habirshaw to Morris Weinstein, 22 Mt Morris Park W. Feb 16, Mar 23, 1911. 1:102-11. A \$24,800-\$30,500. O C & 100

William st, No 197, w s, 103.5 s Frankfort st, runs w 55.4 x n 27.1 x e 29.9 x n 0.10 x e 24.8 to st, x s 28.5 to beg, 5-sty bk loft & str bldg. Morris Weinstein to Max Eisner, 1 W 70th st. 1/2 R T & I. Mt \$27,000 on whole. Mar 20, Mar 23, 1911. 1:102-11. A \$24,800-\$30,500. O C & 100

2d st E, No 124, n s, 316.11 e 1st av, 24.8x121.11, 6-sty bk tnt & str. Hyman Rosen to Rosen Realty Co, 150 Nassau st. Mt \$40,700. Mar 1; re-recorded from Mar 11, 1911. Mar 21, 1911. 2:430-44. A \$21,000-\$46,000. O C & 100

6th st E, No 530, s s, 424.7 e Av A, 25.1x97, 5-sty bk tnt & str. Lena Sadowsky & ano to Emma Brandt, 189 2d av. Mt \$28,200 & all liens. Jan 31, Mar 23, 1911. 2:401-25. A \$17,000-\$26,000. nom

12th st E, No 433, n s, 172.9 w Av A, 24.3x103.3, 4-sty bk stable. Fannie Freedman to Louis Sherman, 317 E 13th st. 3-5 parts. All liens. Mar 15, Mar 17, 1911. 2:440. nom

Same property. Fannie Freedman to Benj Sherman, 317 E 13th st. 2-5 parts. All liens. Mar 15, Mar 17, 1911. 2:440-43. A \$17,000-\$28,000. nom

13th st E, No 514, s s, 196 e Av A, 25x103.3, 5-sty bk tnt & str, with 4-sty bk tnt in rear. Isaac Berlin to Cath J & Anna Amend, 38 W 74th st. Mt \$13,500. Mar 16, Mar 21, 1911. 2:406-13. A \$17,500-\$24,000. O C & 100

13th st W, No 115 (old No 89), n e s, 185 n w 6th av, 20x100, 3-sty & b bk dwg. Hilah A Davis et al to Millie Segal, 240 E 13th st. Mar 3, Mar 23, 1911. 2:609-53. A \$13,500-\$15,500. nom

Same property. Millie Segal to Jos L Bittenwieser, 233 Lenox av. Mar 23, 1911. 2:609. O C & 100

17th st E, No 530, s s, 380.5 e Av A, 23.5x92, 5-sty bk tnt. Conrad Althoff to Eliza Fritz at Hoboken, N J. Mt \$7,500. Mar 17, 1911. 3:974-44. A \$7,000-\$12,000. nom

21st st E, Nos 51 & 53, n s, 75 w 4th av, 48x98.9, 2, 4-sty & b stn dwgs with 1-sty bk ext. Jno L Lawrence et al to Realty Holding Co, 907 Bway. B & S. Mts \$130,000. Mar 20, Mar 21, 1911. 3:850-34 & 35. A \$99,500-\$111,500. nom

22d st W, No 125, n s, 269.6 w 6th av, 21x98.9, 4-sty bk tnt & str. Chas Reichenbach to Sarah Siegel, 125 W 22d st. Mt \$16,000. Mar 15, Mar 17, 1911. 3:798-29. A \$23,500-\$27,500. nom

23d W, No 165, n s, 100 e 7th av, 22.6x112.6, 5-sty bk tnt & str with 1-sty bk ext. Henry Harburger to Margt E Weill, 69 W 131st st. 1-3 part. Mar 17, Mt \$63,000. Mar 20, 1911. 3:799-8. A \$50,000-\$65,000. O C & 100

26th st W, Nos 358 & 360, s s, 110 e 9th av, 40x98.9, 2 & 3-sty bk bldg & str & 4-sty bk tnt & str with 3-sty bk tnt in rear. Alex H Hamilton, 346 W 27th st to Leasehold Impt Co, 191 9th av. Mts \$17,000. Mar 15, Mar 20, 1911. 3:749-74 & 75. A \$17,000-\$23,000. O C & 100

36th st E, part Nos 220 & 222, s s, 316.5 e 3d av, 18.7x98.9x33.5 x98.9, part 5-sty bk tnt. Jane L Williamson child Jas Humes to Sarah Lipson, 41 W 117th st. Q C. Mar 6, Mar 18, 1911. 3:916-part lot 50. A \$-\$. nom

36th st W, Nos 355 & 357, n s, 158.4 e 9th av, 33.4x98.9, two 3-sty bk dwgs. Isaac A Van Bomel to Thos A Hill, 440 W 162d st. Mt \$23,000. Mar 16, Mar 18, 1911. 3:760-10 & 11. A \$14,000-\$17,000. O C & 100

37th st E, No 18, s s, 95 w Mad av, runs s 98.9 x w 23 x n 33.9 x w 0.6 x n 60 x e 0.6 x n 5 to st, x e 23 to beg, 4-sty & b stn dwg. Ontario Realty Co to Emery L Ferris, 393 West End av. Mts \$90,000. Mar 18, Mar 21, 1911. 3:866-65. A \$72,000-\$85,000. nom

38th st E, No 315, n s, 225 e 2d av, 25x98.9, 6-sty bk tnt & str. Seaboard Land & Mort Co to Jos W Rowe, 412 High st, West Hoboken, N J. Mar 16, Mar 17, 1911. 3:944-10. A \$10,500-\$30,000. nom

38th st E, Nos 13 & 15, n s, 100 w Mad av, 47.6x98.9, 2, 4-sty & b stn dwgs. Holland Holding Co to Geo F Baker Jr, 258 Mad av. Mt \$157,500. Mar 20, 1911. 3:868-14 & 15. A \$150,000-\$200,000. O C & 100

38th st E, No 315 n s, 225 e 2d av, 25x98.9, 6-sty bk tnt & str. Jos W Rowe to Seaboard Land & Mort Co, 220 Bway. Mt \$23,000. Mar 17, Mar 20, 1911. 3:944-10. A \$10,500-\$30,000. nom

41st st W, Nos 220 to 224, s s, 236 w 7th av, 64x98.9, owned by party 1st part.

41st st W, No 226, s s, owned by party 2d part. Agreement as to party wall, also as to loans, etc.

Ludin Realty Co, 259 W 34th st party 1st part & Eliz Herb, 47 W 89th st owner of mt on 2d parcel, with TITLE GUARANTEE & TRUST CO, 176 Bway. Mar 8, Mar 21, 1911. 4:1012. nom

42d st E, No 317, n s, 200 e 2d av, 16.8x100.5, 3-sty & b bk dwg. Cath E Sheilds to N Y Soc for the Relief of the Ruptured & Crippled at n w cor Lex av & 42d st. Q C & confirmation deed. Mar 16, Mar 21, 1911. 5:1335-9. A \$6,600-\$8,000. nom

43d st W, No 68, s s, 75.6 e 6th av, runs s 20.5 x w 0.6 x s 80 x e 29 x n 100.5 to st x w 28.6 to beg, conveys the house, 5-sty bk tnt & str on leasehold premises. Rosa & Henry Korn EXRS, &c, Herman Korn to Louisa M Gerry, at "Seaverge," Bellevue av, Newport, R I. Mar 17, 1911. 5:1258-69. A \$60,000-\$70,000. 15,000

43d st W, No 240, s s, 383.4 w 7th av, 16.8x100.4, 4-sty bk dwg. Edwin F Walton to Mary J French at Royalton, Vt. Mts \$30,000. Mar 22, Mar 23, 1911. 4:1014-48. A \$25,000-\$29,500. nom

43d st W, No 240, s s, 383.4 w 7th av, 16.8x100.4, 4-sty bk dwg. Mary J French to Edwin F Walton, 557 W 148th st. B & S. All liens. Feb 2, Mar 23, 1911. 4:1014-48. A \$25,000-\$29,500. nom

44th st W, No 522, s s, 325 w 10th av, 25x100.5, 5-sty bk tnt & str. Oscar Cook to Wm Bensen, 429 Lenox av. Mt \$24,500. Mar 18, 1911. 4:1072-46. A \$9,000-\$20,000. 100

47th st W, Nos 120 & 122, s s, 512.6 e 7th av, 37.6x100.5, 6-sty bk tnt. Mary wife Donald Mitchell to Richard J Donovan, 234 9th av. B & S. Mort \$85,000. Mar 14, Mar 22, 1911. 4:999-43. A \$65,000-\$95,000. O C & 100

47th st E, No 333, n s, 175 w 1st av, 25x100.5, 5-sty bk tnt & str. Mary A Pittaro to Leonardo Giallallo, 333 E 47th st. All title. Mts \$18,400 & all liens. Mar 20, Mar 21, 1911. 5:1340-19. A \$9,000-\$20,000. O C & 100

50th st W, No 554, s s, 100 e 11th av, 28.2x93.6, 6-sty bk tnt & str. Albt Gibson to C L Nassauer Estates, 15 Broad st. B & S & C a G. Mar 17, Mar 21, 1911. 4:1078-60. A \$10,000-\$24,000. nom

51st st E, No 325, n s, 256.3 e 2d av, 18.9x100.5, 3-sty & b stn dwg. Jonas G Goldsmith to Saml G Goldsmith & Sarah Rosenthal, both at 325 E 51st st. 1/2 part. All title. Mort \$8,000. Mar 21, Mar 22, 1911. 5:1344-11. A \$7,500-\$10,000. nom

54th st W, Nos 605 to 617 n s, 100 w 11th av, 150x200.10 to s & 55th st W, Nos 606 to 618 55th st, 4-sty bk factory & several 1 & 2-sty bk & fr bldgs.

55th st W, Nos 628 to 632, s s, 350 w 11th av, 75x100.5, three 2-sty fr stables.

Richard H Handley to Society of the N Y Hospital, 8 W 16th st. Sub to leases & all liens. Mar 20, Mar 22, 1911. 4:1102-23, 37 to 42 & 47 to 49. A \$130,500-\$157,500. O C & 100

55th st W, No 538, s s, 250 e 11th av, 25x100.11, 5-sty bk tnt. Elijah Twaddell to Helen Schmidt, 768 E 22d st, Bklyn. Mt \$17,000. Mar 17, 1911. 4:1083-54. A \$9,000-\$16,000. nom

55th st E, No 69, n s, 130.1 w Park av, 16x100.5, 4-sty & b stn dwg. E Victor Loew et al to Jessie P Hammer, 30 W 47th st. B & S. Mt \$5,000 & all liens. Mar 21, Mar 23, 1911. 5:1291-31. A \$27,000-\$32,000. 100

57th st W, No 25, n s, 450 w 5th av, 25x100.5, 3 & 4-sty & b bk dwg. E Victor Loew et al to Geo H Howard, 6 Gramercy Park, B & S. Mar 21, Mar 22, 1911. 5:1273-19. A \$102,000-\$135,000. 100

59th st W, Nos 312 & 314, s s, 475 e 9th av, 50x100.5, 2, 5-sty stn tnts & str. N Y Lodge No 1 of B & P O of Elks to Axel A Olsen, 1015 Southern Boulevard. Mt \$60,000. Mar 17, 1911. 4:1049-44 & 45. A \$70,000-\$86,000. 95,000

59th st W, Nos 312 & 314, s s, 475 e 9th av, 50x100.5, 2, 5-sty stn tnts & str. Axel A Olsen to Fredk N Van Zandt, 14 Brevoort pl, Bklyn. Mts \$80,000. Mar 17, Mar 21, 1911. 4:1049-44 & 45. A \$70,000-\$86,000. 1,000

62d st E, Nos 40 to 46, s s, 167 e Mad av, 66.4x100.5, 8-sty bk tnt. FORECLOS, Mar 20, 1911. Jno E Sheehy to Realty Operating Co, 15 Wall st. Mar 20, Mar 21, 1911. 5:1376-43 to 45. A \$163,000-\$124,000. 148,000

64th st E, No 232, s s, 155 w 2d av, 25x100.5, 6-sty bk tnt, valued at \$35,000. Mt \$23,000. 5:1418-31. A \$12,000-\$32,500. CONTRACT to exchange for

64th st W, Nos 141 & 143, n s, 375 w Col av, 30x100.5, two 4-sty & b stn dwgs. Eugenia Wolf to Wm S Patten, 235 W 75th st. Mts \$30,000 & all liens. Mar 22, 1911. 4:1136-16 1/2 & 17. A \$17,000-\$32,000. O C & 100

66th st E, Nos 431 & 433, n s, 100 w Av A, 80x100.5.

66th st E, Nos 425 to 429, n s, 180 w Av A, 120x100.5.

five 6-sty bk tnts with str in Nos 425 & 427.

Saml Raisler to Emergency Realty Co, 32 Liberty st. All liens. Feb 24, Mar 22, 1911. 5:1461-13 to 20. A \$70,000-\$234,000. O C & 100

69th st W, Nos 225-229. Release assignment of rents, recorded Dec 29, 1910. Lillian E Graf to Saml Jones, 80 St Nicholas av. Feb 27, Mar 17, 1911. 4:1161. nom

71st st E, No 441, n s, 75 w Av A, 25x54.4, 2 & 3-sty bk tnt & str. FORECLOS, Mar 2, 1911. Francis W Pollock ref to Consumers Brewing Co of N Y (Lim), 55th st & Av A. Mar 16, Mar 17, 1911. 5:1466-20 1/2. A \$5,500-\$8,000. 10,000

72d st E, No 340, s s, 350 e 2d av, 16.7x102.2, 3-sty & b stn dwg. Louis Karmiohl to Jacob Karmiohl, 340 E 72d st. 1/2 part. Mt \$7,000. Mar 17, Mar 18, 1911. 5:1446-38. A \$6,500-\$10,000. nom

75th st W, No 310, s s, 217 w West End av, 40x134.1x40x135.6, 5-sty bk dwg. Harriett H Phillips to Mary F & Emily Hoyt. All title. Q C. May 25, 1910. Mar 22, 1911. 4:1184-93. A \$45,000-\$75,000. nom

75th st E, No 36, s s, 225 w Park av, 25x102.2, 4-sty stn dwg. Jonas Weil to Gherardi Davis, 34 E 39th st. Mt \$30,000. Mar 20, 1911. 5:1389-46. A \$50,000-\$70,000. O C & 100

78th st E, Nos 265 to 269, n s, 42.2 w 2d av, 41.6x82.2, 6-sty bk tnt & str. Doris Kowles et al to Ida Ashner, 1058 Coney Island av, Bklyn. All liens. Mar 14, Mar 21, 1911. 5:1433-22. A \$18,000-\$47,000. nom

78th st E, Nos 122 & 124, s s, 242 e Park av, 36x102.2, 2, 3-sty stn dwgs. Bernard C Gerken & ano TRUSTEES Ernst C Korner to Ethel M Goodridge, 123 E 73d st. Mar 20, Mar 21, 1911. 5:1412-62 & 62 1/2. A \$32,000-\$38,000. 57,000

80th st E, No 44, s s, 49 e Mad av, 33x66.2, 4-sty bk dwg. Conrad Schlosser & Louis P Bach, EXRS Jacques Bach to Sophie M, Bertha B, Lucy & Louis P Bach. Jan 2, 1896. Mar 20, 1911. 5:1491-50. A \$38,000-\$60,000. nom

80th st E, No 44, s s, 49 e Mad av, 33x66.2, 4-sty bk dwg. Mary T wife of Conrad Schlosser to Sophie M, Bertha B, Lucy & Louis P Bach. B & S. Jan 2, 1896. Mar 20, 1911. 5:1491-50. A \$38,000-\$60,000. nom

Same prop. Bertha B Bach to Louis P, Sophie M & Lucy Bach. 1/4 part. All title. Mar 1, 1905. Mar 20, 1911. 5:1491. O C & 100

80th st E, No 52, s s, 142 e Mad av, 20x102.2, 3 & 4-sty stn dwg. Bruno Richter et al to Marie H Peiser, 52 East 80th st. C a G. Mt \$20,000. Mar 1, Mar 18, 1911. 5:1491-46 1/2. A \$28,000-\$41,000. O C & 100

81st st E, No 533, n s, 448 e Av A, 25x102.2, 5-sty bk tnt, Lena wife Jon F Buckholtz, to said Jno F Buckholtz, 155 Duane st. 1/2 part. All liens. Mar 15, Mar 17, 1911. 5:1578-19. A \$8,000-\$18,000. nom

83d st W, No 312, s s, 119 w West End av, 18.6x102.2, 3-sty & b stn dwg. John J Mundorff to Anna M Mundorff, 309 W 114th st. All title. Morts \$17,500. Mar 3, Mar 18, 1911. 4:1245-31. A \$12,000-\$17,500. nom

85th st E, Nos 163 to 167, n s, 127.9 w 3d av, 76.8x102.2, 3, 4-sty stn tnts. Gilbert J Kitching et al to Eighty-Sixth Constn Co, 35 Bond st. All title. 4-5 parts. Mar 13, Mar 20, 1911. 5:1514-29 to 31. A \$39,000-\$52,500. O C & 100

Same property. Brooklyn Trust Co EXR, &c, Geo H Kitching to same. 1-5 part. All title. Mar 18, Mar 20, 1911. 5:1514. 14,500

Same prop. Release dower. Helen L Kitching widow to same. All title. Mar 13, Mar 20, 1911. 5:1514. nom

86th st E, No 162, s s, 100 w 3d av, 27.9x102.2, 2 & 3-sty bk bldgs & str.

85th st E, No 169, n s, 112.8 w 3d av, 15.3x102.2, 1 & 2-sty bk tnt & str.

Wm T Lahey et al to Eighty-Sixth St Constn Co, 35 Bond st. B & S. All liens. Mar 15, Mar 21, 1911. 5:1514-32 & 41. A \$28,500-\$36,000. O C & 100



86th st W, No 39, n s, 260 e Col av, 32.6x100.8, 5-sty stn dwg. Helen D Jenkins to Anna Levy at Portland, Ore. Mts \$120,000. Mar 16. Mar 17, 1911. 4:1200-12. A \$40,000-\$90,000. nom

86th st E, No 306, s s, 100 e 2d av, 22x102.2, 5-sty bk tnt. Franz Wagner EXR, &c, Adam Wagner to Eliz Wagner Sr, 1/2 part, & Carl F Wagner, Marie Wagner, Eliz Wagner Jr, all at 172 E 93d st & Kate Paul, 112 Shepard st, Rochester, N Y, each 1-6 part. Mar 17. Mar 22, 1911. 5:1548-48. A \$9,000-\$23,000. 25,350

88th st E, No 451, n s, 87 w Av A, 20x100.8, 3-sty bk tnt & str. Sarah Davis to Stephen H Jackson, 453 E 67th st. Mt \$10,000. Mar 14. Mar 22, 1911. 5:1568-20 1/2. A \$6,500-\$8,000. O C & 100

88th st W, No 154, s s, 342 e Ams av, 18x100.8, 3-sty & b stn dwg. Henrietta J Erneman to Alice Griffin, 154 W 88th st. Mt \$20,000. Mar 23, 1911. 4:1218-50. A \$9,000-\$20,000. O C & 100

89th st E, No 227, n s, 175 w 2d av, 25x100.8, 5-sty bk tnt. Irving Bachrach et al to Annie Klipstein, 2 W 113th st. All liens. Mar 23, 1911. 5:1535-17. A \$10,000-\$22,000. O C & 100

95th st W, No 23, n s, 255.8 w Central Park W, 20x100.8, 3-sty & b stn dwg. Helen R Kahn to Geo W Seligman, 253 W 42d st. Mt \$16,000. Mar 21, 1911. 4:1209-22. A \$11,000-\$22,000. nom

97th st E, No 217, n s, 262.6 e 3d av, 24.6x100.11, 5-sty bk tnt. Benj M Gruenstein to Selma Holzman, 1674 Park av. Mts \$16,850. Mar 16. Mar 17, 1911. 6:1647-11. A \$9,000-\$19,000. nom

97th st E, No 303, n s, 100 e 2d av, 25.1x100.11, 4-sty bk tnt & str. Aaron Simon to Anna Chertkoff, 151 2d av. Mt \$10,666. Mar 20. Mar 21, 1911. 6:1669-5. A \$7,000-\$12,000. nom

99th st W, No 249, n s, 136 w Bway, 14x100.11, 4-sty stn dwg. Janet M Turman to Jas R Howe, Jr, 62 Sterling pl, Bklyn. Mts \$16,500. Mar 17. Mar 18, 1911. 7:1871-8. A \$8,400-\$16,000. nom

100th st E, No 305, n s, 100 e 2d av, 40x100.11, 6-sty bk tnt & str. T H Simonson & Son Co to Edw Banks, 1838 3d av. All liens. Mar 17. Mar 18, 1911. 6:1672-5. A \$12,000-\$44,000. O C & 100

100th st E, No 226, s s, 180 w 2d av, 25x100.7, 5-sty bk tnt. Geo W Averell to Mary Geayer, 1029 73d st, Bklyn. Mt \$18,000. Mar 14. Mar 21, 1911. 6:1649-32. A \$9,000-\$21,000. nom

101st E, Nos 343 & 345, n s, 40 w 1st av, 40x100.11, 6-sty bk tnt & str. Morrisania Constn Co to Norva Realty Co, 99 Nassau st. Mts \$43,750 & all liens. Mar 17. Mar 21, 1911. 6:1673-24. A \$12,000-\$44,000. O C & 100

103d st E, No 63, n s, 195 e Mad av, 25x100.11, 5-sty stn tnt & str. Annie Fishman to Therese Schmeidler, 928 Mad av. All liens. Mar 16. Mar 17, 1911. 6:1609-29. A \$11,000-\$21,000. O C & 100

103d st E, Nos 306 & 308, s s, 137.6 e 2d av, 37.6x100.11, 6-sty bk tnt & str. Isaac Berlin to Wm J Amend, 38 W 74th st. All liens. Mar 16. Mar 23, 1911. 6:1674-46. A \$11,300-\$41,500. O C & 100

105th st E, No 58, s s, 280 w Park av, 25x100.11, 5-sty bk tnt. Oscar Bauer to Andrew Feeney, 175 E 64th st, Herbert Coope, Ridge rd, Douglas Manor, Douglaston, L I, Abraham E Bockmann, 133 86th st, Bklyn & Fredk Brunner, 2543 Bryan av, Bronx, as joint tenants. Mts \$23,000. Mar 4. Mar 17, 1911. 6:1610-50. A \$11,000-\$25,000. O C & 100

105th st E, Nos 72 & 74, s s, 80 w Park av, 50x100.11, 2, 5-sty bk tnts. Rachel Shenfeld to Lillie Aarons, 822 Beck st. Mts \$46,000. Mar 20. Mar 21, 1911. 6:1610-42 & 43. A \$22,000-\$42,000. 100

106th st E, No 225 n s, 275 w 2d av, 25x100.11, 6-sty bk tnt & str. Geo Tomes & ano to Emma B Atterbury at Plainfield, N J. Mt \$21,000. Mar 20, 1911. 6:1656-13. A \$10,000-\$31,000. nom

106th st E, No 344, s s, 129.8 w 1st av, 25.4x100.4, 4-sty bk tnt & str. Maria Colucci & ano to Eugenio Russo, 325 E 112th st. Mt \$10,000 & all liens. Mar 15. Mar 21, 1911. 6:1677-32. A \$9,000-\$13,500. 100

111th st W, Nos 253 & 255, n s, 56 e 8th av, 72x100.11, with rights to alley, two 6-sty bk tnts. Sarrosa Realty Co to Jos Fuger, 2162 Washington av. Mar 15. Mar 18, 1911. 7:1827-3 & 5. A \$38,200-\$104,000. O C & 100

112th st E, No 237, n s, 185 w 2d av, 18.9x100.10, 3-sty fr tnt & str. Oscar Bauer to Andrew Feeney, 175 E 64th st, Herbert Coope, Ridge rd, Douglas Manor, Douglaston, L I, Abraham E Bockmann, 133 86th st, Bklyn & Fredk Brunner, 2543 Bryan av, Bronx, as joint tenants. Mts \$8,500. Mar 4. Mar 17, 1911. 6:1662-17. A \$5,800-\$7,500. O C & 100

113th st E, Nos 215 to 221, n s, 204.6 e 3d av, 102x100.11, four 5-sty bk tnts. CONTRACT. Julius Aschermann with Albert Stokes, 214 Riverside Drive, & Orlando A Jones, at Sea Gate, Coney Island, N Y. Mts \$79,000. Mar 9. Mar 18, 1911. 6:1663-9 to 13. A \$32,000-\$96,000. 90,000

113th st E, No 73, n s, 177.2 w Park av, 26.3x100.11, 5-sty bk tnt & str. Abraham Jacobs to Arthur M Bier, 74 W 120th st. Mt \$19,000. Mar 21. Mar 22, 1911. 6:1619-28. A \$11,500-\$21,500. O C & 100

116th st W, Nos 236 & 238, s s, 300 e 8th av, 50x100.11, 2-sty bk str. Charter Constn Co to Ensign Realty Co, 156 Bway & Thos D McBride, 742 St Nicholas av. B & S. Mt \$50,000 & all liens. Mar 21. Mar 23, 1911. 7:1831-51. A \$40,000-\$52,000. 100

117th st W, Nos 22 & 24 on map No 22, s s, 260 w 5th av, 35x100.4, 6-sty bk tnt & str. Carl Rosenberger & Ninette his wife to Geo Cohn at Southfield Boulevard, near Great Kills rd, Great Kills, Borough of Richmond & Rose & Abraham Cohn, 351 St Nicholas av as EXRS, &c Emanuel Cohn. 1/2 part. Mt \$44,000. Feb 20. Mar 23, 1911. 6:1600-47. A \$19,000-\$48,000. 24,000

Same property. Geo Cohn et al EXRS, &c Emanuel Cohn to Carl Rosenberger, 538 Ams av. 1/2 part. All title. Mt \$44,000. Feb 20. Mar 23, 1911. 6:1600. 24,000

117th st E, No 332, s s, 400 e 2d av, 25x101, 4-sty bk tnt. Susan C Irving et al to Margt Lane, 332 E 117th st. Q C. Mar 3. Mar 20, 1911. 6:1688-37. A \$8,000-\$13,000. nom

121st st W, No 224, s s, 250 w 7th av, 18x100.11, 5-sty bk tnt. Louis Morel to Kentmore Operating Co, 224 W 121st st. Mt \$14,000. Mar 21. Mar 22, 1911. 7:1926-44. A \$9,300-\$16,000. O C & 100

121st st W, No 223, n s, 300 w 7th av, 25x100.11. Release asst of rents recorded May 28, 1910. Clara H Gettner to Hannah Jacobs, 611 W 114th st. Feb 17, 1911. Mar 18, 1911. 7:1927. nom

121st st E, No 447, n s, 100 w Pleasant av, 25x100.11, 4-sty bk tnt. Nathalie Schreiner to Kenneth G Stern & Randall H Stern, both at Westfield, N J. Mts \$10,750. Mar 17, 1911. 6:1809-22. A \$6,000-\$13,000. nom

122d st E, No 171, n s, 200 w 3d av, runs w 21 x n 74.1 x n e — x e 2.4 x s 88.7 to beg, 1-sty fr garage. Christian Dages to Anna Lehrian, 174 E 123d st. All title. Mar 20. Mar 22, 1911. 6:1771-28a. A \$7,500-\$10,000. nom

122d st E, No 106, s s, 54 e Park av, 18x75, 4-sty bk tnt. Isaac Kahn to Fredk Schumacher, 76 Franklin st. Mt \$7,000. Mar 20. Mar 21, 1911. 6:1770-69 1/2. A \$5,500-\$10,500. O C & 100

123d st W, No 5, s s, 100 w Ams av, 100x100.11, vacant. Thos Nelson Jr & ano EXRS, &c, Thos Nelson to Wm H Robinson, 42 Willow st, Bklyn. Mar 10. Mar 17, 1911. 7:1977-37 to 40. A \$48,000-\$48,000. 60,000

123d st W, s s, 100 w Ams av, 100x100.11, vacant. Cornelia L Nelson widow to Wm H Robinson, 42 Willow st, Bklyn. Q C. Mar 10. Mar 17, 1911. 7:1977-37 to 40. A \$48,000-\$48,000. nom

123d st W, No 524, s s, 266.11 w Ams av, —x100.11x33.2x100.11, 5-sty bk tnt. Matilda Jedel to Aaron Jedel at Newark, Delaware. Mt \$32,000. Mar 20. Mar 21, 1911. 7:1977-44. A \$16,000-\$33,000. nom

123d st E, Nos 168 to 172, s s, 211.4 w 3d av, runs s 71.10 x s e 20.1 x e 33.4 to c l old Boston Post road x s 24.2 x w 33.4 & 38.9 x n 35.9 & 65.1 & 41.11 to st x e 43.8 to beg, 3-sty bk stable. 123d st E, No 174, s s, abt 205 w 3d av & 55 w from c l old Boston Post road, runs s — x s e & e — x n 89 to st x w 25 to beg, 3-sty fr dwg. Christian Dages to Anna Lehrian, 174 E 123d st. All title. Mt \$21,000 & all liens. Mar 20. Mar 22, 1911. 6:1771-44 & 45. A \$24,000-\$39,500. nom

123d st W, No 524, s s, 266.10 w Ams av, —x100.11x33.2x100.11, 5-sty bk tnt. Aaron Jedel to Matilda Jedel, 524 W 123d st. Mt \$34,000. Mar 22. Mar 23, 1911. 7:1977-44. A \$16,000-\$33,000. O C & 500

124th st W, Nos 507 & 509, n s, 150 w Ams av, runs n 100.11 x w 50 x s 75.11 x e 0.6 x s 25 to st x e 49.6 to beg, 6-sty bk tnt. Moritz L & Carl Ernst to Minnie A Blanchard, Mt \$54,250. Mar 15, 1909. Re-recorded from Mar 17, 1909. Mar 20, 1911. 7:1979-25. A \$24,000-\$77,000. nom

Same prop. Moritz L & Carl Ernst to Dennis A Kennelly, 1321 55th st, Bklyn. Mts \$69,000. Mar 15. Mar 20, 1911. 7:1979. O C & 100

124th st E, Nos 232 & 234, s s, 360 e 3d av, 40x100.11, 2, 3-sty stn dwgs. Mary C Stewart to Wm E Olssen, 318 Halsev st, Bklyn. B & S & C a G. All liens. Oct 10, 1910. Mar 21, 1911. 6:1788-35 & 36. A \$15,500-\$22,000. nom

124th st W, Nos 507 & 509, n s, 150 w Ams av, runs n 100.11 x w 50 x s 75.11 x e 0.6 x s 25 to st x e 49.6 to beg, 6-sty bk tnt. Dennis A Kennelly to Isidore Schneider, 249 E Houston st. Morts \$69,000. Mar 20. Mar 22, 1911. 7:1979-25. A \$24,000-\$77,000. nom

126th st E, No 53, n s, 150 w Park av, 20x99.11, 3-sty stn dwg. Gabriel Chevalier to Lizzie A Chevalier. B & S. Mt \$9,000. Oct 28, 1904. Mar 20, 1911. 6:1751-30. A \$8,000-\$12,500. nom

126th st E, No 31, n s, 85 w Mad av, 17.5x99.11, 3-sty stn dwg. Caroline W Martin to Harriet Johnson, 28 South Oxford st, Bklyn. Mt \$8,000. Mar 21. Mar 22, 1911. 6:1751-13 1/2. A \$9,500-\$13,500. nom

126th st E, No 50, s s, 250 w Park av, 20x99.11, 3-sty stn dwg. Caroline W Martin to Delia F Mullaley, 161 Flatbush av, Bklyn. Mt \$8,000. Mar 21. Mar 22, 1911. 6:1750-47. A \$9,500-\$13,500. nom

130th st W, No 112, s s, 150 w Lenox av, 16.8x99.11, 3-sty & b stn dwg. Harold B Abrams to Anna L Rendle, 62 W 126th st. Mt \$9,500. Mar 14. Mar 20, 1911. 7:1914-40. A \$7,300-\$11,000. O C & 100

130th st W, No 126, s s, 266.8 w Lenox av, 16.8x99.11, 3-sty & b stn dwg. Lewis E Landon et al to Jas J Wilson, 288 St Nich av. All title. All liens. Mar 17. Mar 21, 1911. 7:1914-44 1/2. A \$7,300-\$11,000. 5,000

Same prop. Jas J Wilson to Harold B Abrams, 146 W 130th st. all of. Mar 17. Mar 21, 1911. 7:1914. O C & 100

131st st W, No 252, s s, 267.6 e 8th av, 17.6x99.11, 3-sty & b stn dwg. Nathalie Schreiner to Marie Volk, 346 W 25th st. Mts \$9,500. Mar 20. Mar 21, 1911. 7:1936-53 1/2. A \$7,700-\$11,000. nom

131st st W, No 252, s s, 267.6 e 8th av, 17.6x99.11, 3-sty & b stn dwg. Kenneth G Stern to Nathalie Schreiner, 365 Lenox av. Mt \$8,500. Mar 17, 1911. 7:1936-53 1/2. A \$7,700-\$11,000. exch

131st st W, No 151, n s, 225 e 7th av, 20x99.11, 3-sty & b stn dwg. Alice K Pink to Minnie C Kelso. Mt \$12,500. Feb 14, 1906. Mar 17, 1911. 7:1916-11. A \$8,800-\$15,000. 100

132d st W, No 46, s s, 460 w 5th av, 25x99.11, 5-sty bk tnt. Ida Groebesch to Bertha Schmuck, 777 Prospect av. Mt \$15,000. Mar 20. Mar 21, 1911. 6:1729-55. A \$10,000-\$22,000. O C & 100

132d st W, No 32, s s, 335 w 5th av, 25x99.11, 5-sty bk tnt. Harry Meyer to Henry Herrlich, 300 E 141st st & Wilhelm Sauter, 420 E 141st st, each 1/2 part. Mt \$14,000. Mar 18. Mar 21, 1911. 6:1729-50. A \$10,000-\$22,500. O C & 100

133d st W, Nos 507 & 509, n s, 137.6 w Ams av, 37.6x99.11, 6-sty bk tnt. Jessie E Van Ausdall to Arnold S Furst, of Bklyn. Mts \$42,000. Feb 7, 1910. Mar 22, 1911. 7:1987-26. A \$12,700-\$45,000. nom

133d st W, Nos 503 & 505, n s, 100 w Ams av, 37.6x99.11, 6-sty bk tnt. Jessie E Van Ausdall to Arnold S Furst of Bklyn. Mts \$39,750. Apr 28, 1910. Mar 22, 1911. 7:1987-28. A \$12,700-\$45,000. nom

135th st W, Nos 168 & 170, s s, 300 e 7th av, 50x99.11, 2, 5-sty bk tnts with str in No 168. Jos H Bruce to Hester Poole, 732 E 223d st. Mt \$63,000 & all liens. Mar 20. Mar 21, 1911. 7:1919-50 & 51. A \$26,000-\$48,000. nom

136th st W, No 113, n s, 175 w Lenox av, 16.8x99.11, 3-sty & b stn dwg. Rosa Levi to Morris J Levi, at Mt Vernon, N Y. Mt \$11,000. Jan 14, 1908. Mar 22, 1911. 7:1921-24 1/2. A \$7,300-\$12,000. 100

136th st W, No 630, s s, 375 w Bway, 100x99.11 2 & 3-sty bk dwg & vacant. Mary A Ryan to J Frank Kerwin, 1243 E 8th st, Bklyn. B & S. Mts \$28,000. Feb 27. Mar 22, 1911. 7:2002-97. A \$49,000-\$50,000. nom

141st st W, No 216, s s, 275 w 7th av, 37.6x99.11, 5-sty bk tnt. Geo N Bohlken to Maria wife Henry Stucke, 2404 Bathgate av. Mt \$30,000. Mar 18, 1911. 7:2026-45. A \$13,500-\$38,000. O C & 100

142d st W, s s, 350 e 7th av, 75x99.11, 2-sty bk stable & vacant. Release mt N Y Mort & Security Co to Chelsea Realty Co, 135 Bway. Mar 14. Mar 20, 1911. 7:2010—part lot 46. A \$—. 15,000

Same prop. Chelsea Realty Co to Peter S Rigney, 852 Classon av, Bklyn. Mar 14. Mar 20, 1911. 7:2010. O C & 100

Same property. Peter S Rigney to Chelsea Realty Co, 135 Bway. Mts \$15,000. Mar 15. Mar 20, 1911. 7:2010. O C & 100



152d st W, Nos 479, n s, 100 e Ams av, runs n 99.11 x e 49.9 x s 77.11 to n w s Croton Aqueduct, x s w 36.9 to st, x w 20.6 to beg. 5-sty bk tnt. Jno Lange et al HEIRS, EXRS, &c, Hermann Lange to Mattie C, Clara & Lillian F Lange, all at 794 West End av. B & S. All liens. Mar 22. Mar 23, 1911. 7:2067-5. A \$11,000-\$40,000. O C & 100

183d st W, No 516, s s, 236.10 w Ams av, 16x104.11, 2-sty bk dwg. Elinor F Bennett to Jno H & Mary E Frazee, brother & sister, both at 516 W 183d st. 1-3 part. B & S. All liens. Feb 14. Mar 21, 1911. 8:2155-44. A \$4,800-\$8,000. gift

Amsterdam av, No 1739 n e cor 146th st, 25x100, 5-sty bk tnt & 146th st, No 479 str. Mary E Maguire to John P G Dornheim, 464 W 146th st. Mar 22, 1911. 7:2061-1. A \$28,000-\$53,000. O C & 100

Audubon avn w cor 187th st, 189.9 to s s 188th st x 75, four 6-sty 187th st bk tnts. Huldana Realty Co to Belland Building Co, 188th st 158 W 121st st. Mts \$189,000. Feb 6. Mar 18, 1911. 8:2158-16. A \$51,000-\$—. O C & 100

Bradhurst av s e cor 152d st, 34.3x125, 5-sty bk tnt. John 152d st, No 304 Kirkpatrick et al to Martin J Ungrich, 505 W 142d st. Mts \$50,000 & all liens. Mar 2. Mar 18, 1911. 7:2046-41. A \$11,500-\$46,000. O C & 100

Same property. Mabel E wife Matthew T Brennan to same. Q C & C a G. Mts \$50,000 & all liens. Mar 15. Mar 18, 1911. 7:2046. nom

Broadway, Nos 3850 to 3858 s e cor 161st st, 99.11x100, 6-sty bk on map, Nos 3848 to 3856 tnt & str. Henry Harburger to 161st st Margt E Weill, 69 W 131st st 1/4 part. Mt \$210,000. Mar 17. Mar 20, 1911. 8:2119-5. A \$76,500-\$202,000. O C & 100

Broadway (Kingsbridge road), w s, 118 s Fort Washington av & 127.10 s from n line lands Lucius Chittenden, runs n w 117.8 x s w 50 x s e 118.10 to rd, x n e 50 to beg. Release mt. Rutherford Realty Co et al to F De Witt Wells EXR Helen M Bedford. Mar 22. Mar 23, 1911. 8:2180-807 & 808. A \$10,000-\$10,000. 2,783

Same property. F DeWitt Wells EXR Helen M Bedford to Andrew J Connick, 328 W 72d st. Mt \$2,783 & all liens. Dec 15, 1910. Mar 23, 1911. 8:2180. 6,850

Same property; also.

Bennett av, w s, lots 47 to 50, same map, except part for av. Also all R T & I to an 7-32 interest of lot 313, blk 2178 on tax map.

Same as ADMR Gunning S Bedford 3d to F DeWitt Wells as EXR Helen M Bedford, 21 E 77th st. Sub to asst of \$5,397.64 on 1st parcel. Dec 15, 1910. Mar 23, 1911. 8:2180. 8,184

Columbus av, No 725, e s, 50.4 n 95th st, 25.2x88.1x25.3x85.6, 5-sty bk tnt & str. Louis F Sommer to Geo H, Chas F, & Arthur T Sommer, 259 W 93d st. Each 1/3 part. Mts \$21,000. Mar 17. Mar 20, 1911. 4:1209-3. A \$18,500-\$28,500. nom

Colonial Parkway n w cor 166th st, runs n 40.9 to 167th st, 166th st x n w 111.8 x s 41.8 x w 0.3/4 x s 60 to n s 167th st 166th st, x e 94.11 to beg, vacant. Trial Realty Co to View Realty Co, 130 Fulton st. All liens. Feb 24. Mar 23, 1911. 8:2111-104. A \$22,000-\$22,000. O C & 100

Same property. View Realty Co to Emile Utard, 1771 Popham av. Mt \$19,750. Feb 24. Mar 23, 1911. 8:2111. O C & 100

Ft Washington av, new, e s, 56.6 s of w line land of Lucius Chittenden & at old e s Fort Washington Ridge rd, a strip, runs s 167.5 along rd to e s of said av, x n 164.3 to beg, being land in bed of st. City of N Y to Eugene L Bushe, 114 W 78th st & Stephen Fiske, 151 W 93d st, EXRS, &c, Gunning S Bedford. Q C 1/4 part. All title. Mar 15. Mar 17, 1911. 8:2180. 978.35

Same property. Same to same. EXRS, &c, Fredk Bedford. 3/4 parts. All title. Q C. Mar 15. Mar 17, 1911. 8:2180. 978.35

Fort Washington av, e s, abt 440 n Overlook Terrace, 392.5x490.9x 470.2x384.8, vacant. Eugene L Bushe et al EXRS, &c, Fredk Bedford decd & et al to Cornelius K G Billings at Tryon Hall. 196th st & Fort Washington av. Mar 18. Mar 20, 1911. 8:2180-905, 911 & 917. A \$66,000-\$66,000. 63,000

Fort Washington av n e cor 178th st, runs e 128.6 x n 92.6 x e - 178th st x n 92.6 to s s 179th st x w 125 to av x s 179th st 185.2 to beg, vacant. Thos J Morrow to Douglas Holding Co, 7 Highland pl, Yonkers, N Y. Mts \$100,000. Mar 21. Mar 22, 1911. 8:2176-17. A \$89,500-\$89,500. O C & 100

Same property. Douglas Holding Co to Chas M Rosenthal, 241 Fort Washington av. Mts \$100,000. Mar 21. Mar 22, 1911. 8:2176. O C & 100

Lenox av, Nos 546 to 552 s e cor 138th st, 99.11x100, 7-sty bk tnt 138th st, No 68 & str. Minuit Realty Co to Clara L Nassauer, 2880 Bway. B & S. All liens. Oct 28, 1910. Mar 17, 1911. 6:1735-69. A \$85,000-\$260,000. nom

Lenox av, No 434, e s, 66.10 s 132d st, 16.7x85, 3-sty & b stn dwg. Mary Schaefer to Margt J Thomson, 38 W 129th st. Mts \$13,000. Dec 14, 1910. Mar 17, 1911. 6:1729-72. A \$10,500-\$13,000. 100

Lenox av, Nos 546 to 552 s e cor 138th st, 99.11x100, 7-sty bk tnt 138th st, No 68 & str. Clara L Nassauer to C L Nassauer Estates, 15 Broad st. B & S. All liens. Mar 18, 1911. 6:1735-69. A \$85,000-\$260,000. nom

Lenox av, No 430, e s, 83.5 n 131st st, 16.6x85, 3-sty & b stn dwg. Mt \$11,000.

Lenox av, No 432, e s, 99.11 n 131st st, 16.6x85, 3-sty & b stn dwg. Mt \$7,000.

Lina Weil to Emanuel Heilner, 35 W 90th st, & Moses J Wolf, 1111 Mad av. Mar 17. Mar 18, 1911. 6:1729-4 & 72 1/2. A \$21,000-\$26,000. nom

Lexington av, No 196 s w cor 32d st, 23.8x80, 4-sty bk tnt & str. 32d st, Nos 130 & 132 Mitchell A C Levy to L Napoleon Levy, 18 W 72d st. All title. B & S. Mts \$30,000. Nov 15, 1909. Mar 22, 1911. 3:887-82. A \$29,500-\$38,000. nom

Lenox av, No 233, w s, 60 s 122d st, 20x80, 4-sty stn dwg. Millie Segal to Cath M Burnham, 66 E 78th st. Mt \$25,000. Mar 21. Mar 22, 1911. 7:1906-33 1/2. A \$15,000-\$23,000. O C & 100

Morningside av W, No 54 s w cor 116th st, 100.11x90, 6-sty bk on map Nos 54 & 57 tnt. American Acropolis Realty Co to W Irving Throckmorton at Sewaren. N J. C a G. Mar 8. Mar 17, 1911. 7:1867-60. A \$105,000-\$215,000. nom

Madison av n w cor 57th st, 100.5x28, 4-sty & b bk dwg. Margt 57th st, No 25 a Howard widow to Union Trust Co of N Y. 80 Bway. Mar 22, 1911. 5:1293-17. A \$185,000-\$205,000. O C & 100

Madison av, Nos 778 & 780, w s, 60.5 n 66th st, 40x80, 10-sty bk & stn tnt with 1-sty ext. Adolph Shapiro to Louise L Williams, 778 Mad av. Q C. Mar 6. Mar 23, 1911. 5:1381-17. A \$90,000-\$225,000. O C & 100

Park av, Nos 1004 & 1006, w s, 51.7 n 84th st, runs w 82 x n 25 x w 0.2 x n 30.6 x e 82.2 to av, x s 55.6 to beg, vacant. Lawyers Realty Co to Henry R Winthrop, 23 W 50th st. B & S. All liens. Mar 18. Mar 21, 1911. 5:1496-36. A \$54,000-\$54,000. nom

St Nicholas av, Nos 448 & 450, e s, 149.11 s 133d st, runs e 117 x n 50 x w - to av x s - to beg, 6-sty bk tnt. Ellen Cohalan to Thos Lenane, 18 W 82d st. Mt \$70,000. Mar 10. Mar 18, 1911. 7:1958-43. A \$29,000-\$93,000. O C & 100

St Nicholas av, Nos 281 to 287 n w cor 124th st, runs n 100.11 x 124th st, No 351 w 118 x s 71.10 to n s Hancock pl, Hancock pl, Nos 1 to 5 x e 63 to n s 124th st, x e 62 to beg, 6-sty bk tnt & str. Robt H Marquart to Cabot Real Estate Co, 55 Liberty st. B & S & C a G. Mt \$170,000. Mar 20. Mar 21, 1911. 7:1951-14. A \$85,000-\$230,000. nom

St Nicholas av, Nos 281 to 287 n w cor 124th st, runs n 100.11 x 124th st, No 351 w 118 x s 71.10 to n s Hancock pl, Hancock pl, Nos 1 to 5 x e 63 to n s 124th st, x e 62 to beg, 6-sty bk tnt & str. Cabot Real Estate Co to Robt H Marquart, 810 E 179th st. B & S & C a G. Mts \$230,000. Mar 20. Mar 21, 1911. 7:1951-14. A \$85,000-\$230,000. nom

St Nicholas av, Nos 901 & 903 begins 155th st, n s, 300 e Ams av, 155th st, No 453 96.3 to w s St Nich av, x 51.9x 82.6x49.11 to beg, 5-sty bk tnt & str. Bayard L Peck AS-SIGNEE of Girard N Whitney & Jas V Geraghty firm Whitney & Kitchen to Otto H Schlobohm, 420 W 154th st & Henry N Sturtz, 364 W 22d st. Mts \$60,000. Mar 22. Mar 23, 1911. 8:2107-49. A \$30,000-\$80,000. 73,000

Same property. Release mt. Same to same. Q C. Mar 22. Mar 23, 1911. 8:2107. 13,000

St Nicholas av, No 765, w s, 81.9 n 148th st, 20.4x97.5x19.11x101.8, 3 & 4-sty & b bk dwg. Moses Solomon to Jno P Leo, 475 W 143d st. Mt \$18,000. Mar 23, 1911. 7:2063-32. A \$8,000-\$20,500. O C & 100

West End av, No 794, e s, 83 s 99th st, 17.11x80, 3-sty & b stn dwg. Jno Lange et al HEIRS, EXR, &c Hermann Lange to Jno Lange, n w cor Col av & 70th st; Herman Lange, 65 W 70th st & Henry J Lange, 243 W 98th st. B & S. Mar 22. Mar 23, 1911. 7:1870-64. A \$12,800-\$19,000. O C & 100

West End av, Nos 461 to 469 n w cor 82d st, 102.2x100, 12-sty bk 82d st, Nos 301 to 305 tnt. Harry Schiff to W 82d St Realty Co, 52 Wm st. All liens. Mar 17, 1911. 4:1245-19. A \$62,500-\$—. nom

West End av, No 463, w s, 20 n 82d st, 22.2x64, part 12-sty bk & stn tnt. Release dower. Rose G Hoes to Harry Schiff, 320 W 113th st. All title. Mar 13. Mar 18, 1911. 4:1245-20. A \$12,000-\$20,000. nom

West Broadway, Nos 567 to 573. 3d st W, No 60. West Broadway, No 555. 13th st W, No 306. Power of atty. Jas D Ireland to Jno De C Ireland. Nov 27, 1908. Mar 20, 1911.

2d av, No 29, n w s, 85.9 n e 1st st, 16.8x71.7x30.9x70, 4-sty bk tnt. Augusta Taylor to Lawyers Realty Co, 160 Bway. C a G. Mt \$14,000. Mar 8. Mar 22, 1911. 2:457-32. A \$10,000-\$15,000. nom

2d av, No 1950, e s, 50.11 n 100th st, 25x100, 5-sty bk tnt & str. Hyman Moskovitz to Moskovitz Co, 1950 2d av. Mar 15. Mar 22, 1911. 6:1672-3. A \$10,000-\$21,000. nom

2d av, No 128, e s, 133.4 n 7th st, 26x125, 6-sty bk tnt & str. valued at \$68,000. Mt \$40,000. 2:449-6. A \$26,000-\$50,000. Leopold Hellingner, 16 E 96th st, with Annjeannette Seelig, 147 Hooper st, Bklyn. Mar 17. Mar 18, 1911. exch

3d av, No 1791, e s, 100.11 s 100th st, 25.2x105, 5-sty bk tnt & str. Martin C Wright to Annie L Spiegel, 464 Riverside Drive, Mts \$27,000. Mar 18. Mar 20, 1911. 6:1649-4. \$14,000-\$26,000. nom

4th av, No 327 (321), e s, 40 n 24th st, 20x83, 3-sty bk tnt & str. PARTITION. Feb 17, 1911. Jno E Donnelly ref to Jos Schmitt, 1116 Jackson av. Mar 18. Mar 20, 1911. 3:880-3. A \$40,000-\$44,000. 60,500

5th av, No 665, e s, 60.5 s 53d st, 25x100, 4-sty & b stn dwg. Court order. Middleton S Borland, ref, (at private sale, Mar 14, 1911, for Sarah M Schieffelin) to Howard Holbrook at Stamford, Conn. Mar 22, 1911. 5:1288-71. A \$210,000-\$225,000. 300,000

Same property. Sarah M Schieffelin widow & et al & DEVISEES, &c, Henry M Schieffelin to same. All title. Jan 5, 1911. Mar 22, 1911. 5:1288. nom

6th av, No 754 s e cor 43d st, 20.5x75.6, conveys the house, 4-sty 43d st stn tnt & str. leasehold premises. David Korn, 924 Mad av to Louisa M Gerry, at "Seaveger," Bellevue av, Newport, R.I. Mar 17, 1911. 5:1258-70. A \$67,000-\$76,000. 15,000

8th av n w cor 155th st, 1,009.4x100, vacant. 155th st

8th av, No 2930 n e cor 155th st, 99.11x100, 1-sty bk str & 1-sty 155th st fr str.

8th av s e cor 156th st, 49.11x100, 1-sty fr str & vacant. 156th st

8th av, e s, 31.2 n 158th st, if produced, runs n e - to bulkhead & pier line Harlem River x n to pt 328.11 n 158th st x w 13.10 x s along e s 8th av, 297.9 to beg, several 1-sty fr bldgs & vacant. Release claims, &c. Harriet G Coogan to Interborough Rapid Transit Co, Metropolitan Elevated Railway Co & Manhattan Railway Co. 165 Bway. Sub to mts \$235,000. Mar 4. Mar 17, 1911. 8:2106-part lots 3 & 203. A \$-; 2105-part lots 1 & 103. A \$-\$. 45,330

9th av n w cor 213th st, 99.11x100, vacant. Clinton Holding 213th st Co to Moritz L Ernst, 152 W 122d st & Carl Ernst, 316 W 95th st, firm of M L & C Ernst, 35 Nassau st. Mt \$16,750. Mar 18. Mar 20, 1911. 8:2210-25 to 28. A \$18,000-\$18,000. O C & 100

9th av, No 753, w s, 25 s 51st st, 25.2x100, 5-sty bk tnt & str. Pauline Wolf to Isaac, Harry, Ida, Sadie & Lena Wolf & Annie Auerbach, Esther Silverstein & Hannah Robinson. Oct 31, 1904. Mar 21 1911. 4:1060-35. A \$20,000-\$35,000. nom

10th av n w s, 244.2 s w Emerson st, runs n e along av, 54.11 x n 138.7 x w 45 x s 170.2 to beg, 5-sty bk tnt. Release mt. N Y Trust Co to Chas Hensle Realty Co, 3210 Bway. Mar 17, 1911. 8:2219-part lot 29. A \$-\$. O C & 1,000

Parcel No 8 on damage map to open Thayer st from Bway to Nagle av & Arden st from Bway to Nagle av. Release mts Nineteenth Ward Bank to City of New York. Aug 10. Mar 17, 1911. 8:2174. nom

Same property. Release mt. Same to same. Aug 10, 1910. Mar 17, 1911. 8:2174. nom

Parcel No 5 on damage map to open West 178th st from Bway to Haven av. Release mt. R Bleecker Rathbone to The City of N Y. Dec 7, 1910. Mar 17, 1911. 8:2177. nom



Parcel No 2 on damage map to open Thayer st from Bway to Nagle av & Arden st from Bway to Nagle av. Release mt. Van Norden Trust Co to The City of N Y. Aug 10, 1910. Mar 17, 1911. 8:2174. nom

Parcel No 2 on damage map to open Thayer st from Bway to Nagle & Arden st, from Bway to Nagle. Release mt. Nineteenth Ward Bank to City of N Y. Aug 10, 1910. Mar 17, 1911. 8:2174. nom

Same property. Release mt. Same to same. Aug 18, 1910. Mar 17, 1911. 8:2174. nom

Parcel No 8 on damage map to open Thayer st from Bway to Nagle av & Arden st from Bway to Nagle av. Release mt Nineteenth Ward Bank to City N Y. Aug 10, 1910. Mar 17, 1911. 8:2174. nom

Parcel No 2 on damage map to open Thayer st from Bway to Nagle av & Arden st from Bway to Nagle av. Release mt. Nineteenth Ward Bank to City N Y. Aug 10, 1910. Mar 17, 1911. 8:2174. nom

Power of atty. Ernst Leitz to Chas J Rheinboldt, 31 Hudson pl, Weehawken, N J. Mar 3. Mar 21, 1911. nom

Interior lot at n line of plot conveyed to Lenox Presbyterian Church by Fredk W Pender & 112.10 w St Nich av, runs w along said n line 78 to w l of said plot x s 25 x e 75 to pt 25 s of beg & 99.11 n 141st st, x n 25 to beg, vacant. St Nicholas Avenue Presbyterian Church to City Real Estate Co, 175 Bway. B & S & C a G. Mar 15. Mar 21, 1911. 7:2050—part lot 183. A \$—, \$— 4,000

MISCELLANEOUS.

Adjudication of bankruptcy in matter of Geo J Kuhn, bankrupt. Jan 25. Mar 20, 1911.

Certified copy last will of Clarence R Conger. Apr 1, 1901. Mar 20, 1911.

Exemplified copy last will of Chas F Kaegbehn late of Hoboken, N J. Aug 29, 1904. Mar 22, 1911.

General release of legacy, &c. Leopold Sexauer HEIRS, &c, Fredk Sexauer to Albt L Sexauer, 439 E 84th st, ADMRX, &c, Fredk Sexauer. Mar 18. Mar 20, 1911. Decedents Estates. 392.11

General conveyance of all R T & I to all real estate in Borough of Manhattan of which the Record title now stands in name of party of 2d part. Release dower Q C & Felicia wife Pietro Alvino of Naples, Italy to Dominick Abbate & Pietro Alvino. Mar 22, 1909. Mar 17, 1911. nom

General conveyance similar to above. Release dower, Q C, &c. Same to Pietro Alvino. Mar 22, 1909. Mar 17, 1911. nom

General conveyance, similar to above. Release dower, Q C, &c. Same to Dominick Abbate. Mar 22, 1909. Mar 17, 1911. nom

General conveyance similar to above. Release dower, Q C, &c. Same to Annie Abbate. Mar 22, 1909. Mar 17, 1911. nom

General conveyance, similar to above. Release dower, Q C, &c. Same to Citizens Investing Co. Mar 22, 1909. Mar 17, 1911. nom

General conveyance, similar to above. Release dower, Q C, &c. Same to A & A Realty Co. Mar 22, 1909. Mar 17, 1911. nom

Release & Receipt for legacy. Anna M Stag of Newark, N J, to Henry B & Celia K Fuller EXRS Frances M Fuller. May 2. 1909. Mar 22, 1911. 100

BOROUGH OF THE BRONX.

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

\*Bronx Terrace, w s, 63 s 224th st (10th av), runs w 150 x s 179 x e 150 to Terrace x n 77 x w 100 x n 25 x e 100 to Terrace x n 77 to beg. North Bronx Realty Co to Sound View Land & Impt Co, 3582 3d av. All liens. Jan 5. Mar 18, 1911. nom

\*Bronx Terrace n w cor 226th st (12th av), 140x190x140x188, 226th st | except parts for sts, Wakefield. Edw J L Raldiris to Clement H Smith, 460 Tremont av. B & S & C a G. Mt \$10,000. Dec 24, 1909. Mar 23, 1911. O C & 100

\*Carlisle pl, e s, 125 s 213th st, 25x125. Geo Zuech to Leone Ruggiero, 10 Carlisle pl, Williamsbridge. Mts \$4,500. Jan 26. Mar 21, 1911. nom

Dawson st, No 767 or | n s, 120.2 w Tinton av, runs n 100 x w 155th st, No 767 E | 4.10 x s w 15.3 x s 93.8 to st, x e 20 to beg, 2-sty & b fr dwg. Israel Leibsohn to Isaac Polonsky, 444 E 147th st. Mt \$4,500. Mar 20. Mar 21, 1911. 10:2654. O C & 100

\*Fulton st, e s, 120 s 237th st, 48x120. Jos Gerardi to Maria Sabbin, 501 W 132d st. All liens. Mar 20. Mar 21, 1911. O C & 100

Kingsbridge Terrace, w s, 110 n 230th st, runs n 79.7 x w 96 x s 35 x w 25 x s 5 x e — x s 37.6 x w — x s — x e 119.9 to beg, vacant. John P Duff to Harry Cahn, 2540 Grand av & Junius J Pittman, 1888 Bathgate av. Mt \$4,400 & all liens. Mar 17. Mar 21, 1911. 12:3256. O C & 100

\*Lyvere st from Walker av (West Farms rd) to Zerega av. Assignment of \$1,000 on a/c of award. Anna M Hoctor Zerega av | to Frances Smith, 1779 Holland av. Mar 20. 1911. nom

Lisbon pl, s s, 150 w Cadiz pl, 25x125, vacant. Northern Bank of N Y & Orion H Cheney as Supt of Banks of State N Y to Lucy Townsend, 24 W 61st st. All liens. Feb 21. Mar 21, 1911. 12:3311. 200

\*Madison st, e s, 225 s Morris Park av, 25x100. Sarah A McGurl to John Dascher, 1722 Barnes av. Mt \$4,000. Mar 16. Mar 17, 1911. O C & 100

Manida st, No 730, w s, 325 s Spofford av, 25x100, 2-sty bk dwg. Emilia Graeber to Edw Schnitzler, 730 Manida st. Mts \$5,700. Mar 16. Mar 17, 1911. 10:2768. O C & 100

Minford pl | n w cor 172d st, 34x67, 4-sty bk tint. Augustin 172d st, No 895 | Schussler & Marie A his wife to Margt McQuaid, 175 Rogers av, Bklyn. Mt \$18,000. Mar 15. Mar 17, 1911. 11:2967. nom

Same property. Margt McQuaid to Maria A Schussler, 430 Rossmore av, Bronx Manor Park, Yonkers, N Y. Mt \$18,000. Mar 15. Mar 17, 1911. 11:2967. nom

Minford pl, Nos 1445 to 1451, w s, 200 s 172d st, 103x100, 4, 4-sty bk tnts. Geo E Sealy Co to Sealy Holding Co, 68 Wm st. All liens. Mar 11. Mar 21, 1911. 11:2977. nom

Marcey pl | n s, 335 e Jerome av & at e s Walton av, 97.8x104.7x Walton av.97.8x105, vacant. Marcey pl, n s, 335 e Jerome av & at e s Walton av, a strip or gore, runs w 2.3 x n e — to e s Walton av x s — to beg, except parts for Marcey pl. Leiman Realty Co to David Knopp, 438 W 57th st. Mt \$4,500 & all liens. Mar 22, 1911. 11:2841. omitted

\*Overing st, e s, 221.3 n e Frisby av, 100x125. Alvey A Adee to Wellman Finance & Realty Co, 1431 Glover st. All liens. Mar 6. Mar 21, 1911. O C & 100

Simpson st, Nos 1068 & 1072, e s, 201.10 n Westchester av, 80x 100, 2, 5-sty bk tnts. Simpson Constn Co to City Equity Co, 165 Bway. Mt \$68,000. Mar 20. Mar 21, 1911. 10:2727. O C & 100

St George's Crescent, No 168, s w s, 174 s e Grand Boulevard & Concourse, 25.2x115.3x35.4x137.5, 2-sty fr dwg. Railroad Co-operative Bldg & Loan Ass'n to John Hanley, 191 St George's Crescent. Mar 17. Mar 21, 1911. 12:3313. nom

Tiffany st, w s, 125 n 163d st, 40x100.

Tiffany st, w s, 205 n 163d st, 80x100, 3, 5-sty bk tnts. Release mt. American Real Estate Co to Winnie Co, 866 Beck st. Mar 22. Mar 23, 1911. 10:2713. nom

Tiffany st, w s, 165 n 163d st, 40x100, 5-sty bk tint. Release mt. American Real Estate Co to Winnie Co, 836 Westchester av. Mar 15. Mar 17, 1911. 10:2713. nom

\*7th st | cor Av C, Unionport, —x—. Av C | 226th st, n s, bet White Plains rd & 4th av. Henry Bruckner EXR Thos J McCabe to Matthew McCabe, 401 E 155th st. All title. All liens. Mar 23, 1911. nom

\*11th st | e cor Av E, 100x108, Unionport. Sarah J Salzam HEIR Av E | Sarah B Bradford to Franklin C Albee, 6 Washington av, White Plains, N Y. B & S & Confirmation deed. Mar 4. Mar 22, 1911. nom

\*13th st, s s, 102.6 w Av B, 51.3x108, Unionport. Sophia Gehlert widow to Edw Gehlert, 1843 Park av. Feb 27. Mar 20, 1911. nom

\*Same property, also Bill of sale of the business at 1843 Park av. Agreement whereby party 2d part is to provide & care for party 1st part during her life & to furnish her with \$15.00 monthly. Sophia Gehlert at Powell av, Unionport with Edw Gehlert, 1843 Park av. Feb 27. Mar 20, 1911. in consideration of above deed & bill of sale

136th st | n s, 220 e Brook av, 166.2x200 to s s 137th st x160.8x 137th st | 200, vacant. Mary Ehrmann to Leslie G Shearer at Pottsville, Pa. Mts \$60,000 & all liens. Feb 28. Feb 17, 1911. 9:2264. nom

136th st, Nos 619 & 621, n s, abt 330 w Cypress av; also 675 w Home av, 50x100, two 4-sty bk tnts. Jos Hahn to Eliz McPhillips, 1200 Franklin av. Mts \$27,000. Mar 1. Mar 22, 1911. 10:2549. O C & 100

138th st, No 421 (675), n s, 183.9 e Willis av, old line, 16.3x100, 2-sty & b bk dwg. Release mt. August R Haeuser to Wm J O'Gorman, 420 E 135th st. Mar 11. Mar 18, 1911. 9:2283. 1,000

138th st, No 752, s s, 145 e Southern Boulevard, 15x100, 2-sty & b bk dwg. Marguerite Hervey to Franz Hempelmann, 531 Ralph st. Bklyn. B & S & C a G & correction deed. Mar 16. Mar 21, 1911. 10:2566. nom

139th st, s s, 153.5 e Southern Boulevard, 300x100, vacant. FORECLOS, Feb 27, 1911. Saml J Goldsmith ref to U S Realty & Impt Co, 111 Bway. Mar 13. Mar 20, 1911. 10:2590. 37,250

141st st, n s, 100.3 w Beekman av, 75.2x107.10x75x113.2, vacant. Isaac Schmeidler et al to Frame Realty Co, 130 Fulton st. All liens. Mar 16. Mar 21, 1911. 10:2555. O C & 100

143d st, Nos 458 & 462, s s, 550.2 e Willis av, 50.2x109.8x50x104.11, 6-sty bk tint. Henry S Gamp to Margam Co, 309 Bway. Mt \$42,000. Mar 16. Mar 18, 1911. 9:2287. nom

144th st, No 367, n s, 279.5 e 3d av, 25x100, 3-sty bk tint & str & 2-sty fr tint in rear. Jacob Zitrin to Harry L Zitrin, 367 E 144th st. Mt \$7,000. Mar 22. Mar 23, 1911. 9:2306. nom

148th st, No 536 (804), s s, 174.9 w St Ann's av, 24.9x100, 5-sty bk tint. Lena wife John F Buckholtz to said John F Buckholtz, 155 Duane st. 1/2 part. All liens. Mar 15. Mar 17, 1911. 9:2274. nom

150th st, No 230, s s, 350 w Morris av, 25x100, 4-sty fr tint & str & 2-sty fr tint in rear. Edw Fitzgerald & Cath his wife to Jno V Judge, 154 W 132d st. All liens. Mar 16. Mar 18, 1911. 9:2338. nom

Same property. Jno V Judge to Cath Fitzgerald, 2761 Briggs av. B & S. All liens. Mar 17. Mar 18, 1911. 9:2338. nom

151st st, No 260, s s, 56 w Morris av, 44x33.7, 1-sty fr bldg & vacant. Giovanni Sarracino to Giovanni Saviano, 603 Morris av. Mts \$22,000. Mar 20. Mar 21, 1911. 9:2440. 100

155th st, No 316 (548), s s, 400 w Courtlandt av, 25x100, except part for st, 4-sty bk tint. Arthur Bulman to Thos Quigley, 423 E 157th st. Mt \$8,000. Mar 21, 1911. 9:2414. O C & 100

157th st, No 423, n s, 150 w Elton av, 50x100, 2-sty & b fr dwg. Thos Quigley to Arthur Bulman, 390 E 157th st. Mt \$3,000. Mar 21. Mar 23, 1911. 9:2379. O C & 100

165th st, Nos 505 & 507, n s, 126.2 w 3d av, 49.11x187, 2-sty bk & fr shop. Gustav Ernst to Johanna R Ernst, his wife, 1056 Grant av. All liens. Mar 17. Mar 18, 1911. 9:2370. nom

176th st, No 807, n s, abt 170 w Marmion av, 75x144x75x142.6, 2-sty fr dwg & vacant. Wm F Burrough to Lillian Burrough, 748 Fairmont pl. Mts \$15,000. Feb 17. Mar 23, 1911. 11:2954. nom

179th st, No 749 (Lebanon st), n s, 100 w Prospect av, 24x100, 3-sty fr dwg. Bertha Gehle to Philip Martin, 1976 Hughes av. Mar 18. Mar 21, 1911. 11:3094. O C & 100

187th st, No 589, s s, 90.1 e Hoffman st, 29x66.11x29x67.5, with that part of Jacob st, in front of above, 3-sty bk & fr tint & str. Margherita Cavaliere & ano to Pietro Zappile, 1265 Washington av. Mts \$7,000. Mar 20, 1911. 11:3065. O C & 100

193d st, No 57, n s, 65 e Morris av, 20x80, 3-sty bk dwg. Danl E Hanlon to Wm E F Shepard Jr, 57 E 193d st. Mt \$8,000 & all liens. Mar 17. Mar 20, 1911. 11:3177. O C & 100

198th st, No 391, n s, 101.3 e Decatur av, 25.5x93.2x25.4x92.8, 3-sty fr tint. Benj A Hiler to Isabel Hiler, 391 E 198th st. All title. B & S. All liens. Mar 21. Mar 23, 1911. 12:3279. nom

201st st, No 257, n s, 150 e Valentine av, 25x100, 2-sty fr dwg. Asst of all R T & I to all money & property coming from estate of Cath McArdle decd. Jos A McArdle to Henry E McArdle, 204th st & Mosholu Parkway. Dec 21, 1910. Mar 21, 1911. 12:3307. O C & 100

205th st, No 183 (Ernescliff pl), n s, abt 305.6 e Grand Boulevard & Concourse, 28x117.11x25x105.7, 3-sty fr dwg. Wm Sussdorf to Chas Schwerdtfeger, 65 Burroughs av, Winfield, L I. Mts \$7,500. Mar 14. Mar 20, 1911. 12:3312. O C & 100

206th st, No 3331, n s, 89.11 w Perry av, 25x100, 2-sty fr dwg. Harry D Gareiss & Edith D his wife to Caroline Gareiss, 2966 Marion av. Mts \$6,500. Mar 7. Mar 18, 1911. 12:3342. nom

\*221st st (7th av or st), n s, 204 e Carpenter av, 50x114, Wakefield. Pleasant (2d) av, e s, 366.8 s 2d st, 33.4x100, Olinville. 137th st, No 745, n s, 228.2 e Southern Boulevard, 12.6x100, 2-sty fr dwg. Parkside pl, n s, 118.7 s w 207th st, 25x102.2x25x100.9, vacant. 168th st, n s, 105.1 e Nelson av, 26.3x79.7x25x87.8. \*Carlisle pl | s e cor Randall or 213th st, 50x100, vacant. Randall or 213th st |



- Also any & all other lands, chattels & personal property wheresoever situated of which Thos Doherty died seized.
- Jas J Doherty et al HEIRS, &c Thos Doherty to Cath A Doherty, 641 E 221st st, widow of Thos Doherty & mother of parties of 1st part. Q C. Mar 17. Mar 23, 1911. 10:2566; 12:3354; 9:2517 & \*A T. nom
- \*224th st s e cor Barnes av, 52.6x114, Wakefield. Leon M Jozwick Barnes av to Adelaide Fitzek, 850 E 227th st. Mar 21. Mar 23, 1911. nom
- 236th st, s s, 100 w Napier av, 62.6x100, vacant. Hugh Lundergan to Johanna Callahan, 249 Riverdale av, Yonkers, N Y. Mt \$1,800. Mar 21, 1911. 12:3364. O C & 100
- 238th st, No 427, n s, 225 e Martha av, 25x100, 2-sty fr dwg. Wesley Constn Co to August W Schlemmer, 710 E 179th st. Mt \$5,000. Mar 15. Mar 20, 1911. 12:3392. O C & 100
- 241st st, s s, 100 e Martha av, 50x100, vacant. Chester A Benschel to Chas E Benschel, 4380 Martha av. Mts \$1,200. Mar 22. Mar 23, 1911. 12:3394. O C & 100
- \*255th st, n s, 400 e Laconia av, 25x100, Laconia Park. North Bronx Land Realty Co to Archer Reid, 3527 Barnes av. Mt \$2,000. Mar 15. Mar 20, 1911. nom
- Anthony av, e s, 118 n 176th st, 33x85, 4-sty bk tnt. Release mt. DOLLAR SAVINGS BANK to 176th St & Anthony Av Impt Co, 60 Wall st. Mar 17. Mar 20, 1911. 11:2803. nom
- \*Amundson av, w s, 650 s Nelson av, 25x100. Land Co "C" of Edenwald to Esther Schiff, 324 E 81st st. Feb 27. Mar 20, 1911. nom
- Anderson av s w cor 162d st, 100x115.11x100x109.8, vacant. Theo 162d st | A Schnitzlein to Lawrence W Gallagher, 951 Woodycrest av. Q C. Mar 13. Mar 23, 1911. 9:2504 & 2507. nom
- \*Boyd av, e s, 200 s Barnes av, 25x97.6. Bengt Nelson to Carpenters Co-operative Realty & Bldg Co, 375 E 149th st. Mar 10. Mar 21, 1911. nom
- \*Beech av, n s, 150 w Elm st, 50x100, Laconia Park. Saml Cowen to Alfred Frankenthaler, 1215 Mad av. Mt \$500. Mar 20. Mar 21, 1911. O C & 100
- Bathgate av, No 2297, n w s, 35 n e 183d st, 17.6x70, 2-sty fr dwg. Lizzie C Kuhnhold & ano to Junius J Pittman, 1888 Bathgate av & Harry Cahn, 2540 Grand av. Mt \$2,000. Mar 18. Mar 20, 1911. 11:3053. O C & 100
- Briggs av, No 2686, e s, 460.5 n 194th st, 23.2x84.11x23.4x83.11, 2 & 3-sty fr dwg. Edna W Ogden to Wm H Wright & Son, Inc at Valentine av & 192d st. Mt \$4,500. Apr 23, 1908. Mar 20, 1911. 12:3294. O C & 100
- \*Brady av, s s, 50 w Muliner av, 25x100. Jno Dascher to Sarah A McGurl, 2619 St Raymond av. All liens. Mar 16. Mar 17, 1911. O C & 100
- \*Bruner av, w s, 450 s Nereid av, 50x97.6.
- Bruner av, w s, 550 s Nereid av, runs w 97.6 x s 235.6 x e 26.5 x n e 106.9 to av, x n 159.11 to beg. Chas Bjorkegren, Inc to Realty Business Corp, 156 Bway. Mts \$5,800. Mar 17, 1911. nom
- \*Broadway s w cor Tremont rd, 59x113.3x50x81.11, Tremont Ter-Tremont rd race. Edw Reiffin to Saul Shakin, 1020 Stebbins av. Correction & confirmation deed. Mt \$950. Mar 16. Mar 17, 1911. O C & 100
- Creston av, Nos 2270 & 2272, e s, 93 s 183d st, 33.4x89.6, two 2-sty bk dwgs. Hannah Lynch to Geo B McEntyre, 166 W 93d st. All liens. Mar 18, 1911. 11:3163. 100
- \*Castle Hill av, w s, 450 s Green lane, 25x105.2. Rosaria Lagana to Jno Muller, 1609 St Peters av. All liens. Mar 1. Mar 17, 1911. nom
- Cambreling av, No 2468 | n e cor 189th st, 40x— to w s Beaumont Beaumont av | av x40x—, two 5-sty bk tnts & str. 189th st, No 681 | FORECLOS, Feb 2, 1911. Sumner B Stiles ref to Peter A Peterson at Perth Amboy, N J. Feb 2. Mar 22, 1911. 11:3090 & 3091. \$30,000 above prior mort
- Cambreling av, No 2468 | n e cor 189th st, 40x75, 5-sty bk tnt & 189th st, No 681 | str. Release mort. Prospect Investing Co to same. Mar 16. Mar 22, 1911. 11:3090 & 3091. nom
- Same property. Release mort. Stephen W Collins to same. Mar 16. Mar 22, 1911. 11:3090 & 3091. nom
- Same property. Peter A Peterson to Sarah A Brand, 6 Wellington st, Providence, R I. Mt \$25,000. Mar 18. Mar 22, 1911. 11:3090 & 3091. O C & 100
- Cedar av, w s, 124.7 n 179th st, 33.3x100:9, two 2-sty bk dwgs. Release mort. Paragon Mortgage Co to Edmondson Constn Co, 2311 Lyon av. Mar 21. Mar 22, 1911. 11:3231. O C & 100
- Crimmins av, w s, 387.4 n 141st st, 25x80, vacant. Cath Lynch to Geo G Phillips, 440 Riverside Drive. Mar 18. Mar 22, 1911. 10:2556. O C & 100
- Cauldwell av, Nos 766 & 768, e s, 247.3 n 156th st, 39.4x100, 5-sty bk tnt. Cauldwell Ave Co to Edgar M Davis, 95 Liberty st. All liens. Aug 9, 1910. Mar 21, 1911. 10:2629. O C & 100
- Cauldwell av, Nos 758 to 764, e s, 168.8 n 156th st, 78.8x100, 2, 5-sty bk tnts. Cauldwell Avenue Co to Edgar M Davis, 95 Liberty st. All liens. Aug 9, 1910. Mar 21, 1911. 10:2629. O C & 100
- \*Columbus av, n s, 75 e Lincoln st, 34x100, Van Nest. Johanna M E Froboese to Heinrich W F Schulz, 150 E 46th st. Apr 23, 1908. Mar 21, 1911. 3,300
- \*Columbus av, s s, 25 e Jefferson st, 100x100, Van Nest. Henrietta Stahl to Heinrich H F Schulz, 150 E 46th st. Apr 22, 1907. Mar 21, 1911. O C & 100
- \*Cruger av, w s, 206.7 s Bear Swamp rd, 25x100. Emma Reid to North Bronx Realty Co, 682 Gunhill rd. Mt \$450. Mar 17. Mar 20, 1911. nom
- Clinton av, w s, 115.11 s 181st st, strip 3x91.1. Release mt. Annie C Schriefer to Amalia Pirk, 114 E 198th st. Feb 16. Mar 21, 1911. 11:3096. nom
- Decatur av, No 2977, w s, 51 s 201st st, 39x110, 2-sty fr dwg & 1-sty fr bldg in rear. Emilie Von Der Linden to Sophie Busath, 3289 Decatur av, Q C. Mar 1. Mar 23, 1911. 12:3285. 350
- \*Eastchester rd | s e cor Rhineland av, 51.6x100. Hudson P Rhineland av | Rose Co, 32 W 45th st to Jno H Learv. 432 4th av. Mar 21. Mar 23, 1911. O C & 100
- Grant av, w s, 250, s 167th st, 25x100, vacant. Max Schurr to Sarah Drachenberg, 156 Eldridge st. All liens. Mar 14. Mar 20, 1911. 9:2452. nom
- \*Green av | n e cor New Haven R R av, 100.9x117.10x New Haven R R av | 100.7x119, Westchester. Lewis Realty & Constn Co to Saml H Raphael, 43 W 125th st. Mts \$5,000. Mar 15. Mar 20, 1911. O C & 100
- Grand Boulevard & Concourse (Anthony av), w s, 25 s Minerva pl, 50x100, vacant. Adolph C Hottenroth to Sandrock Realty Co, 3031 Decatur av. Mar 16. Mar 21, 1911. 12:3319. 100
- Garrison av, s s, 75 w Longfellow av, 50x100, vacant. Laine Realty Co to Matilda Lowy, 901 Irvine st. 1-3 part. Mt \$5,500. Mar 6. Mar 21, 1911. 10:2761. O C & 100
- Hughes av, No 2127 | s w cor 181st st, 17.10x95x41.11x98, 2-sty fr 181st st | dwg. Harry Cahn et al to Curtiss P Byron, 2224 Ams av. Mts \$6,750 & all liens. Mar 15. Mar 21, 1911. 11:3070. O C & 100
- Hoe av, No 1235, w s, 50 s Freeman st, 18.7x65.1x18.8x63.9, 2-sty fr dwg. Jas Brady to Saml Lyttle, 1224 Hoe av. Mt \$4,000 & all liens. Apr 25, 1910. Mar 22, 1911. 11:2979. O C & 100
- Jackson av, No 1122, e s, 273.5 n 166th st, 24.10x87.6, 2-sty & b bk dwg. Otto J Kalt to Caroline M Fallon, 1118 Jackson av. Mt \$9,000. Mar 15. Mar 21, 1911. 10:2651. O C & 100
- \*Livingston av, w s, 522 s Kingsbridge rd, 25x87. Sol L Kaye & Eva his wife to Dorothy Kaye, 95 W 119th st. Dec 17. Mar 22, 1911. O C & 100
- \*Lyon av | n e cor Parker av, 50x100. Parker av | Green lane, w s, 100 n Lyon av, 25x100. Richard Morrison & ano to Jno V Braun, 3331 White Plains av. 1-3 part. Mar 20. Mar 21, 1911. nom
- \*Lyon av | n e cor Parker av, 50x100. Parker av | Green lane, w s, 100 n Lyon av, 25x100. Richard Morrison & Jno V Braun to Richd Morrison, 10 Station pl, Williamsbridge. 2-3 parts. Mar 20. Mar 21, 1911. nom
- \*Leland av, bet West Farms rd & Westchester av land in bed of st in front of lot 190 map( No 984 in Westchester Co) of 370 lots McGraw Estate near Van Nest. Deed of Cession. Omero Caste to City of N Y. All title. Dec 31, 1910. Mar 23, 1911. nom
- Leland av bet West Farms rd & Westchester av, land in bed of st in front of lot 189. Same map. Deed of Cession. Same to same. All title. Dec 31, 1910. Mar 23, 1911. nom
- Livingston av, plot 15 blk 12 map (No 1470) of Fieldston. Delafield Estate to Henry H Janeway on n s 246th st, 200 years (?) or ft w of Riverdale av. All liens. Mar 15. Mar 23, 1911. 13:3415. 100
- Mt Vernon av, s s, 289.8 e Oneida av, 55.3x62x35x54 & being lot 872 map (No 753) of Edw K Willard at Woodlawn Heights except part for Mt Vernon av. Anton Schuster to Patk M Burke, 326 E 21st. Mar 21. Mar 23, 1911. 12:3373. 100
- \*Mapes av | s e cor Middleton rd, 40x100x38x100.1, Westchester. Middletown rd | David G Lorenzi to Juliana A Ferguson at Halesite, Suffolk Co, N Y. Mar 13. Mar 21, 1911. nom
- Nelson av, No 1411, w s, 183.4 n Boscobel av, 16.8x95.6x18.5x87.7, 2-sty fr dwg. Jacob J Carpenter to Elwin F J Carpenter, 131 E 105th st. Mt \$3,500. Mar 16. Mar 17, 1911. 11:2874. nom
- Plymton av, Nos 1388 & 1390, e s, — s Boscobel av. —x—, 2, 2-sty bk dwgs. Kemp-Jones Realty Co to Herman A Ernst, 72 E 89th st. Mt \$14,000. Mar 20, 1911. 9:2521. O C & 100
- Plymton av, w s, 25 n 170th st, 50x100, vacant. August Nelson, 193 W 168th st to Geo P Baisley, No — Wmsbridge rd. Mt \$2,415. Mar 17. Mar 20, 1911. 9:2522. O C & 100
- Prospect av, No 1392, e s, 57.9 s Jennings st, 19x91.4x19.2x88.6, 3-sty fr tnt & str. Marie Q Peters to Hersch Friedlander, 22 E 115th st. Mt \$8,000. Mar 14. Mar 22, 1911. 11:2971. nom
- Park av, No 4077 | n w cor Ittner pl, 102x90, 5-sty bk mill. Philipp Ittner pl | Holing to Emil Pallmann. Mts \$27,000. Sept 21, 1905. Mar 17, 1911. 11:2899. nom
- Park av, Nos 3800 & 3804 | n e cor 171st st, 50x50, vacant. Lorenzo 171st st, No 441 | Scinto et al to Rosaria Lagana, 1604 Purdy st. Mt \$4,000. Mar 1. Mar 17, 1911. 11:2903. nom
- Prospect av, No 701, w s, 27 s 155th st, 21x95x21x94.10, 4-sty bk tnt. Bertha Schmuck to Ida Groebach, 46 W 132d st. Mt \$14,000. Mar 20. Mar 21, 1911. 10:2675. O C & 100
- \*Paulding av, Nos 3724 & 3728 | n e cor 217th st, 114.6x100. Savoy 217th st, Nos 1005 & 1007 | Impt Co to Jno Deoteris, 30 Henry st. All liens. Mar 21, 1911. 100
- \*Richardson av, e s, 265 s 237th st, 215x120. Augusta M de Peyster to Edw H Kelly, 2971 Valentine av. Mar 9. Mar 20, 1911. nom
- \*Randall av, n s, 150 e Amundson av, 50x103.1x50x102, Edenwald. Thos P Hickie to Jno Smith, 231 E 26th st. Mar 7. Mar 21, 1911. nom
- \*Railroad av | n w cor Lorillard av, 125x100. Henry A Mark to Lorillard av | Victoria Walker, 491 E 139th st. Feb 18. Mar 20, 1911. 100
- \*Richardson av | n e cor 236th st, 100x120. 236th st | Richardson av, e s, 130 n 236th st, runs s 30 x e 120 x n 25 x w 120 to beg. Savoy Impt Co to Jno Deoteris, 30 Henry st. Mt \$5,000 & all liens. Mar 21, 1911. 100
- Southern Boulevard, n w s, 75 s w Tiffany st, 85x100, vacant. Release mt. Brevoort Real Estate Co to Eberhardt & Podgur, 871 Tiffany st. Mar 10. Mar 21, 1911. 10:2722. 9,000
- Summit av, No 999, w s, 491.7 s 165th st, 30x87.6, 4-sty bk tnt. Henry Herrlich et al to Harry Meyer, 150 8th av. Mt \$15,000. Mar 20. Mar 21, 1911. 9:2523. O C & 100
- Undercliff av | n w cor 176th st, 22.9x100x55.4x105.2, vacant. Undercliff Realty Co to Moritz L Ernst, 152 W 122d st & Carl Ernst, 316 W 95th st firm M L & C Ernst, 35 Nassau st. Mt \$1,722 & all liens. Mar 18. Mar 20, 1911. 11:2880. O C & 100
- \*Van Nest (Columbus) av, n s, 50 w Wallace av (Jefferson st), 75x100.
- Columbus av, s s, 25 e Jefferson st, 100x100. Heinrich W F Schulz to Simpson Constn Co, 1238 Simpson st. Mar 7, 1911. Mar 21, 1911. O C & 100
- Washington av, Nos 1591 & 1593, old, w s, 210 s 172d st, 50x150, except part for av, two 2-sty fr dwgs. Saml S Marcus to Phillip Krakouer, 1589 Washington av. ½ right, title & interest. Mt \$12,000. Mar 1. Mar 17, 1911. 11:2904. O C & 100
- Willis av, No 463 | s w cor 146th st, 25x107, 4-sty bk tnt & 146th st, Nos 372 to 382 | str & 1-sty bk str in st. Chas Kanter to Kanter Co, 413 E 146th st. Mt \$21,000. Mar 17. Mar 18, 1911. 9:2307. O C & 100
- Washington av, No 1619, w s, 40 s 172d st, 41.7x89.9, 5-sty bk tnt. Trebor Realty Co to Carl Ernst, 316 W 95th st, & Moritz L Ernst, 152 W 122d st. Mts \$30,500 & all liens. Mar 10. Mar 18, 1911. 11:2904. nom
- Washington av, No 1281, w s, 100 s 169th st, 35x150, except part for av, vacant. Sarah Cohen to Sophie Knepper, 1754 Eastburn av. All liens. Mar 1. Mar 22, 1911. 9:2390. nom



Westchester av n w s, 99.11 n e Jackson av, 25.5x84.11 to e s Jackson av | Jackson av x30 67.7, vacant. Thos B Gilford Jr et al to Wm Sternschuss, 2398 Creston av. Mar 9. Mar 20, 1911. 10:2645. 12,000

Washington av, No 1240, e s, 109.1 n 168th st, 37.6x113.9x37.6 x114.8, 6-sty bk tnt & str. Diamond Constn Co to Saml S Marcus Realty Co, 1589 Washington av. Mt \$36,000. Mar 1. Mar 20, 1911. 9:2373. O C & 100

Webster av e s, 175 n 170th st, 25x174.7 to w s Millbrook or Brook av | Brook av, x25.6x178.4, vacant. Emanuel Arnstein et al EXRS Leopold Hutter to Alex Herzog, 983 Park av. Mt \$2,500. Mar 8. Mar 20, 1911. 11:2896. 5,000

Wales av, Nos 676 & 678, e s, 202.5 s 155th st, runs e 108.7 x s w 17.1 x s 22.9 x w 100 to av, x n 37.6 to beg, 6-sty bk tnt. Wales av, e s, 239.11 s 155th st, runs e 100 x s 37.6 x w 39.1 & 6.3 x s 2.2 x w 54.3 to av, x n 37.6 to beg, 6-sty bk tnt & str.

Sarah B Hirschberg to Minnie Rosing, 61 W 113th st. All liens. Mar 14. Mar 21, 1911. 10:2654. O C & 100

Wilkins av, w s, 50.10 n Jennings st, 50.10x88.3x50x97.3, vacant. Release mt. Fleischmann Realty & Constn Co to Dwyer & Carey Constn Co. Mar 20. Mar 21, 1911. 11:2965. 1,000

Same prop. Release mt. Wm R Rose to same. Mar 21, 1911. 11:2965. 6,000

Washington av, No 1760, e s, 209.10 n 174th st, 55.10x109.6x 51.6x109.7, 2-sty fr dwg & vacant. Silas A H Dayton to Sarrosa Realty Co, 150 Nassau st. Mt \$11,800 & all liens. Mar 15. Mar 21, 1911. 11:2916. nom

3d av, No 2493, w s, 25 n 136th st, 25x99.7, 5-sty bk tnt & str. FORECLOS, Feb 28, 1911. Adolph Bloch, ref, to Alex D Noyes, 2 W 94th st. Mar 21. Mar 22, 1911. 9:2320. 10,000

Land under waters of Spuyten Duyvil Creek, north of the north Harlem River Pier & Bulkhead line including lands bet original high water marks of said Creek & portion of Harlem River. People of State N Y to City of N Y. All title. June 2, 1904. Mar 17, 1911. 11:3238 & 3245; 12:3264 & 3265; 13:3402 & 3403 & 3404. letters patent

\*Parcel No 37 on damage map to open Clasons Point rd from Westchester av to East River. Release mt. Michl Ganly to Jas V Ganly, 2041 Westchester av. Jan 17. Mar 17, 1911. nom

\*Parcel No 10 & 10a on damage map to open Taylor st from Morris Park av to West Farms rd. Release mt. Hattie F Kellogg to Aug G Bucholz, 33 Sullivan st. Jan 30. Mar 17, 1911. nom

Parcel No 34 & 35 on damage map to open Lawrence av from Lind av to W 167th st. Release mt. Title Ins Co of N Y to Saml W Ehrich. Dec 11, 1909. Mar 17, 1911. 9:2527. nom

Parcel No 3 on damage map to open Lawrence av from Lind av to W 167th st. Release mt. Julia Schwarz to Saml W Ehrich. Dec 29, 1908. Mar 17, 1911. 9:2527. nom

\*Parcel No 36 on damage map to open Clasons Point rd from Westchester av to East River. Release mt. Corn Exchange Bank to The City of N Y. Dec 2, 1910. Mar 17, 1911. nom

\*Parcel No 77 on damage map to open Taylor st from Morris Park av to West Farms rd. Release mt. Harlem Savings Bank to City of New York. Aug 26, 1910. Mar 17, 1911. nom

\*Parcel No 20 on damage map to open Clasons Point rd from Westchester av to East River. Release mt. Wooster Beach et al to City of N Y. Nov 26, 1910. Mar 17, 1911. nom

\*Parcel Nos 9 & 10 on damage map to open Tremont av from Aqueduct av to Sedgwick av. Release mt. Regent Realty Co to City of New York. Jan 9. Mar 17, 1911. 11:2877. nom

\*Parcel No 77 on damage map to open Taylor st from Morris Park av to West Farms rd. Release mt. Harlem Savings Bank to City of N Y. Aug 26, 1910. Mar 17, 1911. nom

Parcel No 3 on damage map to open Hull & Decatur avs from Mosholu Parkway to Woodlawn rd. Consent to payment of award. N Y & Suburban Co-operative Bldg & Loan Assn to City of N Y. Dec 28, 1910. Mar 17, 1911. 12:3332. nom

Parcel No 9m on damage map to open Cambreling av from Grote st to St John's College. Release mt. Jas L Wells to City N Y. Dec 24, 1910. Mar 17, 1911. 11:3091. nom

Parcel No 7 on damage map to open Spuyten Duyvil rd from Spuyten Duyvil Parkway to Riverdale av & 230th st. Release mt. Eliz Dalzell admx Jas Dalzell to City N Y at City Hall, N Y. Jan 19. Mar 17, 1911. 13:3407. nom

Parcel No 50 on damage map to open West Farms rd from So Boulevard to Boston Post rd. Release all claim, &c. Central Trust Co to Union Railway Co of N Y, 2936 3d av. Dec 24, 1910. Mar 17, 1911. 11:3018. 5:284.85

Columbia st, No 81, assign lease. Wm Wunderlich to Eastern Brewing Co at Meserole & Scholes st, Bklyn. Mar 13, 1911. Mar 21, 1911. 2:334. collateral for 3,500

Clinton st, No 78, str. Louis Isaacs & ano to Jacob Greenblatt, 78 Clinton st; 5 4-12 yrs, from Jan 1, 1911. Mar 22, 1911. 2:348. 960

Clinton st, No 57, north str & b. Maksz Wiener to David Oberhard, on premises; 5 yrs, from May '1, 1911. Mar 22, 1911. 2:349. 840

Essex st, Nos 154 & 156 | cor Stanton st, cor str & b. Kiba Dorf Stanton st | man to David Lonsheim, 56 Av C & ano; 1 11-12 yrs from May 1, 1911. Mar 17, 1911. 2:354. 240

Front st, No 28, b & 1 & 2-stys. Ernest Flagg to Paul Barret, 28 Front st; 3 yrs from Jan 1, 1911. Mar 20, 1911. 1:7....1,000

Forsyth st | e cor Stanton st, cor str & b. Jno Robinson to Philip Stanton st | Stadler & Morris Reisler, both at 597 Ashford st, Bklyn; 5 yrs, from May 1, 1911. Mar 22, 1911. 2:421 ....1,980

Lafayette st, No 182, str & b. Richd H Deeves to Wright Wire Co at Worcester, Mass; 5 yrs from May 1, 1911. Mar 17, 1911. 2:473. 2,500

Mott st, No 135, north str & b. Giuseppina Zarillo to Rocco Musorofiti, 135 Mott st; 5 1-12 yrs, from Apr 1, 1911. Mar 18, 1911. 1:237. 516 & 540

Mott st, No 135. Surrender lease, dated Feb 14, 1906. Rocco Musorofiti to Giuseppina Zarillo, 137 Mott st. All title. Mar 17, 1911. Mar 18, 1911. 1:237. 86

Mulberry st, Nos 166 to 170, all. Giovanni Lordi to Caterina Cimino, 168 Mulberry st; 2 2-12 yrs from Mar 1, 1911. Mar 20, 1911. 2:471. 9,250

Monroe st, No 134½, re-assign lease. Arthur G Freeland to Jos Asch, 254 Mad st. All title. Mt \$500. Mar 23, 1911. 1:-256. nom

Orchard st, No 190, n str floor & b. Abraham Leipziger to Saml Krier, 189 Orchard st; 4 yrs from May 1, 1911. Mar 20, 1911. 2:412. 810

Orchard st, No 68, all. Marie L Tillotson to Bertha Brill, 68 Orchard st; 3 yrs from May 1, 1911. Mar 21, 1911. 2:408....1,700

Oak st, Nos 48 & 48½, the bakery. Nunzia Perniciaro to Paolo Di Grazia, 48 Oak st; 3 yrs, from May 1, 1910. Mar 22, 1911. 1:278. 480

Sheriff st, No 70 | s e cor Rivington st, re-assign lease. Davies J Rivington st | Marshall to Philip Bodenstein, 81 Willett st. All title. Mt \$2,600. Mar 17, 1911. 2:333. nom

Spring st, No 242, 1-sty extension on rear. Ralph J M Bullowa to G Backman Hoppin, 47 W 53d st et al as TRUSTEES for Spring Street Social Settlement at 244 Spring st; 5 yrs from Nov 1, 1910. Mar 20, 1911. 2:491. 400

1st st, No 56, all. Max J Kramer to Isaac Rubin, 332 E 13th st; 3 yrs from May 1, 1911. Mar 20, 1911. 2:443. 3,000

3th st, No 296 E, barber floor. Fanny Fisher to Israel Fleiss, 312 E 3th st; 3 yrs, from May 1, 1911; 2 yrs renewal. Mar 17, 1911. 2:372. 456

4th st, Nos 230 & 232 E, all. Rose Lottman to Jos Levin, 230 E 4th st; 5 yrs from Apr 1, 1911. Mar 17, 1911. 2:399. 7,300

9th st, No 604 E, all. Morris Rosenbaum et al to Saml Pokard on premises; 3 yrs from Mar 1, 1911. Mar 20, 1911. 2:391. 3,320

10th st, No 211 W, all. M Gustine Rieser Realty Co to Frank A Perrotty, 215 W 10th st; 4 yrs from Jan 1, 1911. Mar 21, 1911. 2:620. 5,425

10th st, No 210 E, all. Zacharya Werfel to Simon Teitelbaum, 81 Allen st; 3 yrs from Apr 1, 1911. Mar 23, 1911. 2:451....2,756

12th st, No 427 E, east str of front bldg & b or bakery in rear bldg. Francesca P Sportaro to Antonino Scrivano, 427 E 12th st; 5 yrs, from Mar 1, 1911. Mar 22, 1911. 2:440. 420

12th st, No 441 E, 3 most westerly str & two most westerly b. Louis Solinsky to Francesco Di Carlo, 441 E 12th st; 5 yrs, from May 1, 1911. Mar 22, 1911. 2:440. 1,200

18th st, Nos 142 & 144 W, 2d loft. Morris Bernhard Co to Ernest Sanbiac et al, all at 152 Barry av, Maharoneck, N Y; from Feb 15, 1911 to Jan 31, 1915. Mar 17, 1911. 3:793. 2,500 & 3,500

18th st, No 222 E. Surrender lease & bill of sale of bldg. Magdalena O'Connor & Robt Sherwood EXRS, &c Thos J O'Connor to Winthrop C Rutherford INDIVID & TRUSTEE Lewis M Rutherford, at Allamuchy, Warren Co, N J. Feb 1. Mar 22, 1911. 3:898. 7,500

18th st, No 226 E. Surrender lease & bill of sale of bldg. Lydia S White to Winthrop C Rutherford, at Allamuchy, Warren Co, N J. Mar 16. Mar 22, 1911. 3:898. 7,500

18th st, No 45 E, re-assign lease. Wm Zoll to Thos B Storms at West Nyack, N Y. All title. Mt \$4,500. Mar 23, 1911. 3:-847. nom

24th st, No 504 W, all. 1,080

24th st, No 506 W, rear building. Robt Henderson, 468 W 24th st, to G D Vlocos, 504 W 24th st; 5 yrs, from Dec 1, 1909. Mar 18, 1911. 3:695. 1,080

45th st, No 603, n s, 75 w 11th av, 25x75.3, all. Marion A Easton to Jno H Boynton, 947 Bway; 21 yrs, from Dec 1, 1910. Mar 22, 1911. 4:1093. taxes, &c, & 1,050 to 1,450

48th st, No 26 E, front b. Mary J Piper to M E Massel, 543 W 160th st; 2 1-12 yrs, from Apr 1, 1911. Mar 21, 1911. 5:1283.840

49th st, Nos 233 to 237 W, all. Leonard L Hill to Eliz-A Viau, 233 W 49th st; 5 yrs from May 1, 1911. Mar 17, 1911. 4:-1021. 5,400

55th st, n s, 200 w 9th av, runs w 50 x n 100 x e 25 x n 12.4 x s e 25.2 x s 109.7 to beg, all. Danl Meehan to F B Stearns Co, 12,963 Euclid av, Cleveland, Ohio; 10 yrs from Sept 1, 1911. Mar 21, 1911. 4:1065. 9,500 & 9,750

63d st, Nos 124 & 126 E, stable. Mary E McCabe to Jno F Mulgrew, 124 E 73d st; 5 1-12 yrs, from Apr 1, 1911. Mar 22, 1911. 5:1397. 5,150

86th st, n s, bet 3d & Lex avs, the Yorkville Theatre, assign lease. Eighty-Sixth St Theatre Co to Tappan Realty Co, 140 Nassau st. Dec 27, 1910. Mar 20, 1911. 5:1515. nom

89th st, No 300 E, two e str & b. Annie M Engel to Antonino & Jos Gerbia, 300 E 89th st; 2 yrs, from May 1, 1911. Mar 23, 1911. 5:1551. 600

102d st, No 55 E, all. Jesse S Epstein to Hyman Friedman, 61-63 E 110th st; 3 yrs from Mar 1, 1910. Mar 23, 1911. 6:1608. 3,800

104th st, No 307 E, all. Lina Lochmuller to Domenico Repetti, 307 E 104th st; 5 4-12 yrs, from June 1, 1911. Mar 18, 1911. 6:1676. 1,560

106th st, No 344 E, surrender lease. Jas Varollo to Maria Colucci, 1342 Fulton av & Felice Granieri, 230 E 107th st. All title. Mar 20. Mar 21, 1911. 6:1677. nom

106th st, No 62 E, assign lease. Sarah Rosenthal & ano to Julius Richman & Pincus Neiman, both on premises. Mar 16. Mar 20, 1911. 6:1611. O C & 100

124th st, No 172 W, cor str & part cellar. 7th av, No 2077, str. Martha L Rutherford to Martin J Considine, 68 E 235th st; 5 yrs from May 1, 1911. Mar 23, 1911. 7:1908. 2,560 to 2,800

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.

March 17, 18, 20, 21, 22 and 23.

Bayard st, No 61, w str floor & b. Louis Greenbaum & Son to Henry Goldfarb on premises; 2 yrs from May 1, 1911. 17, 1911. 1:163. 900

Barclay st, No 101. Surrender lease. Schwarschild & Sulzberger Co to Serena Rhineland, 14 Washington Sq. Feb 3. Mar 17, 1911. 1:128. nom

Broome st, No 236, assign lease. Anna & Ike Katz to Etta Robinson, 1017 42d st, Bklyn. Mar 20. Mar 21, 1911. 2:409. nom

Broad st, No 59 | Reassign lease. Davies J Marshall to Louis G Beaver st, No 35 | Clark Jr at Piermont, N Y. All title. Mt \$3,500. Mar 23, 1911. 1:25. nom

Bleecker st, No 139. Bill of Sale. Marks Trautfield to W H Keller. Dec 9, 1910. Mar 23, 1911. 2:536. 500

Columbia st, Nos 140 & 142, ground floor of rear bldg. Jacob H Weisberger et al to Congregation Blazower Dage Machine Efrain; 3 yrs from Mar 1, 1910. Mar 23, 1911. 2:335. 240

Chatham sq, No 12, str.

Chatham sq, No 11, rear part of str. Louis Alterisi to Caspar Hillmeyer, 62 Division st; 1 3-12 yrs & 10 days from Dec 20, 1910. Mar 23, 1911. 1:162. 2,100

Chatham sq, Nos 11 & 12, assign lease. Casper Hillmeyer to Jos Smith, 62 Division st. All title. Mar 23, 1911. 1:162. nom

Clinton st, Nos 2 & 4, s str. Leo M Rothman & ano to David Lieberman on premises & ano; 5 yrs from May 1, 1911. Mar 17, 1911. 2:350. 1,140

Columbia st, No 81, all. Max Speiser to Wm Wunderlich, 81 Columbia st; 5 yrs from May 1, 1911. Mar 21, 1911. 2:334. 3,000

Columbia st, No 81. Agreement & consent as to assignment of lease. Max Speiser to Eastern Brewing Co. Mar 13. Mar 21, 1911. 2:334. nom



135th st, Nos 107 to 145 W, 10 houses. Chase Realty Co to Saml Specter & Isaac Specter; 5 yrs from Jan 1, 1910. Mar 20, 1911. 7:1920.....taxes, &c for each house, net 2,900 to 3,180

109th st | n s, 187 w 8th av & bounded s by 109th st, e Central Park W | by Central Park West, n by 110th st & Cathedral Parkway | edral Parkway & w by stone wall of the Garage Bldg, all. Martin G & Saml I Ferguson to Eureka Automobile Station, 235-237 St Nicholas av; 15 yrs, from Apr 1, 1911. Mar 18, 1911. 7:1845.....8,916 to 13,000

111th st, Nos 100 & 102 s e cor Park av, all. Henry Harris to Park av | Marcus Chajes, 71 E 105th st; 4 yrs, from Jan 1, 1911. Mar 18, 1911. 6:1638.....6,100 & 6,200

Av B, No 75, str & c & 1st & 2d floors. Louis P Deffaa TRUSTEE Philip Deffaa to Jacob Goldberg, 603 E 5th st & Henry Levv, 1437 1st av, from Mar 16, 1911 until Feb 1, 1919. Mar 17, 1911. 2:388.....1,428

Av B, No 169, str & b. Myer & Saml Koch to Isaac E Miner, 174 Av B; 3 yrs, from Apr 6, 1911 (2 yrs renewal). Mar 18, 1911. 2:393.....900

Av B, No 47, str & b. Saml Klar et al to Nathan Tannenheiser, 45 Av B; 5 yrs from May 1, 1911. Mar 20, 1911. 2:386.....1,680

Amsterdam av, No 1287 n e cor, str & b. Morningside View Co to 123d st, No 559 | Wm J Rabinowitz, 1287 Ams av & ano; 5 yrs from May 1, 1912. Mar 17, 1911. 7:1964.....1,000

Audubon av | cor 182d st, apartment 2B in Invermark Bldg. 182d st | Erick S Isaac of London, Eng by Shaw & Co AGENTS to Ludwig Levitt & Sons, 16 E 116th st; 2 yrs from Jan 1, 1911. Mar 23, 1911. 8:2155.....without payment of rent but to make alterations, painting, etc, to cost 740

Amsterdam av, No 28, all. Gustav T von Glahn, 355 W 59th st to Gustav T von Glahn & Co on premises; 10 yrs from May 1, 1911. Mar 23, 1911. 4:1152.....2,500

Amsterdam av, No 1954 s w cor 157th st, re-assign lease. Jno D 157th st | Haase to Jno Peper, 275 W 140th st & Henry Peper, 125 Edgecomb av. All title. Mt \$5,000. Mar 23, 1911. 8:2115.....nom

Amsterdam av s e cor 136th st, cor str. Oscar Baumann AGENT 136th st | for Leo W Vogel to Abraham Romanoff, 496 W 136th st; 5 yrs, from Mar 23, 1911. Mar 22, 1911. 7:1972.....480 to 600

Broadway, Nos 2540 to 2548 n e cor 95th st, the room. 126x100. 95th st | Real Constn Co to O J Gude Co. 935 Broadway; 5 yrs from Mar 15, 1911. Mar 17, 1911. 4:1243.....1,200

Broadway n e cor 29th st, runs n 64.6 x e 34.5 x n e 65.6 x e 84.4 29th st | x s 98.9 to n s 29th st x w 149.2 to beg. Assign lease. Broadway & 29th St Co to Croton Realty Co at Croton-on-Hudson, N Y. Mar 20, Mar 22, 1911. 3:831.....nom

Convent av, No 347, all. Kath C Herne to M Linn Bruce on premises; 2 4-12 yrs from Jan 1, 1911. Mar 17, 1911. 7:2050.....1,300

Lexington av, No 30, all. Ess Eff Realty Co to Levantine Co, on premises; 5 yrs from May 1, 1909. Mar 17, 1911. 3:879.....2,400 & 3,000

Lenox av, No 482, s str & b. Frank Malatzky to Henry Dietz, 482 Lenox av; 5 yrs from May 1, 1911. Mar 17, 1911. 6:1732.....870 to 900

Lexington av, No 743, 3d floor. Hyman Greenberg to Julius Feinberg, 174 E 71st st; 4 11-12 yrs from June 1, 1911. Mar 20, 1911. 5:1394.....900

Lenox av, No 477. Assign lease. Morris J Simon to Henry Martinson & Martin Nibur, 263 W 137th st. Mar 21. Mar 23, 1911. 7:1918.....nom

Madison av, No 1838, n str floor & b. Solomon Lachmann to Bernard Levy, 1452 5th av; 3 yrs & 1 1/2 mos from Mar 15, 1911; 2 yrs renewal. Mar 21, 1911. 6:1746.....1,020

Park av, No 961 n e cor 82d st, s str & part b. Chas G Curtis to 82d st | Alex Curtis to Alex Rothenberg on premises; 5 yrs from May 1, 1911. Mar 22, 1911. 5:1511.....1,100

1st av, No 1370, str floor, part b & 4 rooms above str. Vaclav Nemecek to Emanuel Castka, 1370 1st av; 5 yrs, from May 1, 1912. Mar 22, 1911. 5:1468.....1,800

1st av, No 213, str & part b. Geo Hodgins et al to Jacob Silver, 213 1st av; 5 yrs, from Feb 1, 1911. Mar 22, 1911. 2:454.....900

1st av, No 1191, n str & part b. Jacob Munck to Andrew Adamko, 1181 1st av; 5 yrs from Jan 1, 1911. Mar 23, 1911. 5:1439.....456

2d av, Nos 88 & 90, 1st n str from vesterbule. Morris Rose & ano to Julius Bernstein, 88 2d av; 3 yrs & 5 1/2 mos from Nov 15, 1909. Mar 17, 1911. 2:447.....840 & 900

3d av, No 78, 2d & 3d floors. Jno Hein to Louis Herman, 174 Orchard st; 3 yrs from Apr 1, 1911. Mar 17, 1911. 2:556.....720

3d av, No 515, str & b. Fannie C Sackett to Wm Stickle, 515 3d av; 3 yrs from May 1, 1911. Mar 17, 1911. 3:915.....1,800

3d av, No 627, str floor & b. Edgar F Brockner EXR Oscar Brockner to Henry Weiss, 627 3d av; 2 yrs from May 1, 1911. Mar 20, 1911. 5:1314.....1,020

3d av, No 1786 n w cor, all. Aetna Mort Co to Edw Pierce, 1786 99th st, No 173 E | 3d av; 10 yrs from May 1, 1911. Mar 20, 1911. 6:1627.....3,300 to 3,500

3d av, No 78, n w s, 129.1 n e 11th st, 19.5x75. Assign lease. John Heim to Wm F Schneider, 6 E 131st st. Mar 22. Mar 23, 1911. 2:556.....nom

4th av, No 379, str & part cellar. Eliz A Cuskley & ano to Jacob Mohr, 27 So Bleeker st, Mt Vernon, N Y & Saml Elder, 379 4th av, N Y; 10 yrs, from Feb 1, 1911. Mar 22, 1911. 3:882.....3,300 & 3,600

5th av, No 2208, str floor. Geo Karole to Barthold Kolster, 2208 5th av; 5 yrs, from May 1, 1913. Mar 18, 1911. 6:1732.....1,140

5th av, No 509, e s, 62.11 s 43d st, 37.6x123 to alley. Alley in rear of No 509 5th av, e s, 65.5 s 43d st & 133 e 5th av, 35x25, with rights to alley in front to 43d st. leasehold. SHERIFFS sale, Mar 6, 1911. Jno S Shea (Sheriff) to Winslow E Buzby, 560 W 157th st & Wm A Rees, 132 E 47th st. All title which Alfred Walton deft had on July 16, 1902. Mar 15, Mar 23, 1911. 5:1277.....500

5th av, No 509, e s, 37.6x158, with 10 ft alley leading to s s 43d st, all except room No 6 or 306 on 3d floor. Winslow E Buzby & ano to Bernhard A Buge, Inc, 439 E 14th st; 2 1-12 yrs from Apr 1, 1911. Mar 23, 1911. 5:1277.....17,250 1st yr & 15,000 2d yr

6th av, No 665, all. Wm McDonald to Demetrios Karagannis, 132 W 28th st; 21 yrs from Feb 1, 1911. Mar 17, 1911. 3:514.....taxes, &c, & 2,500 to 3,500

6th av, No 663, all. Teresa M J O'Donohue to Wine Growers Assn, 29 9th av; 10 yrs from May 1, 1911. Mar 21, 1911. 3:814.....3,000 & 3,500

6th av, No 124, all. Wauhope Lynn & ano to Saml Blumfield, 46 South Elliott pl, Bklyn; 5 yrs from Apr 1, 1911; 5 yrs renewal. Mar 20, 1911. 2:573.....2,000 & 2,100

6th av s w cor 18th st, 92x100, the land. Confirmatory lease of 18th st | lease dated May 16, 1902. Jno L Tonnele TRUSTEE Jno Tonnele to Jas Fellows, 1312 Madison av et al, EXRS &c. Geo H Beyer. Jan 31, 1911, the unexpired term of 6 9-12 yrs, from Feb 1, 1911, at \$16,000 per annum. Mar 22, 1911. 3:793.....nom

7th av, No 797, str, b & floor above str. Mary J Cunningham to Christian Kuhlthau; 3 yrs from May 1, 1910. Mar 17, 1911. 4:1004.....1,836 & 2,016

7th av, No 797. Assign lease. Christian Kuhlthau to Martin L Wagner, 797 7th av. Feb 20, 1911. Mar 17, 1911. 4:1004.....nom

7th av, No 369, str, floor & cellar. Henry Ungrich to Margt McGinnis, 372 W 29th st; 1 1/2 yrs, from Mar 15, 1911. Mar 22, 1911. 3:806.....2,400

8th av, No 921, 2 str & c. Noah Herschfeld to Milton Schwartz, 400 W 55th st & Paul Eisnitz, 368 W 55th st; 3 yrs from May 1, 1911. Mar 17, 1911. 4:1045.....1,680

8th av, No 2351. Agreement modifying lease, &c. Ethelia Realty Co with Minnie Shenk, 62 W 107th st. Mar 18. Mar 20, 1911. 7:1953.....nom

8th av, Nos 740 & 742 | All. Henry L Morris et al TRUS- 46th st, Nos 264 & 266 W | TEES Henry Astor to Jno Kadel, 87 E Main st, Port Jervis, N Y; 10 yrs, from May 1, 1912. Mar 22, 1911. 4:1017.....taxes, &c, & 6,000

8th av, No 2544, str, floor & b. Louis W Weill to Meyer Reader, 239 W 135th st; 3 yrs, from May 1, 1912. Mar 22, 1911. 7:1941.....1,600

8th av, No 2916, str & part b. Jacob Loewenthal to Victor Stachnik, 272 W 154th st; 3 yrs, from May 1, 1911. Mar 22, 1911. 7:2040.....1,000

8th av, No 2544. Assign lease. Lena Wolf to Meyer Reader, 239 W 135th st. Feb 23, 1911. Mar 23, 1911. 7:1941.....nom

9th av, No 734, all. Jno E & Amelia A Wigger to Michl A Coleca, 734 9th av; 4 yrs from May 1, 1911. Mar 20, 1911. 4:1040.....1,500

Pier 4, E R with bulkhead 82.6 on s of pier & 85 ft on n of pier with use of sheds, &c. The City of N Y by Commr of Docks to N Y C & H R R R Co at Grand Central Terminal, N Y; 10 yrs from June 1, 1911; 10 yrs renewal. Mar 21, 1911. 1:2.....24,367.40

Pier at foot W 96th st, N R & wharfage, &c by Commr of Docks. City of N Y to N Y Contracting & Trucking Co, 215 W 33d st; 10 yrs from Dec 27, 1911; 10 yrs renewal at \$3,969. Mar 21, 1911. 4:1256; 7:1898.....3,780

BOROUGH OF THE BRONX.

Freeman st, No 937 n w cor Hoe av, store & cellar. Freeman & Hoe av | Hoe St Reaty Co to John W Turnbull, 25 Gouverneur st; 10 2-12 yrs, from Mar 1, 1911. Mar 18, 1911. 11:2980.....1,500 to 2,400

147th st, No 402 E, 2d, 3d & 4th lofts. Eliz C Doherty et al to Victor Halper, 60 E 116th st; 9 4-12 yrs from June 1, 1911. Mar 20, 1911. 9:2291.....1,080 to 1,320

161st st, No 754 E, cor str floor & part cellar. Jos Wolf to Peter Siegrist, 764 E 161st st; 5 1-12 yrs from Apr 1, 1911. Mar 20, 1911. 10:2657.....840

Belmont av n e cor 188th st, str & part cellar. D'Auria Constn 188th st | Co to Michelina Marino, 2450 Belmont av; 5 4-12 yrs, from Dec 1, 1910. Mar 18, 1911. 11:3075.....600 & 660

Belmont av n e cor 188th st. Assign lease. Michelina Marino to 188th st | Jerome B Buese, 368 E 159th st. Feb 17, 1911. Mar 18, 1911. 11:3075.....nom

Boston rd, Nos 1056 & 1058, str. Henry Hof to Max Hellman & Abe Levine, 1511 Charlotte st; 3 yrs from Nov 1, 1909. Mar 23, 1911. 10:2622.....480 & 540

Jerome av, No 3110, str floor. Wm Gully to Frank Monaco, 3110 Jerome av; 5 yrs from Apr 1, 1911. Mar 23, 1911. 12:3321.....420 & 480

Longfellow av, No 1084, str & part b. Usona Const Co to Jos Sicilian, on premises; 3 yrs, from May 1, 1911. Mar 18, 1911. 10:2755 & 2757.....540 & 600

Pelham av, Nos 684 & 686, 50x120, all. Mathew Loomam to Stelina Tuccillo, 686 Pelham av; 5 yrs from May 1, 1911. Mar 21, 1911. 11:3091.....840

So Boulevard, No 2251, all. Cath Gleason to Dominick Costabile, 3021 3d av; 5 yrs from May 1, 1916. Mar 20, 1911. 11:3100.....900 & 960

\*White Plains av, No 3629, str floor, part b & floor above str. Michael Brennan to Vincenzo Catino, 3629 White Plains av; 3 yrs, from Apr 1, 1911. Mar 18, 1911.....780

Wilkins av, Nos 1417 & 1419, 1/2 str & b. Success Constn Co to Thos Rennie, 1326 Southern Boulevard; 3 yrs from May 1, 1911. Mar 21, 1911. 11:2965.....360

Wilkins av, Nos 1417 & 1419, b. Thos Rennie, 1417-1419 Wilkins av to Jos Sicilian, 341 E 11th st; 3 yrs from May 1, 1911. Mar 21, 1911. 11:2965.....120

Westchester av, No 1006, str & b. Henry Acker to Max Kreielsheimer & Carl Maas on premises; 10 yrs from Jan 1, 1911. Mar 23, 1911. 10:2724.....1,700 to 2,100

3d av, Nos 3208 & 3210, part 3d floor. Leo Levinson to Wm J Martin, 1705 3d av; 2 yrs, from Mar 15, 1911. Mar 21, 1911. 10:2620.....360 & 420

3d av, No 3065, str. Solomon Berliner to Jos J Zeiger on premises; 3 yrs from May 1, 1911. Mar 21, 1911. 9:2378.....800 & 900

3d av, No 3057, all. Adelaide H Levy to Meyer Marks, 3057 3d av; 3 4-12 yrs from June 1, 1910. Mar 21, 1911. 9:2378.....840

3d av | Agreement to insure leased bldgs for \$94,600 & also Melrose av | as to alterations Ebling Realty Co, 103 E 125th st, 150th st | with Louis M Blumstein, 453 W 141st st. Mar 22, Mar 23, 1911. 9:2374.....nom

3d av | n w cor 150th st, —x— 150th st | Melrose av | n e cor 150th st, —x— 150th st | surrender two leases. Ebling Realty Co 103 E 125th st to Theo J Chabot, 1208 Washington av. Mar 22. Mar 23, 1911. 9:2374.....nom

3d av | n w cor 150th st, 64x irreg to e s Melrose av, x100 to 150th st, 150th st, x—, all. Ebling Realty Co to Louis M Blumstein, 453 W 141st st; 21 yrs from May 1, 1911. Mar 23, 1911. 9:2374.....taxes, &c & 12,000 to 22,500

3d av, Nos 3818 & 3820, all. Jacob P Rurode to Max Lewin, 1024 Boston rd; 3 yrs from Mar 1, 1911; 3 yrs renewal. Mar 23, 1911. 11:2928.....1,440

MORTGAGES

BOROUGH OF MANHATTAN.

March 17, 18, 20, 21, 22 and 23.

American Mort Co, 31 Nassau st with Elijah Twaddell, 3305 Bway. 55th st, No 538 W. Extension of \$12,000 mt until Mar 1, 1916 at 5%. Mar 16. Mar 17, 1911. 4:1083.....nom

Abrams, Harold B to Josephine Stein gen Carl Stein, 327 W 57th st, 130th st, No 126, s s, 266.8 w Lenox av, 16.8x99.11. Mar 17, due, &c, as per bond. Mar 21, 1911. 7:1914. 9,500



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American Mortgage Co with Annie L Kneer, 177th st, Nos 502-504 W. Extens \$35,000 mt until Mar 21, 1916, at 5%. Mar 21, 1911. 8:2132. nom  
 American Mortgage Co, 31 Nassau st, with Geo W Kosmak, 177th st, Nos 506 & 508 W. Extens \$35,000 mt until Mar 21, 1916, at 5%. Mar 22, 1911. 8:2132. nom  
 American Mortgage Co with Geo W Kosmak, 23 e 93d st, 177th st, Nos 502 & 504 W. Extens of mt for \$30,000 to Mar 21, 1916, at 5%. Mar 21, 1911. 8:2132. nom  
 American Mortgage Co with Paulward Co, 58 Bway, 177th st, Nos 510 & 512 W. Extens of mt for \$30,000 to Mar 21, 1916, at 5%. Mar 21, 1911. 8:2132. nom  
 American Mortgage Co with Geo W Kosmak, 23 E 93d st, 177th st, Nos 506 & 508 W. Extens of mt for \$30,000 to Mar 21, 1916, at 5%. Mar 21, 1911. 8:2132. nom  
 American Mortgage Co with Fredk Mathesius Jr, 226 W 72d st, 177th st, Nos 514 & 516 W. Extens of mt for \$30,000 to Mar 21, 1916, at 5%. Mar 21, 1911. 8:2132. nom  
 Anderson, Eva R, 54 W 68th st with Gustave R Tuska, 57 E 52d st & ano trus Saml A Tuska, 43d st, No 240, s s, 383.4 w 7th av, 16.8x100.4. Subordination agreement Mar 22, Mar 23, 1911. 4:1014. nom  
 Aronson, Edw A, 225 W 113th st to Morris Kuttner, 47 W 113th st et al trus Jacob Fibel, 113th st, No 225, n s, 183.4 w 7th av, 16.8x100.11. Mar 23, 1911, 3 yrs, 4 1/2%. 11,000  
 Ashton, Fredk with Baron De Hirsch Fund, a corpn. Madison av, No 1308, s w cor 93d st, 100.8x44.5. Extension of \$10,000 mt until June 1, 1912, at 6%. Mar 16, Mar 23, 1911. 5:1504. nom  
 Same with same. Same property. Extension of \$135,000 mt until June 1, 1914, at 4 3/4%. Mar 16, Mar 23, 1911. 5:1504. nom  
 Butler, Richd A, 533 Union av; Cath Branak, 453 W 33d st & Mary A Butler & Eliz Harrison both of 731 E 235th st to METROPOLITAN SAVINGS BANK, 46th st, No 342, s s, 140 e 1st av, 20x100.5, 5 yrs, 5%. 5:1338. 8,500  
 Blumstein, Louis M to Theo J Chabot, 1208 Washington av, 125th st, Nos 230 to 236, s s, 450 e 8th av, 62.6x201.10 to 124th st, Nos 229 to 233, given as collateral security for two notes for \$50,000 each. Prior mt \$150,000. Mar 22, 2 yrs, 5%. Mar 23, 1911. 7:1930. notes 100,000  
 Bolton, Reginald P to GERMAN SAVINGS BANK, 158th st, No 638, s s, 712.10 w Bway, 18.8x100. Mar 23, 1911, 5 yrs, 4 1/2%. 8:2134. 8,500  
 Balmford, Jos, 509 W 146th st to Cath A Deane, 162 W 93d st, 205th st, No 403 & 405, n s, 100 w 9th av, 50x99.11. Mar 23, 1911, 5 yrs, 5%. 8:2202. 28,500  
 Bernstein, Julius, 88 2d av to Mendel Greenwald, 98 Goerck st, 2d av, No 88 & 90. Saloon lease. Mar 16, demand, 6%. Mar 17, 1911. 2:447. 500  
 Brigante, Michael to John J White, 232 5th st et al. Mott st, Nos 302 & 304, e s, 81.6 n Houston st, 60.8x82.9x60.8x—; Mulberry st, Nos 186 & 188, e s, 131.3 n Broome st, 48.7x100.1x35.8 99.3; Mott st, Nos 196 & 198, e s, abt 32 n Delancey st, 25x94; Elizabeth st, No 150, e s, 139 n Broome st, 25x99.1x25x99.2. Prior mt \$285,600, given to secure bond for \$30,000 covering land at n w cor Mulberry & Delancey st. Mar 7, due Oct 10, 1911, 6%. Mar 17, 1911. 2:521, 480, 479 & 478. 20,000  
 Banner, S Morrill to MIDDLETOWN SAVINGS BANK, Middletown, N Y. Hamilton pl, No 51, n e cor 139th st, No 523, 108x51.10x 99.11x94.3. Mar 20, 1911, 5 yrs, 5%. 7:2071. 10,000  
 Briggs, Eliz H of Borough of Queens, N Y to Johanna H C Schnepf, 328 Highland Boulevard, Borough of Queens, N Y, 53d st, No 331, n s, 392.5 e 9th av, 17.5x42.4x19.10x44.9. Mar 13, 2 yrs, 5%. Mar 21, 1911. 4:1044. 2,000  
 Buckley, Newhal Co, 1 E 125th st to HARLEM SAVINGS BANK, 124 E 125th st, 125th st, Nos 145 & 147, n s, 175 e 7th av, 50x99.11. Mar 21, 1911, 3 yrs, 4 1/2%. 7:1910. 125,000  
 Same to same. Same prop. Certificate as to above mt. Mar 20, Mar 21, 1911. 7:1910.  
 Berger, Richard, to FRANKLIN SAVINGS BANK, 656 8th av, 15th st, No 244, s s, 43 w 2d av, 25.3x103.3. Mar 22, 1911, 1 yr, 5%. 3:896. 5,000  
 Bienenstock, Morris with Helen Golding, 2 W 120th st, Columbia st, No 77, w s, 80 n Rivington st, 20x49.8. Agt that \$1,066.49, which is share of party 2 part in mt for \$4,000 is superior to all other liens & that said sum is held in trust for same. Mar 20, Mar 21, 1911. 2:334. nom  
 Buffalo Creek R R Co to BANKERS TRUST CO, 7 Wall st, trustee. Consent to mt or deed of trust for \$5,000,000. Dec 6, 1910. Mar 22, 1911.  
 Same to same. Certificate as to mt or deed of trust for \$5,000,000. Mar 21, Mar 22, 1911.  
 Burnham, Cath M to Jos L Buttenwieser, 233 Lenox av, Lenox av, No 233, w s, 60 s 122d st, 20x80. P M. Prior mt \$—. Mar 21, 3 yrs, 6%. Mar 22, 1911. 7:1906. 3,000  
 Coutts, Geo H with Nettie Simons, 115 W 118th st, 100th st, No 230, s s, 130 w 2d av, 24.11x100.11. Extension of \$16,000 mt until May 5, 1916, at 5%. Mar 16, Mar 17, 1911. 6:1649. nom  
 Caille, Frieda to Annie Fennel extrx John Fennel, 965 Whitlock av, 65th st, No 345, n s, 119 w 1st av, 27x100.5. Mar 16, 5 yrs, 5%. Mar 17, 1911. 5:1440. 15,500  
 C N & S A Constn Co to Tillie Marks, 14 E 119th st, Bradhurst av, Nos 192 to 202, n e cor 151st st, 165.7x124.6. Prior mt \$—. Mar 16, due, &c, as per bond. Mar 18, 1911. 7:2046. 6,000  
 Same to same. Same prop. Certificate as to above mt. Mar 16, Mar 18, 1911. 7:2046.  
 City of New York to Leslie S Petrie, 302 W 79th st. Transfer tax lien for yrs 1905 to 1907. Assessed to W E D Stokes, covering lot 56 on 54th st, s s bet 6th & 7th avs. July 1, 1909, 3 yrs, 6%. Mar 18, 1911. 4:1006. 1,794.21  
 Coberg, Julia extrx, & Christopher J Swingman to LAWYERS TITLE INS & TRUST CO, 9th av, No 736, e s, 44 s 50th st, 24.4x80x22.4x80. Mar 17, 1911, 3 yrs, 5%. 4:1040. 1,000  
 City of New York to Leslie S Petrie, 302 W 79th st. Transfer tax lien for years 1892 to 1907, assessed to W E D Stokes, covering lot 29 on West End av, n w cor 86th st. July 1, 1909, 3 yrs, 6 1/2%. Mar 18, 1911. 4:1248. 17,298.41  
 Carroll, Mary E to Francis X McDonough, 174 St Johns pl, Bklyn, N Y, 10th av, No 594, s e cor 43d st, No 474, 20x80. Mar 22, due, &c, as per bond. Mar 17, 1911. 4:1052. 3,200  
 Coursen, John H with ALBANY SAVINGS BANK, Albany, N Y, Amsterdam av, Nos 1284 & 1286, w s, 40.11 n 123d st, 40x100. Extension of \$45,000 mt until Mar 1, 1914, at 4 1/2%. Mar 14, Mar 20, 1911. 7:1978. nom

Capace, Antonio, 232 E 29th st to METROPOLITAN SAVINGS BANK, 59 & 61 Cooper Sq E, Av A, No 214, e s, 51.9 n 13th st, 22x96. Mar 13, 5 yrs, 5%. Mar 21, 1911. 2:407. 15,000  
 Chemical Realty Co & Louis D Baer with Louis Lowenstein et al trustees will Isaias Meyer, for Irma Ferulli, 116th st, No 404, s s, 90 w Morningside av W, 60x100.11. Estoppel certificate & extension of mt for \$100,000 to Mar 14, 1916 at 5%. Mar 14, Mar 20, 1911. 7:1867. nom  
 Cohn, Hyman, 173 E 113th st to Abraham Levy, 151 E 112th st, 20th st, Nos 329 & 333, n s, 258.3 w 1st av, 45.11x92. Prior mt \$45,000. Mar 20, 5 yrs, 6%. Mar 21, 1911. 3:926. 10,000  
 Cornwell, Eliz M to BOWERY SAVINGS BANK, 128 Bowery, 122d st, No 131, n s, 290 e Park av, 17.6x100.11. Mar 22, 1911, 1 yr, 4 1/2%. 6:1771. 2,500  
 City Real Estate Co with Robt H Marquart, 810 E 179th st, St Nicholas av, Nos 281 to 287, n w cor 124th st, No 351, runs n 100.11 x w 118 x s 71.10 to n s Hancock pl & Nos 1 to 5, s e, 63 to n s 124th st x e 62 to beg. Extens \$170,000 mt until Mar 20, 1916, at 5%. Mar 20, Mar 21, 1911. 7:1951. nom  
 Chiarello, Diego, Stefano, Domenico, Luciano, Serafina wife Vincenzo Chiarello & Accursio Chiarello all of 18 E 111th st to Kath V K Holden at Rock Ridge, Greenwich, Conn, 111th st, No 18, s s, 191 e 5th av, 27x100.11. Mar 22, due, &c as per bond. Mar 23, 1911. 6:1616. 22,000  
 Connick, Andrew J to F DeWitt Wells exr Helen M Bedford, 21 E 77th st, Bway (Kingsbridge rd), w s, 118 s Ft Washington av & being lots 6 & 7 map Lucius Chittenden, 50x118.10x50x117.8. P M. Dec 15, 1910, 1 yr, 6%. Mar 23, 1911. 8:2180. 2,783  
 Cukor, Jos, 222 E 68th st, with Jos Krines, 179 Warren st, Bklyn, 106th st, No 55, n s, 100 e Mad av, 25x100.11. Extension of mt for \$19,000 to Mar 20, 1916, at 5%. Mar 20, Mar 23, 1911. 6:1612. nom  
 Doig, Calvin G to GERMAN SAVINGS BANK, 100 E 14th st, 54th st, No 433, n e s, 450 n w 9th av, 25x100.5. Mar 23, 1911, 3 yrs, 4 1/2%. 4:1064. 13,000  
 Drayton, Jas C trus Maud Drayton with Louis Spahn, 315 E 103d st, 129th st, No 241 W. Extension of \$8,000 mt until Apr 13, 1914, 5 1/2%. Mar 3, Mar 23, 1911. 7:1935. nom  
 Dow Realty Co, 100 Wm st with Chas H Phelps, 324 W 103d st, Front st, No 27 & Broad st, Nos 113 to 115. Extension of \$70,000 mt until Apr 1, 1914 at % as per bond. Mar 17, Mar 18, 1911. 1:5. nom  
 Dacorn Realty Co to State Realty & Mort Co, 11 Pine st, Riverside Drive, s e cor 145th st, 100x124.4x99.11x120. Prior mt \$—. Mar 17, 1 yr, 6%. Mar 18, 1911. 7:2091. 30,000  
 Same to same. Same prop. Certificate as to above mt. Mar 17, Mar 18, 1911. 7:2091.  
 Davis, Gherardi to Jonas Weil, 613 Mad av, Lakewood, N J, 75th st, No 36, s s, 225 w Park av, 25x102.2. P M. Mar 20, 1911, due Dec 1, 1915, 5%. 5:1389. 20,000  
 Donovan, Richard J to Mary wife Donald Mitchell, 911 West End av, 47th st, Nos 120 & 122, s s, 512.6 e 7th av, 37.6x100.5. P M. Prior mt \$85,000. Mar 14, 2 yrs, 6%. Mar 22, 1911. 4:999. 20,000  
 Dornheim, Jno P G to Mary E Maguire, 534 W 149th st, Amsterdam av, No 1739, n e cor 146th st, No 479, 25x100. P M. Mar 22, 1911, due Mar 22, 1921, 5%. 7:2061. 65,000  
 EQUITABLE LIFE ASSUR SOC OF U S, Wm H Hussey, 142 Arlington av, East Orange, N J & Fredk Hussey, 150 Arlington, East Orange, N J, 7th av, No 2250. Extension of mt for \$15,000 to Jan 1, 1916 at 5%. Dec 31, Mar 17, 1911. 7:1938. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Adelaide S Browning, 16 W 57th st, 5th av, No 554. Extension of \$75,000 mt until Jan 1, 1914 at 4 1/2%. Mar 17, 1911. 5:1261. nom  
 EQUITABLE LIFE ASSUR SOC OF U S, with Jos I Green, 1131 Lexington av, 79th st, No 150 E. Extension of \$10,000 mt until Jan 1, 1916 at 5%. Dec 30, 1910. Mar 17, 1911. 5:1413. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Joan B Shaw, 280 West End av, West End av, No 344. Extension of \$23,000 mt until Jan 1, 1916 at 5%. Dec 31, 1910. Mar 17, 1911. 4:1168. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Chas E Williams, 67th st, Nos 236 W. Extension of \$13,000 mt until Jan 1, 1912 at 5%. Apr 27, 1910. Mar 17, 1911. 4:1158. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Edw Ryan & Jno H Ryan, 952 St Nicholas av, St Nich av, No 952. Extension of \$8,000 mt until Jan 1, 1916 at 5%. Dec 31, 1910. Mar 17, 1911. 8:2108. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Harriet E McKenzie, St Nich av, No 760. Extension of mt for \$18,000 to June 20, 1913, 5%. May 30, 1910. Mar 17, 1911. 7:2053. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Ellen P Kellogg, 500 Mad av, Central Park W, Nos 475 & 476. Extension of mt for \$49,000 to Jan 1, 1916 at 5%. Dec 29, 1910. Mar 17, 1911. 7:1843. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Florence & Jane Bermingham, 202 W 138th st, 138th st, No 202 W. Extension of mt for \$2,500 to Jan 1, 1916 at 5%. Dec 31, 1910. Mar 17, 1911. 7:2023. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Geo D Nicholas, 210 W 123d st, 122d st, No 213 W. Extension of mt for \$8,000 to Jan 1, 1916 at 5%. Dec 31, 1910. Mar 17, 1911. 7:1928. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Edwin B Collins, 237 W 136th st, 136th st, No 237 W. Extension of \$6,000 mt until Jan 1, 1916 at 5%. Dec 28, 1910. Mar 17, 1911. 7:1942. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Francisco Caporino, 344 E 115th st, 115th st, No 344 E. Extension of \$5,000 mt until Jan 1, 1916 at 5%. Mar 1, Mar 17, 1911. 6:1686. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Philip Heller, 68 E 120th st, 120th st, Nos 68 & 70 E. Extension of \$34,000 mt until Jan 1, 1915 at 5%. Dec 30, 1910. Mar 17, 1911. 6:1746. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Leah Mendes, 152 W 95th st, 95th st, No 152 W. Extension of \$9,000 mt until Jan 1, 1916 at 5%. Dec 31, 1910. Mar 17, 1911. 4:1225. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Ferdinand B Hauck, 614 W 180th st, 83d st, Nos 3 & 5 W. Extension of \$10,000 mt until Jan 1, 1916 at 5%. Jan 10, 1911. Mar 17, 1911. 4:1197. nom  
 EQUITABLE LIFE ASSUR SOC OF U S with Jas P Silo, 128 W 73d st, 73d st, No 128 W. Extension of \$25,000 mt until Jan 1, 1914 at 5%. Dec 31, 1910. Mar 17, 1911. 4:1144. nom



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- EQUITABLE LIFE ASSUR SOC OF U S with Sarah H David, 172 W 76th st. 76th st, No 172 W. Extension of \$20,000 mt until Jan 1, 1916 at 5%. Dec 1, 1910. Mar 17, 1911. 4:1147. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Maria T Driggs, 108 W 73d st, extrx Hiram C Driggs. 73d st, No 108 W. Extension of \$20,000 mt until Jan 1, 1916 at 5%. Dec 31. Mar 17, 1911. 4:1144. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Wm E D Stokes at the Ansonia, Bway & 73d st. 75th st, No 259 W. Extension of mt for \$50,000 to Jan 1, 1916 at 5%. Dec 31. Mar 17, 1911. 4:1167. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Wm E D Stokes at the Ansonia, Bway & 73d st. South st, Nos 248 & 249. Extension of mt for \$34,000 to Jan 1, 1916 at 5%. Dec 31. Mar 17, 1911. 1:248. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Mary Lyons, 141 E 71st st. 50th st, No 150 E. Extension of \$17,000 mt until Jan 1, 1913 at 5%. Dec 31, 1910. Mar 17, 1911. 5:1304. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Mary Lyons, 141 E 71st st. 48th st, No 155 E. Extension of \$15,000 mt until Jan 1, 1913 at 5%. Dec 31, 1910. Mar 17, 1911. 5:1303. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Arthur Brisbane at Hempstead, L I. 46th st, No 13 W. Extension of \$40,000 mt until Jan 1, 1916 at 5%. Jan 25, Mar 17, 1911. 5:1262. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Arthur Brisbane at Hempstead, L I. 46th st, No 13 W. Extension of \$16,000 mt until Jan 1, 1916 at 5%. Feb 3. Mar 17, 1911. 5:1262. nom
- EQUITABLE LIFE ASSUR SOC OF U S with May Irwin, 127 W 43d st. 45th st, No 156 W. Extension of \$15,000 mt until Jan 1, 1912 at 5%. Jan 9. Mar 17, 1911. 4:997. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Jno J Shea, 117 8th st, Elmhurst, L I. 76th st, No 245 W. Extension of \$17,000 mt until Jan 1, 1916 at 5%. Dec 30, 1910. Mar 17, 1911. 4:1168. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Alice H Golding, 233 W 38th st. 38th st, No 235 W. Extension of \$15,000 mt until Jan 1, 1914 at 5%. Dec 31. Mar 17, 1911. 3:788. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Monaton Investing Co, Times Bldg, N Y. 45th st, No 242 E. Extension of \$7,500 mt until Jan 1, 1916, 5%. Jan 3. Mar 17, 1911. 5:1318. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Frances J Crawford at South Nyack, N Y. 10th st, No 177 W. Extension of mt for \$9,500 to Jan 1, 1916 at 5%. Dec 31. Mar 17, 1911. 2:611. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Mary P Brisciani, 116 Charlton st. Cornelia st, No 33. Extension of mt for \$6,000 to Jan 1, 1914 at 5%. Dec 31. Mar 17, 1911. 2:590. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Edw A LeRoy Stewart & Louise M Kent both at Fishkill Landing, N Y & Helen V C Kent at White Plains, N Y. West st, No 21. Extension of mt for \$15,000 to Jan 1, 1914 at 5%. Dec 31. Mar 17, 1911. 1:15. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Sarah Gellis, 138 Henry st. Henry st, No 138. Extension of mt for \$13,000 to Jan 1, 1916 at 5%. Dec 9, 1910. Mar 17, 1911. 1:273. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Maurice H Cohen, Hotel Walton, 70th st & Col av. King st, No 37. Extension of mt for \$20,000 to Jan 1, 1916 at 5%. Dec 31, 1910. Mar 17, 1911. 2:520. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Hannah Davenport, 422 W 22d st. 22d st, No 422 W. Extension of mt for \$8,500 to Jan 1, 1916 at 5%. Jan 9, 1911. Mar 17, 1911. nom
- EQUITABLE LIFE ASSUR SOC OF U S with L Napoleon Levy, 18 W 72d st & Jefferson M Levy, 59 E 34th st. Bridge st, No 27. Extension of mt for \$14,000 to Jan 1, 1916 at 5%. Dec 29. Mar 17, 1911. 1:10. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Karl Schaefer, 790 Washington st. Washington st, No 790. Extension of mt for \$3,000 to Jan 1, 1914 at 5%. Dec 31. Mar 17, 1911. 2:642. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Jacob Hirsh, 25 W 87th st. 181st st, s s, 145 e Audubon av, 75x119.6. Extension of \$10,000 mt until Jan 1, 1913 at 5%. Jan 31. Mar 17, 1911. 8:2152. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Jno Whalen, 458 W 155th st. 155th st, Nos 463 & 467, n s, 124 e Ams av, 75x100. Extension of \$17,500 mt until Jan 1, 1914 at 5%. Dec 31, 1910. Mar 17, 1911. 8:2107. nom
- EQUITABLE LIFE ASSUR SOC OF U S with Ursula C Burns at Ursuline Terrace, Inwood on Hudson, N Y. Bolton rd or Mountain rd, c l 60 n c l 208th st, runs w 485.4 to Hudson River, x n 203.2 to c l 209th st, x e 533 to w s said rd, x e - to c l of said rd x s 199.11 to beg. Extension of \$15,000 mt until Jan 1, 1912 at 5%. Dec 31. Mar 17, 1911. 8:2256. nom
- Eighty-Sixth St Constn Co to GERMAN SAVINGS BANK, 157 4th av. 85th st, No 167, n s, 127.9 w 3d av, 76.8x102.2. P M. Mar 20, 1911, 1 yr, 5%. 5:1514. 40 000
- 829 Park Av Co to Wm J Taylor, 863 Park av. Park av, Nos 827 to 833, s e cor 76th st, No 100, 117.2x100. Prior mt \$625,000. Mar 20, 1911, due, &c, as per bond. 5:1410. 150,000
- Same to same. Same property. Certificate as to above mort. Mar 20, 1911. 5:1410.
- Eisenstrager, Marie C E, 978 Whitlock av with FRANKLIN SAVINGS BANK, 656 8th av. 42d st, No 346, s s, 141 W 1st av, 28 x98.9. Subordination agreement. Mar 21, 1911. 5:1334. nom
- Eighty-Sixth St Constn Co, 35 Bond st to Wm T Lahey, 71 E 87th st & ano. 86th st, No 162, s s, 100 w 3d av, 27.9x102.2. 85th st, No 169, n s, 112.8 w 3d av, 15.3x102.2. P M. Mar 15, 3 yrs, 4½%. Mar 21, 1911. 5:1514. 32,000
- Eagle Fire Co of N Y, 82 Beaver st with LAWYERS TITLE INS & TRUST CO. Front st, No 139, n e cor Depeyster st, No 25, 18x67x16.8x68.5; also Depeyster st, Nos 27 & 29. Agreement as to share ownership in bond & mt. Mar 16. Mar 20, 1911. 1:37. nom
- Einhorn, Moses, 23 Henry st to American Fidelity Co. Henry st, No 23 & Elizabeth st, No 168. Estoppel certificate. Feb. 28. Mar 22, 1911. 1:280; 2:478. nom
- Einhorn, Moses, 23 Henry st to American Fidelity Co. Henry st, No 23. Estoppel certificate. Feb 28. Mar 22, 1911. 1:280. nom
- Ford, Lizzie to Cornelius F Kingsland at Babylon, L I trustee for Henry P Kingsland will Ambrose C Kingsland, 106th st, No 158, s s, 100 e Ams av, 35x100.11. Mar 17, 1911, 5 yrs, 5%. 7:1860. 40,000
- Fumo, Luigi to Lion Brewery, 960 Col av. 114th st, No 351 E Saloon lease. Mar 16, demand, 6%. Mar 17, 1911. 6:1686. 2,374.84
- Fluri Constn Co to Edgar N Sidman. Houston st. Nos 65-67, s w cor Wooster st, No 195, 50x95. Certificate as to mt for \$175,000. Mar 15. Mar 18, 1911. 2:515.
- Fischlowitz, Isaac, 71 E 107th st to Chas Salomon, 114 E 71st st. 107th st, No 71, n s, 129 w Park av, 16x100.11. Mar 21, 1911, 5 yrs, 5%. 6:1613. 6,500
- Furman, Fanny & Eva Weltfisch to Geo W Silberhorn. 2d av, No 83. Estoppel. Certificate. Mar 20. Mar 21, 1911. 2:460. —
- Fettman, Lena to David Israel, 61 E 86th st. 7th st, No 218, s s, 158 w Av C, 25x90.10. Mar 20, 5 yrs, 5%. Mar 21, 1911. 2:389. 24,000
- Same to Moses Fettman, 218 E 7th st. Same prop. Prior mt \$24,000. Mar 20, 3 yrs, 6%. Mar 21, 1911. 2:389. 4,000
- Fox, Mortimer J, 150 W 86th st with Jno A Brown Jr of Newton Township, Pa. 86th st, No 150 W. Extension of \$20,000 mt until Mar 19, 1914 at 4%. Feb 20. Mar 21, 1911. 4:1216. nom
- Fuger, Jos to Brown-Weiss Realities, a corpn, 61 Park Row. 111th st, Nos 253 & 255, n s, 56 e 8th av, 2 lots, each 36x100. Two P M mts, each \$2,000. Two prior mts, each \$49,000. Mar 15, installs, 6%. Mar 18, 1911. 7:1827. 4,000
- GREENWICH SAVINGS BANK to Great Jones st Realty Co. Great Jones st, Nos 48 to 52. Certificate as to payment of \$20,000 mt on a/c of mt. Mar 17, 1911. 2:531. nom
- GREENWICH SAVINGS BANK, 246 & 248 6th av with Saml J Bloomingdale, 21 E 63d st et al. 3d av, Nos 990 to 1002, n w cor 59th st, Nos 141 to 165, 140.3x320. Extension of two mts aggregating \$500,000 until Mar 13, 1916 at 4½%. Mar 13. Mar 18, 1911. 5:1394. nom
- Gridley, Edw L, of Perth Amboy, N J, & Anna C Conover & Mary P Davies, of N Y, to NORTH RIVER SAVINGS BANK, 31 W 34th st. 27th st, No 240, s s, 235.3 e 8th av, 24.10x98.9. Mar 16, due, &c, as per bond. 3:776. 4,000
- Giallardo, Leonardo, 333 E 47th st to Francesco Lorenzo, 334 E 26th st & ano. 47th st, No 333, n s, 175 w 1st av, 25x100.5. Prior mt \$16,000. Mar 20, due, &c, as per bond. Mar 21, 1911. 5:1340. 3,500
- GREENWICH SAVINGS BANK with Albt Plaut, 28 E 76th st & Jos Plaut, 302 Central Park W. Wm st, No 120 & John st, No 79. Extension of \$150,000 mt until Nov 1, 1913 at 4½%. Mar 20. Mar 21, 1911. 1:77. nom
- Geayer, Mary to Gertrude B Cornell, 459 E 134th st. 100th st, No 226, s s, 180 w 2d av, 25x100.7. Mar 20, due Sept 20, 1911, 6%. Mar 21, 1911. 6:1649. 400
- Grunig, Louis Jr to Bertha Gingerich, 70 Ams av. 8th av, No 2642, e s, 25 s 141st st, 25x100. Prior mt \$21,000. Mar 20, due, &c, as per bond. Mar 22, 1911. 7:2026. 3,000
- Groll (P J) Constn Co to Jas P Hannigan, 1212 Franklin av. 53d st No 143 to 147, n s, 117.10 e Lex av, 53.6x100.5. Prior mt \$—, Mar 1, 3 yrs, 6%. Mar 23, 1911. 5:1308. 12,500
- Same to same. Same prop. Certificate as to above mt. Mar 1. Mar 23, 1911. 5:1308.
- Gatto, Caudeloro to Whipple Security Co, 170 Bway. Monroe st, No 4 & 6, s s, 80.2 e Catharine st, runs s 51.9 x e 20.4 x s 10.3 x e 25.2 x n 4 x e 1 x n 55.5 to Monroe st, x w 45.11 to beg. P M. Prior mt \$46,000. Mar 22, 3 yrs, 6%. Mar 23, 1911. 1:253. 1,765
- Griffin, Alice, 154 W 88th st to Henrietta J Erneman, 177 W 87th st. 88th st, No 154, s s, 342 e Ams av, 18x100.8. P M. Prior mt \$20,000. Mar 23, 1911, 2 yrs, 6%. 4:1218. 3,400
- Galiani Gustavo, 147 Mulberry st to METROPOLITAN SAVINGS BANK, 59 Cooper sq E. Monroe st, No 4 & 6, s s, 80.2 e Catherine st, runs s 51.9 x e 20.4 x s 10.3 x e 25.2 x n 4 x e 1 x n 55.5 to Monroe st, x w 45.11 to beg. P M. Mar 22, 5 yrs, 5%. Mar 23, 1911. 1:253. 29,000
- Hochman, Rosie, 169 Rivington st to Morris Weissberger, 341 E 3d st & ano. Sheriff st, Nos 66 & 68, e s, 70 s Rivington st, 40x75. Leasehold. Mar 15, 3 yrs, 6%. Mar 17, 1911. 2:333. notes 3,000
- Hadermann, Lizzie to GERMAN SAVINGS BANK, 157 4th av. 122d st, No 242, s s, 183.8 e 8th av, 33.8x100.11. Mar 16, 1 yr, 5%. Mar 17, 1911. 7:1927. 5,000
- Hallett, Frances A, 228 E 62d st, to National Academy of Design. 145 W 109th st. 62d st, No 228, s s, 275 w 2d av, 20x70. Mar 20, 1911, due, &c, as per bond. 5:1416. 9,250
- Howland, Dulany & Meredith Jr indiv & as exrs Mary G Howland & Gardner G Howland & Maud H Pyne with Henry A C Taylor, No — East av, So Portsmouth, R I. 35th st, No 37 E. Extension of \$35,000 mt until Feb 15, 1914 at 4½%. Mar 6. Mar 21, 1911. 3:865. nom
- Hurst, Wm H, 238 Central Park W to Chelsea Realty Co, 135 Bway. Park Terrace E, w s, 50.1 s 215th st, 50.1x108.11x50x114.4. P M. Mar 20, 1 yr, 5%. Mar 21, 1911. 8:2243. 4,000
- Hoyns, Herman & Carl F Weidig to Caroline T Kissel at Morris Township, N J. Lex av, No 1669, e s, 31.10 s 105th st, 15.10x55. Mar 20, 3 yrs, 6%. Mar 21, 1911. 6:1632. note 500
- HARLEM SAVINGS BANK, 124 E 125th st with Ehler J Ernst. St Nich av, s e cor 171st st, 20x100. Extension of \$25,000 mt until July 1, 1914 at 5%. Mar 16. Mar 20, 1911. 8:2127. nom
- Holbrook, Edw to Middleton S Borland, as referee, 634 W 135th st. 5th av, No 665, e s, 60.5 s 53d st, 25x100. Mar 22, 1911, due, &c, as per bond. 5:1288. 240,000
- Heydecker, Mary A to EMIGRANT INDUSTRIAL SAVINGS BANK, 51 Chambers st. 90th st, No 4, s s, 125 w Central Park West, 19x100.8. Mar 22, 1911, 5 yrs, 5%. 4:1203. 17,000
- Hoyt, Mary F & Emily to TITLE GUARANTEE & TRUST CO. 75th st, No 310, s s, 217 w West End av, 40x134.1x40.6x135.6. Mar 22, 1911, due, &c, as per bond. 4:1184. 41,000
- Hunt, Jos H to MUTUAL LIFE INSURANCE CO of N Y. 80th st, No 125, n s, 110 w Lex av, 20x100. Prior mt \$—, Mar 22, 1911, due, &c, as per bond. 5:1509. 9,000
- Holtorf, Henry, 152 Summit av, Mt Vernon, N Y, with Elise Ruckert, 1188 Park av. Madison av, No 1698, w s, 101.10 s 113th st, 25x100. Extens of \$5,000 mt until July 1, 1914, at 6%. Mar 14, Mar 21, 1911. 6:1618. nom
- Hammer, Jessie P to Mary E Prior, 1363 Dean st. Bklyn, N Y. 55th st, No 69, n s, 253.11 e Mad av, 16x100.5. P M. Mar 23, 1911, 5 yrs, 4½%. 5:1291. 30,000
- Same to Adelaide P Clarke, 3 W 37th st. Same prop. P M. Prior mt \$20,000. Mar 23, 1911, 3 yrs, 6%. 5:1291. 5,000



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Hollings, Jno to Geo Ehret, 1197 Park av. 11th av. Nos 182 to 188, n e cor 23d st, Nos 563 & 565, 98.8x100x98.9x100. leasehold. Prior mt \$46,000. Mar 23, 1911, due Oct 13, 1911, 5%. 3:695. 20,000
Hankinson Realty Co to Cath V Walsh, 451 W 34th st. Caroline st, No 8, e s, abt 58 n Duane st, 29.7x80. Mar 23, 1911, 3 yrs, 5%. 1:142. 10,000
Same to same. Same property. Certificate as to above mt. Mar 23, 1911, 1:142.

Ludin Realty Co, 259 W 34th st to TITLE GUARANTEE & TRUST Co. 41st st, Nos 220 to 224, s s, 236 w 7th av, 64x98.9. Mar 20, due, &c, as per bond. Mar 21, 1911. 4:1012. 65,000
Same to same. Same property. Certificate as to above mt. Mar 20, Mar 21, 1911. 4:1012.
Ludin Realty Co, 259 W 34th st to Ann Wiley, 325 W 34th st. 41st st, Nos 220 to 226, s s, 236 w 7th av, 84x98.9. Prior mt \$81,000. Mar 20, 1 yr, 6%. Mar 21, 1911. 4:1012. 5,000
Same to same. Same property. Certificate as to above mt. Mar 20, Mar 21, 1911. 4:1012.



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- Patten, Carlotta E, 59 Morningside av to Wm Benjamin 20 Balding av, Poughkeepsie, N Y. Bleeker st, No 155, n w cor Thompson st, Nos 203 & 205, 25x100. Mar 17, 1911, 2 yrs, 5%. 2,500
- Pottebaum, Chas G, 386 Vanderbilt av, Bklyn, N Y, with John A Brown, Jr, of Newtown Township, Pa. Henry st, No 35. Extension of \$24,000 mt until Feb 25, 1914, at 5%. Mar 9, Mar 20, 1911, 1:280. nom
- Potter, Eliz S C to Harris D Colt, 14 E 60th st trus Marie L Cameron, 3d av, No 472 w s, 24.9 n 32d st, 24.8x75. Mar 21, 1911, 3 yrs, 4½%. 3:888. 15,000
- Peirano, Luigi or Louis, 32 Mulberry st, to David Baum, 987 Madison av & ano trustee Mayer Baum, Baxter st, 73 to 77, Bayard st, Nos 106 & 108, 100x50. Prior mt \$85,000. Mar 21, due, &c, as per bond. Mar 22, 1911, 1:199. 9,500
- Paulward Co to Fredk Mathesius, Jr, 226 W 72d st & ano, 177th st, No 510, s s, 185 w Ams av, 42.6x99.11. Prior mt \$—. Mar 21, 5 yrs, 6%. Mar 22, 1911, 8:2132. 5,000
- Same to same. Same property. Certificate as to above mt. Mar 21, \*Mar 22, 1911, 8:2132. —
- Same & Edw Miehlung with same. Same property. Subordination agt. Mar 22, 1911, 8:2132. nom
- Reibstein, Emil, No 48 W 115th st to Abraham Davis, 128 Henry st & ano, East Bway, No 100, n s, 185.2 w Pike st, 25x65.5x25x65.7. Prior mt \$37,000. Mar 16, 3 yrs, 6%. Mar 17, 1911, 1:282. 10,000
- Rowe, Jos W at West Hoboken, N J to Margt A Howard, 25 E 57th st, 38th st, No 315, n s, 225 e 2d av, 25x98.9. Mar 17, 1911, 5 yrs, 5%. 3:944. 23,000
- Reiman, Alexander to Thos F Byrne, 353 E 78th st & ano, Chambers st, No 96, s s, 75.2 e Church st, 25.2x74.7x25.1x74.10. Prior mt \$62,500. Mar 10, 3 yrs, 6%. Mar 17, 1911, 1:135. 6,000
- Reis, Karolina, 1471 Washington av to Frank R Auerhahn, 2632 68th st, Bklyn, N Y. Stanton st, Nos 184 & 186, n w cor Attorney st, No 145, 34x65.6. Prior mt \$25,000. Mar 16, 3 yrs, 6%. Mar 17, 1911, 2:350. 5,500
- Reilly, Chas to UNION DIME SAVINGS BANK, 701 6th av, Fulton st, No 112, s w cor Dutch st, No 17, 25.3x82.6x25.2x83.5. Mar 17, 1911, due, &c, as per bond. 1:78. 85,000
- Robertson, Donald, 312 W 109th st to HARLEM SAVINGS BANK, 124 E 125th st, St Nich av, e s, 58 n 186th st, 42x100. Mar 17, 1911, 3 yrs, 5%. 8:2137. 40,000
- Rigney, Peter S, of Bklyn, N Y, to New York Mortgage & Security Co, 135 Bway, 142d st, s s, 350 e 7th av, 3 lots, each 25 x99.11. Three mts, each \$5,000. Mar 14, due Jan 23, 1914, 5½%. Mar 20, 1911, 7:2010. 15,000
- Richman, Julius, 238 E 118th st, & Pincus Neiman, 238 E 118th st, to Sarah Rosenthal & Annie Grossberg, both at 54 E 109th st, 106th st, No 62 E. Leasehold. Mar 18, installs, 6%. Mar 20, 1911, 6:1611. 9,208
- Realty Holding Co to Jno L Lawrence at Lawrence, L I, 21st st, Nos 51 & 53, n s, 75 w 4th av, 48x98.9. P M. Equal lien with mt for \$32,500. Mar 20, 3 yrs, 5%. Mar 21, 1911, 3:850. 97,500
- Same to Hannah M L Sherman at Lawrence, L I. Same prop. P M. Equal lien with mt for \$97,500. Mar 20, 3 yrs, 5%. Mar 21, 1911, 3:850. 32,500
- Reliance Press to GRANITE SAVINGS BANK & TRUST CO. Certificate as to chattel mt for \$—. Mar 14, 1910, Mar 21, 1911. —
- Russo, Engenio, 325 E 112th st to Maria Colucci, 1342 Fulton av & ano, 106th st, No 344, s s, 129.8 w 1st av, 25.4x100.11. Prior mt \$10,000. Mar 15, 3½ yrs, 6%. Mar 21, 1911, 6:1677. 3,200
- Rockton Constn Co, 198 Bway & County Holding Co 128 Bway with Union Mortgage Co, 128 Bway & TITLE INS CO, 135 Bway, 27th st, Nos 122 to 130, s s, 281.3 w 6th av, 98.9x98.9. Subordination agt. Mar 20, Mar 22, 1911, 3:804. nom
- Rothkopf, Marianna, 987 Madison av, with Alice Miller, 75 E 81st st, 71st st, No 337 W. Extens of \$18,000 mt until Apr 1, 1916, at 5%. Mar 20, Mar 22, 1911, 4:1183. nom
- Rosenthal, Chas M to Thos J Morrow, 7 Highland pl, Yonkers, N Y. Ft Washington av, n e cor 178th st, 92.7x—x92.6x128.6. P M. Prior mt \$50,000. Mar 21, due May 1, 1913, 6%. Mar 22, 1911, 8:2176. 6,250
- Rosenthal, Chas M to Thos J Morrow, 7 Highland pl, Yonkers, N Y. Ft Washington av, s e cor 179th st, 92.7x—x92.6x125. P M. Prior mt \$50,000. Mar 21, due May 1, 1913, 6%. Mar 22, 1911, 8:2176. 6,250
- Ryttenberg, Isabella L, Jefferson M Levy, L Napoleon Levy, Mitchell A C Levy & Amelia L Mayhoff to Geo W Tubbs, Lexington av, No 196, s w cor 32d st, Nos 130 & 132, 23.8x80. May 31, 1895, demand, 6%. Mar 22, 1911, 3:887. 6,000
- Siegel, Sarah to Annie Reichenbach, No — Rosedale av, Borough of Queens, N Y. 22d st, No 125, n s, 269.6 w 6th av, 21x98.9. P M. Prior mt \$16,000. Mar 15, due, &c, as per bond. Mar 17, 1911, 3:798. 15,000
- Sharp, Andrew C to TITLE GUARANTEE & TRUST CO. 25th st, 259, n s, 193.9 e 8th av, 13.6x98.9. Mar 17, 1911, due, &c, as per bond. 3:775. 5,000
- Sooysmith, Chas to West 57th St Co, 59 Wall st, 57th st, No 10, s s, 228 w 5th av, 22x100.5. Prior mt \$110,000. Mar 17, 1911, 1 yr, 6%. 5:1272. 20,000
- Schreiner, Nathalie to Mary D Pressinger, 2088 7th av, 131st st, No 252, s s, 267.6 e 8th av, 17.6x99.11. P M. Mar 17, 1911, 1 yr, 6%. 7:1936. 1,000
- Schmitt, Jos to Bond & Mortgage Guarantee Co, 175 Remsen st, Bklyn, N Y. 4th av, No 327, e s, 40 n 24th st, 20x83. P M. Mar 20, 1911, due, &c, as per bond. 3:880. 35,000
- Stern, Saml, 25 W 70th st, with KINGSTON SAVINGS BANK, at Kingston, N Y. 21st st, No 39 W. Agt as to share ownership in bond & mort. Mar 6, Mar 20, 1911, 3:823. nom
- Shlivek, Isidor to American Mortgage Co, 110th st, Nos 111 to 115, n s, 76.6 e Park av, 38.9x100.11. Mar 20, 1911, 5 yrs, 5%. 6:1638. 35,000
- Smith, Eliz E with Claus H Steffens, 80th st, No 211 W. Extension of \$25,000 mt until Apr 17, 1914 at 5%. Mar 14, Mar 21, 1911, 4:1228. nom
- St Nicholas Club, 7 W 44th st with Jno A Brown Jr at Newtown Township, Pa. 44th st, No 7 W. Extension of \$85,000 mt until Mar 23, 1914 at 5%. Feb 1, Mar 21, 1911, 5:1260. nom
- Schaus, Jacob to GERMAN SAVINGS BANK, 157 4th av, 83d st, No 428, s s, 406 E 1st av, 25x102.2. Mar 20, 3 yrs, 4½%. Mar 21, 1911, 5:1562. 9,000
- Schmuck, Bertha to Ida Groebisch, 46 W 132d st, 132d st, No 46, s s, 460 W 5th av, 25x99.11. P M. Prior mt \$15,000. Mar 20, 5 yrs, 6%. Mar 21, 1911, 6:1729. 4,000
- Strauss, Saml to Leon Tuchmann, 1990 7th av, Monroe st, Nos 288 & 290, s s, 338.7 w Corlears st, 36.7x97.10x36.6x97.10. Prior mt \$41,000. Mar 20, 3 yrs, 6%. Mar 21, 1911, 1:263. 2,800
- Schaus, Jacob to GERMAN SAVINGS BANK, 157 4th av, 9th st, No 421, n s, 275 e 1st av, 25x88.6. Mar 20, due Apr 1, 1914, 4½%. Mar 21, 1911, 2:437. 15,000
- Sufran Realty Co to Hopkinson Bergen Co, 309 Bway, Suffolk st, No 21, w s, 175 s Grand st, 25x100. Prior mt \$—. Mar 21, due Mar 1, 1916, 6%. Mar 22, 1911, 1:312. 1,000
- Sufran Realty Co to Hopkinson Bergen Co, 309 Bway, East Broadway, No 202, n s, abt 135 e Jefferson st, runs e 26.1 x n 66.9 x w 9 x s 4 x w 17 x s 62.8 to beg. Prior mt \$—. Mar 21, due Mar 1, 1916, 6%. Mar 22, 1911, 1:285. 1,000
- Smith, Terence to Wolf Rosen, 173 E 93d st, 88th st, No 109, n s, 158.10 e Park av, 25.6x100.8. Prior mt \$18,000. Mar 17, 2 yrs, 6%. Mar 22, 1911, 5:1517. 3,000
- Sulzberger, Myron, Fannie Fischl & Saml Fink to American Mortgage Co, 31 Nassau st, 148th st, No 227 W. Declaration as to correction of error in mt. Mar 18, Mar 22, 1911, 7:2034. —
- Schnurmacher Realty Co to Timothy J Kieley, Two certificates as to two mts for \$3,500 each, covering land in Queens Co. Mar 20, Mar 22, 1911. —
- Sidenberg, Richd to I Blyn & Sons, 2238 3d av, 3d av, No 2240, s w cor 122d st, Nos 184 & 186, 25.2x100. Certificate as to payment of \$10,000 on acct of mt. Mar 15, Mar 21, 1911, 6:1770. —
- Smith, Danl H to BOWERY SAVINGS BANK, 128 Bowery, 31st st, No 128 & 130, s s, 325 w 6th av, 50x142.2x51.1x131.8. Mar 23, 1911, due Feb 14, 1913, 4½%. 3:806. 9,000
- Sussman, Max, Philip Poholsky & Leon H Kramer to trustees of The Theological Seminary of The Presbyterian Church located at Princeton, N J. 61st st, No 204, s s, 80 w Ams av, 20x100.5. Mar 22, 5 yrs, 5%. Mar 23, 1911, 4:1152. 10,500
- Same & Otto J Martens, 915 Prospect av with same. Same prop. Subordination agreement. Mar 8, Mar 23, 1911, 4:1152. nom
- Schimmer, Chas, 510 W 144th st to Pauline S Schimmer, 510 W 144th st, 79th st, No 220, s s, 245 e 3d av, 20x102.2. Mar 22, due, &c, as per bond. Mar 23, 1911, 5:1433. 2,000
- Stiner, Saml, 16 E 92d st exr Moses Wasserman with Louise M Lee at Hartford, Conn. 92d st, No 16 E. Subordination agreement. Mar 22, Mar 23, 1911, 5:1503. nom
- Stiner, Hannah to Louise M Lee at Hartford, Conn. 92d st, No 14, s s, 217.10 e 5th av, 20x100.8. Mar 23, 1911, 5 yrs, 4½%. 5:1503. 42,000
- Sweiller, Philip to DRY DOCK SAVINGS INSTN, 341 Bowery, Henry st, No 318, s s, 371.9 e Scammel st, 28.4x95. Mar 22, 1911, 5 yrs, 4½%. 1:267. 12,000
- Storm, Geo H, 311 W 85th st, with Crescent-Star Realty Co, 211 E 55th st, 71st st, n s, 473 e Av A, 138.7 to w s Exterior st, x128.2x irreg to s s 72d st x25x204.4 to beg. Extension of \$27,850 mt until Apr 1, 1914, at 5%. Mar 10, Mar 23, 1911, 5:1483. nom
- Singer, Morris, 1270 Mad av with Wilson M Powell, 324 W 58th st, Rutgers pl, No 27 (Monroe st), n w cor Clinton st, Nos 225 & 227, 26.6x131.10. Extension of mort for \$60,000 to May 17, 1916, at 5%. Mar 23, 1911, 1:270. nom
- Schmidt, Adolphe to Fredk Bardusch, 403 W 57th st, 7th av, No 201, e s, 55.6 s 22d st, 18.6x50. P M. Prior mt \$14,000. Mar 14, due Feb 17, 1915, 6%. Mar 15, 1911, 3:797. Reprinted from last issue when line was omitted. 10,000
- Same to Jos E Ergens at Pleasantville, N Y. Same property. P M. Prior mt \$24,000. Mar 14, due, &c, as per bond. 3:797. 3,000
- Schelberg, Johann D, 703 Prospect av with TITLE INSURANCE CO OF N Y. 1st av, No 1621. Subordination agt. Mar 14, Mar 15, 1911, 5:1547. Reprinted from last issue when line was omitted. nom
- Tomes, Geo, at Rosebank, S I, to Harmon W Hendrick, 10 E 44th st, 106th st, No 225, n s, 275 w 2d av, 25x100.11. Mar 20, 1911, 5 yrs, 5%. 6:1656. 21,000
- Tietjen, Diedrich to FRANKLIN SAVINGS BANK, 658 8th av, 42d st, No 346 s s, 141 w 1st av, 28x98.9. Mar 21, 1911, 5 yrs, 5%. 5:1334. 19,000
- Unita Holding Co to STATE BANK, 376 Grand st, Division st, No 258 & 260, n e cor Ridge st, No 2 & 4, runs n 68.6 x e 11.4 x e 0.9 x n 2.5 x e 20 x s 53.4 to Division st x w 44.10 to beg. Prior mt \$50,000. Mar 20, 3 yrs, 6%. Mar 21, 1911, 1:315. 14,000
- Same to same. Same prop. Certificate as to above mt Mar 20, Mar 21, 1911, 1:315. —
- Uttoxeter Bldg Co to Chelsea Realty Co, 135 Bway, Convent av, n w cor 140th st, 99.11x95. Bldg loan. Mar 22, 1 yr, 6%. Mar 23, 1911, 7:2057. 275,000
- Same to same. Same prop. Certificate as to above mt. Mar 22, Mar 23, 1911, 7:2057. —
- View Realty Co to Henry Utard, 323 W 83d st, Grand st, No 60, n s, 125 w Wooster st, 25x100. P M. Feb 24, 3 yrs, 6%. Mar 23, 1911, 2:475. 2,500
- Same to Emile Utard, 1771 Popham av. Same property. P M. Prior mt \$10,000. Feb 24, 1 yr, 6%. Mar 23, 1911, 2:475. 1,250
- Vagts, Cord with Cornelius F Kingsland at Babylon, L I trustee for Henry Kingsland under will Ambrose C Kingsland, 106th st, No 158, s s, 100 e Ams av, —x—. Subordination agreement. Mar 16, Mar 17, 1911, 7:1860. nom
- Van Cortlandt Operating Co to Geo Schuchman, 142 E 40th st, 49th st, Nos 142 to 146 W. Leasehold. Prior mt \$5,000. Mar 11, due as per bond, 6%. Mar 22, 1911, 4:1001. 10,000
- Weinhandler, Max & Dora exrs, &c Adolph Weinhandler to Louis H Lowenstein, 549 W 113th st, 9th st, No 40, s s, 252.4 e University pl, 25x93.11. Leasehold. Prior mt \$8,000. Mar 10, installs, 6%. Mar 17, 1911, 2:560. 7,000
- Willard, Mary L, 49 E 64th st to UNION SQUARE SAVINGS BANK, 20 Union sq, 77th st, No 13, n s, 233.4 e 5th av, 16.8x102.2. Mar 17, 1911, 5 yrs, 4½%. 5:1392. 250,000
- Walker, Wm R & Wm E Bloodgood trus Thos Lewis to David Siegel, Lexington av, No 1473, e s, 25.8 n 95th st, 25x84. Extension of \$16,000 mt until Apr 21, 1914 at 5%. Mar 13, Mar 20, 1911, 5:1524. nom



# HECLA IRON WORKS

North 10th, 11th and 12th Streets

BROOKLYN,

NEW YORK

# Architectural Bronze

AND

# IRON WORK

West 82d St Realty Co, 52 Wm st to METROPOLITAN LIFE INS CO, 1 Mad av. West End av, Nos 461 to 469, n w cor 82d st, Nos 301 to 305, 102.2x100. Mar 17, due Apr 1, 1916, 6%, until completion of bldg & 5½% thereafter. Mar 17, 1911. 4:1245. 500,000  
 Same to same. Same property. Certificate as to above mt. Mar 17, 1911. 4:1245. nom  
 WEST SIDE SAVINGS BANK with Laura Oppen. 137th st, Nos 257 & 259 W. Extension of 2 mts for \$15,000 each until May 1, 1916 at % as per bond. Mar 21, 1911. 7:2023. nom  
 Weil, Louis J et al exrs & Mathias Strasburger with 821 Bway Co at 1182 Bway. 19th st, Nos 133 & 135, n s, 376.6 w 6th av, 40.10x92. Extens of \$104,000 mt until Mar 15, 1916, at 5%. Mar 15, Mar 21, 1911. 3:795. nom  
 Wilkinson, Anna M to Corp'n of The Brick Presbyterian Church in City N Y, 410 5th av. 85th st, No 134, s s, 350 w Col av, 18x 102.2. Mar 21, due Jan 10, 1914, 4½%. Mar 22, 1911. 4:1215. 1,000  
 Wagner, Eliz Sr, Kate, Paul & Marie, Carl F & Eliz Wagner Jr to Franz Wagner, 325 E 29th st & ano. 86th st, No 306, s s, 100 E 2d av, 22x102.2. P M. Mar 17, due, &c, as per bond. Mar 22, 1911. 5:1548. 12,000  
 Wiener, Henry of Phila, Pa, with Wm Sommer. 98th st, No 43, n s, 250 e Col av, 25x100.5. Extension of mt for \$17,000 to Mar 5, 1914 at 5%. Mar 10, Mar 23, 1911. 7:1834. nom  
 Weiss, Moritz to TITLE GUARANTEE & TRUST CO. 79th st, No 309, n s, 145 e 2d av, 20x102.2. Mar 22, due, &c, as per bond. Mar 23, 1911. 5:1542. 12,000  
 Same & Sophia Ellinger, 103 W 118th st with same. Same prop. Subordination agreement. Mar 22, Mar 23, 1911. 5:1542. nom  
 Weinstein, Morris to American Mortgage Co. Wm st, No 197, w s, 103.5 s Frankfort st, runs w 55.4 x n 77 x e 29.9 x n 0.10 x e 24.8 to Wm st, x s 28.5 to beg. P M. Mar 20, 5 yrs, 4½%. Mar 23, 1911. 1:102. 27,000  
 Wiener, Henry of Phila, Pa, with Mary & Jennie Fuerth & Fannie Wyman. 90th st, No 120, s s, 81 w Lex av, 27.7x100.8. Extension of mt for \$12,000 to July 23, 1914, at 4½%. Mar 15, Mar 23, 1911. 5:1518. nom  
 Wiener, Henry of Phila, Pa, with Wm Sommer. 98th st, No 43 n s, 275 e Col av, 25x100.5. Extension of mt for \$17,000 to Mar 5, 1914 at 5%. Mar 10, Mar 23, 1911. 7:1834. nom  
 Wiener, Henry of Phila, Pa, with Rosetta Barnett. 92d st, No 66, s s, 184.4 e Col av, 20x100.8. Extension of mt for \$16,000 to Feb 16, 1916 at 5%. Mar 13, Mar 23, 1911. 4:1205. nom  
 Walton, Edwin F, 557 W 148th st to Gustav R Tuska, 57 E 52d st & ano trus Saml A Tuska. 43d st, No 240, s s, 383.4 w 7th av, 16.8x100.4. Mar 22, 5 yrs, 5%. Mar 23, 1911. 4:1014. 25,000  
 Zweig, Julius, 438 E 88th st with Louis Cashman, exrs, &c. Abraham Solomon, 402 W 148th st. 2d st, No 223. Subordination agreement. Mar 16, Mar 17, 1911. 2:384. nom

## BOROUGH OF THE BRONX.

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

American Mortgage Co with Winnie Co, 836 Westchester av. Tiffany st. w s, 165 n 163d st; Tiffany st, w s, 165 n 163d st, 40 x100. Extension of \$24,000 mt until Mar 17, 1916, at 5%. Mar 17, Mar 20, 1911. 10:2713. nom  
 \*Autenrieth, Emma to Elise Wenzel, 7 Pinfold rd, Elmhurst, L I. Union av, e s, 173 n 4th st, 45x99.11x42x100. Mar 20, due July 1, 1914, 5½%. Mar 21, 1911. 4:800  
 \*Amster, Bernard to DOLLAR SAVINGS BANK, 2808 3d av. Plot begins 940 e White Plains road at point 595 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beg. with right of way over strip to Morris Park av; 11th st, n s, at line bet lots 293 & 292, runs n 116.1 x w 99.10 x s 116.1 to st x e 99.10 to beg, being part lot 293 map Unionport. Mar 22, due June 1, 1914, at 5%. Mar 23, 1911. 4:000  
 Burke, Patk M, 326 E 21st st, to Wm Beaman, 477 St Ann's av. Mt Vernon av, s s, 289.8 e Oneida av, 55.3x62x35x54, except part for Mt Vernon av. Mar 22, 3 yrs, 6%. Mar 23, 1911. 12:3373. 2,500  
 Browne, Wm M & Daniel J Ennis to Paula Flach, 779 E 161st st. Randall av, n e cor Manida st, 100x275. Mar 23, 1911, due, &c, as per bond. 10:2768. 3,500  
 \*Braithwaite, Wm W & Jno E, & Helen K Devlin & Clara A Harper to Bertha Heitmann, 1744 Mad av. Plot begins at e cor of lot now or formerly of Zar H Robinson adj rd leading from West Farms to Westchester by way of the parsonage, runs s e 48 x s w 110 x n w 50 x n e 100 to beg; Lot 10, on map prop late of Jno Mapes, n e s, adj lot 7 same map; also 50 s e from lot 6 runs s e 50 x s w — to lot 11 x n w 50 x n e — to beg. Mar 15, 3 yrs, 5½%. Mar 18, 1911. 2,000  
 Bloch, Bernhard to BOWERY SAVINGS BANK, 128 Bowery. Anthony av, e s, 130.8 n 175th st if prolonged, 95x170x98.10x142.5. Prior mt \$10,000. Mar 4, 3 yrs, 5%. Mar 17, 1911. 11:2892. 5,000  
 Bluestein, Jacob to GERMAN SAVINGS BANK, 157 4th av. Crimmins av, No 335, w s, 312.4 n 141st st, 75x80. Mar 17, 5 yrs, 5%. Mar 20, 1911. 10:2550. 36,000  
 Bowen, Lizzie E to Emily J Madden, 308 E 157th st & ano. Concord av, n e cor St Mary st, 100x100. Mar 20, due, &c, as per bond. Mar 21, 1911. 10:2574. 9,000  
 Same to Geo A Brugman at Karryville, N J. Same property. Prior mt \$9,000. Mar 20, due, &c, as per bond. Mar 21, 1911. 10:2574. 1,000  
 Byron, Curtiss P, 2224 Ams av to Carl Ernst, 316 W 95th st. Hughes av, w s, 17.10 s 181st st, runs w 95 x n 41.11 to s s 181st st, x s e 98 to av, x s 17.10 to beg. Prior mt \$—. Mar 15, due Apr 15, 1912, 6%. Mar 21, 1911. 11:3070. 750  
 Brill, Annie to Alfred Frankenthaler, 1215 Madison av. Tinton av, w s, 240.5 n 161st st (Clifton st). 27x135. Prior mt \$—. Feb 2, due July 15, 1911, % as per bond. Mar 21, 1911. 10:2658. 2,500  
 Benson, Alfred to Elfrida Benson, 1053 Hall pl. Hall pl, w s, 374.10 s 167th st & being lot 52 & part lots 19, 20 & 51 map (No 919) sub-division property of Lyman Tiffany, part Fox estate, begins at n s lot 53, runs w 111.5 x n 18.9 x w 39.11 x n 51 x e 38.1 x s 36.10 x e 113.9 to pl x s 31 to beg. Mar 17, in-stalls, \$41.87 monthly, 6%. Mar 20, 1911. 10:2691. 500

\*Brand, Jacob & Bernard to DOLLAR SAVINGS BANK, 2808 3d av. Amsterdam av, e s, 150 s Tremont rd, 100x100. Mar 17, due June 1, 1914, 6%. Mar 20, 1911. 1,200  
 \*Same & Steven B Ayres with same. Same property. Subordination agt. Mar 14, Mar 20, 1911. nom  
 Bloch, Bernhard with BOWERY SAVINGS BANK, 128 Bowery. Anthony av, No 1806. Extension of \$6,000 mort until Mar 4, 1914, at 5%. Mar 4, Mar 22, 1911. 11:2892. nom  
 Same with same. Anthony av, No 1808. Extension of \$4,000 mt until Mar 4, 1914, at 5%. Mar 4, Mar 22, 1911. 11:2892. nom  
 Cullo & Co to Jes Jettner, 641 1st av. 147th st, n e s, 117.6 s e Robbins av, 37.6x79. Prior mt \$16,000. Mar 16, 3 yrs, 6%. Mar 17, 1911. 10:2579. 4,000  
 Same to same. Same prop. Certificate as to above mt. Mar 16, Mar 17, 1911. 10:2579.  
 Carucci, Checchina to American Mort Co. Crotona av, s w cor 176th st, 97.7x100x97.9x100. Bldg loan. Mar 17, 1911. 1 yr, 5½%. 11:2945. 49,500  
 Cheney Realty Corp'n to Max Goebel, 190 Berkeley pl, Bklyn, N Y. Vyse av, w s, 71.4 n Home st, 20x100. Prior mt \$—. Feb 16, 1 yr, 6%. Mar 17, 1911. 11:2986. 1,000  
 City of N Y to Harry C Bryan, 2796 3d av. Transfer of Tax Lien for years 1886 to 1908, on lot 30, on Tinton av, w s, bet 158th & 160th sts, assessed to unknown owner. Mar 6, 1911. 3 yrs, 12%. Mar 20, 1911. 10:2656. 1,357.55  
 Costabile, Dominick, 3021 3d av, to F & M Schaefer Brewing, 114 E 51st st. So Boulevard, No 2251. Saloon lease. Mar 18, demand, 6%. Mar 20, 1911. 11:3100. nom  
 Cohen, Jacob to Martin Cafilisch gdn for Anna M Wohlberg, 1439 Prospect av. Reservoir pl, s s, 67.6 e Reservoir Oval E, 22x100. Prior mt \$4,200. Mar 17, 3 yrs, 6%. Mar 20, 1911. 12:3343. 1,000  
 City of New York to Wm J Williamson & Harry C Bryan, 2796 3d av. Transfer of tax lien for yrs 1902 to 1908, assessed to PEOPLES TRUST CO, covering lot 20 on Intervale av, s e cor 165th st. Mar 6, 3 yrs, 6%. Mar 20, 1911. 10:2704. 1,734.21  
 Champoli Bldg & Contracting Co to Edwin M Royle at Darien, Conn & ano. Hughes av, e s, 125 s 187th st, 25x87.6. Mar 21, 1911, 5 yrs, 5%. 11:3074. 16,000  
 Same to same. Same prop. Certificate as to above mt. Mar 21, 1911. 11:3074.  
 \*Clemens, Mary E to Geo H Lawrence et al exrs Eliz H Sias. Elizabeth st, s s, at n w s Fulton st, 50x100, Eastchester. P M. Jan 1, 1910, 3 yrs, 5½%. Mar 23, 1911. 3,000  
 \*Clocke, Sadie B with Martha L Tree, 52 Porterfield av, Freeport, N Y. 229th st, n s, 154.6 w Prospect Terrace, 25.6x114. Subordination agt. Mar 22, Mar 23, 1911. nom  
 Doll, Louisa to Margaretha Alsenz at Palisade Park, N J. Clinton av, n w cor 178th st, 45x100x44.8x100. Prior mt \$8,000. Mar 22, due, &c, as per bond. Mar 23, 1911. 11:3092. 1,800  
 Devoe, Margt to Jas Douglas 232d st, Spuyten Duyvil. Blackstone av (Park av) e s, 365 s 239th st (Northern Terrace), runs e 10 x s 68 to Spuyten Duyvil Parkway, x w 3.3 to e s Blackstone av, x n — to beg. Prior mt \$1,900. Mar 17, 1 yr, 5%. Mar 18, 1911. 13:3417. 1,000  
 \*Di Pumo Gaetano & Guiseppe Nicastro to STATE SAVINGS BANK, 1927 3d av. 4th av, n w cor 213th st, 52x—x50x114. Mar 17, due Nov 1, 1911, 6%. Mar 18, 1911. 6,500  
 Dwyer & Carey Constn Co to City Mortgage Co, 15 Wall st. Wilkins av, w s, 50.10 n Jennings st, 50.10x88.3x50x97.3. Mar 20, 1911, demand, 6%. 11:2905. 32,000  
 Same to same. Same property. Certificate as to above mort. Mar 20, 1911. 11:2965.  
 Edmondson Construction Co to Alfred Dennis, 295 Alexander av. Cedar av, w s, 124.7 n 179th st, 16.11x100.9. Mar 21, due July 1, 1914, 5%. Mar 22, 1911. 11:3231. 4,000  
 Same to same. Cedar av, w s, 141.7 n 179th st, 16.4x100.9. Mar 21, due July 1, 1914, 5%. Mar 22, 1911. 11:3231. 4,000  
 Same to same. Cedar av, w s, 124.7 n 179th st, 16.11x100.9; Cedar av, w s, 141.7 n 179th st, 16.4x100.9. Certificate as to two mts for \$4,000 each. Mar 21, Mar 22, 1911. 11:3231. —  
 EQUITABLE LIFE ASSUR SOC OF U S with Jno B Simpson at Bolton, N Y. Lincoln av, No 112. Extension of \$50,000 mt until Jan 1, 1916 at 5½%. Jan 10, Mar 17, 1911. 9:2309. nom  
 \*Flicker, Geo R M to Harry Fried et al exrs Marcus Nathan, No — Forest av, Far Rockaway, L I. Lyon av, s s, 78 w Parker av, 26x100. P M. Prior mt \$4,000. Feb 28, 2 yrs, 5½%, for 1 yr & 6% thereafter. Mar 17, 1911. 1,500  
 Fordmont Realty Co, 62 William st, with Alfred Dennis, 295 Alexander av. Cedar av, w s, 124.7 n 179th st, 16.11x100.9. Subordination agt. Mar 21, Mar 22, 1911. 11:3231. nom  
 Same with same. Cedar av, w s, 141.7 n 179th st, 16.4x100.9. Subordination agt. Mar 21, Mar 22, 1911. 11:3231. nom  
 Friedlander, Hersch, 22 E 115th st to Alois L Ernst, 541 W 113th st. Prospect av, No 1392, e s, 57.9 s Jennings st, 19x91.4x19.2x 88.6. P M. Mar 21, 1 yr, 6%. Mar 22, 1911. 11:2971. 1,100  
 Golden, Eliza with Effingham I Walgrove, 472 E 140th st, 138th st, No 421, n s, 193.9 e Willis av, 16.3x100. Subordination agreement. Mar 16, Mar 17, 1911. 9:2283. nom  
 Gerth, Ethel wife of & Valentine M Gerth to Eliz Harrison, 1110 Forest av. Forest av, e s, 188 n 166th st, 37x102.9. Mar 15, 1 yr, 5%. Mar 17, 1911. 10:2661. 1,000  
 Graham, Thos to TITLE GUARANTEE & TRUST CO. Washington av, No 1008, e s, 175 n 164th st, 25x125. Mar 20, 1911, due, &c, as per bond. 9:2369. 2,000  
 Giordano, Tommaso to TITLE GUARANTEE & TRUST CO. Morgan av, s e cor 180th st, runs e 62.11 x s 85 x e 32 x s 33 x w 95 to av x n 118 to beg. Mar 21, 1911, due, &c, as per bond. 11:3123. 11,000  
 Goldstein, Moses F to Andrew Wissemann, 121 Smith st, Bklyn, N Y. Crotona av, w s, 425 n 183d st, 75x80. Mar 20, due, &c, as per bond. Mar 21, 1911. 11:3103. 6,000  
 Goldman, Sadie to Amelia S Lansing, 32 W 95th st. Vyse av, e s, 130.7 s Freeman st, 25x100. Jan 30, due, &c, as per bond. Re-recorded from Feb 10, 1911. Mar 21, 1911. 11:2993. 2,750  
 \*Higgins, Henrietta L to Ludwig Thonges, 677 Wales av. 227th st, s s, 130 e Barnes av, 25x114. Prior mt \$4,000. Mar 20, due, &c, as per bond. Mar 21, 1911. 1,100  
 Hyam, Wm H, 842 McLean av with Patrick W Vallely, 83 Nassau st. Webster av, s s, 575 n e Woodlawn rd, 25x123.7x25.3x127.2. Extension of mt for \$1,400 to Jan 22, 1914 at 5%. Feb 3, 1911. Re-recorded from Feb 6, 1911. Mar 20, 1911. 12:3357. nom



<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" <b>ALSEN</b></p>	<p>SEE PAGE 160-1. "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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Hinck, Geo & Fredk J Feuerbach with GERMAN SAVINGS BANK, 157 4th av, Tinton av, No 825. Agreement changing interest days. Mar 22, 1911. 10:2656. nom

Same with same. Tinton av, No 827. Agreement changing interest days. Mar 22, 1911. 10:2656. nom

Hanley, John, 191 St George's Crescent to Railroad Co-Operative Bldg & Loan Ass'n, 103 Park av. St George's Crescent, No 168, s w s, 174 s e Grand Boulevard & Concourse, 25.2x115.3x35.4x 137.5. P. M. Mar 20, installs, 6%. Mar 21, 1911. 12:3313. 800

Hecht, Harry G, 186 W 135th st, to Seymour P Kurzman, 13 E 49th st. Fairmount pl, s s, 60 n w Southern Boulevard, 75x124.8 x75.1x129.5. Prior mt \$3,750. Mar 22, 1911, due July 1, 1912, 6%. 11:2959. 1,250

Haffen, Henrietta to DOLLAR SAVINGS BANK, 2808 3d av. Concord av, No 458, e s, 98 n 145th st (Crane st), 25x100; Concord av, No 460, e s, 123 n 145th st (Crane st), 25x100. Mar 20, 1911, 3 yrs, 5%. 10:2572. 1,800

\*Kelly, Edw H, 2971 Valentine av, to Augusta M de Peyster, 11 E 86th st. Richardson av, e s, 265 s 237th st, 215x120. P. M. Mar 20, 1911, 3 yrs, 5%. 7:000

Knepper, Sophie wife Herman, 1754 Eastburn av, to Eliza O'Kennedy, 2330 Andrews av. Hughes av, e s, 119.4 n 181st st, 16.9x 85.1x16.9x85.8. Mar 10, due, &c, as per bond. Mar 23, 1911. 11:3082. 680

Krabo, Marie & Johanna R Ernst to Eliz Steinmetz, 912 E 182d st. Bryant av, s e cor 181st st, 35.2x104.9x35.7x100. Prior mt \$—. Mar 20, 2 yrs, 6%. Mar 23, 1911. 11:3138. 6,000

Lawler, Emma R H wife of & Hugh J Lawler to Theo W Blake, 120 E 38th st. 140th st, n s, 211.5 e So Boulevard, 75x125. Prior mt \$4,500. Mar 23, 1911, 1 yr, 6%. 10:2592. 2,000

Laporta Vincenzo to Margt, Jas & Herbert R Elgar, all at 19 Sterling av, White Plains, N Y & ano exrs Jas W Elgar. 150th st, n s, 70.3 e Morris av, 25x43. Mar 16, 3 yrs, 5%. Mar 17, 1911. 9:2410. 5,500

Lowenstein, Morris with Peter Delaney trus Francis Bazzoni, 83 Maple av, North Pelham, N Y. 181st st, s s, at n w s, Prospect av, 66x115. Extension of \$4,000 mt until Dec 8, 1913 at % as per bond. Feb 9. Mar 18, 1911. 11:3096. nom

Levinson Impt Co, Henry Hollerith, 1398 Bristow st. Hall pl, e s, 133.1 s 167th st, runs e 50.4 x again e 39.6 to w s Intervale av, x s 28 x w 48 x w 30 x n — x w 21.6 to pl, x n 29.11 to beg. Prior mt \$5,000. Bldg loan. Mar 16, due Sept 1, 1911, 6%. Mar 17, 1911. 10:2700. 3,500

Same to Same. Same prop. Certificate as to above mt. Mar 16, Mar 17, 1911. 10:2700. —

Levinson Impt Co to Frank J Fuchs, 881 Cauldwell av. Hoffman st, e s, 118.1 n 188th st, 50x115x50x115.4. Prior mt \$5,300. Mar 21, 1911, due, &c, as per bond. 11:3066. 1,200

Same to same. Same property. Certificate as to above mt. Mar 21, 1911. 11:3066. —

Levy, Jos J with Jos Hahn, 1840 7th av. 136th st, No 619 E. Agreement changing interest days. Feb 28. Mar 22, 1911. 10:2549. nom

Muller, Amelia R of Bklyn to Jos Weber, 151 Keap st, Bklyn. Brook av, w s, 75 s Wendover av, 25x60x26.11x70.2. Mar 16, 3 yrs, 5%. Mar 17, 1911. 11:2896. 15,000

Marthens, Minnie to AMERICAN SAVINGS BANK, 115 W 42d st. Crotona av, s e cor 178th st, 25x96.1. Mar 17, 3 yrs, 5½%. Mar 18, 1911. 11:3092. 2,000

Maxwell, Theo L & Jno F 144 E 47th st with Eliz Schmitt, 969 Summit av. Summit av, No 969, w s, 928.6 s 165th st, 29.3x95. Extension of \$2,000 mt until Nov 22, 1912, at 6%. Mar 17, Mar 18, 1911. 9:2523. nom

Mackey, Jno C with Peter Delaney trus Francis Bazzoni, 83 Maple av, North Pelham, N Y. Ryer av, w s, 565.8 n Burnside av, 22.11x—x25.11x114.9. Extension of \$2,500 mt until May 3, 1914 at % as per bond. Feb 9. Mar 18, 1911. 11:3149 & 3156. nom

Murray, Alice & Wm H, heirs Chas Murray to Estate Isaac G Johnson, No — Kingsbridge rd. Pierce st, n w cor lot of Richd Tierney, runs n w 70 to Johnson av x e 29 x s e 100 to Pierce st x — 25 to beg, except part for Johnson av. Mar 14, 3 yrs, 6%. Mar 20, 1911. 13:3407. (00)

Martin, Philip to Bertha Gehle, 749 E 179th st. 179th st, No 749, n s, 100 w Prospect av, 24x100. P. M. Mar 18, due, &c, as per bond. Mar 21, 1911. 11:3094. 6,000

Mellert, Fredk M, 1692 Monroe av, to Hamilton Securities Co, 165 Bway. Webster av, n w cor 194th st, 95.8x72.5x95.2x63.1. Prior mt \$64,000. Mar 23, 1911, due, &c, as per bond. 12:3277. 8,000

Monaco, Frank, 3110 Jerome av, to Henry Elias Brewery, Jerome av, No 3110. Saloon lease. Mar 23, 1911, demand, 6%. 12:3321. 1,000

\*Murray, Geo to Geo Hauser, 1762 Walker av. Baisley av, s s, 75 w Fairfax av, 25x100. Prior mt \$3,000. Mar 17, due Sept 17, 1912, 6%. Mar 20, 1911. 350

\*McLaughlin, Cath & Mary A L, 653 E 229th st, to Martha L Tree, 52 Porterfield av, Freeport, N Y. 229th st (15th av), n s, 154.6 w Prospect Terrace, 25.6x114. Mar 22, 3 yrs, 5½%. Mar 23, 1911. 3,500

O'Gorman, Wm J, 420 E 135th st to Effingham I Walgrove, 472 E 140th st. 138th st, No 421, n s, 183.9 e Willis av, old line, 16.3x100. Mar 14, 3 yrs, 5½%. Mar 17, 1911. 9:2283. 7,500

176th St & Anthony Avenue Improvement Co to Albert Schaefer, 2352 Bway. Anthony av, e s, 118 n 176th st, 33x85. Mar 17, 3 yrs, 5%. Mar 20, 1911. 11:2803. 17,700

Same to same. Same property. Certificate as to above mort. Mar 17. Mar 20, 1911. 11:2803. —

Same & Delia G Levy with same. Same property. Subordination agt. Mar 17. Mar 20, 1911. 11:2803. nom

176th St & Anthony Av Impt Co, 60 Wall st & Moritz Doob, 44 W 73d st & Alfred Freund, 157 E 31st st with Albt Schaefer. Anthony av, n e cor 176th st, 184x121.9x91.1x169. Subordination agreement. Mar 17. Mar 20, 1911. 11:2803. nom

Porpora, Stephen & Giovanni Falco, 813 E 180th st to John M Susser, 547 E 183d st. 180th st, No 1065, n s, 125.1 e Mapes av, 25x118.2. Mar 17, installs, 6%. Mar 20, 1911. 11:3111. 2,000

Pirk, Amalia, 114 E 198th st to Augusta A Wurm, 294 E 162d st. Clinton av, w s, 115.11 s 181st st, 24.2x91.1. Feb 20, due June 1, 1914, at 5%. Mar 21, 1911. 11:3096. 90

Phillips, Geo G to Josephine Chedsey at Yorktown, N Y. Crimmins av, w s, 387.4 n 141st st, 25x80. Mar 21, 1 yr, 6%. Mar 22, 1911. 10:2556. 2,000

Pelham & Hoffman Realty Co to Austin B Fletcher trustee, 1 E 60th st. Pelham av, s w cor Hoffman st, 100.8x80. Mar 22, 1911, 3 yrs, 5%. 11:3067. 26,000

Same to same. Same property. Certificate as to above mort. Mar 20. Mar 22, 1911. 11:3067. —

Same to same. Hoffman st, w s, 80 s Pelham av, 121.4x100.8x 121.1x100.8. Mar 22, 1911, 3 yrs, 5%. 11:3067. 9,000

Same to same. Same property. Certificate as to above mort. Mar 20. Mar 22, 1911. 11:3067. —

Peterson, Peter A of Perth Amboy, N J, to Prospect Investing Co at Purchase, N Y. Cambreling av, No 2468, n e cor 189th st, No 681, 40x75. Mar 16, 3 yrs, 5%. Mar 22, 1911. 11:3090 & 3091. 25,000

Quinn, Robt to GERMAN SAVINGS BANK, 57 4th av. Webster av, w s, 275 n 200th st, 50x120. Mar 8, 5 yrs, 5%. Mar 21, 1911. 12:3280. 36,000

Rosenthal, Jos 297 E 142d st to Bertha Pollack, 50 E 87th st. 142d st, No 297, n s, 133.4 e College av, 16.8x100. Mar 16, 2 yrs, 5%. Mar 17, 1911. 9:2323. 375

Reis, Karolina, 1471 Washington av to Frank R Auerhahn, 2632 68th st, Bklyn, N Y. 151st st, n s, 400 w Morris av, 83.7x63.6 x61.4x59.3. Prior mt \$48,000. Mar 16, 3 yrs, 6%. Mar 17, 1911. 9:2441. 5,500

\*Raasch, Henry W to Robt Davison, 221 E 96th st. Bell av, w s, 350 s Randall av, 100x105. Mar 17, due Sept 18, 1911, 5%. Mar 18, 1911. 600

\*Russo, Vigenza to Eliz Kitsheimer, 1980 7th av. 227th (13th) st, s s, 80 e Bronxwood av, 25x114. Prior mt \$1,500. Mar 18, 1911, 2 yrs, 6%. 300

Schussler, Wm to Margaretha Schilling, 1175 Forest av. 163d st, No 410, s s, 75.6 e Melrose av, 37.6x100. Prior mt \$25,000. Mar 15, 3 yrs, 6%. Mar 17, 1911. 9:2384. 5,000

\*Shakin, Saul, 1020 Stebbins av to Jos G Weidman, 160 E 48th st. Bway, s w cor Tremont rd, 59x113.3x50x81.11, Tremont Terrace. Mar 16, due, &c, as per bond. Mar 17, 1911. 1,100

\*Schill, Edw A, 860 Van Nest av to Frank Gass, 2248 Powell av. Havermeyer av, e s, 83 n Powell av, 25x105. Mar 15, 2 yrs, 6%. Mar 18, 1911. 1,000

Schiavone, Bartholomew to Rose F Hunt, 2465 Bway. Park av, s w cor 182d st, 74.11x18.6x76.4x15.2. Prior mt \$5,350. Mar 17, 1911, 2 yrs, 6%. 11:3030. 500

Sternschuss, Lena to Thos F Maloney, 303 E 142d st, Westchester av, No 702, e s, 140.2 s Wales av, 25x108x30.2x91.1. Prior mt \$14,500. Mar 17, 3 yrs, 6%. Mar 18, 1911. 10:2644. 3,000

Sternschuss, Lena to Lawyers Mort Co, 59 Liberty st. Westchester av, No 702, e s, 140.2 s Wales av, 25x108x30.2x91.1. Mar 16, 5 yrs, 5%. Mar 17, 1911. 10:2644. 14,500

Shepard, Wm E F to Wm E Shepard, 57 E 193d st. 193d st, No 57, n s, 65 e Morris av, 20x80. P. M. Prior mt \$8,000. Mar 20, 1911, 3 yrs, 6%. 11:3177. 2,500

Sternschuss, Wm to American Mortgage Co. Westchester av, n w s, 99.11 n e Jackson av, runs n 67.7 to e s Jackson av x n 30 x s e 84.11 to Westchester av x s w 25.5 to beg. P. M. Mar 18, 3 yrs, 5½%. Mar 20, 1911. 10:2645. 8,000

Same to Henry Block, 29 W 85th st. Same property. Prior mt \$—. Mar 17, 3 yrs, 5%. Mar 20, 1911. 1,500

Sandrock Realty Co to Ephraim A Karelsen, 170 W 73d st. Minerva pl, s w cor Grand Boulevard & Concourse (Anthony av), 100x75. Mar 17, 3 yrs, 6%. Mar 21, 1911. 12:3319. 7,000

Same to same. Same property. Certificate as to above mt. Mar 16. Mar 21, 1911. 12:3319. —

Schwerdtfeger, Chas, 65 Burroughs av, Winfield, L I to Wm Sussdorf, 519 E 147th st. 205th st, n s, abt 305.6 e Grand Boulevard & Concourse, 28x117.11x25x105.8 w s. P. M. Prior mt \$—. Mar 14, due, &c, as per bond. Mar 20, 1911. 12:3312. 1,000

\*Schmidt, Meta to Geo F Schroder, 718 E 175th st. Bartholdi av, n s, 91.5 e White Plains rd, 25x100. Mar 9, due, &c, as per bond. Mar 17, 1911. 2,750

Sandrock, Realty Co to Bernard Loth, 408 W 150th st. Grand Boulevard & Concourse, s e cor Burnside av, approach to Concourse, runs s 88.9 x e 160.9 to Burnside av, x n w 155.7 to beg. Mar 20, due, &c, as per bond. Mar 21, 1911. 11:2813. 10,000

Same to same. Same prop. Certificate as to above mt. Mar 16. Mar 21, 1911. 11:2813. —

\*Simpson Constn Co, 1238 Simpson st to Heinrich W F Schulz, 150 E 46th st. Van Nest av, n s, 50 w Wallace av, 75x100. P. M. Mar 7, 3 yrs, 5½%. Mar 21, 1911. 5,000

Stevens, Rosie to Smith Williamson at White Plains, N Y. Bristow st, w s, 25 n Jennings st, 50x87.2. Prior mt \$5,500. Mar 22, due July 1, 1914, 6%. Mar 23, 1911. 11:2963. 2,000

Shearer, Arthur W, Wm L & Henry with Mary Ehrmann, 208 W 114th st. 136th st, n s, 220 e Brook av, runs n 200 to s s 137th st x w 30 to w s Mill Brook x s w — to 136th st x e 66 to beg. Extension of \$12,500 mort until June 1, 1914, at 5%. Mar 9. Mar 22, 1911. 9:2264. nom

\*Teutonic Realty Co to BROADWAY SAVINGS INSTN, 5 & 7 Park pl. Ft Schuyler rd, s w cor Eastern Boulevard, runs s e 327 & 395 & 181 x s w 433.2 x 57.9 & 553.6 x n w 367.5 & 175 to Eastern Boulevard, x n e 766.9 x n e 15.5 to beg. Mar 15, due May 1, 1912, 5%. Mar 17, 1911. 40,000

\*Same to same. Same prop. Consent to above mt. Mar 15. Mar 17, 1911. —

\*Same to same. Same prop. Certificate as to above mt. Mar 15. Mar 17, 1911. —

Tenney, Levi S trus Moses B Pritchard with Sabina Bund, 766 Fairmount pl. Fairmount pl, No 1032. Extension of \$6,500 mt until Mar 15, 1914, at 5½%. Mar 17, 1911. 11:2954. nom

Tully (Jno J), 929 Whitlock av, with City Mortgage Co, 15 Wall st. Wilkins av, w s, 50.10 n Jennings st, 50.10x88.3x—x97.3. Subordination agt. Mar 20 1911. 11:2965. nom

TITLE GUARANTEE & TRUST CO with Wm Plohr, 3770 Park av. Park av, No 3770. Extension of mort for \$4,500 to Mar 17, 1914, at 5%. Mar 17, Mar 20, 1911. 11:2902. nom

Winnie Co to American Real Estate Co, 527 5th av. Tiffany st, w s 165 n 163d st, 40x100. Prior mt \$24,000. Mar 15, 3 yrs, 6%. Mar 17, 1911. 10:2713. 4,000

Same to same. Same prop. Certificate as to above mt. Mar 15. Mar 17, 1911. 10:2713. —



# ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

\*Weaver, Henry, 91 Carroll st, City Island to Grace D Gaylor, 16 River st, Stamford, Conn. Billar pl, w s, 25 n from s e cor land Jno P. Hawkins Jr 48x116, City Island. Mar 1, due Nov 1, 1913, 6%. Mar 21, 1911. 500  
 \*Wellman, Finance & Realty Co to Margt, Elgar at White Plains, N Y et al EXRS, &c, Jas W Elgar. Overing st, e s, 225 s 3d st, 125x100. Mar 20, 3 yrs, 5½%. Mar 21, 1911. 5500  
 \*Same to same. Same prop. Certificate as to above mt. Mar 20, Mar 21, 1911.  
 \*Werner, Christine H to Walter E Phelps, 2731 Creston av. 239th st (Kossuth av), s s, 50 e Concord st, 25x100. Subordination agreement. Mar 10, Mar 17, 1911. nom  
 Wendover Bronx Co to Isaac L Kip, 448 5th av, & ano exrs, &c, Cornelia B Kip. 3d av, n w cor 170th st, 57.10x91.7x52.4x87.9. Bldg Loan. Mar 22, 1911, 1 yr, 6%. 11:2911. 50,000  
 Same to same. Same property. Certificate as to above mort. Mar 22, 1911. 11:2911.

\*Waldron, Saml R of Rockville Centre, L I to Fredk F Kortlucke, 1307 Ams av. Rosedale av, e s, 125 s Mansion st, 50x60x50x 59.6. Mar 22, 1911, 3 yrs, 5½%. 3,000  
 Winnie Co to American Real Estate Co, 527 5th av. Tiffany st, w s, 205 n 163d st, 2 lots, each 40x100. Two mortg, each \$4,000. Two prior mortg \$24,000 each. Mar 15, 3 yrs, 6%. Mar 23, 1911. 10:2713. 8000  
 Same to same. Tiffany st, w s, 125 n 163d st, 40x100. Prior mt \$24,000. Mar 15, 3 yrs, 6%. Mar 23, 1911. 10:2713. 4,000  
 Same to same. Tiffany st, w s, 125 n 163d st, 40x100; Tiffany st, w s, 205 n 163d st, 40x100; Tiffany st, w s, 245 n 163d st, 40x100. Certificate as to three mortg for \$4,000 each. Mar 23, 1911. 10:2713.  
 Zingales, Gaetano to Tini Kerschner, 230 W 126th st. Vyse av, e s, 275 n Freeman st, 25x100. Mar 17, due Sept 17, 1912, 6%. Mar 20, 1911. 11:2994. 3,500

**JUDGMENTS IN FORECLOSURE SUITS.**

March 16.  
 206th st, s s, 290 w Mosholu Parkway South, 16.8x120. Wilson M Powell, Jr, agt Emilia Badolati et al; Wilson M Powell, att'y; Wm B Curtis, ref. (Amt due, \$724.03.)  
 2d av, w s, 24 s 128th st, 25x75. Mary L Woodward agt Hermine Tanzberger et al; Saml Riker, Jr, att'y; Jeremiah T Mahoney, ref. (Amt due, \$10,412.50.)  
 Morris Park av, s s, 172.7 w Bronxdale av, 25x100. Francis G Lloyd agt Amalia Drag-nett et al; Merrill & Rogers, att'ys; Edw D Dowling, ref. (Amt due, \$5,966.42.)  
 March 17.  
 8th av, w s, 334 s 133d st, 25.3x100. Julius J Frank agt Asher Simon Realty Co; Jas Mc-Brien, att'y; Leslie J Tompkins, ref. (Amt due, \$13,487.11.)  
 143d st, Nos 503 to 507 West. Gustav L Benz-el agt Gustave E Beyer et al; Frank Thorn, att'y; Cornelius W Wickersham, ref. (Amt due, \$15,297.26.)  
 Perry st, No 8. Catharine McDermott agt Jno McDermott; Wentworth, Lowenstein & Stern, att'ys; Myron Sulzberger, ref. (Amt due, \$4,853.94.)

March 18.  
 No Judgments in Foreclosure Suits filed this day.  
 March 20.  
 2d av, w s, 49.11 s 18th st, 25x75. Theodore W Sheridan agt Hermine Tanzberger et al; Perry S Fuller, att'y; N Taylor Phillips, ref. (Amt due, \$10,412.50.)  
 March 21.  
 139th st, No 518 East. Albany Savings Bank agt Abram Abelman et al; Tracy, Cooper & Town-send, att'ys; Nathan A Smyth, ref. (Amt due, \$25,312.50.)  
 Decatur av, No 3215. Amelia Davis agt Irene A Poulson; Jas B Kilsheimer, att'y; Denis O'L Cohanlan, ref. (Amt due, \$1,050.)  
 Fordham av, w s, 110.1 s Mott st, 54x100. Mary J Archer agt Myron W Cuddeback; Harry Car-ington, att'y; Wm Arrowsmith, ref. (Amt due, \$4,416.67.)  
 March 22.  
 Plimpton av, No 1315. Francis G Lloyd agt Jas C Picken; Action No 1; Merrill & Rogers, att'ys; Wm A Keener, ref. (Amt due, \$6,743.75.)  
 Plimpton av, No 1317. Same agt same; Action No 2; same att'ys; same ref. (Amt due, \$6,743.75.)  
 Plimpton av, No 1311. Same agt same; same att'y; Moses R Ryttenberg, ref. (Amt due, \$6,741.04.)  
 Plimpton av, No 1321. Wm W Johnson agt same; same att'ys; same ref. (Amt due, \$6,741.04.)

**LIS PENDENS.**

March 18.  
 Ams'erdam av, No 1783. Ensign Realty Co agt Marion Kelly et al; specific performance; att'ys, McLaughlin & Stern.  
 Union av, w s, 201.4 n George st, 50x140. Mary A Collins agt Polatschek Spencer Realty Co; action to restrain; att'ys, A & H Bloch.  
 March 20.  
 151st st, n s, 250 w Morris av, 25x100. Cristo-foro Cozzolino agt Thos Bodger et al; att'y, H N Selvage.  
 Prospect av, No 2078. Sadie E Feierabend, gdn, agt Giosue Galiani et al; att'ys, Hamilton, Gregory & Freeman.  
 63d st, s s, 362.6 e West End av, 37.6x100.5. Bertha Rappaport agt Jacob Boltan et al; att'y, M R Ryttenberg.  
 Lexington av, w s, 100.11 n 102d st, 44.11x100. Van Dyck Estate agt Saml Augenblick et al; att'y, C P Northrop.  
 March 21.  
 115th st, No 413 East. Tenement House Dept agt Rocco D'Onofrio; notice of levy; att'y, A R Watson.  
 117th st, No 39 West. Same agt Morris Wiesen-berg; notice of levy; att'y, A R Watson.  
 105th st, Nos 239 & 241 East. Same agt Golde & Cohen Corp; notice of levy; att'y, A R Wat-son.  
 3d av, No 2012. Same agt David Levine; notice of levy; att'y, A R Watson.  
 Washington st, w s, 24.2 s Gansevoort st, 24x 77.6. Johanna H Stegman et al agt Harry D Michaels et al; partition; att'ys, Butts & Vining.  
 Whittier st, w s, 100 n Garrison av, 35x120. Rudolf Gersman agt Mary Walpole et al;

amended action to foreclose mechanics lien; att'ys, Katz & Sommerich.  
 2d av, No 1037. Matthew Murphy agt Wm Murphy et al; partition; att'y, R A R Day-ton.  
 March 22.  
 Valentine av, n e cor 178th st, 128.9x60.2. Kelly st, w s, 139.8 s Intervale av, 343x100. 183d st, n s, 99.7 w Washington av, 175x100. Two actions. Anton Larsen et al agt Jno Rendall et al; two actions to foreclose me-chanics liens; att'y, F E M Bullowa.  
 4th st, s s, whole front between Cornelia st & 6th av, 9.3x115.5x irreg x105. Harbison-Walker Refractories Co agt Sixth Avenue & 4th Street Realty Co; action to foreclose me-chanics lien; att'y, S S Myers.  
 17th st, No 220 West. Henry J Nethercott agt Wm Nethercott et al; partition; att'ys, Easton & Bailey.  
 Hudson st, s w cor Horatio st, 26.8x78.4x irreg. Ethel Quinby agt Lillie Gahn et al; partition; att'y, G F Warren, Jr.  
 Echo pl, n s, 109.2 w Grand Boulevard & Con-course, 50x100. Thos J Kelly agt Mary A Rudd; action to foreclose vendee's lien; att'y, R S Patterson.  
 113th st, No 572 West. Nicholas Cavour agt Jesse J Zimmermann; action to compel deliv-ery of lease, &c; att'y, H W Fried.  
 March 23.  
 43d st, s s, 158 e 5th av, 41x100.5. Max Rosen-thal agt Lena Hoag; notice of levy; att'y, I Lowenbraun.  
 184th st, s s, 116.2 w Washington av, 50x100. Anton Larsen et al agt Cebra Realty Con-struction Co et al; action to foreclose me-chanics lien; att'y, F E M Bullowa.  
 12th st, No 20 East. Nicholas Corcia agt Jos R Potter et al; counterclaim; att'y, T Prince.  
 March 24.  
 Fox st, s w cor 163d st, 100x109.6. Anton Larsen et al agt Emull Realty Co et al; action to foreclose mechanics lien; att'y, F E M Bul-lowa.  
 Riverside Drive, n e cor 151st st, 99.11x145. Anton Larsen agt Sillon Construction Co et al; action to foreclose mechanics lien; att'y, F E M Bullowa.  
 Westchester av, s e cor Av C, 35x190. Auguste Helmstetter agt Mary M Henning; notice of Levy; att'y, W R Deuel.  
 West st, s e cor Harrison st, 24x74.11. Strauss, Pritz Co agt Mary B Spellmeyer et al; action to set aside deed; att'ys, Hyman & Campbell.  
 Monroe st, No 133. Tenement House Dept agt Adolph Shapiro; notice of levy; att'y, A R Watson.  
 Bryant av, w s, 175 s Seneca av, 46.11x100x irreg; two actions; Central Mortgage Co agt John Ferguson Co et al; att'ys, Otis & Otis.  
 Anthony av, e s, 178.10 s 173d st, 98.11x104.5, ½ part. Selig Seligman agt Associate Con-tractors & Builders Inc et al; action to compel conveyance; att'ys, Liebermann & Spira.  
 82d st, No 241 East. Thos J Quinn et al agt Selma S Heim; levy, &c; att'y, J P Fallon Jr.  
 5th st, n s, lot 113, map of Unionport, Bronx. Andrew Case agt Thos Case exr et al; action to declare trust; att'y, A P Wagner.  
 126th st, No 66 East. Fredk T Goodman agt Vivian M Goodman et al; partition; att'y, G Goodman.

**FORECLOSURE SUITS.**

March 18.  
 86th st, No 39 West. Rebecca B Powell et al agt Helen D Jenkins et al; att'y, D H Taylor.  
 Heath av, w s, 42.11 s 230th st, 17.11x90. Wal-ter E Sharot agt Beulah H Whittaker et al; att'y, A H Stephens.  
 179th st, n s, 100 w Anthony av, 50x90. Laura M Rooney et al agt Elizabeth J Stancliffe et al; att'ys, Stetson, Jennings & Russell.  
 Riverside Drive, e s, 224 s 127th st, 108.2x86x irreg. Jas S Lawson agt Bergen Realty Co et al; att'y, W H Grasse.  
 3d av, n e cor 158th st, runs e 169.9 to Brook av, x n 98.8 x w 154.6 x s 99.6 to beg. Chas Palm agt Harris Bernstein et al; att'y, H F Lippold.  
 March 20.  
 Park av, n s, 584.8 w Spuyten Duyvil rd, 85.6x 155x irreg. Along-The-Hudson-Co agt Chas H Ayres; action to foreclose mechanics lien; att'ys, McKelvey & Favour.  
 Lot 29, Block 1248, of Sec 4, Tax Map of Bor-ough of Manhattan. Leslie S Petrie agt Alb F Sawyer et al; action to foreclose tax lien; att'y, H Swain.  
 Jennings st, No 843.  
 Tinton av, No 1125.  
 Herman Frank agt Jennie Wormser et al;

action to set aside conveyance; att'y, I Levi-son.  
 Kelly st, w s, 346 n Longwood av, 100x410. Van Nest Wood Working Co agt Jno Rendall et al; action to foreclose mechanics lien; att'ys, Goldsmith, Rosenthal, Mork & Baum.  
 Wilkins av, Nos 1464 to 1474. Peter H Reilly & Bro Co agt Chas Burrows et al; action to set aside conveyance; att'y, H B Singer.  
 March 21.  
 Arthur av, e s, 205.9 s 176th st, 17.8x100. American Savings Bank agt Marie W Wallas et al; att'y, J V Irwin.  
 Arthur av, e s, 223.6 s 176th st, 17.10x100. American Savings Bank agt Katherine F Mer-ritt et al; att'y, J V Irwin.  
 Arthur av, e s, 188.1 s 176th st, 17.8x100. American Savings Bank agt Jno B Ryer et al; att'y, J V Irwin.  
 Arthur av, e s, 170.5 s 176th st, 17.8x100. American Savings Bank agt Jno P Wenninger et al; att'y, J V Irwin.  
 167th st, n s, 140 w Prospect av, 40x125. Pros-pect Investing Co agt Fred R Holbert et al; att'y, S W Collins.  
 Ludlow st, No 67. Jos Simerman agt Abraham Scheinberg et al; att'y, H R Elias.  
 165th st, s s, 86.6 e College av, 60x87.4. Three actions; Jno F W Knolhoff agt Mountain Con-struction Co et al; att'y, R M Boyd, Jr.  
 203d st, No 223 East. Georgiana Nelson agt Sebastino Mardillo et al; att'y, B W B Brown.  
 Goerck st, n e cor Stanton st, 70x32.2. Moses Zimmermann agt Ike Katz; att'y, S D Levy.  
 Lot 118, map of Daily Estate, Bronx. Louisa A Balsler agt Danl S Doran et al; att'y, F L Entwisle.  
 145th st, Nos 135 & 137 West. Danl Darrow et al agt Pine Investing Co et al; att'ys, Pressinger & Newcombe.  
 63d st, No 221 West. Abraham A Silberberg agt Friedland Realty Co et al; att'y, J A Turley.

March 22.  
 3d st, n s, 275 w 2d av, 25x87. Amelia Han-ford agt Birdie V Schlesinger et al; att'ys, Wilson, Barker & Wager.  
 3d st, No 306 East. Audubon Mortgage Co agt Mindel Leichtig et al; att'y, S N Freedman.  
 Park av, Nos 1049 to 1053. Three actions; Mutual Life Ins Co of N Y agt Wm H Sieg-man et al; att'y, F L Allen.  
 Morris av, No 1064. Theone H Loscarn agt Israel M Cohen et al; att'y, B F Feiner.  
 117th st, Nos 15 & 17 West. Julia L Butter-field agt Selig Falk et al; att'y, A F Hagar.

March 23.  
 So Boulevard, e s, 90 s 167th st, 40x100. Alfred C Bachman agt Anthony McOwen et al; att'ys, Stoddard & Mark.  
 Minford pl, No 1446. Thos Schneider agt Kat-onah Construction Co et al; amended; att'y, T E Clocke.  
 102d st, n s, 40 w Lex av, 37.6x100.11. Ver-plank Estate agt C N & S A Construction Co et al; att'y, L Atterbury.  
 163d st, s w cor Fox st, 108.1x100. Henry Morgenthay Co agt Emull Realty Co et al; att'y, S T Stern.  
 Park av, Nos 1708 & 1710.  
 117th st, No 106 East.  
 Adelaide O Floyd agt Mary McCarthy et al; att'y, J M Rider.  
 117th st, Nos 523 & 525 East. Theresa Lewy agt Emma C West et al; att'y, H S Dotten-heim.  
 121st st, No 233 East. Clairville E Benedict gdn agt Ellen Priess et al; att'y, H Odell.

March 24.  
 Burnside av, n s, 90.11 w Bassford pl, 28.8x58.1. Kate L Nugent agt Henry L Davis et al; att'y, S Crook.  
 Park av, Nos 1049 to 1053. Emma Pawel et al agt Alexander Herzog et al; att'y, J P Joa-chimsen.  
 Madison st, s s, 25 w Scammel st, 31.5x74.5. Fredk G Reed agt Amelia Rubinsky et al; att'ys, Wilson, Barker & Wager.  
 140th st, n s, 137.6 w 7th av, 99.11x126.6. Sey-mour Realty Co agt Lenox Realty Co et al; att'ys, Kurzman & Frankenheimer.  
 4th av, n s, Lot 193, map of part of Hyatt Farm, Bronx.  
 McLean av, s w cor 5th av, —x—.  
 Wm G Wood et al agt Annie C Doyle et al; att'y, J A Lane.  
 Madison st, s s, 56.5 w Scammel st, 30.7x72.9. Wm M Schmoht agt Amelia Rubinsky et al; att'ys, Wilson, Barker & Wager.  
 Gilbert pl, n w cor Faile st, 25x100. Broad Realty Co agt Jesse M Samilson Realty & Construction Co et al; att'y, C H Friedrich.  
 23d st, n s, 275 w 1st av, 25x98.9. Max Borck agt Chas J Newman et al; att'y, C L Borck.



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JUDGMENTS

In these lists of Judgments the names alphabetically arranged and which are first on each line are those of the judgment debtor. The letter (D) means judgment for deficiency. (\*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication do not appear in this column, but in list of Satisfied Judgments. The Judgments filed against corporations, etc., will be found at the end of the list.

March.

- 18 Arthur, Cecil B—N Y Telephone Co...24.08
18 Alexander, Jas H et al—W M Imbrie et al. Retention of property until \$116,946.35 is paid and costs...115.00
18 Axelbank, Gedalia—Iron Clad Mfg Co...109.48
20 Abramowitz, Henry S—J Hirsch...148.48
20 Algara, Frank—Geo Ringler & Co...119.31
21 Adams, Jno K—M L Ransom...29.65
21 Ancowitz, Eli et al—Dorsett De Marrais Co...165.11
21\*Atkinson, G H et al—R B Littell...218.15
24 Alexander, Sadie O—N Kobeloff...140.86
22 Anderson, Isaac E et al—R H Donnelly...46.66
22 Aaronson, Michael—E E Beardsley...37.41
22 Althause, Walter—City of N Y...211.01
22 Acer, Frank A—Barnet Bros...76.01
22 Appleton, R Wilmarth—City of N Y...218.64
22 Ameone, Saml et al—Trans-Atlantic Import Co...154.65
22 Amion, Jacob—the same...154.65
23 Anderson, Jno M—Ludwig Baumann & Co...177.20
23 Auerbach, Isidore J—I Weissfeld et al...165.79
23 Arbuster, Chas—N Y & L I Traction Co...109.07
23 Aronowitz, Nettie—S Goldstein et al...108.78
23 Anastasopulos, Geo & Mike et al—G Cargakos...28.57
23 Altschul, Saml et al—L A London et al...3,718.64
24 Alexander, Troy—A A Brill...31.56
24\*Ackerman, Max et al—E E Cohen...177.78
18 Blunder, Adolph—S Houston...costs, 67.76
18 Bellamy, Donald L—E L McDivitt...249.35
18 Bohm, Michael—E C Hahn...69.89
18 Beringer, Solomon—Blumenthal & Bickert (Inc)...152.33
18 Bricem, Alfred J—S P Coe...12.41
18 Beyer, Gustave E et al—F Von Garrel...1,055.08
18 Brown, Nicholas T—S Cooper...202.65
18 Booth, Jno T—J Wuest...43.82
18 Black, Henry M—J R Gimbernat...costs, 25.87
20 Brown, Geo—People, &c...150.00
20 Barufke, Max—Dimock & Fink Co...1,185.31
20 Banks, Virginia E—H A Flurschheim et al...154.96
20 Brooks, Percy W et al—C R Hoffman...429.76
20 Bandholtz, Frank A & Harry S—Geo F Moore (Inc)...37.21
20 Britt, Michael H—H A Blumenthal...119.09
20 Berry, Michael H—H A Blumenthal...119.09
20 Berry, Chas S—McCready Beals Co...158.57
20 Balif, Abraham et al—M Zimmermann Co...214.41
20 Beck, Adam J—Geo Ringler & Co...85.16
21 Boyd, Wm et al—T M McCarthy et al...113.18
21 Bocks, Charlotte or Mack—J Danenberg...49.41
21 Borud, Saml—F Pelyger...27.15
21 Brenner, Barnet et al—the same...27.15
21 Brown, Maxwell—H J Sprung...30.72
21 Beidermann, Louis R—J E Bates et al...165.81
21 Briggs, Jas E—J Shardlow...339.44
21 Baram, Benj—I Feinberg...43.52
21 Belden, Ada—Frances (Inc)...172.47
21 Briggs, Florence M—R Peck...923.97
21 the same—the same...907.56
21 the same—the same...897.36
21 the same—the same...973.64
21 Brown, Abe & Mrs Abe—S Ershowsky & Bro...45.69
21 Buck, Gene—S Richert...64.41
21 Beaudit, Homer J—A Loughlin...1,366.51
21 Becker, Jno J—A Lust...costs, 90.66
21 Blumenfeld, Jos—E Wagner...costs, 109.70
21 Bonanno, Guilio—Martin—Evans Co...56.90
21 Bleiweis, Jos—P Rothenberg...96.63
21 Beineson, Harris et al—M Diesler...66.85
21 Benline, Harry C—R Meyer...115.72
22 Baumann, Morris et al—Progressive Realty & Improvement Co...2,698.89
22 Beard, Jno M—R H Donnelly...36.19
22 Bedell, Clarence & Jno—the same...29.76
22 Bandes, Robt—E E Beardsley...85.81
22 Brenner, Jacob—H H Jackson et al...22.72
22 Brady, Edw P—M Finkelstein...95.40
22 Bidwell, Chas P—A L Sylvester et al...409.35
22\*Brown, Saml et al—F Singer et al...214.65
22 Bell, Louis—Colgate & Co...67.63
22 Beers, Martha H—City of N Y...499.39
22 Ball, Philip S—the same...404.26
22 Beggs, Jno E—the same...787.88
22 Beusmann, Chas—the same...218.64
22 Blackwell, Jas B—the same...79.38
22 Blumenthal, Harry—City of N Y...211.01
22 Bosse, Adolph—the same...218.64
22 Boylston, Edw S—the same...34.13
22 Boylston, Martin—the same...211.01
22 Branfield, Richard—the same...114.87
22 Brown, Prentice W—the same...218.64
22 Baum, Ray E—E A Topp...253.91
22 Bril, Israel L—M Meyer et al...112.07
22 Bartindale, Thos H et al—N C Teddy...1,540.62
22 Brogan, Dennis M—S F Kelley...costs, 23.14
22 Brudie, Annie, admtrx—Renault Freres Selling Branch...357.72
22 Bradford, Frank W—Thatcher Furnace Co...3,484.87
22 Block, Saml J et al—Trans Atlantic Import Co...154.65
23 Blumenstock, Sam—J Wile et al...156.36

- 22 Beal, Wm F et al—Milton Schnaier & Co...7,114.43
23 Barlet, Herman—Gerhard Mennen Chemical Co...27.01
23 Balluff, Victor—A Winterhalder...40.64
23 Ball, Geo H—Fleischmann Co...441.75
23 Benjamin, Abraham—J Benjamin...165.09
23 Black, Geo E—C R Ruegger...1,258.76
23 Bovington, Owen H—Westinghouse Lamp Co...costs, 68.18
23 Block, Abraham B, Bernhard & Bernard—M Cohen...275.00
23 Buchner, Augusta et al—L A London et al...3,718.64
24 Berry, Jno B et al—E M Houghtaling et al...66.58
24 Baker, Henry C et al—City of N Y...209.89
24 Botwinick, Morris—the same...427.15
24 Boehm, Harry E—N Y Telephone Co...29.11
24\*Baum, Jacob et al—G Baum...138.25
24 Bayer, Etienne—A Kerumenaker...87.06
24 Bernstein, Paul—J Fellenstein...64.78
24 Bonomo, Domenico—F Randazzo...166.91
24 Borrelli, Giovanni et al—People, &c...2,500.00
24 Bossert, Jacob W—N Y Life Ins & Trust Co...133.81
24 Begg, Roderick—R Henderson...costs, 106.60
24 Borok, Isidor—D Spitzer et al...21.64
24 Beauer, Harry T—N E Hull...2,591.21
18 Connelly, Thos—J O'Connor...992.82
18 Ceppos, Annie, gdn—N Schapiro et al...costs, 107.57
18 Craig, Jos—W W Astor...88.15
18 Croty, Jos—Dimock & Fink Co...225.99
18\*Coons, Harry R & Elizabeth A—O D Baker...64.52
20 Collier, Mercedes—E Pike...41.69
20 Campaniello, Donato—E Barbano...31.58
20 Cogan, Jos D—Duffy Coney Co...45.51
20 Coleman, Jno S—H F Alexander & Co...249.21
20\*Cannta, Alexander et al—J Bereta...101.39
20 Carr, Geo W—London River Plate Bank Ltd...5,647.09
20 Coffey, Bernard J—H W Vogel et al...28.14
20 Cohnfeld, Mary A—S M Milliken...costs, 211.50
20 the same—the same...costs, 211.50
20 the same—D J Isaacs et al...costs, 211.50
20 the same—G Stellgebauer et al...costs, 316.82
20 the same—M Lazarus et al...costs, 211.50
20 the same—J Muller...costs, 211.50
20 the same—C Carreau et al...costs, 221.50
20 Cohnfeld, Mary A—R Garfield...costs, 211.50
20 Caruthers, Allen—Lyons & Chabot et al...341.18
20 Caruso, Luigi—Geo Ringler & Co...175.50
21 Conner, Chas H et al—Edwards & Co (Inc)...570.89
21 Clendenin, C F—E S Smith...51.61
21 Collins, Hugh L—N Y Telephone Co...126.75
21 Curry, Edw—M C Reilly...109.32
21 Cary, Elmer E—E C Potter...138.93
21 Cranides, Chas et al—S Halperin...123.90
21 Coupard, Catherine A—Geo Ringler & Co...440.41
21 Cooper, Wm H—F Koewing...2,868.46
21\*Carney, F J et al—R B Littell...218.15
21 Chidester, D D et al—the same...218.15
22 Collins, Jas R et al—Peoples National Bank...545.63
22 Collins, Jas R et al—Stapleton National Bank...287.60
22 Cheyne, Harry & Jas H W—R H Donnelly...35.61
22 Collender, Hugh et al—N Y Telephone Co...99.91
22 Cowdrey, Jno J—Ridabock & Co...59.05
22 Call, R Elsworth—A Abraham et al...89.40
22 Coats, Wm G—Ridabock & Co...125.50
22 Carroll, Otis S et al—N Y Telephone Co...37.61
22 Coco, Peter M—Peerless Motor Car Co of N Y...168.04
22 Curtis, Robt E—City of N Y...499.39
22 Challey, Francis—the same...307.13
22 Cohen, Abraham—the same...218.64
22 Comerford, Jas F—the same...211.01
22 Cohen, Jesse—City of N Y...307.13
22 Cowman, Thos—the same...403.26
22 Carew, Jennie et al—M N Clement...1,820.97
22 Cook, Maximilian—N Y Edison Co...49.00
22 Cryan, Jno J—the same...25.07
22\*Classon, Wm et al—Penton Pub Co...238.56
22 Cassidy, Herbert E—E P Coby & Co...68.83
22 Colwell, Frank W et al—J Tino et al...151.43
23 Cargakos, Sam et al—G Cargakos...28.57
23 Casey, Peter—Rheinfrank House Wrecking Co...118.60
24 Cohen, Max—City of N Y...236.68
24 Cummings, Edw—the same...222.95
24 Cooper, Jane A admtrx—Fidelity Development Co...costs, 108.20
24 Cornish, Alice A—J C Foley...92.57
24 Cornell, Jos H—N Y Telephone Co...27.87
18 Dimock, Frank W—Carnegie Trust Co...942.20
20 Denison, Ernest B—W Carnes...822.49
20 Dusenbury, Geo—J Wuest...44.14
20 Dornin, Wm C Jr—E A McAlpin et al...180.13
20 Darnheim, Fredk C—S H Greenbaum et al...217.85
20 Davenport, Benj B—R L Gerry...9,049.67
20 Dumas, Alexander et al—D Tuccillo...606.91
21 Dekow, Wm—E J McLester...226.92
21 De Haven, Carter—M Marx...88.97
21 Davis, Wm D—Adams Laundry Machinery Co...235.11
21 Driscoll, Antoinette—N Y Telephone Co...132.16
21 De Misco, Aniello—C T Maddaloni...132.73
21 Deudicibus, Savino—A Cahn et al...122.70
21 Ditmars, Chas F—J R Brown...1,372.98
21 Dobert, Mary E—B Beekman et al...107.99
21 Doucourt, Sarah—E L Parks...468.77
21 Diamond, Jas R—L B Dimond, Possession of property or \$1,500 and...261.38
22 Dalley, H Allen et al—Milton Schnaier & Co...7,114.43
22 Devoe, Danl J—R H Donnelly...25.16
22\*Dailey, Wm J et al—the same...46.66
22 Duff, Jeanette—the same...25.91
22 Darragh, Jno—Weber & Heilbronner...39.60
22 Du Bois, Abraham J—W Stone...87.85

- 22 Dincin, Isaac & Philip—Empire City Iron Works...266.72
23 Dabo, T Scott—C D Harrison...46.65
23 Dunn, Walter E et al—Graf & Hauck Co...3,102.67
23\*Daly, Richd W et al—Van Cortlandt Operating Co...84.90
23 De Lucia, Carlo—Degnon Contracting Co...costs, 68.36
24 Deutch, Paul—A Hadl...187.00
24 Dare, Craig H—City of N Y...218.64
24 Donaldson, Jas R—N Y Telephone Co...33.59
24 Downing, Mary H—G Barrie et al...297.18
18 Eldred, Byron E—M A Keena et al...445.26
18 Ebstone, Henry A—C A Pitman et al...31.09
20 Edelstein, Saml—W C Demorest...196.45
20 Egbert, Martha E—G Barrie et al...costs, 107.82
20 Eichorn, Geza—N Y Metal Ceiling Co...23.11
20 Edwards, Jas—Geo Ringler & Co...323.46
21 Edwards, Wm A—I Abramson...400.00
22\*Ettinger, Herman et al—J H Fithian et al...804.35
22 Eisenberg, Jos—Madison Trust Co...457.15
23 Ellis, Wm F et al—W M Biehan...3,005.37
23 Evans, Geo C et al—the same...3,005.37
24 Earl, Henry M—White Knob Copper Co, Ltd...costs, 127.95
24 Eisenberg, Henry—City of N Y...211.01
24 Elias, Elias S or Jos S—the same...218.64
24 Einrich, Jos—A Marks...37.58
18\*Fertig, Harry et al—M Zion...112.15
21 Fertitta, Jos—Geo Ringler & Co...5,627.64
18 Fritzel, Geo & Elizabeth—B Brown...81.63
18 Fink, Valentine, Jr, et al—F von Garrel...1,005.08
20 Finn, Jno J et al—Tribune Ass'n...133.91
20 Farrell, Jas—Morgan Silver Plate Co...81.81
20\*Fruchtbaum, Ephraim et al—M Zimmermann Co...214.41
21 Farrell, Jno P—Dimock & Fink Co...252.41
21 Fritz, Meyer—H Frank, Jr...52.31
21 Ford, Henry B—N Y Telephone Co...20.11
21 Felluris, Jno et al—S Halperin...123.90
21 Fuhrman, Chas—Geo Ringler & Co...3,319.21
21 Furman, Anna—J Epstein et al...16.67
22 Faybik, Jno—R H Donnelly...30.61
22 Ferri, Tito A et al—the same...30.60
22 Fritz, Morris—the same...44.41
22 Fuller, Jos F T—the same...48.89
22 Frankel, Mitchell—N Y Telephone Co...43.51
22 Francis, Thos V—M Smith...74.41
22 Feinschel, Chas H—C Greenberg et al...126.31
22\*Friedenberg, Alfred et al—F Singer et al...214.65
22 Farnham, Chas W—S Zwending...124.02
22 Finn, Luke J—G W O'Neil...200.71
22 Freedman, David C—A Siegel et al...49.67
22 Flynn, Jos—Trans Atlantic Import Co...154.65
22 French, Robt J et al—P H Patriarch et al...182.90
23 Friedman, Herman et al—P Watman...593.92
23 Fiedler, Harry—F A Brohmer et al...268.80
23 Frankel, Susie P or Susie Posner—Lucile Ltd...195.66
23 Friedman, Harry J—A L Dow et al...479.46
23 Fraver, Harry G—C Ironmonger...455.23
23 Fiedler, Louise—G Brodsky...290.54
23 Fishburn, Louise—A Woznichs...83.43
24 Faust, Paul—City of N Y...114.87
24 Fitzpatrick, Dennis J & Thos F—Kerin & Dunn...1,422.03
24 the same—the same...1,585.50
24 Foster, Wm G—G W Burns...1,375.32
24 Farrelly, Lawrence D—H S O'Brien...770.89
24 Finkel, Jos B—J Wollman...752.82
18 Gilbert, Max & Wm—N Y Telephone Co...71.96
18 Godoff, Abram—the same...72.99
18 Goduti, Giuseppe—the same...37.83
18 Greenthal, Bernard—the same...105.14
18 Goldman, Geo—R S Stern et al...323.67
18 Gustafson, Alexander L et al—J Waters...248.94
18 Giesman, Harry A—Reliance Motorcycle Co...79.66
18 Grossman, Geo et al—State Bank...119.70
18 Gelb, Rosa—S Schwars...751.12
18 Greenberg, Saml—A Greenstein...167.28
18 Gabriel, Charlotte—Oppenheim, Collins & Co...53.47
18 Greenfield, Wm—A Douglas...15.67
18 Gartner, Martin—Equitable Trust Co of N Y...165.91
18 Gash, Abraham—H Kraut...500.26
20 Guerriero, Vincenzo—A Cola...533.82
20 Goldberg, Maurice M—Central R R Co of N J...costs, 83.83
20 Goldstein, Wm—McElravey & Hauck Co...1,572.65
20 Gordon, Saml et al—R Stone...1,485.05
20 Gumbleton, Henry A—Lyons & Chabot et al...272.44
20 Goldknopf, Abram—State Bank...costs, 17.41
20 Grippo, Luigi—Geo Ringler & Co...115.16
21 Gordon, Jno, Jr, et al—Edwards & Co (Inc)...570.89
21 Godbald, Wm A—C N Fairchild et al...996.89
21 Goldberg, Harry A—Standard Oil Co of N J...44.97
21 Gray, Geo—Welsbach Gas Lamp Co...90.56
21 Geyer, Andrew—I Adler et al...468.65
21 Goldsmith, Benj—N Y Telephone Co...35.98
21 Gleich, Harry M—the same...86.74
22 Greenwald, Morris M—R H Donnelly...25.91
22 Gibbs, Chas H—J T Shipman...354.41
22 Goldstein, Saml—L G Bauch...71.48
22 Goodkin, Saml—L Siegman...155.01
22 Garey, Willis L—E H Gates et al...3,268.68
22 Gardner, Frank J—F J Hardy...122.22
22 Gedny, Adele F et al—Peoples National Bank...545.63
22 Gedny, Adele F et al—Stapleton National Bank...287.60
22 Greenberg, David—L Federman...106.02
22 Germansky, Annie & Max et al—Schwartz Plumbing Supply Co...710.80
23 Gonzales, Wm F—N Y Edison Co...11.19
23 Goldberg, Anna et al—M Lipshitz...189.29
23 Graham, Wm T et al—Greason Mfg Co...125.91
23\*Greason, David R et al—the same...125.91
23 Gross, Abraham & Rose—M L Rogell...116.45



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23 Gussow, Abraham-I Wolff	61.01	22 Ingles, Edw H-N Y Telephone Co.	32.78	21 Lee, A Rogers et al-L Pinals Co.	529.38
23 Garrett, Seymour D-G Hage	31.89	23 Isaacs, Mary et al-E M Hussey	100.15	21 Lipson, Howard-E H Rogers	32.82
23 Glaser, Davis-A Bernhard	438.34	24 Lingham, Schuyler R-City of N Y	499.39	21 Levin, Wolf-S Hodz	1,193.90
23 Graboski, Max-O B Coates & Co.	146.91	24 Ischner, August-Acker, Merrall & Condit	52.80	21 Lynch, Jno J et al-Geo Ringler & Co.	592.12
23 Gleason, Timothy-Merchants Refrigerating Co.	319.36	24 Ireland, Jno B-J Podalsky et al.	2,172.53	21 Levy, Louis C-M Schreiber	106.80
23 Gerber, Henry-Rahway Heights Realty Co.	123.08	18 Jacobowitz, Bertha-N Y Telephone Co.	22.62	21 Lawler, Patrick-Sonn Bros Co.	238.57
24 Gill, Wm F-City of N Y	787.78	18 Jacobson, Jno-D Linzer	29.01	22 Leeds, Wm J-R H Donnelley	46.41
24 Gump, Craig J-Klim, Linder & Bauer Lithographing Co.	319.36	20 Johne, Chas J-M L Ernst et al.	1,338.20	22 Lipman, Saml-the same	73.66
24 the same-the same	301.89	20 Jurkowitz, Morris-S Luckes	194.51	22 Lablotier, August-Gude Bros et al.	53.42
24 Garthside, Chas H-B Altman & Co.	137.19	20 Jacobovitz, Sam-A Strauss	140.76	22 Loog, Jno D et al-L Krumm	39.66
24 Giglio, Henry-N Y Telephone Co.	28.86	21 Johnson, Anton E-N Y Telephone Co.	101.41	22*Levine, Jos et al-J H Fithian et al.	804.35
24 Glueck, Morris-the same	37.98	22 Jautz, Gustav-E Jautz	150.00	22 Levine, Louis-J Llera et al.	205.08
24 Goldsmith, Jos-L Baumgold et al.	71.64	23 Jacques, Louis J-N Y Edison Co.	74.41	22 Leiken, Netta-D M Driver	104.46
24 Goldstein, Jacob-M Weisberger	117.65	23 Johnson, Fred W-the same	33.19	23 Lombard, Jno-E E Spencer et al.	80.36
24 Goodman, Urry-M Weisberger	19,992.87	23 Jacobs, Lewis-H Odell	125.41	23 Leto, Giovanni-A Maggie et al.	173.17
24 Goldensohn, Saml-B Sohen	32.77	24 Jaffett, Isaac et al-S Robinson	168.20	23*Langstroth, Frank D et al-Coal & Iron National Bank of the City of N Y	425.78
24 Greenberg, Ike et al-L Abramowitz	40.96	24 Jacobs, Louis-H W Lauterstein	279.41	23 Lesser, M Monae-N Y Edison Co.	13.57
24 Goodman, David & Dora et al-J Wollman	752.68	24 Jockers, Margaret-Balch Bros Co.	137.81	23 Levy, Daniel B-the same	22.54
24 Gasser, Julius-J Keilson	43.08	24 Jacobson, Harry-M A Feuerlicht	109.45	23 Leowinhan, Felix-H A Goidel	34.65
18 Hunter, Mabel-N Y Telephone Co.	28.76	18 Karpf, Louis-N Y Telephone Co.	30.61	23 Lennon, Wm F-E Schwab	62.20
18 Hyde, Wm C-the same	37.16	18 Kisselstein, Chas M-the same	74.32	24 Lahey, Thos-H C Lane et al.	47.89
18 Helfrich, Frank-B L M Bates et al.	519.65	18 Krayer, Valentine-G T Davis	154.78	24 Lubitz, Jos-J J Schmuckler	104.11
18 Herfurth, Rudolph W et al-O T Sumner	720.07	18 Koenig, Marcus et al-State Bank	119.70	24 Lewis, Chas C-S Jacobs	27.41
18 Hurfurth, Rudolph W et al-the same	720.07	18 Kopf, Arnold-Interborough Rapid Transit Co.	111.18	24 Lawson, Saml-Broadway Trust Co.	7,095.97
18 Hyman, Jacob J Pollock	367.77	20 Kwartler, Harry-L Hazenfratz	31.15	18 McNaught, Edwin A-N Y Telephone Co.	101.55
18 Hayman, Melville-Schau Neckwear Co.	99.41	20 Kelly, Michael J-A W De Long & Co.	240.31	18 Messina, Peter-the same	29.08
20 Horwitz, Ary-American Law Book Co.	83.51	20 Kleinmann, Jos-S Vogelsohn et al.	28.88	18 Murphee, J B-Providence Washington Ins Co.	341.81
20 Holm, Oscar-H C Price	86.00	20 Kramer, Geo L et al-J Berest	101.39	18*Mazer, Abraham et al-M Zion	112.15
20*Hadden, Archie et al-H Collins	89.72	20 Kearney, Timothy-C F Seymour	81.20	18 Messer, Nathan-M Smith	166.46
20 Heinz, Geo J et al-Colwell Lead Co.	1,532.34	20 Kegelmann, Robt W-Mercantile Finance Co.	67.42	18 Mason, Minnie A-M Philipsborn Co.	141.87
20 Huffmier, Frank et al-the same	1,532.34	20 Klein, Israel-A Schoen	26.65	18 Muller, Mary-J A Stevenson	130.15
20 Heymann, Seymour M et al-Metropolitan Hotel Supply Co.	423.16	20 Kelly, Peter C-Westchester & Bronx Title Mortgage Guarantee Co.	76.31	18 Moran, Jos B-C Warfield	26,021.05
20 Hammond, Jas B-P Sattenolote	215.21	20 Kressel, Henry et al-E G Lyons & Raas Co.	199.13	18 McAdam, Geo H-J C Brockelbank	157.40
20 Heartt, Jno E-W M Hotchkiss	16,008.82	20 Kent, Edw C-Acker, Merrall & Condit Co.	32.93	18 Madden, Charlotte F-G H Gaston	234.78
21 Hentzelman, Otto-E J McLeister	163.92	20 Kopf, Fredk-the same	96.64	20 May, Wm F-J B Brosseau	71.75
21 Horst, R Franklin-Credential Employment Corp.	20.17	20 Kendall, Chas-Twenty-Third Ward Bank of City of N Y	490.42	20 Murphy, Robt P-F Montero	904.25
21 Haick, Jos-J E Bates et al.	169.96	20 Knowlton, Emma W-L Cronin	79.31	20 Miller, David-H S Blake	1,626.26
21 Herrmann, Abraham-S Schwartz	179.90	20 Kupperman, Leon-A H Joline et al.	costs, 32.67	20 Muhlendorff, Bernard et al-H B Claffin Co.	828.97
21 Hirsch, Elizabeth-A T Rook	318.90	21 Katz, Ike-S Mandeltrout	265.66	20 McCaughin, Edw F-J E Linde Paper Co.	74.69
21 Hirsch, Elizabeth-A T Rook	422.07	21 Kelly, Thos W-M S Taylor	79.31	20 McKay, Geo J-C B Ruskey et al.	64.41
21 Henderson, Jas-E I Clay	106.86	21 Keyes, Jno M-G T Bague	81.78	20 McGillivray, Danl J-J Wuest	69.22
21 Harrison, Lloyd H, Jr-N Y Telephone Co.	54.14	21 Krasniansky, Wm-J Jacobs	84.79	20 Mayo, Jos G-E Wiener et al.	45.01
21 Hamel, Chas H-the same	65.99	21 Klausner, Saml-S Ershowsky & Bro.	120.75	20 Mullally, Jas-Acker, Merrall & Condit Co.	49.04
21 Herman, David-the same	62.22	21 Kiehm, Henry F W & Josephine F-Cross, Austin & Ireland Lumber Co.	1,156.76	20 Mazza, Salvatore-E Weiner et al.	78.09
21 Hurlburt, Wendell P-Westinghouse Machine Co.	83.10	22 Klang, Saml et al-N Y Telephone Co.	31.49	20 Moebus, Jno A-City of N Y	37.01
21 Hevenor, Harvey H-S N Keefauver	826.80	22 Knapp, Horace G-R H Donnelley	46.47	20 Moshkowitz, Abraham & Philip et al-P Rosofsky	329.25
21 Hoffman, Karl-H Simons	82.09	22 Konheim, Sydney et al-F Singer et al.	214.65	20 MacBride, Jas E-A Sauer	185.77
21 Hudson, Wm D et al-Geo Ringler & Co.	800.21	22 Kantrowitz, Hadassa-Judkins & McCormick Co.	186.79	20 Marrone, Michael-E I Du Pont de Nemours Powder Co.	724.72
21*Higgins, J Wallace et al-R B Littell	218.15	22 Koch, L B-Trans Atlantic Import Co.	154.65	20 Monahan, Patrick-Lyons & Chabot	91.31
22*Hitzel, Edw M et al-N Y Telephone Co.	99.91	22 Klein, Edgar & Libbie H et al-Peoples National Bank	545.63	20 McMorris, Wm J-C T Hanscom	costs, 23.22
22 Hirschberg, Robt A or White-the same	48.25	22 the same-Stapleton National Bank	287.60	20 McMahan, Mary-N A Metzger	94.68
22 Hinrichs, Jno C-R H Donnelley	46.61	22 Keller, Chas & Amelia* et al-Motor Car Equipment Co.	89.16	20 Merrill, Robt-C A Childs	68.43
22 Helfand, Bernard et al-the same	40.61	22*Kirschbaum, Sigmund et al-W H Williams	218.61	20 Masterson, Eugene A-L W Sweet & Co.	123.98
22*Horowitz, Herman et al-the same	40.61	22 Kiehm, Henry F W & Josephine F-Cross, Austin & Ireland Lumber Co.	1,156.76	20 Medbury, Fitch H-Brooklyn Life Pub Co.	261.06
22*Hibon, Jno et al-the same	30.28	22 Kearney, Jno W-S Mansback	101.75	20 Mittenzwel, Frank-Cross, Austin & Ireland Lumber Co.	826.01
22 Hammond, Arthur et al-the same	30.28	22 Krauss, Max & Sigmund-W M Stewart et al.	538.67	21 Mack, Charlotte or Bocks-J Danenberg	49.41
22 Howell, Ernest G-the same	25.26	22 Kempshall, Eleazer-J Newman	2,547.90	21*Maher, Jas et al-T M McCarthy	113.18
22 Herdling, Arthur C-Thompson-Bonney Co.	136.51	22 Keier, Jno et al-Schwartz Plumbing Supply Co.	710.80	21 Moore, Henry G-G L Moore	129.40
22 Hurlley, Michael-B Tierney	280.15	23 Kleinfeld, Max-M A Zuckerbraun	134.67	21 Mountry, Andrew J-T B M Terhune	46.45
22 Horan, Jas J-A Segal	72.63	23 Knox, Jno-N Y Edison Co.	105.31	21 Mooney, Lewis D-M M Duitz	104.06
22 Heustis, Fredk W-V J Neste	239.17	23 Karp, Jacob N-J Jam	224.65	21 Meyers, Mathew H-O'Neill-Adams Co.	125.27
22 Hunter, Leah B-O F Bernner	32.51	23 Koller, Jos-A Altman	29.65	21 Moskowitz, David-M Zinn et al.	604.78
22 Harris, Edw W-W Gibson	105.00	23 Koehler, Geo N et al-P E Vernon et al.	95.21	21 Myers, Henry-N Y Telephone Co.	82.67
22 Horwitz, Hyman-A E Bockman et al.	229.95	23 Kronengold, Adolph-J E Steckler	99.98	21 McManus, Thos-A W Uckele	43.10
22 Halamka, Leroy-M J Donovan	1,109.06	24 Knight, Jno W et al-E M Houghtaling et al.	66.58	21 McNamara, Jos-J McCann	391.82
23 Hungerbuhler, Arnold-H Halper	42.51	24*Kahn, Jacob et al-G Baum	138.25	21 Mackin, Jno E-H G Millward	71.95
23 Hammel, Ann-N Y Edison Co.	52.92	24 Kupperman, Isidor et al-E E Cohen	177.78	21 Martz, Annie et al-Dorsett De Marrais Co.	163.11
23 Harding, Fred L-H H Sanders	219.47	18 Leary, Jno-N Y Telephone Co.	38.99	22 Marks, N Jos-J M Kram	194.41
23 Harvey, Leonard-United Editors Assn.	81.65	18 Lagen, Marc-W P McGibbon	121.91	22 McCarthy, Thos P-N Poiletman	454.10
23 Hauben, Saml-A Greenspan	31.43	18 the same-Musical Leader Pub Co.	127.17	22 Maires, Geo B-S Abrams	121.15
23 Heffner, Daniel J-Lehigh Valley Coal Co.	1,805.51	18 Laherty, Edw J-Equitable Trust Co of N Y	80.58	22 Morris, Benj et al-W H Williams et al.	218.61
23 Hummel, Gottlieb-Piel Bros	42.67	18 Lever, Benj H or Levey-the same	36.84	22*Mastracchio, Antonio et al-J Schlesinger et al.	113.79
24 Hanretty, Alice or Valentine-City of N Y	211.71	18 Lindemann, Wm-Geo Ringler & Co.	4,877.16	22 McGrath, Wm-R H Donnelley	29.01
24 Hess, Fredk et al-City of N Y	218.64	18 Lesur, Geo H-R M Morgan	76.91	22 Motta, Salvatore-N Y Telephone Co.	36.19
24 Hass, Fredk et al-the same	218.64	20 Lofton, Alfred-J De Veagh	costs, 110.38	22 Moser, Fredk-the same	74.23
24 Harrington or Hannigan, Jno-the same	218.64	20 Levy, Abraham-A Goodnoff	7,613.07	22 Miller, Peter B-the same	22.44
24 Hade, Patrick H-the same	218.64	20 the same-L Goodnoff	2,615.27	22 McCoy, Jno & Margaret-Frank Brewery	127.11
24 Hoffman, Caroline G-the same	29.32	20 Lieberman, Maurice-City of N Y	209.89	22 Murphy, Jos F-A Harris et al.	29.97
24 Howland, Chas E-the same	211.00	20 Lowery, Anna-F D Gulliver	73.59	22 Murray, Edw-J J Thiel et al.	22.42
24 Hermley, Chas-the same	245.13	20 Levy, Frida et al-E G Lyons & Raas Co.	199.13	22 Muller, Clara-B Brown	37.20
24 Hoffman, Caroline A-the same	29.32	20 Landau, Jacob A-City of N Y	292.72	22 Mueller, Jno-J Jaburg et al.	200.78
24 Howland, Chas E-the same	211.01	20 Lind, Erick G-the same	209.89	22 Miller, Frank et al-Eclipse Electric Arc Light Co.	61.01
24 Hermley, Chas-the same	245.13	20 Levin, Harry et al-P Rosofsky	329.25	22 Molner, Jane et al-W Stone	74.51
24 Hirschhorn, Barnard-the same	245.13	20 Lyons, Robt T-W M Richards	248.41	22 McGeahan, Chas-H Held	159.74
24 Hirschhorn, Barnard-the same	403.26	20 Lamberti, Antonio-Lyons & Chabot	43.92	22 McGinn, Eugene-J Weil et al.	costs, 109.48
24 Hemming, Henry G-F M Randall	172.75	21 Levin, Morris-Robt Griffin Co.	1,162.06	22 McGinn, Mary-the same	costs, 109.48
24 Havel, Pauline-F L Winse	26.58			22 Malaverneri, Angelo-Turner Construction Co.	costs, 462.58
24 Hazel, Jno et al-J Walters	248.94				
21 Isele, Robt & Amselic-J Mitchell	129.89				
21 Ilkowitz, Harry & Herman-Sonn Bros Co.	238.44				



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Table listing names and addresses of individuals and businesses, such as Mitchell, Chas F, att'y—Trans Atlantic Import Co, and others, with associated numerical values.

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- 20 Yanella, Felix—Binghamton Shoe & Rubber Co. 31.15
- 23 Yuzzolino, Nicola—Strohmeier & Arpe Co. 27.01
- 23 Yale, Mary—N Y Edison Co. 87.61
- 18 Zographos, Alexander G—I H Schneider. 210.40
- 18 Zwern, Morris—J W Shepard et al. 30.26
- 23 Zimmerman, Morris J—N Y Edison Co. 8.91

### CORPORATIONS.

- 18 Oppenheim & Feldman—N Y Telephone Co. 100.51
- 18 Second Manhattan Office Building Co—H S Harde et al. 470.90
- 18 Temple Realty Co—W H Meserole. 128.91
- 18 Gordon Bros Iron Works—Richards Mfg Co. 95.41
- 18 Rudd Taxi Co—Fiske Bros Refining Co. 60.18
- 18 Grand Lodge of the Ancient Order of United Workmen of the State of N Y—L Gilchrist. 2,844.25
- 18 Cooper, Griffen Co—S Sporn et al. 27.51
- 18 Chas Mann Printing Co—E C Brown et al. 329.90
- 20 A R Bass & Sons—Palm Bros & Co. 35.61
- 20 J Henry Casket Co—J H Wicks. 1,129.88
- 20 Sheepshead Bay Club—Fredk Hollender Co. 59.92
- 20 Keystone Electrical Engineering & Supply Co—City of N Y. 26.92
- 20 Continental Ins Co—C W Anderson. 356.45
- 20 Royal Handkerchief Co—City of N Y. 37.00
- 20 State Supply Co—the same. 23.82
- 20 Jos Isaacsohn & Sons—the same. 20.66
- 20 Sterilizing Apparatus Co—the same. 234.69
- 20 United Special Machine Co—the same. 471.04
- 20 Wilfred Smith & Co—the same. 71.68
- 20 T B Harms Co—the same. 55.58
- 20 Certified Audit Co—the same. 36.86
- 20 Napp Referphone Co—the same. 119.20
- 20 Aluminum Cooking Utensil Co—Jno Scheidig & Co. costs, 17.41
- 20 Riccadonna Hotel Co et al—Metropolitan Hotel Supply Co. 423.16
- 20 Horton Basket Machine Co—G H Fletcher et al. 3,336.08
- 20 Thos J Reilly Co—Columbia Shade Cloth Co. 211.11
- 20 Board of Education, City of N Y—G A Robertson. 2,749.41
- 20 the same—A Simpson. 2,336.05
- 20 the same—J B McLarty. 2,771.21
- 20 the same—H S Arnold. 2,171.23
- 20 the same—F J Richardson. 2,297.77
- 20 the same—J P Finn. 1,977.10
- 20 the same—J J Tobin. 1,937.08
- 20 the same—H T Butler. 2,098.10
- 20 the same—N P Andrus. 2,023.29
- 20 Wm Peter Brewing Co—A Soma. 493.88
- 20 Marie Dermatological Institute et al—L Bell. 2,545.00
- 20 Garage Owners Ass'n of N Y—Library Bureau. 68.99
- 20 Graebing Automatic Ventilating Co—F G Graebing. 4,520.06
- 21 Liberty Cornice & Roofing Co—Dorsett De Marrais Co (Inc). 170.83
- 21 Loudoun Co—L Pinals Co. 529.38
- 21 Southern Express Co—C W Rosenberger. 152.71
- 21 N Y Taxicab Co—M Ryan. 3,250.00
- 21 Friedman & Gordon Iron Works—H Frank Jr. 74.41
- 21 Solinger Realty Co et al—M Rosenthal. 395.97
- 21 Princess Club—A L Louis. 1,805.17
- 21 Board of Education of City of N Y—E J Brooks. 2,772.59
- 21 American Aeroplane Mfg Co—Foster Debevoise Co. 726.47
- 21 N Y Contracting Co, Pennsylvania Terminal—P Mistretta. 1,329.72
- 21 Crown Waist Co—V Giglio et al. 33.45
- 21 Manhattan & New Jersey Real Estate Co et al—R B Littell. 218.15
- 21 City Realty Co et al—the same. 218.15
- 21 Monarch Press—M Balik. 69.63
- 22 Katonah Construction Co—American 3 Way Prism Co. 425.91
- 22 Pantograph Cooperation—N Y Telephone Co. 186.30
- 22 Paris New York Co—the same. 70.60
- 22 Universal Trolley Retriever Co—the same. 125.43
- 22 Wilpaco Packing Co—the same. 53.11
- 22 Columbia Auditors & Domestic Corp—R H Donnelley. 49.41
- 22 David Shearman & Co—the same. 53.41
- 22 I Weissman & Co—the same. 25.41
- 22 Lawyers Appeal Printing Co—the same. 25.71
- 22 N Y Addressing Mailing Dispatch—the same. 26.91
- 22 Ridgway Supply Co—the same. 25.21
- 22 Rockport Paint & Varnish Co—E Herrman. 281.59
- 22 Teller Realty & Construction Co—S Di Pace. 322.81
- 22 Ballou Dickson Co—City of N Y. 599.25
- 22 Beekman Advertising Agency—the same. 211.01
- 22 Booth Drop Forge Co—the same. 79.38
- 22 Brooklyn Electric Equipment Co—the same. 78.72
- 22 Commercial Mens Pub Co—City of N Y. 37.97
- 22 Contractors Electrical Co—the same. 80.81
- 22 Crossup & Holby Co—the same. 48.55
- 22 Ferronoids Mfg Co—the same. 24.24
- 22 Gould-Welden Co—the same. 20.64
- 22 Haley Ink Co—the same. 73.54
- 22 Horse Fair Ass'n of N Y—the same. 146.52
- 22 M G Brouwer Chemical Co—the same. 24.75
- 22 N Y Auto Transfer Co—the same. 247.65
- 22 Rockaway Motor Co—the same. 283.53
- 22 W C Clark & Co—the same. 23.51
- 22 Imperial Ottoman Tobacco Co—H Schlegel. 865.75
- 22 Sagamore Garage Co—J Dobbins. 287.27
- 22 Mason Theatrical Co et al—Wm Kellam Co. 295.94
- 22 Sundstrom & Stratton Co et al—N C Teddy. 1,540.62

- 22 Manhattan Ladies Hat Co—W Mpeke et al. 383.17
- 22 Cohon Drug Corp—Colgate & Co. 115.77
- 22 Union Cafe Co et al—A Jacobs. 2,062.20
- 22 Federal Union Surety Co et al—M N Clement. 1,820.97
- 22 Waterbury Rich Dunlap Co—R R Sizer et al. 311.07
- 22 Fredk Alexander Co—G F Montgomery. 66.94
- 22 Reid & Sons Mfg Co—Bureau of American Manufacturers in Europe, Ltd. 64.41
- 22 Emoh Realty Co—Grossman Bros & Rosenbaum. 318.21
- 22 Roebling Construction Co—M Jeffcott. 12,095.71
- 22 Self Winding Clock Co—N Y Self Winding Electrical Clock Co. costs, 96.24
- 22 Guardian Trust Co of N Y—E P Shattuck. 86.75
- 22 Germansky Construction Co et al—Schwarz Plumbing Supply Co. 710.80
- 22 V J Hedden & Sons Co—N Coleman et al. 3,241.81
- 23 Dominion Construction Co—A M Moreland et al. 7,286.88
- 23 Frisco Realty Co—D Mintz et al. 120.26
- 23 Savoy Improvement Co et al—White Van Glahn & Co. 222.35
- 23 Hudson Fulton Yacht Club—N Y Edison Co. 14.38
- 23 Alkemyer Edison Co—the same. 76.11
- 23 American Aeroplane Mfg Co—L Schlesinger. 106.37
- 23 Waterbury Rich & Dunlop Co et al—Coal & Iron National Bank of City of N Y. 425.78
- 23 Pine Investing Co—J Dowd. 5,101.31
- 23 Interborough Electric Service Corp—B Kreizer. 137.54
- 23 Radio Telephone Co—Cutler Hammer Mfg Co. 227.41
- 23 White Star Transfer Co—E A Maryan. 262.40
- 23 J Alonzo & Co—Manhattan Straw Board Co. 526.88
- 23 American Kinograph Co et al—Van Cortland Operating Co. 84.90
- 23 Brook Avenue Construction Co—Church E Gates & Co. 1,085.84
- 23 W E Dunn Realty & Construction Co et al—Graf & Hauck Co. 3,102.67
- 24 Novitas Post Card Co—N Y Telephone Co. 37.83
- 24 N Y Structural Glass Co—the same. 89.51
- 24 Loudon Co—Geo F Morse, Inc. 119.98
- 24 Moden Auto Co—Baker Vawler Co. 42.33
- 24 N Y & Spring Valley Realty Co—City of N Y. 562.24
- 24 Union Lithographing Co—the same. 20.79
- 24 George Bechtel Brewing Co—the same. 936.20
- 24 Consolidated Electric Supply Co of Brooklyn—the same. 233.93
- 24 George Bechtel Brewing Co—the same. 922.79
- 24 Glantz Realty & Construction Co—the same. 180.89
- 24 Hamrich & Co—the same. 114.84
- 24 Clarendon Mineral Spring Co—the same. 182.19
- 24 A Giara Co—the same. 114.87
- 24 Flatbush Coal Co—City of N Y. 58.73
- 24 Natl Smoked Fish & Provision Co—A Mendelsohn et al. 691.29
- 24 Moore Bros Pub Co—McClure Newspaper Syndicate. 143.95
- 24 John J Reupel Co—Warner Sugar Refining Co. 256.49
- 24 North American Accident Ins Co—H Herman. 50.61
- 24 Natl Spoolless Music Roll Co—C H Hansen. 254.65
- 24 E E Von Seyfried Corp—City of N Y. 25.13
- 24 B & J Ice Cream Co—N Y Telephone Co. 23.67
- 24 Colonial Finance Co—A W Swenson. 92.24
- 24 Savoy Impt Co—A Marine. 248.13
- 24 Codaie Realty Co et al—G Baum. 138.25
- 24 Weller Mfg Co—T Quinn. 363.02
- 24 M Hartley Co—T E Evans. 33,662.43
- 24 Board of Education of the City of N Y—J J Curtin. 2,028.88
- 24 the same—C Putnam. 2,029.25
- 24 the same—M F Conroy. 3,168.31
- 24 the same—D Lowson. 2,964.36
- 24 Jno E Olson Construction Co—J W McDonald. 499.65
- 24 Bergman, Rosenberg & Rotner Co—J Lister. 79.69
- 24 Central Park North & East River R R Co—J Floey. 100.00
- 24 the same—the same. 50.00
- 24 the same—M Foley. 350.00
- 24 Pokress & Co—H B Clafflin Co. 488.69
- 24 Frisco Realty Co—Auletta & Co. 448.14
- 24 Simon Ginsburg & Bro—H Goldstein. 328.93

- Everett, Jno P—E W Tunis. 1911. 69.13
- Ehrlich, Ferdinand—G L Morgenthau. 1911. 857.68
- Farley, Mary—J P Dowling. 1910. 322.40
- Fallon, Thos S—Aetna Electric Co. 1909. 79.36
- Same—J Milbank. 1909. 142.55
- Same—P H Klein, Jr, & Co. 1909. 500.10
- Same—C M Swery. 1909. 220.35
- Furst, Chas S—City of N Y. 1910. 66.85
- Gaignat, Paul, admr—City of N Y. 1911. 106.85
- Grant, Jas S—B H Foss. 1910. 96.88
- Goldsmith, Jonas G—L Purdy. 1911. 56.85
- Same—same. 1911. 56.85
- Same—same. 1911. 56.85
- Same—same. 1911. 56.85
- Greenstone, Barney—N Y Trust Co. 1911. 560.33
- Gage, Mary P K—F G McCauslan. 1909. 960.76
- Hattermann, Jno H—A C Guntzer. 1906. 122.53
- Hurwitz, Louis & Hyman Finkelstein—Hudson Structural Steel Co. 1910. 469.71
- Hood, Chas C—J A Delatour. 1909. 489.27
- Heck, Minnie—A C Fedden. 1911. 427.40
- Haskin, Jno B—Bronx Borough Bank. 1910. 839.27
- Hauptman, Louis H—B W Foss. 1910. 96.32
- Hewitt, Sarah A, Erskine Hewitt & Jas O Green—A Sydelman. 1910. 1,027.80
- Jenkins, Fredk—R H Scott. 1895. 139.27
- Janzlik, Emil—H J Sperling et al. 1911. 637.32
- King, Wm—M A Y Higgins. 1905. 101.91
- Kay, Harry—I Gluck. 1910. 522.78
- Lindstedt, Wm E Jr—C S Mackenzie. 1911. 1,096.48
- Leonard, Jno—O Heimstadt. 1910. 46.78
- Maskell, Edw A—Royal Bank of N Y. 1910. 61.40
- Melton, Saml & Frank—N F Baress. 1911. 179.78
- McCord, Ira L—H Auerbach. 1911. 442.22
- Moorhead, Louise—Empire City Savings Bank. 1910. 1,166.10
- Macfadden, Bernard A—F S Riddle. 1911. 126.25
- Same—same. 1908. 3,198.59
- Same—same. 1909. 106.75
- Murray, Edw L—R Langer. 1910. 530.40
- O'Gorman, Wm J—J T Madden. 1911. 194.98
- Perkins, Thos C—Sayre Fisher & Co. 1911. 81.48
- Plaut, Albt & Jos—E J Gozzett. 1906. 2,651.76
- Powers, Richard—Jno Matthews, Inc. 1910. 49.41
- Quinn, Jno M, W C Tower & Wm J O'Gorman—G R Sutherland. 1911. 278.35
- Rieser, Ely J—Marx & Rawalle. 1911. 70.22
- Reuther, Harold—H A Mixer. 1911. 78.40
- Renwick, Eleanor—H S Renwick et al. 1911. 133.35
- Reiman, Alexander—J E Siegel. 1911. 5,312.20
- Rosenberg, Wm—K Rosenberg. 1911. 136.73
- Reohr, Chas—A L Silberstein. 1910. 74.41
- Silberstein, Solomon—J Ruben. 1911. 1,594.67
- Sexsmith, Saml E—J S Sutphen. 1907. 994.81
- Smolinsky, Jos—City of N Y. 1909. 60.17
- Scudder, Laora J & Louis C Scudder—Saml Wildes Son. 1909. 106.37
- Schulze, Elizabeth—G H Shepard. 1906. 338.86
- Strauss, Nathan, Isidor Strauss & Jno Doe—H Drucker. 1910. 27.72
- Steindler, Jos—K H Ellau. 1909. 69.41
- Vogel, Leo—City of N Y. 1905. 596.61
- Same—same. 1902. 290.70
- Weiler, Andrew—Yates-Smith Co. 1910. 114.63
- Weisbrot, Isidor—S Rauch. 1910. 333.90
- Wald, David—A Ostermann. 1896. 2,045.16
- Same—A Prince. 1896. 194.19
- Wells, Fredk De W—A J Connick. 1911. 178.96
- Zonder, Henry M—S Cohn. 1908. 126.36

### CORPORATIONS.

- Allen-Kingston Motor Car Co & New Department Mfg Co—H S Thompson. 1911. 2,574.84
- Illinois Surety Co—J Weixelbaum. 1911. 2,250.00
- Sinauer, Otto, August Oppenheimer, Julius S Oppenheimer, Henry S Oppenheimer, Berthold Sinauer & Geo A Oppenheimer—G A Molleson. 1911. 23.18
- London Realty Co—R Oelsner. 1909. 114.82
- High Top Mining Corp, Morris D Brown & Fredk S Coffin—First National Bank of Rockville Centre. 1910. 2,059.29
- Grove Construction Co & Compo Column Co—A Kuflik et al. 1910. 85.72
- Illinois Surety Co—L Naccarato. 1911. 467.22
- Same—J Teiro et al. 1911. 395.54
- Williamsport Radiator Co—W J Nixon. 1911. 17.41
- Tower & Lyon Co—Jno Trageser Steam Copper Works. 1911. 361.88
- Same—same. 1911. 183.46
- B & J Ice Cream Co—M Radin. 1911. 57.65
- City of N Y—B Schneider. 1910. 2,000.00
- Lloyd Construction Co & Emanuel Goldberg—C Horn. 1911. 85.31

<sup>1</sup>Vacated by order of Court. <sup>2</sup>Satisfied of appeal. <sup>3</sup>Released. <sup>4</sup>Reversed. <sup>5</sup>Satisfied by execution. <sup>6</sup>Annulled and void.

### MECHANICS' LIENS

- March 18.
- 215—23d st, Nos 153 & 157 West. Pittsburgh Plate Glass Co agt Irving Fischel Construction Co. 1,434.52
- 216—23d st, Nos 153 to 157 West. S H Pomeroy Co (Inc) agt same. 1,012.04
- 217—Robbins av, No 445. Jno Sammartano agt Poldow Construction Co. 550.00
- March 20.
- 218—Amsterdam av, n e cor 207th st, 99x50. Jos Mazzaferro et al agt Fred C Potter, trustee, Jno J Regan, Hugh J Collander, Jos McCann, University Heights Hotel Co, assignees & Jas Walsh. 308.75
- 219—Powers av, s e cor 142d st, 100x100. Frank Madlener agt Fairview Construction Co & Ferdinand Marx. 200.00
- 220—Fox st, s w cor 163d st, 100x100. Anton Larsen & Son agt Emull Realty Co & Thos J Reilly Co. 800.00

### SATISFIED JUDGMENTS.

March 18, 20, 21, 22, 23, 24.

- Anderson, Sarah D—T J Healy. 1910. 405.04
- Aronson, Harry—J Stein. 1911. 218.65
- Aronson, Harry—Belwood Realty Co. 1911. 26.71
- Burke, Thos—People, & Co. 1910. 181.25
- Brunett, Chas W—I Levinson et al. 1910. 86.13
- Behnhauer, Alfred—J Buckley. 1910. 120.63
- Same—same. 1909. 6,138.48
- Same—same. 1911. 118.58
- Battelle, Thos B—E O Weiss. 1910. 32.79
- Brown, Morris D—C E Ross. 1910. 549.40
- Bostwick, Catherine M—B Meltzer. 1911. 38.41
- Barshatky, or Barshutz, Jno—B Kalina. 1910. 143.65
- Cohen, Nathan B—S Stern. 1911. 139.52
- Currie, Chas H—M Currie. 1910. 341.77
- Cohen, Mike—I Schechter. 1910. 36.41
- Crohen, Theodore & Chas Frankl—Bearer Building Co. 1905. 90.14
- Cantwell, Wm W & Robt M Moore—N Y Telephone Co. 1907. 61.92
- Capace, Frank—M Lalli. 1910. 124.41
- Elkan, Herman—Nineteenth Ward Bank. 1909. 145.50



# Luxfer

LUXFER Prism Daylighting does away with the danger of a light shaft, which, in case of fire, draws like a chimney.

**AMERICAN LUXFER PRISM CO.**  
Tel. 8257  
Spring 8258 507-509 West Broadway N.Y.



221-129th st, No 115 East. Jno M Crumps agt Mary Berardino, Louisa Garbame Theresa Garabine & Vincent Scala.....360.22  
 222-132d st, No 119 West. Wm Regon agt Theodore A Grasmuck.....14.00  
 223-Teller av, n w cor 163d st, 50x90. Frank Ramstedt agt Wm Simpson.....100.00  
 224-Webster av, n w cor 182d st, 100x100. Herringbone Metal Lath Co agt Bernard Schultz.....28.40  
 225-137th st, No 9 West. Chalmick & Brunner agt Louis Seidman & Howell & Leacock.....84.00  
 226-Crotona av, e s, whole front between Garden & Grote sts, 70x49. Dilizia & Co agt Yarmouth Construction Co.....600.00  
 227-Jumel pl, Nos 19 & 21. Richard T Irwin agt Mary T A J Ryan.....491.43  
 228-23d st, Nos 153 to 157 West. American Luxfer Prism Co agt Irving Fischel Construction Co.....450.00  
 229-Same property. Same agt same.....125.00

March 21.

230-95th st, s s, 199.8 w Columbus av, 25x 100. Chas H Bellows Cut Stone Co agt Congregation Ben Poncus Elijah, Lipstein & Kessler, Ottenberg & Backer & Grampion Realty Co.....600.00  
 231-Jerome av, e s, 50 n 175th st, 90x100. Jos Sciacca agt Isaac Brown.....900.00  
 232-Satisfied.  
 233-112th st, Nos 228 to 236 East. Simon Strunin et al agt Louis L Goldstein, Sarah Bimberg, Harry Miller & Edw Spitz.....154.10  
 234-104th st, Nos 105 & 107 West. Beacher Plumbing Co agt Henry C Copeland, American Purchasing Ass'n & J Rosenberg & Co.....2,355.00  
 235-Webster av, Nos 2020 to 2026. Jno A McCarthy & Bro agt Caryl A Montgomery & Laitman & Repatzky.....1,041.29  
 236-Teller av, n w cor 163d st, 85x90. Elite Gas & Electric Fixture Co agt Wm Simpson Construction Co.....130.00  
 237-Division st, No 90. Alberene Stone Co agt Saml Goldberger, Schwartz Plumbing Supply Co & J Portman.....61.95  
 238-St Nicholas av, Nos 1240 to 1246. Voska Foelsch & Sidlo (Inc) agt Collier Construction Co.....1,375.27  
 239-Fox st, s w cor 163d st, 100x100. Richard E Thibaut (Inc) agt Emull Realty Co & Thos J Reilly Co.....143.42  
 240-Washington av, Nos 1170 to 1180. H W Johns-Manville Co agt Cream City Holding Co & Brook Construction Co.....93.00  
 241-St Pauls pl, s e cor Washington av, 140.5 x40.2. Same agt Brook Construction Co.94.00

March 22.

242-Jerome av, e s, 50 n 175th st, 90x100. Watson Contracting Co agt Isaac Brown.....187.25  
 243-Jackson st, s e cor Front st, 40x65. United Waterproofing & Concreting Co agt St Mary's Parochial School & P Walsh Co.....1,420.00  
 244-Ridge st, n e cor Rivington st, 50x- Leon Feldman agt Saml Fleck & Saml Edelman.....80.97  
 245-27th st, No 513 West. Church E Gates & Co (Inc) agt Lawrence Garby, Michael Gillispie & Olaf Valley.....100.00  
 246-Main st, e s, 50 n Orchard st, 17.6x100. Same agt Saml S Miller.....233.71  
 247-Webster av, Nos 2022 & 2024. Louis Laitman et al agt Carvl A Montgomery, Clement H Smith, Franklin T Burrows & Montgomery Securities Co.....5,520.00  
 248-Brook av, n e cor 170th st, 45.7x100. Ely Feinstein agt Brook Avenue Construction Co.....315.00  
 249-Same property. Same agt same.....200.00  
 250-Webster av, e s, 40.10 n 179th st, 60.1 x100. Max L Rohman agt Caryl A Montgomery & Laitman & Repatzky.....509.50  
 251-Amsterdam av, n e cor 207th st, 100x100. Heil Bros agt Fredk C Potter, trustee, Jno J Regab, Hugh J Collander, Jos McCann & Jas H Walsh & Co.....135.00  
 252-Webster av, Nos 2020 to 2026. Interborough Sash & Door Co agt Clara Montgomery & Laitman & Rapatzky.....390.00  
 253-Northern av, n w cor 181st st, 100x100. Kahn & Malkin Co agt Codae Realty Co.200.00

March 23.

254-Av A, No 166. Harry Pruzansky agt Slovak vs Amerika or Slovak Press, Jos Rothberg, Jacob Moskowitz & Jacob Liner.....205.00  
 255-Franklin av, w s, 94 n 170th st, 35x95. Hajeb Bros & Co agt Hodes Realty Co & Crescent Marble Works.....129.00  
 256-Teller av, n w cor 163d st, 45x100. Richd E Thibaut, Inc agt Wm Simpson Construction Co.....156.94

March 24.

257-Fox st, s w cor 163d st, 100x100. Robt Griffin Co agt Emull Realty Co.....53.87  
 258-Bathgate av, s s, whole front bet Lorillard pl & Bathgate av, 180x172.2x-154.2. Lewis A Deiser Jr agt Furlong-Tompkins Co.1,450.00  
 259-Av A, No 166. Theodore C Wood agt Slovak Amerika or Slovak Press, Jos Rothberg, Jacob Moskowitz & Jacob Langer.....53.98  
 260-5th av, No 106. Same agt Metronole Construction Co, Jos Rothberg, Jacob Moskowitz & Jacob Langer.....89.49  
 261-19th st, No 447 East. E Smolka Plumbing Supply Co agt Wm Padian & Jas J Delaney.....146.23  
 262-Lexington av, No 1672. Otto Rutishauser et al agt Bernard J Decking & Max Miller.....225.00  
 263-Pinehurst av, s w cor 178th st, 130x87.8. Brand & Silverstein agt Peto Realty Co.....2,200.00

264-Amsterdam av, n e cor 207th st, 100x100. Colwell Lead Co agt Fredk C Potter, Jno J Regan, Hugh J Collander, Jos McCann, Jas H Walsh, Lock Plumbing & Construction Co.....478.28

SATISFIED MECHANICS' LIENS.

March 18.

Broadway, n e cor 95th st, Frank Scolaro agt H D Baker et al. (March 16, 1911).....200.00  
 Nassau st, No 154. Tucker Electrical Construction Co agt Tribune Ass'n et al. (April 2, 1908).....9,166.04  
 Same property. Empire City Marble Co agt same. (Oct 14, 1907).....8,250.00  
 12th st, Nos 137 to 145 West. Pierce, Butler & Pierce Mfg Co agt Jos L Bittenweiser et al. (Jan 24, 1911).....192.98  
 Same property. Same agt Chas Rubinger et al. (Jan 26, 1911).....192.98  
 228th st, Nos 44 to 50 West. Empire Floor Tile Co agt Regent Construction Co et al. (Jan 27, 1911).....644.82

March 20.

25 St Nicholas av, s w cor 183d st. Fowler & Hopkin (Inc) agt Napoleon Construction Co et al. (March 14, 1911).....5,814.56  
 Minford pl, Nos 1455 to 1459. A Pardi Tile Co agt Francis X Keil Co et al. (Feb 28, 1911).....450.00  
 119th st, No 102 West. Roof Maintenance Co agt Louis Baer et al. (Feb 14, 1911).....30.00  
 Nassau st, n e cor Spruce st. Leonard D Hosford agt Tribune Ass'n et al. (Oct 15, 1907).....8,940.30  
 Same property. D C Weeks & Sons agt same. (Nov 2, 1907).....177,903.37  
 Central Park West, s w cor 86th st. Bloomsburg Foundry & Engineering Works agt Gotham Building & Construction Co et al. (June 18, 1906).....1,984.72  
 Webster av, n w cor 194th st. Lewis H Woods agt Fredk M Mellert et al. (Feb 10, 1911).....194.31  
 99th st, No 157 East. Harry Grohman agt Alter Mishkin et al. (June 20, 1910).....25.00

March 21.

So Boulevard, w s, 193.4 s 182d st. Sidney J Freidin et al agt Katonah Construction Co et al. (Dec 7, 1910) (by bond).....475.00  
 140th st, Nos 49 & 51 West. Gustave Katz et al agt Jno Mouk et al. (Nov 4, 1910).....225.00  
 94th st, No 325 East. Cork & Zicha Marble Co agt N Y Presbyterian Church et al. (Jan 14, 1911).....170.00  
 Madison st, No 220. Hyman Hirschkowitz agt Theodore Bitterman et al. (Jan 24, 1911).....860.00  
 96th st, No 328 West. Miller & Cole agt Rose Eathover et al. (March 25, 1910).....42.46

March 22.

181st st, No 714 East. Wm E Mason et al agt Amelia Pirk et al. (March 14, 1911).....540.00  
 Cauldwell av, w s, 148 n 158th st. Geo Sprickerhoff agt Tuchman Bros Construction Co. (Dec 22, 1910).....241.00

March 23.

Henry st, No 95. Cohen & Siegel agt Chas Brennemann et al. (June 11, 1908).....164.00  
 Amsterdam av, n e cor 59th st. Wotherspoon Plaster Mills (Inc) agt Trustees of Columbia College et al. (Nov 14, 1910).....1,017.26  
 102d st, Nos 127 to 131 East. Rider Ericsson Engine Co agt C N & S A Construction Co et al. (April 9, 1910).....22.23  
 Same property. Same agt same. (April 9, 1910).....600.00  
 253d st, Nos 143 to 147 East. Gustav Fleischer agt P J Groll Construction Co et al. (Jan 30, 1911).....31.00  
 Same property. Wm J Strianese agt same. (Feb 14, 1911).....266.00

March 24.

23d st, Nos 148 to 156 West. Jiffy Fire Hose Rack agt Robt Burns Realty Co et al. (March 21, 1911).....354.30  
 145th st, No 398 West. Robt Griffin Co agt Ensworth Construction Co et al. (March 11, 1911).....124.91  
 Westchester av, s w cor Bergen av. Cross, Austin & Ireland Lumber Co agt Richard Seigman et al. (March 9, 1911).....2,394.48  
 53d st, Nos 143 to 147 East. Fowler & Hopkin, Inc agt Jos P Groll Construction Co et al. (March 3, 1911).....2,354.50  
 192d st, No 600 West. Isidor Cohen agt Alma Construction Co. (Jan 6, 1911).....330.00  
 Broadway, No 1465. Keystone Fireproofing Co agt Estate of Chas A Coe et al. (Oct 25, 1910).....900.00  
 College av, n e cor 163d st. Marris Schnee agt Frisco Realty Co et al. (March 1, 1911).....125.00  
 Same property. A Pardi Tile Co agt same. (March 2, 1911).....325.00

- \*Discharged by deposit.
- \*Discharged by bond.
- \*Discharged by order of Court.

BUILDING LOAN CONTRACTS.

March 18.

Houston st, Nos 65 & 67.....  
 Wooster st, No 159.....  
 Edgar N Sidman loans Fluri Construction Co to erect a -sty bldg; 9 payments...175,000

West End av, n w cor 82d st, 102.2x100. Metropolitan Life Ins Co loans West 82d Street Realty Co to erect a 12-sty apartment; 12 payments.....500,000

March 20.

Anthony av, e s, 85 n 176th st, 33x85. Albt Schaefer loans 176th Street & Anthony Ave Improvement Co to erect a -sty bldg; - payments.....17,500

March 21.

Grand st, No 33. Delia G Levy loans Kramer Contracting Co to erect a -sty bldg; 9 payments.....30,000  
 Webster av, w s, 121.10 s 171st st, 100x101.8. City Mortgage Co loans Morris Graham Construction Co to erect a 12-sty apartment; 12 payments.....42,500  
 So Boulevard, w s, 75 s Tiffany st, 85x100. Same loans Eberhardt & Podgur (Inc) to erect a -sty bldg; - payments.....53,000

March 22.

Boston rd, n w s, parts of lot 114, map of Village of Morissania, Bronx. Wm F Smith & Walter E Phelps loan Hoffman Deyerberg Construction Co to erect a -sty bldg; - payments.....5,500  
 3d av, n w cor 170th st, 57.10x87.9. Albt E Hartcorn loans Wendover Bronx Co to erect a -sty bldg; - payments.....50,000

March 23.

Convent av, n w cor 140th st, 99.11x95. Chelsea Realty Co loans Uttoxeter Building Co to erect a -sty bldg; 8 payments.....275,000  
 Wilkins av, w s, 50.10 n Jennings st, 50.10x 88.3. City Mortgage Co loans Dwyer & Carey Construction Co to erect a -sty bldg; - payment.....32,000

March 24.

St Anns av, e s, 50.1 s 159th st, 50x117.3. Greenwich Mortgage Co loans Our Realty Co to erect a 5-sty bldg; 4 payments.....20,000  
 13th st, Nos 106 & 108 West. Abraham Brown loans Jos Harbater & Solomon Silk to erect a 6-sty apartment; 8 payments.....28,000  
 23d st, No 30 East. Chelsea Realty Co loans Number 30 East 23d Street Co to erect a -sty bldg; 11 payments.....60,000  
 149th st, n e cor Tinton av, 25.10x105. Manhattan Mortgage Co loans McManus Construction Co to erect a 3-sty store & apartment; 14 payments.....23,000

ATTACHMENTS.

March 16.

Barreanches, Leopold; Emma Kempner; \$50,000; B J Douras.

March 17.

No Attachments filed this day.

March 18.

Chase, Helen C; Amy G Rochester; \$6,821.83; O C Reynolds.  
 Mexican Crude Rubber Co; Thos Lindsey; \$207,654.81; Ingram, Root, Massey & Clark.

March 20.

No Attachments filed this day.

March 21.

Burke, Chas R; Helen M Pope; \$2,302; Parker, Hatch & Sheehan.  
 Merrill, Frank A & Wm G; Daniel R Douglas; \$3,265.05; A C Coxe, Jr.  
 Chamberlain, Chas C; Surgical Supply Importing Co; \$433.28; Rabinowitz & Perlo.

March 22.

Mergenthaler-Horton Basket Machine Co; Fletcher, McCutchen & Brown; \$4,500; J H Richards.

CHATEL MORTGAGES.

March 16, 17, 18, 20, 21 and 22.

AFFECTING REAL ESTATE.

Bristow Construction Co. S s 165th st, bet Tiffany & Kelly sts..Peter Sinnott. Heating Plant.....1,250  
 Casper, Herman. 1627 Park av..Saml Grabow. Plumbing Fixtures.....110  
 Dilner, August. McGraw av s e cor Taylor av..Elite Gas & Fixture Co. Gas Fixtures.....126  
 Guggolz (Wm) Construction Co. Morris av cor Kingsbridge rd..Elite Gas & Fixture Co. Chandeliers.....500  
 Longfellow Realty Co. Freeman st, s w cor Longfellow av..Gust Seaberg. Dumb Waiters.....325  
 Lennon (W F) Con Co. N e cor 170th st & Brook av..A Weinstock. Fixtures, &c.....255  
 Mestanz, Emma M S. Forest av & 160th st.. American Elevator Co. Elevators.....290  
 St Francis Realty Co. 1268-70-72-74 Nelson av..L H Mace. Refrigerators.....574  
 Sturtyvant Realty Co. Turin Apartments, 93d st & Central Park West. Vacuum Engineering Co. Vacuum Motor.....2,450  
 St Francis Realty Co. 96 W 169th st..L H Mace. Refrigerators.....98  
 V B Construction Co. S e cor 172d st & Seabury pl..Lincoln Mantel Co. Mirrors.....400  
 Zingales Construction Co. Freeman st, n s Longfellow av & West Farms rd..Lincoln Mantel Co. Fixtures, &c.....476