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C. W. SWEET

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REVOLUTIONARY PROPOSALS,

THE Committee on Congestion of Population, which was appointed a year ago to ascertain the best means of distributing population more uniformly, has in its report to Mayor Gaynor naturally recommended as a primal proceeding a reduction of the permissible capacity of tenement houses in all parts of the city. To effect this, the Commission would permit the height of no tenement house hereafter erected anywhere to exceed the width of the street on which it shall stand. The enforcement of such a law in Manhattan would revolutionize real estate conditions. The total consequences cannot be readily estimated. The permissible height of a house on a 60-ft. street would be but five stories, unless unusual measures were taken to lessen the thickness of the floors or the height of the ceilings, when six stories could be obtained on streets of this width. But under a rule of this sort, it is to be supposed, the present 5-sty. houses would be permitted to remain indefinitely in the localities where they now constitute the dominant type. There could be no profitable replacement of such houses, no reconstruction in neighborhoods already improved, at least for many years to come, and the only thing to do for speculative builders would be to improve every remaining vacant lot and tract in Manhattan and then move on to the Bronx. This is not saying that such a proceeding would not be a good result for the public as a whole. The Commission evidently believes that it would, but it is a prospect for Manhattan real estate interests to contemplate. One suggestion made by the committee that will probably be widely approved, especially in the Bronx, is that the Tenement House Law be so modified as to permit of detached three-family houses outside of the tenement classification. There is a general public desire for this in the Bronx, where the increase in land values and building costs has made the two-family dwelling a less desirable form of investment for homeseekers than it formerly was. Every means should still be used to encourage home-building in the Bronx, rather than have the borough given over entirely in the future to tenements.

TRADING IN REAL ESTATE BONDS.

IT is very much to be hoped that the Real Estate Board of Brokers will succeed in its efforts to bring about regular trading on the Board in the bonds issued as a part of first mortgages on large buildings, and, indeed, of all real estate securities. Every practicable means of facilitating the investment of small sums in paper, secured either by the ownership of real estate or by mortgages issued against such ownership, will help the process of real estate investment. The value of the average lot in Manhattan has been so great, the cost of the average building so huge, and the amount of the average mortgage so considerable, that only a rich man or a large institution could supply all the money required by such transactions. It is necessary, consequently, in order to attract the small investor, to offer him a small share of some loan or of the value of some plot, and during the past twenty years many different methods have been developed for accomplishing this result. Mortgage companies lend the money and sell either their own securities to investors or the mortgage itself. Bonds are issued against large buildings, and sold piecemeal to individuals, or corporations with large capital invest their money in real estate,

borrow a certain amount of it on first mortgage on the real estate purchased and sell income bonds, bearing a comparatively high rate of interest, to investors. All these methods inducing the small investor to put in his money will be used still more freely in the future than they have been in the past; and in order to accelerate the process it would be of the utmost assistance to establish an exchange for real estate securities of all kinds, so that a quicker market than any which now exists, could be established for such securities. Such a market is bound to come, and its coming will be much accelerated by the gradually increasing prospects of the real estate investment corporation. For the day of such corporations is most assuredly coming. They are rendered inevitable by the large capital required by real estate operations in a city like New York, and by the steady introduction of conservative methods into real estate financing and speculation. It can be confidently predicted that the real estate investment companies of larger capitalization will make greater strides in popularity and influence during the next ten years than they have during the past ten.

INFLUENCE OF THE PENNSYLVANIA TERMINAL.

RECENTLY several announcements have been made of the starting of new hotel and amusement enterprises in the neighborhood of the Pennsylvania Terminal. Besides the large hotel which will be erected on Greeley Square, and the other hotel which eventually is almost sure to be built opposite the station itself, several smaller hotels are being considered, as well as one theatre, and a number of smaller places of amusement of the same kind. It will be very interesting to observe during the next few years how far this tendency may be expected to carry. The Record and Guide has always anticipated that the effect of the Pennsylvania Terminal would be to develop in its immediate vicinity enterprises of this kind, and assuming that the Pennsylvania and Long Island tunnels would become the two great routes, whereby the inhabitants of certain parts of Long Island and New Jersey would reach Manhattan for the purpose of going to retail stores and of amusing themselves, it seemed reasonable to anticipate that the terminal point of these tunnels would become an important centre of the retail restaurant and theatre business. Until recently, however, this view was not confirmed by any so marked invasion of the neighborhood by new enterprises of this class. A few new retail stores and a few third-rate hotels were the only additions to its business features which could be traced to the Terminal. In the meantime the whole surrounding territory was being more and more occupied by the wholesale trade, and it was obvious that if this occupation became complete, the neighborhood would obtain a character which would make it much less available for shops, hotels, theatres and restaurants. During the current season, however, the work of building new loft buildings along the line of Seventh avenue, which has by no means entirely ceased, has been proceeding much more slowly; and, on the other hand, there has been, as we have seen, an increased activity in hotels and places of amusement. Is there any reason to suppose that this increased activity will continue?

AN UNSETTLED QUESTION.

IN view of the greater energy with which the wholesale trade is pushing into the neighborhood of the Pennsylvania Terminal, it would be dangerous to predict that it has any great future as a centre of retail trade, theatres and the like. All that can be claimed at present is that the question is not yet settled. The Pennsylvania Terminal has not as yet had an opportunity of showing what effect it will ultimately have; and six or seven years must elapse before the nature of its influence will be plainly visible. It must be remembered that hitherto only a certain fraction of the Long Island trains are running into the Terminal, and that on the New Jersey side no local trains are using it. Another couple of years may elapse before anything like a complete service is installed. Nor is this all. Even after a complete service is installed its full effects will only be slowly visible. An improvement such as the Pennsylvania tunnels little by little creates the business which makes it profitable. People now employed or doing business throughout the middle West Side of Manhattan will tend more and more to live in neighborhoods across the two rivers, served by the tunnels; but it will take some years for this tendency to become dominant. But as it becomes more and more powerful, an increasing population in New Jersey and Long Island will be using the tunnels as their chief highway of travel; and they will be dependent on the middle West Side in Manhattan, not

only for their means of livelihood, but for their shops and amusements. When the Seventh avenue Subway is in operation the area in Manhattan in which a man can do business conveniently from a residence near the Pennsylvania and Long Island railroads will be increased; and the population dependent on the tunnels will increase in very much the same proportion. But such effects are remote; and no one can measure at the present time just how much of a transformation will be produced in the neighborhood of the Ter-

minal after it has been in use for a decade or more. In the meantime, the wholesale trade is creeping up along all the side streets, and within five years will have occupied every site from which it is not excluded by the high level of the ground values. It remains to be seen whether the occupation of this neighborhood by loft buildings will become so complete as to interfere with its possible subsequent development for more remunerative purposes from the real estate point of view.

ACTIVITY IN THE WAREHOUSE DISTRICT

And the Forces at Work There—Results of New Policy of the Trinity Corporation—A Year's Work

A COMPACT illustration of the importance of the reconstruction movement in the warehouse district of the lower West Side can be studied at the present time in the series of operations going on in the vicinity of Morton and Greenwich sts. Altogether six large warehouses are being erected at this center. The McAdoo Tunnel runs under Morton st, and the Christopher st station of the Elevated, the Lackawanna Ferry and important steamship lines are near, all of which are important factors for a good warehouse center, but these are not especially new. Hence it is not yet plain what force is behind the present activity of the Corporation of Trinity Church and other large interests in this particular quarter.

It is presumed that far-sighted men of affairs, such as those who control the Trinity corporation, see something in the distance. According to real estate experts, the growth of warehouse facilities in New York has not kept pace with the requirements, and it is said that some of the principal operating syndicates are studying the problem of providing larger and better storage centers.

The Trinity corporation is completing at the southwest corner of Morton and Hudson st an 8-sty warehouse, 125x125 ft., from plans of Charles C. Haight, which will cost for construction alone \$300,000, and it will be occupied for the business of a large manufacturing confectioner. On the next corner, west, at the intersection of Morton with Greenwich st, the General Electric Company will presently occupy an 8-sty fireproof building which is being completed by James H. Cruikshank, of 50 Pine st. This building contains 90,000 sq. ft. of floor space and will enable the electric company to carry a much larger stock than can be housed elsewhere.

Diagonally across the street, on the four-square block bounded by Greenwich, Washington, Morton and Barrow sts, St. John's Park Realty Company is having built three 8-sty fireproof warehouses. The largest of the three, which will cover half the square, has been leased by a Broadway clothing firm. The W. L. Crow Company, of 103 Park av, has the general contract, and the Canavan Bros. are now excavating with steam-shovels. Mr. Cruikshank, whose ancestors have been real estate men in this city for a hundred years, is a principal in this operation also. The square block was formerly occupied by about twenty-five old buildings, mostly 2-sty dwellings, with a few stables, etc., interspersed.

Trinity corporation, with the best advice in the city to guide it, is not only an extraordinarily large holder of property on this side of the city but also a great influence. With Trinity at work building warehouses—not too rapidly, it will be noticed—the transformation of the whole territory in the course of time is very probable. Trinity does not sell its land, but will erect on long leases, as in the case of the Parke-Davis Co., at the northwest corner of Hudson and Vestry sts. Four buildings were finished last Spring by Trinity in this zone.

Trinity's experience illustrates one disadvantage of long-term leases in a city throbbing with activity and ever anxious for improvement, when an owner is prevented by such leases from complying with the obvious demands and opportunities of the times. There comes an era when the character of a neighborhood in which he has holdings deteriorates for residential purposes and improves rapidly for business purposes, and he is unable to make structural changes that would be natural and wise. He must drop behind, as it were, and keep others back also, by the influence of his example, without wishing to do so.

TRINITY'S OLD DWELLINGS.

But this change of character does not come to every neighborhood at the same time, and it must be noted here that a large owner who has kept intact hundreds of small dwellings in good repair for the tenancy of respectable families of small means at low rates, performs a useful and kindly function in the community. Mr. Lawrence Veiller, after his investigation into the Trinity's houses last year, reported that in visiting the dwellings it was interesting to note that nearly all the tenants of their own free will indicated a cordial liking for the corporation and its representatives.

It would be a misfortune to lose all these blocks of small dwellings such as are found on the edges of the warehouse district, ere the general economic welfare of the city really requires the change. Because, for one thing, it would merely add to the enormous total of people who must be transported from one part of the city to another every day. The fathers and sons who live in these old-fashioned neighborhoods are mostly employed or engaged in business near by. They are clerks and officers of the railroad, steamboat and steamship lines; many are teamsters and freight handlers, and there is the usual proportion of neighborhood mechanics, merchants and professional men. No evidence of immorality was discovered during Mr. Veiller's investigations. Over half of the families were found to be native Americans, classed according to the birthplace of the head of the family, 23 per cent. Irish, 8 per cent. German, 4 per cent. Italian, taking the largest groups in order.

The dwelling houses on Trinity's lands were not erected by the corporation, but have come into its possession on the expiration of ground leases. As leases are still in force, the corporation has no control over the buildings standing thereon. But as leases expire, the corporation in many instances takes the buildings over, paying a fair value, and will then put them in proper repair. In many cases, however, the corporation removes the buildings entirely and it now holds many lots vacant, because conditions prevailing in the district do not justify the erection of new dwellings of the same class, and because there may be no demand for a business building on a particular lot. The erection of the ordinary four or five-story tenement on a single lot is contrary to the policy of the corporation.

TRINITY'S POLICY.

The precise policy of Trinity was set forth some time ago by the Chairman of the Property Committee, Mr. David B. Ogden, in a letter to Mr. Lawrence Veiller, Director of the Tenement House Committee of the Charity Organization. It would be a good thing for real estate investors and wholesale firms looking for advantageous locations to keep in mind what he said:

"Through improvements made by itself as well as by encouraging improvement by others, the Church is seeking to aid in the development of the district by replacing old buildings with new. It sells its lands as opportunity offers, invariably with a covenant for the erection of modern business buildings. No opportunity has been permitted for the erection of the city tenement house of ordinary type. The Church itself, has improved its own property with substantial and extensive buildings, including factories, warehouses and groups of model tenements. Several new buildings are now nearing completion, and a scheme of improvement on a large scale is gradually being worked out. The Church already has a debt of about two million of dollars incurred for this purpose. To what extent future improvements shall include model tenements, is a subject for careful consideration, and whether it will be possible or desirable to continue to maintain any large number of the present dwellings for residence purposes, also presents a question which cannot now be definitely determined."

OLD ASSOCIATIONS RENEWED.

This old West Side of the city is familiar ground to every New Yorker of middle age. It was the principal wholesale business section of the period just before and after the Civil War. Most of the travelers, buyers and shippers from the surrounding country came and went that way. Consequently it is a pleasure to many of the older citizens to see the new interest being taken by business men in this old warehouse section—to see so many new buildings being erected on Hudson, Washington, Greenwich and even West sts, and in some of the lateral streets also. Trinity's example is not the only force at work. The Municipal dock improvements and the widespread feeling that the commerce of the city is in for a great expansion when the new Erie Canal and the Panama Canal are completed are having a great effect. The principal force at work, however, is constituted by the obvious advantages of the location for the wholesale trade in too many lines to be named.

RECENT IMPROVEMENTS

A few buildings in course of construction, or very recently completed, will be named in order to give point to remarks of a general nature. Beginning at the southern side of the warehouse zone, the fine 12-sty building at the southwest corner of Hudson and Duane sts is interesting. The plans were filed last February. Anyone can judge from this the length of time required in the natural course of business for an operation of this kind. As

(Continued on Page 390.)

PROTECTING BUILDINGS.

In Foundation Work—Engineer Thomson Says the Code Should be Amended in This Particular.

As the passing years bring changes in building practice, new reasons develop why the existing Building Code, framed in a past era of construction, should be amended. T. Kennard Thomson, the consulting engineer, of 50 Church st, had occasion this week to refer to the well known but very antiquated clause which makes the owner of a new building responsible for the safety of adjoining property whenever the new foundation is more than ten feet below the curb.

"Many are relying on this clause," said Mr. Thomson, "but they may find some day that it is an unsafe reliance. This was a very proper and safe provision in the old days of five and six story buildings, but it is absolutely unjust for skyscrapers.

"For instance, a twenty or sixty-story building might be erected on New York quicksand. There is nothing in the Code that would have prevented the Singer Building being founded on quicksand, of such construction that the cost of underpinning it would be prohibitive, thus preventing the adjoining property owner from using his land to advantage.

"So it will only be a matter of time before the Building Laws are amended in this respect, to the effect that the owner of any building of over, say 15 stories, the foundations of which are not carried to hardpan or rock, must take care of his own building when excavations are made on the adjoining property for other buildings, tunnels, etc."

As the Latins have it: "A word to the wise is sufficient."

GENERAL ARBITRATION AGAIN

A Convention to be Called by the Building Trades Employers' Association—Decision of Governors.

In deciding to accede to the request of the Building Trades Council of Business Agents to call a convention to formulate a new Arbitration Plan, the Building Trades Employers' Association practically gives the city a new assurance that peace will be maintained in the building trades. The decision was made by the Board of Governors after hearing from the referendum vote of the contractors in the different trades, which was in favor of calling a convention.

Mr. C. G. Norman, of the Manhattan Fireproof Door Company, who is chairman of the Board of Governors, stated yesterday that he would not know until next week how the convention would be constituted or when it would be called to assemble. The Emergency Committee is now engaged in considering ways and means. The call will be issued by the Employers' Association to the unions, and presumably to the twenty-six that are in good standing with their employers. As for the other unions, their status with respect to the convention will be decided by the convention itself.

One of the difficulties of the situation arises out of the fact that all the unions cannot control all the men or all the work in their respective trades. Decisions of the courts with respect to the legal right of employers and unions to arbitrate disputes constitute another set of difficulties to be overcome.

ELECTRIC BUSINESS VEHICLES are multiplying in the streets of New York. One great fact in their favor is that they make three trips a day, as in the case of department stores, where only two trips were possible with horses.

NEW HOLYROOD CHURCH FOLLOWS HISTORICAL PRECEDENT.

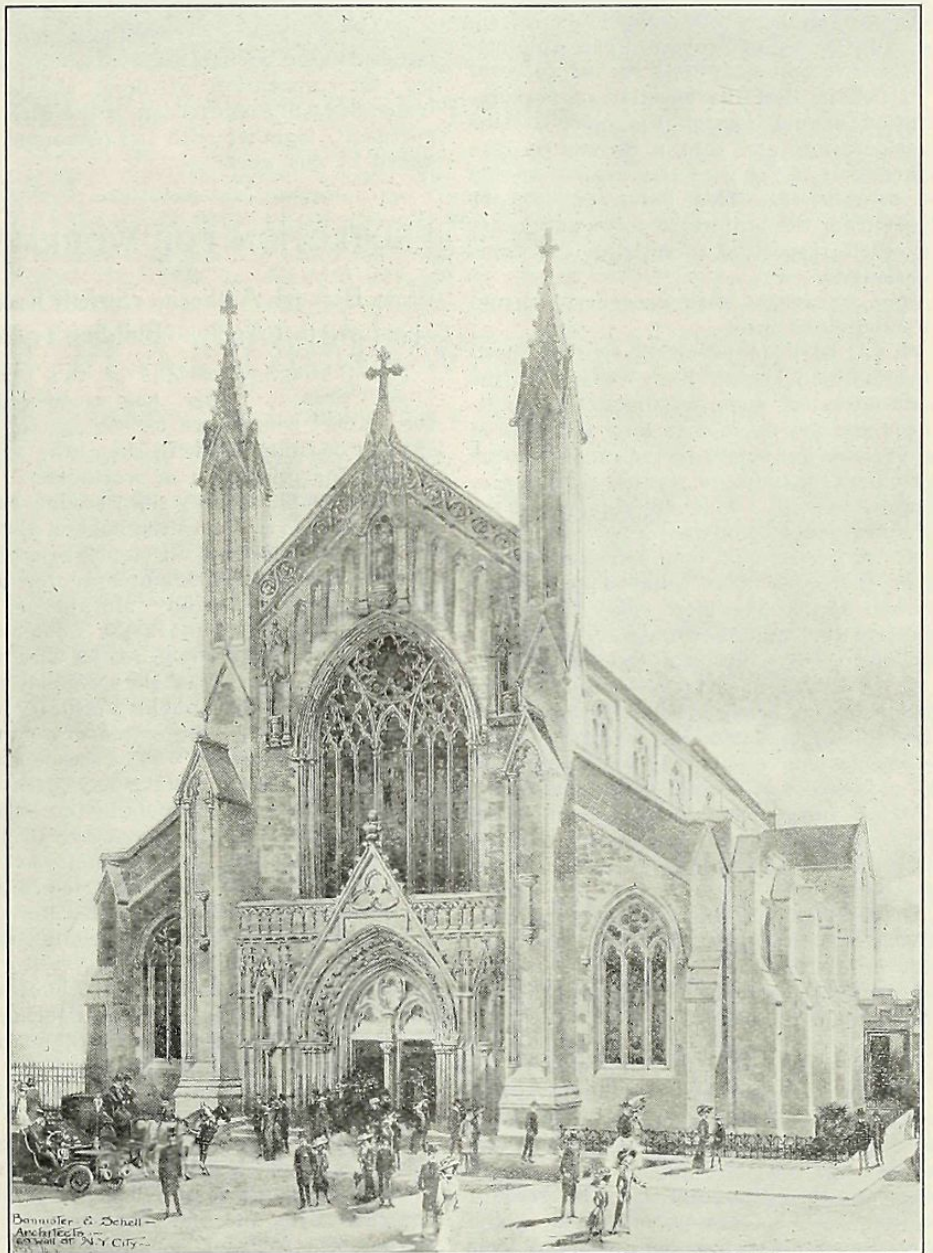
The Exterior Gothic Design to be a Pure Example of the Early English Type in Stone, and the Interior in Complete Harmony.

THE new edifice of the Holyrood P. E. Church which is to be erected at the northeast corner of Fort Washington av and 179th st, will be an important architectural feature of that section of the city, the plot upon which the church is about to be built has a frontage on Fort Washington av of 100 feet and on 179th st, a depth of 170 feet.

The church proper, as planned by Architects Bannister & Schell, of 69 Wall st, will cover a ground area of approximately 72 by 100 ft, and as provision

with side aisles 13 ft. in width. This nave with a height of 50 feet will present a lofty and impressive appearance. The chancel will be a feature of the church, provision having been made for an altar and reredos in scale with the massive interior. The organ will be placed at the side of the chancel and in effective relation thereto.

The chapel may be entered from the main body of the church and will be in harmony, but at smaller scale. A side entrance has been provided from 179th



HOLYROOD EPISCOPAL CHURCH.
Architects are taking figures for its construction. Bannister & Schell, architects.

has been made for the erection of a parish house on the 179th st side, the total depth of the two buildings, taken together, will be 170 feet. Space has been left in the plans, between the north side of the main church and the building north of the church property, which will be parked for the time being, in the front portion, and will serve as an approach to a small chapel which is to be built on the north side of the church, about 50 feet back from the Fort Washington avenue front.

The grouping of the buildings as arranged separates the structure from the adjacent buildings and gives to the whole mass an individual dignity.

The exterior Gothic design is a pure example of the early English type in stone, and the interior is in complete harmony. The nave will be 30 ft. wide,

st, which will lead to the main church and to rooms particularly assigned to the use of the Rector.

The structure generally will be in accordance with the historical precedent of the Protestant Episcopal Church. The architects are now seeking figures.

Time to Do Something

Isn't it time to do something to make the magnificent new station of the Pennsylvania Railroad accessible? A subway down 7th av and connecting with the present one at Times square would be just the thing. Is there any good reason why such a necessary addition to the present transit facilities of New York should be delayed any longer?—Interborough Bulletin.

BUILDING INSPECTION.

Duties That Would be Discharged by the Proposed Bureau of Fire Prevention.

Commissioner Waldo's annual report of the Fire Department, just published, recommends important changes in the existing administration laws, especially with reference to the inspection of buildings, in order to give the Fire Department a larger and more authoritative supervision over buildings for fire-prevention purposes. A share of the duties now performed by several other departments he would give to the Fire Department, such as the control of all matters relating to fire-escapes and auxiliary fire-apparatus, and generally power to "obviate dangerous conditions." This latter power, "to obviate dangerous conditions," in cellars and elsewhere, is considered an especially sweeping proposal. The Commissioner's recommendations are as follows:

"I believe that the question of fire prevention should receive the most serious consideration, and that a Bureau of Fire Prevention of the Fire Department should be established. This bureau should be apart from the uniformed force and under an official reporting directly to the Commissioner.

"The Bureau of Fire Prevention should be subdivided into:

"1. A Division of auxiliary fire appliances, which should have charge of the installation of such auxiliary fire appliances and fire-escapes as may be required in various buildings, including automatic sprinklers, standpipes, tanks, pumps, extinguishers, etc. This division should be in charge of a competent engineer.

"2. A Division of combustibles, to perform the work now being done by the Bureau of Combustibles. This Bureau to regulate the manufacture, sale, use, storage and transportation of combustibles.

"3. A Division of inspection. This division to carry on a systematic inspection of premises to determine whether or not all regulations which may be enacted for the prevention of fire are being observed.

"4. A Bureau of violations, under an official with legal training, for the purpose of enforcing regulations in the case of violations.

"5. A Division of the Fire Marshal. This Division to investigate fires for the purpose of determining whether or not any criminality is attached, and for bringing offenders to justice.

FIRE-ESCAPES SUPERVISION.

"The law should give to the Fire Department the authority to control all matters with reference to fire-escapes. Fire-escapes are used not only for the purpose of escape in case of fire, but also for fire fighting. Under the present system the Fire Department has no authority over them. In some cases fire-escapes are under control of the Building Department, and in other cases under the Tenement House Department.

"The Department should have the necessary authority TO ELIMINATE DANGEROUS CONDITIONS caused by accumulations of rubbish in cellars, and the improper storage of explosives and combustible material. It should also have the power to obviate dangerous conditions arising from improper construction of chimneys, flues, etc.

"It should also have authority to require necessary lights in cellars and hallways, and the installation of automatic or available manual shut-offs for gas, water and electric currents.

"The Department should be granted the necessary power to make and enforce regulations for the prevention of fire and the limiting of the damages therefrom. The Fire Department should have the same power as is now granted to the Health Department to deal with hazard-

ous conditions, especially where life and property are in danger. Under the present law the penalty for non-compliance is a nominal fine which cannot be collected until after many months, and in no way compels compliance with regulations.

"It should be borne in mind that while many buildings are fireproof, the contents of same are not. Therefore, fire-escapes should also be required on fireproof buildings, except where provided with enclosed fireproof stairways.

"It is recommended that all employees, except members of the fire-fighting force, now employed in the Bureau of Combustibles, the Bureau of Fire Marshal, and the Bureau of Violations and Auxiliary Fire Appliances, should be, by law, transferred to this new Bureau.

"The functions of the Division of Electrical Inspection of the Department of Water Supply, Gas and Electricity, in so far as they relate to the inspection and regulation of wiring in private buildings for the prevention of fires, should be transferred to this division of the Fire Department, together with the personnel engaged in this work."

PROTECTION FOR WORKMEN.

Bronx Borough Authorities Strictly Enforcing Laws that Apply to Building Trades.

The Borough President of the Bronx, Hon. Cyrus C. Miller, has given orders for a strict compliance on the part of the Bureau of Buildings with such laws as relate to the protection of workmen.

Reference is made by the Borough President, first, to the new Employers' Liability laws, which gives an employee a right of action against his employer for personal injury under any statute or the common law, save under the Compensation Plan. This law requires an employer to obey a valid order of the Commissioner of Labor or "other public authority authorized to require the employer to safeguard his employees." The responsibility under this law rests solely with the employer, and upon him falls the burden of proof that the injury was due to negligence on the part of the employee.

Section 80 of the Building Code is also particularly referred to by the Borough President. This relates to shedding sidewalks.

Also Section 20, of Chap. 192, Laws of 1899, which requires that the flooring or filling in shall not be more than three tiers of beams behind the ironwork.

The Superintendent of Buildings, Mr. Henderson, said this week that at all times when buildings have been erected in this borough, inspectors have filed violations where these provisions were not complied with and the cases sent to the Corporation Counsel for prosecution:

"There has been but one accident in the Bronx of which we have record which resulted in serious injuries to the employee. This accident took place during the month of October in the building of the American Bank Note Co., Barretto st, and was solely due to the carelessness of the employee. The said employee was placing a skylight over one of the wings of the building and used a scaffold plank 15 feet long, resting the ends on cross-beams. There was but a few inches bearing on either end and three men stood on the centre of the plank bending it so that one end slipped and the man was thrown to the floor underneath. This is the only accident that we have any record of since I assumed the administration of this Bureau."

—Subway traffic now averages over 800,000 rides a day. As originally designed the underground road was estimated to have a carrying capacity of 400,000 people a day.

PLANKS FOR STEEL ERECTORS

Not Required by the Law—Supt. Miller Writes to Legislative Commission.

The Superintendent of Buildings for the Borough of Manhattan has sent to the secretary of the Legislative Commission which is investigating the subject of industrial accidents a letter with reference to the testimony given by John Snyder, the business agent of the steel erectors, before the committee, as reported in the newspapers last week. The secretary of the commission is a young woman, Miss Crystal Eastman, of No. 1 Madison av. In his letter Superintendent Miller said:

"Mr. Snyder is reported to have stated that the Bureau of Buildings informed him that it was powerless to enforce the requirements of the Labor Law, so far as planking over floors during the erection of tall buildings is concerned. I have made inquiries and can find no one who made such a statement to Mr. Snyder, or anyone else.

"The only section of the Labor Law, the enforcement of which comes within the jurisdiction of the Bureau of Buildings, is the one requiring the construction of the floor arches, or the planking over of certain tiers of beams below those on which steelwork is being erected in tall building construction. This Bureau has made every effort to see that the provisions of this section are enforced. As an evidence of such an effort on the part of this Bureau, I call attention to the fact that during the year 1910, notice of two hundred and seven violations of this section of the law were sent out by this Bureau. Approximately two hundred buildings to which this section of the law would apply were in the course of erection during 1910, so that these notices of violations average about one for each building.

"When you called on me recently, I understood you to say that the complaints regarding the violation of the labor law which you had occasion to send to this Bureau were promptly attended to, a statement which gratified me very much, as I have certainly made every effort on my part to see that this law is enforced. I mention these matters to correct any false impression that may be gained. If I am in error in addressing you in this matter, will you be kind enough to put this letter in the proper hands"?

THE NINE-STORY HOUSE.

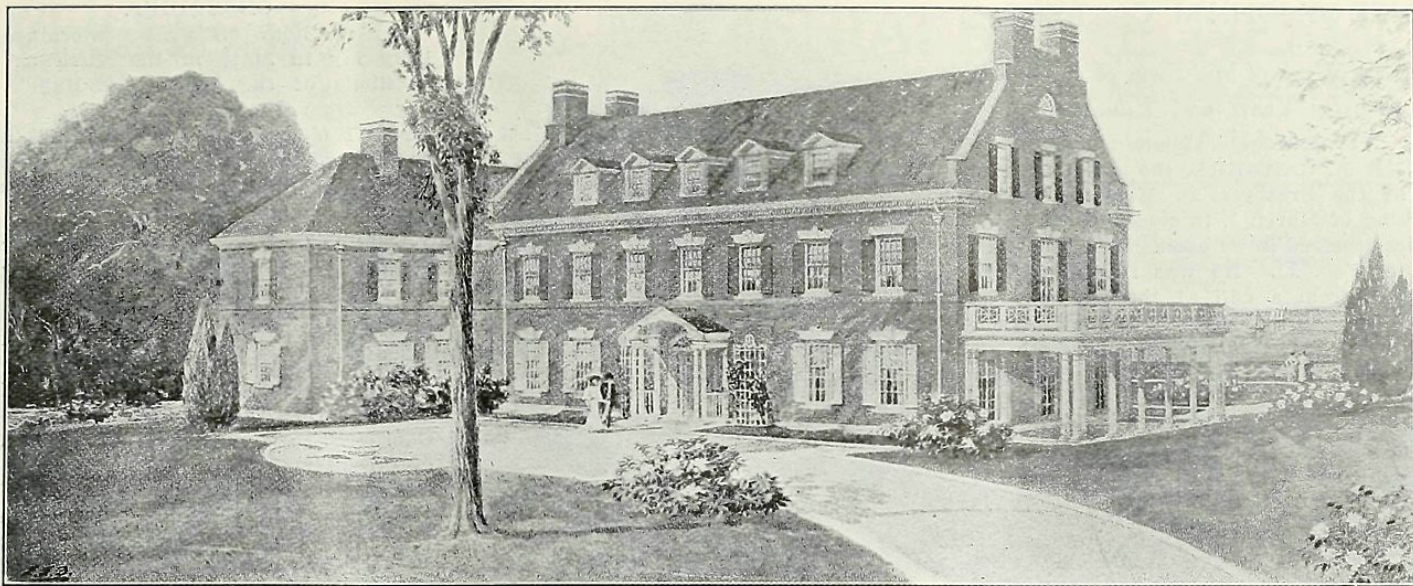
Editor Record and Guide:

Your brief reference in the issue of February 18 to 9-sty apartment houses on 60-ft streets can now be supplemented by the large price reported on the sale of the "Fullerton," at 116 East 58th st, just made public. Another such building nearly finished is on north side of 107th street, west of Amsterdam av, and a larger one is projected for the north side of 114th st west of Broadway.

So far as I can learn applicants for apartments do not object to the slightly diminished elevation of each story, and as all such improvements tend to utilize at an earlier date the large mass of old private house sites on the narrow streets of the west side they should be encouraged in every way, and I believe the 9-sty type will be eventually employed almost universally on such streets.

SUBSCRIBER.

A WATCHMAN, discovering a thief in the act of cutting away lead pipe from a row of new flats at Fox and Tiffany sts, Bronx, broke his skull with a club in trying to subdue him. It is a matter of surprise to outsiders that new buildings must be guarded so closely in New York.



A SHORE HOUSE FOR MR. LEWIS ISELIN AT NEW ROCHELLE.

Parish & Schroeder, Architects.

This is the architects' drawing of the large residence that is being completed for Mr. Lewis Iselin at Davenport's Neck, New Rochelle. The original of this drawing is on exhibition at the Architectural League. The plot on which the house stands adjoins the original Iselin estate and was but recently purchased. It is an ideal situation for a home, with the clear waters of the Sound in front, and woods and lawns behind it. All the comforts and pleasures of sea and land are at hand. The view is from the land side of the house, which stands but seventy-five feet from the tide. The exterior materials of construction are red Tapestry brick, white marble, and wood for cornices and shingles. The interior trim is all in white and mahogany. A garage and stable building is being erected at the same time. Parish & Schroeder, 12 West 31st street, are the architects, and the general contractors are from Meriden, Ct.

HOW THE SUBWAY PLATFORMS WERE EXTENDED.

Structural Difficulties That Were Overcome—Supporting a Court House Portico
—Subsurface Mains and Conduits Helped to Make Conditions Onerous.

THE work of lengthening the station platforms in the Subway is now in the finishing stages. Nearly all the enlarged platforms are now in use, and the last will be ready in about two weeks. A large amount of tile work has yet to be done, but all the mechanics are expected to be out of the Subway by the first of April.

The Grand Central work was delayed by negotiations with the Manhattan Hotel, the vaults of which, containing a boiler plant, were taken. The 181st street station, which will be completed by March 15th, so far as extending the platforms is concerned, was delayed until the concrete work of the new elevator shaft had been finished sufficiently to allow the dismantled portions of the old stations to be made safe.

In a report made of the work as a whole, Chief Engineer George H. Pegram said this week that probably no more difficult or dangerous piece of work had ever been accomplished, but the final result gave little indication of this. Aside from the congested street traffic and train traffic in the subway, both of which were maintained without interruption, the conditions in other ways were especially onerous.

The estimated cost of this work was \$1,500,000, which will be very close to the ultimate actual cost.

BOROUGH HALL STATION.

One of the most difficult jobs was at the Borough Hall station in Brooklyn. This station is built of reinforced concrete which it was exceptionally difficult to remove. At this point there are three tracks in the subway, with crossovers, and on the surface of the street there is a junction of two tracks in Court street and two tracks in Fulton street. In describing what was done here, Chief Engineer Pegram says that the side walls of the subway for a length of 135 feet were entirely removed, and the roof of the subway with seven feet of cover, together with street structures, etc., supported on timber. Three columns of the elevated railroad in Brooklyn were temporarily supported over the work and the foundations renewed; the cast-iron pipes and gate chambers of high pressure water mains were supported and recon-

structed at an especial menace to our work.

In addition to these, the portico of the County Court House, in Brooklyn, weighing over 1,000 tons, a structure with four large granite columns, and therefore having little transverse stiffness, was temporarily supported and the foundations carried 12 feet deeper by masonry underpinning. This was done without the slightest show of crack or any measurable settlement of the portico.

All of this work was in sand, and the engineers were continually obliged to render it safe against breakage of water pipes of the unusual flood of storm water.

GRAND CENTRAL STATION.

This station is entirely in rock with the track rail about 40 feet below the street surface. It was necessary to remove the north wall of the subway for a length of 350 feet westward from the east side of Madison av, and to blast the rock between the subway wall and the foundations of buildings on the north, most of which had to be underpinned. The boiler-room and toilets of the Manhattan Hotel, which occupied vaults under the street, had to be removed and temporarily supported until this removal could be accomplished.

In addition to the north wall of the subway, the columns supporting the roof between the tracks must also be removed as new columns will occupy the place of the present northbound track, which must occupy the site of the former wall of the subway. It was, therefore, necessary to reconstruct the roof of the subway at this point for the length of the extension.

At the south end of 72d street station the entire roof of the subway was removed, the street service pipes, including the pneumatic service pipes of the Post Office, were reconstructed.

At 157th street station, Broadway, the concrete arch spanning both tracks at each end of this station had to be removed and a flat roof substituted to support the bank of electric cables and ducts of the subway which were in the street overhead.

168TH AND 181ST STREETS.

At these two stations the supporting wall of the tunnel arch had to be re-

moved at one side for a length of 178 feet immediately adjacent to the track, in order to provide a twelve-foot platform. The removal of this rock by blasting has been hampered by the constant complaints of passengers and the public authorities, to whom it was necessarily a nuisance.

The intense street traffic and the unusual number of electric and telephone conduits which had to be entirely reconstructed made the work especially difficult, at the Wall st and Fulton st stations, besides the necessity at Fulton st of constructing a new 2x4-foot brick sewer on each side of the subway.

At these stations Chief Engineer Pegram was obliged to reconstruct a 36-inch water main and a 36-inch gas main which run through these stations. Similar difficulties, but in less degree, were encountered at other stations.

Safety Doors in the Subway.

The practice of starting upon signal of the trainmen has been superseded by an automatic electrical signal light in the motorman's compartment which flashes only after the closing of every door in the train has completed an electrical circuit. The bell signals are no longer used except in emergencies or in rare cases of disarrangement in the electrical apparatus. As explained in the Interborough Bulletin, if the door was closing just as a passenger placed his foot through the entrance, and he took another step forward, it is likely that the edge of the door would have to come into contact with his body, thus preventing the signal to the motorman to start the train. Such contact with his body would have also produced a secondary effect which is probably unknown to most readers. The center side doors have a collapsible edge which, upon coming into contact with a person with the slightest degree of pressure, releases automatically a lever controlling the pneumatic power operating the doors, causing an instant reverse movement of the door, thus preventing an accident. These two devices are absolutely independent of human control or error. The collapsible door is in use upon about eighty per cent. of the cars, and is rapidly being installed in the remainder.

LIFE OF JOHN M. CARRERE.

Notable Work of His Firm of Architects

—Early Years and Education—

Professional Appointments.

JOHN M. CARRERE, the architect, died at the Presbyterian Hospital on the evening of March 1, in consequence of injuries received in an accident on the evening of Feb. 11. He was returning in a taxicab from a call at the residence of Mr. Donn Barber when it collided with a trolley-car at Madison av and 74th st, and he sustained a fractured skull and two broken arms. During the two weeks that intervened before his death he was unconscious most of the time. His wife and daughters came from Europe to his bedside. Mr. Hastings, his partner, is seriously ill with typhoid fever.

The firm of Carrère & Hastings had risen to great prominence in recent years by reason of their work in connection with number of monumental buildings of national repute. For example, they are the architects of the New York Public Library, which has not yet been opened; they designed the U. S. Custom House, the First Church of Christ Scientists and the New Theatre, all in this city, which represent four different types of institutional buildings of large cost, and the most recent construction of equal rank in the city.

Mr. John Mervin Carrère was born November 9, 1858, in Rio Janiero, Brazil, and was of American and French origin. He was educated in the schools of Brazil and Switzerland, and obtained his professional education at the Ecole des Beaux Arts in Paris, which he left in 1882. His professors were, first, Mons. Victor Ruprich Robert, then Charles Laisne, member of the Institute of France; subsequently, Mons. Leon Ginain, also member of the Institute of France.

He married Miss Marion Dell, of Jacksonville, Fla., in 1886. Returning to the United States after the completion of his studies, he entered the office of McKim, Mead & White, where he remained in charge of important work for three years, when he entered into partnership with Thomas Hastings, a fellow student whom he had met at the Ecole des Beaux Arts. Besides the work which the firm of Carrère & Hastings has done jointly, Mr. Carrère has held the following commissions and appointments:

Chairman of Board of Architects of Pan-American Exposition; in charge of the design of grounds and landscape features of the Exposition. Under appointment by the State of Ohio, he held office as member of the Group Plan Commission, having charge of the remodeling of a large section of the city of Cleveland, with a view to establish a grouping of all the public monuments and buildings, with proper surroundings and parks. This work is still in process and well advanced. He was a member of a similar commission to revise the plan of the city of Baltimore, Md., and to design a civic center, and grouping of its public buildings and a system of avenues and parkways connecting the various points of interest in the city. Preliminary reports for this work have been made and approved. He was a member of a similar commission to report on a comprehensive plan for the city of Grand Rapids, Mich. He was appointed by the city of Hartford, in association with Mr. Hastings, to advise and report concerning the development of the plan of that city. He was appointed in association with Mr. Hastings to make an extensive report for the entire remodeling of Atlantic City. He was the candidate of the profession for Government Architect under the administration of President Grover Cleveland, but declined the appointment. He was consulting architect in charge of the design of



JOHN M. CARRERE.

the Senate Office Building, Washington, D. C.

He was appointed with Mr. Hastings as chairman of a committee on the United States Senate and House of Representatives to prepare a report on the extension of the U. S. Capitol. He was one of the founders, two times president of the Society de Beaux Arts Architects, composed of pupils of Ecole des Beaux Arts residing in this country, the object of which is to perpetuate the principles and standards of art taught at L'Ecole des Beaux Arts. He was the first chairman of the Committee on Education of the Society of Beaux Arts architects which laid the foundation of the educational work of the Society which has led up through many years of success to the establishment of the Paris prize, and the complete remodeling of the courses of instruction in architecture in our various universities.

He was president for two terms of the New York Chapter of the American Institute of Architects. He was several times a director of the American Institute of Architects. He was one of the founders and trustees of the Fine Arts Federation, comprising as its constituent societies thirteen leading art societies of New York. Founder of Art Commission of the City of New York. An associate member, and then an academician of the National Academy of Design; was a member of the National Institute of Arts and Letters; director and active member of the American Academy in Rome, member of the Century Club, New York, and had recently been appointed special lecturer on architectural subjects at Harvard University.

Mr. Hastings was studying at the Beaux Arts when Mr. Carrère was there and they became friends. Upon the completion of their studies abroad they came to New York and went to work in the office of McKim, Mead & White. They hadn't been there long when John M. Flagler, who was a friend of the Hastings family, asked them to draw some sketches suggesting possibilities for the development of Florida in the vicinity of St. Augustine. Their work resulted in the designs for the Ponce De Leon and the Alcazar hotels. They then organized the firm of Carrère & Hastings.

Other notable buildings which the firm of Carrère & Hastings designed, either wholly or in part, include the office buildings of the Senate and the House of Representatives, in Washington; the Rockefeller and the Goldwin Smith halls, at Cornell University; the Peace Palace, at The Hague; the bi-centennial buildings, at Yale University, and, in this city, the Carnegie branch libraries, the Ethical Culture School.

OBSEQUIES.

For an hour on Friday morning the body lay in state in the Fifth avenue vestibule of the New York Public Library from 10 to 11 o'clock.

At 11 o'clock the body was taken to Trinity Chapel, where the funeral service was said at 11.30. The attendance was large.

The honorary pall bearers were C. Grant La Farge of the New York Chapter American Institute of Architects, W. A. Borring of the Architectural League of New York, J. W. Alexander of the National Academy of Design, H. A. MacNeil of the National Sculpture Society, W. R. Mead of the American Academy in Rome, George B. Post of the American Institute of Architects, Donn Barber of the Society of Beaux Arts Architects, Rev. Henry van Dyke of the National Institute of Arts and Letters, Park Commissioner Stover, representing the city; George L. Rives, John Cadwalader and Justice Vernon Davis, representing the public library.

ACTIVITY IN WAREHOUSE SECTION.

(Continued from page 386.)

this operation is not quite finished, it requires a little more than a year's time ordinarily. This building cost the Central Building and Improvement and Investment Company about \$350,000 to construct. Hyman Sonn and Henry Sonn are principals in this company. Rouse & Goldstone were the architects. The building has been leased to Morse & Rogers, wholesale shoes.

Hudson st, along here, has taken on a very substantial appearance. The "Franklin-Hudson" Building, and the Borden Building opposite (at the corner of Hudson and Franklin sts) are splendid constructions, considering that they are business and not institutional buildings.

THE GARNERS.

Near by is the building where Commodore Garner maintained the main offices and warerooms of his great cotton manufacturing business, which at this present time is being closed out by his heirs. For half a century and more the Garners had vast mills at Haverstraw, Wappingers Falls, Newburgh and elsewhere, the product of which was handled from this building. All the Garner buildings represented the most substantial construction of their day, and the business was typical of the old times in this section of the city—the product of the mills and factories up the State and throughout New England being brought to New York by boat for disposal. Not only textiles, but manufactures of all kinds, as well as farm products.

At Nos. 129-133 Hudson st the P. E. Society for promoting Religion and Learning is having erected from plans of Charles C. Haight by Fountain & Choate as general contractors, a 6-sty warehouse, 74.6x100, to cost \$120,000. It has been leased to Lamont, Corliss & Co., through William A. White & Son as agents. At the southwest corner of Hudson and Laight st an 8-sty warehouse to cost \$70,000, is being completed by Hugh Getty, as general contractor, for Frank E. Habicht and Herman W. Braun, of 20 Worth st. The Greenwich Investing Co. (Wm. M. Griffith, pres.), is completing two 6-sty buildings at 625 and 759 Greenwich st, from plans of Groenberg & Leuchtag, each building costing \$25,000. At the corner of Greenwich and 12th sts the Becker Realty Co. has finished one of similar size.

In Washington st during the past year buildings have been erected at No. 389 by James H. Cruikshank; at 470, by the Greenwich Investing Co. at Nos. 695-7 by the Fleischman Company and at Nos. 708-10 by Adam Cook's Sons.

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 |

Edward Margolies, 44 W 34th st, owner; 24. Building Operating Co, 1313 Bway, owner; 24, 22.
 John H. Iden, 228 W 136th st, owner; 7, 12.
 Peter Gorth, 131 Av B, owner; 24.
 John R. Pope, 527 5th av, art; G. C.
 Robert J. Turnbull, 1 Union Sq, owner; G. L.
 Twenty West Thirty-Six Street Co, 1182 Bway, owner; subs.
 James F. Meehan, 815 Hunts Point road, owner, all subs.
 Louis Meystre & Sons, Savings Bank Bldg., Hoboken, N. J.; G. C.*
 F. L. Hastings, Ridgefield Place, Hastings, N. Y.; art; G. C.; March 25.

Moyer Eng. & Constn Co., 375 Fulton st, Bklyn, builder; 2.*
 Mandel Const Co., 1058 Grand av, owner; materials & subs.*
 Max Belinky, 117 Kent st, Bklyn, builder; all subs.
 Nash Contracting Co., 413 Van Sicklen av, Bklyn, builder; materials & subs.*
 Harrison & Sackheim, 230 Grand st, arts; G. C.
 Jacob Sealy, 325 Grand av, Bklyn, owner; materials.*
 Auerbach Realty Co, 385 Central Park West, owner; 12, 14.
 C. R. Conger, 37 Liberty st, owner; 24.
 James H. Cohen, 35 East Bway, owner, 22.

Samuel Sloan, Garrison, N Y, owner; 22, 24.
 Herbert Dongan Const. Co., Ft. Washington av & 170th st, owner; all subs.
 G. Molea, 401 Tremont av, owner; all subs.
 Schaefer & Jaeger, 1910 Webster av, arts; all materials; March 15.
 Phelan Bros., 1910 Webster av, owners; all subs.
 T. J. McLaughlin Sons, 207 W 98th st, owners; all subs.
 Lewis & Conger, 130 W 42d st, owners; G. C.
 Geo. H. Griebel, 2255 Bway, art; G. C.
 Woodstock Hotel Co, 127-137 W 43d st, owner.
 Chas. Olbrick, 20 E 16th st, owner; 24, 12.
 Annie T. Curnen, 20 W 87th st, owner; 24.

PROJECTED BUILDINGS.

Manhattan.

Apartments Flats and Tenements.

98TH ST, n s, 155 e Broadway, 8-sty brick and stone apartment house, 33.2x85.5, tile roof; cost, \$100,000; owner, T. J. McLaughlins Sons, 207 West 98th st; architects, Geo. & Edward Blum, 505 5th av. Plan No. 85.

Dwellings.

PARK AV, Nos. 1025-1029, 4-sty brick and stone residence, 60x64.10, slag roof; cost, \$46,000; owners, Reginald & Anna DeKoven, 42 East 66th st; architect, John R. Pope, 527 5th av. Plan No. 82.

Contract not awarded.

Miscellaneous.

47TH ST, No. 604 West, 1-sty brick shop, 25x62, tar and gravel roof; cost, \$2,000; owner, Henry Dickele, 605 West 49th st; architect, James W. Cole, 403 West 51st st. Plan No. 80.

3D AV, w s, 46.10 s 116th st, 1-sty brick moving picture theatre, 20x100, tin roof; cost, \$8,000; owner, Jacob Schwarz, 320 Broadway; architect, S. Millman & Son, 189 Montague st. Plan No. 88.

120TH ST, s s, 80 e 2d av, 1-sty brick shed, 20x40; cost, \$400; owner, Chas. C. Watkins, 417 East 122d st; architect, Gastav Schwarz, 302 East 158th st. Plan No. 81.

CENTRAL PARK, north of 97th st, Transverse Road midway between 5th and 8th avs, 1-sty brick storage and manure pit, slate roof; cost, \$25,000; owner, City of New York, Dept. of Parks; architect, Theodore E. Videto, Arsenal, Central Park. Plan No. 93.

Stores, Offices and Lofts.

125TH ST, No. 311 West, 1-sty brick store, 10x32; cost, \$400; owner, John H. Cromwell, 247 West 125th st; architect, John J. Lawlor, 360 West 23d st. Plan No. 90.

8TH AV, e s, 24.8 n 33d st, 6-sty brick and stone loft, 24.8x90, slag roof; cost, \$40,000; owner, Auerbach Realty Co., 385 Central Park West; architect, Henry S. Lion, 38 West 32d st. Plan No. 79.

6TH AV, Nos. 788-792, 8-sty brick and stone store and loft, 65.5x120, tar felt roof; cost, \$150,000; owner, Lewis & Conger, 130 West 42d st; architects, Renwick Aspinwall & Tucker, 320 5th av. Plan No. 86.

35TH ST, Nos. 338-340 East, 5-sty brick and stone work shop, 50x75.8, asphalt and tin roof; cost, \$50,000; owner, New York Association for the Blind, 118 East 59th st; architect, Geo. H. Griebel, 2255 Broadway. Plan No. 87.

52D ST, Nos. 148-150 West, 5-sty brick and stone loft, 50x60, slag roof; cost, \$18,000; owner, Alice H. Wallace, Albany, N. Y.; architects, Schwartz & Gross, 347 5th av. Plan No. 89.

GRAND ST, s w cor Centre st, 10-sty brick and stone loft and store, 50.7x80.1, slag roof; cost, \$100,000; owner, Estate of Robert J. Turnbull, 24 East 23d st; architect, C. B. Meyers, 1 Union sq. Plan No. 83.

Contract not awarded.

36TH ST, Nos. 20-26 West, 12-sty brick and stone loft, 65x90.3, plastic slate roof; cost, \$250,000; owner, Twenty West Thirty-Six Street Co., 1182 Broadway; architect, Samuel Sass, 32 Union Sq. Plan No. 84.

Joseph Ravitch, president, A. G. Beyers, vice-president, Daniel Richman, treasurer. Contract not awarded.

MADISON AV, Nos. 1150-1168, 1-sty brick office and storeroom, 45.5x15; cost, \$200; owner, Met. St. Ry. Co., 621 Broadway; architect, Robert Kloz, 775 7th av. Plan No. 91.

29TH ST, Nos. 143-149 West, 12-sty brick and stone stores and loft, 48x90, felt and slag roof; cost, \$200,000; owner, The Twenty-Fifth Const. Co., 31-33 East 27th st; architect, F. C. Zobel, 118 East 28th st. Plan No. 92.

MANHATTAN ALTERATIONS.

EAST BROADWAY, No. 42, 1-sty brick rear extension, 25x24.7, new flooring, metal ceiling, toilets, store fronts to 4-sty brick store and lofts; cost, \$5,000; owner, C. R. Conger, 37 Liberty st; architect, M. A. Cantor, 29 West 42d st. Plan No. 362.

Wissel & Bronerwine, 42 East Broadway, lessees.

EAST BROADWAY, Nos. 35-37, 1-sty brick rear extension, 24x7, partitions, sky-lights to 6-sty brick loft; cost, \$1,000; owner, James H. Cohen, 35 East Broadway; architect, Max Muller, 115 Nassau st. Plan No. 365.

GREENWICH ST, No. 20, 1-sty brick rear extension, partitions, windows to 4-sty brick tenement and store; cost, \$1,800; owner, Andrew Doyle estate, on premises; architect, J. A. Rofrano, 28 Oliver st. Plan No. 396.

MADISON ST, No. 264, 4-sty brick rear extension, 8.6x8, alter windows to 4-sty brick court house; cost, \$7,000; owner, City of New York; architect, Supt. of Public Buildings and Offices, 13 Park Row. Plan No. 370.

MONTGOMERY ST, No. 27, toilets, partitions to 3-sty brick tenement; cost, \$600; owner, Levy Sobel, 27 Montgomery st; architects, Harrison & Sackheim, 230 Grand st. Plan No. 403.

RIVINGTON ST, No. 280, add 1-sty to 2-sty church; cost, \$5,000; owner, N. Y. City Mission & Tract Society, 4th av and 22d st; architects, Louis Danancher & Co., 7-9 Glenmore av, Brooklyn. Plan No. 374.

Rocco Diaso, Av E and 92d st, Brooklyn, has contract.

SUTTON PL, No. 33, raise extension 1-sty to 3-sty brick dwelling; cost, \$5,000; owner, Henry Speitel, 215 East 68th st; architect, B. W. Berger & Son, Bible House. Plan No. 386.

WALKER ST, No. 84, alter stairs, new show windows to 4-sty brick loft; cost, \$1,000; owner, M. F. Finkelstein, 101 Walker st; architect, Louis A. Sheinart, 194 Broadway. Plan No. 366.

3D ST, No. 164 East, 1-sty brick rear extension, 14.2x17.1, partitions to 4-sty brick tenement; cost, \$1,200; owner, Missionary Society of the Most Holy Redeemer State of New York, 173 East 3d st; architect, B. W. Berger & Son, 121 Bible House. Plan No. 404.

4TH ST, No. 100 East, 4-sty brick rear extension, 18.9x15.8, partitions, steel girders, beams to 4-sty brick office and club room; cost, \$2,000; owner, John H. Iden, 228 West 136th st; architect, Wm. Kurtzer, Spring st and Bowery. Plan No. 382.

5TH ST, No. 708 East, windows to 6-sty brick tenement; cost, \$400; owner, Jacob Fertig, 591 Water st; architect, C. H. Dietrich, 1112 2d av. Plan No. 372.

5TH ST, No. 729 East, erect new tank to 4-sty brick dwelling and bath; cost, \$100; owner, A. Levewitz, 25 Meserole st, Brooklyn; architect, Jacob Fisher, 296 East 3d st. Plan No. 363.

7TH ST, No. 184½ East, alter partitions to 6-sty brick store and tenement; cost, \$400; owner, M. Singer, 1270 Madison av; architect, L. A. Sheinart, 194 Bowery. Plan No. 379.

7TH ST, No. 15, partitions, windows to 5-sty brick store and tenement; cost, \$1,400; owner, Katherine McSooley, on premises; architect, Wm. Back, 435 East 82d st. Plan No. 367.

18TH ST, No. 119 East, 1-sty brick rear extension, 21.9x18, vent shaft, stairs, plumbing fixtures to 3-sty brick dwelling; cost, \$6,000; owner, Charles Olbrick, 20 East 16th st; architect, W. K. Benedict, 1133 Broadway. Plan No. 400.

25TH ST, Nos. 24-26 West, cut doors to two 12-sty brick lofts; cost, \$200; owner, The 25th Street Construction Co., 31 East 27th st; architect, F. C. Zobel, 118 East 28th st. Plan No. 378.

26TH ST, No. 46 West, partitions, shutters, show windows to 5-sty brick store and tenement; cost, \$300; owners, J. Kafka & M. Zololitzen, 46 West 26th st; architect, O. Reissmann, 30 1st st. Plan No. 387.

32D ST, Nos. 43-47 West, erect pent house on roof, marquise to 12-sty brick hotel; cost, \$1,000; owner, Grunert Realty Co., 172 9th av; architect, M. A. Cantor, 29 West 42d st. Plan No. 361.

Geo. F. Wilcoxson, president; Rudolph C. Faber, treasurer; Robert G. Grunert, secretary, all of No. 11 Beaver st.

43D ST, Nos. 127-135 West, 12-sty brick side extension, 40.7x90.4, new elevator, baths, toilets, to 12-sty brick hotel; cost, \$250,000; owner, Woodstock Hotel Co., premises; architects, Mulliken & Moeller, 103 Park av. Plan No. 395.

45TH ST, No. 60 West, 2 and 4-sty front and rear extensions, 19.6x14.8, toilets, partitions, skylight to 4-sty brick dwelling; cost, \$4,500; owner, Building Operation Co., 1313 Broadway; architects, Rouse & Goldstone, 38 West 32d st. Plan No. 381.

46TH ST, Nos. 20-22 East, 6-sty brick rear extension, 40x25, partitions, steel beams to two 4-sty brick dwellings; cost, \$75,000; owner, Manhattan Center Co., 542 5th av; architect, Chas. C. Thain, 4 East 42d st. Plan No. 405.

47TH ST, No. 117 West, 1-sty rear extension, 20x30, toilets, windows to 3-sty brick store and rooming house; cost, \$1,500; owner and architect, Edward Margolies, 44 West 34th st. Plan No. 376.

52D ST, Nos. 522-546 West, erect tank to 6-sty brick piano factory; cost, \$1,900; owner, Dordan, Butler Realty Co., 103 Park av; architect, Flint & Walling Mfg. Co., 96 Wall st. Plan No. 393.

H. G. Vogel Co., 14 Walker st, builder. 52D ST, No. 141 West, partitions, stairs, dumbwaiter shaft, windows to 3-sty brick stable; cost, \$2,500; owner, Morton F. Plant, Groton, Conn.; architect, Robert W. Gibson, 103 Park av. Plan No. 406.

53D ST, No. 45 East, stairs, partitions, skylights, toilets to 4-sty brick dwelling; cost, \$4,000; owner, Samuel Sloan, Garrison, N. Y.; architect, S. E. Gage, 340 Madison av. Plan No. 369.

56TH ST, Nos. 413-415 West, windows, toilets, partitions, to two 4-sty brick store and tenement; cost, \$2,200; owner, Annie T. Curnen, 20 West 87th st; architect, Warren H. Conover, 232 West 40th st. Plan No. 402.

66TH ST, No. 126 East, vent shaft, skylight, windows, doorway, steel beams, electric wiring, plastering, painting, to 3-sty brick garage; cost, \$3,500; owner, Payne Whitney, care architect, Guy Lowell, 225 5th av. Plan No. 398.

Potterton Bros., 215 West 28th st, have contract.

81ST ST, No. 224 East, alter light shafts, windows to 5-sty brick tenement; cost, \$600; owner, F. Benzer, 317 East 20th st; architect, Jacob Voigt, 358 Madison st, Brooklyn. Plan No. 368.

95TH ST, No. 201 East, partitions, windows to 5-sty brick tenement and store; cost, \$5,000; owner, A. Satzman, 201 East 95th st; architects, Gronenberg & Leuchtag, 7 West 22d st. Plan No. 385.

113TH ST, No. 63 West, partitions to 3-sty brick residence; cost, \$300; owner, Hyman Rechseit, 63 West 113th st; architect, Phillip Goldrich, 24 East 103d st. Plan No. 373.

129TH ST, No. 163 West, alter shafts, partitions, fire-escapes, windows to 5-sty brick tenement; cost, \$3,000; owner, Ida Hyman, 13 West 114th st; architects, Gronenberg & Leuchtag, 7 West 22d st. Plan No. 384.

AV B, No. 131, partitions, toilets, windows to 5-sty brick store and tenement; cost, \$100; owner, Peter Gorth, 131 Av B; architect, Wm. Kurtzer, 192 Bowery. Plan No. 383.

AV B, No. 167, partitions, iron stairs, to 5-sty brick store and tenement; cost, \$200; owner, Estate N. Geller; architect, Lewis Leining, Jr., 160 5th av. Plan No. 390.

BROADWAY, No. 1455, erect sign to 4-sty brick store; cost, \$400; owners, Zyperch Morrison Estate, 527 5th av. Plan No. 394.

BROADWAY, No. 1531, erect sign to 5-sty brick office and stores; cost, \$200; owner, Fred Lewis, 1531 Broadway. Plan No. 391.

BROADWAY, No. 1560, erect sign to 4-sty brick store and loft; cost, \$175; owner, Julius Levy, 1560 Broadway. Plan No. 392.

BROADWAY, e s, 100.11 s 114th st, iron shutters to 3-sty brick garage; cost, \$200; owners, Carvel & Murray, 403 West 59th st; architect, Thomas W. Lamb, 501 5th av. Plan No. 375.

LEXINGTON AV, No. 36, partitions, cut doors to 2-sty brick stable and dwelling; cost, \$250; owner, Estate of Washburn Munn, 361 Broadway; architect, Thomas W. Lamb, 501 5th av. Plan No. 377.

LENOX AV, No. 83, alter stairs, install bake oven to 5-sty brick store and tenement; cost, \$500; owner, L. Jacobs, 83 Lenox av; architect, Otto L. Spannhake, 233 East 78th st. Plan No. 397.

MADISON AV, Nos. 418-420, 1-sty brick rear extension, 17.4x25, plumbing, girders to 4-sty brick store and dwelling; cost, \$1,800; owner, Clarence S. Day, 45 Wall st; architect, J. B. Snook's Sons, 73 Nassau st. Plan No. 408.

MADISON AV, No. 715, 2-sty brick front extension, 20x7.6, alter show windows, floor beams, to 5-sty brick store and apartment; cost, \$1,500; owner, C. M. Robinson, 50 East 69th st; architects, Gronenberg & Leuchtag, 7 West 22d st. Plan No. 388.

3D AV, n e cor 10th st, add 2-stys to extension, windows, columns, to 3-sty brick store, office and storage; cost, \$2,500; owners, Bendiner & Schlesinger, premises; architect, Henry Regelmann, 30 1st st. Plan No. 399.

3D AV, Nos. 1156-1158, partitions, toilets, windows to two 5-sty brick stores and tenements; cost, \$1,200; owner, Rosa Herzog, 983 Park av; architect, John Ph. Voelker, 979 3d av. Plan No. 407.

5TH AV, n e cor 33d st, elevator, steel beams, columns, stairs, partitions, toilets to 5-sty brick store; cost, \$15,000; owner, Margaret E. Zborowski, Canterbury, England; architects, York & Sawyer, 156 5th av. Plan No. 380.

Marc Eidlitz & Son, 489 5th av, have contract.

5TH AV, n e cor 42d st, erect sign to 5-sty brick store and office; cost, \$800; owner, 503 5th Ave. Co., 17 West 42d st; architect, E. Schoen, 25 West 42d st. Plan No. 371.

6TH AV, Nos. 235-245, show windows to 4-sty brick stores; cost, \$500; owner, Columbia Realty Co., 115 Broadway; architects, Buchman & Fox, 11 East 59th st. Plan No. 364.

6TH AV, No. 26, alter doors, partitions, to 4-sty brick storage; cost, \$400; owner, William Guttenberg, 430 Ocean Parkway, Brooklyn; architects, John H. McCullagh, & Sons, 148 West 4th st. Plan No. 389.

8TH AV, No. 490, install glass front, to 3-sty brick moving picture and office; cost, \$500; owners, Joseph Kantor and Jacob Tanansky, 490 8th av; architect, F. E. Buchar, 1776 Pitkin av, Brooklyn. Plan No. 401.

PROJECTED BUILDING.

Bronx.

Apartments, Flats and Tenements.

HUGHES AV, e s, 70 n 187th st, 4-sty brick tenement, tin roof, 25x70; cost, \$20,000; owners, Russo & Barba Realty Co., 2383 Belmont av; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 91.

172D ST, s e cor Park av, two 5-sty brick tenements, slag roof, 47x63.10; total cost, \$90,000; owner, Fred F. French, 148th st and Willis av; architects, Nast & Springsteen, 21 West 45th st, Plan No. 93.

SO BOULEVARD, e s, 188.8 n West Farms rd, five 5-sty brick stores and tenements, 40x88, slag roof; total cost, \$175,000; owners, Reville Seisel Co., P. J. Reville, 941 Intervale av, president; architects, Kreymsborg Archt. Co., 1330 Wilkins av. Plan No. 97.

STEBBINS AV, e s, 45.11 s Chisholm st, 5-sty brick tenement, plastic slate roof, 40x88; cost, \$35,000; owners, German Pi Zion Congregation, Dr. J. Geyer, 78 East 2d st, president; architects, Schaefer & Jaeger, 401 Tremont av. Plan No. 98.

Dwellings.

WILCOX ST, w s, 250 s Layton av, 2-sty frame dwelling, slate roof, 20x30; cost, \$2,800; owner, Bella Petersen, Wilcox st; architect, Thos. C. Petersen, Wilcox st. Plan No. 87.

NEWTON AV, e s, 169.7 s 256th st, 2-sty brick dwelling, 21.2x55; cost, \$4,000; owner, Henry Kress, 154 East 50th st; architect, Otto L. Spannhake, 233 East 78th st. Plan No. 90.

VINCENT AV, e s, 100 s Baisley st, 2½-sty frame dwelling, shingle roof, 15x33; cost, \$3,000; owner, Wm. Berg, 340 East 150th st; architect, Jacob H. Amsler, 1616 Crosby av. Plan No. 94.

BOGART AV, e s, 150 n Rhineland av, 2-sty frame dwelling, tin roof, 21x52; cost, \$4,500; owner, Lorenz Bunten, 1817 Barnes av; architect, B. Ebeling, 1136 Walker av. Plan No. 95.

Stables and Garages.

PIERCE AV, s s, 200 e Dean pl, 1-sty frame stable, 24.6x50; cost, \$2,500; owner, Raffaele Guglielmo, 58 Hilton av; architect, Henry Nordheim, 1087 Tremont av. Plan No. 86.

INTERVALE AV, s s, 151.7 w Tiffany st, 2-sty brick garage, tin roof, 50x80; cost, \$10,000; owner, Louisa D. Diener, 1768 Gleason av; architect, B. Ebeling, 1136 Walker av. Plan No. 88.

GRAND AV, e s, 51 s 192d st, 1½-sty frame garage, shingle roof, 12x20; cost, \$900; owner, W. H. Baries, 2546 Grand av; architects, Serviss & Glew, 36 West Kingsbridge rd. Plan No. 92.

Stores, Offices and Lofts.

WESTCHESTER AV, w s, from Forest av to 156th st, two 1-sty brick stores, plastic slate roof, sizes, irregular; total cost, \$40,000; owners, Meehan Const. Co., Jas. F. Meehan, 815 Hunts Point av, president; architects, Kreymsborg Archt. Co., 1330 Wilkins av. Plan No. 96.

233D ST, n s, 197.11 e Mt. Vernon av, 3-sty concrete office and loft, 25x50; cost, \$5,000; owners, Miles Sq. Road Realty Co., J. C. Vreeland, 261 East 239th st, president; architect, Paul Chapman, 1546 Minford pl. Plan No. 89.

BRONX ALTERATIONS.

TIFFANY ST, s w cor 163d st, new front to 5-sty brick store and tenement; cost, \$500; owners, Henry Morgenthau Co., 165 Broadway; architects, Kreymsborg Archt. Co., 1330 Wilkins av. Plan No. 63.

WATT ST, s s, 225 e Bronx Park av, move 2½-sty frame dwelling; cost, \$800; owner, Chas. H. Baechler, 1126 Walker av; architect, B. Ebeling, 1136 Walker av. Plan No. 59.

145TH ST, No. 452, new girders, etc., to 2-sty frame school; cost, \$1,000; owner, Abraham Berlowitz, lessees, Bronx Talmud Torah Assoc., on premises; architects, A. Arctander Co., 391 East 149th st. Plan No. 60.

149TH ST, n s, 150 w Courtlandt av, new partitions, etc., to 3-sty frame store and dwelling; cost, \$100; owner, Jos. Tacinelli, 345 East 144th st; architect, Robt. Glenn, 363 East 149th st. Plan No. 65.

HAVILAND AV, s s, 230.3 e Castle Hill av, move 2-sty frame dwelling; cost, \$500; owners, Christian Vorndran's Sons, 412 East 147th st; architect, B. Ebeling, 1136 Walker av. Plan No. 58.

JESSUP AV, e s, 125.3 s Featherbed lane, 1-sty stone extension, 17x14, to 2-sty frame dwelling and garage; cost, \$125; owner, Philip Woolly, 167 Rockwood st; architect, G. L. Lidstone, 1851 Sedgwick av. Plan No. 61.

OAKLEY AV, e s, 201.2 n 218th st, 1-sty frame extension, 16x28; cost, not given; owner, Cornela Fortiello, 839 East 214th st; architect, Robt. Glenn, 363 East 149th st. Plan No. 64.

STEBBINS AV, No. 1159, 1-sty frame extension, 25x15, to 1-sty frame stable; cost, \$375; owner, Henry Muller, 593 Boston rd; architect, Chris. F. Lohse, 598 St. Anns av. Plan No. 62.

3D AV, No. 3627, 1-sty brick extension, 25x61, to 2-sty frame factory and dwelling; cost, \$3,500; owner, Eliza H. Miller, Maryland; lessee, David Schoffler, on premises; architect, Max Kreindel, 338 East 121st st. Plan No. 57.

ADVANCE REPORTS.

Model Bush Lofts Nos. 7 and 8 to go Ahead.

SOUTH BROOKLYN.—William Higginson, architect, 13 Park Row, Manhattan, is still working on plans for the two Model Bush Loft Buildings, Nos. 7 and 8, which are to be erected covering the entire block between 2d and 3d avs and 33d and 34th sts, South Brooklyn. The structures will contain 750,000 square feet of floor space. The inside courts, 600 ft long by 50 ft wide, will be equipped with loading platforms. Temporarily, the erection of this building will complete the Bush development between 2d and 3d avs, and the next improvement will be the structure for manufacturing purposes on 2d av. At the office of the architect on Wednesday it was stated that no contracts have yet been awarded for this part of the work. Ground will be broken about the middle of March.

Office Building For Madison Av. Corner.

MADISON AV.—The property at Madison av and 33d st, the northeast corner, comprising a plot 49.5x100 ft, now covered with two dwelling houses, will soon be improved by Loton H. Slawson, of 141 Broadway, with a high-class office building ranging from twelve to sixteen stories yet undecided. Mr. Slawson informed the Record and Guide on Tuesday that complete particulars cannot be announced for two weeks yet, and that no architect has yet been instructed to prepare the plans. The Pullman Building adjoining the Madison Square Presbyterian church now nearing completion and the Tilden Building immediately west of the Union Dime Savings Bank at 6th av and 40th st, which were also erected by Mr. Slawson, were designed by Architect William H. Gompert, of 2102 Broadway.

Building for Johns-Manville Co.

MADISON AV.—Augustus N. Allen, architect, 571 5th av, has been commissioned to prepare plans for the improvement of the southwest corner of Madison av and 41st st with a 12-sty mercantile building. Papers have been signed whereby the H. W. Johns-Manville Co., asbestos manufactures of 100 William st, have taken

from James A. Colgate a twenty-one years' lease of the property now covered with two old dwellings. Mr. Colgate will put up the building which will be entirely occupied by the Johns-Manville Co. It is to be ready for occupancy by Jan. 1, 1912, and the company will then move its offices uptown. The facade of the building will be of Indiana limestone, light brick and terra cotta. In style it will represent the early Italian Gothic. No contract has yet been issued.

Union Trust Co. to Erect New Branch.

MADISON AV.—The Union Trust Co., No. 80 Broadway, having secured the property at the northwest corner of Madison av and 57th st, fronting 49 ft. in the street and 100 ft. on the avenue, will improve the corner with a building for its branch office, now at No. 425 5th av. An officer of the company informed the Record and Guide on Friday that as yet no architect has been selected. Proposals from architects may be addressed to the chairman of the building committee in care of the Union Trust Co., No. 80 Broadway. Plans for the company's downtown building were designed by Geo. B. Post, now Geo. B. Post & Sons, of 341 5th av.

Jacob Zimmermann's Latest Contract.

11TH AV.—Jacob Zimmermann, 505 5th av, has received the general contract to erect the factory at the southeast corner of 11th av and 25th st, for Simon Zinn, fancy metal goods of No. 670 Hudson st. The plans, which were prepared by Shire & Kaufman, 110 East 23d st, call for a structure 11-stys, fireproof, 100x100 ft. in size, of brick and steel. The Foundation Co., 115 Broadway, is doing the foundation work. Myron S. Falk, 30 Church st, is steel engineer, and Pattison Bros., 949 Broadway, engineers on power and equipment. The cost is estimated at about \$375,000.

To Figure for Bronx Church.

140TH ST.—Architects Schaefer & Jaeger, 401 Tremont av, will be ready to take bids on the general contract about March 13 for St. Peter's Evangelical Lutheran Church and rectory, on the north side of 140th st, 317 ft. east of Willis av, the Bronx, to cost approximately \$50,000. Rev. Dr. Steininger, 141st st, near Willis av, pastor. The seating capacity of the church will be about 350. The dimensions of the church will be 90x50 ft., and of the rectory 50x20 ft.

180th St. and Daly Ave. Corner.

180TH ST.—Geo. & Edward Blum, architects, 505 5th av, are preparing plans for three 5-sty apartments to be erected at the northwest corner of 180th st and Daly av, along the only crosstown line in that section of the Bronx. The lower floor will be given over to stores. The building will occupy a plot of 97x110 ft. The owners are the Arc Realty Co. of No. 15 William st, I. W. Shamberg, president. The owner will handle the building contracts.

Eight Hollow-Tile Dwellings.

MOUNT VERNON, N. Y.—M. W. Del Gaudio, architect, 401 Tremont av, is preparing plans for eight 2-sty hollow tile and stucco dwellings, 29.6x30 ft each, to be erected on the west side of 5th av the block front between 3d and 4th sts, Mt. Vernon, N. Y. Phelan Bros., owners and builders, 1910 Webster av, Bronx, will receive bids on all building material necessary on four of the new buildings. Estimated cost is \$6,000 for each house.

Westchester Avenue Taxpayer.

WESTCHESTER AV.—The Kreymborg Archt. Co., 1130 Wilkins av, Bronx, is preparing plans for a 1-sty brick taxpayer, 55x262 ft., to be erected on the west side of Westchester av, from Forrest av to 156th st, for James F. Meehan, owner, 815 Hunts Point road. Estimated cost is \$30,000. The owner handles all contracts.

Baking Plant In 119th Street.

119TH ST.—George Fred Pelham, 507 5th av, has been commissioned to prepare plans for a modern fireproof building to be erected on a plot measuring 71.5x100.11 ft, at Nos. 528 to 534 East 119th st. The Globe Baking Co., a new concern, will erect the structure for its own occupancy. No building contract has yet been placed.

Plans for Greek Catholic Church.

MANHATTAN.—Architect Lewis Leining, Jr., has been commissioned to prepare plans for a new Greek Catholic Church to be erected in this city at a probable cost of about \$60,000. The owner's name and location is for the present withheld. Further particulars will be announced in about ten days.

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Apartments, Flats and Tenements.

6TH ST, N. Y. C.—Lewis Leining, Jr., 160 5th av, is taking estimates on alterations to the tenement house No. 328 East 6th st, for the estate of R. Koenig, owner.

PARK AV, N. Y. C.—M. W. Del Gaudio, architect, of 401 Tremont av, Bronx, is preparing plans for a 5-sty brick apartment, 46x90 ft. on the southwest corner of Park av and 183d st, at a cost of \$50,000. G. Molea, care of the architect, is the owner.

ST. NICHOLAS AV, N. Y. C.—Moore & Landsiedel, architects, 3d av and 148th st, state that they are preparing plans for a 5-sty flat, 65x67.6 ft, with stores on the first floor to be erected at the southwest corner of St. Nicholas av and 175th st, to cost about \$50,000. Terra cotta and limestone, all modern improvements. The Herbert Dongan Construction Co., southeast corner Ft. Washington av and 170th st, is the owner.

TOPPING AV, N. Y. C.—Moore & Landsiedel, 3d av and 148th st, have completed plans for a 4-sty flat, 44.6x80 ft., for the Topping Av. Co., 1751 Topping av, to be erected on the west side of Topping av, 270 ft. north of 174th st, to cost \$25,000.

FULTON AV, N. Y. C.—Wahlig & Sonsin Co. will erect two 5-sty flats, 50x103 ft., on the west side of Fulton av, 103 ft. south of 168th st, to cost \$120,000; Moore & Landsiedel are preparing plans.

TRINITY AV, N. Y. C.—The Wandel Construction Co., 1058 Grand av, is taking estimates on sub-contracts and materials for a 5-sty tenement, with stores, 22x148 ft, to be erected at the northwest corner of Trinity av and 158th st, costing about \$45,000. Goldner & Goldberg, 704 Jackson av, have completed plans.

AMSTERDAM AV, N. Y. C.—The Placid Realty Co., 498 West 158th st, will erect a 6-sty flat house, 50x90 ft., at the southeast corner of Amsterdam av and 156th st, to cost \$50,000. Sommerfeld & Steckler, 19 Union sq, have completed plans.

141ST ST, N. Y. C.—The Kramer Const. Co., 35 Nassau st, will erect two 6-sty flats, 125x86.11 ft., in the north side of 141st st, 275 ft. west of Lenox av, costing \$400,000. Geo. Fred Pelham, 507 5th av, architect.

CATHEDRAL PARKWAY.—Schwartz & Gross, 347 5th av, have completed plans for the two 12-sty apartment houses, 100x52.11 ft., which the Paterno Construction Co., 440 Riverside Drive, will erect on the south side of Cathedral Parkway, 300 and 400 ft. west of Amsterdam av, to cost together \$300,000.

BROOKLYN.—G. Erda, architect, 861 Manhattan av, N. Y. C., has prepared plans for a 4-sty brick tenement and store, 25x90 ft, to be erected at the northwest corner of 4th av and 47th st, at a cost of \$18,000. Max Belinky, builder, 117 Kent st, Brooklyn, is the owner.

Contracts Awarded.

CAMBRELLING AV, N. Y. C.—The Carreta Construction Co., 2367 Hughes av, Bronx, has awarded the following contracts for the 5-sty apartment house at the southwest corner of Cambrelling av and 187th st: The North Side Iron Works, iron work; Francis X. Keil, metal work; Roger Terra Cotta Co., terra cotta; H. Whitpen & Co., front brick; Pierce & Goldstein, plumbing. The company is still open for figures on trim and electrical work. M. W. Del Gaudio, Tremont av, the architect, will take the bids.

5TH AV, N. Y. C.—Marc Eidlitz & Son, 489 5th av, have received the general contract for installing a new electric elevator, steel beams, toilets, etc., in the 5-sty store building northeast corner of 5th av and 33d st, owned by Margaret E. Zborowski, of Canterbury, England. Messrs. York & Sawyers, 156 5th av, architects. Estimated cost is \$15,000.

RIVINGTON ST, N. Y. C.—Rocco Di-
aso, Av E and 92d st, has received the contract for enlarging the 2-sty church, No. 280 Rivington st, for the New York City Mission & Tract Society, 4th av and 22d st. Louis Danancher & Co., 7-9 Glenmore av, Brooklyn, prepared these plans.

66TH ST, N. Y. C.—Potterton Bros., 215 West 28th st, have received the general contract for extensive interior changes to the 3-sty garage No. 126 East 66th st, for Payne Whitney. Guy Lowell, 225 5th av, architect.

52D ST, N. Y. C.—H. G. Vogel & Co., 14 Walker st, have received the contract for improvements to the piano factory of the Dordan, Butler Realty Co., Nos. 522-546 West 52d st. Flint & Walling Mfg. Co., 96 Wall st, architects.

35TH ST, N. Y. C.—No contracts have yet been issued for the 5-sty workshop, 50x75.8 ft., which the New York Association for the Blind, 118 East 59th st, is to erect at Nos. 338-340 East 35th st, costing \$50,000. Geo. H. Griebel, 2255 Broadway, architect.

6TH AV, N. Y. C.—Renwick, Aspinwall & Tucker, 320 5th av, have completed plans for the 8-sty store and loft building, 65.5x120 ft., which Lewis & Conger, 130 West 42d st, will erect at Nos. 788-792 6th av, costing \$150,000. No contract has yet been awarded.

BROOKLYN.—The Nash Contracting Co., 413 Van Sicklen av, Brooklyn, has received the general contract to erect the 2-sty brick stable, 40x106 ft, on Metropolitan av and North 4th st, for J. Friedman, from plans by Shampan & Shampan, 772 Broadway, Brooklyn. The general contractor is taking estimates on all sub contracts and materials.

BROOKLYN.—J. Collins, 947 Kent av, Brooklyn, has received the mason work contract on the 5-sty brick factory, 60x150 ft., which J. Albert & Son, shoe manufacturers, 826 Lexington av, will erect at the northwest corner of DeKalb av and Walworth st, to cost \$60,000. H. Holder, Jr., 242 Franklin av, prepared plans.

PELHAM, N. Y.—Snare & Triest Co., 143 Liberty st, has just received the general contract to erect the reinforced concrete passenger station on Store av, Pelham, for the New York, Westchester & Boston R. R. Co., 65 Beaver st. Reed & Stem, 7 East 42d st, prepared the plans. Estimated cost is \$25,000.

COLD SPRING HARBOR, L. I.—Van Name & Co., 82 Wall st, Manhattan, has received the general contract to erect the farm building, brick and stucco, fireproof, 1-sty, containing about forty stalls to be erected here for Walter Jennings, in care of architect, C. MacKenzie, 82 Beaver st, N. Y. C.

HOBOKEN, N. J.—The contract for installing an electric elevator in the U. S. Post Office at Hoboken has been awarded to the Otis Elevator Co., 17 Battery pl, New York City, at \$2,084; time to complete, March 6.

Dwellings.

FLUSHING, N. Y.—The Rehlaw Improvement Co. has purchased fifty lots at Bowne Park, Flushing. The property will be improved at once, plans having been prepared for the erection of twenty high class detached dwellings, costing from \$7,000 to \$10,000 each.

YONKERS, N. Y.—The American Real Estate Co., has had permits granted for the construction of several dwellings on Park Hill.

LYNBROOK, L. I.—Jacob Sealy, No. 325 Grand av, Brooklyn, is ready for figures on six, nine room frame dwellings, to be erected here.

Factories and Warehouses.

BROOKLYN.—J. J. Cavanagh, owner, has awarded to the Moyer Engineering & Construction Co., of 375 Fulton st, Brooklyn, the general contract to erect the 6-sty factory, 50x118 ft, at Nos. 53-55 Hoe

st. Reinforced concrete, fireproof. The general contractor is taking bids on the excavating.

BROOKLYN.—Shampan & Shampan, architects, 772 Broadway, Brooklyn, are preparing plans for a 3-sty laundry building to be erected on the northside of Myrtle av, 63.3 east of Marcy av, Brooklyn, for the Cascade Steam Laundry Co., as owners. Preparations are being made to erect two more stories above the three stories which will be done in about one year. Work will be started immediately.

JERSEY CITY.—Louis Meystre & Son, Savings Bank Building, Hoboken, architects, have prepared plans and are now taking bids on the general contract for the 2-sty brick (mill construction) factory, for the Leonard Sheet Metal Works, 73 Adams st, Hoboken.

HUDSON, N. Y.—The Swansdown Knitting Co., has awarded to J. A. Culklin of Oswego, N. Y., the general contract to erect the 2-sty brick and reinforced concrete addition to the factory in North Dock st, to cost about \$30,000. Chas. G. Ogden, 59 State st, Albany, prepared these plans.

NEW BRITAIN, CONN.—Estimates for the factory to be erected by the National Spring Bed Co., are now being received. The plans call for a brick building, 44x116 ft., of heavy mill construction, 5-stys, the top story to be concrete steel and fireproof. Unkelbach & Perry, of New Britain, are the architects.

Miscellaneous.

IRVINGTON, N. J.—Bids will be received at once for the erection of a reinforced concrete firehouse on Washington av, including plumbing, heating and electrical work; bids will also be considered for a brick firehouse. Jos. B. Allen, 11 Sanford av is architect.

50TH ST, N. Y. C.—Herbert Baer, 21 West 45th st, has prepared plans and awarded to C. H. Lang, 500 5th av, the general contract to erect the 3-sty brick and stone garage, 50x99 ft, at Nos. 132-134 East 50th st. J. Arthur Fisher, 690 6th av, is the owner.

MECHANICSVILLE, N. Y.—The Manufacturers' National Bank, Wm. L. Howland, president, E. H. Strong, vice-president, and N. T. Bryan, cashier, will soon start work on a new bank building at Park av and Main st the southwest corner, to cost \$30,000. Marcus T. Reynolds, 100 State st, Albany, is now preparing the specifications.

ROCHESTER, N. Y.—The Brighton Presbyterian Church, Rev. Frank M. Weston, pastor, 663 East av, contemplate the erection of a church and Sunday school building, 1-sty and basement, non-fireproof, probably of brick, on East av, between Park av and Winton rd, to cost about \$40,000.

Schools and Colleges.

HASTINGS, N. Y.—F. L. Hastings, architect, Ridgefield pl, has been selected to prepare plans for a 2-sty brick school, 61x118 ft, for the Board of Education to cost about \$50,000. Plans will be ready for bidders about March 25.

TRENTON, N. J.—The Board of Education has voted to have plans prepared for a 4-room addition to the McKinley and the Mott st schools and for the remodeling of the Stockton st school. There is \$40,000 available for this work.

WOODBURY, N. J.—Plans are being prepared by Chas. R. Peddle, 136 South 4th st, Philadelphia, Pa., for a high school to be erected here. T. E. Parker is secretary of the School Board. The estimated cost is \$75,000.

Stores, Offices and Lofts.

36TH ST, N. Y. C.—The Twenty West Thirty-six Street Co., owner, 1182 Broadway, will soon award sub-contracts for the 12-sty loft building, 65x90.3 ft., at Nos. 20

to 26 West 36th st, to cost approximately \$250,000. Samuel Sass, 32 Union sq., is the architect.

GRAND ST, N. Y. C.—The Estate of Robert J. Turnbull, 24 East 23d st, will soon award contracts for the 10-sty loft and store, 50.7x80.1 ft. at the southwest corner of Grand and Church sts, to cost \$100,000. Chas. B. Meyers, 1 Union sq, architect.

24TH ST, N. Y. C.—John Burlingson (care of Louis Schrag, West 23d st), purchaser of the plot 100x98.9 ft, at Nos. 235-237 West 24th st, will shortly begin the erection of a modern loft building on the site. Particulars of construction cannot be announced at this time, as title has not yet been taken. The architect's name is also withheld.

GRAND ST, N. Y. C.—The plot 50x100 ft, at the northeast corner of Grand and Clinton sts is soon to be improved with a 10-sty loft building by Messrs. Sires & Malzman as owners. No plans have yet been made.

Theatres.

VILLA AV, N. Y. C.—Moore & Landsiedel, 3d av and 148th st, are preparing plans for a 2-sty brick nicole and dwelling, 25x95 ft., to be erected by G. Pipolo, 3099 Villa av, on the west side of Villa av, 25 ft. south of 205th st. Estimated cost is \$8,000.

DELANCEY ST, N. Y. C.—Harrison & Sackheim, 230 Grand st, are preparing plans and will soon take bids on a moving picture theatre and office building for S. Wellkowitz, to be erected at No. 108 Delancey st, costing about \$10,000. 5-stys, 25x100 ft, seating capacity about 300.

UTICA, N. Y.—Harris Lumberg, of Niagara Falls, has secured a site at Lafayette and Washington sts, on which to erect a vaudeville theatre costing \$50,000.

Blds Opened.

MANHATTAN.—The School Board opened bids Feb. 27, for remodeling and the removal of pupils' desks and seats on storage, at Public School 111, Washington Irving High School Annex, and Public Schools Nos. 144 and 129, Borough of Manhattan. Jacob D. Klausner, \$2,123, low bid.

Government Work.

MANHATTAN.—The contract for furnishing a steel caisson for dry dock No. 4, navy yard, New York, under supplemental bids opened Jan. 21, has been awarded to the Penn Bridge Co., Beaver Falls, Pa., at \$112,900.

RICHMOND.—Sealed proposals will be received at the office of the light house inspector, Tompkinsville, N. Y., until March 22, for furnishing materials and labor of all kinds necessary for the construction of a brick dwelling with reinforced concrete floors for two keepers at Staten Island Light Station, Richmond, N. Y.

ALLIANCE, O.—Sealed proposals will be received on the 30th of March, and then opened, for the construction, complete (including plumbing, gas-piping, heating apparatus, electric conduits and wiring), of the U. S. Post Office at Alliance, Ohio, in accordance with the drawings and specification, copies of which may be obtained from the custodian of site at Alliance, Ohio, or at this office at the discretion of the Supervising Architect.—James Knox Taylor, Supervising Architect, Washington, D. C.

Municipal Work.

MANHATTAN.—The Park Board will receive bids on Thursday, March 9, for furnishing and delivering gravel for parks and parkways.

MANHATTAN.—Bids will be received by the Commissioner of Correction, Tuesday, March 7, for furnishing and de-

livering hardware, paints, iron, steam fittings, lumber and miscellaneous articles.

BROOKLYN.—Thursday, March 9, the Park Board will open bids for constructing park and playgrounds bounded by Bedford av, Lorimer st, Driggs av and North 12th st, being part of McCarren Park, Brooklyn.

RICHMOND.—Estimates will be received by the Commissioner of Water Supply, Gas and Electricity, Wednesday, March 8, for furnishing, constructing and erecting a pumping station near the existing Grant City driven well plant, Borough of Richmond.

BROOKLYN.—Estimates will be received by the Superintendent of School Buildings, Monday, March 6, for installing steam boilers, etc., in additions to Erasmus Hall High School, on the easterly side of Flatbush av, about 205 ft. north of Grand st, Brooklyn.

MANHATTAN.—On Thursday, March 9, bids will be received by the Commissioner of Bridges for the installation of the electrical equipment of the conduit tracks and the construction of the track extension on the plaza of the Queensboro Bridge over the East River, between the Boroughs of Manhattan and Queens.

Materials for the Municipal Building.

Thompson-Starrett Co., contractors for the erection of the \$8,000,000 Municipal building, gave out some interesting figures regarding some of the material used in the building this week. About 12,000,000 Rose brick will be used and 6,000 barrels Lehigh Portland cement went into the foundations. John P. Kane Co. will supply the Nazareth Portland cement for the mason work and Alpha for the fireproofing. The total reaches 45,000 barrels.

The total volume of steel required for this building will be 26,000 tons. The largest girders weigh 50 tons each. They are 10 ft. deep and 40 ft. long, and will be used for the span over Chambers st. These heavy members are being hauled to the works from Pier 1 on Sundays when the streets are quiet. Six of them were transferred last Sunday, being drawn by teams of thirty-six horses harnessed four abreast. They were brought to Pier 1 from the Pennsylvania terminal at Greenville by the lighter "Century," and hauled through the streets by the Mead Transfer Co.

While these are very large girders, some that are going into the new post office are still larger. Certain steel columns going into the Municipal building weigh 40 tons and there are other girders of 35 to 40 tons.

These girders are built up of three 5-8 inch web plates, four 8x6x7-8 angles and six 14x13-16 in. cover plates, three on top and three on bottom. The largest column is 34 ft. long and weighs 34 tons or a ton per foot. The longest girder is 10 feet and one-half inch deep back to back of angles. It is designed to carry a load of 3,000 tons.

The caissons are 106 in number, 68 of which were sunk by the Foundation Co. to rock, a distance of about 135 feet, or the height of a 9-sty building. Thirty eight were sunk to a depth of 72 feet to a good sand foundation.

The floor arches above the street will be of hollow tile and below, of reinforced concrete. Heating boilers will be in the basement and the service plant will be located on the fourth floor. Six quarries were required to cut granite at the rate of 40,000 feet per month for four months. Twenty steel derricks are being used in assembling the steel and other materials and more than 3,000 gallons of water-proofing paint will be used in protecting the skeleton work.

McKim, Mead & White are the architects for the New York City Bridge Department, the builder; the Thompson-Starrett Co. is the contractor for the su-

perstructure, with George Simpson as its chief engineer; The Foundation Co. put in the caissons and brought the grillage up to street level and the Pennsylvania Steel Co. is the sub-contractor for structural steel fabrication. President Horowitz of the contracting company hopes to have the contract completed before Jan. 1, 1912.

DEPARTMENTAL RULINGS

Affecting the Operations of Architects, Owners, Contractors and Others

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

BOARD OF EXAMINERS.

Appeal No. 19 of 1911, New Building No. 715 of 1910, premises east side of Market st, 5.10½ ft. north of East Broadway, Manhattan, Samuel Sass, appellant. The architect proposes to build a 12-inch wall 44 ft. high. Section 32 of the Code provides: If over 40 ft. in height and not over 60 ft. in height, the walls shall be not less than 16 inches thick above the foundation walls to the height of 40 ft., or to the nearest tier of beams to that height, and thence not less than 12 inches thick to the top. It is also proposed to build the front wall of galvanized iron backed up with 4 inches of terra cotta blocks, plans showing 69 per cent. of glass. The Board of Examiners approved on condition that all columns, girders, beams and structural steel work in connection with the bay windows be fire-proofed according to law.

APPEAL NO. 22 of 1911, alteration No. 64, of 1911, premises, 179 Broadway, Manhattan, J. Odell Whitenack, appellant. In a non-fireproof store and loft building 5-stys high, the architect proposes to construct an elevator shaft running from the basement to the second floor, without carrying said shaft to and at least three feet above the roof. Section 96 of the Building Code requires said walls or construction shall extend through and at least 3 ft above the roof. The Board of Examiners approved on condition that the enclosure be an eight-inch brick wall with fireproof doors glazed with wireglass; and that the top be covered with a reinforced concrete slab at least six inches thick.

APPEAL NO. 28, of 1911, New Building, No. 63, of 1911, premises, northeast corner of 116th st and 5th av, Manhattan, Hoppin & Koen, appellants. In the construction of a theatre, the architects propose to omit an open court at the rear of the building between the stage and the lot line. The Board of Examiners approved on condition that a court not less than six feet wide be placed in the rear, extending from the street to the inner court.

\$1,000,000 DEAL ON 6TH AV.

Leopold Weil and Frederick Davison sold for Isaac T. Smith as executor to Klein & Jackson, the old "Haymarket" property at the southeast corner of 6th av and 30th st, extending through to Broadway. It has frontages of 289.10 in 30th st, 68.2 on 6th av, and 15.2 on Broadway, where it adjoins Daly's Theater. The property was held at \$1,000,000, but sold for something less.

PERSONAL NEWS AND TRADE GOSSIP

G. W. CHANCE, architect, formerly of No. 311 Madison av, has moved his office to No. 509 5th av.

THE JOHN H. PARKER CO. has leased the entire eighteenth floor of the Ashland Building, 4th av, southeast corner 24th st.

PERCIVAL ROBERT MOSES, consulting engineer, has moved his engineering offices from 43 West 34th st to No. 366 5th av.

HUDSON STRUCTURAL STEEL CO. of Southern Boulevard and 137th st, Bronx, has completed a 2-sty extension to the plant.

J. P. H. PERRY, of the Turner Construction Co., 11 Broadway, who recently fractured his collar bone, is now able to be at his office.

JACOB SEALY, No. 325 Grand av, Brooklyn, is in the market for materials for building six 9-room frame dwellings at Lynbrook, L. I.

E. M. WALDRON & CO., Newark, have started work clearing the site for the Public Service Corporation's new powerhouse at Perth Amboy, N. J.

LEWIS LEINING, JR., architect, formerly of No. 355 East 19th st has moved his offices to the Mohawk Building, No. 160 5th av. Phone 3699 Gramercy.

REPUBLIC IRON AND STEEL CO.—John A. Topping, chairman of the Board of Directors of this company, who is in Florida, is expected home about April 1.

THE CALORIC CO., of Jamesville, Wis., manufacturers of the "Caloric" cook stove, have opened a New York office at 91 Chambers st. R. W. Bigelow is the manager.

BRONX ROOFING AND WATER-PROOFING CO. has moved its offices to 4133 3d av, where its new building has just been completed. The telephone number is Tremont, 1943.

ARTHUR B. FAY, a builder, of 3108 Corlear av, Kingsbridge, Bronx, who was struck by an automobile at 231st st and Broadway on Monday last, is reported to be recovering very rapidly.

NOBLE & GAUS, builders, of 406 East 149th st, Bronx, are open for bids on plastering on all their present operations.

WILLIAM JOYCE, a builder and contractor, of 2024 Valentine av, Bronx, died February 23.

THE AMERICAN BRIDGE CO. has finished fabricating the 8,000 tons of steel which Post & McCord are installing for Marc Eidlitz & Son, general contractors, at the Bankers Trust building at Wall and Nassau sts.

FREDERICK H. DANIELS, general engineer for the American Steel & Wire Co., 50 Church st, has been appointed chairman of the shop committee of the Board of Trustees of the Worcester Polytechnic Institute, Worcester, Mass.

JOSEPH RAVITCH is president, A. G. Beyers, vice-president, and Daniel Richman, treasurer of the "Twenty-West Thirty-Six Street Co.," of No. 1182 Broadway, which is completing arrangements for the erection of a 12-sty business building.

GEORGE A. LOW, 24 State st, export manager for the Remington Oil Engine Co., has now associated with him A. H. Tait, formerly of the Abendroth & Root Co., isolated plant engineers. Mr. Tait sails for the Orient on a selling trip today.

GREELEY SQUARE HOTEL.—The Thompson-Starrett Co., contractors for the Greeley Square Hotel, stated this week that the steel required for this operation will total at least 10,000 tons. The contract will probably come out within the present month.

M. W. DEL GAUDIO, architect of 401

Tremont av, Bronx, is preparing plans for the erection of a 2-sty 5-family brick apartment, 25x54 ft., to cost \$8,000, at Gunther Park, Yonkers. B. Fusco, of 413 East 113th st, is the owner. Bids will be received by architect.

MYRON S. FALK, No. 30 Church st, has been engaged as steel engineer on the 11-sty fireproof factory which Simon Zinn, fancy metal goods, will erect at the southeast corner of 11th av and 25th st. Pattison Bros., 949 Broadway, are the engineers on power and equipment.

WILLIAM SINNOTT, builder, of 967 East 165th st, Bronx, has begun the excavation of a plot 44x118 ft. on the west side of Hall pl, south of 167th st, upon which he will erect a 5-sty apartment. Steam fitting will be done by Peter Sinnott, of 967 East 165th st. The owner will receive bids on all other materials.

THE LACKAWANNA STEEL CO.'S offices at No. 2 Rector st, have been moved to room 1826 from 1814. Only district sales business is taken care of in this city, the general offices having been removed to Lackawanna city near Buffalo. H. H. Barbour is the local representative.

D. C. WEEKS & CO., general contractors, of 1123 Broadway, have upon the report of Charles F. Brown, formerly chief justice of the Court of Appeals, as referee, obtained from the Supreme Court an extra allowance of \$2,000 for work done for the Tribune Association et al in connection with the recent enlargement of that building.

MECHANICAL AND ELECTRICAL ENGINEERS TO MEET.—On March 10 the American Society of Mechanical Engineers and the American Institute of Electrical Engineers will hold a joint meeting at the Engineering Societies' building, 29 West 39th st. Papers on the cost of industrial power will be read by members.

TIDEWATER BUILDING CO., general contractor, has the Underwood Building, at Vesey and Church sts, enclosed. The graceful building stands opposite St. Paul's church yard, in one of the finest business locations in the city. Goldwin, Starrett & Van Vleck are the architects.

ARTHUR D. LITTLE (Inc.), chemists and engineers of Boston, have issued a pamphlet, entitled the "Basis and Quality in Paper," which is of interest to business houses using paper in any form and especially to paper buyers whether of writing, drafting, news, magazine or ordinary wrapping paper. This book is sent to any address upon application at the offices of the company, 93 Broad st, Boston, Mass.

AMERICAN LAVA CO., of Chattanooga, Tenn., is issuing the trade catalogue which P. J. Kruesi, the secretary and treasurer, asserts is the first gas burner catalogue to be issued. It is of especial value to architects and builders, therefore. It is of interest to engineers inasmuch as Mr. Kruesi says this is the only company either here or abroad making every shape, style and kind of acetylene burner.

EXCAVATING is now under way for the erection of a new post office for the Kingsbridge station at 226th st and Broadway. The station is now situated at Bailey av and 230th st, and on account of the change of grade, which is now under way, the building is to be taken down.

PATRICK STANTON and Louis J. Quadre, plumbing contractors of Kingsbridge, have formed a partnership and will hereafter do business under the name of the Kingsbridge Plumbing Co. at 3041 Albany av.

THE RICHARD D. KIMBALL CO., of New York and Boston, announced to their clients and the public in general that they have moved from 437 5th av to larger quarters at 15 West 38th st. The telephone number remains Murray Hill 6235. D. D. Kimball, of this firm, is chairman of the special committee appointed by the American Society of Heating and Ventilating Engineers to seek a revision of the factory ventilating law in this State and co-operated with the Record and Guide in its recent campaign.

THE UNIVERSAL PORTLAND CEMENT CO. is circulating a book, cloth bound and paper covered, entitled "Concrete in the Country," published by the Association of American Portland Cement Manufacturers, Philadelphia, Pa. The book is indexed and tells at a glance formulas for mixing and making every type of structure on a farm or ranch, from bee cellars to dwellings. It can be obtained by addressing the Universal Portland Cement Company in the Frick Building, Pittsburg, Pa.

EDISON SERVICE.—The discovery of tungsten and its application to the incandescent lamp has made it possible to purchase electricity for some classes of buildings for a much less price than it formerly cost. The Knabe Building, at the southeast corner of 5th av and 39th st, opposite the Union League Club and diagonally opposite the New York Public Library, is now being supplied with electricity from the Edison system. This handsome 15-sty modern loft building is given over to manufacturing small wares.

NEW HIGH SCHOOL.—It is expected that an announcement will be made soon that the Board of Education has selected a site for the new high school to be erected in the Bronx. Commissioner Weiner is particularly interested in the movement to obtain this new school, which will cost \$500,000. In the four years it is estimated that \$30,000,000 will be spent on school buildings in Greater New York, a sum equal to the annual budget of some kingdoms within the memory of man. Additions are to be built to three schools in the Bronx at once, namely Nos. 26, 39 and 43.

TOCH BROS. have issued their annual Red Book entitled "The Check to Dampness," by Henry M. Toch, which is valuable to architects and builders. It explains the purposes and qualifications of different damp-proofing compounds and their relation to various uses. It also tells how these various paints should be used to get the best results and at the end it gives a table showing the spreading capacity, per gallon, of the "37" varieties which this firm manufactures. The book is suitable for vest pocket use and will be mailed free of cost to anybody addressing Toch Brothers at 320 5th av.

RAYMOND M. BOOTH, a contractor of Albany, who built for Fuller & Robinson, Albany architects, the new high school in that city, submitted his reinforced concrete floor slabs, made of the Berger Manufacturing Company's Ferro-Lithic plates, to a 500-lb. test recently. A deflection of one-eighth of an inch was detected, but this disappeared as soon as the load was removed. It is claimed for this material that it saves time, as no metal lath is used on the under side of the plates, the plaster being applied directly to the surface. The plates provide a permanent form and reinforcement for the concrete.

PRIVATE APARTMENT HOUSE.—Wells Bros. Co., of 366 5th av, general contractor, is having the site cleared for the large 12-sty private apartment house which will rise on the corner opposite

the New Theatre at Central Park West and 62d st. Huston & Spraker have been appointed agents for this house, which has been planned with duplex and simplex studio and bachelor apartments. At the main entrance there will be a spacious elliptical driveway. The mason work in this building will be very handsome. The main body of the wall will be a warm white rough brick, with terra cotta trim of a clear white. Charles W. Buckhan is the architect.

THE ANDERSON-MARTIN ELECTRIC CO., of 1 Madison av, has been incorporated by Raymond S. Anderson, John B. Martin and others. It will be the policy of the company to cater to high-class electrical construction work. Mr. Anderson, president of the company, completed his studies in electrical engineering under Prof. Sheldon, of the Brooklyn Polytechnic Institute. Mr. Martin, secretary and treasurer, has been identified with a prominent electrical construction company of this city, and has had several years' practical experience. L. A. Bodkin, general superintendent, is a practical and technical man, and has been for five years connected with reputable electrical contractors in New York City.

ELECTRIC EQUIPMENT. — Gimbel Bros. have installed in the sub-basement of their store an electric automatic parcel conveyor. It consists of a series of belts three feet wide which transport parcels from one section to another for the checking-up process and finally deposit them at the several delivery stations where they are to go. Parcels reach the conveyor through spiral chutes from the counters where they are wrapped in all parts of the building and are carried by the conveyor to a section where they are inspected, sorted and transferred to the belt which will take them to their respective destinations. It is propelled by thirteen electric motors. Another extremely useful device in the Gimbel store is the electric dumbwaiter, of which there are eight.

JOHN A. MASON, former Asst. Superintendent of Buildings in the Bronx, now secretary to Governor Dix, called on Mayor Gaynor this week and favored the appointment of a joint commission by the States of New York and New Jersey to study the question of lengthening the pier line on the Hudson River. He found Mayor Gaynor in favor of the proposition, as the Mayor believes that recommendations from such a body would have far more effect in Washington than the adverse report which the Harbor Board had just made. It is probable that, as the Governors of the two States are also of the same mind, that a commission will be appointed. The first effect of this action will be to counteract the effect of the U. S. Government's latest decision and second, to cause the steamship companies to wait for the last word in the case.

FRANK DeNOYELLES, a member of the famous DeNoyelles brick-making family of Haverstraw, made a business trip to this city on Wednesday to investigate local conditions prior to the reopening of the brick season. He said that he expected to put his new dredge system into operation by the middle of March and, contrary to his expectations, he thought it would not be necessary to season the clay he will draw up from the bed of the Hudson River opposite his plant, before sending it to the pug mill for subsequent manufacture into brick. This, he said, will mean a large saving of labor. This company has built a large railroad car lighter which will be a consort to the dredge. As the clay is drawn up from the bed of the river it will be dumped into cars on the float which, when taken to its pier, will be rolled off by steam locomotives direct to the pug mills. It is the only known brick making plant in the

country where clay is gathered in that manner. His brother, Griffith DeNoyelles, has an office with William K. Hammond and Frank L. Holmes at 552 West 52d st, where he described his plans to a Record and Guide man.

Death of a Business Agent.

On the evening of Feb. 24, the Joint District Council of Carpenters sustained a loss in the death of Lawrence E. Storey, one of the ablest business agents the carpenters of Manhattan ever had. Mr. Storey was 47 years of age. Many years of his life were spent as a faithful and efficient officer of the United Brotherhood of Carpenters. A friend and colleague spoke thus of Mr. Storey:

"No man in the labor movement in this city was better known than he. His tact, diplomacy and ready wit won for him the respect and friendship of all who knew him, employers and workmen alike. Uppermost in his mind was his sense of duty to the men who placed their confidence in him. Straightforward in the performance of his duty, plain spoken always, and firm as a rock when the occasion required firmness. The word "strike" was obnoxious to him; he would expend every effort in keeping the men within his jurisdiction employed.

"'Big Larry,' as he was lovingly called by his intimates, seldom spoke harshly of anyone. He had great respect for any employer who would meet him upon equal terms and discuss whatever differences of opinions existed between them. The advocates of child and pauper labor, however, met with scant courtesy at his hands, and it is due to him and his associates that this crime against civilization is to a large extent eliminated in this city. Mr. Storey was a big man, big brained, and big hearted."

Cement Sidewalk Paving.

The Vulcanite Portland Cement Company has issued an illustrated book for free distribution entitled "Cement Sidewalk Paving," by Albert Moyer, Asso. Am. Soc. C. E., which is a valuable addition to the literature of cement. The Vulcanite Portland Cement has a wide reputation in connection with the laying of sidewalks of this kind, and Mr. Moyer has written a great deal on the subject in the past.

This book is a complete course of instruction on laying cement sidewalks and cement floors. It tells of the newest things that have been found out in practice. For example, in the past it has been a very common practice to allow the base to set hard before laying the top coat. It is unnecessary at the present date to dwell on this subject; we all know that it is utterly wrong. But there are, says Mr. Moyer, other causes which prevent the top coat from adhering permanently to the base, the principal cause being carelessness in allowing men to walk over the base carrying with them dust and dirt, also failure to protect the base, allowing the surface of the base to be exposed to the rays of the sun and thus dry the surface prematurely, at the same time allowing dust and dirt to blow over the surface, coating the concrete so that the top when placed fails to adhere permanently.

It is also absolutely necessary that the top be cut directly over the cuts in the base; otherwise the top coat will crack along the line of the joint in the base. The principal cause of disintegration and chalky top surface are insufficient mixing, drying out before ultimate hardening of cement, and bad material used. Start right and good results naturally follow.

—The question of building additions to the Subway is very much up in the air—if not very deep in the ground.

BARGE CANAL TERMINALS.

Places Designated for Improvement in This City—Preparing for New Western Trade.

The Barge Canal Terminal Commission submitted its report to the Legislature this week, and the report is now in the Committee on Canals, whose duty it will be to frame bills in accordance with the recommendations of the Commission.

The Commission advises the construction of terminals at Tonawanda, Buffalo, Rochester, Syracuse, Oswego, Utica, Schenectady, Whitehall, Troy, Albany and New York. The recommendations for terminals proposed for New York City are in detail as follows:

Location of a port of call on the North River between the Harlem Ship Canal and Dyckman st, including the construction of a small pier near the foot of Dyckman st; location of local terminals on the North River at West 135th st, at West 78th st, at the canal basin (West 51st st to West 54th st), at Gansevoort st and at Vestry st; on the East River at the canal basin (foot of Broad st), at Grand st, at mouth of Newtown Creek and at East 136th st; on the Harlem River at Sherman Creek, and at Mott Haven; a transfer terminal in Gowanus Bay.

Conveyance by the city to the State of necessary land at those locations above mentioned where such land is now held by the city; acquirement by the State by purchase of the land at such of the locations above named as is not now publicly owned; conveyance by the city to the State of such structures suitable for terminal purposes as may be now existing on the locations recommended; payment by the State to the city of a sum based on the replacement value of such structures in their present existing condition; new construction of piers, including necessary bulkheads and excavation for slips at the following locations:

Dyckman st, West 135th st, West 78th st, canal basin (West 51st to West 54th st), Gansevoort st, Grand st, Sherman Creek, East 136th st, Mott Haven; Newtown Creek and Gowanus Bay; installation of freight-handling machinery and equipment and covering with sheds, either wholly or in part, of the piers at the following locations: West 135th st, West 53d st, Vestry st, canal basin (East River), Sherman Creek, Mott Haven; Newtown Creek and Gowanus Bay.

Also the erection of storehouses back of piers constructed at Gowanus Bay; laying of railroad tracks upon the piers at Gowanus Bay and the erection of storehouses in the rear of piers.

TO SPEND MILLIONS HERE.

The cost of the improvements in New York is estimated as follows, the amount of land included aggregating 48.4 acres, of which 32.9 is at Gowanus Bay:

Spuyten Duyvil, \$38,000; West 135th st, \$129,000; West 78th st, \$44,000; West 51st to West 54th st, \$465,000; Gansevoort st, \$362,000; Vestry st, \$230,000; Canal Basin, East River, \$236,000; Grand st, \$245,000; Sherman Creek, \$135,300; Mott Haven, \$1,210,000; East 136th st, \$28,500; Newtown Creek, \$730,000; Gowanus Bay, \$4,530,000.

Bronx Theatres.

Four new theatres opened in the Bronx in the last two years, with a fifth near completion, is further evidence that the Bronx is becoming more and more a self-centered community. Three of the houses are controlled by real estate companies. The Bronx Theatre at 150th st and Melrose av, was erected by the American Real Estate Company. The Acme Theatre, at 156th st and Third and Brook ays, and the Prospect Avenue Theatre, on Longworth av, are owned by the Henry Morgenthau Company.

RATE DECISION AND BUILDING MATERIAL CONTRACTS.

Reasons Why It Should Remove Last Barrier to Projected Operations—
Better Outlook Than in Half a Decade—Portland Cement Prices Up.

THE effect, of the adverse decision of the Inter-State Commerce Commission on the applications of the railroads to increase their freight rates, upon the building material situation in the Metropolitan district, was marked by an improvement in the number of pending contracts released. The prospects for 1911 now look brighter than were those for 1908 and 1909, and they even compare with those for 1910, inasmuch as a great deal of speculative work of a more or less doubtful character featured 1910. Furthermore present conditions are not so inflated.

Values of building projects for 1908, 1909, 1910 and 1911, when compared, show the basic conditions for 1911 superior to all except 1910, in which year, fundamental conditions are known to have been artificially stimulated. Even under these circumstances, the total volume for buildings planned for 1911 shows a decrease from 1910 of only \$1,207,121. Tables show this more clearly:

	1908.	1909.	1910.	1911.
Manhattan and The Bronx.....	\$5,997,125	\$9,983,932	\$18,045,555	\$16,733,000
Brooklyn	2,584,207	5,608,431	3,386,710	2,431,248
Queens			1,627,402	2,688,298
Total	\$8,581,332	\$15,592,363	\$23,059,667	\$21,852,546

In 1909, the country was recovering from a panic and the building ordinance was being revised in New York city. Every builder that could possibly do so rushed his plans to completion and filed them so as to reap the benefits that could be obtained by constructing the building under the old regulations. Not all of these buildings went ahead in 1909, however. This represented a large hang-over for last year. There was a difference of 138 plans filed in favor of the first two months in 1909, as against the same period in 1910. Prices stiffened in nearly all commodities and speculative building by operators of varied stability went on apace. Consequently, the later end of 1910 was one featured by restriction regarding financing of new operations and more conservatism in taking contracts. Demand fell off and prices shrank.

At about that time the railroads made applications for higher freight rates, and the Inter-State Commerce Commission has ruled against it. A close study of its effect upon building materials shows beneficial results.

Producers were timid about taking long-term business while this subject was pending, and they advised contractors to act with caution in taking such business. It is significant in this connection that big contracts, like steel for the Woolworth building and the Post Office, brick for the Greeley Square Hotel, cement and stone for other large operations both private and public, have been withheld during this period. Had contracts been taken and the railroads been permitted to advance their freight rates, the margin of profit left to the mill men and producers might have been practically wiped out.

As soon as it was learned that the railroads would not appeal from this decision, producers announced they were ready for business.

This action has let down the last barrier to business, and as there is public and private work pending in the greater city representing approximately \$120,000,000, including subways, and the disposition of the producers is to not force production until the demand catches up with the supply, the building material outlook for 1911 is much more roseate than it has been at any time in the last half decade.

May Open Brick Route Tuesday.

With only 11,050,000 brick in the market on Thursday of this week, agents here began to plan for bringing in a new supply at the earliest possible moment. Accordingly, some of the manufacturers have been loading barges in Haverstraw with the idea of sending them into this market as soon as the first boat can get through the ice. If comparatively warm

weather continues until Tuesday, the John B. Rose Company expects to send chartered tugs up to Haverstraw behind the first steamboat of the season, which is scheduled to make a trip on that day.

Whether this will result in flooding the market depends upon the attitude of manufacturers. Correspondence with some of the leading producers in the Hudson River district show that they will act conservatively and will probably give instructions to agents to load for a certain price rather than to sacrifice cargoes. This seems to be a wise policy in view of the fact that building operations will probably go ahead without hindrance from superficial causes from now on.

There is still a tremendous volume of business to be let. Among the buildings to be provided for are the new Post Office, the Woolworth Building, the Telephone Building, the Greeley Square Hotel, the Masonic Building, the New England Society Club House, the Gingold Company's \$1,000,000 apartment house at Amsterdam av, between 176th and 177th sts, the office and store building at 15-19 East 27th st and Madison Square to be erected by Henry Corn to a height of 20 stories at a cost of \$700,000, and many smaller buildings aggregating about \$30,000,000.

Brick manufacturers begin to see that by acting conservatively they can clear a large volume of the 340,000,000 brick they now have on hand.

BRICK CONDITIONS NORMAL.

There is practically no change in the current price of Hudson River brick on the market. Last week's transactions follow:

	Arrivals.	Sales.	Covered.
Monday	0	1	0
Tuesday	0	0	0
Wednesday	0	0	0
Thursday	0	0	0
Friday	0	0	0
Saturday	0	3	0
Total	0	4	0

Left over, Monday, Feb. 27, 4.
Current prices, \$5.50 to \$5.62½ per M., wholesale.
Quotations on covered cargoes, \$5.50 to \$5.62½.

The number of covered cargoes now in the market is 19. Practically none of

these is being held as in nearly every case they are held by distributors or contractors, who are drawing on them for current operations. It might be supposed that with only four barges left over in the open market and nineteen held in reserve that in view of the fact that there are large quantities of brick available when navigation opens; that the present supply was dangerously low. Records show that the condition now prevailing is not abnormal.

In the middle of last Summer there were fewer barges on hand than there are at this time. On July 28 of last year there were only three barges left in the market and on July 30 of last year there was only one barge for sale in the city. Last year at this time there were six cargoes in the market left over from Feb. 28 to March 1, leaving absolutely none on the market for open sales. Even under those conditions prices did not rise above \$7. Conditions at both the consuming and the manufacturing end, therefore, are far from warranting the pessimism which recently prevailed.

In the review of this department will be found reasons why the business prospects for 1911 in the building material field are more promising than they were for either 1909 or 1910.

Portland Cement Prices Higher.

Nearly all of the Portland cement companies announced an advance in price of 5 cents this week. This makes the new wholesale rate in New York \$1.53, and the retail price in Newark and New Jersey suburbs within the Metropolitan district \$1.25 a barrel and \$1.08 a barrel in cargo lots. Bags are extra, the charge being 10 cents which is refunded when the empties are returned.

The Atlas Portland Cement Co. has held a price five cents higher than many of the smaller companies for thirty days and since building conditions have improved throughout the district, the other companies felt justified in meeting the larger company's figure. This is looked upon as a favorable sign for greater harmony and shows the influence of J. P. Morgan & Co. in the directorate of the Atlas Company.

Portland Cement, in cloth*.....\$1.53
Rosendale or Natural, per bbl..... .80
*Basic price of American standard Portland cements alongside. Cloth sacks are repurchased at 10 cents delivered at mill. Count 3 bags Rosendale to bbl. and 4 bags Portland to bbl.
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:

	Agent's quotations.
Alsen's (American)	\$1.53@1.58
Atlantic brand	1.53
Atlas	1.53 1.58
Bath	1.53
Dragon	1.53 1.58
Edison	1.53
Trowel	1.53 1.58
Vulcanite	1.53 1.58
Alsen's German Portland.....	2.40
Dyckerhoff German Portland.....	2.43

Iron Business Lighter.

The week's development in pig iron were for small lots of foundry iron aggregating about 15,000 tons, about one-third of which came into the East, divided into 2,500 tons in Connecticut and 1,000 tons for New Jersey manufacturers. The inquiries were for small lots and were placed slowly.

This is in consequence of the recent advance in price of 50c. The decision of the Interstate Commerce Commission checked railroad requirements. It was reflected in the temporary withdrawal of pending pig iron business. There is every reason to believe that this will come out when the present stock of iron at the steel mills has become somewhat depleted.

Doubt exists as to whether present prices will be maintained under existing circumstances. In the Eastern district, basic iron is held from \$15 to \$15.50 delivered, although no important transactions over \$14.50 developed this week. Consumers, in basic as in foundry, are disposed to await further developments showing that fabricators are desirous of getting a postponement on pending business until they find out what attitude the railroads will take in appealing the decision of the Federal rate-making body.

STRUCTURAL STEEL STEADIER.

The development in the steel trade was somewhat different from that in iron because steel is nearer the consumer than pig iron and is therefore affected earlier.

There was a noticeable absence of large orders. The undercurrent, however, is still undisturbed. The mills have shown no disposition to reduce their capacity from the 65% basis announced last week. Finishing mills are even planning to put on 3% additional capacity.

The probabilities are that as railroad business has been prominent in the steel industry since the middle of December, structural business will now come out while railroad buying departments are awaiting executive instructions as to whether to go ahead for pending orders for fabricated shapes.

One steel mill had advised contractors in New York City during the last two months to be wary of new business, pending the decision of the Interstate Commerce case. It was easy to foresee that if this decision went against the railroads they would immediately begin to curtail specifications. This policy, now that the decision has been rendered adversely, will be only temporary, and the mills have shown no disposition to make provision for a falling off in requirements.

There is about 80,000 tons in structural steel pending in the Metropolitan district alone. Western business has also been held back, until there is now something like 200,000 tons that is expected to come out before the first of August. This does not include railroad requirements. Down East requirements aggregate a large tonnage, but not as heavy as last year's at this time.

Since the Commerce Commissioners decision, prohibiting higher carrying charges the fear of being caught by long term contracts has departed from contractors who are now taking business on present quotations for sixty days. Many fabricators have feared to take heavy steel business running over long periods before the decision was handed down, therefore its reception should re-establish confidence. Many feared a favorable decision would cause a loss on bookings, so they specialized on railroad business. In the matter of railroad contracts, they did not have so much to fear, as most of the roads could have carried their own material, and some of the contracts were worded for such an emergency.

Viewed broadly, therefore, the Interstate Commerce Commission's decision should prove a tremendous stimulant to structural business all over the country, and particularly in New York.

FABRICATORS MORE AGGRESSIVE.

As keen as competition was prior to February 24, the activity of fabricators during the last week was especially noticeable. Most of them reported very much better feeling among contractors, who were planning to place steel business, and this had a great tendency to improve the general market condition.

LACKAWANNA STEEL GAINS.

Much has been heard of the poor conditions of 1910, but every once in a while a report is published showing that some big commodity company made a tremendous gain in 1910 over previous good years. The annual report of the Lackawanna Steel Company for 1910 shows

gross sales and earnings of \$31,302,760 as against \$25,296,661 for 1909. Manufacturing cost and operating expenses were increased by \$4,385,451 over those of the previous year, to \$24,972,289, leaving the income from operation at \$6,330,470, which compares with \$4,709,823 in the previous year, and \$6,623,397 in 1907.

Lumber Feels Steady Influence.

Lumber wholesalers are reporting a better call for ordinary building grades. Brooklyn is coming forward with inquiries for April deliveries, and the Bronx is taking more hardwood as new operations get nearer the finishing stage. Lumber dealers there, however, attribute the falling off in ordinary building requirements to encroachment orders recently issued by the Building Bureau, and they look for no change until the ruling is modified or set aside by the courts, or until tenancy catches up with the available supply of housings and forces building operations to go ahead.

As the renting season begins on the first of April, it probably will require sixty days after that date to ascertain the extent to which now vacant apartments and stores are rented. Even though the demand equals the supply, it is not probable that builders will resume operations until mid-summer, or in time to catch the October house hunters. This should insure a good late season business in the Bronx and upper Manhattan for building lumber.

Queens, Manhattan and North Jersey are not worrying wholesalers. Some interests see conditions in a more encouraging light than at this time last year. The fact that hardwoods, and especially mahogany, are gaining in strength thus early in the season, would seem to indicate no falling off in speculative work except in the Bronx. In that territory the only operations, generally speaking, that are now going ahead are individual ones, such as tenements and stores and flats involving capital almost entirely supplied before the operation begins. In other words, there is less "paper building," to use the financier's expression for those operators who build almost entirely on notes depending on quick sales to clear, than has featured the beginning of the building season in many years.

A summary of the market conditions shows general activity, somewhat better than expectations of a month ago. More spruce is coming in, but there is no change in demand. This has determined the Eastern producers to curtail production for the present. West Virginia spruce mills are overstocked and are eager for orders. Eastern Spruce lath is weaker, with prices running from \$3.25 to \$3.35. Hemlock is moving freer, and buyers are finding that prices are not so loose. North Carolina pine gains strength with improving market conditions, especially on suburban consignments. Long Leaf yellow is stiffer in price and the supply is limited. Architects will do well to close for what ever quantities they need now, as mill men are slowing down, and if present schedules are maintained prices will be forced considerably higher within the near future. Manufacturers are not going to operate more than 60 per cent. of capacity.

White pine sales are picking up, although prices are still stationary. Other lumber departments are without change.

VENEER MANUFACTURE GROWING.

There was a noticeable increase in the manufacture of veneer material during the year 1909 over the previous year, according to a report made public by the Bureau of Census. During the calendar year 1909 the outlay for veneer material, both domestic and imported woods, was \$8,877,516, compared with \$7,891,431 for the previous year and \$6,436,237 for 1907. An increase of 235 establishments engaged in this business during 1909 over those engaged in 1908 was reported. The

figures for 1909 show the number of establishments engaged in this business during this year to be 637.

The industry has spread from thirty States in 1907 to thirty-four States in 1909. Thirty-six species of domestic and eleven of the imported woods are reported to have been consumed during the 1909 period. This, says the report, makes a total practically equal to the number of wood species utilized during the same year in the United States as lumber material.

The center of the mahogany veneering industry is now located in Long Island City where one company has recently bought up large areas for the purpose of manufacturing this commodity.

Stone Trade More Encouraged.

Conditions in the stone trade began to brighten considerably this week. The hesitancy which has prevailed in this department owing to the possibility of heavier freight rates interfered with placing contracts. In the stone trade, it is necessary to place requirements for material considerably in advance of the time for consumption. This is to permit of quarrying, cutting, dressing and shipping. In consequence, freight rates and other charges liable to fluctuation, have to be firmly established before wholesalers will feel free to take business and tie themselves up to propositions which, within a few months, may be changed from a profitable to a losing one.

This was the condition which has prevailed in the stone trade ever since the railroads made formal requests of the Interstate Commerce Commission last Fall for permission to increase rates. Some of the wholesalers figured on the basis of the desired advance and placed a clause in their contracts which provided that in the event of rates being lowered concessions would be made to consumers. Others adopted the policy of drawing on their usual Winter supply which was brought here early in the Winter for moderate size spot-business.

Since it developed this week that the railroads would not take an appeal on the decision, these wholesalers were able to make quotations to architects and prospective builders with more assurance of safety than they had been able to do at any time. This caused many smaller contracts, which have been pending for ninety days and more, to come into the open market.

Sufficient time has not elapsed to expect actual contracts to materialize, although some of the larger companies have had some minor bookings deferred.

An official of one of the big companies made this statement to the Record and Guide: "We believe that the last barrier to business has been removed. There is no reason why 1911's business should not equal that of 1910. We expect it will excel last year's record."

Inventor of the Fireproof Grain Elevator

An early development of fireproofing which has saved many millions from fires was the fireproof grain elevator. The late George H. Johnson, although by birth a British subject, was, so far as his professional life is concerned, an American. He found the grain elevators clumsy fire-traps made of lumber. He left them of brick and steel, and his son, Mr. E. V. Johnson, is responsible not only for the grain elevator so fireproof as hardly to need to carry insurance, but for the system of floor construction bearing his name and used almost universally, says G. W. Hamilton in "Building Progress" for February.

Mr. Johnson is now the vice-president and Western manager of the National Fireproofing Company.

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 real estate market this week showed considerable evidence of an awakening. Fourth avenue contributed the sensation of the week in the sale at auction by Bryan L. Kennelly, of the southwest corner of Thirty-second street opposite the Park Avenue Hotel. The price obtained for the plot, \$595,000, was a surprise to the best informed operators in the section, and is much higher than better located plots have sold for. The fact that the buyer probably represented some interested party hardly affects the sale, as outside bidders followed the bidding up to \$575,000. One of the best informed men on prices on the avenue, who has loaned considerable money in the district, valued the property before the sale at \$450,000. Another, one of the bidders, who bid slightly over \$500,000 put his price at \$490,000 before the sale. Taking these facts into consideration, the buyer at the auction, whether he be one of the heirs or an outsider, must have a large imagination, for at the price paid it is hard to figure what sort of an improvement would be a profitable one for the site.

Another indication that the demand for Fourth avenue lofts is surely catching up with the supply, was the leasing by Klein & Jackson of the block front on the west side of the avenue from Twentieth to Twenty-first street. These operators own the new building standing on the Belvidere site and they recently purchased the Iden plot at the southwest corner of Twentieth street. It is hardly likely that they would undertake any new building operation unless they saw daylight ahead.

The Brooklyn Rapid Transit Company's offer for transit development is practically confined to the development of Brooklyn, and hardly takes Manhattan into consideration, leaving out entirely the Bronx. The improvements which the company suggests are estimated to cost between \$130,000,000 and \$140,000,000, of which the company proposes to furnish between \$50,000,000 and \$60,000,000, the city to furnish the balance, thus using all of the available city credit and leaving the upper end of Manhattan and the Bronx without any chance of relief for at least five years.

City Tax Sales Attached.

A motion attacking the validity of the recent sale by the city of tax claims was made this week before Justice Kelly in the Special Term of the Supreme Court in Brooklyn. The question was raised by Lawyer William G. Cooke, who appeared for Anna P. Ditmar, the defendant in an action brought by Louis F. Gautier, to whom the city assigned a claim for arrears of taxes on her property. Under the city charter the city is empowered to sell at auction tax claims overdue for three years, the purchasers to make the collections by foreclosure and sale of the premises involved. Mr. Cooke took the ground that the collection of taxes was a Government franchise, an act of sovereignty, which could not be delegated to private individuals. Assistant Corporation Counsel Shanahan argued that the tax sale was a "process" for the collection of the tax, and that the Legislature had the right to prescribe the way it should be done. Justice Kelly directed that papers be submitted, and reserved his decision.

HARBOR LINE REPORT.

Irving T. Bush's Comments—He Says Montauk Point is Economically Unsound.

ALARMING views expressed within the past two days that, as a result of the refusal of the Harbor Line Board in Washington to permit the extending of the North River piers to 1,000 feet, the transatlantic liners of the future would seek a port better equipped for their accommodation than New York, yesterday (Thursday) prompted President Irving T. Bush, of the Bush Terminal Company, to go on record as absolutely convinced that this danger was so remote as not to be worth while considering. The Bush Company controls seven piers of 1,340 feet length in South Brooklyn, but Mr. Bush declared that he would be no bidder for the patronage of the big passenger lines. The city, on the other hand, he said, was making ample provision in South Brooklyn for the largest liners, and he believed that ultimately that portion of the port would be chosen by the steamship companies as the proper docking location for the great liners. The three bridges and the 4th av subway, he said, would make it just as easy, if not easier, for passengers to reach Manhattan, than is the case now where the Hoboken ferries and street cars furnish the connecting links between the piers and the residential and hotel districts.

The statement by Mr. Bush follows:

"I have been asked many times to express my views upon the lengthening of the North River piers in the Chelsea section, but because of my interests in South Brooklyn and my personal friendship for Mr. P. A. S. Franklin, of the International Mercantile Marine, I have refused to do so. The report of the Government engineers seems to close the incident, and I would not make any statement at the present time were it not for the absurd stories that the great passenger lines might seek accommodations at some other port. I wish to say first that the Bush Terminal Company has no interest in securing these steamers. Our piers, which are 1,340 feet long, are capable of accommodating them, but owing to the fact that they carry but a limited amount of cargo they would not be so desirable to us as an ordinary freight steamer of 5,000 tons capacity.

"Our business is the handling, storing and shipping of merchandise, and we want freight and not passenger steamers at our terminal. I desire to say emphatically, however, that there is not the slightest danger of any passenger steamer which is afloat or in course of construction going to any other port because of lack of accommodation at this port. While we do not desire this class of steamers at our own piers, the city is building a series of magnificent structures on each side of our plant, some of them 1,000 feet long. The 4th av subway, now nearing completion, will pass directly behind these piers. An up-to-date municipal ferry has its Brooklyn terminal immediately adjoining them. They are also connected with Manhattan by an electric elevated service, and with all parts of Brooklyn by numerous trolley lines. In point of time and expense, they are as near the Waldorf-Astoria to-day by taxi as the American Line pier, at the foot of Fulton st, was a few years ago by a horse-drawn vehicle, and when they are completed, and the subway in operation, they will be more convenient than the Hoboken piers which

are used by the great German lines. There is no necessity of even employing a ferry service, as is the case in Hoboken, as the piers can be approached by three bridges from various parts of Manhattan. It is also a shock to commerce or industry to suggest that it can be carried on advantageously at a new location. Fifteen years ago there were no steamers docking in South Brooklyn, and people then claimed that none would dock there. We have had as high as 33 steamers at one time at our terminal, all of them sent to us by agents who had previously stated that South Brooklyn was impossible. It is just as easy for the passenger lines to adjust themselves to this location as it has been for other lines to do so, and the citizens of New York need not lie awake at night worrying about these steamers going to Montauk Point or Boston.

"While I am on the subject I desire to say a word about Montauk Point. The proposition is economically unsound for any steamer which has yet been designed. The passengers who are willing to travel on a seven or eight-day boat will not clamor to be landed at Montauk Point, in order to save two hours, and the rehandling of the cargo carried in the present type of steamer, even though it may occupy but a small portion of its space, will be such a burden upon the merchandise so handled that the ships attempting to stop at Montauk Point will be hopelessly handicapped. It may be that some time in the future steamers will be constructed which will carry nothing but passengers and will cross the ocean in three and one-half or four days. If vessels of this class are ever constructed the port facilities which they will demand will include nothing but a gang plank and the machinery necessary to coal and provision. Such steamers would, perhaps, seek a port which would shorten the ocean voyage. If this were done, they would be much more likely to dock at Portland, Maine, where a developed harbor and an established city already exists, than to select Montauk Point, with its trifling advantage from point of time over New York. You can, of course, pump water up hill, if you are willing to pay the price, but the people of this city need not worry about any serious competition from Montauk Point."

PRIVATE REALTY SALES.

SOUTH OF 59TH STREET.

HENDERSON PL.—Moses Rosenthal sold for Clifford N. Shurman, 8 Henderson pl, near 86th st, a 3-sty dwelling, on plot 30.8x46x irregular. The buyer will occupy.

PINE ST.—The Charles F. Noyes Co. resold for Theodore Burt Sayre to Edward S. Savage, 98 Pine st, through to 34 Depeyster st, a 5-sty loft building, with elevator, on lot 23x53. The purchaser owns the adjoining property, 70 South st, corner of Depeyster st, and now controls a plot of nearly 3,000 square feet.

SUFFOLK ST.—Herman Bauman and Jennie Lowenthal sold to Nathan Stern, 93 Suffolk st, a 6-sty tenement, on lot 25x100, about 100 feet north of Delancey st. The price was \$54,000.

Buyers to Protect Light.

UNION SQUARE.—I. B. Wakeman and Folsom Brothers, sold for the Hicks estate, 30 Union Square East, a 5-sty mercantile building, on a plot 26x125, to the Lion Oak Real Estate Co. The buyers own 24, 26 and 28, adjoining, and now control a plot 102x125, adjoining the

Union Square Savings Bank Building, at the northeast corner of 15th st. These parcels have been assembled at different times from various owners. As already announced, a 16-sty store and mercantile building will be erected on the southerly plot, 76x125, and the property just acquired will be used for the protection of light and air. On the south the light is protected, as the banking structure is only one story in height. The new building will not be commenced until February 1, 1912, when some of the existing leases expire.

Arena Building Reported Sold.

31ST ST.—Brody, Adler & Koch are reported to have sold the Arena Building, a 16-sty business structure at 39 West 31st st, running through to 40 West 32d st. The property fronts 50 feet on 31st st, 40.4 on 32d st, and has a depth of 197 feet. It adjoins on the west the Hotel Imperial. Long Island property is said to have been taken in part payment for the Arena.

35TH ST.—The County Holding Company, sold Nos. 29 and 31 West 35th st, two 3-sty buildings, on plot 43.2x98.9, midway in the block between 5th and 6th avs. The property at which is known as the White House, was purchased by the sellers last October from John C. Barr.

35TH ST.—Sterling Realty Company sold 23 West 35th st, a 4-sty mercantile building with elevator, leased for a term of years at a net rental. Davis & Robinson were the brokers.

37TH ST.—William Sittenham purchased, through Horace S. Ely & Co., the 4-sty dwelling at 51 West 37th st, which will be altered for business. He now owns and controls under leasehold 29, 51, 53, 54, 57, 59 and 60 West 37th st. William Sittenham was one of the pioneers in the transformation of the block between 5th and 6th avs, from a residential to a business street.

44TH ST.—Lowenfeld & Prager sold to Gustave E. Walter, 203 to 207 East 44th st, 3 4-sty front and rear buildings, on plot 62x100, near 3d av.

44TH ST.—Knox McAfee, Jr., sold for William Reichman, the 6-sty new law apartment house, 328-330 West 44th st, on plot 44x100.5 to an investor.

47TH ST.—The William Fanning Estate sold 520 West 47th st, a 5-sty tenement, on lot 25x100.5.

John D. Rockefeller Adds to 54th St. Plot.

54TH ST.—Mrs. John J. McCook has sold her residence at 10 West 54th st, adjoining the John D. Rockefeller home on the west. Mr. Rockefeller is reported to be the buyer. The McCook house is one of the largest and most costly dwellings adjacent to 5th av. It is a 5-sty high-stoop structure and occupies a plot 30x100.5. Mrs. McCook has been holding the property at \$225,000, and the sale is said to have been made at close to that figure. Mr. Rockefeller, a few weeks ago, bought from Benjamin Stern the abutting houses 7 and 9 West 54th st, adjoining the residence of his daughter, Mrs. A. R. Prentice. With the McCook house Mr. Rockefeller would control a frontage of 217.6 feet on 54th st and 71 feet on 53d st, making one of the largest and most valuable street plots in the upper Fifth av district. The 5-sty dwelling at 12 West 54th st, adjoining the McCook house, was bought by Frederick W. White from Flora Guggenheim in October, 1908.

Fullerton Apartment Sold.

58TH ST.—Pease & Elliman sold for the Fullerton-Weaver Realty Co. to an investor, No. 116 East 58th st, a 9-sty apartment house known as the Fullerton on plot 57x100. This apartment was completed only last September and is fully rented. The property was held at \$425,000.

NORTH OF 59TH STREET.

66TH ST.—H. C. Senior & Co. sold for W. B. Thom 40 West 66th st, a 3-sty garage on lot 25x100.5, to Edmund Coffin. After extensive alterations the building will be occupied by the Y. M. C. A. for its automobile school.

74TH ST.—George R. Read & Co., sold for Sarah Holzmann, 132 East 74th st, a 3-sty and basement dwelling, on lot 18.9x102.2, located 93.9 feet west of Lexington av.

Mr. Hearst Sells Property.

85TH ST.—Miss M. Monahan sold for William R. Hearst, 336 West 85th st, a vacant lot 25x102.2. The lot is located about midway between West End av and Riverside drive and adjoins the Three Arts club building. Huberth & Gabel represented Mr. Hearst. The purchaser will erect on the site an 8-sty fireproof apartment house.

Quick Resale on the West Side.

111TH ST.—The Brown Realty Co. resold to Joseph Fuger for investment 253 and 255 West 111th st, two 6-sty apartment houses, on plot 72x100.11. Property at Aldene, N. J., was given in part payment. Arthur Barnett was the broker in the deal. This completes the resale by the Brown Realty Co. of the four houses at 249 to 255 West 111th st acquired less than a month ago. On Saturday last 249 and 251 were sold to the Lesco Realty Co., which gave in exchange 135 and 137 West 27th st.

AMSTERDAM AV.—Charles M. Rosenthal sold the plot 120x100 at the southwest corner of Amsterdam av and 176th st to the Mentor Realty Co., Max Weinstein, president, who gave in exchange the new 6-sty apartment house at the northeast corner of Pinehurst ave and 179th st, on plot 100x100. William S. Baker and A. J. Kantrowitz negotiated the deal. The Amsterdam av property will be improved with a 6-sty apartment house.

A \$2,500,000 Deal Closed on Upper Broadway.

A realty transaction, which involved \$2,500,000, was closed this week by L. J. Phillips & Co., who sold for the Broadway and 113th Street Co. (Geo. F. Johnson & Son) to Herbert Du Puy, of Pittsburgh, the "Forrest Chambers," one of the handsomest of the new 12-sty apartment houses on the West Side. The building has a frontage of 176 feet on Broadway and 100 feet on 113th st. The adjoining 5-sty flat at the southwest corner of Broadway and 114th st, owned by the Johnsons, is also included in the deal so that Mr. DuPuy will control the entire block front on the west side of Broadway between 113th and 114th st. With this addition the total value of Mr. Du Puy's holdings in this city is approximately \$10,000,000. He is buying purely for investment and his properties are not in the market. Mr. Du Puy believes that the development of upper Broadway is still in its infancy and that its properties will enhance in value more than any other in the city.

Broadway Property in Three-Cornered Deal.

BROADWAY.—Broadway furnished another interesting transaction this week involving considerations aggregating approximately \$500,000. The taxpayer property at 2182 to 2186 Broadway, with an L to 77th st, was sold by the Douglas Robinson, Chas. S. Brown Co. for Howard Paschal to the Henry E. Coe Estate. The property has a frontage of 77.4 ft. on Broadway, 50 ft. on 77th st, 130 ft. on the north line, and a rear line of 102.2 ft. and is covered with a 2-sty store and office building, held under a net rental lease with 13 years to run by Charles Furthman. In part payment the buyers gave 138 to 142 East 28th st, three 5-sty buildings, on plot 75x98.9, between Lexington and 3d avs, which Mr. Pascal re-

sold through the same brokers to Mandelbaum & Lewine. This is the second investment by the Coe estate in Broadway realty within a year, they having acquired the "taxpayer" property at the southeast corner of 80th st from Gustavus L. Lawrence in March, 1910.

LEXINGTON AV.—John George Kirkman resold to W. D. H. Jaeger 775 Lexington av, a 3-sty building, on lot 20x80, between 60th and 61st sts. The seller purchased the property last week from a Mrs. Wandeling.

Another Madison Ave. Corner Sold.

MADISON AV.—James A. Farley, the projector and builder of many of the new buildings in the 5th and Madison av sections north of 42d st, sold 24 and 26 East 48th st, at the southwest corner of Madison av, a plot 44.9x100.5, to Michael Dreicer, a prominent investor in real estate. Mr. Farley purchased the site less than a year ago, and has since held it for sale at \$300,000.

RIVERSIDE DRIVE.—The Sterling Realty Co. purchased 64 Riverside Drive, between 78th and 79th sts, a 4-sty and basement private dwelling, on lot 25x100. Davis & Robinson were the brokers. Title to the house stands in the name of H. C. Trumbower.

ST. NICHOLAS AV.—Benedict & Co. sold for Leo W. Vogel to Lena Hamburger 765 St. Nicholas av, a 4-sty dwelling on lot 24x100x irregular.

WEST END AV.—Frederick Booth sold to Peter W. Rouse, 277 West End av, a 4-sty and basement dwelling on lot 20x95.

BRONX.

ROSEDALE AV.—John A. Steinmetz sold for Henry Schoen, 1487 Rosedale av, a frame dwelling, on plot 50 ft. front. The buyer gives in part payment a 4-sty flat, with store, at the corner of Willoughby av and Taaffe pl, Brooklyn.

COLLEGE AV.—E. Lowenthal & Son sold to an investor 1039 College av, a 3-sty brick 3-family house, on a lot 22x92.6. The same firm has also purchased 2640 Morris av, a 3-sty dwelling, on a lot 16.8x100, and a lot 25x95, on the southeast corner of 183d st and old Clinton av.

CROTONA PARK.—W. E. & W. I. Brown sold for the Bartow estate a gore plot at the southwest corner of Crotona Park East and Charlotte st.

HUGHES AV.—W. S. Patten and J. L. Van Sant sold to a client of Thomas F. Reys, 2418 Hughes av, a 2-sty 2-family dwelling, on lot 25x87.6.

LUDLOW AV.—L. W. Heffter sold for J. E. Bentz to H. S. Briggs 2217 Ludlow av, a 2-family frame house on lot 25x108. In part payment the buyer gives lots 179 and 180, map of Unionport.

MORRIS AV.—Arthur J. Barry purchased for occupancy through E. Lowenthal & Son, Inc., the 3-sty dwelling, 2,640 Morris av, opposite St. James' Park.

PROSPECT AV.—Arnold, Byrne & Bauman sold for George Keller, to Simon I. Schwartz, 1,421, 1,423, 1,425 and 1,427 Prospect av, four 1-sty buildings, including a moving picture theatre, on a plot 150x100.

WILKINS AV.—Leopold Hutter estate sold the plot, 100x85x irregular, on the west side of Wilkins av, 144 feet north of 170th st.

WILLIS AV.—Sharrott & Thom resold for the Graham-Adams Co. to the Celtic Real Estate Co. 422 Willis av, a 5-sty double flat, with stores, on a lot 25x100. The parcel was acquired by the sellers in the latter part of February from Julius Brunings. The buyers also own 420 Willis av.

LEASES.

PEASE & ELLIMAN leased for Elsha Dyer, No. 37 West 56th st, a 5-sty American basement dwelling, to V. Everitt Macy. DUFF & CONGER leased the store at

the northeast corner of Park av and 84th st, to the Louis Davot Co., caterers, for a term of five years.

PEASE & ELLIMAN leased the entire building 83 Pine st for Mr. H. L. Baagg to William E. Williams. The brokers were also appointed agents for this property.

WILLIAM R. WARE leased for Nan Slavin 160 West 78th st, a 4-sty dwelling, to Dr. Q. M. Acken; for Margaret Redington, 104 West 76th st, a 4-sty dwelling, to Dr. E. Mather Sill.

FREDERICK ZITTEL & SONS leased for Mitchell Retzker the 3 stores at the northwest corner of Columbus av and 84th st to the Jungman Drug Co. for a term of years at an aggregate rental of \$50,000.

CORNELIUS G. KOLFF leased to Pendleton & Co., paint manufacturers, the large factory, pier and waterfront formerly occupied by the Lincoln Chemical Co. on Thompson, Front and Canal sts, adjoining the Municipal Ferry-Landing at Stapleton, Staten Island.

BERT G. FAULHABER & CO. have leased the entire store floor in "Hispania Hall" at the northwest corner of Broadway and 156th st, and will occupy same for their real estate business. After Monday their present offices at 206 and 3596 Broadway will be discontinued.

M. & L. HESS have leased for the Braender Construction Co., the 3rd and 4th floors in the Ashland Building, at the southeast corner of 4th av and 24th st, containing 14,250 sq. ft., to Wm. Schroeder & Co., wholesale dealers in silks, for a term of years, at a rental aggregating \$100,000.

DANIEL C. WHEARTY has leased for Edward W. C. Berge to John S. Nichols, a florist, 105-7 and 9 West 28th st, three 3-sty buildings on plot 64.4x98.9. The lease is for a term of 21 years with a privilege of two renewals. Mr. Nicholas recently leased 111 and 113 West 28th st for a similar term.

CAMMANN, VOORHEES & FLOYD leased for Amos F. Eno to Warren Lubricant Co. the building at 27 Coenties Slip; also the building 123 Broad st for David Kramer to Fred Buse; also the building 41 South st, in conjunction with Wm. Cruikshank's Sons, to Joseph E. Morris, and the store and basement 101 Water st, of Gouverneur Building, to the Lewis C. Hopkins Co.

WILLIAM J. ROOME & CO. leased the building 642 6th av for a term of years. The store and basement will be altered and occupied as a restaurant and lunch room under the management of William C. Smith; also for the Estate of Theodore J. Ackerman, the building 46 West 26th st, to Manuel Zolozitzer, who intends to alter it into a store and loft building; also the building 48 West 26th st, for the same estate to E. C. Harold.

WORTHINGTON WHITEHOUSE has leased for the 581 Fifth Avenue Co., a subsidiary company of the City Investing Co., to the Fraser Tablet Co., the well-known drug firm, a store in the improved building 281-3 5th av for a term of years. On completion of extensive alterations they will occupy same. It was first intended to lease the building as a whole, but due to the increasing demand for stores and lofts of the higher class on the avenue, it was decided to rent it separately to individual tenants.

ALEXANDER McCONNELL, florist, now in the Windsor Arcade, has taken a 10-year lease of the store in the Belgravia apartment house at the northeast corner of 5th av and 49th st at an approximate aggregate rental of \$120,000. The Belgravia is part of the large holdings of the Kemp estate, which also include the Buckingham hotel and the rest of the block front on the east side of 5th av, bet 49th and 50th sts, with the ex-

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31 Nassau St., N. Y. C.

Joseph P. Day
Auctioneer.

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744 Cortlandt.

Sales to be held at 12 o'clock, Noon, Exchange Salesroom, 14-16 Vesey St., N. Y. C.

SPECIAL SALES DAY

Thursday, March 9, 1911

Absolute Trustees' Sale

223 Park Row

THROUGH TO 60 NEW BOWERY
Three-story and basement brick Building, with one store. Upper floors utilized as lodging house. Size of lot 21.1x101|10x39.9x irreg.

145 Duane Street

Five-story basement and sub-basement brick and stone Loft Building, with one store. Size of lot 24.10x75.

588 Grand Street

Five-story brick Tenement, with two stores, containing two apartments of four rooms on each floor. Size of lot 25x75.

84 Cannon Street

Three-story brick Building in front, containing 9 rooms and two-story and basement brick Building in rear, containing 6 rooms. Size of lot 25x100.

CHARLES J. HARDY, Esq., Atty., 165 B'way, N. Y. City.

PEREMPTORY SALE

Cathedral Parkway

SO. SIDE, 150 FT. WEST OF COLUMBUS AVE.
A large vacant plot, exceptionally well located, with unobstructed park frontage. Should be particularly attractive to investors, builders and operators.

JOHN B. HARRISON, Esq., Atty., 258 Broadway, N. Y. City.

TRUSTEES' SALE

To Close ESTATE of SOPHIA SACHS, Dec'd.

128 West 34th Street

(Penn. Terminal Section.)

Five-story and cellar private Dwelling with 1 store. Upper floors used for business purposes. Size of lot 25x100.

ABSOLUTE SALE

452 West 151st Street

Five-story and basement brownstone and brick Tenement containing one apartment of five rooms and bath and one apartment of four rooms and bath on each floor; steam heat and all improvements. Size of lot 21x100.

L. VAN RIPER, Esq., Atty., 35 Nassau Street, New York City.

SPECIAL SALES

13-15 East 125th Street

Two 3-story and basement brick and brownstone Dwellings, utilized for business purposes. To be sold as one parcel. Size of plot 30x99.11, more or less.

70% of purchase price may remain on bond and mortgage for three years at 5%.

Messrs. ROUNDS, HATCH, DILLINGHAM & DEBEVOISE, Atty's.,

62 Cedar St., N. Y. City.

Builders' Opportunity

155th Street & Bradhurst Avenue

A large plot of ten Lots, including a corner, six of which are located on the southeasterly corner of Bradhurst Av. and 155th St., and four of which are on the northerly side of West 154th St.

This Parcel is particularly well adapted for a large combination storage warehouse on the lower five stories, and a building above which would have stores fronting on the Viaduct.

The lots are to be offered in one parcel.

The frontage on the Viaduct is 154.10; the frontage on Bradhurst Av. 101.11; frontage on 154th St. 100 feet. The two frontages are connected by a single depth of 200 ft. by 25 ft. 80% of the purchase price may remain on Bond and Mortgage for three years at 5%.

Further Particulars from
Above Attorneys, or

JOSEPH P. DAY, 31 Nassau St.

Telephone
744 Cort.

ception of the Democratic Club house. The demolition of the Windsor Arcade will be begun on May 1. On the northerly half of the block there will be erected a new 8-sty building for W. & J. Sloane.

THE BUSH TERMINAL CO. has leased space in Building No. 6 to the Brush Fibre Co., now at 509 East 18th st, Manhattan. This company, which imports a fibre called "Istle," a tropical grass, from Mexico, will occupy 11,685 sq. ft. on the fifth floor of No. 6, at the foot of 34th st. One of the principal reasons for its removal to South Brooklyn is its desire to take advantage of the shipping and receiving agencies which terminate at the Bush plant. Three other leases will bring new tenants to Building No. 5, the lessees being the United Growers' Co., of 100 Hudson st, Manhattan, 11,685 ft.; Roth & Langley, manufacturers of picture post cards, of 24 Cliff st, Manhattan, 5,843 sq. ft., and the R. & G. Corset Co., of 90 Broadway, Manhattan, 5,000 sq. ft. This firm will use the new quarters as a distributing centre for its out-of-town customers. The same intention is expressed by the management of the United Grocers' Co. The four firms mentioned will employ about 500 operatives.

Large Project for Fourth Avenue.

Arthur Astor Carey leased to Klein & Jackson the block front in the west side of 4th av, between 20th and 21st sts, to-

gether with 51 East 20th st and 54 East 21st st, a plot 184 ft. in 4th av, 100 ft. in 21st st and 125 ft. in 20th st, on which there are now old 4-sty buildings. The lease is for a term of 30 years, with four renewals of 21 years each, making a total term of 114 years. The aggregate rental is about \$1,400,000 for the first term and the amount to be paid for the renewals is to be determined by appraisal, on a 4 per cent. basis. The Douglas Robinson, Charles S. Brown Co. and G. A. Saward were the brokers in the transaction. The present leases will expire within the year and at that time a 12-sty mercantile building will be erected on the plot. Klein & Jackson have been actively engaged in this section. A 12-sty building was built by them last year on the old Belvidere Hotel site, at the northwest corner of 18th st, and only recently they bought the holdings of the Iden estate, at the southwest corner of 20th st for something less than \$500,000.

SUBURBAN.

ELMSFORD, N. Y.—Edward T. Hayward sold to the Fairview Country Club for Edwin Gould, Esq., his country seat known as Hills Lea near Elmsford, Westchester County. The property consists of about 145 acres of land, mansion house, barns, and outbuildings and a studio now occupied by the well known sculptor, Mr. Henry M. Shrady. There is a front-

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209-219 West 38th Street, 500 feet from Broadway

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Competent man, twelve years' experience as salesman, broker and mortgage man, wishes connection with live office; best references; successful record; salary and commission; capable negotiator and closer. Address "ADAPTABLE," Box 22, Record and Guide.

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DUFF & CONGER Madison Ave. Cor. 86th.
HURD'S PRINCIPLES OF CITY LAND VALUES
Price, \$1.50.

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I would advise any Builder, Operator or Speculator to buy NOW, and to buy on or near the Southern Boulevard. SURE MONEY THERE. Building loan mortgages furnished. Exchanges always on hand to offer. Houses and flats to rent

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Near 180th Street

New York City (Bronx)

REAL ESTATE BROKER, with splendid record, 30 years of age; good address, gentle, with six years' experience largest firms in city, offers \$15,000 equity in four, six-family, cold water flats, Brooklyn; booming neighborhood, for active interest first class realty company, New York, Brooklyn; best banking, business, social references. "AMBITION," Box 20, Record and Guide.

WANTED—Experienced salesman of proved ability in prominent office, Fifth Ave. section; good address essential with capacity to successfully negotiate; communications treated confidentially. "APRIL," Box 76, Record and Guide.

WANTED—An experienced man for placing mortgage applications with our loaners. A liberal arrangement will be made with the right man. A. H. IVINS & CO., 546 Fifth Ave.

age on the Saw Mill river rd of nearly half a mile and the property runs west to and across the tracks of the Putnam Division of the New York Central Railroad and close to its station at Fernwood, and is also traversed by the Saw Mill River. The Fairview Country Club at present has its club house and golf course on the old Decker Farm close to the Gould property, which it has now bought. The club bought this latter property in 1907, but is now being compelled to move as the City of New York has taken its land for the construction of a filtration plant in connection with the Catskill aqueduct. It is the intention of the club to proceed at once with the construction of a fine 18-hole golf course, tennis courts, etc., as well as a club house, garage and other buildings. Mr. Gould held his property at \$150,000.

Estate Sales by Joseph P. Day Next Thursday.

Joseph P. Day will offer on his next Special Sales Day, which will be Thursday, March 9, in the Vesey Street Salesroom, a very fine list of excellent investment properties, which include a trustees' sale to close the estate of Sophia Sachs, de-

ceased, 128 West 34th st, a 4-sty and basement brick building utilized for building purposes on lot 25x100, which will undoubtedly call forth keen competitive bidding owing to its location in the Pennsylvania terminal section. The terms are particularly attractive—75% of the purchase price being allowed to remain on bond and mortgage for one, two or three years at 5%. An absolute trustees' sale to settle an estate includes 223 Park Row, running through to 60 New Bowery, 3-sty brick building, with stores, on lot 21x100.10. This parcel is one of New York's old landmarks, and has been occupied as a lodging house for almost half a century; 145 Duane st, 5-sty loft building, on lot 24x75; 588 Grand st, 5-sty brick building, on lot 25x75; 84 Cannon st, 3-sty brick building, on lot 25x100. All are included in this absolute estate sale. Another absolute sale to close an estate is that of 452 West 151st st, 5-sty and basement brownstone and brick private dwelling, on lot 21x100.

The special sales include 13-15 East 125th st, a plot 30x99, occupied by two 3-sty and basement brick buildings. Seventy per cent. of the purchase price may remain on bond and mortgage for three years at 5%.

A large plot partly excavated located on the southerly side of Cathedral Parkway, 150 ft. west of Columbus av, which contains about 10,000 square feet, being 100x100, will be offered on the same day. This plot is located in a section where a number of improvements, such as high class elevator apartments, have been completed, and will undoubtedly attract the attention of many builders. A plot of ten lots, which includes the southeast corner of Bradhurst av and 155th st, having a frontage of 100 feet on the northerly side of 154th st, on the easterly side of Bradhurst av, and on the southerly side of 155th st, will be offered as one parcel.

A few years ago plans were drawn for the erection of a combination building on this plot, which was to be a storage warehouse of five stories, and then a 4-sty theatre with a frontage and its entrance on the viaduct. On March 15 a 2-sty frame dwelling will be offered; on March 21 the properties of the Woodhouse estate, consisting of leaseholds, leases and property in fee will be sold; they are located on 6th st, 20th st, 21st st and 3d av. Further particulars will be found in another column, or may be had of Joseph P. Day, 31 Nassau st.

B. R. T. SUBWAY PROPOSAL.

Proposes a River Tunnel Extending Through Seventh Avenue to Fifty-Ninth Street—Connections Proposed With All Bridges.

THE Brooklyn Rapid Transit Co. submitted to the Public Service Commission on Thursday a new subway proposition to be operated in connection with the 4th av underground line in Brooklyn and the company's elevated system. T. S. Williams, in his letter to the Commission, said:

The subway situation, as reflected by public and official discussion, may be sized up about as follows:

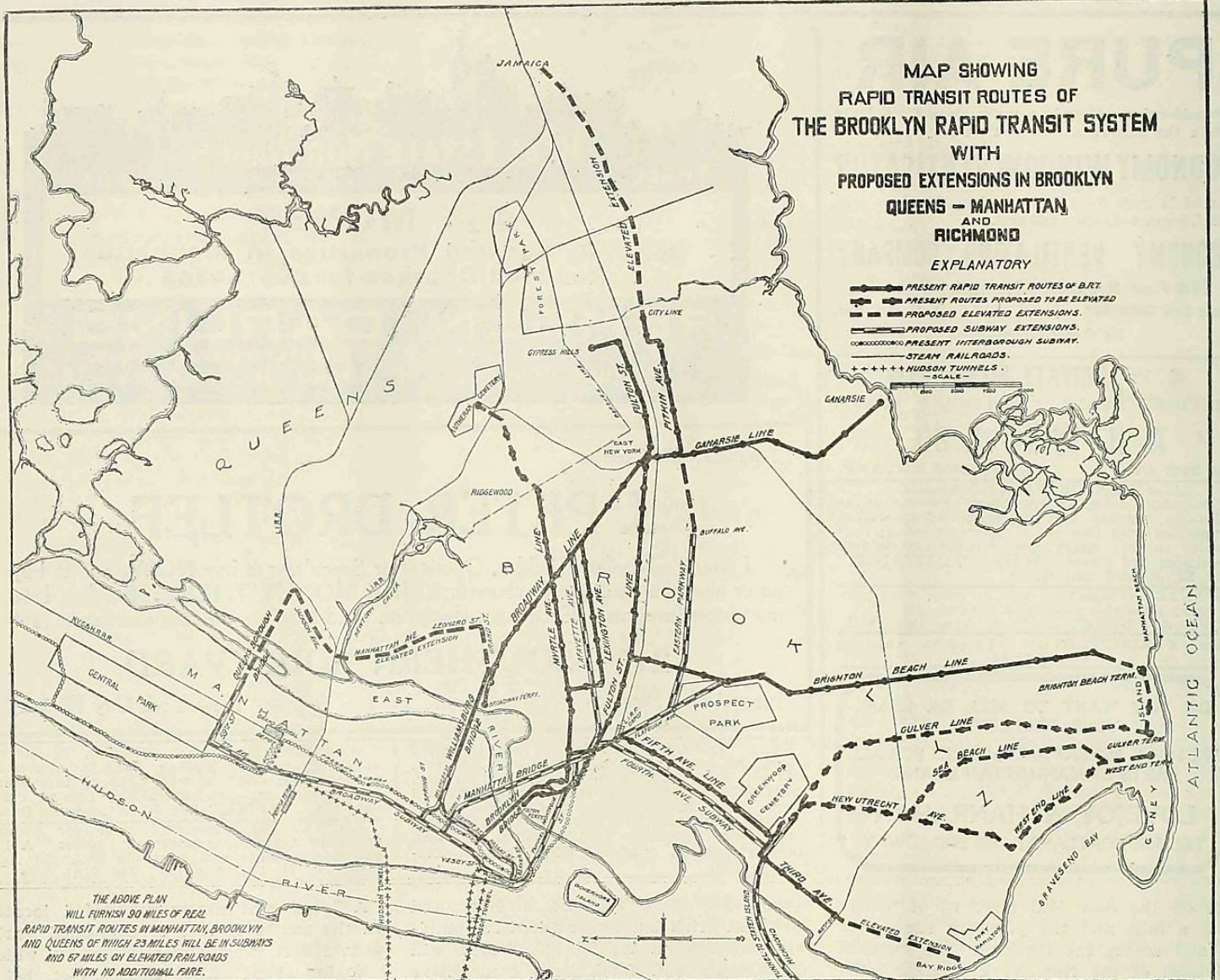
1. That there is a very outspoken and persistent sentiment, particularly in the Borough of Manhattan, for an independent subway route.
2. That there is an equally determined sentiment in favor of reasonable extension of existing subway lines in Manhattan and

Assuming that we have correctly diagnosed the present situation, and with the desire to the extent of our opportunity and ability to assist in the proper solution of the problem, we submit for the consideration of your Commission and of that of the Board of Estimate and Apportionment a plan, which, in our judgment, will harmonize existing differences of opinion, and, taking things as we find them (including mistakes of the past on the part of the city and of the transportation companies, all, nevertheless, representing capital invested in good faith) will give to the people of all boroughs the immediate re-

manner of carrying out the above plan. It involves:

IN BROOKLYN.

(a) The Fourth and Flatbush Ave subway, now under construction from Manhattan Bridge to 43d st, connected at or near its southerly terminus with four rapid transit lines, extending southward and eastward, of which one will be the extension of the Third Ave Elevated to Fort Hamilton, another a four-track elevated on New Utrecht av, from 39th st to 62d st, with a double-track elevated extension over the old West End route to Coney Island, a third will be a three-track elevated on the Sea Beach right of way from 62d st to Coney Island, and the fourth will be a double-track elevated railroad on the old Culver route from 10th av to Coney Island—including the elim-



3. That there is a stronger sentiment in Brooklyn for subway extension from Manhattan into Brooklyn than there is any possibility for many years of satisfying with any employment of either municipal or private funds, and in consequence there is a natural reluctance, both on the part of the city and on the part of the operators of the existing subway, to assume the almost certain financial loss which would follow such extensions.
4. That there is widespread sentiment, both in Brooklyn and Queens, that the people of those boroughs should be carried from Brooklyn and Queens to points within reasonable limits in Manhattan and no additional fare.
5. That the great expense of modern subway construction (requiring the carrying of fifty times as many passengers to pay interest on the cost as must be carried on a surface railroad, and probably five times as many passengers as are necessary to pay interest on the cost of an elevated railroad) makes it imperative that either municipal or private funds should be invested only where the investment will furnish facilities for the greatest number.

lief which they most need, and present a scheme of transportation, which, in addition to satisfying present demands, may be gradually extended to meet all reasonable requirements of the future.

In general, we propose:

1. That the desired extensions through Manhattan and the Bronx of the present Interborough system on the east side, north of 42d st, and on the west side, south of 42d st, be allowed.
2. That a new subway be constructed in Manhattan, from the Battery to 59th st, via Church st, Broadway and 7th av, with an extension eastwardly on 59th st to a connection with the Queensboro Bridge, through which subway passengers on all of our existing rapid transit lines in Brooklyn and Queens, and on proposed extensions, subway and elevated, may be carried either without change of cars or by transfer, as traffic conditions demand, without additional fare.
3. That an additional tunnel be constructed under the East River, from the vicinity of the Battery to Brooklyn, connecting both with the proposed new subway in Manhattan and with the subway lines in Brooklyn, now under construction, and others to be constructed.

The accompanying map indicates the

ination of present or future grade crossings on all of these former steam railroads.

- (b) A proposed tunnel under the New York Bay, between the Fourth Av subway and Staten Island.
- (c) A four-track subway on Flatbush av, from a connection with the Fourth Av subway, easterly to Park Circle, thence separating into two branches, one branch being a two-track subway on Flatbush av to a junction with the Brighton Beach railroad, entirely reconstructed as a four-track railroad, and the other branch being a two-track subway, eastwardly, on Eastern Parkway to Pitkin av, thence a two-track elevated railroad to a connection with the former Kings County Elevated tracks at Snediker av.
- (d) An extension of the Kings County Elevated railroad from old City line eastwardly through the Borough of Queens to Jamaica as a two-track elevated railroad.
- (e) A third track on the Fulton St. elevated, from Brooklyn Bridge to East New York.
- (f) A third track on the Broadway elevated from Williamsburgh Bridge to East New York.
- (g) A connection between the Myrtle Av elevated railroad and the Broadway elevated railroad, and a third track on the Myrtle Ave elevated railroad from Broadway to Ridgewood.
- (h) The elevation of the Lutheran Cemetery railroad from Ridgewood to Fresh Pond road with three tracks.

(i) A new elevated railroad from the Williamsburgh Bridge, up Grand st and Leonard st, northwardly on Leonard st and Manhattan av to Newtown Creek, thence over Newtown Creek and on Jackson av to a connection with the Queensboro Bridge. (It might be desirable to choose different streets for a portion of this route.)

IN MANHATTAN.

(a) The construction of a subway on Church st and Broadway, from the Battery to 42d st, thence on 7th av to 59th st and easterly on 59th st to a connection with the Queensboro Bridge. The subway to be four tracks from City Hall to 59th st, two tracks from 7th av, on 59th st, to Queensboro Bridge, and partly three tracks and partly two tracks south of City Hall, via Church st to the Battery.

(b) Connection between the Williamsburgh Bridge, via Delancey and Spring sts and the Broadway subway.

(c) Connection between the Manhattan Bridge, via Canal st and the Broadway subway.

(d) Connection (if grade permits) between the Brooklyn Bridge and the Broadway subway.

(e) An extension of the Centre st subway with two tracks through Nassau and Broad sts to Beaver st and thence to a connection with the proposed subway on Church st.

(f) A new tunnel connecting with the Church St-Broadway subway and with the extension of the Centre St subway in lower New York and extending under the East River to Montague st, Brooklyn, and thence via Montague, Fulton and Willoughby sts to a connection with the Fourth Av subway on Flatbush Av extension; this route to be changed in Brooklyn if deemed desirable to serve better the needs of Brooklyn Heights and the shopping district in Fulton st.

(g) The use of the Centre St subway to the extent that it may offer terminal and connection facilities, particularly with reference to traffic over the three Brooklyn bridges and as a part of the Nassau-Broad sts subway extension.

The above plan covers, generally, every section of Brooklyn and part of Queens and furnishes sixteen independent rapid transit lines, mostly equipped for express and local service, from Brooklyn and Queens into Manhattan, with through transportation or free transfer to points in Manhattan reached by the Broadway subway between 59th st and the Battery, and by the extended Centre st subway between Delancey and Beaver sts.

It offers a maximum flexibility of operation and of distribution of passengers between Manhattan and Brooklyn, easily adapted to changing currents of travel.

LEGISLATIVE DIGEST.

The following are excerpts of the minutes of meetings of the Law Committee of the Allied Real Estate Interests relative to bills introduced in Albany, N. Y., affecting real estate:

TO AMEND TAX LAW.—Assembly—Introductory No. 379, Printed No. 388.—Mr. Graubard's bill to amend the Tax Law so that whenever there are public advertisements upon land, there shall be an additional tax of a fixed amount for each square foot of area used for such public advertisement. There seems to be no good reason why owners cannot use their premises for advertising purposes if that be a proper source of income. The bill itself is defective in its administrative features and possibly the tax rate would amount to confiscation of the ability to use property for advertising purposes because of the high rate fixed for the tax. The bill should be opposed.

TO PERMIT PARTIAL PAYMENT OF TAXES.—Assembly—Introductory No. 406, Printed No. 415. Senate—Introductory No. 357, Printed No. 369.—Mr. Cronin's and Mr. McKeon's bill to permit partial payment of taxes which are in arrears. The bill permits such partial payment when the amount of the tax is less than \$300. The committee does not understand why there should be such a limit. The principle of the bill permitting payment on account of arrears should be approved, but it should be suggested that the limitation to \$300 be removed.

TO EXEMPT PERSONAL PROPERTY.—Assembly—Introductory No. 323, Printed

No. 324.—Mr. Graubard's bill exempting from taxation personal property in cities in which the real estate subject to taxation exceeds five billion dollars. This bill should be opposed.

TO AMEND REAL PROPERTY LAW.—Assembly—Introductory No. 386, Printed No. 395.—Mr. Ebbett's bill to amend the Real Property Law to legalize the record of deeds to which no seal was affixed. This bill is faulty in principle. The defect in deeds which were made prior to the present Real Property Law without seals, is not in the record but in the effect of the instrument. Such deeds conveyed an equitable title but failed to carry the legal title. Validating the record cannot transfer title. The bill should be opposed.

IN RELATION TO PASSENGER ELEVATORS.—Assembly—Introductory No. 328, Printed No. 329.—Mr. Walker's bill to amend the General Business Law requiring passenger elevators to be equipped with automatic locking devices, and Assembly—Introductory No. 382, Printed No. 391.—My Boylan's bill to amend the City's law requiring similar devices in cities of the first class. Both of these bills have the same object, to require the use of automatic locking devices on elevators. Similar bills have been opposed in prior years. Prescribing the use of devices of this sort by legislation always raises the suspicion that somebody's patented device is to be benefited. Such matters should be regulated by provisions of building codes after proper investigation and experiment. Both bills should be opposed.

TO AMEND STOCK CORPORATION LAW.—Senate.—Introductory No. 224, Printed No. 229.—Mr. Duhamel's bill to amend the Stock Corporation Law so that original issues of capital stock cannot be made for property except under minute supervision and examination as to the value of the property given for the stock. The principles of this bill is the direct opposite of the movement toward issuing stock without giving it a par value in dollars. The stock issued under this scheme would practically bear the guarantee of the state as to the value of the property behind it. Naturally, it will be very difficult under such an arrangement to issue stock for property and the organization of real estate companies will be much impeded. It is advised that this bill be opposed.

TO REQUIRE ADDITIONAL ALLEGATIONS IN COMPLAINTS.—Assembly—Introductory No. 317, Printed No. 318.—Mr. Adler's bill requiring certain additional allegations in complaints, disclosing in each complaint the business or vocation, residence by street and number of defendants, so that in looking up judgments for searches, it may be possible to determine the identity of the defendant. Such a bill is entirely unnecessary, will be no help to conveyancers and will be an embarrassment and trouble to attorneys. The bill should be opposed.

EXCESS CONDEMNATION.—Assembly—Introductory No. 340, Printed No. 341.—Mr. McGrath's resolution to amend the Constitution so that excess condemnation may be permitted. The question of the policy of the association with regard to this subject is submitted to the directors for determination.

DIRECTING PAYMENT FOR OPENING STREETS.—Senate—Introductory No. 228, Printed No. 233.—Mr. Stilwell's bill directing payment of damages to owners of property assessed for opening certain streets in the Bronx by reason of the closing of such streets in 1905 and 1907. The streets thus closed are included in property sold to the New York, New Haven & Hartford Railroad Company for its freight terminal on the north side of the Harlem River. The bill directs the appointment of a commission to estimate and assess damages, and directs the payment of these damages out of the money

received by the city for the title to the streets and avenues thus closed, or generally out of a fund to be provided by the issue and sale of bonds of the city. There is no general law permitting the payment of such damages and it is impossible to tell how much money this special commission might award and into how much expenditure this bill would involve the city. This Association has consistently opposed such special legislation and it is advised that this bill be opposed.

AMEND CODE OF CIVIL PROCEDURE.—Assembly—Introductory No. 506, Printed No. 521.—Mr. Herrick's bill to amend the Code of Civil Procedure by requiring that when an undertaking is given to cancel a notice of pendency of action or a levy on real or personal property, that unless the undertaking be given by a surety company, it shall be further secured by a recorded first mortgage on real or personal property or by a deposit in court of a sum of money. This bill distinctly favors the surety companies as against personal sureties. No personal surety will want to mortgage his property as security for an undertaking. Bills of this sort should be opposed.

TO AMEND JUDICIARY LAW.—Assembly—Introductory No. 508, Printed No. 523.—Mr. Herrick's bill to amend the Judiciary Law, making it a contempt for a surety upon an undertaking to divest himself of possession of, or legal title to any real or personal property for the purpose of preventing such property being levied upon under judgment rendered or to be rendered on the undertaking. This bill is directed against a practice which is wrong in morals and should be approved.

TO AMEND GENERAL CITY LAW IN RELATION TO PLASTERING.—Assembly—Introductory No. 473, Printed No. 488.—Senate—Introductory No. 319, Printed No. 329.—Mr. Donnelly's and Mr. Harte's bill to amend the General City Law in relation to the supervision and regulation of plastering in cities of the first class. The first section of this bill puts the jurisdiction over all plastering with the building department where it now is. The other sections specify details in the manner in which plastering shall be done, which are matters belonging to building code regulation and should not be embodied in statutes. The bill should be opposed.

LICENSING OF STATIONARY ENGINEERS.—Senate—Introductory No. 315, Printed No. 322.—Mr. Heacock's bill providing for the licensing of stationary engineers. This would require persons who have charge of boilers and engines in buildings and apartment houses where the pressure exceeds ten pounds per square inch, to pass examination and be licensed. So far as this affects owners of real estate by requiring persons in charge of boilers for heating apparatus and engines to be thus licensed, the bill should be opposed.

CORPORATIONS TO MAKE ANNUAL REPORTS OF DEBTS, ASSETS, ETC.—Assembly—Introductory No. 523, Printed No. 540.—Mr. Goldstein's bill requiring corporations to make annual reports of debts, assets, etc., and striking out the present provision that such reports need not be filed unless requested by a creditor or stockholder. The passage of this bill would require annual reports from real estate corporations which would be troublesome, without affording any real benefit to others. The bill should be opposed.

TO EXEMPT REAL PROPERTY OF HOSPITALS.—Assembly—Introductory No. 558, Printed No. 580.—Mr. Gerkin's bill to exempt from assessments real property of hospitals in the City of New York and cancelling assessments heretofore levied. This bill does not limit the cancellation to assessments levied while the hospitals owned the property. The bill is objectionable and should be opposed.

NEWS CULLED FROM THE WEEK'S DOINGS

ROSENDORF VS. N. Y. EDISON CO.

Justice Erlanger Decides that the Company is Maintaining a Nuisance in Operating Its Plant in 83d St.

Justice Erlanger in the Supreme Court this week handed down a decision in the case of Rosendorf against the N. Y. Edison Co. The petition was one to restrain the Edison Co. from continuing to maintain a nuisance in the premises adjoining 125 East 83d st, and owned and occupied by the plaintiff. The evidence showed that the defendant operated its plant for the entire twenty-four hours of the day and that between the hours of 10 and 12 o'clock at night it was difficult to sleep. The Court, after visiting the premises and thoroughly investigating the question personally and after a thorough review of all of the testimony offered, says: "The test of the permissible use of one's own land is not whether the use or the act causes injury to his neighbor's property, or that the injury was the natural consequence, or that the act is in the nature of a nuisance, but the inquiry is, was the act or use a reasonable exercise of the dominion which the owner of the property has by virtue of his ownership over his property, having regard to all interests affected, his own and those of his neighbors, and having in view also public policy?" (Booth v. R.R. Co., supra). The evidence of the nurse (in corroboration of plaintiff and other members of his family) who had nursed the wife of plaintiff during the month of November, 1910, and who, preceding the day she testified, quit her place, is strongly persuasive on the question of noise and vibration and the discomforts resulting therefrom, and when taken into consideration with the observations of the court, both when all of the four machines were in operation and when only three were running, compels the conclusion that the business of the defendant is conducted without regard to plaintiff's rights. If with the three machines in operation the effect is as shown, it is clear that when the fourth is put in use the plaintiff's premises will be still more seriously affected. I am of the opinion that plaintiff has made out a clear case for equitable relief and damages. The proof shows that the rental value of plaintiff's apartment has been diminished by at least \$12.50 per month, from April, 1906, to the close of the trial, which amounts in the aggregate to \$687.50. Judgment is awarded to plaintiff for that sum. In view of the fact that defendant is endeavoring to correct the prevailing conditions, no mandatory injunction should issue at this time. If after the improvements now going on are fully installed the conditions complained of are not materially improved, other means can readily be employed at no great expense, as shown above, to bring about the desired result. Ninety days from the entry of the decree will be allowed defendant within which to do its remedial work. If it cannot be done within that time application may be made at the foot of the decree for a reasonable extension. If the defendant shall refuse or omit within the time allowed, or, if extended, within such extended period, to make the changes the injunction prayed for may issue (Loukes v. Payne, 125 Supp., 850). Judgment accordingly, with costs, and an allowance of 5 per cent. on the amount of damages awarded. Settle findings and decree on notice.

Court Orders Reduction in Taxes.

Charles Putzel, as counsel for Walter J. Salomon, succeeded in Special Term, Part VI., before Mr. Justice O'Gorman in having tax valuation placed by the City of New York reduced from \$470,000 to \$425,000. The case was tried on whole valuation and inequality.

The Judge was satisfied with proof that such objection should have been made and his decision was rendered from the bench. The case is interesting for the reason that this property is situated on the northerly end of Longacre Square, being the southerly extremity of the so-called island property, one of the unique pieces of real estate in the City of New York.

EDWARD J. HOGAN retired this week from the firm of John N. Golding, with which he has been identified for many years. Mr. Hogan is going in the real estate business for himself and has opened an office at 3 Park Row with a branch office up town.

WILLIAM H. P. OLIVER is the buyer of 144 West 30th st, sold recently by Ellen MacDonough.

L. W. HEFTER and F. Gass, Inc., have placed a first mortgage of \$25,000 for George Herold on the property bounded by Walker and Castlehill avs and Lyrere place.

KINGSBRIDGE REALTY owners are up in arms at the slow progress being made in eliminating the grade crossings at 230th and 231st sts. Last Monday a man was killed at 230th st. Numerous petitions have been signed, but little progress has been made. The streets are all graded and there appears to be no reason for the delay.

E. D. MACMANNUS, loan broker of 90 Nassau st, has placed a loan of \$200,000 at 5 per cent. for 5 years on the 12-sty loft and store building Nos. 126 to 130 West 22d st, lot 56.9x98.9, for the Aurora Investing Co.

SMITH & PHELPS have placed for the Wahlig & Sonsin Co. a mortgage of \$6,000 on the 5-sty apartment, at the southwest cor of Trinity av and 166th st; also a mortgage of \$6,000 on the 5-sty apartment on the south side of 166th st, 35 feet west of Trinity av; also a mortgage of \$6,000 on 5-sty apartment on the south side of 166th st, 70 feet west of Trinity av, and 2 mortgages of \$3,750 each on the 2-family dwelling situated on the south side of 239th st, 250 feet east of Concord av.

SMITH & PHELPS have sold the first mortgage of \$40,000 covering premises 2994-6-8 3d av, running through to Bergen av on plot 55x207.

FREDERICK FOX & CO. have leased for the Middleboro Realty Co. 7,000 sq. ft. in 88 University pl, running through to 24-26 East 12th st, for a term of years to B. Rutchick; also for the King Collar Button Co., the 2d loft in 520 Broadway, to Jas. Klaber & Co., Inc.; and for Wm. C. Walker's Sons, the 5th loft in 189-195 Greene st, for a term of years, to Ullman Bros.

Union Railway Extensions.

The application of the Union Railway Co. for extensions to its existing system were before the Board of Estimate and Thursday, April 13, was decided upon as the date for a public hearing. Extensions are asked as follows: In 155th st, from 8th av to Broadway. On Washington Bridge and 181st st, from Boscobel av to Broadway. On Broadway, from 230th st to 225th st.

New Elevators at 181st Subway Station.

The two new elevators at the 181st st station on the Broadway Division of the Subway were put into operation on Wednesday. These additional elevators were needed to relieve the crush at that station, as owing to the great increase in population in that section of the Heights, the two elevators which were originally installed have been found to be inadequate. To install the new service it was necessary to sink an independent new shaft. This was done in connection with the work of lengthening the platform, and although only two new elevators have been put in, the shaft was designed so that it will be possible to put in two more later. Recently a new station was opened at 191st street and residents in Washington Heights are petitioning for another station at 175th street.

THE UNION RAILWAY CO, and the Bronx Traction Co. transmitted to the Board of Estimate at its meeting on Thursday, consents of abutting property owners, for the construction of surface railways along St. Ann's av, from 3d av to Southern Boulevard, and an extension of the existing system from the intersection of Morris Park and White Plains rd along White Plains rd to the intersection of Olin av or Gun Hill rd, with White Plains rd.

Bond Ordered to Protect Security Holders.

The bondholders of the Realty Securities Co., which company took over the property of the Cass Realty Co. for the purpose of selling the same, applied to the Supreme Court for the appointment of a receiver. Justice Platzek in denying the application says:

"It is not disputed that the Realty Securities Company transacted or carried on any business except to manage and sell three certain specific properties which it took over from the trustees of the Cass Realty Company for that purpose. The important question involved in this action is whether the plaintiffs, as bondholders of the Realty Securities Company, are as matter of law preferred creditors of such company and prior in right to the creditors whose claims accrued in the management of the properties so held, managed and sold by it. There must be well grounded apprehension established by convincing proof before the court will take the property of a corporation from its lawful custodians and place it in the custody of a receiver. There does not appear to be any imminent or impending danger that the funds of the defendant Realty Securities Company will be dissipated before this action can be tried. In order, however, to safeguard the interest of all the parties to this action and also to avoid unnecessary expense, the Realty Securities Company may give a bond, to be approved by the court as to form, amount and sufficiency of the sureties, to secure the payment to the plaintiffs of any judgment which they may finally recover in the action."

DR. B. FARQUAHAR CURTIS is the buyer of 28 East 33d st, sold recently through Albert B. Ashforth.

DR. RUDOLF DENIG is the buyer of 54 East 58th st, sold recently by Dr. F. Schwyzer. Dr. Denig owns 56 and 58, adjoining, and now controls a plot 52x100.

J. C. CLARK is the buyer of 21 West 68th st, the 5-sty American basement dwelling sold recently through Pease & Elliman.

REPORT OF COMMITTEE ON CONGESTION.

Bronx and Brooklyn as Bad as Lower East Side—Some of the Remedies Suggested.

THE members of the New York City Commission on Congestion of Population have sent to the Mayor and Board of Aldermen their report. The commissioners were appointed only last May, and have obtained no appropriation from the city for their expense. The report is divided into five parts.

CONGESTION.

On considering the question of congestion of population the report says: An ordinary 6-story tenement under the present law permits a density of population of at least 1,300 to the acre, even if the rooms are not crowded more than the Tenement House Law permits. In 1905 slightly over 1-6 of the total population of the city were living below 14th st, on about 1-87 of the city's area; in 1910 slightly under 1-6 of the entire population lives in this area, although the density of the 2,418.2 acres had increased by 11.2 per acre and the population south of 14th st increased during these five years 27,165. In 1910 about 1-13 of the city's population were living at a density of over 600 to the acre, but about 1-5 of the city's population at a density of about 25 to the acre. From 1905 to 1910 the density per acre of Manhattan as a whole increased 15.6, of the Bronx 6.1, of Brooklyn 5.6, of Queens 0.4, of Richmond 0.3, while the average for the city was 3.5.

"The commission notes that the fluctuation of density in blocks near together is not so important as the fact that throughout greater New York the congestion of the East Side is being developed under the present Tenement House Laws. In 1905 there were in Manhattan 122 blocks with a density of 750 or over per acre, 53 of these decreased in density from 1905 to 1910, while 65 increased, six of them by 300 or more per acre.

OVERCROWDING IN ROOMS.

"Very serious room overcrowding has been found in the Bronx and Brooklyn, as well as in Manhattan, many rooms having from three to five occupants, while there is not any systematic effort to prevent this. Three blocks in the Bronx had in 1910 a density of over 500 to the acre, one a density of 633. In the 16th Ward of Brooklyn, in the year 1910, the average density per acre of 23 blocks was 401, while one block had a density of 540 and another of 495, while the average density of the entire ward increased by 30 and was 278.8 per acre in 1910. In spite of this congestion in the city it would be possible to house all the present population of New York and the probable increase for several decades in three-family tenements and one and two-family houses with a garden for a large proportion of the families and all within the present boundaries of the city."

The effects of congestion and room overcrowding the report discussed at length, showing the bad economic results in increasing rents for good housing, the deplorable moral results, especially in juvenile delinquency, and the serious physical results since it was clearly shown that with proper corrections for age, sex, race, etc., the higher the density per acre and the greater the room overcrowding the higher not only the death rate, but as well the sickness rate.

RECOMMENDATIONS.

Among the important recommendations of the commission for relieving the present and preventing future congestion of population and room overcrowding the following are of interest:

"That no building hereafter to be erected in Manhattan, south of the south side of 181st st, shall exceed a cubage or volume of 174 times the area of the lot, and that no building be altered to exceed this cubage.

"That no building to be hereafter erected in any part of New York City except in Manhattan, south of the south side of 181st st, shall exceed a cubage or volume of 120 times the area of the lot, and that no building in this district shall be altered to exceed this cubage.

"That every building over four stories or 50 feet in height to be occupied as a factory, loft, warehouse or other miscellaneous buildings be of fireproof construction.

"That no factory or loft building hereafter to be erected shall exceed a cubage or volume of one hundred and thirty-two times the area of the lot, and that no building hereafter altered to exceed this cubage or volume shall be used for factory purposes.

RESTRICTION UPON THE LOT OCCUPANCY OF BUILDING OTHER THAN TENEMENTS.

"That in the rear of every factory and loft building hereafter erected there shall be provided a yard open and unobstructed from the street level to the sky across the entire width of the lot and of a depth equal to one-tenth of the height of the building, but in no case less than one-tenth of the depth of the lot; or, if this lot be under one hundred feet in depth, of a depth of less than ten feet; and that no premises or building hereafter erected shall be converted to or occupied as a factory or loft that does not conform to this requirement.

RESTRICTION UPON THE HEIGHT OF TENEMENTS.

"That no tenement house hereafter erected shall exceed in height the width of the widest street upon which it stands and that no tenement shall be increased in height so that it shall exceed in height a width of the widest street upon which it stands. Under the present law the height of a tenement may be one and a half times the width of the street.

"That no tenement house hereafter erected in the City of New York, except in the Borough of Manhattan south of the south side of 181st st, shall exceed four stories in height, except that for every fifteen percentum of the lot area left unoccupied less than the maximum occupancy that is now legally permissible an additional story shall be permitted and a tenement house may be five stories high without being of fireproof construction if it occupy fifteen percentum less of the lot area than is legally permissible.

"That every tenement house hereafter erected exceeding four stories or parts of stories, of fifty feet in height, above the curb level, shall be a fireproof tenement house; and that no tenement house be altered so as to exceed such height without being made a fireproof tenement house.

"That the tenements in outlying districts of the city be restricted to three stories in height and an equivalent restriction be put upon the value or cubage of all buildings other than tenements; and that the Board of Aldermen and Board of Estimate and Apportionment should determine these districts for a period of twenty years.

THREE-FAMILY HOUSES.

"It is recommended that there be a modification of the Tenement House Law respecting three-family tenements to encourage the construction of these small tenements with few families.

"That no room in any tenement house hereafter to be constructed shall have a superficial area of less than 90 square feet, and that in every apartment there must be at least one room whose superficial area is at least 150 square feet.

"That no apartment in a tenement house or two-family houses be so overcrowded that there shall be afforded less than 500 cubic feet of air space for every adult and 300 cubic feet of air space for every child under 12 years of age occupying such apartment and that a penalty of a fine not to exceed \$25.00 attach for each violation, and that the Tenement House and Health Departments should placard apartments to show the number of occupants permitted, while lessees must secure a license before taking lodgers, from the respective department, and that landlords must report cases of overcrowding when they come to their knowledge.

"That a Bureau of Occupancy be created in the Department of Health charged with the enforcement of the law against overcrowding apartments or two family houses. MEASURES TO SECURE A BETTER DISTRIBUTION OF FACTORIES.

"That 500 cubic feet of air space be provided for every employe of any factory, instead of 250 cubic feet of air space as at present, and not less than 600 cubic feet of air space for every employe when employed between the hours of six in the evening and six in the morning under the provisions of the present Labor Law.

"By adequate improvements of water fronts in all boroughs with piers and docks for factory purposes and with warehouses.

"That freight lines be built connecting all the boroughs as soon as possible.

"That the ferriage charges for trucks on Municipal ferries to be equalized to the present minimum."

MEASURE TO KEEP LAND CHEAP AND PROMOTE THE PROVISION OF GOOD, CHEAP HOUSING.

"That the rate of taxation upon all buildings be half the rate of taxation upon all land, and that this reduction be secured by an equal change in each of five consecutive years.

"The question of recommending an unearned increment tax has been strongly advocated before the Commission. The principal argument advanced in support of the imposition of such a tax is that in nearly every instance where real estate values have increased such increase has been due wholly to public improvements and to the general development of the city, and in no way to action on party of the property owner.

"Some members of the commission have strongly urged that this commission should advocate such a tax to be levied annually on the increase in the assessed valuations of land, the proceeds of the tax to constitute a fund to be used exclusively for the construction of rapid transit undertakings."

The Commissioners of Estimate, Messrs. George Gordon Battle, Charles J. Leslie and John C. Fitzgerald appointed by the Supreme Court in the proceeding in re Manhattan approach to the Manhattan Bridge filed their final report with the clerk of the County of New York on the first day of March, 1911. Their awards aggregate the sum of \$4,395,178.50.

In re New st adjoining and parallel with Manhattan approach of Manhattan Bridge the commissioners, George Gordon Battle, Edward C. Crowley and John C. Fitzgerald filed their final report on March 1, 1911. Their awards aggregate the sum of \$415,320.

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 STREET.

Monday, March 6.

EAST 205TH ST (opening), from White Plains rd to Boston Post rd, 11 a. m.

CITY ISLAND BRIDGE, 1 p. m.

HAVEN AV (opening), from 170th st to Fort Washington av, 10 a. m.

EXTERIOR ST (opening), from 64th st to 81st st, 1 p. m.

FAILE ST (assessment), from Garrison av to Whitlock av, 10 a. m.

WILLIS AV BRIDGE, 11 a. m.

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

UNNAMED ST (opening) from Amsterdam av to Audubon av at 165th st, 2.30 p. m.

EAST 161ST ST (assessment), from Brook av to 3d av, 3 p. m.

GRAND BOULEVARD AND CONCOURSE (opening), from 158th st to 164th st, 2 p. m.

MAGENTA ST (assessment), from White Plains rd to Colden av, 1 p. m.

Tuesday, March 7.

EAST 205TH ST (assessment), from White Plains rd to Boston Post rd, 11 a. m.

HAVEN AV (assessment), from 170th st to Fort Washington av, 10 a. m.

THROGS NECK BOULEVARD (opening), from Eastern Boulevard to Shore Drive, 3 p. m.

CASTLE HILL AV (assessment), from West Farms rd to the Public Place, 1.30 p. m.

BUENA VISTA AV (opening) from Haven av to 176th st, 4 p. m.

Wednesday, March 8.

WEST 234TH ST (opening) from Albany rd to Kingsbridge av, 2 p. m.

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

Thursday, March 9.

WEST 234TH ST (assessment), from Albany rd to Kingsbridge av, 2 p. m.

BENSON AV (assessment), from West Farms rd to Lane av, 2.30 p. m.

BENSON AV (opening), from West Farms rd to Lane av, 2 p. m.

COMMISSIONERS OF APPRAISAL, 258 BROADWAY.

Monday, March 6.

PIERS 32 AND 33 EAST RIVER, 11 a. m.

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

Tuesday, March 7.

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

BROOKLYN BRIDGE ARCHES, 2.30 p. m.

LOOP NO. 6, Rapid Transit, 3.30 p. m.

Wednesday, March 8.

BROADWAY FERRY, 2 p. m.

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

Thursday, March 9.

15TH TO 23D ST, North River, dock proceeding, 10.30 a. m.

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

LOOP NO. 6, Rapid Transit, 3.30 p. m.

Friday, March 9.

HAMILTON PL, school site, 1 p. m.
15TH TO 18TH ST, North River, dock proceeding, 2.30 p. m.

BY PUBLIC SERVICE COMMISSION, TRIBUNE BUILDING.

Monday, March 6.

LONG ISLAND RAILROAD COMPANY—"Application for discontinuance and relocation of Ramblersville station." Commissioner Bassett, 2.30 p. m.

BROOKLYN BOROUGH GAS COMPANY—"Informal hearing as to rates for gas in 31st Ward, Brooklyn." Commissioner Maltbie, 2.30 p. m.

Tuesday, March 7.

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.

Wednesday, March 8.

Rapid Transit in Borough of Queens—"Laying out a subway or elevated route from the Steinway Tunnel to Queensboro Plaza; an elevated route from Queensboro Plaza to Jamaica av; an elevated route from Thomson av and Greenpoint av to Roosevelt av, Flushing Creek; a route from Queensboro Plaza to North Beach." Whole Commission, 3 p. m.

Thursday, March 9.

OCEAN ELECTRIC RAILWAY COMPANY—"Application for approval of street railroad extension in Belle Harbor and West Rockaway." Commissioner Bassett, 2.30 p. m.

Friday, March 10.

FLATBUSH GAS COMPANY—"Application for approval of exercise of franchise for additional mains." Commissioner Bassett, 2.30 p. m.

LOCAL BOARD DOINGS.

CALENDARS FOR MARCH 7.

CHESTER DISTRICT.

CONSTRUCTING SEWERS AND AP-
PURTENANCES IN

HAVILAND AV, between Zerega av and summit west of Havemeyer av.

POWELL AV, between Zerega av and summit west of Havemeyer av.

GLEASON AV, between Zerega av and summit west of Havemeyer av.

ELLIS AV, between Zerega av and Pugsley av.

EAST 177TH ST (north side) between Pugsley av and summit west of Gleason av.

177TH ST (south side), between Ellis av and Gleason av.

NEWBOLD AV, between Zerega av and Havemeyer av.

WATERBURY AV, between Zerega av and Havemeyer av.

NEWBOLD AV, between Pugsley av and summit east of Castlehill av.

OLMSTEAD AV, between Ellis av and Westchester av.

HAVEMEYER AV, bet Watson av and Waterbury av.

CASTLEHILL AV, between Gleason av and Westchester av.

CONSTRUCTING SEWERS AND AP-
PURTENANCES IN

HAVEMEYER AV, between Lafayette av and Watson av.

EAST 177TH ST (south side), between Havemeyer av and summit east of Watson av; and in

TURNBULL AV, between Zerega av and Havemeyer av.

HERMANY AV, between Zerega av and summit west of Castlehill av.

STOREY AV, between Zerega av and summit west of Castlehill av.

QUIMBY AV, between Zerega av and Castlehill av.

HOUGHTON AV, between Zerega av and Castlehill av.

CHATTERTON AV, between Zerega av and Castlehill av.

BLACKROCK AV, between Havemeyer av and Castlehill av.

EAST 177TH ST (north side), between Blackrock av and Watson av, and in

WATSON AV, between Havemeyer av and East 177th st.

CASTLEHILL AV, between Storey av and Turnbull av.

CONSTRUCTING SEWERS AND AP-
PURTENANCES IN

HERMANY AV, between Pugsley av and the summit east of Olmstead av.

STOREY AV, between Pugsley av and the summit of Olmstead av.

QUIMBY AV, between Pugsley av and Castlehill av.

HOUGHTON AV, between Pugsley av and Castlehill av.

CHATTERTON AV, between Pugsley av and Castlehill av.

BLACKROCK AV, between Pugsley av and Castlehill av.

OLMSTEAD AV, between Hermany av and Ellis av.

WATSON AV, between Pugsley av and East 177th st.

EAST 177TH ST (south side), between Watson av and summit east of Watson av.

HAVILAND AV, between Pugsley av and summit east of Castlehill av.

POWELL AV, between Pugsley av and summit east of Castlehill av.

GLEASON AV, between Pugsley av and summit east of Castlehill av.

CASTLEHILL AV, between Storey av and Ludlow av.

CASTLEHILL AV, between Blackrock av and Watson av.

CASTLEHILL AV, between Haviland av and Gleason av.

CASTLEHILL AV, between Haviland av and East 177th st (east side).

CASTLEHILL AV (west side), between East 177th st and Watson av.

EAST 177TH ST (north side), between Watson av and Castlehill av.

177TH ST (south side), between Haviland av and Castlehill av.

177TH ST (both sides), between Powell av and Haviland av.

177TH ST (north side), between Olmstead av and Powell av.

177TH ST (south side), between Olmstead av and Gleason av.

177TH ST (north side), between Gleason av and summit west of Gleason av.

BRONX BOULEVARD.—Regulating and grading, etc., in Bronx Boulevard, be-

tween Gun Hill road and Morris st (Burke av), together with all work incidental thereto. Resolution of Nov. 9, 1910, to be amended by providing for this work "except where the same crosses a waterway (Bronx River)."

PROTECTORY AV.—Plan "A" shows the discontinuance and closing, from McGraw av to Purdy st.

HOGUET AV.—Extension, from Starling av to McGraw av; and extension of ST. RAYMOND AV, from Protectory av to Hoguet av.

SAND ST.—Protest against the widening, between Westchester av and Walker av. Report Feb. 28, 1911: "Sand st extends only from Unionport road to Protectory av and forms a part of Olmstead av; it has a width of 50 feet between these limits and therefore cannot be reduced.

MORRISANIA DISTRICT.

BEACH TERRACE.—Paving, from Crimmins av to Beekman av, etc.

CRIMMINS AV.—Paving, from East 141st st to St. Mary's st.

VAN CORTLANDT DISTRICT.

167TH ST.—Paving, from the New York and Harlem Railroad to the approach to the Concourse.

WEBSTER AV.—Furnishing and erecting about 180 feet of guard rail along the easterly side of Webster av, beginning at a point about 290 feet south of the City Line and thence running southerly a distance of 180 feet.

PARK AV.—Furnishing and erecting about 152 linear feet of guard rail on the west side of Park av, beginning at a point 75 feet south of Fordham road and running southerly a distance of 152 feet.

165TH ST.—Regulating and grading, etc., from Sherman av to Walton av. On the original petition dated Nov. 9, 1910, there appears the following addendum: "The assessment, if any, to be a charge against the city at large, as per copy of letter annexed." For consideration.

161ST ST.—Regulating and grading, etc., from Walton av to Jerome av. Estimated cost, \$12,500; assessed value of the real estate, \$371,800. Title vested Nov. 16, 1880. Center line length, 1,830 linear ft.; \$3.42 per lin. ft.; or about \$85.50 per 25-foot lot.

KINGSBRIDGE ROAD. — Amending resolution for paving Kingsbridge road, from Jerome av to a point about 75 feet west of Creston av.

233D ST.—Constructing sewer between Napier av and Mount Vernon av. Estimated cost, \$11,775; assessed value of the real estate, \$135,000. Probable cost per 25-foot lot, \$200.

187TH ST.—Regulating and grading, etc., from Valentine av to Marion av. Estimated cost, \$12,500; assessed value of real estate, \$358,800. Center line length, 500 lin. ft. Probable cost for a 25-foot lot, \$312.50 for plan 1, or \$400 for plan 2. The latter provides for two flights of steps instead of one on plan 1.

172D ST.—Opening, between Plympton av and Aqueduct av; tentative map adopted Dec. 15, 1910, by Board of Estimate and Apportionment. Sketch submitted.

CONDEMNATION PROCEEDINGS.

FINAL REPORTS.

HILLSIDE AV.—Opening, from Nagle av near Broadway, to Nagle av near Dyckman st. The final report of the Commissioners of Estimate and Assessment will be presented to the Supreme Court for confirmation March 7.

BILLS OF COSTS.

CYPRESS AV.—Opening between northerly line of property of Harlem River & Port Chester R. R. and the Bronx Kills.

CRUGER AV.—Opening, from Williamsbridge rd to South Oak Drive.

CRUGER AV.—Opening, from South Oak Drive to Gun Hill rd.

HOLLAND AV.—Opening, from Williamsbridge rd to South Oak Drive.

MAPLE ST.—Opening, from Gun Hill rd to 215th st.

Bills of costs in the above proceedings will be presented to the Supreme Court for taxation March 13 for Cypress av, and March 10 for all others.

Proposed Assessments.

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

The area of assessment of the improvements extends to half the block at the intersecting streets.

All persons whose interests are affected by the proposed assessments and who are opposed to the same, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, 320 Broadway, on or before March 28, at 11 a. m., at which time and place the objections will be heard and testimony received in reference thereto.

CROTONA PARK EAST.—Receiving basin and appurtenances on west side of Crotona Park East, opposite East 173d st. Affecting Crotona Park.

174TH ST.—Receiving basins and appurtenances at the northeast and southeast corners of East 174th st and Eastburn av. Affecting blocks 2793 and 2796.

ASSESSMENTS.

DUE AND PAYABLE.

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

CLAREMONT AV.—RESTORING ASPHALT PAVEMENT in front of premises known as No. 35. Area of assessment: West side of Claremont av, between 118th and 119th sts, known as Lot 25, in Block 1990. April 22.

170TH ST.—REGULATING, GRADING, ETC., from Grant av to Clay av. Area of assessment: Both sides of 170th st, from Grant av to Clay av, and to the extent of half the block at the intersecting avenues. April 22.

ST. ANNS AV.—REPAIRING THE WESTERLY SIDEWALK, in front of premises 597 and 599, beginning about 100 ft. south of Westchester av and extending 50 ft. southerly. Area of assessment affects Block 2276. April 29.

JENNINGS ST.—PAVING AND CURBING, between Stebbins av and West Farms rd. Area of assessment: Both sides of Jennings st, from Stebbins av to West Farms rd, and to the extent of half the block at the intersecting streets. April 29.

TOMPKINS ST.—Sewer, between Rivington and Houston sts. Area of assessment: West side of Tompkins st, from Rivington to Houston sts. April 29.

151ST ST.—SEWER, between Riverside Drive and Broadway. Area of assessment: Both sides of 151st st, from Riverside Drive to Broadway. April 29.

158TH ST.—PAVING AND CURBING, from St. Nicholas av to Edgecombe av. Area of assessment: Both sides of 158th st, from St. Nicholas to Edgecombe avs, and to the extent of half the block at the intersecting avenues. April 29.

171ST ST.—RECEIVING BASINS at the northwest corner of Fort Washington av. Area of assessment: Affects Block 2139. April 29.

174TH ST.—PAVING AND CURBING, between Amsterdam and Audubon avs. Area of assessment: Both sides of 174th

st, from Amsterdam to Audubon avs, and to the extent of half the block at the intersecting avenues. April 29.

178TH ST.—PAVING AND CURBING, from Broadway to Pinehurst av. Area of assessment: Both sides of West 178th st, from Broadway to Pinehurst av, and to the extent of half the block at the intersecting streets. April 29.

New Mortgage Plan Attractive.

Mr. Horace Anderson, assistant secretary of the Title Guarantee & Trust Company said on Friday:

"Inquiries received to date show widespread interest in the new ten-year mortgage plan, the requests for particulars of the new mortgage having run into hundreds early in the week although the plan did not go into effect until Monday.

"Naturally, Brooklyn led in the number of inquiries, with the Boroughs of Bronx and Queens following, these three boroughs being expected to furnish the greatest number of such applications, but many inquiries were also received from Staten Island and a great many from Manhattan. The number of inquiries received from Connecticut, New Jersey and Westchester County indicates a demand for a similar mortgage in other localities than greater New York but these districts are outside of our lending area.

"It is too early to report any statistics as to actual applications for loans but the early indications are for a success equal to that of the Mortgage Certificate plan of this company, which has not only resulted in large additional local sales of New York mortgages, but has also drawn much fresh capital into the local real estate field.

"The new plan will be pushed aggressively and will, it is believed, do much to assist people of small means to own or keep their own homes."

Practical Methods for Appraising.

This is the title given to a book written by George J. Craigen, assistant chief deputy of the Department of Taxes and Assessments. In addition to a detailed description of the operation of the Department of Taxes and Assessments, the book contains the writer's views of the proper way to arrive at land values, and illustrations of over 100 types of buildings with detailed information of costs and the value of parts of the same. Rules for computing the value of buildings in course of erection, with details of cost of frame, brick, concrete and steel buildings are also given. There are also rules and tables for estimating the value of irregular parcels of land. While opinions may differ as to the methods to be pursued in appraising real property Mr. Craigen's book, owing to his long connection with the Department of Taxes, cannot but be of value to anyone dealing in real estate in this city. The books are for sale and may be had of J. A. R. Duntze, 501 West 178th st.

THE WEEK'S STATISTICS.

The total number of sales reported in this issue is 61 of which 26 were below 59th st, 24 above, and 11 in the Bronx. The sales reported for the corresponding week last year were 68, of which 21 were below 59th st, 27 above, and 20 in the Bronx.

The total number of mortgages recorded for Manhattan this week was 171, as against 118 last week, and in the Bronx 107, as against 81 last week. The total amount was \$7,604,424, as against \$3,931,611 last week.

The amount involved in the auction sales this week was \$1,540,674, and since January 1, \$7,137,975. Last year the total for the week was \$2,264,567, and from January \$12,418,253.

REAL ESTATE AND BUILDING STATISTICS

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

MANHATTAN AND THE BRONX.

CONVEYANCES.

Table with columns for 1911 (Feb. 24-Mar. 2, inc.) and 1910 (Feb. 25 to Mar. 3, inc.) for Manhattan and The Bronx. Rows include Total No. for Manhattan, Total No. for The Bronx, Total No. Manhattan and The Bronx, Total Amt. for Manhattan, and Total Amt. for The Bronx.

Assessed Value Manhattan.

(From assessment roll of 1910)

Table with columns for 1911 (Feb. 24-Mar. 2, inc.) and 1910 (Feb. 25 to Mar. 3, inc.) for Manhattan and The Bronx. Rows include Total No. with consideration, Assessed value, Total No. nominal, and Assessed value.

MORTGAGES.

Table with columns for 1911 (Feb. 24-Mar. 2, inc.) and 1910 (Feb. 25-Mar. 3, inc.) for Manhattan and The Bronx. Rows include Total number, Amount involved, No. at 8%, No. at 6%, No. at 5 1/2%, No. at 5%, No. at 4 1/2%, No. at 4%, No. at 3%, No. at 2%, No. with interest not given, and Amount involved.

Summary table for Mortgages with columns for 1911 and 1910. Rows include Total No., Total Amt., Total No. Manhattan and The Bronx, Total Amt. Manhattan and The Bronx, Total No. for Manhattan, Total Amt. for Manhattan, Total No. for The Bronx, and Total Amt. for The Bronx.

EXTENDED MORTGAGES

Table with columns for 1911 (Feb. 24-Mar. 2, inc.) and 1910 (Feb. 25-Mar. 3, inc.) for Manhattan and The Bronx. Rows include Total number, Amount involved, No. at 6%, No. at 5 1/2%, No. at 5%, No. at 4 1/2%, No. at 4%, No. with interest not given, and Amount involved.

Summary table for Manhattan and The Bronx with columns for 1911 and 1910. Rows include Total No. Manhattan, Total Amt. Manhattan, Total No. The Bronx, Total Amt. The Bronx, Total No. Manhattan and The Bronx, and Total Amt. Manhattan and The Bronx.

PROJECTED BUILDINGS.

Table with columns for 1911 (Feb. 25-Mar. 3, inc.) and 1910 (Feb. 26-Mar. 4, inc.) for Manhattan and The Bronx. Rows include Total No. New Buildings, Grand total, Total Amt. Alterations, and Total No. of New Buildings.

Summary table for Projected Buildings with columns for 1911 and 1910. Rows include Mhntn-Bronx, Total Amt. Alterations, and Total No. New Bldgs.

BROOKLYN.

CONVEYANCES.

Table with columns for 1911 (Feb. 23-Mar. 1, inc.) and 1910 (Feb. 24-Mar. 2, inc.) for Brooklyn. Rows include Total number, No. with consideration, Amount involved, Number nominal, Total number of conveyances, Total amount of conveyances, Total No. of Conveyances for Feb., Total Amt. of Conveyances for Feb., and Total No. of Nominal Conveyances for Feb.

MORTGAGES.

Table with columns for 1911 and 1910 for Brooklyn. Rows include Total number, Amount involved, No. at 6%, No. at 5 1/2%, No. at 5%, No. at 4 1/2%, No. at 4%, No. with interest not given, and Amount involved.

Summary table for Brooklyn Mortgages with columns for 1911 and 1910. Rows include Total number of Mortgages, Total amount of Mortgages, Total No. of Mortgages for Feb., and Total Amt. of Mortgages for Feb.

PROJECTED BUILDINGS

Table with columns for 1911 (Feb. 24-Mar. 2, inc.) and 1910 (Feb. 25-Mar. 3, inc.) for Brooklyn. Rows include No. of New Buildings, Estimated cost, Total Amount of Alterations, Total No. of New Buildings, Total Amt. of New Buildings, Total Amount of Alterations, Total No. of New Buildings for Feb., and Total Amt. of New Buildings for Feb.

QUEENS.

PROJECTED BUILDINGS.

Table with columns for 1911 (Feb. 24-Mar. 2, inc.) and 1910 (Feb. 25-Mar. 3, inc.) for Queens. Rows include No. of New Buildings, Estimated cost, Total Amount of Alterations, Total No. of New Buildings, Total Amt. of New Buildings, Total Amount of Alterations, Total No. of New Bldgs. for Feb., and Total Amt. of New Bldgs. for Feb.

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... HON. ABRAHAM R. LAWRENCE, Counsel

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

SLAWSON & HOBBS

Real Estate

162 WEST 72D STREET

VOLUNTARY AUCTION SALES.

JOSEPH P. DAY.

March 9.

125th st, n s, 100 e 5th av, 30x99.11, two 3-sty bk & stn bldgs with str.

HERBERT A. SHERMAN.

March 9.

St Nicholas av n w cor 155th st; 51.9x82.6x49.11 155th st

ADVERTISED LEGAL SALES.

March 4.

No Legal Sales advertised for this day.

March 6.

28th st, No 20, s s, 95 w Mad av, 25x98.9, 4-sty & b stn dwg.

AUCTION SALES OF THE WEEK.

The following is the complete list of property sold, withdrawn or adjourned during the week ending March 3, 1911, at the New York Real Estate Salesroom, 14 and 16 Vesey St.

JOSEPH P. DAY.

Av B, No 287, e s, 42 s 17th st, 20x63, 3-sty bk tnt & str. (Amt due, \$10,722.17; taxes, &c, \$220.37.) Wm A Brown...

Willett st, No 47 n w cor Delancey st, 44.8x88, 6-sty bk tnt & Delancey st, Nos 224 & 226 str.

BRYAN L. KENNELLY.

*West Broadway n e cor Warren st, 75.3x53.7x75.9x53.8, 5-sty bk Warren st, Nos 60 & 62 loft & str bldg.

JAMES L. WELLS.

Audubon av, w s, 25 n 180th st, 75x100, vacant. (Amt due, \$11,370.97; taxes, &c, \$474.63.) Withdrawn

L. J. PHILLIPS & CO.

85th st, No 219, n s, 250.10 e 3d av, 25.7x101.6x25.1x102.1, 5-sty bk tnt. (Amt due, \$5,680.32; taxes, &c, \$493.47; sub to a first mt of \$20,500.) Withdrawn

SAMUEL GOLDSTICKER.

*157th st, n s, 500 w Amsterdam av, 75x99.11, vacant. (Amt due, \$30,202.70; taxes, &c, \$1,030.10.) Isidore Jackson...

HERBERT A. SHERMAN.

Bank st, No 98 s e cor Greenwich st, 14.3x47x27.9x40, 2-sty bk Greenwich st, No 769 tnt. (Amt due, \$6,472.48; taxes, &c, \$146.70.) Laura Baylis...

SAMUEL MARX.

*139th st, s s, 153.5 e So Boulevard, 300x100, vacant. (Amt due, \$30,051.18; taxes, &c, \$6,853.45.) United States Realty & Improvement Co...

DANIEL GREENWALD.

*56th st, No 235, n s, 225 w 2d av, 25x100.5, 5-sty bk tnt & str. (Amt due, \$22,259.10; taxes, &c, \$451.07.) Rachel Katze...

PARISH, FISHER & CO.

*213th st, n s, 25 e Olinville av, 75x100, Williamsbridge. (Amt due, \$1,021.41; taxes, &c, \$303.40.) Mark Lurie...

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.

Feb. 24, 25, 27, 28 and March 1, 2.

- Attorney st, No 35, w s, 150 n Grand st, 25x100. Asst of rents. Tarsus Realty Co to Royal Bank, 93 Nassau st. Feb 23, 1911. 2:346. 1,650
- Barclay st, Nos 3 & 5, n s, abt 140 w Bway, 50x75, 2 5-sty stn loft & str bldgs. Elizabeth Kenedy widow to Broadway-Park Place Co, 280 Bway. Mts \$100,000 & all liens. Feb 4, 1911. 1:123—1 & 2. A \$110,000—\$130,000. O C & 100
- Broome st, No 22, n s, 50 w Mangin st, 25x100, 5-sty bk tnt & str. Rosie Joseph to Benj J Weil, 11a E 75th st. All liens. Feb 27, 1911. 2:322—28. A \$14,000—\$21,000. O C & 100
- Broome st, No 557, s s, 70 e Varick st, runs s along 4 ft alley, 63 x e 21 x n 63 to st x w 21 to beg, with rights to alley, 3-sty bk tnt & str. Max Keve to Lena Brandenburg, 1078 Putnam av, Bklyn. Mt \$8,500. Feb 25, 1911. 2:477—44. A \$8,500—\$14,000. O C & 100
- Charlton st, No 6, s s, 61 w MacDougal st, 22x56, 2-sty bk tnt & str. Josephine Berk to Jos G Berk, 6 Charlton st. Feb 25, 1911. 2:506—30. A \$7,500—\$8,000. O C & 100
- Canal st, Nos 351 to 353 (88 to 92), n e cor Wooster st, 61.6x86.3x. Wooster st, Nos 2 & 4 | 57.10x78.10, two 5-sty bk loft & str bldgs. Mts \$13,000.
- Barrow st, No 51, s s, 207 w Bleecker st, 20.4x40, 2-sty & b fr (bk ft) dwg. Josephine A Habirshaw et al to Habirshaw Read Estates, Inc. a corp. July 2, 1901. Feb 27, 1911. 1:229—6. A \$75,000—\$110,000; 2:587—49. A \$4,000—\$4,500. nom
- Delancey st, No 140, n s, 75 w Suffolk st, 25x100, vacant. Emily L Horn widow to Mary T Owens, 22 E 31st st. Jennie L Granbery, 101 W 130th st; Chas A Horn, 1425 Pacific st, Bklyn; Flora E Landis (Horn), 253 W 54th st & Mary T Wagner, 10 E 15th st. Q C. Oct 4, 1910. Feb 24, 1911. 2:353—78. A \$27,000—\$32,000. nom
- Delancey st, Nos 142 to 146 n w cor, 3-sty fr bk ft tnt & str & Suffolk st, Nos 89 & 91 | vacant. Declaration of Trust. Jas H Gilbert to Wm T Gilbert in trust for Jas H, Jenny H & Wm T Gilbert, Jr. All title. Sept 19, 1907. Feb 24, 1911. 2:353.
- East Broadway, No 50, n s, 264.2 w Market st, old line, 24.11x 68.10x25x68.10, 5-sty bk loft & str bldg. Milford Simis to Celia Greenberg, 1352 Clinton av. B & S. Mt \$29,000. Feb 21, 1911. 1:281—23. A \$19,000—\$30,000. nom
- East Broadway, No 232 n s 141 e Clinton st, 23.10x108 to s s Division st, No 221 | Division st x 23.10x108.4, 1, 4 & 1, 5-sty bk tnts & str. Dora Padwee to Aaron L Puretz, 221 Division st. All liens. Feb 28, 1911. 1:286—47 & 75. A \$28,000—\$41,000. O C & 100
- Eldridge st, No 15, w s, 150 s Canal st, 25x100, 5-sty bk tnt & str. Rachel wife Albt Sokolski to Manuel Goldberg, 222 W 122d st. 1/4 part. Mt \$31,000. Jan 24, 1911. Re-recorded from Jan 26, 1911. Mar 2, 1911. 1:292—24. A \$20,000—\$21,000. O C & 100
- Same property. Manuel Goldberg to Osher Rosenberg, 25 Ames st, Bklyn. Mts \$36,000. Feb 28, 1911. 1:292.
- Forsyth st or New st, adj Manhattan Bridge, e s, 9.9 n E Bway, runs n 59.3 x e 17.3 x s 56.8 to beg, gore, vacant. Guste Wilder widow to Saml Wilder, 102 W 114th st & Chas Wilder, 110 Lenox av. Q C. Jan 31, 1911. 1:282—50. A \$6,500—\$6,500. nom
- Same property. Saml & Chas Wilder to Wilder Bros a corp, 83 Bowery. All liens. Feb 21, 1911. Feb 24, 1911. 1:282. O C & 100
- Front st, No 359 | begins Front st, s s, 200 w Jackson st or square, South st, No 382 | 25x140 to South st, two 6-sty bk tnts & str. Ignatz Margaretten to Adolf Moskovitz, 1855 1st av. Mt \$—, Feb 24, 1911. 1:243—17. A \$10,000—\$35,000. nom
- Front st, No 93 | s e cor Gouverneur lane, 25x201.9 to n w s South Gouverneur lane | st, x 25x203.4, 2, 4-sty bk loft & str bldgs. South st, No 48 | Henry C Eno EXR, & Geo W Lane to Alfred L Anderson at Closter, Bergen Co. N J. Feb 23, 1911. 1:35—9 & 41. A \$50,300—\$75,000. 55,000
- Front st, No 93 | s e cor Gouverneur la, 25x101.7, 4-sty bk loft Gouverneur lane | & str bldg. Alfred L Anderson to Wm J Robertson, 233 W 77th st. Mts \$26,000 & all liens. Feb 28, 1911. 1:35—9. A \$24,000—\$36,000. O C & 100
- Greenwich st, Nos 627 & 631 | s e cor Morton st, 100.4x110.10x100x Morton st, Nos 82 to 90 | 102.4, 8-sty bk loft & str bldg. Jas H Cruikshank to St John's Park Realty Co, 50 Pine st. Mt \$200,000. Mar 1, 1911. 2:602—58. A \$—\$. O C & 100
- Same property. St John's Park Realty Co to Edw P Meany at Convent, Morris Co, N J. Mt \$200,000. Mar 1, 1911. 2:602. O C & 100
- Greenwich st, No 514 | s w cor Spring st, 18.4x40, 4-sty bk tnt & Spring st, No 322 | str. Edw E Androvette to Jas P McManus, 451 52d st, Bklyn. C a G. Feb 18, 1911. 2:595—73. A \$6,000—\$9,000. nom
- Hamilton st, No 38, s s, 164.6 w Market st, 27x96.6x25.6x103.6, 5-sty bk tnt & str & 4-sty bk tnt in rear. Henrietta Rosen to Abraham H Sarasohn, 31 W 115th st. Mts \$21,500. Jan 3, 1911. 1:253—43. A \$8,000—\$17,000. nom
- Jefferson st, No 29, e s, 75 s Henry st, 25x23.10, 7-sty bk loft & str bldg. Jos Jacobs to Wolf Nadler, 1419 51st st, Bklyn. All title. Mt \$10,000. Feb 21, 1911. 1:270—62. A \$6,500—\$12,000. nom
- Jackson st, No 6, e s, 64.6 s Grand st, 22x50, 3-sty bk tnt & str. Chas Benj et al to Hermann Fischer, 6 Jackson st. Mt \$3,000. Feb 23, 1911. 1:265—77. A \$4,000—\$6,000. O C & 100
- Jumelpl'n w cor 167th st, 166.3x100x101.2x119.3, vacant. Fanny 167th st | Gruen to Anne C Rogers at Hyde Park, Dutchess Co. N Y. All liens. Feb 28, 1911. 8:2112—49 to 53. A \$22,000—\$22,000. O C & 100
- Ludlow st, No 49, w s, abt 150 s Grand st, 25x87.6, 4-sty fr bk ft tnt & str & 4-sty bk tnt in rear. Henry Goodman to Jacob De Goff, 24 W 113th st. Mt \$26,000. Feb 24, 1911. 1:309—23. A \$20,000—\$24,000. O C & 100
- Ludlow st, No 110, e s, 100 n Delancey st, 25x87.6, 6-sty bk tnt & str. Phillip Goldstein to Wilder Bros, 83 Bowery. Mts \$33,500 & all liens. Feb 28, 1911. 2:410—37. A \$22,000—\$40,000. O C & 100
- Madison st, No 313, n s, 84.10 w Gouverneur st, 26.7x87.4x26.4x 85.9, 5-sty bk tnt & str. Isidor & Julius Newcorn & Rose Silbermann HEIRS Harris Harris Newcorn to Harry Newcorn, 155 W 117th st, 3-8 parts. Mt \$15,000. Feb 15, 1911. 1:268—43. A \$17,000—\$30,000. O C & 100
- Same property. Sylvia Newcorn by Minnie Newcorn to same. 1/4 part. All title. Mt \$15,000. Feb 15, 1911. 1:268. nom
- Same property. Release Dower. Minnie Newcorn widow to same. Feb 15, 1911. 1:268. nom
- Monroe st, Nos 263 & 265, n s, 100.4 w Jackson st, runs w 50.3 x n 108.2 x e 25 x n 1 x e 25 x s 105.10 to beg, 2, 5-sty bk tnts & str & 2, 5-sty bk tnts in rear. Eugene Salke of Bklyn, N Y to Marie Hartmann, 795 Dekalb av, Bklyn, N Y. Mt \$40,500. Sept 30, 1910. Mar 2, 1911. 1:266—33 & 34. A \$36,000—\$56,000. O C & 100
- Madison st, No 315, n s, 58.3 w Gouverneur st, runs w 26.7 x n 85.9 x e 29.8 x s 5.7 x w 2.4 x s 78.7 to beg, 5-sty bk tnt & str. Harry Newcorn & Annie his wife to Minnie Newcorn, 2649 3d av. 1/2 part. Mt \$15,000. Feb 15, 1911. 1:268—44. A \$17,000—\$30,000. O C & 100
- Same property. Same to Isidore, Julius & Sylvia Newcorn, 2649 3d av & Rose Silbermann, 440 E 141st st. 1/2 part. Mt \$15,000. Feb 15, 1911. 1:268. O C & 100
- Madison st, No 178, s s, abt 240 e Pike st, 25.1x100, 4-sty bk tnt & str & 4-sty bk tnt in rear. Alta Levy to David Pomeranz. All title. All liens. Mar 9, 1908. Mar 2, 1911. 1:272—36. A \$19,000—\$27,000. nom
- Same property. Louis Oshansky to Beckie Levine. 1-3 part. Mt \$30,750. Sept 9, 1908. Mar 2, 1911. 1:272. O C & 100
- Same property. Beckie Levine, David Pomeranz & Max Kozakowsky to Theo Shumann, 524 W 162d st. All of all liens. Feb 15, 1911. 1:272. O C & 100
- Madison st, No 133 (123), n s, abt 185 e Market st, 25x100, 5-sty bk tnt & str now taken for bridge approach. Dominic L O'Reilly to Michl J & Jos F Mulqueen, 253 Bway. Q C & C a G. Apr 7, 1905. Mar 1, 1911. 1:275—part lot 3. A \$—\$. nom
- Monroe st, No 18, s s, abt 250 e Catherine st, 25x50.10x25x47, e s, 5-sty bk tnt & str.
- Hamilton st, No 21, n s, 244.2 e Catherine st, runs e 19.9 x n 62.10 x w 12.2 x n 4 x w 6.9 x s 66 to beg, with all title to 4-ft alley leading to Monroe st, 2-sty bk tnt. Louisa H Vosbrinck to Peter Otten, 1321 Clinton av, Bronx. B & S. Mt \$21,000. Mar 12, 1910. Mar 1, 1911. 1:253—74 & 99. A \$15,000—\$26,000. nom
- Same property. Peter Otten to Luigi Torregrossa, 50 Oak st. Mt \$21,000 & all liens. Feb 27, 1911. 1:253. nom
- Maiden lane, No 121 | n e s, 124.11 n w Water st, 23.7x85.5 to Fletcher st, No 5 | Fletcher st & 23.8x84.8, 5-sty bk loft & str bldg. Wm F Gaston et al TRUSTEES Susan J Palmer decd et al to Walstein S Reade, 434 Clermont av, Bklyn. Feb 15, 1911. 1:70—9. \$33,300—\$42,500 37,500
- Same property. Walstein S Reade to Franklin S Jerome at Stamford, Conn & Jos H Wright, 1977 Bway, N Y as joint tenants. Mt \$30,000. Mar 1, 1911. 1:70. O C & 100
- Madison st, No 345, n s, 96 e Scammel st, 24x96, 5-sty bk tnt & str. PARTITION, Dec 6, 1910. John E Van Nostrand, ref. to Katherine Mahler, 702 Col av. Feb 27, 1911. 1:267—24. A \$14,000—\$22,000. 18,600
- Same property. Catharine Mahler widow to same. Q C. Feb 17, 1911. 1:267. nom
- Madison st, No 328 | s w cor Scammel st, 25x89x24.11x90.5, Scammel st, Nos 25 & 27 | 6-sty bk tnt & str. David Lasky to Saml Birnbaum, 415 E 75th st. All liens. Feb 11, 1911. 1:266—8. A \$24,000—\$50,000. 100
- Orchard st, No 182, e s, 127.6 n Stanton st, 25.6x87.9x25.1x87.9, 5-sty bk tnt & str. Rosen-Realty Co to Morris Levine, 80 Allen st. Mt \$22,000. Feb 24, 1911. 2:412—6. A \$22,000—\$29,000. O C & 100

Pitt st, Nos 86 & 88, e s, 84.6 n Rivington st, 40.10x100.8x40.5
x100.11, 2, 3-sty bk & fr tnnts & str with 2, 4-sty bk tnnts in
rear. PARTITION, Dec 6, 1910. Jno E Van Nostrand ref to
Edw Mahler, 702 Col av. Feb 27. Feb 28, 1911. 2:339-3.
A \$29,000-\$34,000. 33,500
Same property. Cath Mahler widow to same. Q C. Feb 17,
Feb 28, 1911. 2:339. nom

Perry st, No 129, n s, abt 92 w Greenwich st 25x98.2, 6-sty bk
tnt. FORECLOS, Feb 17, 1911. Jos A Warren, ref, to Rexton
Realty Co, 37 Liberty st. Feb 24. Feb 27, 1911. 2:633-27. A
\$11,000-\$31,000. 5,200

Pine st, No 98 n e s, 52 n w South st, 22.7x52.6 to s w s
De Peyster st, No 34 De Peyster st x 22.8x52.11, 5-sty bk loft &
str bldg. Theo B Sayre to Edw S Savage at Rahway, N J. Mt
\$16,000. Feb 28. Mar 1, 1911. 1:37-19. A \$13,600-\$20,000.
100

Pine st, No 83, s w s, 47.4 w Water st, 20.4x40.2x20.2x40.2, 5-sty
bk loft & str bldg. H Lee Bragg to Louis L Holmes, 154 Madis-
on av. Mts \$19,000. Feb 28. Mar 2, 1911. 1:39-11. A
\$12,600-\$17,000. nom

Rose st, No 57, s s, abt 122 w Pearl st, 23 & 1/2 blk, 5-sty bk loft
& str bldg. Jno S Ogilvie et al EXRS Jno S Ogilvie to Frank
B Ogilvie, 966 Sterling pl, Bklyn. Mt \$18,000. Feb 1. Mar 1,
1911. 1:114-22. A \$12,000-\$23,000. 33,000

Same property. Jno S Ogilvie et al HEIRS & c of Jno S Ogilvie,
deed to same. All title. B & S. Mt \$18,000. Feb 1. Mar 1,
1911. 1:114. nom

Same property. Release dower. Charlotte E Ogilvie, widow to
same. Feb 23. Mar 1, 1911. 1:114. nom

Reade st, No 142 1/2, n s, 235.2 e Greenwich st, 25x53, 2-sty bk re-
frigerating plant. Release mt. Ray Sundelson to Leon Realty
Co, 108 Broad st. Q C. Jan 16, 1911. Feb 25, 1911. 1:141-
6. A \$17,000-\$28,000. nom

Sullivan st, Nos 216 to 218 on map Nos 214 to 218, w s, 175 n
Bleecker st, 85x100, 6-sty bk factory. Edw V Siedle to Eugene
Gerbereux at Yonkers, N Y. Mt \$15,000. Feb 25. Mar 2, 1911.
2:540-30. A \$60,000-\$125,000. 100

Stanton st, No 277, s s, 80 e Columbia st, 25x51, 3-sty bk tnt. Saml
Aufses & Dena his wife to Dena Aufses, 118 E 73d st. Feb 24.
Mar 2, 1911. 2:334-55. A \$13,000-\$15,000. nom

Stanton st, No 12 (10), n s abt 125 e Bowery, 25x100, 5-sty bk
tnt & str & 5-sty bk tnt in rear. FORECLOS, Mar 1, 1911,
Chas D Donohue, ref, to Nathan Kohn, 309 E 10th st. Mar 2,
1911. 2:427-50. A \$22,000-\$32,000
3,500 over & above mt for 36,000

Stanton st, No 279, s s, 75 w Cannon st, 25x50, 3-sty bk tnt &
str. Benj Aufses to Rae A Lilienstern, 25 E 99th st & Florence
V, Mortimer A & Arthur H Aufses, 118 E 73d st. Feb 23. Feb
24, 1911. 2:334-56. A \$13,000-\$15,000. nom

Sullivan st, No 152, w s, 165.8 s Houston st, 24.6x100.4x24x
100.4.
Sullivan st, No 150, w s, 190.2 s Houston st, 25.1x100.4x24.6x
100.4, 2, 3-sty fr tnnts & str & 2, 4-sty bk tnnts in rear.
Dominick Abbate to Citizens Investing Co, 226 Lafayette st.
B & S. Mt \$32,000. Feb 24. Feb 25, 1911. 2:518-32 & 33.
A \$31,500-\$35,000. O C & 100

Suffolk st, No 93, w s, 275.11 s Rivington st, 25.1x100, 6-sty bk
tnt & str. CONTRACT. Herman Bauman & Jennie Lowenthal
with Nathan Stern, 756 Flushing av, Bklyn. Mts \$42,000. Feb
23. Feb 27, 1911. 2:353-72. A \$25,000-\$45,000. 54,000

Thompson st, Nos 217 & 219, w s, 225 n Bleecker st, 50x100, 7-
sty bk tnt & str.
Macdougall st, Nos 79 to 85, w s, 98 s Bleecker st, 79.6x100, 2
7-sty bk tnnts & str.
Fogliasso-Clement Bldg Co, 197 Bleecker st to Jno L Fogliasso
at Fort Lee, N J. Mts \$197,000. Feb 27. Mar 1, 1911. 2:539
-28. A \$34,000-P \$64,000. 526-26 to 29. A \$46,000-\$
O C & 100

Same property. Jno L Fogliasso to City Fire-Proof Homes In-
vesting Co, 197 Bleecker st. B & S & C a G. Mt \$197,000.
Feb 27. Mar 1, 1911. 2:526 & 539. O C & 100

Washington st, No 389, e s, 75 s Hubert st, 25.2x70, 6-sty bk loft
& str bldg. St John's Park Realty Co to Wm Herron & Co, 361
Greenwich st. Mt \$35,000. Feb 28. Mar 1, 1911. 1:216-20.
A \$12,000-\$
O C & 100

3d st E, No 28, s s, 115 w 2d av, 20x61, 3-sty & b bk dwg. Anna
S Baumann to Eliz C Green & Anna E Briganti, both at 316 72d
st, Bklyn. Feb 25. Feb 27, 1911. 2:458-21. A \$9,000-\$12,
000. nom

3d st E, Nos 348 & 350, s s, 115 e Av D, 37x105.10, 6-sty bk tnt
& str. Sam H Plesofsky to Abraham Plesofsky, 801 E 5th st
& Sophie Strauch, 255 North Main st, Memphis, Tenn. Mts
\$45,000 & all liens. Feb 2. Feb 25, 1911. 2:357-11. A \$25,000
-\$60,000. O C & 100

4th st W, Nos 293 to 297, e s, 18.4 s Bank st, 55.1x65.3, 3-sty
& b bk dwgs.
Bank st, No 48, s s, 65 e 4th st, 20x91.5, 1-sty fr bldg & stable.
Christin Yere to Noelle Grauby, 300 W 13th st. Feb 24, 1911.
2:614-4 to 6 & 8. A \$29,000-\$33,500. nom

5th st E, No 719, n s, 233 e Av C, runs n 97 x e 11.4 x n 7 x e
13.8 x s 104 to st x w 25 to beg, 5-sty bk tnt. FORECLOS, Feb
24, 1911. Phoenix Ingraham, ref, to Emily & Jos Schaeffler, cor
Cambrelling av & Grote st, & Ferdinand A Sieghardt, 410 E 85th
st. Feb 27, 1911. 2:375-60. A \$17,200-\$33,200.
\$15,000 over & above 1st mt \$
5th st E, No 721, n s, 258 e Av C, runs n 104 x e 30 x s 7 x w
5 x s 97 to st x w 25 to beg, 5-sty bk tnt. FORECLOS, Feb
24, 1911. Phoenix Ingraham, ref, to Emily & Jos Schaeffler,
cor Grote st & Cambrelling av, & Ferdinand A Sieghardt, 410 E
85th st. Feb 27, 1911. 2:375-59. A \$17,000-\$33,000.
\$15,000 over & above 1st mt \$
6th st E, No 629, n s, 418 e Av B, 25x90.10, 5-sty bk tnt & str.
Jno F Volck to Isaac Manasse, 627 6th st. Feb 28. Mar 2,
1911. 2:389-46. A \$16,000-\$24,000. O C & 100

7th st E, Nos 215 & 215 1/2, n s, 216.4 w Av C, 33.4x97.6, two 5-sty.
bk tnnts & str. Jos Cohen to Abraham Berney, 800 E 168th st.
Mts \$29,500. Feb 24. Feb 27, 1911. 2:390-46 & 47. A \$20,
000-\$32,000. O C & 100

11th st E, Nos 732 to 736, s s, 125 w Av D, runs s 89.11 x w-
38 x s 0.1 x w 34.4 x n 90 to st, x e 72.4 to beg, 4-sty bk iron-
works. Release mt. Lillian Morris to Adolph Schwartz & Simon
Steiner, both at 785 Hewitt pl. Feb 21. Feb 28, 1911. 2:380-
39. A \$18,000-\$22,000. nom

13th st E, No 22, s s, 285 e 5th av, 22x79.9, 3-sty bk loft & str-
bldg. Edith McV Von Hasperg to Geo Germannt, 20 E 13th st.
Mt \$14,000. Feb 8. Feb 28, 1911. 2:570-16. A \$21,000-\$
23,000. nom

15th st E, No 128, s s, 142 e Irving pl, 13.6x84, owned by party
first part.
15th st E, Nos 130 to 134, s s, 155.6 e Irving pl, 74.6x84, owned
by party second part.

Boundary line agt. Consolidated Gas Co of N Y, 4 Irving pl,
with Academy of Music, 2 Irving pl. Feb 16. Feb 27, 1911.
3:870. nom

17th st W, Nos 50 to 54, s s, 179 e 6th av, 66x92, 12-sty bk loft
& str bldg. Widdern Realty Co to Harwell Realty Co, 516 5th
av. Mt \$315,000. Jan 30. Mar 2, 1911. 3:818-78 to 80.
A \$123,000-\$
O C & 100

18th st W, No 329, n s, abt 356.3 w 8th av, 21.10x92.
3-sty & b bk dwg & part 3-sty & b bk dwg. Lillie J Mott to
Danl Dillon, 319 W 13th st. Mt \$7,000. Mar 1, 1911. 3:742
-20. A \$10,500-\$15,500. 100

18th st E, No 119, n s, 128.3 w Irving pl, 21.9x92, 3-sty & b stn
dwg. Isabella L Beekman to Chas Olbrich, 207 E 19th st. Feb
24, 1911. 3:874-13. A \$24,300-\$30,000. nom

19th st W, No 21, n s, 345 w 5th av, 25x92, vacant. Fabian Constn
Co to Criterion Constn Co, 222 Riverside Drive. Mts \$47,000 &
all liens. Feb 14. Feb 25, 1911. 3:821-27. A \$44,000-\$
\$44,000. O C & 100

23d st W, No 324, s s, 231.3 w 8th av, 21.10x98.9, 4-sty stn dwg.
Benj F Elgar et al EXRS, & c, Jas Elgar deed et al to Arthur
D Crane, 225 W 129th st. Feb 23. Feb 28, 1911. 3:746-56.
A \$16,000-\$18,500. 25,500

23d st W, No 324, s s, 231.3 w 8th av, 21.10x98.9, 4-sty stn
dwg. Arthur D Crane to Ida M Nicol, 127 W 21st st. B & S.
Feb 28, 1911. 3:746-56. A \$16,000-\$18,500. nom

23d st W, Nos 322 & 324, s s, 209.4 w 8th av, 43.9x98.9, 2, 4-sty
stn dwgs. Ida M Nicol to American Jersey Cattle Club, 8
W 17th st. Mts \$30,000. Feb 28, 1911. 3:746-55 & 56. A
\$32,000-\$37,500. nom

23d st W, No 523, n s, 225 w 10th av, 25x98.9, 4-sty bk tnt &
part 2-sty bk bldg in rear. Casimir de R Moore INDIVID, EXR,
& c, Maria T B Moore (deed) et al to Margt V C wife Francis
A MacNutt at Brixen, Tyrol, Austria. Q C & Correction deed.
Mar 1, 1910. Feb 27, 1911. 3:695-24. A \$20,000-\$23,500. nom

23d st W, No 322, s s, 209.4 w 8th av, 21.10x98.8, 4-sty stn dwg.
Henry L Wheeler to Ida M Nicol, 127 W 21st st. Mt \$14,000.
Feb 27, 1911. 3:746-55. A \$16,000-\$19,000. nom

25th st W, No 32, s w s, 375 s e 6th av, 25x98.9, 4-sty stn office
& str bldg. Jos M Harris to Rexton Realty Co, 37 Liberty st.
Mt \$34,000. Feb 20. Feb 24, 1911. 3:826-61. A \$48,000-\$
\$54,000. O C & 100

25th st W, No 34, s w s, 350 s e 6th av, 25x98.9, 4-sty & b stn
dwg. Seymour Realty Co to Rexton Realty Co, 37 Liberty st.
Mt \$54,000. Feb 23. Feb 24, 1911. 3:826-62. A \$46,000-\$
\$52,000. nom

25th st W, No 218 (126), s s, 186.9 w 7th av, 15.6x98.9, 4-sty bk
dwg. Nellie E Shock to Geo B Everitt, 325 E 239th st. Mt \$8,
500. Feb 28. Mar 2, 1911. 3:774-51. A \$8,500-\$11,000.
O C & 100

25th st E, No 329, n e s, 225 w 1st av, 25x98.9, 4-sty bk tnt. Wm
C Meyer et al to Martin Faulhaber, 443 2d av. Mt \$5,000 &
all liens. Feb 28. Mar 2, 1911. 3:931-19 A. \$10,500-\$17,000.
O C & 1,000

26th st W, Nos 15 & 17, n s, 500 e 6th av, runs n 98.9 x e 32.4
x s e 34.3 x s 66.6 to st x w 44 to beg, 12-sty bk loft & str
bldg. Realty Holding Co to Kath I D Harnett, 345 W 87th st.
Mts \$260,000. Feb 21. Feb 27, 1911. 3:828-22. A \$92,000-\$
\$. O C & 100

26th st E, n s, 224.8 e 4th av, strip 0.4x98.9. Emma Durant to
Chas Durant, Q C. June 10, 1907. Mar 1, 1911. 3:882. nom

28th st E, Nos 138 to 142, s s, 125 e Lex av, 75x98.9, 3.5-sty stn
tnnts. Eva J wife & Henry E Coe to Jno H Bodine, 201 E 79th
st. Feb 27. Mar 2, 1911. 3:883-60 to 62. A \$52,500-\$
\$79,500. nom

Same property. Jno H Bodine to Harris Mandelbaum, 12 W 87th
st & Fisher Lewine, 116 E 78th st. Mt \$60,000. Mar 2, 1911.
3:883. O C & 100

29th st W, No 8, s s, 175 w 5th av, 25x98.9, 4-sty stn bldg &
str. Henry C Eno EXR & c Geo W Lane to Cathleen Turney
at 158th st & Hudson River. Feb 23. Mar 1, 1911. 3:830-49.
A \$82,500-\$92,000. 74,500

Same property. Cathleen Turney to Andrew J Connick, 328 W 72d
st. Mt \$55,000. Mar 1, 1911. 3:830. O C & 100

29th st W, Nos 143 & 145, on map Nos 143 & 149, n s, 298.7 e
7th av, 48x98.9, 2 2-sty bk tnnts & str. Acme Mortgage Co to
Twenty-Fifth Const Co, 31 E 27th st. Mts \$70,000. Mar 1,
1911. 3:805-17. A \$51,000-\$55,000. O C & 100

34th st W, No 260, s s, 159 e 8th av, 14.6x98.9, 4-sty stn dwg.
Jno Stewart & ano EXRS, & c, Sarah E Douglas to Zachariah
Zacharias, 231 W 116th st. Feb 27. Mar 2, 1911. 3:783-
78. A \$30,550-\$33,000. 50,000

35th st E, Nos 148 & 150, s s, 169.3 e Lex av, 44.3x97.6, 2, 4-sty
& b stn dwgs. Saml G Gant to Jno J Hearn Constn Co, 505 5th
av. Feb 28, 1911. 3:890-57 & 58. A \$44,000-\$60,000.
O C & 100

37th st W, No 451, n s, 125 e 10th av, 25.6x98.9, 3-sty bk stable.
Michl J Leonard to Michl F Burns, 270 Henry st, Bklyn. Mt
\$15,000. Mar 1, 1911. 3:735-7. A \$10,000-\$18,000. O C & 100

39th st E, No 105, n s, 113.4 e Park av, 16.8x98.9, 4-sty & b bk
dwg. Nathalie Laimbeer to Eliz L Smyth, 105 E 39th st. Feb
27. Feb 28, 1911. 3:895-8. A \$31,000-\$52,000. O C & 100

39th st W, No 210, s s, 105 w 7th av, 20.6x98.1 with all title to
strip bet above & c 1 of blk, 4-sty stn dwg. Mary Genevieve
Coleman to Watson Vanderpoel or Vanderpoel (?), 115 Freeman
st, Bklyn. C a G. Feb 16. Mar 1, 1911. 3:788-54. A \$18,000
-\$21,000. O C & 100

39th st W, No 210, s s, 105 w 7th av, 20.6x98.1 with all title to
strip bet above & c 1 of blk also all title to Interior lot at c 1
of blk bet 38th & 39th sts 87 w 7th av, runs n 7.3 x w 18 x s
7.3 x e 18 to beg, 4-sty stn dwg. Watson Vanderpoel to Mon-
trose Realty Co. All liens. Mar 1. Mar 2, 1911. 3:788-54
& part lot 53. A \$
O C & 100

40th st E, Nos 149 & 151, n s, 100 w 3d av, 50x88.1x55x64.10,
1, 3 & 1, 4-sty bk tnnts. Interior lot begins 100 w 3d av & 64.10,
n 40th st, runs n 33.11 x w 50 x s 10.8 x s e 55.1 to beg. This
parcel leasehold, 2-sty bk stable. Release mort. Mutual Life
Ins Co of N Y to Mary C Kerr, 125 West 119th st. Feb 28.
Mar 2, 1911. 5:1295-31 & 32. A \$40,000-\$49,000. 20,000

40th st W, No 206, s s, 128.9 w 7th av, 14.3x98.9, 4-sty bk tnt.
Nelson Smith to Realty Holding Co, 907 Bway. Mar 1, 1911.
3:789-46. A \$12,500-\$15,500. O C & 100

42d st E, No 317, n s, 200 e 2d av, 16.8x100.5, 3-sty & b bk dwg.
Cath E Shields to Harry E S West, 6811 Ridge Boulevard,
Bklyn. Mts \$5,600. Mar 2, 1911. 5:1335-9. A \$6,600-\$8,000.
O C & 100

43d st E, No 308, s s, 115 e 2d av, 17x100.5, 3-sty & b bk dwg.
Wm E Kotman to Mathilde Schmidt, 308 E 43d st. Q C & con-
firmation deed. Feb 21. Feb 24, 1911. 5:1335-47 1/2. A \$6,500
-\$8,500. nom

Same property. Jos W Dougan to same. Q C & confirmation deed.
Feb 11. Feb 24, 1911. 5:1335. nom

- Same property. Maria Mathilde Schmidt to Harry E S West. 6811 Ridge Boulevard, Bklyn. Feb 24, 1911. 5:1335. O C & 100
- 43d st W, No 358, s s, 100 e 9th av, 25x100.5, 3-sty bk stable. Sarah J Van Buskirk to Marie G Darmstadt, 188 St Nicholas av. Mar 1, 1911. 4:1033-60. A \$14,000-\$16,000. O C & 100
- 44th st E, Nos 203 to 207, n s, 80 e 3d av, 62.6x100.6, 3 4-sty bk tnts & str & 3-sty bk loft bldg in rear. Pincus Lowenfeld et al to Geo J Laemmle, 95 3Prospect av, Mt \$28,000. Mar 1, 1911. 5:1318-5 to 7. A \$25,000-\$39,000. O C & 100
- Same property. Geo J Laemmle to Gustave E Walter, 1086 Dean st, Bklyn. All liens. Mar 1, 1911. 5:1318. 100
- 44th st W, Nos 328 & 330, s s, 422 e 9th av, 44x100.4, 6-sty bk tnt & str. Wm Reichman to Madoc Realty Co, 146 W 23d st. Mt \$46,000. Feb 28. Mar 1, 1911. 4:1034-46. A \$25,000-\$57,000. O C & 100
- 45th st W, No 605, n s, 100 w 11th av, 25x100.5, 4-sty bk tnt. Terence F Gallagher to Forster Realty Co, 724 8th av. Mar 1, 1911. 4:1093-28. A \$8,000-\$8,500. 100
- 45th st E, No 308, s s, 143.4 e 2d av, 26.4x100.5, 4-sty bk tnt. Rosina Di Caprio to Salvatore & Vincenzo Carlinio, 239 E 42d st. 1/2 part. Mt \$12,000. Feb 24. Feb 25, 1911. 5:1337-46. A \$9,500-\$16,000. 100
- 49th st W, No 233, n s, 257 e 8th av, 18x100.5. 49th st W, No 235, n s, 239 e 8th av, 18x100.5. 49th st W, No 237, n s, 221 e 8th av, 18x100.5, 3 4-sty stn dwgs. Anna Eisen to Leonard L Hill, 131 W 86th st. Mts \$70,000 & all liens. Mar 1, 1911. 4:1021-10 to 11. A \$66,000-\$69,000. O C & 100
- 49th st E, No 222, s s, 346 w 2d av, 21x100.5, 4-sty stn tnt. Eugene Martin to Mary J Leahy & Irene Patrick, 259 W 127th st. Mar 1, 1911. 5:1322-40. A \$8,500-\$16,000. O C & 100
- 50th st E, No 404, s s, 40 e 1st av, 20x90, 4-sty & b stn dwg. Laura Oppenheim to Adolph Hess, 220 E 12th st. Mt \$8,500. Mar 1, 1911. 5:1361-48. A \$6,000-\$9,500. O C & 100
- 50th st E, Nos 242 to 246, s s, 100 w 2d av, 50x100.5, 6-sty bk tnt. Mayer Slotkin et al to Marcus King, 173 Henry st, & Jos Spector, 241 E 68th st. Mts \$65,500. Feb 25. Feb 27, 1911. 5:1323-30. A \$25,000-\$72,000. 1,000
- 50th st W, No 402, s s, 80 w 9th av, 20x32.10x20.2x35, 4-sty bk tnt & str. Geo A Reitwiesner & ano EXRS Geo Reitwiesner to Geo Latour, 368 W 50th st. Feb 28, 1911. 4:1059-36 1/2. A \$5,500-\$9,500. 8,300
- 51st st E, Nos 235 & 237, n s, 376.8 e 3d av, 33.4x100.5, 5-sty bk tnt. Gerbereux Co to Mosher's Baking Co, 806 3d av. Mts \$33,000. Feb 27. Feb 28, 1911. 5:1325-19. A \$15,000-\$37,500. O C & 100
- 51st st E, No 251, n s, 70 w 2d av, 18.4x100.5, 3-sty & b bk dwg. Mary Palmer to Henry W Unger, 256 Bway. Mt \$7,000. Feb 27. Mar 2, 1911. 5:1325-24 1/2. A \$7,000-\$9,500. O C & 100
- 52d st W, No 43, n s, 320 e 6th av, 17x100.4, 4-sty & b stn dwg with 1-sty ext. Saml G Gant to Jno J Hearn Const Co, 505 5th av. Feb 28. Mar 1, 1911. 5:1268-14. A \$42,000-\$50,000. O C & 100
- 56th st E, No 109, n s, 90 e Park av, 20x100.5, 4-sty & b stn dwg. Anna McGovern to Cornelius Poillon, 125 E 70th st. Mar 1, 1910. Mar 1, 1911. 5:1311-5. A \$24,000-\$31,000. O C & 100
- 57th st E, No 247, n s, 76.8 w 2d av, 16.8x100.5. 57th st E, No 245, n s, 93.4 w 2d av, 16.8x100.5, 2 3-sty & b stn dwgs. Kath G Farrell to Chas E Neier, 570 Union av. Mts \$23,500. Dec 22, 1910. Mar 1, 1911. 5:1331-20 1/2 & 21 1/4. A \$16,000-\$24,000. O C & 100
- 58th st W, No 530, s s, 375 w 10th av, 25x100.5, 5-sty bk tnt & str. Cele Harnash widow to Leon H Kramer, 381 Grand st. All title. All liens. Feb 27. Mar 2, 1911. 4:1086-48. A \$9,000-\$17,000. O C & 500
- 58th st E, Nos 116 to 120, s s, 201 w Lex av, 57x100.5, 9-sty bk tnt. Fullerton Weaver Realty Co to B Farquhar Curtis at Scarborough-on-Hudson, N Y. C a G. Mts \$210,000. Mar 1. Mar 2, 1911. 5:1312-65. A \$52,000-\$862,000. O C & 100
- 61st st W, No 204, s s, 80 w Ams av, 20x100.5, 5-sty stn tnt & str. Cele Harnash widow to Leon H Kramer, 381 Grand st. All title. All liens. Feb 27. Mar 2, 1911. 4:1152-36 1/2. A \$5,000-\$15,000. O C & 700
- 61st st E, n s, 96 e Park av, 19x100.5. Power of atty to sign any deed to above releasing her dower right Eliz B wife Harris D Colt to Saml P Savage of Elizabeth, N J. Feb 19. Feb 25, 1911.
- 61st st E, No 111, n s, 96 e Park av, 19x100.5, 4-sty & b stn dwg. Harris D Colt to Hardec Realty Co, 30 Broad st. Mt \$24,000. Feb 24. Feb 25, 1911. 5:1396-5 1/2. A \$30,000-\$39,000. O C & 100
- 62d st E, No 144, s s, 160 e Lex av, 20x100.5, 3-sty & b stn dwg. Jos A Joel to Rosalie Lane formerly Joel & Belle Joel, both at 144 E 62d st. All title. 1/4 part. Mt \$9,000. July 23, 1910. Feb 28, 1911. 5:1396-47. A \$18,000-\$22,000. O C & 100
- Same property. A Lewis Joel to same. 1/4 part. All title. Mt \$9,000. Feb 1. Feb 28, 1911. 5:1396. O C & 100
- 63d st W, Nos 139 & 141, n s, 345.6 w Col av, 33.6x100.5, 2, 3-sty & b bk dwgs. Danl B Freedman to Clara M Meyer, 157 W 78th st. B & S. Mt \$24,000. Feb 28. Mar 2, 1911. 4:1135-17 1/2 & 18. A \$15,000-\$24,000. 100
- Same property. Clara M Meyer to Minnie A Brooks, 157 W 78th st. Mt \$24,000. Mar 1. Mar 2, 1911. 4:1135. O C & 100
- 65th st W, Nos 48 & 50, s s, 500 w Central Park W, 50x100.5, 2, 5-sty stn tnts. W Augustus Flattus to Liberty Storage & Warehouse Co, 43-47 W 64th st. Mt \$40,000. Feb 28, 1911. 4:1117-53. A \$40,000-\$64,500. O C & 100
- 66th st W, No 155, n s, 213.2 e Ams av, 31x100.4, 5-sty bk tnt. Edw Aaron et al to Nathan Mayer, 619 Halsey st, Bklyn. Mt \$36,500. Feb 23. Feb 25, 1911. 4:1138-10. A \$20,000-\$35,000. O C & 100
- 72d st W, No 47, n s, 100 e Col av, 25x102.2, 4 & 5-sty stn dwg. City Real Estate Co to Oscar Duryea, 200 W 72d st. B & S. Feb 28, 1911. 4:1125-5. A \$45,000-\$90,000. O C & 100
- 72d st W, No 47, n s, 100 e Columbus av, 25x102.2, 5-sty stn dwg. Oscar Duryea to Susan M wife Oscar Duryea, 200 W 72d st. 1/2 part. B & S. Mt \$75,000. Feb 28. Mar 1, 1911. 4:1125-5. A \$45,000-\$90,000. O C & 100
- 73d st E, Nos 503 to 507, n s, 98 e Av A, 75x102.2, 2, 6-sty bk tnts with str in No 507. Geo S Fulton to Paul S Chapman, 1095 Main st, Bridgeport, Conn as TRUSTEE in bankruptcy of Edw J Welch. Q C. Feb 24, 1911. 5:1485-5 & 7. A \$20,000-\$76,000. nom
- 73d st E, No 211, n s, 160 e 3d av, 25x102.2, 5-sty stn tnt & str. FORECLOS, April 29, 1910. Arthur W Weil ref to Amy A Collier Montague. May 4. May 20, 1910. 5:1428-7. A \$11,000-\$23,000. Corrects error in issue of May 28, 1910, when grantee's name was Amy A Collier. 5,100
- 75th st W, No 150, s s, 215 e Ams av, 20x102.2, 4-sty & b stn dwg. Samson Lachman to Lily H Weinberg. Feb 27, 1907. Feb 27, 1911. 4:1146-56. A \$14,000-\$28,000. O C & 100
- 76th st E, No 513, n s, 223 e Av A, 25x102.2, 2, 1-sty fr bldgs. Theo Langenbahn to Alice Block, 1028 Av A. Mt \$4,000. Feb 25. Feb 28, 1911. 5:1488-10. A \$5,000-\$5,500. O C & 100
- 79th st E, No 305, n s, 97.6 e 2d av, runs e 27.6 x n 102.2 x w 25 x s 25.6 x w 2.6 x s 76.7 to beg, 4-sty stn tnt. Celia Shapiro widow & LEGATEE Saml Shapiro to Chas Isaac, 362 E 69th st. Q C. Confirmation & correction deed. Feb 28. Mar 1, 1911. 5:1542-5. A \$10,500-\$22,500. nom
- 79th st E, Nos 303 & 305, n s, 70 e 2d av, runs n 76.7 x e 30 x n 25.6 x e 25 x s 102.2 to st x w 55 to beg, 2 4-sty stn tnts. Isaac Wolff to Chas Isaac, 362 E 69th st. Mts \$34,250. Feb 27. Mar 1, 1911. 5:1542-4 1/2 & 5. A \$19,500-\$41,500. 100
- 79th st E, Nos 432 & 434, s s, 144 w Av A, 50x102.2, 6-sty bk tnt & str. Jacob Hyman to Abraham Goodman, 27 Lewis st. Mts \$53,500. Mar 1, 1911. 5:1473-32. A \$22,000-\$64,000. O C & 100
- 79th st E, No 311, n s, 165 e 2d av, 20x102.2, 4-sty stn tnt. Bernhard Grossman to Philip Goldstein, 17 Av D. Mts \$14,000. Mar 1. Mar 2, 1911. 5:1542-7 1/2. A \$8,000-\$14,000. O C & 100
- 84th st E, No 449, n s, 94 w Av A, 25x102.2, 5-sty bk tnt. Robt H Mehl et al HEIRS Johanna Mehl to Marie Thoma, 1293 2d av. Mts \$15,000. Dec 30. Feb 24, 1911. 5:1564-21. A \$8,500-\$16,500. O C & 100
- Same property. Marie Thoma to Geo Mehl, 832 Freeman st; Robt H Mehl, 220 E 87th st; Barbara Moller, 308 E 67th st; Margt Schumacher, 1218 Simpson st & Johanna Tietjen, 353 E 86th st. Mts \$15,000. Dec 31. Feb 24, 1911. 5:1564. O C & 100
- 87th st W, No 131, n s, 258.4 w Col av, 16.8x100.8, 3-sty & b stn dwg. Jos F X Maxey to Mary A Maxey, 131 W 87th st. Mt \$15,000. Oct 20. Feb 25, 1911. 4:1218-22. A \$9,000-\$15,500. nom
- 88th st E, No 117, n s, 235.6 e Park av, 25.6x100.8, 5-sty bk tnt & str. Morris Morgenstern to Alex Soling, 69 E 121st st. All title. All liens. Dec 28, 1910. Feb 28, 1911. 5:1517-11. A \$14,000-\$25,000. nom
- 88th st E, No 451, n s, 87 w Av A, 20x100.8, 3-sty bk tnt & str. Stephen H Jackson to Julius Friedman, 84 Chrystie st or 140 E 117th st. Mt \$10,000. Feb 8. Feb 28, 1911. 5:1568-20 1/2. A \$6,500-\$8,000. 100
- Same property. Julius Friedman or Freedman to Anna Abramson, 329 Williams av, Bklyn. Mt \$10,000. Feb 23. Feb 28, 1911. 5:1568. 100
- 89th st E, No 321, n s, 325 e 2d av, 25x100.8, 5-sty bk tnt. Peter Keber to Wm Bienn, 1594 Av A. Mts \$20,000. Feb 28, 1911. 5:1552-14. A \$9,000-\$22,000. 100
- 90th st W, No 111, n s, 170 w Col av, 26.3x100.8, 5-sty stn tnt. Michl G Meyer to Ellen M Grant, 112 W 90th st. Mt \$20,000. Mar 1. Mar 2, 1911. 4:1221-25. A \$13,000-\$27,000. O C & 100
- 91st st E, No 321, n s, 325 e 2d av, 25x100.8, 5-sty bk tnt & str. Nathan Hirschfeld to Bertha Hirschfeld, 1626 Mad av. Mt \$20,250. Feb 28. Mar 2, 1911. 5:1554-14. \$8,500-\$25,000. O C & 100
- 91st st E, No 332, s s, 175 w 1st av, 25x100.8, 5-sty stn tnt. Amelia Wehenkel to Leander M Hammer, 1183 Mad av. Mts \$23,000. Feb 16. Feb 27, 1911. 5:1553-34. A \$8,500-\$22,000. 100
- 91st st E, No 321, n s, 325 e 2d av, 25x100.8, 5-sty bk tnt & str. Jos Soivack et al to Nathan Hirschfeld, 1626 Madison av. Mt \$17,000. Feb 27. Mar 1, 1911. 5:1554-14. A \$8,500-\$25,000. O C & 100
- 93d st E, No 303, n s, 75 e 2d av, 25x100.8, 4-sty bk tnt. Wm Whispell to Franz Foerster, 513 E 86th st. Mt \$9,500. Mar 1. Mar 2, 1911. 5:1556-4 1/2. A \$8,500-\$14,500. O C & 100
- 95th st E, No 237, n s, 75 w 2d av, 25x75, 5-sty bk tnt & str. Adolph Chopak to Abraham Chopak, 138 E 60th st. 1/2 R T & I. All liens. Dec 23. Feb 24, 1911. 5:1541-20 1/2. A \$8,000-\$15,500. nom
- 96th st W, n s, 125 e West End av, 75x100.11, vacant. Release mt. Moritz Walter to 96th St Co, 165 Bway. Feb 16. Mar 1, 1911. 7:1868-6 to 8. A \$45,000-\$45,000. nom
- 97th st E, No 213, n s, 213.6 e 3d av, 24.6x100.11, 5-sty bk tnt. Herman Elkan to Geo Decker, 68 Broome st. Mt \$18,000 & all liens. Feb 25. Feb 28, 1911. 6:1647-9. A \$9,000-\$19,000. O C & 100
- 97th st E, No 229, n s, 175 w 2d av, 25x100.11, 5-sty bk tnt & str. FORECLOS, Feb 28, 1911. Walter A Hirsch ref to Jonas Weil, 36 E 75th st & Bernhard Mayer, 41 E 72d st. Mar 1. Mar 2, 1911. 6:1647-17. A \$9,000-\$16,000. 12,000
- 102d st W, No 159, n s, 333.8 w Col av, 25x100.11, 5-sty stn tnt. Emma Kammerer to Eva M Gussenrode, 237 W 111th st. Mts \$20,500. Feb 23. Mar 2, 1911. 7:1857-19. A \$12,000-\$25,000. nom
- 103d st E, No 63, n s, 195 e Mad av, 25x100.11, 5-sty stn tnt & str. Therese Schneider to Annie Fishman, 583 Grand st. All liens. Feb 24. Feb 28, 1911. 6:1609-29. A \$11,000-\$21,000. O C & 100
- 104th st E, No 64, s s, 117.6 w Park av, 18.9x100.11, 3-sty stn dwg. FORECLOS, Feb 14, 1911. Geo G Battle, ref. to Wilder Bros, 83 Bowery. Feb 27, 1911. 6:1609-43. A \$8,000-\$9,500. 8,525
- 104th st E, No 64, s s, 117.6 w Park av, 18.9x100.11, 3-sty stn dwg. Wilder Bros to Guste Wilder, Golde Newman & Flora May, all at 66 E 104th st, & Saml Wilder, 102 W 114th st, Hannah Harris, 62 E Houston st, & Chas Wilder, 110 Lenox av. Mt \$6,000. Feb 27, 1911. 6:1609-43. A \$8,000-\$9,500. O C & 8,850
- 107th st W, Nos 237 & 239, n s, 450 w Ams av, 50x100.11, 6-sty bk tnt. FORECLOS, Feb 16, 1911. Frank W Chambers, ref. to Thos J Colton, 537 West End av. Mt \$65,000. Feb 27, 1911. 7:1879-13. A \$26,000-\$85,000. 8,000
- 108th st W, No 149, n s, 225 e Ams av, 25x100.11, 5-sty bk tnt. Ensign Realty Co to Jno J Harlow & Ellen his wife tenants by entirety, 340 W 51st st. Mts \$25,500. Mar 1. Mar 2, 1911. 7:1863-10. A \$11,000-\$24,000. O C & 100
- 110th st E, No 121, n s, 155 e Park av, 25x100.11, 5-sty stn tnt & str. Jeannette K Harris to Ralph E Kempner, 44 E 74th st. Mt \$19,000. Apr 24, 1908. Mar 2, 1911. 6:1638-8. A \$11,000-\$22,000. nom
- 111th st W, No 9, n s, 190 w 5th av, 30x100.11, 5-sty bk tnt. Isaac A Krulewitch to Geo A Zabriskie at Tenafly, N J. Mts \$30,000. Feb 28. Mar 2, 1911. 6:1595-29. A \$15,500-\$32,000. nom
- 115th st W, Nos 621 & 623, n s, 325 w Bway, 50x100.11, 8-sty bk tnt. Alcazar Realty Co to Lawrence Jacob, 42 E 49th st. Mt \$125,000. Mar 1, 1911. 7:1896-53. A \$36,000-\$100,000. O C & 100

115th st E, No 63, n s, 185 e Madison av, 25x100.11, 5-sty bk tnt. Santo Savino to Abraham Fisch, 129 Rivington st. Mt \$25,000 & all liens. Feb 23. Mar 1, 1911. 6:1621-28. \$11,000-\$23,000.

117th st E, Nos 250 & 252, s s, 50 w 2d av, 40x58.5, 6-sty bk tnt & str. Belle G Bernheimer et al EXRS & c Jacob S Bernheimer to Sali Adler, 107 E 116th st. All liens. Feb 16. Mar 1, 1911. 6:1666-27. A \$10,000-\$30,000. 27,492.66

117th st W, Nos 18 & 20, s s, 225 w 5th av, 35x100.11, 6-sty bk tnt & str. Julius Schalscha to Carl Rosenberger, 538 Ams av & Geo Cohn at Southfield Boulevard near Great Kills rd, Great Kills, S I & Rose & Abraham Cohn, 351 St Nich av as EXRS, & c, of Emanuel Cohn dec. Mt \$36,000. Feb 14. Feb 24, 1911. 6:1600-46. A \$19,500-\$48,000. 48,000

118th st W, No 33, n s, 385 e Lenox av, 25x100.11, 5-sty bk tnt. Harvard Realty Constn Co to Max Peters, 31 W 118th st. Mts \$22,750. Feb 23. Feb 24, 1911. 6:1717-17. A \$14,000-\$30,000. O C & 100

119th st E, No 305, n s, 75 e 2d av, 19.3x100.11, 4-sty bk tnt. Aron Pollock to Whipple Security Co, 170 Bway. All liens. Feb 20. Mar 2, 1911. 6:1796-5. A \$5,100-\$11,700. O C & 100

120th st E, No 542, s s, 456.3 e Pleasant av, 18.9x100.11, 2-sty bk dwg. Josephine Tucker to Hermann H C Moritz, 310 E 120th st. Mar 2, 1911. 6:1816-34. A \$4,500-\$5,500. O C & 100

120th st E, No 540, s s, 437.6 e Pleasant av, 18.9x100.11, 2-sty bk dwg. Lillie McC Hartigan to Hermann H C Moritz, 310 E 120th st. Mar 1. Mar 2, 1911. 6:1816-35. A \$4,500-\$5,500. O C & 100

Same property. Hermann H C Moritz to Standard Oil Co, of N Y, 26 Bway. Mar 1. Mar 2, 1911. 6:1816. O C & 100

121st st W, No 102, s s, 75 w Lenox av, 21x100.11, 3-sty & b stn dwg. Ignatz Roth to Stonington Realty Co 35 Nassau st. All liens. Feb 27. Mar 2, 1911. 7:1905-37. A \$10,900-\$22,000. O C & 100

123d st W, No 208, s s, 128 w 7th av, 16x100.11, 3-sty & b stn dwg. Mattie A Cockburn to Mertie S Blair, 225 W 135th st. Mt \$10,000. Feb 27. Feb 28, 1911. 7:1928-38½. A \$8,300-\$12,000. O C & 100

123d st E, No 239, n s, 380 e 3d av, 25x100.11, vacant. Rosa Rosenfield to Martin Erlandsen, 1476 St Lawrence av. Mt \$7,500. Feb 24. Feb 25, 1911. 6:1788-16. A \$10,000-\$11,000. nom

123d st E, No 239, n s, 380 e 3d av, 25x100.11, vacant. Martin Erlandsen to Our Saviours Norwegian Evangelical Lutheran Church of Harlem, N Y, 237 E 123d st. Mt \$7,500. Feb 24. Feb 25, 1911. 6:1788-16. A \$10,000-\$11,000. nom

124th st E, Nos 222 & 224, s s, 263.8 e 3d av, 38.8x100.11, 6-sty bwt & str. Clementine M Silverman et al to See-Em Holding Co, 3436 Bway. All liens. Feb 23. Feb 25, 1911. 6:1788-40. A \$15,000-\$47,000. O C & 100

128th st E, Nos 71 & 73, n s, 70 w Park av, 70x99.11, two 5-sty bk tnts. David Vandewart to Cantiaque Development Co, 185 Mad av. Morts \$58,000. Feb 15. Feb 25, 1911. 6:1753-31 & 32. A \$28,000-\$72,000. nom

128th st E, No 240, s s, 153 w 2d av, 26x99.11, 5-sty bk tnt. Anna Spergel to Morris Landsberg, 2388 1st av. Mt \$15,000. Feb 28. Mar 1, 1911. 6:1792-31. A \$8,500-\$20,000. 100

131st st E, Nos 45 & 47, n s, 225 w Park av, 50x99.11, 6-sty bk tnt. Gerbereux Co to Benj C Ribman, 960 Gates av, Bklyn. Mts \$48,000. Feb 27. Feb 28, 1911. 6:1756-26. A \$19,000-\$62,000. O C & 100

132d st W, No 122, s s, 250 w Lenox av, 16.8x99.11, 3-sty & b stn dwg. FORECLOS (Feb 17, 1911) N Taylor Phillips (ref) to Max T Kaufmann, 231 West End av, Rosalie Kaufmann, 285 Central Park West & Gustav Kaufmann, 46 E 83d st as TRUSTEES Leopold Kaufmann. Feb 28. Mar 1, 1911. 7:1916-44. A \$7,300-\$11,000. 8,500

133d st W, No 28, s s, 360 w 5th av, 25x99.11, 5-sty bk tnt. Jennie Kuretsky to Jas C Thomas, 89 W 134th st. Mt \$22,000. Dec 21. Feb 24, 1911. 6:1730-51. A \$9,000-\$21,000. O C & 100

133d st W, Nos 132 & 134. Assigns rents. Caroline H Owings to Danl L Korn, 924 Madison av. Feb 27. Mar 2, 1911. 7:1917. nom

136th st W, Nos 536 & 538 on map Nos 528 & 530, s s, 105 e Bway, 70x99.11, 6-sty bk tnt. Elizabeth Hafner to Renam Realty Co, 31 Liberty st. Mts \$107,000. Feb 1. Feb 28, 1911. 7:1988-131. A \$31,000-\$105,000. nom

137th st W, Nos 263 & 265, n s, 80 e 8th av, runs n 87.5 x e 22.6 x n 12.6 x e 22.6 x s 99.11 to st x w 45 to beg. 6-sty bk tnt. Kaywood Realty Co to Llewellyn Realty Co, 35 Nassau st. Mts \$59,000. Feb 28. Mar 1, 1911. 7:2023-5. A \$19,800-\$66,000. O C & 100

138th st W, No 609, n s, 192 w Broadway, 16x99.11, 3-sty bk dwg. Brown-Weiss Realities to Mary Cohen, 25 St Nicholas av. Mts \$10,500. Feb 28. Mar 1, 1911. 7:2087-23½. A \$5,800-\$10,000. nom

138th st W, No 612, map No 614, s s, 202 w Bway, 16x99.11, 4-sty bk dwg. Edw F Rush to Maud H Rush his wife, 614 W 138th st. Mt \$11,000. Feb 3. Mar 2, 1911. 7:2086-42. A \$5,000-\$12,000. gift

141st st W, Nos 605 & 607 on map No 605, n s, 100 w Bway, 75 x 99.11, 6-sty bk tnt. Levy & Weinstein Realty & Construction Co to Donald Campbell Co, 134 76th st, Bklyn. Mts \$90,000. Feb 24. Feb 27, 1911. 7:2088-87. A \$24,000-\$99,000. O C & 100

143d st W, No 240, s s, 325 w 7th av, 25x99.11, 6-sty bk tnt. FORECLOS. Feb 21, 1911. Warren Leslie, ref, to Anna L Bachmann, 32 Central av, Tompkinsville, S I. Feb 27, 1911. 7:2028-47. A \$8,500-\$32,000. 25,500

145th st W, Nos 163 & 165, n s, 100 e 7th av, 40x99.11, 6-sty bk tnt & str. Margt Ludlow to Saml Luria, 1110 2d av. Mt \$44,000. Mar 1, 1911. 7:2014-6. A \$20,000-\$53,000. nom

150th st W, n s, 536.4 w 7th av, 137 to Macombs pl late rd to Cen-Macombs pl tral Bridge x56.10x109.11x50, 3-sty fr dwg & 2-2 sty fr stables. Hermann Ahrens to Sarah Gluck, 505 W 141st st. Mt \$20,500. Mar 1. Mar 2, 1911. 7:2036-1. A \$23,000-\$26,000. O C & 100

150th st W, s s, 136 e Broadway, 64x99.11, vacant. Chas G Moses to Harry H Treadwell, 132 W 183d st. Feb 28, 1911. 7:2081-56. A \$25,500-\$25,500. O C & 100

153d st W, No 540, s s, 550 w Ams av, 25x99.11, 5-sty bk tnt. Mary E M Mulligan to Robt J Mulligan, 447 54th st, Bklyn. C a G. All liens. Feb 2. Feb 28, 1911. 7:2084-55. A \$9,000-\$24,000. O C & 100

153d st W, No 530, s s, 425 w Ams av, 37.6x99.11, 5-sty bk tnt. Laurette Goldman to Henrietta Epstein, 174 W 137th st. Mt \$46,250. Feb 15. Feb 24, 1911. 7:2084-50. A \$13,500-\$40,000. nom

157th st W, n s, 500 w Ams av, 75x99.11, vacant. FORECLOS, Mar 1, 1911. Eugene A Philbin ref to Isidore Jackson, 118 W 57th st & Abraham Stern, 52 E 61st st. Mar 2, 1911. 8:2116-58. A \$—, \$—. 27,000 over & above mt \$15,000

162d st W, Nos 547 to 553, n s, 100 e Bway, 105x99.11, 6-sty bk tnt. Barkin Constn Co to Gerbereux Co, 369 So Bway, Yonkers, N Y. Mt \$130,000. Feb 27. Feb 28, 1911. 8:2122-21. A \$38,000-\$112,000. nom

179th st W, No 706, s s, 175 e Ft Washington av, 50x92.6, 5-sty bk tnt. Hargood Realty & Constn Co to Hermann Ahrens, 938 St Nich av. Mts \$55,000 & all liens. Mar 1. Mar 2, 1911. 8:2176 & part lot 22. A \$—, \$—. O C & 100

185th st W, s s, 100 e Amsterdam av (10th av), 50x79.11, vacant. Wm F Naegele to Alice Smith, 243 E 20th st. Morts \$4,000. Feb 8. Feb 25, 1911. 8:2149-38 & 39. A \$5,000-\$5,000. O C & 100

Av C, No 156, e s, 23.4 s 10th st, runs s 20.10 x e 83 x n 20.6 x w 23 x n 0.4 x w 60 to beg. 5-sty bk tnt & str. Morris Eschwege to Bertha Reisberg, 632 E 9th st. Mt \$17,000. Mar 1, 1911. 2:379-7. A \$13,000-\$19,000. nom

Amsterdam av, Nos 1933 & 1935 s e cor 156th st 50x100, 3-sty bk tnt 156th st, Nos 422 & 424 | & str & 3-sty fr tnt & str. Patk McMorrow to Placid Realty Co, 35 Nassau st. Mts \$40,000. Feb 24. Feb 28, 1911. 8:2107-32 & 33. A \$47,000-\$60,000. nom

Amsterdam av, No 493, e s, 27.2 s 84th st, 25x90.10, 5-sty bk tnt & str. Thos W Warden to Maria Warden. B & S. July 23, 1908. Mar 1, 1911. 4:1214-62. A \$19,000-\$32,000. nom

Audubon av n w cor 173d st, 100x100, vacant. Lawrence Jacob to 173d st | Alcazar Realty Co, 530 E 80th st. Mar 1, 1911. 8:2130-19 to 22. A \$38,500-\$38,500. nom

Audubon av n w cor 171st st, 95x100, vacant. Empire City Wood 171st st | Working Co to Harvey Realty Co, 40 E 22d st. Mt \$22,000. Feb 6. Feb 28, 1911. 8:2128-19 to 22. A \$17,500-\$17,500. O C & 100

Amsterdam av, Nos 1531 to 1535 s e cor 136th st, 99.11x50, 5-sty 136th st, No 498 | bk tnt & str. Leo W Vogel to Brown-Weiss Realities, 61 Park Row. Mts \$95,000. Mar 1. Mar 2, 1911. 7:1972-28. A \$47,000-\$95,000. O C & 100

Amsterdam av, No 1427, e s, 74.11 n 130th st, 25x100, 5-sty bk tnt & str. Annie Joel to Etta Halper, 560 W 163d st. ½ part. All title. Mts \$26,000. Feb 16. Mar 2, 1911. 7:1970-4. A \$12,000-\$26,000. O C & 100

Bennett av, lot being 8990.9 n from s s 155th st & 2461.6 w from e s Ams av (10th av), runs w 137.5 x e 264.9 to e s Bennett av, x s 37.3 x e 100.3 x s 100 x w 372 to beg, except part for Bennett av, vacant. Henrietta Gordon to Osher Gordon both at 1675 Mad av. ½ part. Nov 7, 1910. Feb 27, 1911. 8:2180. O C & 100

Broadway, Nos 2182 to 2186 | begins 77th st, n s, 250 w Ams av, 77th st, Nos 225 to 231 | runs w 50 x n 25.6 x w 69.4 to e s Bway x n 77.5 x e 130.5 x s 102.2 to beg, 2-sty bk str. Howard Paschal to Eva J Coe at Southhampton, L I. Mts \$195,000. Mar 2, 1911. 4:1169-17. A \$160,000-\$200,000. O C & 100

Broadway n w cor 96th st, 100.11x200, vacant. 96th St Co to Alfred 96th st | H Ackers, 233 W 128th st. B & S & C a G Mar 1, 1911. 7:1868-6 to 13. A \$209,000-\$209,000. nom

Same property. Alfred H Ackers to Estate of Chas F Hoffman, a corpn, 258 Bway. Mts \$150,000. Mar 1, 1911. 7:1868. O C & 100

Broadway, No 3470, e s, 79.11 s 142d st, 20x70, 3-sty & b stn dwg. Walter A Wells to Walter S Mack, 2-5 part, 312 W 71st st, Alfred W Mack, 2-5 parts, 280 W 86th st & Harry W Mack, 1-5 part, 350 W 71st st. Mts \$17,500. Feb 28. Mar 1, 1911. 7:2073-64. A \$11,000-\$18,000. 100

Broadway, Nos 227 & 229 n w cor Barclay st, runs n w 140 x n e Barclay st, Nos 1 & 1½ | 69 x s e 25 x s w 23 x s e 115 to w s Bway, x s w 46 to beg, 5-sty stn office & str bldg, 55-sty bk & stn office & str bldg being erected on this & adj plot. Adelaide Hamilton et al to Broadway Park Place Co, 280 Bway, 78-324 parts. All title. Jan 18, 1911. Feb 28, 1911. 1:123-26. A \$575,000-\$675,000. nom

Same property. Wm G Hamilton et al to same, 246-324 parts. All title. Jan 18. Feb 28, 1911. 1:123. nom

Bowery, Nos 120 & 122 | s w cor Grand st, 30x81.8x30x80.1, 4-sty Grand st, Nos 233 & 235 | bk office & str bldg. Madison Trust Co to Jefferson Bank, 103 Canal st. All liens. Feb 27, 1911. 1:239-20. A \$70,000-\$100,000. 145,000

Broadway, No 3120 n e cor 124th st, 101.10x75, 7-sty bk tnt. 124th st | Simax Realty Co to Simon E Bernheimer, 107 W 57th st, & Max E Bernheimer, 39 W 72d st. Mt \$110,000. Feb 2. Feb 25, 1911. 7:1979-1. A \$73,000-\$175,000. O C & 100

Central Park West, Nos 19 & 20 | s w cor 62d st, 100.5x100, 4-sty 62d st, No 2. | & b bk dwg & 3-sty bk loft bldg in rear, bk & stn apt house being erected. Geo H Barrett to Robt B Knowles, 124 Beechwood rd, Summit, N J. Mt \$350,000 & all liens. Feb 23. Feb 24, 1911. 4:1114-33 & 35. A \$195,000-\$—, \$—. O C & 100

Columbus av, Nos 681 to 687 n e cor 93d st, bounded on n by s s 93d st, No 69 | Aporhos or Jaunceys lane & w by line 100 e of av, with all R T & I to s ½ of lane adj above the parcel adj the lane being 56.6 on av, 53.4 in rear x 100 on st, & 100.1 on lane & the s ½ of lane being 18.6 on av x 100.1 x 18.9x100.1, 5-sty bk tnt & str & 1-sty -bk shop. Mts \$165,000 & all liens. 93d st W, No 67, n s, 100 e Col av, 17x55 to s s said lane x17x56.4 with all title to land in rear & adj above begins at n w cor & runs n 15.9 to c l of lane x e 17 x s 16.4 x w 17 to beg, 3-sty & b bk dwg. Mt \$8,500 & all liens. Chas J Wittenberg to Harry F Vories, 157 Joralemon st, Bklyn. Jan 28. Feb 28, 1911. 4:1207-1 to 5. A \$116,000-\$166,000. nom

Lexington av, No 1486 | s w cor 96th st, 100.8x36, 5-sty stn tnt & 96th st, No 138 | str. Gerbereux Co to Benj C Ribman, 960 Gates av, Bklyn. Mts \$64,500. Feb 27. Feb 28, 1911. 5:1524-56. A \$43,000-\$70,000. O C & 100

Madison av, No 2040, w s, 132.7 s 130th st, 16.5x75, 3-sty stn dwg. Antoinette A McCollum to Anna F Davis, 2040 Madison av. B & S. All liens. Dec 5, 1910. Mar 1, 1911. 6:1754-16½. A \$8,000-\$11,500. O C & 100

Same property. Anna F Davis to Clarence N Gaylor, 42 E 129th st. Mt \$8,500. Feb 28. Mar 1, 1911. 6:1754. O C & 100

Madison av, No 872 n w cor 71st st, 102.2x25, 3 & 4-sty & b bk dwg. 71st st | Lucrie F Post & ano to Jno H Mahony, s w cor Bellevue & Lakeview avs, Newport, R I. All liens. Feb 28, 1911. 5:1386-17. A \$150,000-\$180,000. nom

Same property. Jno H Mahony to Lucrie F Post & Helen F Mahony both at s w cor Bellevue & Lakeview avs, Newport, R I, as joint tenants. All liens. Feb 28, 1911. 5:1386. nom

Madison av | s e cor 135th st, 99.11x310. 135th st | 134th st, n s, 165 w Park av, 100x99.11. 134th st, n s, 90 w Park av, 75x99.11. several 1-sty fr bldgs & stables & vacant. Henry B Anderson to N Y & Harlem R R Co at Grand Central Terminal, Lex av & 45th st. C a G. Feb 27, 1911. 6:1759-26 to 32 & 41 to 53. A \$136,000-\$137,500. nom

- Madison av, Nos 431 to 437 | n e cor 49th st, runs n 79.6 x e 75 x 49th st, Nos 31 & 33 | n 20.11 x e 10 x s 100.5 to n s 49th st x w 85 to beg, 12-sty bk & stn hotel (New Weston), also furniture & hotel fixtures, &c. Hotel Securities Co to Geo L Sanborn, 69 W 107th st. B & S. Mts \$760,000. Feb 24. Feb 25, 1911. 5:1285-21. A \$265,000-\$825,000. O C & 100
- Park av, No 733 | s e cor 71st st, 96.5x42.6 with all title to strip 71st st | adj above on south 4x42.6, 5-sty bk dwg. Elihu Root to Eugene Meyer Jr, 11 E 51st st. Feb 18. Mar 1, 1911. 5:1405-72 & part lot 73. A \$-\$. O C & 100
- Prescott av n w s, 325.10 n e Bolton road, 200x267.4 to Nichols Nichols pl | pl x201.4x297.10, vacant. Gustav Busch to Julius Busch & Clara his wife joint tenants, at New Brunswick, N J. 1/4 part. All liens. Feb 2. Feb 25, 1911. 8:2255-45, 49, 87 & 91. A \$10,800-\$10,800. O C & 100
- Park av, Nos 960 & 962 | n w cor 82d st, 102.2x115, 3, 5-sty tnnts. 82d st, Nos 71 to 77 E | B Farquhar Curtis to Fullerton Weaver Realty Co, 475 5th av. B & S & C a G. Mt \$160,000. Mar 1. Mar 2, 1911. 5:1494-32 to 34. A \$151,000-\$203,000. O C & 100
- Riverside Drive, Nos 416 & 417 | s e cor 114th st, 52x124.8x50.11x 114th st | 135.6, 12-sty bk & stn tnt. Jno J Hearn Constn Co, 505 5th av to Saml G Gant, 205 W 57th st. Mts \$300,000. Feb 28, 1911. 7:1895-76. A \$85,000-\$811,000. O C & 100
- Riverside Drive, No 103, e s, 95.7 s 83d st, 26.4x55.10x24x66.9, 5-sty bk dwg. Maud M Snow widow to Kenneth B Halstead, 50 Van Buren st, Bklyn. All liens. Feb 24. Feb 28, 1911. 4:1245-1. A \$22,000-\$43,000. nom
- 1st av, No 2239 | n w cor 115th st, 20x73, 4-sty stn tnt & str with 115th st, No 345 | 1-sty fr ext. Herman Lubetkin to Jennie Landi or Landi, 422 E 119th st. B & S. All liens. Feb 17. Feb 24, 1911. 6:1687-23. A \$11,000-\$18,500. nom
- 1st av, No 1785, w s, 50.8 n 92d st, 25x79, 5-sty bk tnt & str. Lorie Guenzberg et al to Land & Mortgage Co, Bohemia of N Y City, 1361 1st av. Mts \$21,000 & all liens. Feb 20. Feb 24, 1911. 5:1555-25. A \$10,000-\$18,000. O C & 100
- 1st av, No 2239 | n w cor 115th st. Asst of rents to secure notes 115th st | for \$300. Jennie Lande to Herman Lubetkin, 200 W 109th st. Feb 23. Feb 24, 1911. 6:1687. nom
- 1st av, No 330, e s, 23 n 19th st, 26.8x96, 4-sty bk tnt & str. PARTITION, Jan 24, 1911. Jno A McEveety, ref to Julius Maier, 1186 Lex av & Michl Maier, 150 E 78th st. Mt \$15,000 & all liens. Feb 24, 1911. 3:951-2. A \$14,500-\$23,000. 22,200
- 2d av, No 770, e s, 148.1 s 42d st, 24.7x70. | |
- 2d av, No 772, e s, 123.6 s 42d st, 24.7x70, 2 5-sty stn tnnts & str. Mayer Katzenberg to Malvine wife Frank J Bauer, 792 2d av. Mts \$37,750. Mar 1, 1911. 5:1334-2 & 3. A \$26,000-\$40,000. O C & 100
- 3d av, No 699, e s, 20.5 s 44th st, 20x80, 3-sty bk tnt & str. Manly A Ruland to Wm H Whiting at Bound Brook, N J. Q C. All title. R S \$100. Dec 26, 1900. Feb 25, 1911. 5:1317-46. A \$13,000-\$16,000. 1,000
- 3d av, Nos 1833 & 1835, e s, 50.11 n 101st st, 50.6x90, 2, 5-sty bk tnnts & str. Whipple Security Co to Lena Kannensohn, 1329 5th av. Mts \$50,000 & all liens. Dec 8. Feb 24, 1911. 6:1651-3 & 4. A \$27,000-\$51,000. omitted
- 3d av, Nos 549, s e s, 98.9 s w 37th st, 24.8x100, 3-sty bk tnt & str. Geo Dode et al HEIRS Dirck Dode to Annie, Dederick, Christine & Martha Dode, all at 767 Beck st; also HEIRS of Dirck Dode. All title. Feb 24, 1911. 3:917-4. A \$20,000-\$22,500. nom
- 3d av, No 917, e s, 25.5 n 55th st, 20x110, 4-sty bk tnt & str. Eagle av, e s, 420.1 s Westchester av & 175 s Terrace pl, 25x100, vacant. Kath I D Harnett to Realty Holding Co, 907 Bdway. Feb 23. Feb 27, 1911. 5:1329-2. A \$14,200-\$18,000; 10:2623. O C & 100
- 5th av, No 206. | |
- 17th st W, Nos 353 & 355. | |
- 53d st W, No 3. | |
- Also land at Lake George, N Y, & White Plains, N Y. Certificate of transfer tax. Jas A Wendell, Deputy Comptroller, State of N Y, to Estate Theo B Starr. Feb 21. Feb 27, 1911. —
- 5th av, Nos 1368 to 1374 | s w cor 114th st, 100.11x65.6, 2, 5-sty bk 114th st, Nos 2 & 4 | tnnts with str on av. Pincus Lowenfeld et al to Frances M Twitty, 59 W 44th st & Anita Clark, 76 E 80th st. Mts \$98,000 & all liens. Feb 24, 1911. 6:1597-37 & 38. A \$59,000-\$100,000. O C & 100
- 5th av, Nos 556 & 558, w s, 25.5 s 46th st, 50x100, 5-sty stn art gallery with 1-sty extension. Deed of trust. Isabella Loring, 1 W 70th st to Danl A Loring, Sr, 1 W 70th st, in trust for himself during life & thereafter to Maude H Branca, etc. Sub to mt \$400,000; also to 21 yr lease with 3 renewals for a total period of 84 yrs. Feb 17. Feb 28, 1911. 5:1261-39. A \$625,000-\$660,000. nom
- 7th av, No 239, e s, 39.6 s 24th st, 19.9x80, 4-sty bk tnt & str. with 1-sty fr ext. Victor Griser ADMR Pierre Griser to Mary Reiser, 527 E 148th st. C a G. Feb 27, 1911. 3:799-77. A \$18,500-\$22,000. 35,000
- Same property. Mary Reiser to Aaron Coleman, 50 W 68th st. Mt \$26,000. Feb 27, 1911. 3:799. nom
- 8th av, No 16, or begins 8th av, s e s, abt 60 s w 12th st, runs Abingdon sq No 23 | s e 110.4 x n e 32 x n w 7 x s w 10 x n w 103.3 to av x s w 22 to beg, 3-sty bk tnt & str. Henry Rousby, 277 Hewes st, Bklyn, N Y, to Mary E Place, 1128 Prospect av, Plainfield, N J. Mt \$12,000. Feb 3. Feb 27, 1911. 2:624-36. A \$17,500-\$22,000. O C & 100
- 8th av, Nos 2902 & 2904, e s, 40 s 154th st, 39.11x100, 6-sty bk tnt & str. Mary Cohen to Brown-Weiss Realities, 61 Park Row. Mts \$48,000. Feb 27. Mar 1, 1911. 7:2039-63. A \$13,000-\$46,000. O C & 100
- 10th av, No 295 | n w cor 27th st, 24.8x100, 6-sty bk lodging 27th st, Nos 501 & 503 | house. FORECLOS (Feb 17, 1911). Edw J McGeane (ref) to Saml Grison, 173 W 99th st. Mar 1, 1911. 3:699-30. A \$16,000-\$55,000. 46,000
- 10th av | s e s at n e s 204th st, runs s e 100 x n e 99.11 x s e 204th st | 150 x s w 99.11 to 204th st, x s e 150 x n e 199.10 to 205th st | 205th st, x n w 300 x s w 99.11 x n w 100 to av, x s w 99.11 to beg.
- 9th av | s e s at n e s 202d st runs n e 199.10 to 203d st, x s e 202d st | 232.11 to Harlem River, x s w — to 202d st, x n w 203d st | 213.7 to beg.
- Naegle av, s s, 150 w Hawthorne st, runs s 139.10 x s w 318.6 x s 16.1 to Shermans Creek, x s w, n e, & n w along Creek to Naegle av, x e 436 to beg, with all title to land under water, docks, wharfage, crantage, &c.
- 10th av | n w cor Academy st, runs n w along st 50 to h w Academy st | mark Shermans Creek, x n e & n — to w s 10th av, x s w 166 to beg.
- Academy st, n s, at h w mark Shermans Creek at pt 94 n w 10th av, runs n w along st, 234 to said creek, x e, s & s e — to beg with riparian rights, etc, except parts for Naegle, 9th & 10th avs & Academy, 202d, 203d, 204th & 205th sts, vacant.
- Alfred C Bachman to Jas N Buttery, 403 Forest av, Lakewood, N J. All liens. Feb 27. Feb 28, 1911. 8:2201-1, 9, 15 & 29. A \$74,000-\$74,000; 2184-20, 24, 28, 42 & part lot 34. A \$-\$. 2216-1, 7, 11 & 42. A \$100,000-\$100,000. nom
- 10th av | s e s, at n e s 204th st, runs s e 100 x n e 99.11 x s e 204th st | 150 x s w 99.11 to 204th st, x s e 150 x n e 199.10 to 205th st | s s 205th st x n w 300 x s w 99.11 x n w 100 to av x s w 99.11 to beg.
- 9th av | s e s at n e s 202d st, runs n e 199.10 to 203d st, x s e 202d st | x — to 202d st x 213.7 to beg.
- Harlem River |
- Naegle av, s s, 150 w Hawthorne st, runs s 139.10 x s w 318.6 x s 16.1 to Shermans Creek x s w, n e & n w along Creek — to av x e 436 to beg, with all title to lands under water & wharfage, crantage, &c.
- 10th av, n w cor Academy st, runs along st n 50 to Shermans Creek x n e & n — to av x s w 166 to beg.
- Academy st, n s, at h w mark Shermans Creek at pt 94 n w 10th av, runs n w along st 234 x e, s & s e along Creek — to beg, with all riparian rights, &c.
- Except parts in Naegle av, 9th & 10th avs, Academy st, 202d st, 203d st, 204th st & 205th sts, vacant.
- Jas N Buttery to Alfred C Bachman, 265 W 121st st. All liens. Feb 27, 1911. 8:2201-1, 9, 15 & 29. A \$74,000-\$74,000; 2184-20, 42 & part lot 34. A \$-\$. 2216-1, 7, 11 & 42. A \$100,000-\$100,000. nom
- 11th av, No 510 | s e cor 40th st, 24.9x100, 2, 4-sty bk tnnts & 40th st, Nos 552 & 554 | str. Eliz Rave INDIVID & EXTRX Louis Rave to Jacob Ehmer, 510 11th av. Mt \$20,000. Mar 1. Mar 2, 1911. 3:711-61. A \$14,000-\$25,000. 32,500
- Interior strip at c l blk bet 38th & 39th sts & 87 w 7th av, runs n 7.3 x w 18 x s 7.3 x e 18 to beg. Florence Coleman to Watson Vanderpoel, 115 Freeman st, Bklyn. C a G. Feb 16. Mar 1, 1911. 3:788—part lot 53. A \$-\$. O C & 100

MISCELLANEOUS.

- Deed of appointment & acceptance. Cornelius F Kingsland & Danl K De Beixodon EXRS & TRUSTEES Geo L Kingsland to Frederic de P Foster at Tuxedo, N Y as EXR, &c, under said will. Feb 28, 1911. —
- Exemplified copy last will etc of Geo Winthrop Thorne late of Bellport, L I. Oct 14, 1903. Feb 28, 1911. —
- Power of atty. Lillie Mc C Hartigan to Robt L Harrison & Robt W B Elliott. July 27, 1906. Mar 2, 1911. —
- Power of atty. Zachariah Zacharias to Saml Jackson. Nov 9, 1904. Mar 2, 1911. —
- Power of atty. Anne W wife of & Frederic C Penfield to Hampton L Carson of Phila, Pa. Feb 26, 1908. Mar 1, 1911. —
- Power of atty. Denis Tucker to Eliz B-Tucker his wife. Sept 16, 1898. Feb 28, 1911. —
- Power of atty. Jenny Schneidemann HEIRS, &c, Adolf Kerbs to Richard M Bruno, 20 Broad st. Apr 7, 1910. Feb 28, 1911. —
- Revocation of power of attorney. John L Leguin to Forbes J Hennessy, 32 Liberty st. Mar 22, 1910. Feb 27, 1911. —

BOROUGH OF THE BRONX.

- Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).
- Brown pl, No 164 | n e cor 135th st, 33.4x100, 5-sty bk tnt & 135th st, Nos 491 & 493 | str. Boreas Realty Co to Bankers Surety Co, of Cleveland, Ohio, office at 56 Maiden lane, N Y C. Mt \$30,000. Feb 16. Feb 27, 1911. 9:2263. nom
- *Ditmars st, s s, 275 w Main st, 25x100, lot begins 100 s Ditmars st & 168 w Main st, runs s 166 x w 166 x n 165.6 to s s lot 75; same map, x e 156.5 to beg. Henry Hunneke to Henry Hunneke, Jr, 1718 Crotona Park East. Feb 18. Feb 24, 1911. O C & 100
- Fairmont pl, No 735 (1005), n s, 40 e Clinton av, runs n 200 x e 100 x s 100 x w 25 x n 25 x w 25 x s 25 x w 21.6 x s 100 to pl, x w 28.6 to beg, 2-sty fr dwg, 2-sty fr rear dwg, 2-sty fr stable & vacant. Edgar H Schroeder to Chas H Schroeder, 3079 Decatur av. 1/2 part. Mt \$6,000. Aug 23, 1910. Feb 24, 1911. 11:-2951. O C & 100
- *Green lane, n e s, 50 n w 4th st, 50x105.3x50x102.7. Louis Weydanz to Edw Jedlicka, 2414 Dorsey st. Mt \$1,500. Feb 23. Feb 24, 1911. O C & 100
- Hoffman st, e s, 275.10 n 184th st or Belmont pl, 34x119.8, vacant. Mary C Robertson HEIR Stephen Cambreling to Wilmore Realty Co, 115 Bway. Q C. Feb 18. Feb 25, 1911. 11:-3065. nom
- Hewitt pl, No 814 (1156), n e s, 57.7 n w Longwood av, 39x100x 38.11x100, 5-sty bk tnt. Clara Schwabenhausen to Geo F Johnson at Hanover Township, Morris Co, N J, now at 340 W 72d st, N Y. B & S. Mt \$24,000. Feb 10. Feb 28, 1911. 10:-2696 & 2689. 100
- Kelly st, w s, 365 s 167th st, 50x100, vacant. Jos Newmark to Herman J Jacobs, 1249 St Nicholas av. All liens. Feb 15. Feb 27, 1911. 10:2705. O C & 100
- *Maple st, e s, 50 n Av A, 25x100, New Village of Jerome. Benj H Irving to Peter Tambelli, 227 Sullivan st. Mt \$1,000. Apr 1, 1910. Feb 27, 1911. nom
- *Main st, w s, 100 s Ditmars st, 57x169, except part for City Island av, City Island. Henry Hunneke to Henry Hunneke, Jr, 1718 Crotona Park East. Feb 18. Feb 28, 1911. O C & 100
- Minford pl, No 1539, w s, 169.5 n 172d st, 36.2x100, 4-sty bk tnt. Sandow Realty Co to Theo Kelpien & Pauline his wife, 1539 Minford pl as tenants by entirety. Mt \$17,500. Feb 28, 1911. 11:2967 & 2977. nom
- Minford pl, No 1539, w s, 169.5 n 172d st, 36.2x100, 4-sty bk tnt. Release mt. Margt Knox to Sandow Realty Co, 811 Fox st. Feb 24. Mar 1, 1911. 11:2967; 2977. nom
- *Main st, w s, abt 100 n Cross st (if extended), except part for Main st or av, 75x69x—x57.
- Land under water L I Sound or Eastchester Bay on n s or w s of City or Minniford Island, begins at n l lot 658, same map, runs s along high water line 75 to s s lot 660 x w into waters of Bay 400 x n 75 x e 400 to beg.
- Henry Hunneke to Henry Hunneke, Jr, 1718 Crotona Park East. Mt \$1,500. Feb 18. Feb 24, 1911. O C & 100
- *Magenta st, n s, lot 199 map of lots near Wmsbridge station. Pietro Mangano to Angela Giliberty, 769 E 224th st. Mar 1. Mar 2, 1911. 100
- *Main st | s w cor Orchard st, 50x100, except part for City Island Orchard st | av.
- Orchard st, s s, 100 w Main st, 50x100, City Island. Henry Hunneke to Henry Hunneke, Jr, 1718 Crotona Park E. Feb 18. Feb 24, 1911. O C & 100

- *Main st | s e cor Orchard st, 101x100x102.6x100, except part for Orchard st | City Island av, City Island. Henry Hunneke to Henry Hunneke, Jr, 1718 Crotona Park E. Feb 18. Feb 24, 1911. O C & 100
- *Prospect st | s e cor Main st, 50x100, City Island, except part for Main st | City Island av. Henry Hunneke to Henry Hunneke, Jr, 1718 Crotona Park E. Feb 18. Feb 24, 1911. O C & 100
- *Taylor st, Nos 1607 to 1611, w s, 450 s Columbus av, 50x100, except part for Taylor st. FORECLOSE, Dec 7, 1910. Isidor Cohn, ref, to Thos E Fitzgerald, 120 W 59th st. Mts \$10,500. Dec 21, 1910. Feb 27, 1911. 2,000
- Tiffany st, e s, 95.3 s Westchester av, 200x103.9x200x102.11, vacant. American Real Estate Co to Usona Constn Co, 989 So Boulevard. Feb 28, 1911. 10:2714. O C & 100
- *Willow Lane road, leading to Pelham, w s, adj land Thos Montgomery, runs s along road 30 to land Sebastian F Myers x w 150 x n 30 x e 150 to beginning; road from Throggs Neck to Pelham Bridge (Willow lane), w s, 30 s land of Loretta Clapp, runs w 150 along land of S F Myers x n 30 to land of Clapp x e 150 to road x s 30 to beginning, Throggs Neck, with all title to land to said lane. Loretta Bauman to Julia Boes, 3055 Eastern Boulevard, Bronx. 1/2 part. All title. Mt \$1,500. Jan 20. Jan 23, 1911. Corrects error in issue of Jan 28 when street was Willow Land road, &c. nom
- *Willow Lane | n e s at n w s Eastern Boulevard, runs n w Eastern Boulevard | 185 & 88 x e 200 to w s Eastern Boulevard x s w 114.2 & 93 & 77 to beg. Release mt. Patk Higgins to Colorado Realty Co on Eastern Boulevard, near Arnov av. Feb 27, 1911. nom
- *Same property. Colorado Realty Co to Frank Platzer, 5028 Coddingdon av. Feb 27, 1911. 100
- *3d st, s s, 174 w Av C, 50x103, Unionport. Henry S Briggs to John E Bentz, 2251 Chatterton av. Feb 28. Mar 1, 1911. O C & 100
- *6th st, n s, 180 e Av C, 25x108, Unionport. John E Bentz to Henry S Briggs, 2138 Gleason av. Mt \$4,500. Feb 28. Mar 1, 1911. O C & 100
- *14th st | n w cor Av C, 39x111x104x100.S, except part for Castle Av C | Hill av, Unionport. Frank Gass to Jos Wagner, 2176 Westchester av. Feb 23. Mar 1, 1911. O C & 100
- 139th st, No 450, s s, 458.4 e Willis av, 41.8x100, 5-sty bk tnt. Theresa Phelps to Fredk C Asendorf, 181 Freeman st, Bklyn, & John Bunke, 141 W 103d st, N Y. Mt \$30,000. Feb 17. Feb 25, 1911. 9:2283. O C & 100
- 140th st, No (877), n e, 420 e St Anns av, 40x95, 5-sty bk tnt. Eliz K Smith to Jennie S McKay. Mt \$37,250. May 11, 1908. Feb 28, 1911. 10:2552 & 2553. O C & 100
- 140th st, No 626, s s, 618.3 e St Anns av, 28.6x100 5-sty bk tnt. Robt Rankin to Alex Rankin, 270 Riverside Drive. Correction deed. Feb 27. Feb 28, 1911. 10:2553. nom
- Same property. Alex Rankin to Catherine Wannop, 115 Manhattan st. Mts \$20,000. Feb 28, 1911. 10:2553. O C & 100
- 141st st, Nos 602 & 604, s s, 456.9 e St Ann's av, 50x95, 5-sty bk tnt & str. Sancer Co to Theo Haebler, 32 Mount Morris Park W. All liens. Feb 28. Mar 1, 1911. 10:2551, 2552 & 2553. nom
- 147th st, Nos 442 & 446, s s, 315 w Brook av, 50x99.9, 5-sty bk tnt. Jane Kitchen to Mary J Heuer, No— W 227th st, Spuyten Duyvil. Mt \$45,000 & all liens. Feb 7. Feb 24, 1911. 9:2291. O C & 100
- 148th st, No 241, n s, 275 w Morris av, 25x106.6, 4-sty bk tnt. FORECLOS, Feb 2, 1911. Peter L Mullaly, ref to Minnie wife Otto W Heck, 786 E 149th st. Feb 24, 1911. 9:2337. 12,000
- 148th st, No 307, n s, 370.3 e Morris av, 25x106.6, 1-sty fr shop in rear. Robt Davis to Geo G Davis. 1/2 part. Q C. Mar 24, 1906. Mar 1, 1911. 9:2330. O C & 100
- 149th st, No 289, n s, 220.3 e Morris av, runs n 100 x w 25 x s 20 x w 0.3 x s 80 to st x e 25.3 to beg, 4-sty bk tnt & str. Alberto Margarita to Giuseppina wife Alberto Margarita, 289 E 149th st. Mt \$18,000. Feb 28. Mar 1, 1911. 9:2331. O C & 100
- 153d st, Nos 420 & 422, s s, 170 w Elton av, 50x100, 5-sty bk tnt. Graham-Adams Co to Julius Brunings, 836 Trinity av. Mt \$38,000. Mar 1. Mar 2, 1911. 9:2374. O C & 100
- 165th st, No 432 (700), s s, 298.1 w Washington av, 25x195, 2-sty fr dwg & 1-sty fr stable. Jno W Ruckert to Sabrina B Aubery, 535 Mad st, Bklyn. July 9, 1908. Mar 2, 1911. 9:2386. nom
- Same property. Same to same. Confirmation deed. Mar 1, 1911. Mar 2, 1911. 9:2386. nom
- 165th st, No 659 (853), n s, 110.11 w Trinity av, 37.6x100, 5-sty bk tnt & str. Mary E M Mulligan to Abraham D Wallace, at Matteawan, N Y. Mt \$30,000. Feb 6. Feb 27, 1911. 10:2633. O C & 100
- 169th st, No 596 (844), s s, 74 w Franklin av, 35.2x112.9x32.1x 116.10, 5-sty bk tnt & str. Michl Fuchs to Jno Uhl, 596 E 169th st. All title. Q C. Mar 1. Mar 2, 1911. 10:2612. O C & 100
- *173d st, w s, 150 n Gleason av, 25x100. Wm Heinrich to Cogswell-Taylor Impt Co, 824 Morris av. Mts \$5,000 & all liens. Feb 28. Mar 1, 1911. O C & 150
- 175th st, No 717, n s, 88.4 w Clinton av, 30.8x90, 4-sty bk tnt. Wiedhopf Constn Co to Adrian Grasselly 515 Wales av. Mts \$19,500. Mar 1, 1911. Mar 2, 1911. 11:2949. O C & 100
- 176th st, No 868 | s e cor Mohegan av, 70x70, 2-sty fr dwg and Mohegan av | vacant.
- Marmion av | n e cor 176th st, 100x100, vacant.
- 176th st | Edw J Brown to Clara E Brown, 889 E 175th st. B & S. Feb 25, Feb 27, 1911. 11:2957, 2958 & 2954. O C & 100
- *177th st | s e cor Bronx Park av, 25x100. Benj Kimmel to Bronx Park av | Clara Buchberg. 1/2 part. Mt \$5,400. Apr 22, 1907. Feb 27, 1911. O C & 100
- 183d st, No 697 | n w cor Beaumont av, 25x80, 1 sty bk tnt & Beaumont av, No 2291 | str. FORECLOS, Jan 7, 1909. Francis S McAvoy ref to Jacob L Herz. Jan 29, 1909. Mar 2, 1911. 11:3089. 1,575 over & above mts for 6,500
- Same property. Jacob L Herz to Harry Held. Mts \$7,500. Feb 1, 1909. Mar 2, 1911. 11:3089. nom
- 198th st | s w cor Creston av, 25x102.11x25.1x99.8, vacant. Geo Creston av | McAneny & ano EXRS, &c, Julius I Livingston to Wm Hanselmann, 216 W 22d st. Aug 16, 1910. Feb 27, 1911. 12:3318. 4,600
- *213th st, n s, 176.2 e White Plains rd, 50x100. FORECLOS, Jan 5, 1911. Jas Kearney, ref, to Frank P Lore, 213 E 106th st. Feb 27. Mar 1, 1911. 19,900
- *Same property. Frank P Lore to Natale Ficarrotta, 333 E 106th st, Vincenza Milone, 325 E 105th st & Rosina Governali, 329 E 106th st. 1/2 part to each. Mts \$18,000. Feb 28. Mar 1, 1911. O C & 100
- *215th st, s s, 275 e 5th av, 50x100, Laconia Park. Nunzia Maddi to Melrose Realty Co. 2775 Webster av. Jan 18. Mar 1, 1911. O C & 100
- *215th st, n s, 100 e Tilden av, 25x100, Laconia Park. Chas S McGarry to North Bronx Realty Co, 682 Gun Hill road. Feb 20. Feb 24, 1911. 100
- *221st st, n s, 180 w White Plains road, 25x114, Wakefield. Michl T Carroll to Jos P Ruppel, 357 East 150th st. Q C. & correction deed. Mar 1. Mar 2, 1911. nom
- *227th st | n e cor 2d st or av, 105x114, Wakefield. Franz Foerster 13th av | to Huldah wife Wm Whispell, 83 Barbey st, Bklyn. 2d av | Mt \$5,500. Mar 1. Mar 2, 1911. O C & 100
- 237th st | n s, 100 w Kepler av, runs n 200 to s s 238th st, x w 238th st | 50 x s 100 x w 50 x s 100 to 237th st, x e 100 to beg, vacant. Peter Dougan to Jas Dougan at Hackensack, N J. Mt \$3,600. Feb 21. Feb 28, 1911. 12:3372. nom
- *240th st | n w cor Bronx Boulevard, 20x100. Morris E Bronx Boulevard | Webber TRUSTEE Sarah K Brush will of Abbott Hodgman to Jno Rotando, 4643 White Plains rd. C a G. Feb 17. Feb 28, 1911. 2,500
- *240th st, n s, 20 w Bronx Boulevard, 30x100. Same to same. C a G. Feb 17. Feb 28, 1911. 500
- Alexander av, No 314, e s, 80 s 141st st, 20x80, except part for av, 3-sty & b bk dwg. Eliz H Dennis widow to Eugene J McGuire, 212 Alexander av. Feb 28. Mar 2, 1911. 9:2303. O C & 100
- Alexander av, No 139, w s, 25 s 134th st, 25x100, 5-sty bk tnt & str. Frank A Antes to Henry Eckel, 139 Alexander av. Mt \$10,000. Feb 28. Mar 1, 1911. 9:2309. O C & 100
- *Boston road | s e s at w s Palmer st, as proposed & also 462.9 e Palmer st | from Baychester av, runs s e along st 145.6 x s w 100 x n w 25 x n e 25 x n w 110.5 to road x s e 36.5 & 39.4 to beg, except part for road. Arden Realty & Mort Co to Thos Miller, 648 Ams av. Mt \$2,200. Feb 24. Mar 1, 1911. O C & 100
- *Bronx & Pelham Parkway, n s, adj land conveyed by party 1st part to Harlem River & Portchester R R, July 2, 1907, runs n e 779.9 x s e 212.2 & 163.5 to said Parkway x w on curve 902.2 to beg, contains 4.09 acres. Colorado Realty Co to Chas A Deshon, at Ridgewood, N J. 1-10 part. Mt \$30,000. Feb 25. Mar 1, 1911. O C & 2,000
- *Same property. Resolution and consents of stockholders to conveyance. Same to same. Feb 25. Mar 1, 1911. —
- Bryant av, No 1321, w s, 200 n Freeman st, 25x100, 2-sty fr dwg. Cath C Fasola to Kate Gallagher, 1500 Commonwealth av. Feb 28, 1911. 11:2994. O C & 100
- Bassford av, No 2254, e s, 299.8 n 182d st, 35.6x77.1x35.6x76, 4-sty bk tnt. Phelan Bros Constn Co to Bert L Haskins, 26 Elinor pl, Yonkers, N Y. Mt \$19,000. Feb 27. Feb 28, 1911. 11:3050. O C & 100
- *Boston road | s e s, at w s Palmer st & 462.9 e Baychester av, Palmer st | runs s e along Palmer st, runs s e 145.6 x s w 100 x n w 25 x n e 25 x n w 110.5 to rd, x n e 36.5 & 39.4 to beg. Jno McKee to Arden Realty & Mort Co, 299 Bway. Mt \$800 & all liens. Feb 20. Feb 27, 1911. O C & 100
- Brook av, w s, 225 s Anna pl, 39.3x21.7 to c l former Mill Brook x38x15.1, with all title to Old Mill Brook bet said c l & w s thereof, vacant.
- Webster av, No 2291 | n w cor 183d st, 25x100, vacant.
- 183d st | Jacob Wolf to Union Holding Co, 170 Bdway. All liens. Feb 24. Feb 27, 1911. 11:2893 & 3143. O C & 100
- Brook av, No 508, e s, 25 s 148th st, 25x98, 5-sty bk tnt & str. Jos Weissman to Dora Garfinkel, 67 W 113th st. Mt \$12,500. Nov 30, 1909. Feb 27, 1911. 9:2274. O C & 100
- Brook av, w s, 225 s Anna pl, 39.3x21.7 to c l mill brook x38x15.1, with all title to land in rear to w s of mill brook, vacant.
- Webster av, No 2291 | n w cor 183d st, 25x100, vacant.
- 183d st | Jacob Wolf to Union Land Holding Co, 170 Bway. Correction deed. All liens. Mar 2, 1911. 11:2893 & 3143. O C & 100
- Boston rd, No 1258, s e s, 302.7 s w 169th st, runs s e 125 x s w 7.5 x n w 139.11 to rd, x n e 70.5 to beg, 2-sty & b fr dwg & 1-sty fr bldg in rear. Release mt. David Mayer Bwg Co to Saml Kahn & Helen R his wife, 23 W 95th st. 1/2 part. Mar 1. Mar 2, 1911. 10:2663. nom
- Same property. Helen R Kahn to Saml Kahn her husband, 23 W 95th st. 1/2 part. B & S. All liens. Mar 1. Mar 2, 1911. 10:2663. nom
- Same property. Saml Kahn & Helen R his wife & Abraham Levy to Philip Wattenberg, 1203 Franklin av. All of; mt \$11,000. Mar 1. Mar 2, 1911. 10:2663. nom
- *Baychester av | w s, 250 s Westchester av, 25x44.5 to Gun Hill rd, Gun Hill rd | x29x59.1. Ferdinand Grass to Jacob Lotter, No — Cornell av. Mar 1. Mar 2, 1911. O C & 100
- *Barnes av, w s, 89 n 226th st, 25x105, Wakefield. Angela Giliberty to Pietro Mangano, 275 E 151st st. Mts \$6,400. Feb 27. Mar 2, 1911. nom
- Boston road, No 1861, w s, abt 125 n 176th st, 73x142.3x59x172, except part for rd, 2-sty fr dwg & 2-sty fr stable in rear. Abraham Bedrick to Lewis Realty & Constn Co, 43 W 125th st. Mar 2, 1911. 11:2992. O C & 100
- Concord av, Nos 502 & 504, e s, 79 n 147th st, 39.6x100, two 3-sty bk dwgs. Grace L Horton to Sarah J Reynolds, at Lyons, Wayne Co, N Y. Mt \$7,000. Feb 14. Feb 27, 1911. 10:2580. nom
- Clay av, e s, 88.7 n 167th st, 38x80, 5-sty bk tnt. A J Schwarzler Co to Kate Schick, 1112 Clay av. Mt \$20,500. Feb 15. Feb 27, 1911. 9:2426. O C & 100
- Clay av, e s, 126.7 n 167th st, 114x80, three 5-sty bk tnts. Same to same. Mts \$73,000. Feb 15. Feb 27, 1911. 9:2426. O C & 100
- Clay av, No 1210, e s, 34.6 s 168th st, 39x80, 5-sty bk tnt. A J Schwarzler Co to Sophia Goeren, 1124 Clay av. Mt \$21,000. Feb 27, 1911. 9:2426. O C & 100
- Clay av, No 1232, e s, 74.9 n 168th st, 40.3x80, 5-sty bk tnt. Mathilde Bosselmann to Bernard Levy, 2325 2d av. Mt \$20,000 & all liens. Feb 27. Feb 28, 1911. 9:2427. 100
- Clay av, No 1108, e s, 108.8 n 166th st, 39x80, 5-sty bk tnt. Louis Werner to Mary Shea, 4606 11th av, Bklyn. Mt \$22,000. Mar 1, 1911. 9:2426. O C & 100
- Clay av, No 1208, e s, 73.6 s 168th st, 39x80, 5-sty bk tnt. O J Schwarzler Co to Julius Hoffmann & Elsie his wife, 1208 Clay av as tenants by entirety. Mt \$21,000. Feb 28. Mar 1, 1911. 9:2426. O C & 100
- *Cedar av, w s, 220.7 n 179th st, 23x120.11x22.8x127.9, vacant. Sophia A Richter to John E Eustis, 1985 Sedgwick av. Mt \$1,050. Mar 1, 1911. 11:3231. nom
- *Dudley av, s s, 119.7 e Ft Schuyler rd, 50x100, Westchester. Jas A Irving to Margt E Irving, 1509 Lyon av. All liens. Jan 24. Mar 1, 1911. O C & 100
- Decatur av, No 3063, n s, 275 e Mosholu Parkway, 25x110, 2-sty fr dwg. Wm C Bergen to Jean R Serviss, 3063 Decatur av. Mt \$9,500. Feb 11. Mar 2, 1911. 12:3332. O C & 100
- Decatur av, No 2766, e s, 155.3 s 198th st, 37x100.7, 2-sty fr dwg. Alfred Friedman to Chas C Warren at White Plains, N Y. Mts \$7,000 & all liens. Feb 28. Mar 2, 1911. 12:3278. O C & 100

- *"Drive" c l at e s road from Westchester to Eastchester, runs e along Drive 397.7 x n — x w — to road x s 202.10 to beg.
- "Drive," c l, 397.7 e road from Westchester to Eastchester, runs n — x e & n e 124 x s e 179 to c l of Drive x w & s w 253.3 to beg.
- Road from Westchester to Eastchester, s e s, 285 n from c l Grove st, 350x350.6x350x363.
- Robert Davis to Geo G Davis, 1-6 part of all right, title & interest. Mt \$16,000. May 4, 1909. Mar 1, 1911. O C & 100
- Elton av, Nos 709 & 711 s w cor 155th st, 48x100, 6-sty bk tnt & 155th st, No 436 str. Philip Freudenmacher to Philip Lotze, 1064 Mad av. Mt \$50,500. Mar 1, 1911. 9:2376. O C & 100
- Eagle av, No 644, e s, 237.7 n Westchester av, 25x115, 2-sty & b fr dwg. Jos Hensle to Cath Hennessey, 223 W 83d st. Feb 28, Mar 1, 1911. 10:2624. O C & 100
- Eagle av, No 589, w s, 301.8 s Westchester av, 25x120, vacant. Timothy Keegan to Jos Rosenzweig, 135 W 123d st. Feb 15, Mar 1, 1911. 10:2616. nom
- Eagle av, No 589, w s, 301.10 s Westchester av, 25x120, owned by party 1st part.
- Eagle av, w s, adj above on north, —x—, owned by party 2d part. Boundary line agt. Timothy Keegan, 234 W 121st st, with James A Glover, at Phillipstown, Putnam Co, N Y. Feb 23, Mar 1, 1911. 10:2616. nom
- *Ft Schuyler rd, w s, 125 s Latting st, 25x134x25x—. Jefferson M Levy et al to Elda E Shaffer at Yonkers, N Y. All liens. Feb 20, Feb 24, 1911. O C & 100
- Hughes av, No 2530, e s, 229.4 n Pelham av, 14.5x87.6, 2-sty bk dwg. Jno J McCormack to Martha A Smith, 396 State st, Bklyn. Mt \$2,700. Jan 9. Re-recorded from Jan 10, 1911. Feb 24, 1911. 12:3273. nom
- Same property. Martha A Smith to Bronx Investment Co, 128 Bway. Mts \$2,700 & all liens. Feb 24, 1911. 12:3273. nom
- Hughes av, No 2416, e s, 146.2 s 188th st, 24.10x87.6, 2-sty fr dwg. Jos Rosenzweig to Timothy Keegan, 234 W 121st st. Mt \$5,000. Feb 15, Mar 1, 1911. 11:3076. nom
- Hughes av, No 2418, e s, 121.6 s 188th st, 24.8x87.6, 2-sty fr dwg. Julia D Bernard to Jas L Van Sant, 559 W 156th st. Mt \$5,100. Mar 1, Mar 2, 1911. 11:3076. O C & 100
- Intervale av, w s, 405.6 n 167th st, 25x125.2x25x123.9, vacant. Henry G Silleck, Jr to Jacob Strifler Co, 1340 Wilkens av. Mt \$1,800 & all liens. Mar 1, 1911. 10:2692. O C & 100
- Jerome av, w s, 400 n 176th st, 75x100, vacant. Wakefield Park Realty Co to Jas M Scofield at White Plains, N Y. Mt \$9,000. Feb 18, Feb 27, 1911. 11:2861. nom
- Liebig av, w s, 200 n 259th st, 25x100, 2-sty fr dwg. John H O'Brien to Eliz M Nichols on w s Liebig av, bet 259th & 260th sts. ½ part. All title. Feb 25, Feb 27, 1911. 13:3423. nom
- *Lyon av, No 2309, n s, 80 e Grace av, 25x100, Westchester. Jas A Irving to Margt E Irving, 1509 Lyon av. Q C. Jan 24, Mar 1, 1911. nom
- Lafontaine av, Nos 2025 & 2029, w s, 97.5 s 179th st, 75x100, two 5-sty bk tnts. Valentine Construction Co at Westchester, N Y, to Clayton Realty Co, 1965 Mad av. Mts \$56,000. Feb 25, Feb 27, 1911. 11:3061. O C & 100
- Lafontaine av, Nos 2126 & 2128 s e cor 181st st, 44.8x95, 5-sty bk 181st st, No 576 tnt & str. Jos Ruff to Charlotte Ruff his wife, 120 S 7th av, Whitestone, L I. ½ part. Mt \$28,000. Feb 24, Feb 25, 1911. 11:3062. nom
- Morris av, No 2328, e s, 100 s Field pl, 25x130, 2-sty fr dwg. Franklin R Bruns to Philip Feuring, 2326 Morris av. Mt \$8,000. Feb 21, Feb 24, 1911. 11:3172. O C & 100
- Mohegan av, No 1830, e s, 120 s 176th st, 25x70, 2-sty fr dwg. Jenny Cockburn to Margt Howe, 512 W 151st st. Mt \$2,000 & all liens. Feb 27, 1911. Feb 28, 1911. 11:2958. nom
- *Nelson av n e cor Amundson av, 50x100, Edenwald. Hilmar O Amundson av| Carrierre to Carolyn B Muhleman, Mt Vernon, N Y. Oct 16, 1908. Mar 1, 1911. nom
- *Pierce av, s s, 200 e Deane pl, 25x—, & being lot 81 map (No 913 in Westchester Co) in partition of estate Maria F Pierce et al, Westchester. Butler Estates to Raffaele Guglielmo, 1014 East 178th st. Mt \$950 & all liens. Feb 24, 1911. O C & 100
- Park av, e s, 162 s 183d st, 72x143.1x73x145.1, except part for av, vacant. Mary J Heuer to Jane Kitchen, 2009 Bronxdale av. Mt \$7,500. Feb 7, Feb 24, 1911. 11:3038. O C & 100
- Perry av, No 3272, e s, 275 s 209th st, 25x100, 2-sty fr dwg. Arthur C Schultz to Richard Lancaster, 3273 Perry av. ½ part. All title. Feb 23, Feb 24, 1911. 12:3347. O C & 100
- Prospect av, e s, 581.3 n 183d st, 18.9x93x18.9x93.4, 2-sty bk dwg. Bronx Heights Land Co to Trebor Realty Co, 35 Wall st. Mt \$8,500 & all liens. Feb 21, Mar 2, 1911. 11:3114. O C & 100
- Prospect av, Nos 1423 to 1427, w s, 100 s Boston rd, runs s 98.7 x w 151.10 x n 46.1 x e 75.9 x n e 107.5 to beg, 1-sty bk str. Geo Keller to Simon I Schwartz, 87 Hamilton pl. Mt \$30,000. Mar 1, Mar 2, 1911. 11:2962. O C & 100
- *Roosevelt av| s w cor Ft Schuyler road, 90x50x107.10x52.5. Ft Schuyler road| FORECLOS, Feb 3, 1911. Robt S Conklin, ref, to Solomon C Lampport, 4602 13th av, Bklyn. Feb 25, Feb 27, 1911. 1,000
- *Rhineland av, n s, 566.7 e Eastchester rd, 50x100. Hudson P Rose Co to Stewart McGee, 306 E 50th st. All liens. Feb 24, Feb 27, 1911. nom
- *Randall av, n s, 50 w Bracken av, 25x100. Land Co "C" of Edenwald to Morris L Warshaw, 943 Av St John & Julius Angel, 2241 Powell av. Jan 27, Mar 1, 1911. nom
- Stebbins av, s e s, 100 n e 169th st, runs s e 122.11 x n e 150.3 x n w 131.4 x s w 150 to beg, vacant. Bertha Frankel to Anna Reiss, 1509 Bryant av. Mt \$22,000. Feb 27, Mar 1, 1911. 11:2973. O C & 100
- Stebbins av, Nos 1014 & 1016, e s, 95.7 s 165th st, runs e 100 x s 38 x n w 20.2 x s 7.10 x w 80 to av, x n 43.1 to beg. 1, 2- & 1, 3-sty fr dwgs. Oscar Seilnacht to Alexander Selkin, 882 Prospect av. Mt \$9,500. Feb 23, Feb 24, 1911. 10:2698. nom
- Stebbins av, No 968 on map No 962, e s, 428.9 n Westchester av, 25x80, 1-sty fr bldg. Theo Kelpien to Sandow Realty Co, 198 Bway. Mt \$4,500. Feb 28, 1911. 10:2698. nom
- Southern Boulevard, No 2431, w s, 300 n 187th st, 18.11x83.10x 18.8x86.9, 3-sty bk dwg. Wm J Liebertz to Wm H May at Mt Hope, Orange Co, N Y. Mt \$6,500. Feb 27, Feb 28, 1911. 11:3115. 100
- Stebbins av, No 1401| w s, 300 n Jennings st, 30.9x200 to e s Bristol st, No 820| w s, 300 n Jennings st, 30.9x200, except part for 170th st, 2-sty fr dwg & vacant. Anthony Kich EXR Anna Kich to Bellewood Constn Co, 200 Bway. Mar 1, Mar 2, 1911. 11:2964. 14,000
- Southern Boulevard, No 571, n s, 300 w Av St John, 50x121, 5-sty bk tnt & str. Emil Pallmann to Trablime Realty Co. Mts \$42,184. Feb 24, Mar 2, 1911. 10:2683. nom
- *Tremont av or 177th st| n w cor Clinton av, runs w 73.10 x e 71 Clinton av| to w s Clinton av, x s 28.10 to beg, gore. Mary A Barrington to Evalene I O Leary, 241 W 126th st. Mar 2, 1911. O C & 100
- Tinton av, No 753, w s, 83.7 n Westchester av, 27x135, 4-sty bk tnt & str. Yetta Reiss INDIVID & EXTRX Lob Reiss to Matthew Halpin, 706 Union av. Mt \$14,000. Feb 27, Feb 28, 1911. 10:2655. 21,400
- Teller av, No 1265, w s, 190 s 169th st, 20x100, 2-sty fr dwg. Thornton Bros Co to Anna M Raben, 724 E 160th st. Mt \$4,000 & all liens. Feb 23, Feb 24, 1911. 9:2431; 2436. O C & 100
- *Tremont av or 177th st, s s, abt 105.4 n w Olmstead av, runs w 14.9 x n 8.10 to Tremont av or 177th st x s e 17.3 to beg, gore, Unionport. Henry Bungerz EXR, & C, Babette Bungerz to Wm R Ehler, 793 Hewitt pl, & James J Walsh, 887 Longwood av. Feb 23, Feb 24, 1911. 365
- Tiebout av, No 2486, e s, 227.3 n 189th st, 31x100, 4-sty bk tnt. Jas M Scofield to Wakefield Park Realty Co, 314 Mad av. Mt \$15,000. Feb 1, Feb 27, 1911. 11:3023. 100
- Tinton av, No 903, w s, 308.9 n 161st st, runs n 41.3 x w 35.1 x w 99.11 x s 40.11 x e 135 to beg, 5-sty bk tnt. Tillie Frank to Solon Berrick, 127 E 72d st. Mt \$32,000. Feb 28, Mar 1, 1911. 10:2658. O C & 100
- *Unionport road, e s, 100 s Morris Park av, 25x107x25x106. Alfonso Squintieri to Frank Paladino, 417 E 116th st. All liens. Feb 28, Mar 2, 1911. nom
- Vyse av| s w cor 179th st, 39.11x100x36x99.11, 5-sty bk tnt. Robt 179th st| Davis to Geo G Davis. ½ part. Q C. Mar 24, 1906. Mar 1, 1911. 11:3127. O C & 100
- Valentine av, No 2053, w s, 224.5 s 180th st, 16.8x99.5x16.8x99.7, 2-sty fr dwg. Herman Goldberger to Louis Mitschel, 2053 Valentine av. Mt \$2,800. Feb 27, Mar 1, 1911. 11:3144. O C & 100
- Vyse av, No 1347, w s, 150 s Jennings st, 25x100, 2-sty fr dwg. FORECLOS, Feb 24, 1911. Anthony J Griffin, ref, to Henry R Sutphen & Fielding L Marshall TRUSTEES benefit Susanna P L Sutphen WILL of Susanna P Lees, decd, 201 W 57th st. Feb 25, Feb 27, 1911. 11:2987. 3,500
- Vyse av, No 1147, w s, 260 n 167th st, 20x100, 3-sty bk dwg. Firm of L C Whitfield to Ida Hillmann, 665 Coster st. Mts \$10,000. Feb 6, Feb 24, 1911. 10:2752. 100
- Same property. Ida Hillmann to Jos A Parsons, 28 Dock st, Yonkers, N Y. Mts \$10,000. Feb 23, Feb 24, 1911. 10:2752. O C & 100
- Vyse av, No 1159, w s, 380 n 167th st, 20x100, 3-sty bk dwg. Sarah Bernstein to Wm T Park at s e cor Park av & Welcome pl, Ozone Park, Borough of Queens. Mt \$7,500. Feb 10, Feb 24, 1911. 10:2752. nom
- Valentine av, No 2182| e s, 132.9 n 181st st, 20x118.3 to w s Tie- Tiebout av| bout av, x20x118.6, 3-sty bk dwg. Arthur D V Lyons Phelan Bro's Constn Co, 1910 Webster av. Mt \$10,000. Feb 23, Feb 24, 1911. 11:3144. O C & 100
- Valentine av, No 2186| e s, 172.9 n 181st st, 20x117.9 to Tiebout av. Tiebout av| x20x118, 3-sty bk dwg. Kath S Umsted to Annie Schappert, 524 E 89th st. Mts \$9,500. Jan 23, Feb 24, 1911. 11:3144. nom
- Vyse av, No 1444, e s, 75 s Jennings st, 25x100, 2-sty fr dwg & str. Christian Walter to Adam J Polster, 916 Melrose av. Mt \$4,500. Feb 27, Feb 28, 1911. 11:2994. O C & 100
- Vyse av, Nos 1561 to 1565, w s, 125 s 173d st, 56.3x100, 3, 3-sty brk dwgs. Hamilton Holding Co to Annie Roberts, 1165 Fox st. Mts \$28,500. Feb 28, Mar 2, 1911. 11:2989. nom
- Washington av, Nos 1856 & 1858| s e cor 176th st, 42.8x—x42x108.11, 176th st, Nos 486 & 488| 2-sty bk tnt & str. & 2-sty fr dwg. Michl Redmond Constn Co to Jos Havender, 236 E Tremont av. Mt \$12,000 & all liens. Mar 1, Mar 2, 1911. 11:2917. O C & 100
- Willis av, No 463| s w cor 146th st, 25x107.7, 4-sty bk tnt & 146th st, Nos 372 to 382| str with 1-sty extension. Henry F Muller Co, 435 E 149th st to Chas Kanter, 413 E 146th st. Mt \$21,000. Mar 2, 1911. 9:2307. O C & 100
- Washington av, No 1619, w s, 40 s 172d st, 41.8x89.9, 5-sty bk tnt. Bronx Heights Land Co to Trebor Realty Co, 35 Wall st. Mt \$30,500 & all liens. Feb 21, Mar 2, 1911. 11:2904. O C & 100
- Willis av, No 422, e s, 125 n 144th st, 25x98.4. Willis av, e s, 125 n 144th st, a strip runs n 25 x w 1.4 to old line x s 25 x e 1.4 to beg, 5-sty stn tnt & str. Julius Brunings to Graham-Adams Co, 391 E 149th st. Mt \$15,000. Mar 1, Mar 2, 1911. 9:2289. O C & 100
- Same property. Graham-Adams Co to Celtic Real Estate Co, 164 E 106th st. Mt \$15,000. Mar 1, Mar 2, 1911. 9:2289. O C & 100
- Weeks av, No 1652 (1656), e s, 115 s 173d st, 20x95, 2-sty bk dwg. Jacob Meyers to Whipple Security Co, 170 Bway. Mts \$10,500. Jan 20, Mar 2, 1911. 11:2792. nom
- *White Plains rd| n w s at s w s Westchester av, 49.5x99.6x49.3 Westchester av| x103.4, being lot 75 map Washingtonville. Becker av, s w s, lot 137, same map, 50x100. Wilhelmina Cowan to Emma Aldrich, 650 E 241st st. Q C. Feb 15, 1897. Feb 24, 1911. nom
- Washington av, No 1470, e s, 200.5 s 171st st, 50.1x151.5x50x154.6, 6-sty bk tnt & str. Morris Silverman et al to Annie Traum, 6 E 108th st. Mt \$38,000. Feb 28, Mar 1, 1911. 11:2911. O C & 100
- Same property. Annie Traum to Jacob Traum, 6 E 108th st. Mt \$48,000. Feb 28, Mar 1, 1911. 11:2911. nom
- Washington av, No 2094, e s, 53 s 180th st, old line, 25x100.10x 22.4x101.2, except part for av; also except strip 2x100.10x2x 101.2 from south side of above, 2-sty fr dwg. Nicholas Capobianco to Frank Capobianco, 2094 Washington av. Dec 20, Mar 1, 1911. 11:3046. 100
- Washington av, No 1760, e s, 209.10 n 174th st, 55.10x109.6x51x 109.7, 2-sty fr dwg. Jas E J Martin to Silas A H Dayton, 146 Central Park West. Mt \$11,800. Feb 20, Mar 1, 1911. 11:2916. O C & 100
- 3d av, Nos 3995 & 3997, w s, 201.9 n 173d st, 50.1x131.8x50x 131.3, 6-sty bk tnt & str. Philip E Hendrick Jr to Edwd Hanlon, 1401 Mt Royal av, Baltimore, Md. Mts \$57,500. Feb 18, Mar 1, 1911. 11:2921. nom
- 3d av, w s, 231.6 n 181st st, 150x127.11, vacant. Rudolph Wal- lach Co to Valentine Construction Co, 1616 Crosby av, West- chester. Mt \$15,450. Feb 10, Feb 27, 1911. 11:3048. O C & 100
- *Lots 60 & 61 map (No 1175) of Wm H Wallace at Westchester. Patrick J McSorley to John V Walsh, 1180 Fox st. Feb 8, Feb 25, 1911. O C & 100
- *Lot 15 blk 25 map Pelham Park. Cancellation of contract dated July 25, 05. Robt G Sinclair with Geo Keller. Aug 15, 1905. Mar 2, 1911. 125

LEASES

Under this head Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.

BOROUGH OF MANHATTAN.

Feb. 24, 25, 27, 28 and March 1, 2.

Bayard st, No 70, 8 rooms on first floor. Michl Lalli to Jos Rosenberg on premises; 5 yrs from June 1, 1911. Feb 28, 1911. 1:201.504

Beaver st, Nos 33 & 35, 1st str e from str on n e cor Broad st. Assign lease. Theo Schneider to Murray Buxbaum, 326 Lenox av. Nov 28, 1910. Feb 27, 1911. 1:25.nom

Bleecker st, Nos 151 & 153, cor str, b & 5 rooms on 1st floor. Giovanni Lordi to Luigi V Fugazy, 155 Bleecker st; 5 yrs, from May 1, 1911. Feb 27, 1911. 2:537.1:604

Bleecker st, No 171, surrender lease. Raffaele Gianninoto to Guisullivan st, No 206, seppe DeMartini, 27 Roosevelt st. Feb 21, 1911. 2:540.980

Beekman st, No 26, all the lofts

Spruce st, No 18, all the lofts

Also parts of basements.

J Archibald Murray to Butler & Kelley Co; 3 yrs from May 1, 1908. Nov 4, 1907. Re-recorded from Nov 18, 1907. Feb 24, 1911. 1:101.6,000

Same property. Same to same. Sept 13, 1910; 3 yrs from May 1, 1911. Feb 24, 1911. 1:101.6,000

Church st, No 86, south str, &c. Jno S Foster to Julius Sudendorf, 242 Fulton st; 3 yrs, from May 1, 1911. Mar 2, 1911. 1:86.1,200

Division st, No 201, e str. Lina Mintz to Morris Friend, 201 Division st; 5 yrs from May 1, 1911. Mar 2, 1911. 1:285.600

Dutch st, Nos 4 to 10, e s, 86.10 n John st, 93.5x irreg, the land, new bldgs to be erected. Minister, Elders & Deacons of the Reformed Protestant Dutch Church to "Four to Ten Dutch St", 10 Dutch st; 18 2-12 yrs & 8 days from Feb 23, 1911, privilege of 3 renewals of 21 yrs each. Mar 2, 1911. 1:78.taxes, &c, & 3,500

Delancey st, No 108, Agreement as to lease by party 1st part for 9 11-12 yrs from June 1, 1911 at \$4,800 and as to alterations of bldg, etc, by party 2d part. Jonas Weil & Bernhard Mayer with Essex Amusement Co, 57 Av B. Feb 16. Feb 28, 1911. 2:410.1,000

Forsyth st, No 115, all. Benedict Weissman to Bernard Drachenberg, 156 Eldridge st; 3 yrs, from May 1, 1911. Mar 1, 1911. 2:419.1,300

Greenwich st, e cor Morton st, 100.4x110.10x100x102.4, all. Jas Morton st | H Cruikshank, 50 Pine st to General Electric Co; 10 yrs from May 1, 1911; option 10 yrs renewal. Feb 24, 1911. 2:602.taxes &c & 18,000

Grand st, No 281, str & b |

Forsyth st, No 84, str.

Jacob Levy to Chas S Rosenthal, 301 Broome st et al; 5 2-12 yrs from Mar 1, 1911. Feb 24, 1911. 1:306.5,400

Grand st, No 281. Assign lease. Bill of sale &c. Chas S Rosenthal et al to Fair One Cent to Twenty-Five Cent Dept Store, 281 Grand st. All title. Mar 2, 1911. 1:306.1,500

Hudson st, No 501 | n w cor Christopher st, all. Owen P Christopher st, Nos 131 & 133 | Breen TRUSTEE Manning F Lawson to Thos J Burke & Frank J Cops; 5 yrs from July 1, 1909. Mar 2, 1911. 2:630.6,000

Hudson st, Nos 503 & 505, 40x100x—x85, n s, all, new bldg to be erected. Greenwich Investing Co to Heller & Merz Co, of Hamburg pl, Newark, N J & 22 Cliff st, N Y City; 10 yrs, from Aug 1, 1911. Feb 27, 1911. 2:630.7,750

Same property. Agt under lease as to alterations in new 6-sty bldg to be erected, &c. Same with same. Feb 27, 1911. 2:630.

Houston st, No 108 W | n w cor, all.

Thompson st, No 169 |

Thos F Kaughan to Dominick Volpe, 108 W Houston st; 10 yrs from May 1, 1911. Feb 24, 1911. 2:525.excess taxes & 4,200

Ludlow st, No 110, all. Surrender lease. Max Kaplan to Philip Goldstein, 171 South 2d st, Bklyn. All title. Feb 28. Mar 1, 1911. 2:410.O C & 150

Madison st, No 155, cor str. Annie Solomon to Franz Adam, 899 3d av; 3 yrs from May 1, 1911; re-recorded from Feb 28, 1910. Mar 2, 1911. 1:275.1,300

Madison st, No 321. Assigns lease. Louis Rosenthal to Arthur Jost, 159 W 129th st. Feb 23. Feb 25, 1911. 1:267.nom

Madison st, No 155, cor str. Annie Solomon to Franz Adam, 899 3d av; 3 yrs from May 1, 1911. Feb 28, 1911. 3:862.1,300

Nassau st, No 35 | s w cor, rooms 1403 to 1405. Postal Life Liberty st, Nos 54 to 58 | Ins Co to David P & Edw B Fackler, 35 Nassau st; 3 yrs from May 1, 1911. Feb 28, 1911. 1:48.1,500

North William st, No 30, all. Alfred Seton & ano TRUSTEES Mary L Barbey to Edw C Curry 30 North William st; 4 3-12 yrs, from Feb 1, 1911. Mar 1, 1911. 1:121.5,500

Reade st, No 142, on map No 142 1/2, n s, 235.2 & Greenwich st, 18.9x53. Leon Realty Co to Merchants Refrigerating Co, 161 Chambers st; 6 yrs, from May 1, 1912. Feb 25, 1911. 1:141.2,000

University pl, No 116. Assign lease. John C Steinmetz & Ignatz Kohn to Kaufman Schiff, 216 E 81st st. Feb 25. Feb 28, 1911. 2:570.nom

Vesey st, Nos 77 to 81, all. Thos R McNeil to Henry Kelly & Sons, 77 Vesey st; 1 yr from May 1, 1911. Mar 2, 1911. 1:83.7,000

William st, Nos 230 to 236, 10th floor. Agreement changing lease to expire Apr 30, 1911, instead of 10 yrs from May 1, 1907. Rhinelander Real Estate Co to Lutz & Sheinkman, 240 Wm st. Dec 8, 1910. Mar 2, 1911. 1:120.nom

Warren st, No 59, all. Bertha Lesinsky et al EXRS, &c. Chas Lesinsky to Independent Electrical Supply Co, on premises; 10 yrs from May 1, 1911. Feb 28, 1911. 1:133.5,000

Water st, Nos 261 & 263, all. Edw A Le Roy EXR Charlotte O LeRoy to United Lead Co, 111 Bway; 2 yrs from May 1, 1911; 3 yrs renewal. Feb 28, 1911. 1:107.3,600

9th st, No 718, all. Harris Wolf & Harris Rubin to Louis Ober & Isadore Rieger, 718 E 9th st; 2 11-12 yrs from June 1, 1910. Feb 28, 1911. 2:378.2,696

11th st Nos 732 to 736 E ground floor. Adolph Schwartz & Simon Steiner to Schwartz & Steiner Iron Works 732 E 11th st; from Feb 20, 1911 to Apr 30, 1913. Feb 27, 1911. 2:380.600

14th st, Nos 132 to 136 W, w 1/2 or str, w 3/4 of b & entire 1st loft. Pincus Lowenfeld & Wm Prager to Consolidated Chandler Co, 231 Bowery; 5 yrs, from May 1, 1911. Feb 27, 1911. 2:609.5,700

19th st, No 457, n s, 125 e 10th av, 25x91.11, the land. Casimir de R Moore to Albert E Straker, 313 W 127th st; 21 yrs, from Dec 1, 1910 (option of renewal). Feb 27, 1911. 3:717.taxes, &c, & \$260 for 1st year & thereafter 500 to 700

19th st, No 457, n s, 125 e 10th av, 25x91.11. Assign lease. Albert E Straker to Leasehold Impt Co, 191 9th av. Feb 16. Feb 27, 1911. 3:717.nom

Same property. Consent to assign lease. Casimir de R Moore to Leasehold Impt Co & Albert E Straker. Feb 16. Feb 27, 1911. 3:717.

20th st, No 507, n e s, 100 n w 10th av, 25x91.11, leasehold. 10th av, Nos 169 to 175 | n w s at n e s 20th st, 100x100, lease-20th st, Nos 501 & 503 | hold, 3, 3 & 2, 4-sty bk tnts & str; 2-sty bk stables & fr blgs of coal yd. FORECLOS, Jan 9, 1911. Denis O L Cohalan ref to Julia Linck, 106 W 102d st & Anna M App, 1412 Bryant av. Mar 1. Mar 2, 1911. 3:692.25,000

Same property. Consent to assign lease. General Theological Seminary of the P E Church in the U S to Julia Linck, 106 W 102d st & Anna M App, 1412 Bryant av. Feb 21, 1911. Mar 2, 1911. 3:692.nom

21st st, No 35 W. Assign lease. U S Leasing & Holding Co to Edw H Litchfield, 2 Montague Terrace, Bklyn, N Y. Feb 28. Mar 2, 1911. 3:823.nom

24th st, Nos 103 & 105 W, all. Jane E Britton to Henry Milch, 57 2d av; 5 2-12 yrs, from Mar 1, 1911. Feb 25, 1911. 3:800.4,000

47th st, No 117 W, n s, 620 e 7th av, 20x100.5, all. Margolies Realty Co, Inc, 44 W 34th st, to Blue Goose Cafe Co, 1133 Bway; 5 yrs, from Mar 1, 1911. Mar 1, 1911. 4:1000.taxes, &c, & 6,000

47th st, No 121, n s, 580 e 7th av, 20x100.4.

47th st, No 119, n s, 600 e 7th av 20x100.4.

47th st, No 117, n s, 620 e 7th av, 20x100.5.

47th st, No 123 to 127 W.

Assigns leases. Edw Margolies et al to Edw Margolies Realty Co, 44 W 34th st. Feb 28, 1911. 4:1000.100

47th st, Nos 2 to 6 W, first floor & b. Fredk Aver to Wm H Jackson Co, 29 E 17th st; 15 yrs, from Feb 1, 1912. Feb 25, 1911. 5:1262.13,500 & 15,000

47th st, Nos 2 to 6 W, s s, 64x98.9, str & b in bldg to be erected. Agt as to conditions in lease as above. Fredk Ayer to Beverly, Mass, to Wm H Jackson Co, 29 E 17th st. Jan 26, 1911. Feb 25, 1911. 5:1262.nom

47th st, No 143 W. Assign lease. Victorine Landes to Constance L de Pastor, 143 W 47th st. Feb 21. Feb 27, 1911. 4:1000.nom

47th st, No 10, s s, 220 e 5th av, 20x100.5, 4-sty & b stn dwg leasehold. FORECLOS, Mar 1, 1911. Francis W Pollock ref to Elbridge T Gerry at Newport, R I. Mar 1. Mar 2, 1911. 5:1282.50

53d st, No 332 E, e str & b. Rachel Levy & ano to Aug S Huber, 719 Courtlandt av; 3 yrs from Mar 1, 1911. Feb 28, 1911. 5:1345.360

57th st, No 118 W, 20x100.5, all

56th st, No 109 to 121 W, 175x100.5, all

Great Northern Hotel.

Michael Coleman to Great Northern Hotel Co; 10 1/2 yrs from Dec 1, 1909. Feb 24, 1911. 4:1009.taxes &c, & 60,000 to 80,000

Same property. Furnishings, &c. Same to same; 9 9-12 yrs from Sept 1, 1910. Feb 24, 1911. 4:1009.10,500

59th st, Nos 235 to 239 E, all. Henry Korn to Carmine De Gasero, 237 E 59th st; 4 11-12 yrs, from June 1, 1910. Feb 27, 1911. 5:1414.6,300

63d st, Nos 326 & 328, s s, 325 e 2d av, 50x100.5. Assign lease. Angelo Bianco & ano to Royal Bank, 95 Nassau st. Mar 1. Mar 2, 1911. 5:1437.900

66th st, No 205 to 211 E, assign lease. Rachel Grossman to Philip Grossman, 325 Wallabout st, Bklyn, N Y. Mar 1. Mar 2, 1911. 5:1421.nom

102d st, No 446 E, assign lease. Louis Saks to Israel Budnick, 175 or 195 E 102d st. Feb 28, 1911. 6:1695.nom

116th st, Nos 6 & 8 W, barber shop. Rose A Kaufman to Antony Bonomo, 6 W 116th st; 3 yrs from May 2, 1910. Feb 28, 1911. 6:1599.600 to 660

120th st, No 158 W, subordination of lease to mt. Isidore J Kresel, 158 W 120th st with Clementine M & Milton M Silverman. Feb 27. Feb 28, 1911. 7:1904.nom

122d st, Nos 212-216 E, all. Saml Hepner & ano to Boruch Wiesenthal; 3 yrs from Sept 1, 1910. Mar 2, 1911. 6:1786.5,002

133d st, Nos 127 & 129 W, all. Lazard Picard et al to Oscar B Rose, 113 W 114th st, & Morris S Feltenstein, 76 W 113th st; 5 yrs, from Mar 21, 1911. Feb 27, 1911. 7:1918.5,400

Av A, Nos 45 & 47, two bldgs. Solomon Kligenstein EXR, &c. Bernard Kligenstein (decd) & ano to Morris Sidelnik, 98 Essex st, & Geo Bergman, at Portchester, N Y; 7 yrs, from May 1, 1911. Feb 27, 1911. 2:431.5,000

Av B, Nos 1 1/2 & 3, all. Anna M Aeby et al to Jacob Siris, 368 Grand st, & Pincus Malzman, 207 East Bway; 21 yrs, from Mar 1, 1911. Mar 1, 1911. 2:384.taxes, &c, & 6,400 & 6,500

Av C, No 212, cor str & str adjf &c. Fannie Lefkowitz to Harry Cytryn, 212 Av C; 3 8-12 yrs from Sept 1, 1911. Mar 2, 1911. 2:382.1,020

Av C, No 158, assign lease. Herman Gminder to Arthur Jost, 159 W 129th st. Jan 25. Feb 24, 1911. 2:379.nom

Amsterdam av, No 1955. Assign lease. Emil Glasser to Jno E Jordan, 311 Mad av. Mt \$4,000. Feb 24. Feb 27, 1911. 8:2107.nom

Amsterdam av, No 1742, str & part b. T E S Realty Co to August J Dux, 809 St Nich av; 3 yrs, from May 1, 1911. Feb 27, 1911. 7:2078.2,000

Amsterdam av, No 1955, str, &c. Surrender lease. John E Jordan to Patk Kennedy, 64 W 95th st. All title. Feb 24. Feb 27, 1911. 8:2107.nom

Amsterdam av, No 481 | n e cor 83d st, str, &c. Jas S Shea to Ashley 83d st | P Shea, 173 W 83d st; 10 yrs, from Oct 1, 1910. Mar 1, 1911. 4:1212.2,600 to 3,000

Amsterdam av, No 1955, str & part b. Patk Kennedy to John E Jordan, 311 Mad av; 6 2-12 yrs, from Mar 1, 1911. Feb 27, 1911. 8:2107.2,000

Amsterdam av, Nos 880 & 882. Assign lease. Barney Smith to Jas Coffey, 880 Ams av. Feb 27, 1911. 7:1875.nom

Amsterdam av, No 1840 | n w cor 151st st, all.

151st st

Thos Bailey to Carl Schnuhl, 501 W 151st st; 7 yrs from May 1, 1911. Feb 24, 1911. 7:2083.2,500 to 3,000

Amsterdam av | n w cor 75th st, 20x50, str, &c.

75th st

Eliz D Walton et al EXRS, &c, Wm T Walton to Jno F O'Brien, 263 Hudson st; 5 yrs from May 1, 1910. Feb 24, 1911. 4:1167.2,700

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Broadway s w cor 77th st, 105.5x146x102.2x119.10, all. Frank A 77th st | Archambault, 2173 Bway, to Joan Woodbury, 2173 Bway; 18 8-12 yrs, from Jan 1, 1911. Mar 1, 1911. 4:1168. 1-12 of taxes & 65,000

Broadway, Nos 2182 to 2186 | begins 77th st, n s, 250 w Ams av, 77th st, Nos 225 to 231 W | runs w 50 x n 25.6 x w 69.4 to e s Bdway x n 77.5 x e 130.5 x s 102.2 to beg, all. Howard Paschal to Chas Furthmann at Harrison, Westchester Co, N Y; 13 2-12 yrs, from Mar 1, 1911. Feb 27, 1911. 4:1169. taxes, &c, & 13,000 to 14,500

Broadway s w cor 138th st. Surrender lease. Clarice R Middle- 138th st | ton to Moses Selig, 697 West End av. Dec 22, 1910. Feb 25, 1911. 7:2086. nom

Same property. Surrender lease. Thurman Madden to same. Dec 19, 1910. Feb 25, 1911. 7:2086. nom

Columbus av n w cor 84th st. Modification agt subordinating lease 84th st | to mort for \$205,000, instead of to mort for \$235,000. Angel J Simpson et al lessors with Michael Retzker, 101 W 106th st. Sept 19, 1910. Feb 27, 1911. 4:1215. nom

Lenox av, No 466, south str floor & 2 rooms on floor above. Rosa Blumenthal to Annie Kirsch, on premises; 2 yrs, from May 1, 1912. Feb 27, 1911. 6:1731. 750

Manhattan Park | s e cor Cathedral Parkway (110th st), cor Cathedral Parkway | room, 1 flight up. S & M Ferguson to Lee Yem, 19 Mott st; 8 yrs, from Apr 1, 1911. Mar 1, 1911. 7:1845. 1,500

Madison av, No 1715, south str, &c. Louis & Ethel Berg to Hyman Feiner, 33 W 114th st & Louis Schwartz, 116 E 114th st; 3 5-12 yrs from Dec 1, 1910; 3 yrs renewal. Feb 24, 1911. 6:1619. 540

Park Row, Nos 211 & 213, 4 upper lofts. Robt Kommel to Ben Porat Cigar Co, 209 Park Row; 5 yrs from May 1, 1911. Feb 24, 1911. 1:117. 1,500

Park av, No 1097, cor str. Assign lease. Louis G Gies to Saml Bernstein, 1729 Fulton av. Feb 16. Feb 24, 1911. 5:1517. nom

Park av, No 959 | re-assign lease. 82d st, No 106 E | Davies J Marshall to Henry M P Sidden, 953 Park av. All title. Mts \$4,610.88. Mar 1. Mar 2, 1911. 5:1510. nom

St Nicholas av, No 1376. Assign lease. Albert Fluegel to Therese Fluegel, on premises. All title. Jan 20. Mar 1, 1911. 8:2153. nom

Same property. Surrender lease. Theresa Fluegel to Chas V Schmidt, 121 W 118th st. All title. Feb 10. Mar 1, 1911. nom

St Nicholas av, No 1376 | s e cor 179th st, centre str & bakery. 179th st | Chas V Schmidt to Jacob Fries, 1376 St Nicholas av, 4 7-12 yrs, from Mar 1, 1911. Mar 1, 1911. 8:2153. 2,400

1st av, No 1438, north str & b, also extension covering yard. Abraham Littman & ano to Meyer Shanoff, 347 E 72d st; 3 yrs, from May 1, 1911. Mar 1, 1911. 5:1469. 1,020

2d av, No 2367, w s, 100.11 s 122d st, 35x82.7. Assign lease. Peter Geissler to Arthur Hutter, 158 W 141st st. Mt \$4,000. Sept 29, 1910. Feb 27, 1911. 6:1786. nom

2d av, No 1390, n str & b. Sadie Eppinger to Alfonso Stella; 5 yrs from May 1, 1907. Feb 24, 1911. 5:1446. 780 & 840

2d av, No 1732 | n e cor 90th st. Re-assign lease. Jno D Haase to 90th st | Edw Burrell, 320 E 90th st. All title. Mt \$2,000. Mar 1. Mar 2, 1911. 5:1553. nom

2d av, No 490, str & cellar. Geo W Jarchow to Edw West, 210 1st av, 2 yrs from Mar 1, 1911. Mar 2, 1911. 3:933. 960

3d av, No 1763, str floor & b. Cherney Epstein to Anshel Levine, 1763 3d av; 3 yrs, from May 1, 1911. Feb 27, 1911. 6:1647. 360

3d av, No 1309, str. Carrie Teven to Thos Latham, 1309 3d av; 5 yrs, from May 1, 1911. Mar 1, 1911. 5:1429. 2,110

3d av, No 223 | s e cor 19th st, all. Levi N Hershfield to Patk J 19th st | Maguire, 1273 Teller av; 6 yrs, from May 1, 1911. Mar 1, 1911. 3:899. 2,700 to 3,000

3d av, No 655, all. Edmond J Curry & ano to Chas Hauserman, on premises; 5 yrs, from May 1, 1911. Mar 1, 1911. 5:1315. 1,800

3d av, No 352, str. Maurice Aron to Agostino Bertado, 1716 Van Buren st, N Y & ano; 4 yrs from Jan 1, 1911. Feb 28, 1911. 3:881. 1,700

5th av, Nos 576 & 578, assign lease. Louis M Starr to Theo B Starr, Inc, a corpn, 206 5th av. Feb 20. Feb 24, 1911. 5:1262. nom

6th av, Nos 467 & 469, all of upper portion except stores. Chas J Fromberg & ano to Adolph Meth, 467 6th av; 31-12 yrs, from Feb 15, 1911. Feb 27, 1911. 3:804. 11,000

7th av, No 778 | s w cor 51st st. A M Lyon to Floyd Grant, 51st st | 44 Marion pl, Rockville Centre, L I; 5 yrs from May 1, 1911. Mar 2, 1911. 4:1022. 4,000 & 4,300

8th av, No 2425 | s w cor 130th st, re-assign lease. Arthur G Free- 130th st | land to Eugene O'Beirne. All title. Mts \$6,524.95. Mar 1. Mar 2, 1911. 7:1955. nom

8th av, No 2481 | s w cor 133d st, re-assign lease. Wm Zoll to 133d st | Lillian R Jackson, 13 Lincoln pl. All title. Mt \$2,500. Mar 1. Mar 2, 1911. 7:1958. nom

8th av, No 102, str & front b. Chas L Ritzmann to Jas P Shields, 316 W 20th st; 10 yrs from May 1, 1911. Feb 28, 1911. 3:765. 3,300

8th av, No 2262, str & b. Chas Petroll to Merie Frerck, 269 W 122d st; 7 3-12 yrs, from Mar 1, 1911. Mar 1, 1911. 7:1927. 1,800 to 2,000

8th av, No 622, all. Anton B Schmidt of Bklyn to Diedrich Scheffer, 875 8th av; 4 3-12 yrs, from Feb 1, 1911. Feb 25, 1911. 4:1012. 2,500

Same property. Diedrich Scheffer to John H Gerdes, on premises; 4 2-12 yrs & 29 days, from Feb 1, 1911. Feb 25, 1911. 4:1012. 2,500

9th av, No 629, str & b; also floor over str. Harry M Green- berg to Herman Graf, 629 9th av; 4 4-12 yrs from Jan 2, 1911. Mar 2, 1911. 4:1054. 1,680

BOROUGH OF THE BRONX.

136th st, No 627 E, 50x100, stable & lots. Jacob Kauffman to Barnett Gitlin, 334 E 102d st; 3 3-12 yrs from Feb 1, 1911. Feb 28, 1911. 10:2549. 960 & 1,080

172d st, Nos 953 to 957 E. Assign lease. Edw R O'Donohue to Jas J O'Donohue, 953 E 172d st. Feb 16. Feb 25, 1911. 11:2989. nom

180th st, s s, 140 w Vyse av, str. Krabo Ernst Realty Co to Roger A Nolan, 427 Tremont av; 5 yrs, from Feb 1, 1911. Feb 27, 1911. 11:3127. 360

187th st, Nos 660 & 662 E, all. Hattie Kunz to Martin Delisi & ano both at 623 Crescent av; 3 yrs from Mar 1, 1911. Mar 2, 1911. 11:3074. 3,800

188th st | s w cor Hoffman st, str. Alfonso Grosso to Dr Hoffman st | Ignazio Collica, 135 W 10th st; 5 yrs from Jan 31, 1911. Mar 2, 1911. 11:3056. 360 & 420

Bathgate av, No 1722 | s e cor 174th st, str floor. Mary B Pohn- 174th st | dorf to David A Saltz, 769 Trinity av; 5 2-12 yrs from Mar 1, 1911. Mar 2, 1911. 11:2925. 780

*Morris Park av, No 725 | n e cor Cruger av, str & part cellar. Cruger av | Jos Gamache to Jacob Lipshitz, 725 Morris Park av; 5 yrs, from Feb 1, 1911. Feb 24, 1911. 420 & 480

Tremont av, No 451 E, str & b. Clement H Smith to Max Bloom, 228 Willis av; 5 yrs & 5 1/2 mos from Nov 15, 1910. Feb 24, 1911. 11:3034. 2,500

Wendover av n w cor 3d av, cor str. &c. 3d av | Harriet E Brownson to Wm Rosenberg & Morris Jackson; 10 yrs from Sept 1, 1910. Feb 24, 1911. 11:2919. 1,200 to 1,500

Webster av s w cor 198th st, str & cellar. Ebling Bwg Co to 198th st | Jno Schnakenberg, 262 E 198th st; 5 yrs from Oct 1, 1911. Mar 2, 1911. 12:3278. 1,500 to 1,800

*Walker av, No 1135, all. Mary Unger & ano to Otto Berls, on premises; 2 10-12 yrs from Dec 1, 1909 (1 yr renewal at \$1,080). Feb 25, 1911. 700 & 960

West Farms rd, No 1931, all. Celia W Fisch to Hyman Roby & Saml Rosenberger, 1927 West Farms rd; 10 yrs from May 1, 1909. Feb 28, 1911. 11:3016. 500

MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Mortgages against Bronx property will be found altogether at the foot of this list.

BOROUGH OF MANHATTAN.

Feb. 24, 25, 27, 28 and March 1, 2.

American Exchange Realty Co to CENTRAL TRUST CO, 54 Wall st. 138th st, Nos 10 & 12, s s, 120 w 5th av, 41.8x99.11. Feb 27, 1911, 5 yrs, 5%. 6:1735. 30,000

Same & Julius Liberman with same. Same property. Subordina- tion agt. Feb 24. Feb 27, 1911. 6:1735. nom

American Exchange Realty Co to CENTRAL TRUST CO. 138th st, Nos 10 & 12, s s, 120 w 5th av, 41.8x99.11. Certificate as to mort for \$30,000. Feb 24. Feb 27, 1911. 6:1735. —

Atterbury, Albert H with Emilie L Goldey, 400 Convent av. 1st av, No 846. Extension of \$14,000 mt until Feb 23, 1915, at 5%. Feb 23. Feb 27, 1911. 5:1359. nom

Appleton, Wm W & Wm H exrs &c Anna D Appleton with Henry A C Taylor, No — East rd, South Portsmouth, R I. 80th st, No 26 E. Extension of \$45,000 mt until Jan 24, 1914 at 5%. Jan 24. Feb 24, 1911. 5:1491. nom

Adler, Sali, 107 E 116th st to Belle G Bernheimer, 2 W 59th st et al exrs Jacob S Bernheimer, 117th st, Nos 250 & 252, s s, 50 w 2d av, 40x58.5. P M. Feb 16, 3 yrs, 5%. Mar 1, 1911. 6:1666. 23,000

Same to Mary A Kaufman, 257 Arlington av, Bklyn, N Y. Same property. Prior mt \$23,000. Feb 16, 3 yrs, 6%. Mar 1, 1911. 6:1666. 3,000

Alcazar Realty Co to Hudson Mort Co, 135 Bway. Audubon av, n w cor 173d st, 100x100. P M. Mar 1, 1911, due, &c, as per bond. 8:2130. 30,000

Alcazar Realty Co with Hudson Mort Co. Audubon av, n w cor 173d st, 100x100. Certificate as to mt for \$30,000. Mar 1, 1911. 8:2130. —

Ackers, Alfred H to FARMERS LOAN & TRUST CO, 22 Wm st. Broadway, n w cor 96th st, 100.11x200. P M. Mar 1, 1911, 3 yrs, —% as per bond. 7:1868. 150,000

Assets Holding Corpn to Nathan J Packard, 411 West End av & ano. Riverside Drive, Nos 528 & 529, e s, 452.2 s 127th st, runs s 80 x e 95 x n 57 x w 9 x n 23 x w 86 to beg. Assign rents to extent of \$3,000. Feb 27. Mar 1, 1911. 7:1994. 3,000

Armstrong, Martha E to Emma Howe, 428 W 160th st. 97th st, No 135, n s, 476 e Ams av, 16x100.11; Lex av, Nos 220 & 222, n w cor 33d st, 26.8x100; 50th st, No 248, s s, 80 w 2d av, 20x 100.5; 2d av, No 532, e s, 80 s 30th st, 20x75.9; 24th st, No 313, n s, 160 e 2d av, 20x98.9; 1st av, Nos 1971 & 1973, w s, 50.7 s 102d st, 50.4x100, 8-49 parts. All title. Prior mt \$8,- 368.10. Feb 27, 1 yr, 6%. Feb 28, 1911. 3:889, 930 & 935; 5:1323; 6:1673; 7:1852. 6,250

Anderson, Alfred L of Closter, N J to Sophia R C Furniss, 280 Mad av. Gouverneur lane, s e cor Front st, No 93, 101.7x25. P M. Feb 23, 3 yrs, 5%. Feb 23, 1911. 1:35. 6,000

Asiel, Leopold N 51 W 68th st with Hyman Marcus, 264 Grand st. Broome st, No 319. Extension of \$4,500 mt until Dec 1, 1914, at 6%. Feb 25. Mar 2, 1911. 2:418. nom

Alfano, Giuseppe to Morris Liebowitz, 134 Prince st & ano, Cleve- land pl, No 15, str lease. Jan 25, demand, 6%. Mar 2, 1911. 2:- 481. 1,430

Brooks, Minnie A, 157 W 78th st to Clara M Mayer. 157 W 78th st. 63d st, Nos 139 & 141, n s, 345.6 w Col av, 33.6x100.5. P M. Prior mt \$24,000. Mar 1, due, &c, as per bond. Mar 2, 1911. 4:- 1135. 4,000

Brown, Alice F with Jno A Moore, 9th av, s e cor 26th st. 9th av, No 268, s e cor 26th st, No 366, 20.8x55. Extension of \$17,- 500 mt until Jan 11, 1913 at 5%. Feb 24. Mar 1, 1911. 3:- 749. nom

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Bodine, Jno H to MUTUAL LIFE INS CO N Y. 28th st, Nos 138 to 142, s s, 125 e Lex av, 75x98.9. Feb 27, due, & c, as per bond. Mar 2, 1911. 3:883. 60,000

BANK FOR SAVINGS in City N Y with Francis R Stabile, 189 Grand st. Grand st, No 188. Extension of \$30,000 mt until Apr 27, 1914, at 5 1/2%. Feb 20, 1911. 2:471. nom

Borck, Max, 1324 Mad av, to Deutscher Franen Verein zur Unterstutzung hilfsbedurftiger Wittwen Waisen und Kranken, a corpn, 41 W 88th st. 106th st, No 75, n s, 25 w Park av, 25x75.11. Feb 27, 1911, 5 yrs, 4 3/4%. 6:1612. 15,000

BROOKLYN SAVINGS BANK, 141 Pierrepont st, Bklyn, with A & S Const Co, 28-30 W 25th st. 25th st, Nos 28 & 30, s w s, 400 s e 6th av, 50x98.9. Extens mt for \$250,000 to Jan 27, 1916, at 5%. Jan 27, Feb 20, 1911. 3:826. Corrects error in last issue when street was omitted. nom

Buse, Bernhard to IRVING SAVINGS INST, 115 Chambers st. Adrian av, n s, 384 W Terrace View av, 34x100. Prior mt \$3,000. Feb 27, 1911, 3 yrs, 5%. 13:3402. 2,000

Bienn, Wm to Geo Ehret, 1197 Park av. 89th st, No 321, n s, 325 e 2d av, 25x100.8. P M. Prior mt \$20,000. Feb 28, 1911, 1 yr, 5%. 5:1552. 6,000

Brosseau, Geraldine M wife Jno B to EXCELSIOR SAVINGS BANK, 79 W 23d st. 29th st, No 128, s s, 340 w 6th av, 20x 98.9. Feb 28, 1911, 5 yrs, 5%. 3:804. 21,000

Broadway-Park Place Co to Wm G Hamilton at Ramapo, N Y et al. Bway Nos 227 & 229, n w cor Barclay st, Nos 1 & 1 1/2, runs n w along Barclay st, 140 x n e 69 x s e 25 x s w 23 x s e 115 to Bway, x s w 46 to beg. All title. P M. Feb 23, 5 yrs, 4 1/2%. Feb 28, 1911. 1:123. 800,000

Boffa, Donato & Donato Di Sessa to Chas Falkenberg at Spring Valley, N Y & ano. Mulberry st, No 117, w s, abt 150 s Hester st, 25x100. Prior mt \$50,000. Feb 28, 1911, 2 yrs, 6%. 1:206. 3,000

Broadway-Park Place Co, 280 Bway to Eliz Kenedy widow, 142 W 73d st. Barclay st, Nos 3 & 5, n s, abt 140 w Bway, 50x75. P M. Prior mt \$100,000. Feb 23, due, & c, as per bond. Feb 24, 1911. 1:123. 125,000

Blasbery, Eliz M to Abbie M Farrell at Ridgefield Park, N J. 131st st, Nos 528 to 532, s s, 90 e Old Bway, 85.3x107x75x66.1. Feb 15, 3 yrs, 6%. Feb 24, 1911. 7:1985. 3,000

Blackburn, Ella to TITLE GUARANTEE & TRUST CO. 19th st, No 5, n s, 125 e 5th av, 25x92. Feb 10, due, & c, as per bond. Feb 25, 1911. 3:848. 53,000

Bohan, Cath & Henry Werdann & Chas, Theo & Geo Werdann & Eliz von Welden to TITLE GUARANTEE & TRUST CO. 37th st, No 231, n s, 355 e 3d av, 25x66.10x25x70.6. Feb 21, due, & c, as per bond. Mar 1, 1911. 3:918. 8,000

Berls, Wm L, Henrietta Frey & Emma Richtberg, devisees Wilhelmina Berls, 155 W 80th st to Annie Leicht, 206 W 81st st. 37th st, No 411, n s, 150 w 9th av, 25x98.9. Feb 27, 5 yrs, 5%. Mar 1, 1911. 3:735. 15,000

Backer (Geo) Const Co, 1182 Bway to METROPOLITAN LIFE INS CO, 1 Madison av. 45th st, Nos 62 & 64, s s, 180 e 6th av, 40x 100.5. Mar 1, due Oct 1, 1916, 6% until completion of bldg & 5 1/2% thereafter. Mar 1, 1911. 5:1260. 200,000

Same to same. Same property. Certificate as to above mt. Mar 1, 1911. —

Same & Emanuel Arnstein & Saml Levy with same. Same property. Subordination agt. Mar 1, 1911. 5:1260. nom

Bousa, Vincent & Vincent Faltin, 604 6th av to Vaclav Nemecek, 427 E 77th, 71st st, Nos 415 & 417, n s, 188 e 1st av, 50x102.2. Prior mt \$44,000. Feb 27, 5 yrs, 6%. Mar 1, 1911. 5:1466. 14,000

Bauer, Malvine wife Frank J to Mayer Katzenberg, 206 E 60th st. 2d av, Nos 770 & 772, e s, 123.6 s 42d st, 2 lots, each 24.7x 70. 2 P M mts each \$18,750. Mar 1, 1911, 6 yrs, 5%. 5:1334. 37,500

Burkhard, Jacob to Society for the Relief of Destitute Blind of City N Y & Its Vicinity, 896 Ams av. Goerck st, Nos 55 & 57, w s, 100 n Delancey st, 50x100. Mar 1, 1911, 5 yrs, 5%. 2:328. 18,000

Condit, Caroline E B & Olive W Hall with Society of New York Hospital. Lafayette st, No 417, e s, 316.1 n 4th st, 29.5x150. Extension of \$80,000 mort until Jan 31, 1912, at 5%. Jan 17, Mar 2, 1911. 2:544. nom

Cantiaque Development Co, 185 Mad av to Bertha Kaufmann, 141 W 127th st. 128th st, Nos 71 & 73, n s, 70 w Park av, 70x90.11. Prior mt \$41,000. Feb 15, installs without interest. Feb 24, 1911. 6:1753. 2,500

Carlino, Salvatore & Vincenzo to Salvatore Di Caprio, 302 E 44th st. 45th st, No 308, s s, 143.4 e 2d av, 26.4x100.5. Pr mt \$12,000. Feb 24, 3 yrs, 6%. Feb 25, 1911. 5:1337. 1,500

Church, Elise R J wife Alfred W Church to Bronx Investment Co, 128 Bway. 74th st, No 6, s s, 100 w Central Park West, 25x 102.2. Feb 17, 5 yrs, 5%. Feb 24, 1911. 4:1126. 50,000

Clowe, Chas W to Howard B Bullard, Bklyn, N Y. 133d st, Nos 233 & 235, n s, 375.6 e 8th av, 39x99.11. Jan 14, 1909, 1 yr, —. Feb 27, 1911. 7:1939. note 1,200

Carstensen, Marion A of Chelsea, Mass, Ruth Elder of East Boston, Mass, Geo J Elder of Winthrop, Mass, Edw R Elder of Ruth-erford, N J & Frances E Elder widow of East Boston, Mass, to EMIGRANT INDUSTRIAL SAVINGS BANK. Water st, Nos 420 to 426, n s, 91 w Market slip, 111.10x60. Feb 7, 5 yrs, 5%. Feb 27, 1911. 1:250. 25,000

Campbell (Donald) Co to Levy & Weinstein Realty & Constn Co, 35 Nassau st. 141st st, Nos 605 & 607 on map No 605, n s, 100 w Bday, 75x99.11. P M. Prior mort \$—. Feb 24, 3 yrs, 6%. Feb 27, 1911. 7:2088. 20,000

Campbell (Donald) Co, 134 76th st, Bklyn, N Y, to Thos H Thomas, 199 Courtlandt st, Bridgeport, Conn. 141st st, Nos 605 & 607 on map No 605, n s, 100 w Bway, 75x99.11; 76th st, s s, 360 w 2d av, 100x 1/2 blk, Kings Co, also land in Suffolk Co, N Y. Prior mt \$128,500. Feb 24, 3 yrs, 6%. Feb 27, 1911. 7:2088. 25,000

Crystal, Israel to Frank E Kannenberg, 1056 Lexington av. 2d av, No 1449 w s, 78.9 s 76th st, 25x105. Feb 28, 1911, 1 yr, without interest. 5:1430. 1,500

Curry, Edw C to H B Scharmann & Sons, a corpn, 371 Pulaski st, Bklyn, N Y. No William st, No 30. Saloon lease. Feb 28, demand, 6%. Mar 1, 1911. 1:121. 4,648.43

Callanan, Lawrence J to Hudson Mort Co, 135 Bway. Vesey st, No 41, s s, abt 120 w Church st, 32.6x80.6x32.6x80.10; Vesey st, No 43, s s, abt 152 w Church st, 25x82. Prior mt \$90,000. Mar 1, 1911, due, & c, as per bond. 1:85. 10,000

City of New York to Earl A Darr, 505 W 148th st. Transfer of tax lien for yrs 1871 to 1879 & 1886 to 1907; assessed to an unknown; covering lot 1 1/2 on West End av, e s, bet 91st & 92d sts. Jan 6, 1910, 3 yrs, 2%. Mar 1, 1911. 4:1239. 5,418.94

Conron Bros Co to Jared W Bell, 248 Lex av. 12th av, n w cor 131st st, 39.3x91.6x39.10x95.10. Subject to right of ownership by N Y C & H R R Co of so much of above as is included in a parcel beg 12th av, w s, 17 n 131st st, 22.3x34.10x5x39.9. Mar 1, 5 yrs, 6%. Mar 2, 1911. 7:2004. 45,000

Same to same. Same property. Certificate as to above mt. Mar 1. Mar 2, 1911. 7:2004. —

Comfort Realty Co to GERMANIA LIFE INS CO, 20 Nassau st. Bway, No 3881, n w cor 162d st, No 601, 42.5x176.11x68.9x175. Mar 2, 1911, due, & c, as per bond. 8:2137. 175,000

Same to same. Same property. Consent & certificate as to above mt. Mar 2, 1911. 8:2137. —

Doyle, Michl J, 249 W 130th st to August Buhrmeister, 2 Prospect Drive, Yonkers, N Y. 130th st, No 249, n s, 250 e 8th av, 18x 99.11. Prior mt \$11,000. Mar 1, installs, 6%. Mar 2, 1911, 7:1936. notes 3,075

Dunn, Jno J of Greenburg, N Y to Jas A Shephard, 409 Stone av, Bklyn, N Y. Water st, No 618, n s, abt 30 w Gouverneur st, 26.3x66.11x25.7x65.11. Prior mt \$— Feb 28, installs, 6%. Mar 1, 1911. 1:259. 2,000

Darmstadt, Marie G to Sarah J Van Buskirk at Hackensack, N J. 43d st, No 358, s s, 100 e 9th av, 25x100.5. Mar 1, 1911, due, & c, as per bond. 4:1033. 16,000

Doris, Mary A, 288 Lexington av, with Wm W Sharpe, at Hunt-ington, L I. Lexington av, No 288, w s, 49.5 s 37th st, 24.6x84. Extens \$35,000 mt until May 25, 1912, at 5%. Feb 24, Feb 28, 1911. 3:892. nom

de Pastor, Constance L to Victorine Landes, 169 W 49th st. 47th st, No 143 W asst of lease by way of mt as collateral for notes for \$3,500. Feb 21, Feb 28, 1911. 4:1000. nom

Duryea, Oscar to City Real Estate Co, 176 Bway. 72d st, No 47, n s, 100 e Col av, 25x102.2. P M. Prior mt \$65,000. Feb 28, 1911, installs, 6%. 4:1125. 10,000

Duryea, Oscar to City Real Estate Co, 176 Bway. 72d st, No 47, n s, 100 e Col av, 25x102.2. Feb 28, 1911, due, & c, as per bond. 4:1125. 65,000

Doris, Mary A, 288 Lex av to Anne Bergin, 158 W 101st st. Lex av, No 288, w s, 49.5 s 37th st, 24.6x84. Dec 14, 1910, 1 yr, 6%. Feb 28, 1911. 3:892. 3,700

Deutscher Verein, a corpn, to COLUMBIA TRUST CO, 135 Bway, trustee. 59th st, No 112, or Central Park S, s s, 125 w 6th av, 75x110.10. Jan 1, 30 yrs, 3%. Feb 24, 1911. 4:1011. gold, 350,000

Same to same. Same property. Prior mt \$350,000. Jan 2, 30 yrs, 2%. Feb 24, 1911. 4:1011. 125,000

Eagle Impt Co, 1425 Bway to Wm A White & Sons, a corpn, 62 Cedar st. 26th st, Nos 134 to 140, s s, 393.9 w 6th av, 81.3 x98.9. Prior mt \$—. Feb 27, 1911, due May 27, 1911, 6%. 3:801. 15,000

Same to same. Same property. Certificate as to above mt. Feb 27, 1911. 3:801. —

Edgemere Crest, a corpn, to TITLE GUARANTEE & TRUST CO. Certificate as to mt for \$50,000 on property at Far Rockaway, L I. Feb 20, Feb 27, 1911. —

Eaton, Alice Y with Edith McVickar Von Hasperg at Paris, France. 13th st, No 22 E. Extension of \$14,000 mt until June 13, 1914 at 4 1/2%. Feb 28, 1911. 2:570. nom

Einhorn, Moses, 23 Henry st & American Fidelity Co, 68 Wm st with Robt McGill at Hoboken, N J. Henry st, No 23. Two sub-ordination agts. Feb 24, Mar 1, 1911. 1:280. nom

Einhorn, Moses to Robt McGill at Hoboken, N J. Henry st, No 23, n s, abt 100 e Catharine st, 25x87.6. Feb 24, 3 yrs, 5 1/2%. Mar 1, 1911. 1:280. 27,000

Same & Geo F Handel with same. Same property. Subordination agt. Feb 23, Mar 1, 1911. 1:280. nom

EAST RIVER SAVINGS INSTN, 280 Bway with St Johns Park Realty Co, 50 Pine st. Greenwich st, Nos 627 to 631, s e cor Mor-ton st, Nos 82 to 90, 100.4x110.10x100x102.4. Extension of two mts aggregating \$200,000 until Mar 1, 1914, at 5%. Mar 1, 1911. 2:602. nom

EQUITABLE LIFE ASSUR SOC OF U S with Aaron Goodman, 6 Beekman pl. 3d av, Nos 267-277. Extension of \$110,000 mt until Mar 15, 1913 at 4 1/2%. Nov 17, 1910. Mar 2, 1911. 3:902. nom

Elliott, Fredk A, 440 Col av to Fredk Lewisohn at Sherry's, 5th av & 44th st et al trus Leonard Lewisohn. 72d st, No 148. s s, 300 e Ams av, 20x102.2. Mar 1, 5 yrs, 5%. Mar 2, 1911. 4:1143. 85,000

Ehmer, Jacob to Eliz Rowe, 153 So 11th av, Mt Vernon, N Y. 11th av, No 510, s e cor 40th st, Nos 552 & 554, 24.9x100. P M. Mar 1, due Mar 1, 1921, 5%. Mar 2, 1911. 3:711. 20,000

Freund, Conrad to Jno J Callahan, 506 W 43d st. 11th av, No 580, e s, 80.5 s 44th st, 20x80. Mar 1, 2 yrs, 6%. Mar 2, 1911. 4:1072. 1,000

Foerster, Franz, 513 E 86th st to Wm Whispell, 83 Barbey st, Bklyn, N Y. 93d st, No 303, n s, 75 e 2d av, 25x100.8. P M. Prior mt \$9,500. Mar 1, 2 yrs, 6%. Mar 2, 1911. 5:1556. 1,000

Faultless Constn Co, 54 Lafayette st to HARLEM SAVINGS BANK, 124 E 125th st, Nos 611 to 617, n s, 192.8 w Bway, runs n 150 x w 94.7 x n w 6 x s 152.8 to st, x e 100 to beg. Mar 2, 1911, 5 yrs, 5%. 7:1995. 175,000

Same to same. Same property. Certificate as to above mt. Mar 1. Mar 2, 1911. 7:1995. —

Same & Ella Drohen with same. Same property. Subordination agreement. Mar 2, 1911. 7:1995. nom

Fuchs, David Solomon to Louis Lentschner, 83 Lenox av. 114th st, Nos 208 & 210, s s, 122.4 e 3d av, 42.3x100.11. Prior mt \$48,000. Feb 21, 5 yrs, 5%. Feb 25, 1911. 6:1663. 2,000

Falkenberg, Chas & Fredk with Donato Boffa & Donato Di Sessa, 114 Mulberry st. Mulberry st, No 117, w s, abt 155 s Hester st, 25x100. Extens \$5,000 mt until Mar 1, 1913, at 6%. Feb 28, 1911. 1:206. nom

Forster Realty Co, 724 8th av, to Terence F Gallagher at St Pauls Hotel, Col av & 60th st. 45th st, No 605, n s, 100 w 11th av, 25x100.5. P M. Mar 1, 1911, 5 yrs, 5%. 4:1093. 6,250

Greason, Saml to Jas Devlin, 327 W 45th st. 10th av, No 295, n w cor 27th st, Nos 501 & 503, 24.8x100. Mar 1, 1911, 3 yrs, 5%. 3:699. 40,000

Same to Malcolm Stevenson, Westbury, L I. Same property. P M. Prior mt \$40,000. Mar 1, 1911, 3 yrs, 6%. 3:699. 15,000

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Glass, Saml, 512 W 122d st to Madison M Jones, 167 E 79th st. 30th st, Nos 145 & 147, n s, 175 e 7th av, 50x98.9. Prior mt \$86,000. Jan 7, 1 yr, 6%. Mar 1, 1911. 3:806. 5,000

Goldstein, David & Meyer A & Nathan H Cohan to LAWYERS TITLE INS & TRUST CO, 10th st, No 221, n s, 300 e 2d av, 25 x94.10. Feb 28, 5 yrs, 5%. Mar 1, 1911. 2:452. 28,000

Garner, Anna, 140 E 92d st to Jno A Weser, 861 W End av. 80th st, No 164, s s, 250 w 3d av, 30x102.2. Prior mt \$—. Feb 16, due Mar 1, 1912, 6%. Feb 28, 1911. 5:1508. 5,700

Gerbereux Co, 369 So Bway, Yonkers, N Y to Barkin Constn Co, 459 W 141st st. 162d st, Nos 547 to 553, n s, 100 e Bway, 105x99.11. P M. Prior mt \$—. Feb 27, 2 yrs, 6%. Feb 28, 1911. 8:2122. 17,500

Gernannt, Geo to Geo Ehret, 1197 Park av. 13th st, No 22, s s, 285 e 5th av 22x79.9. P M. Prior mt \$14,000. Feb 27, 5 yrs, 5%. Feb 28, 1911. 2:570. 8,000

Groll (P J) Constn Co to U S SAVINGS BANK, 606 Mad av. 53d st, Nos 143 to 147, n s, 117.10 e Lex av, 53.6x100. Feb 27, 1911, 5 yrs, 5%. 5:1308. 80,000

Same to same. Same property. Certificate as to above mt. Feb 27, 1911. 5:1308. nom

Same & Chas Schimmer with same, 510 W 144th st. 53d st, Nos 143 to 147 E. Subordinate agt. Feb 27, 1911. 5:1308. nom

Grauby, Noelle, 300 W 13th st to Christian Yere, 302 W 13th st. 4th st, Nos 293 to 297, e s, 18.4 s Bank st, 55.1x65; Bank st, No 48, s s, 65 e 4th st, 20x91.5. P M. Feb 24, 1911, due June 1, 1916, 5%. 2:614. 55,000

Greenberg, Celia to Milford Simis at New Rochelle, N Y. East Broadway, No 50, n s, 264.2 w Market st, old line, 24.11x68.10x 25x68.10. P M. Feb 21, due Oct 1, 1920, 5 1/2%. Feb 25, 1911. 1:281. 29,000

Gottlieb, Anna L. 108 E 82d st, with Frederic de P Foster, Tuxedo Park, N Y. Chas H Marshall, 6 E 77th st, as trustees for Society for the Relief of Children of Seamen & the said Society individ. 30 Front st. 97th st, No 172 W. Extension of \$23,000 mt until Feb 15, 1916, at 5%. Jan 20. Feb 25, 1911. 7:1851. nom

Goldstein, Philip of Bklyn, N Y to LAWYERS TITLE INS & TRUST CO. Henry st, No 39, n s, 300.5 e Catharine st, 26.1x 100x24.11x100. Feb 16, 5 yrs, 5%. Mar 2, 1911. 1:280. 26,000

Same to Ernst Hansgen, 1137 Forrest av. Same property. Prior mt \$26,000. Mar 1, 3 yrs, 6%. Mar 2, 1911. 1:280. 8,500

Same & Saml & Isidor Simon, 67 Pitt st with LAWYERS TITLE INS & TRUST CO. Same property. Subordination agreement. Feb 28, Mar 2, 1911. 1:280. nom

Same with Ernst Hansgen, 1137 Forrest av. Same property. Subordination agreement. Feb 28, Mar 2, 1911. 1:280. nom

Gilmore, Winfield S, 57 W 81st st to Emil C Bondy, 10 W 40th st. 40th st, Nos 351 to 355 n s, 120 e 9th av, 60x98.9. Mar 2, 1911, 2 yrs, 6%. 4:1031. 10,000

Gerken, Clara R to American Mortgage Co. 9th av, Nos 908 to 916, n e cor 58th st, Nos 361 & 363, 100.5x57. Mar 2, 1911, 5 yrs, 4 1/2%. 4:1049. 85,000

Gilmore, Winfield S to FARMERS LOAN & TRUST CO. 22 Wm st. Broadway, No 177, w s, 71.2 n Cortlandt st, runs w 61.6 x w 20.3 & 18.4 x s 10 x s 15.5 x e 99.6 to Bway, x n 25.4 to beg. Mar 2, 1911, 3 yrs, % as per bond. 1:63. 250,000

Same to Emil C Bondy, 10 W 40th st. Same property. Prior mt \$250,000. Mar 2, 1911, 3 yrs, 6%. 1:63. 55,000

Horan Michl J to Henry Diedel, 14 W 120th st. Washington pl, No 106, s s, 80 w 6th av, 21x75. Feb 28, due, &c, as per bond. Mar 1, 1911. 2:592. 9,000

Hearn (Jno J) Constn Co to Otto H Kahn at Morristown, N J & ano trus Abraham Wolff, 52d st, No 43, n s, 320 e 6th av, 17x 100.4. Feb 28, due, &c, as per bond. Mar 1, 1911. 5:1268. 42,000

Same to same. Same property. Certificate as to above mt. Feb 28, Mar 1, 1911. 5:1268. nom

Hirshfeld, Nathan, 1626 Madison av to Adolph Schreiber, 132 Suffolk st. 91st st, No 321, n s, 325 e 2d av, 25x100.8. P M. Prior mt, \$17,000. Feb 27, due, &c, as per bond. Mar 1, 1911. 5:1554. 3,250

Huebner, Louise I, 319 Freeman av, L I City to Edw M Murray, No — St Owens pl. 134th st, n s, 300 e 12th av, 25x99.11. Prior mt \$—. Feb 28, 1911, 3 yrs, 6%. 7:2001. 2,500

Hanover Estates a corp to Wm J Merrill, 331 W 83d st & ano. Haven av, n e cor 169th st 73.11x127.8x71.7x109.3. Prior mt \$19,000. Dec 8, 1910, 1 yr, 6%. Feb 28, 1911. 8:2139. 5,000

Horwitz, Meyer & Jos with Caroline T Kissel at Morris Township, N J. Orchard st, Nos 43 & 45. Subordination agreement. Feb 28, 1911. 1:308. nom

Horowitz, Rose wife Jos of Bklyn, N Y to Caroline T Kissel wife Gustav E at Morris Township N J. Orchard st, Nos 43 & 45, w s, 63.5 n Hester st, 36.7x65x36.7x65.7. All title to strip on w 0.10 wide on s s 1.6 wide on n s & 36.7 in length. Prior mt \$—. Dec 28, 1911, 5 yrs, Feb 28, 1911. 1:308. 40,000

Harwell Realty Co to Widern Realty Co, 516 5th av. 17th st, Nos 50 to 54, s s, 245 e 6th av, 66x92. P M. Prior mt \$315,000. Jan 30, due, &c, as per bond. Mar 2, 1911. 3:818. 160,000

Healy, Ellen to TITLE GUARANTEE & TRUST CO. Cherry st, No 127, s s, 104.4 e Cath slip, 16.8x63.6x16.8x63. Mar 2, 1911, due, &c, as per bond. 1:250. 2,500

Harnett, Kath I D to Realty Holding Co, 907 Bway. 26th st, Nos 15 & 17, n s, 500 e 6th av, runs n 98.9 x e 32.4 x s e 34.3 x s 66.6 to st x w 44 to beg. P M. Prior mt \$260,000. Feb 21, due Aug 27, 1911, 6%. Feb 27, 1911. 3:828. 85,000

Herche, Harry H, 93 W 103d st to Mary J Kingsland, at Mt Pleasant, N Y. 89th st, Nos 408 & 410 E. Extension of \$32,000 mt until Feb 22, 1916, at 5%. Feb 23, Feb 25, 1911. 5:1568. nom

House & Home Co to Rose B Hegeman, 725 Carroll st, Bklyn, N Y. Consent to mt for \$3,500 covering land in Suffolk Co, N Y. Feb 17. Feb 27, 1911. nom

Isaacs, Ray wife of & Maurice Isaacs to Helen L Booth, 244 W 74th st. 50th st, Nos 238 & 240, s s, 150 w 2d av, 37.6x100.5. Feb 23, 5 yrs, 5%. Feb 24, 1911. 5:1323. 40,000

Same & Gertrude M Dutcher with same. Same property. Subordination agreement. Feb 24, 1911. 5:1323. nom

Jordan, John E to Beadleston & Woerz, 291 W 10th st. Amsterdam av, No 1955. Saloon lease. Feb 25, demand, 6%. Feb 27, 1911. 8:2107. 4,129.32

Jansen, Edw, 141 W 79th st to Otto J Bueb, 102 W 75th st trus Louisa M Bueb. 27th st, Nos 261 & 263, n s, 81.10 e 8th av, 28x68.9x25.11x68.5. Mar 1, 5 yrs, 5%. Mar 2, 1911. 3:777. 15,000

Kemper, Sophia & Hermann Schmidt, both at 239 W 30th st, exrs John A L Kemper with Mine Goldsmith, 229 W 97th st. 30th st, No 241 W. Extension of \$6,000 mt until Mar 3, 1914, at 5%. Feb 14. Feb 27, 1911. 3:780. nom

Kempner, Louis to American Mortgage Co. 9th av, No 508, e s, 74.1 n 38th st, 24.8x100. Feb 24, 5 yrs, 5%. Feb 27, 1911. 3:762. 35,000

Kleinsinger, Michl or Max to LAWYERS TITLE INS & TRUST Co. Av C, s e cor 8th st, No 352, 19x69.5. Feb 27, 1911, 5 yrs, 5%. 2:377. 19,500

Korn, Danl to Caroline H Owings, 64 W 128th st, Mad av, No 1753, n e cor 115th st, No 53, 25.10x84. Prior mt \$31,000. Feb 27, installs, 6%. Feb 28, 1911. 6:1621. 7,000

Kirsh, Celie wife Nathan Kirsh to Thos S Fauukner, 183 Halsey st, Bklyn, N Y. 110th st, No 132 & 134, s s, 323.9 e Park av, 37.6x 100.11. Mar 1, 1911, 5 yrs, 5%. 6:1637. 33,500

Kleinsinger, Michl, 239 Division st & Sarah Kohn, 309 E 10th st, with LAWYERS TITLE INS & TRUST CO. Av C, s e cor 8th st, No 352, 19x70. Subordination agt Feb 27. Feb 28, 1911. 2:377. nom

Lefcourt, Abraham E with Widern Realty Co, 516 5th av. 17th st, Nos 50 to 54, s s, 179 e 6th av, 66x92. Extension of \$50,000 mort until Oct 18, 1913, at 6%. Jan 25. Mar 2, 1911. 3:-818. nom

Lande, Jennie to Herman Lubetkin, 200 W 109th st. 1st av, No 2239, n w cor 115th st, No 345, 20x73. P M. Prior mt \$—. Feb 17, due Aug 17, 1913, 6%. Feb 24, 1911. 6:1687. 6,000

Lee Real Estate Co with J Henry Rothschild trus for Helen M Rothschild & ano. 108th st, Nos 207 & 209 W. Extension of mt for \$53,000, until Jan 18, 1911, —% as per bond. Jan 7, 1908. Feb 24, 1911. 7:1880. nom

Same with Same & Saml L Hyman. Same property. Extension of \$53,000 mt until Jan 18, 1914 at —% as per bond. Jan 18, 1911. Feb 24, 1911. 7:1880. nom

LAWYERS TITLE INS & TRUST CO with Francisco Gidari. Elizabeth st, No 170. Extension of mt for \$10,000 to Feb 26, 1914 at 5 1/2%. Feb 15. Feb 24, 1911. 2:478. nom

Leon Realty Co to Merchants Refrigerating Co, 161 Chambers st. Reade st, No 142 1/2, n s, 235.2 e Greenwich st, 25x53. Prior mt \$—. Feb 20, installs, 6%. Feb 25, 1911. 1:141. 2,000

Same to same. Same property. Certificate as to above mt. Feb 20. Feb 25, 1911. 1:141. nom

Levine, Morris, 80 Allen st, to Rudolf Troest, 22 E 89th st & ano. Orchard st, No 182, e s, 127.6 n Stanton st, 25.6x87.9x25.1x87.9. P M. Prior mt \$—. Feb 24, 3 yrs, 6%. Feb 25, 1911. 2:412. 4,600

Linck (Jno M) Construction Co to Chas A Riegelman, 22 Melrose pl, Montclair, N J. 181st st, Nos 706 & 708, s s, 318.5 w Bway, runs s 129.3 x n e 100.6 x n 118.11 to st x w 100 to beg. Prior mt \$—. Feb 25, 1911, due Aug 25, 1912, 6%. 8:2176. 20,000

Same to same. Same property. Certificate as to above mt. Feb 25, 1911. 8:2176. nom

Lawyers Mortgage Co with Max & Solomon Scheuer, 100th st, No 155 W. Extension of \$17,000 mt until Feb 6, 1914, at 5%. Feb 7. Feb 27, 1911. 7:1855. nom

Levy & Weinstein Realty & Construction Co with Morris Lederman, 17 Livingston pl. 141st st, Nos 605 & 607 on map No 605, n s, 100 w Bway, 75x99.11. Agreement as to share ownership. Feb 24. Feb 27, 1911. 7:2088. nom

Lucke, Ida M B to Miriam H Gottheil, 148 W 71st st. 142d st, No 544, s s, 155.6 e Bway, 17x99.11. Feb 27, 1911, 3 yrs, 4 1/2%. 7:2073. 6,000

Lantry, Francis J, 335 E 42d st to Maze Realty Co of N Y, 148 E 49th st. 42d st, No 335, n s, 350 e 2d av, 16.8x100.5. Prior mt \$3,000. Feb 24, due &c, as per bond. Feb 28, 1911. 5:1335. 2,000

Lane, Rosalie & Belle or Isabel Joel to Geo W Wickersham, 36 E 61st st & ano trus Saml McLean. 62d st, No 144, s s, 160 e Lex av, 20x100.5. Feb 27, 3 yrs, 4 1/2%. Feb 28, 1911. 5:1396. 7,000

Lippe, Chas to FRANKLIN SAVINGS BANK, 656 8th av. 128th st, No 3, n s, 92.6 w 5th av, 17.6x99.11. Feb 28, 1911, 5 yrs, 5%. 6:1726. 10,000

Luhrman, Jno to Anheuser-Busch Bwg Assn at 9th & Bestalozzi sts, St Louis, Mo. 11th av, No 410, s e cor 35th st, No 556, 24.9x100. Feb 27, demand, 4%. Feb 28, 1911. 3:706. note 9,000

Lawyers Mort Co with Geo Mundorff, 1st av, s w cor 67th st. 1st av, Nos 1237 & 1239, w s, 150.10 n 66th st, 50x75 to 67th st, Nos 350 & 352. Extension of \$59,000 mt until Feb 15, 1916, at 5%. Feb 3. Feb 27, 1911. 5:1441. nom

Laue, Chas of Bklyn, N Y to Orphan Asylum Society in City N Y 22 Wm st. Prince st, No 101, n s, 75 e Greene st, 25x99.8. Feb 27, 5 yrs, 5%. Feb 28, 1911. 2:513. 42,000

Laemmle, Geo J, 953 Prospect av to Pincus Lowenfeld, 106 E 64th st & ano. 44th st, Nos 203 to 207, n s, 80 e 3d av, 62.6x100.6. P M. Prior mt \$—. Mar 1, 1911, due May 1, 1913, 6%. 5:-1318. 8,500

Lenahan, Jno S to Ferd R Minrath, 119 W 75th st. Amsterdam av, No 1761, n e cor 147th st, No 471. —x—. 1/4 part. All title. Feb 28, demand, 6%. Mar 1, 1911. 7:2062. 460

Lookstein, Sarah to Stephen H Jackson, 53 E 67th st. 111th st, No 84, s s, 114 w Park av, 16x100.10. Prior mt \$—. Feb 28, due Jan 1, 1916, 6%. Mar 1, 1911. 6:1616. 2,600

Lehr, Clementine, 112 W 96th st wife Benj Lehr to Joel M Marx, 114 W 69th st. 102d st, No 235, n s, 78.10 w 2d av, 26.2x100.5. Mar 1, due, &c, as per bond. Mar 2, 1911. 6:1652. 2,000

Murray Estates a corp to Josephine B Marshall, 51 Avenue de Malakoff, Paris, France. 102d st, No 151, n s, 241.8 w Col av, 25x100.11. Mar 2, 1911, 5 yrs, 5%. 7:1857. 20,000

Same to same. Same property. Certificate as to above mt. Feb 24. Mar 2, 1911. 7:1857. nom

Manasse, Isaac to Jno F Volck, 684 Tinton av. 6th st, No 629 E, n s, 418 e Av B, 25x90.10. Feb 28, 6 yrs, 5%. Mar 2, 1911. 2:389. 19,500

Mainzer, Bernhard to AMERICAN MORT CO. 131st st, No 16, s s, 200.11 w Mad av, 18.2x99.11. Feb 28, 5 yrs, 5%. Mar 2, 1911. 6:1755. 6,500

Mead, Robt G of Ossining, N Y to SEAMENS BANK FOR SAVINGS in City N Y, 76 Wall st. 11th st, No 11, n s, 125 w 5th av, 25x86.1x25x93.5. Feb 24, 1911, 5 yrs, 4 1/2%. 2:575. 15,000

THE GEORGE A. JUST CO.

239 VERNON AVENUE
LONG ISLAND CITY
NEW YORK

IRON WORK FOR BUILDINGS

Manges, Simon, Isaac Blumenthal & Saml Steinfeld with Jos B Brenauer. 10th st, No 238 E. Agreement as to assignment of mt. Dec 30, 1902. Feb 24, 1911. 2:451. nom

Same with Louis Hess. Same property. Similar agreement. Dec 14, 1907. Feb 24, 1911. 2:451. nom

Mehl, Geo & Robt H, Barbara Moller, Margt Schumacher & Johanna Tietjen to Barbara Moller. 308 E 67th st. 84th st, No 449, n s, 94 w Av A, 25x102.2. Feb 1, 5 yrs, 5%. Feb 24, 1911. 5:1564. 9,500

Milch, Henry to Lion Brewery at s w cor Col av & 108th st. 24th st, Nos 103 & 105 W. Saloon lease. Feb 23, demand, 6%. Feb 25, 1911. 3:800. 7,172.70

Mayer, Nathan, of Bklyn, N Y, to Chas Martin, at Monticello, N Y. 66th st, No 155, n s, 213.2 e Ams av, 31x100.4. Feb 23, 1 yr, 6%. Feb 25, 1911. 4:1138. 4,000

McGuire, Michl of N Y & Mary Mahoney of Albany, N Y, to GERMAN SAVINGS BANK, 100 E 14th st. 10th av, Nos 100 & 102, e s, 46.6 n e 16th st, 39.8x100. Feb 21, 5 yrs, 4½%. Feb 24, 1911. 3:714. 10,000

McQuaid, Mary T, 282 St Nich av, to French Evangelical Church (Eglise Evangelique Francaise) of N Y, 126 W 16th st. 24th st, No 234, s s, 146.11 w 2d av, 24.2x98.9. Feb 27, 1911, 3 yrs, 5½%. 3:904. 17,000

Mahler, Kath wife of & Gustave Mahler to FRANKLIN SAVINGS BANK, 656 8th av. Madison st, No 345, n s, 96 e Scammel st, 24x96. P M. Feb 27, 1911, 5 yrs, 5%. 1:267. 11,000

Mark, Margt W to Chas W Bohmfalk. 851 Lex av. 60th st, No 244, s s, 135 w 2d av, 20x100.5. Prior mt \$—. Feb 28, 1911. 1 yr, 6%. 5:1414. 1,200

MacDougall, Wilhelmina & Matilda Harris to LAWYERS TITLE INS & TRUST CO. 38th st, Nos 344 & 346, s s, 175 e 9th av, 50x98.9. Mar 1, 1911, 5 yrs, 5%. 3:761. 32,000

Manheimer, Abraham to LAWYERS TITLE INS & TRUST CO. 41st st, No 230, s s, 349.9 w 7th av, 29.9x98.9. Mar 1, 1911, 5 yrs, —%, as per bond. 4:1012. 25,000

Madoc Realty Co to Wm Reichman, 79 E 91st st, 44th st, Nos 328 & 330, s s, 422 e 9th av, 44x100.4. P M. Prior mt \$46,000. Mar 1, 1911, 5 yrs, 6%. 4:1034. 17,000

Marjenhoff, Fredk H with Diedrich Niemeyer, 68 W 65th st. Park av, Nos 1815 & 1817. Agt modifying mt on lease. Mar 1, 1911. 6:1773. 3,397

Maginn, Anna E, 206 W 80th st, with Frank Malatsky, 591 Col av & Israel Schneider, 951 Col av. 2d av, No 1341, w s, 75 s 71st st, 24.10x72. Extens \$16,000 mt until Feb 28, 1914, at 5%. Feb 28, 1911. 5:1425. nom

Monarch Press to Harry Barth. Certificate as to chattel mt dated Feb 25, 1911. Feb 25. Mar 1, 1911. —

Middle Village Bldg Co, 464 Grand st, N Y to Benj Patterson, trustee for Cora Woodbury, 251 W 93d st. Certificate as to 4 mts each for \$1,750, on property in Glendale, L I. Feb 23. Mar 1, 1911. —

Nadler, Wolf of Bklyn, N Y to Jos Jacobs. 101 W 117th st. Jefferson st, No 29, e s, 75 s Henry st, 25x23.10. ½ part. P M. Prior mt \$—. Feb 27, 1 yr, 6%. Feb 28, 1911. 1:270. 1,000

New York Post Graduate Medical School & Hospital with Rachel Solow. 9th st, Nos 808 & 810, s s, 120.9 e Av D, 40.9x93.11. Extension of \$32,500 mt until June 28, 1915, at 5%. June 28, 1910. Feb 27, 1911. 2:365. nom

Nicol, Ida M to Elmer A Darling at the Hoffman House, N Y. 23d st, No 324, s s, 231.3 w 8th av, 21.10x98.8. Feb 28, 1911, due, &c, as per bond. 3:746. 16,000

Nelson, Abraham & Louis Tekulsky with Edw W C Arnold, Islbu, N Y. 117th st, No 41 W. Subordination agreement. Feb 28, 1911. 6:1601. nom

National Electrotpe Co to Lilla I Doolittle. Certificate as to Chattel mt for \$1,500. Feb 27, Feb 28, 1911. —

NEW YORK LIFE INS CO, with Chas T Willis, 286 5th av. Bleecker st, Nos 65 to 69. Extens \$265,000 mt until Jan 1, 1914, at 5%. Dec 16, 1910. Mar 1, 1911. 2:529. nom

Neuburger, David with Philip Goldstein. Ludlow st, No 110, e s, 100 n Delancey st, 25x87.6. Extension of \$5,500 mt until July 1, 1912 at 6%. Apr 21, 1908. Mar 1, 1911. 2:410. nom

Ogilvie, Frank B to Charlotte E Ogilvie, 1198 Pacific st, Bklyn, N Y. Rose st, No 57, s s, abt 122 w Pearl st, 23x ½ blk. Feb 1, 3 yrs, 6%. Mar 1, 1911. 1:114. 2,000

Onesorg, Emil to Geo Ehret, 1197 Park av. 1st av, No 1432, saloon lease. Feb 28, 1911, demand, 6%. 5:1469. 1,600

O'Brien, Jas to John Hardy, 430 W 43d st. 156th st, Nos 617 to 623, n s, 250 e Riverside Drive, 100x99.11. Prior mt \$—. Feb 25, 4 yrs, 6%. Feb 27, 1911. 8:2134. 16,000

Olbrich, Chas to TITLE INS CO OF N Y. 18th st, No 119, n s, 128.3 w Irving pl, 21.9x92. P M. Feb 24, 1911, 5 yrs, 5%. 3:874. 25,000

O'Connor, Bartholomew to Geo Ehret, 1197 Park av. Bowery, No 303. Saloon lease. Mar 2, 1911, demand, 6%. 2:456. 3,000

Palladium Realty Co with Wm A Spencer, No — Eastern Boulevard, Throggs Neck & ano trus Lorrillard Spencer. Hudson st, No 529. Extension of \$9,500 mt until Dec 1, 1913 at 5%. Jan 4. Feb 24, 1911. 2:631. nom

Peters, Max to Harvard Realty Constn Co, 128 Bway. 118th st, No 33, n s, 385 e Lenox av, 25x100.11. P M. Prior mt \$23,000. Feb 23, 2 yrs, 6%. Feb 24, 1911. 6:1717. 3,000

Phillips N Taylor with Ella L Murphy gdn Elsie J Murphy. 73d st, No 112, s s, 121 w Col av, 18x102.2. Extension of mt for \$15,000 to Feb 25, 1914, at 4½%. Feb 24, 1911. 4:1144. nom

Putney Georgie V B to BROADWAY SAVINGS INST 5 & 7 Park pl. 73d st, No 116, s s, 159 w Col av, 20x102.2. Feb 27, 1911, due May 1, 1912, 5%. 4:1144. 20,000

Placid Realty Co, 35 Nassau st to Alex Pfeiffer, 50 E 96th st. Amsterdam av, Nos 1933 & 1935, s e cor 156th st, Nos 422 & 424, 50x100. Bldg loan. Prior mt \$—. Feb 24, 1 yr, 6%. Feb 28, 1911. 8:2107. 30,000

Sameto same. Same property. P M. Prior mt \$40,000. Feb 24, 1 yr, 6%. Feb 28, 1911. 8:2107. 9,500

Same to same. Same property. Certificate as to above mt. Feb 24. Feb 28, 1911. 8:2107. —

Same to same. Same property. Certificate as to mt for \$30,000. Feb 24. Feb 28, 1911. —

Patrick, Irene & Margt M to LAWYERS TITLE INS & TRUST CO. 62d st, No 209, n s, 137.2 e 3d av, 18.7x100.5. Feb 28, 1911, 5 yrs, —% as per bond. 5:1417. 6,500

Poillon, Cornelius to Anna McGovern, 2082 5th av. 56th st, No 109, n s, 90 e Park av, 20x100.5. P M. Mar 1, 1911, 5 yrs, 5%. 5:1311. 30,000

Paternó Constn Co to BROOKLYN SAVINGS BANK, 141 Pierrepont st, Bklyn, N Y. Riverside Drive, No 440, n e cor 116th st, runs n 107.6 x e 181.7 to w s. Claremont av, x s & w — to tangent pt in 116th st, x w 62.5 to beg. Mar 2, 1911, due July 7, 1915, 5%. 7:1990. 50,000

Same to same. Same property. Certificate as to above mt. Mar 2, 1911. 7:1990. —

PITTSBURGH LIFE & TRUST CO, Pittsburgh, Pa, with Fred Opperman Jr Brewing Co. 45th st, Nos 325 to 337, n s, 141 w 1st av, 159x100.5; 44th st, Nos 323 to 335, n s, 170 w 1st av, 150x200.10 to s s 45th st; 44th st, Nos 330 to 340, s s, 100 w 1st av, 125x100.5. Extension of \$220,000 mort until June 15, 1911, at 5½%. Feb 28, 1911. Mar 2, 1911. 5:1336, 1337 & 1338. nom

Reade, Walstein S to American Mortgage Co. Maiden lane, No 121, n e s, 124.11 n w Water st, 23.7x85.5 to Fletcher st, No 5x23.8x84.8, s e s. P M. Mar 1, 1911, 5 yrs, 4½%. 1:70. 30,000

Rouse, Saml to EMIGRANT INDUSTRIAL SAVINGS BANK. Canal st, No 40, s w s, 19.10 n w Ludlow st, 21.3x40.3 to n s Division st, No 142 x e 25 x 28.9 to beg. Mar 1, 1911, 1 yr, 5%. 1:294. 18,000

Realty Holding Co to Sumner Gerard, 101 Park av & ano trustees Heyward Cutting. 40th st, No 206, s s, 128.9 w 7th av, 14.3x 98.9. Mar 1, 1911, 3 yrs, 5%. 3:789. 22,000

Same to same. Same property. Certificate as to above mort. Mar 1, 1911. 3:789. —

Rosenthal, Regina, 237 W 113th st, to Robt S Smith, 32 W 92d st. 113th st, No 237, n s, 286.8 w 7th av, 18.4x100.11. Prior mt \$8,000. Feb 24, due, &c, as per bond. Mar 1, 1911. 7:1829. 2,000

Rothfeld, Bettie & Robt B & John Frankenheimer, Hyman Sonn & August Oppenheimer with Adolph H Urban, 1244 Clay av. 115th st, No 209 W. Extension of \$18,500 mort until Jan 1, 1915, at 5%. Feb 20. Mar 1, 1911. 7:1831. nom

Realty Holding Co with Sumner Gerard, 101 Park av, N Y, & Lydia S Cutting at Paris, France, as trustees Heyward Cutting. Agt not to sell Nos 206 to 210 W 40th st during life of mort covering No 206 W 40th st. Mar 1, 1911. 3:789. nom

Reibstein, Emil & Barnet to Richd Fitzpatrick, 324 W 20th st. 63d st, No 236, s s, 105 w 2d av, 25x100.5. Feb 28, 1911, due, &c, as per bond. 5:1417. 22,000

Same & Jonas Weil & Bernhard Mayer with same. Same property. Subordination agreement. Feb 27. Feb 28, 1911. 5:1417. nom

Rosenheimer, Louisa at Pelham, N Y to A Gertrude Cutter, 781 Lex av. 116th st, No 151, n s, 351 w 3d av, 17x80. Feb 27, 1 yr, 6%. Feb 28, 1911. 6:1644. 1,000

Rose, Minnie to Mary A Murphy. 95th st, No 176, s s, 263.9 e Lexington av, 18.9x100.8. P M. Jan 6, 1910, 3 years, 5%. 5:1523. Corrects error in issue of Jan 8, 1910, when st No was 177, &c. 11,000

Reiser, Mary, 527 E 148th st, to Victor Griser, 704 Hudson st, Hoboken, N J, admr Pierre Griser. 7th av, No 239, e s, 39.6 s 24th st, 19.9x80. P M. Feb 27, 1911, due Mar 1, 1916, 5%. 3:779. 26,000

Roch, Isaac, 1978 2d av to Thos S Ollive, 23 W 74th st as comm Edwin O Brinckerhoff. 2d av, No 1978, e s, 30.11 s 102d st, 25x100. Feb 8, 5 yrs, 4½%. Feb 24, 1911. 6:1673. 15,000

Rothschild, J Henry with Wm Ottmann. 108th st, Nos 207 & 209, n s, 150 w Ams av, 50x100.11. Extension of \$8,000 mt until May 1, 1911 at 6%. June 16, 1910. Mar 1, 1911. 7:1880. nom

Same with same. Same property. Extension of mt for \$8,000 to May 1, 1913 at 6%. Feb 10. Mar 1, 1911. 7:1880. nom

Realty Associates, 176 Remsen st, Bklyn & DeKalb Co, same address with FRANKLIN SAVINGS BANK, 656 8th av. 29th st, No 527 W. Subordination agreement. Mar 1. Mar 2, 1911. 3:701. nom

Rozenberg, Osher, 25 Ames st, Bklyn, N Y to Maxwell Goldberg, 222 W 122d st. Eldridge st, No 15, w s, 150 s Canal st, 25x100. P M. Prior mt \$31,000. Feb 28. installs, 6%. Mar 2, 1911. 1:292. 5,000

Reubenstone, Isaac, Abraham & Louis indiv & as exrs Heyman Reubenstone to EAST RIVER SAVINGS INSTN, 280 Bway. East Bway, No 108, n s, 85 w Pike st, 25.2x64.9x25x64.9. Mar 1, 3 yrs, 5%. Mar 2, 1911. 1:280. 18,000

Shiman, Isaac of Cleveland, Ohio with Philip Goldstein. Ludlow st, No 110, e s, 100 n Delancey st, 25x87.6. Extension of \$25,000 mt until July 1, 1912 at 5%. June 27, 1907. Mar 1, 1911. 2:410. nom

Stonington Realty Co, 35 Nassau st to Jas Forbes, 145 E 35th st. 121st st, No 102, s s, 75 w Lenox av, 21x100.11. Mar 1. 5 yrs, 5%. Mar 2, 1911. 7:1905. 18,000

Same to same. Same property. Certificate as to above mt. Mar 1. Mar 2, 1911. 7:1905. —

Schwartz, Louis with ALBANY SAVINGS BANK, Albany, N Y. 144th st, No 500, s s, at n w s, Hamilton pl, Nos 146 to 154, runs w 125 x s 99.11 x e 82.7 to pl, x n e 108.6. Extension of \$170,000 mt until Feb 24, 1916, at 5%. Feb 24. Mar 2, 1911. 7:2075. nom

Shanoff, Meyer, 347 E 72d st with Esther B & Abraham Littman, 20 E 118th st. 1st av, No 1438, e s, 51 s 75th st, 25.6x88. Extension of \$4,500 mt until Mar 13, 1914 at 6%. Mar 1, 1911. 5:1469. nom

Sanborn, Geo L to Hotel Securities Co, 68 Wm st. Madison av, Nos 431 to 437, n e cor 49th st, Nos 31 & 33, runs n 79.6 x e 75 x n 20.11 x e 10 x s 100.5 to st x w 85 to beg. P M. Prior mt \$—. Feb 24, 5 yrs, 5%. Feb 25, 1911. 5:1285. 310,000

St John's Park Realty Co to Austin B Fletcher, 1 E 60th st, trustee for Kath T Braker. Washington st, Nos 617 to 631, n e cor Morton st, Nos 93 to 97, 200.2 to Barrow st, Nos 115 to 121, x100 Building loan. Feb 24, 1911, due Sept 1, 1911, 6%. 2:603. 275,000

Same to same. Same property. Certificate as to above mt. Feb 14. Feb 24, 1911. 2:603. —

St John's Park Realty Co to Austin B Fletcher, 1 E 60th st, & ano trustees Jackson S Schultz. Greenwich st, Nos 644 to 654, s w cor Barrow st, Nos 111 & 113, 100.3x98.4x100x104.1. Building loan. Feb 24, 1911, due Sept 1, 1911, 6%. 2:603. 137,500

Same to same. Same property. Certificate as to above mt. Feb 14. Feb 24, 1911. 2:603. —

See-Em Holding Co to Anna C Meeks gdn Helen A Meeks, 371 Commonwealth av, Boston, Mass. 120th st, No 158, s s, 175 e 7th av, 16.8x100.11. Feb 27, 1911, 3 yrs, 5%. 7:1904. 13,500

Same to same. Same property. Certificate as to above mt. Feb 25. Feb 27, 1911. 7:1904. —

INTERIOR MARBLE

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

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

- St John's Park Realty Co to Austin B Fletcher, 1 E 60th st trustee for Conrad M Braker will Conrad Braker. Greenwich st, Nos 636 to 642, n w cor Morton st, No 91, 100.3x98.4x100x92.6. Building loan. Feb 24, 1911, due Sept 1, 1911, 6%. 2:603. 137,500
- Same to same. Same property. Certificate as to above mt. Feb 14, Feb 24, 1911. 2:603.
- Sturz, Fredk, 755 Dawson st, with WASHINGTON TRUST CO. 9th st, No 417, n s, 225 e 1st av, 25x92.3. Extension of \$10,000 mort until Feb 1, 1916, at 4½%. Feb 23. Mar 2, 1911. 2:437. nom
- Smith (Thos) Constn Co with GERMANIA LIFE INS CO, 20 Nassau st. Broadway, No 3881, n w cor 162d st, No 601, 42.5x176.11x68.9x175. Subordination agt. Feb 28, Mar 2, 1911. 8:2137. nom
- St Johns Park Realty Co to American Mort Co, 31 Nassau st. Washington st, No 389, e s, 75 s Hubert st, 25.2x70. Feb 28, 1911, 3 yrs, 4½%. 1:216. 35,000
- Same to same. Same property. Certificate as to above mt. Feb 28, 1911. 1:216.
- Schwartz, Adolph & Simon Steiner to Tobias Asch, 1349 Putnam av, Bklyn, N Y & ano. 11th st, Nos 732 to 736, s s, 125 w Av D, runs s 89.11 x w 38 x s 0.1 x w 34.4 x n 90 to st, x e 72.4 to beg. Feb 27, due, &c, as per bond. Feb 28, 1911. 2:380. 1,500
- Smyth, Eliz L to Thos D Dunnell, 131 Willow st, Bklyn, N Y & ano trus Jno W Dunnell. 39th st, No 105, n s, 113.4 e Park av, 16.8x98.9. Feb 28, 1911, 3 yrs, 4½%. 3:895. 43,000
- Stokes, Adele W, 28 E 58th st to MANHATTAN SAVINGS INSTN, 644 Bway. 58th st, No 28, s s, 64 w Mad av, runs s 32 x w 0.6 x s 43.5 x w 18 x n 75.5 to st, x e 24 to beg. Feb 28, 1911, due, &c, as per bond. 5:1293. 50,000
- Shurman (C N) Investing Co, 43 Exchange pl to Mary M Trageser, 10 W 61st st. 97th st, No 30, s s, 275 w Central Park W, 18 x100.11. Prior mt \$18,000. Feb 18, 1 yr, 6%. Feb 28, 1911. 7:1832. 5,000
- Schack, Leo, 1881 1st av to Franklin Bwg Co, 414 Flushing av, Bklyn. 1st av, No 1881, saloon lease. Jan 26, 1911, demand, 6%. Feb 28 1911. 6:1669. 3,000
- Simon, Rachel with Saml Wallach, 124 W 118th st. 118th st, No 124, s s, 275 w Lenox av, 21x100.11. Extension of \$15,000 mt until Jan 30, 1914, at 5%. Feb 21. Feb 28, 1911. 7:1902. nom
- St Johns Park Realty Co, 50 Pine st, with TITLE INSURANCE CO OF N Y. Greenwich st, Nos 627 to 631, s e cor Morton st, Nos 82 to 90. Agt equalizing mts for \$70,000 & \$130,000. Mar 1, 1911. 2:602. nom
- Stanley, James to FRANKLIN SAVINGS BANK, 658 8th av. 29th st, No 527, n s, 375 w 10th av, 25x98.9. Feb 28, 5 yrs, 5%. Mar 1, 1911. 3:701. 4,000
- Smolin, Julius with Robt S Smith, 32 W 92d st. 113th st, No 237 W. Subordination agt. Feb 24, Mar 1, 1911. 7:1829. nom
- Sheenki, Jacob, 141 Hester st, with Phoebe A D Boyle, 71 Lefferts pl, Bklyn, & ano, exrs, &c John Boyle. 122d st Nos 239 to 243 n s, 158 w 2d av, 46.10x100.11x irreg x91.11. Extension of mt for \$43,000 to Mar 25, 1916, at 5%. Feb 23. Feb 28, 1911. 6:1787. nom
- Torregrossa, Luigi, 50 Oak st, to Peter Otten, 1321 Clinton av. Monroe st, No 18, s s, abt 250 e Catharine st, 25x50.10x25x47, e s; Hamilton st, No 21, n s, 244.2 e Catharine st, runs e 19.9 x n 62.10 x w 12.2 x n 4 x w 6.9 x s 66 to beg. P M. Prior mt \$21,000. Feb 27, installs, 6%. Mar 1, 1911. 1:253. 6,000
- Turney, Cathleen to David J King, 541 Mad av et al exrs Edw J King. 29th st, No 8, s s, 175 w 5th av, 25x98.9. P M. Mar 1, 1911, due, &c, as per bond. 3:830. 55,000
- Twenty-Fifth Constn Co to Chelsea Realty Co, 135 Bway. 29th st, Nos 143 & 145, on map Nos 143 & 149, n s, 298.7 e 7th av, 48x98.9. Bldg loan. Mar 1, 1911, 1 yr, 6%. 3:805. 200,000
- Same to same. Same property. Certificate as to above mt. Mar 1, 1911. 3:805.
- Same to Acme Mortgage Co, 20 Vesey st. Same property. P M. Prior mt \$170,000. Mar 1, 1911, 1 yr, 6%. 3:805. 31,500
- Tell, Jos to BOWERY SAVINGS BANK, 128 Bowery. Lexington av, No 1596, w s, 51.2 n 101st st, 16.7x75. Mar 1, 1911, 5 yrs, 4½%. 6:1629. 5,000
- Thoma, Marie to Joanna Moller, 308 E 67th st. 84th st, No 449, n s, 94 w Av A, 25x102.2. P M. Prior mt \$9,500. Dec 30, 5 yrs, 5%. Feb 24, 1911. 5:1564. 5,500
- Thole, Emily C, 863 Carroll st, Bklyn, N Y, to John H Austin, 237 North High st, Mt Vernon, N Y. Houston st, No 110, n s, 25 w Thompson st, 25x100. Prior mt \$15,000. Feb 25, 1 yr, 6%. Feb 27, 1911. 2:525. 5,000
- Twenty-Fifth St Realty Co to N Y SAVINGS BANK, 81 8th av. 25th st, Nos 138 to 144, s s, 285 e 7th av, runs e 90 x s 80.11 x w 80 x s w 18.4 x w 12.8 x n 98.9 to beg. Feb 28, 1911, due, &c, as per bond. 3:800. 250,000
- Same to same. Same property. Certificate as to above mt. Feb 28, 1911. 3:800.
- Tappin, Charles L of Babylon, L I to Scholle Bros a co-partnership, 5 Nassau st. 34th st, No 126, s s, 450 e 7th av, 25x98.9. Mar 2, 1911, 5 yrs, 4%. 3:809. 50,000
- Vanderpoel, Watson, 115 Freeman st, Bklyn to Florence Coleman, 54 W 38th st. 39th st, No 210, s s, 105 w 7th av, 20.6x98.9; also all title to plot begins at c 1 blk bet 38th & 39th sts, distant 87 w 7th av, runs n 7.3 x w 18 x s 7.3 x e 18 to beg. P M. Feb 16, due Mar 1, 1916, 5%. Mar 1, 1911. 3:788. 35,000
- Value Realty Co, 170 Bway, to METROPOLITAN SAVINGS BANK, 59 Cooper Sq E. 99th st, No 51, n s, 270 w Park av, 25x100.4. Mar 1, 1911, 5 yrs, 5%. 6:1605. 11,000
- Same to same. Same property. Certificate as to above mort. Feb 23. Mar 1, 1911. 6:1605.
- Same & Jacob Marx with same. Same property. Subordination agt. Feb 23. Mar 1, 1911. 6:1605. nom
- Viney, Chas B to TITLE GUARANTEE & TRUST CO. Lexington av, No 363, e s, 79 n 40th st, 19.9x85. Mar 1, 1911, due, &c, as per bond. 5:1295. 20,000
- Weber Wm E, of Jenkintown, Pa, with Bertha de Kraft. 70th st, No 148, s s, 433 w Columbus av, 17x100.5. Extension of \$14,000 mort until May 24, 1912, at 4½%. May 24. Mar 1, 1911. 4:1141. nom
- Wasserzug, Isaac to Josephine B Marshall, 51 Ave de Malakoff, Paris, France. 113th st, No 12, s s, 195 w 5th av, 25x100.11. Feb 28, 5 yrs, 5%. Mar 1, 1911. 6:1596. 20,000
- West 184th St Constn Co to Josephine E Carpenter at Bar Harbor Me. 184th st, Nos 510 & 512, s s, 100 w Ams av, 80x99.11. Extension of \$75,000 mort until Feb 28, 1914, at 5%. Feb 28. Mar 1, 1911. 8:2155. nom
- Wellenkamp, Jno E to Julia T Gleason, 54 No Parsons av, Flushing, L I. Bank st, No 121, n s, 258.8 w Greenwich st, runs w 16.5 x n 95 x e 8.11 x n 21.10 x e 7.8 x s 114.2 to beg; also land in South Westerlo, Albany Co, N Y. Feb 17, 3 yrs, 6%. Feb 28, 1911. 2:635. 2,000
- White, Laura T with Miriam Michela De Rosa & Carmela Bove. 112th st, No 337 E. Extension of \$18,000 mt until Mar 28, 1916 at 5%. Feb 21. Feb 28, 1911. 6:1684. nom
- Wildor Bros, a corpn, to LAWYERS TITLE INS & TRUST CO. 104th st, No 64, s s, 117.6 w Park av, 18.9x100.11. P M. Feb 27, 1911, 3 yrs, 5%. 6:1609. 6,000
- Weil, Max S with Owners Syndicate Co. 181st st, s s, 390.6 e Fort Washington av, 50x119.2x50.3x124.4; 181st st, s s, 340.5 e Fort Washington av, 50x124.4x50.3x129.7. Extension of two morts for \$5,500 each until Feb 1, 1911, at 6%. Feb 3, 1910. 8:2176. Corrects error in issue of Feb 5, 1910, when property was 180th st. Nos 719 to 723, &c. nom
- Wildor Bros a corpn, 83 Bowery to Delia G Levy, 311 W 139th st. New st, adj Manhattan Bridge, e s, 9.9 n East Bway, runs n 59.3 x e 17.3 x s 58.6 to beg. Prior mt \$3,000. Feb 23, 2 yrs, 6%. Feb 24, 1911. 1:282. 20,000
- Same to same. Same property. Certificate as to above mt. Feb 23. Feb 24, 1911. 1:282.
- Wolinsky, Chas to Minnie Warren, 233 W 43d st. 3d av, No 1422, w s, 54.4 s 81st st, 25x100. Prior mt \$28,500. Mar 2, 1911, 3 yrs, 6%. 5:1509. 4,000
- Wolinsky, Chas to Minnie Warren, 233 W 43d st. 8th av, No 169, w s, 70 n 18th st, 22.2x100. Prior mt \$26,000. Mar 2, 1911, 3 yrs, 6%. 3:742. 4,000
- Williams, Wm A heirs & devisees, Wm Williams st Sea Cliff, N Y to TITLE INS CO OF N Y. 77th st, No 210, s s, 165 w Ams av, 25x102.2. Mar 2, 1911, 3 yrs, 4¼%. 4:1168. 7,500
- Yockel, Fredk & Jno with Anna V Horan. 99th st, No 51 E. Extension of \$5,000 mt until Oct 1, 1911 at 6%. Oct 17. Feb 24, 1911. 6:1605. nom
- Yockel, Fredk & John, 756 Fox st, with METROPOLITAN SAVINGS BANK, 59-61 Cooper Sq E. 99th st, No 51, n s, 275 w Park av, 25x100.4. Subordination agt. Feb 28. Mar 1, 1911. 6:1605. nom
- Zacharias, Zachariah to Jno Stewart, 54 E 53d st & ano exrs Sarah E Douglas. 34th st, No 260 s s, 159 e 8th av, 14.6x98.9. P M. Feb 27, 3 yrs, 5%. Mar 2, 1911, 3:783. 40,000

BOROUGH OF THE BRONX.

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

- *Arden Realty & Mortgage Co to Eugene Lichtenberg, at St Remy, N Y. Boston road, s e s, at w s Palmer st (proposed); also 462.9 e Baychester av, runs s e 145.6 x s w 100 x n w 25 x n e 25 x n w 110.5 to road x n e 36.5 x n e 39.4 to beg. Feb 21, due, &c, as per bond. Feb 27, 1911. 2,200
- Same to same. Same property. Certificate as to above mt. Feb 20. Feb 27, 1911.
- Albor Realty Co to EXCELSIOR SAVINGS BANK, 79 W 23d st. Belmont av, w s, 425 s 183d st, runs w 60 x s 88.11 to n s 182d st, x e & n e 128.7 to beg. Feb 24, 1911, 5 yrs, 5½%. 11:3086. 45,000
- Same to same. Same property. Certificate as to above mt. Feb 24, 1911. 11:3086.
- Same to Morris Lederman, 17 Livingston pl. Same property. Prior mt \$—, Feb 24, 1911, 5 yrs, 6%. 11:3086. 8,000
- Same to same. Same property. Certificate as to above mt. Feb 24, 1911. 11:3086.
- *Bracco, Rachela wife of & Fransco to STATE SAVINGS BANK, 1927 3d av. Barnes av, e s, 78.3 s Sheil st, 26.5x103.4x25x112, except part for Barnes av, Laconia Park. Feb 23, due June 1, 1911, 6%. Feb 25, 1911. 1,000
- Barone, Michele, 1154-1156 Simpson st to Jacques Lobel, 10 W 93d st. Fox st, e s, 149.11 s Home st, 50x100. Feb 24, due, &c, as per bond. Feb 25, 1911. 10:2728. 1,200
- Boreas Realty Co & Louis Steckler to Bankers Security Co, 56 Maiden lane. 135th st, No 493 E; also land in Yonkers, N Y, given to indemnify party second part. Feb 16, due, &c, as per agreement. Feb 27, 1911. 9:2263. 15,500
- Bernstein, Hannah to Henry T McEwen, 23 Church st, Amsterdam, N Y. 170th st, s s, 157 w Franklin av, 19x119x19x120. Feb 20, 5 yrs, 5%. Feb 28, 1911. 11:2931. 1,500
- Burrough Wm F, 748 Fairmount pl to Eliz H Jaques at Haines & Chew sts, Germantown, Pa & ano trus Geo Hartshorne, 176th n s, 390 e Prospect av, 76x143.8x75x142.6. Feb 25, 5 yrs, 5%. Feb 28, 1911. 11:2954. 10,000
- Bellwood Constn Co to LAWYERS TITLE INS & TRUST CO. Stebbins av, s w cor 170th st, 28x100. Bldg loan, Mar 1, 1 yr, 6%. Mar 2, 1911. 11:2964. 24,000
- Same to same. Bristow st, s e cor 170th st, 28x100. Bldg loan Mar 1, 1 yr, 6%. Mar 2, 1911. 11:2964. 24,000
- Same to same. Bristow st, s e cor 170th st, 28x100. Stebbins av, s w cor 170th st, 28x100. Certificate as to two mts for \$24,000 each. Mar 1. Mar 2, 1911. 11:2964.
- Brunings, Julius, 836 Trinity av to Graham-Adams Co, 391 E 149th st. 153d st, s s, 170 w Elton av, 50x100. P M. Prior mt \$—, Mar 1, 3 yrs, 5%. Mar 2, 1911. 9:2374. 2,250
- Bedrick, Abraham to Lewis Realty & Constn Co, 43 W 125th st. Freeman st, s s, 27.4 w Bryant av, 39.4x118.9x36x102.10. P M. Prior mt \$28,000. Mar 2, 1911, 5 yrs, 6%. 11:2993. 8,500
- *Buckley, Eugene, 819 Hunts Point av to Frank Gass, Inc, 2215 Westchester av. Lots 2, 67 & 68 map 107 lots Hudson Park. Prior mt \$13,000. Mar 1, due, &c, as per bond. Mar 2, 1911. 2,000
- Brook Constn Co & Cream City Holding Co to Saml Gotthelf, 204 W 110th st. St Paul's pl, Nos 480 & 490, & 136th st, No 509 E; Brook av, Nos 198, 200 & 206; 137th st, No 510 E. Assign rents to secure \$25,000. Feb 17. Mar 1, 1911. 9:2264; 11:2911. nom
- Brennan, Wm J, 381 E 201st st, to Bernard Loth, 408 W 150th st. 238th st, n s — w Katonah av & being lots 145 to 148 map property Edw K Willard, 80x100, due, &c, as per bond. Mar 1, 1911. 12:3379. 2,500
- Berrick, Solon to Tillie Frank, 787 Prospect av. inton av, No 903, w s, 308.9 n 161st st, runs n 41.3 x w 35.1 x w 99.11 x s 40.11 x e 135 to beg. P M. Prior mt \$32,000. Feb 28, 3 yrs, 6%. Mar 1, 1911. 10:2658. 7,000
- Bertin, Eugene, 1342 Teller av, with Jos A Wuytack, 1338 Clay av. Teller av, e s, 374.1 n 169th st, 25x81.6. Extension of \$7,000 mort until Mar 14, 1914, at 6%. Mar 1. Mar 2, 1911. 11:2782. nom

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

- *Colorado Realty Co to Jas J Gaffney, 203 W 98th st. Bronx & Pelham Parkway, n s, at land conveyed to Harlem River & Portchester R R by deed dated July 1, 1907, runs n e 779.9 x s e 216.2 x s e 163.5 to Parkway, x w 902.2 to beg. Contains 4 9-100 acres. Feb 25, 3 yrs, 5%. Feb 28, 1911. 30,000
- *Same to same. Same property. Certificate as to above mt. Feb 25, Feb 28, 1911. —
- Cockburn, Jenny, 1604 Crotona Park E to Ellen McLean, 7 E 63d st et al. Crotona Park E, s s, 116 e Suburban pl, 19x130.9x19x130.1. Feb 27, 5 yrs, 4%. Feb 28, 1911. 11:2939. 3,000
- Congregational Church, Mt Hope, N Y City to Congregational Church Building Society, 105 E 22d st. Eastburn av, n e cor 175th st, 14.8 to e s Grand Boulevard & Concourse x153x130.2 to st, x 99 to beg. Feb 27, due Apr 1, 1913, 3%. Feb 28, 1911. 11:2796 & 2826. 10,000
- Central Bronx Realty Co to Eleanor E Hurlimann, 478 Central Park W. Arthur av, e s, 200 n Oak Tree pl, runs e 90 x n 41.8 to 182d st, x n w & s w 120.5 to beg. Feb 21 due Feb 1, 1914, 5%. Feb 24, 1911. 11:3070. 35,000
- Same to same. Same property. Certificate as to above mt. Feb 23, Feb 24, 1911. 11:3070. —
- *Connavaccinolo, Rosa to Salvatore Soraci, 327 E 113th st. Lafayette st, w s, 755 n Starling av, 50x108, Unionport. Prior mt \$—. Feb 24, installs, 6%. Feb 25, 1911. 750
- City of N Y to Harry T Peto, 405 E 161st st. Transfer of tax lien for yrs 1903 to 1908. Lot 36 on 160th st, n s, bet Melrose & Elton avs. Assessed to J Kelly. Feb 22, 3 yrs, 3%. Mar 1, 1911. 9:2382. 686.90
- City of N Y to Harry T Peto, 405 E 161st st. Transfer of tax lien for years 1903 to 1908. Lot 35, on 160th st, n s, bet Melrose & Elton avs. Assessed to J Kelly. Feb 24, 3 yrs, 2%. Mar 1, 1911. 9:2382. 625.60
- Celtic Real Estate Co, 164 E 106th st to Graham-Adams Co, 391 E 149th st. Willis av, No 422, e s, 125 n 144th st, 25x98.4; Willis av, e s, 125 n 144th st, runs n 25 x w 1.4 x s 25 x e 1.4 to beg. Prior mt \$15,000. Mar 1, 3 yrs, 5%. Mar 2, 1911. 9:2289. 5,000
- *Decker, Annie M to Frank Gass, 2248 Howell av. Parker av, s w s, 50 n w Rose pl, being lots 39 & 40 map No 277 of property Hudson P Rose. Parker av, s w s gore A map 120 lots Daily Est. Feb 27, 3 yrs, 6%. Mar 2, 1911. 1,000
- Dunn, Jno P to T O'Connor Sloane, 55 Montrose av, South Orange, N J. Creston av, n e cor 192d st, 150x218.4 to Grand Boulevard & Concourse x150x214.11. Prior mt \$15,000. Feb 27, due, &c, as per bond. Feb 28, 1911. 11:3168. 12,000
- Dorothy Realty Co to Alfred C Gates. Ogden av, e s, 275 s 162d st, 50x115, given to secure note for \$2,500. Aug 29, 1910, 1 yr, —%. Feb 28 1911. 9:2511. 2,500
- Same to same. Same property. Certificate as to above mt. Aug 29, Feb 28, 1911. 9:2511. —
- D'Ulise, Elisabetta to Antonio Melillo, 2475 Arthur av. Hoffman st, No 2389, n w s, abt 68 s 187th st, 25x100. Jan 9, due, &c, as per bond. Feb 27, 1911. 11:3054. 300
- Dougherty, Christina wife of Wm A Dougherty to Geo Singer, 881 E 181st st. 180th st, n s, 60 e Tiebout av, 20x90. Prior mt \$4,000. Feb 24, due Aug 24, 1912, 6%. Feb 25, 1911. 11:3143. 1,500
- Domidion, Gustave A to TITLE GUARANTEE & TRUST CO. Grand Boulevard & Concourse, w s, 89.11 s 189th st, 50x90. Feb 24, due, &c, as per bond. Feb 25, 1911. 11:3165. 9,000
- Eickwort, Louis with Lillian W White at White Plains, N Y. Perry av, No 3272, e s, 275 s 209th st, 25x100. Subordination agreement. Feb 23, Feb 24, 1911. 12:3347. nom
- Eckel, Henry to Frank A Antes, 2115 Gleason av. Alexander av, No 139, w s, 25 s 134th st, 25x100. P M. Prior mt \$10,000. Feb 28, due, &c, as per bond. Mar 1, 1911. 9:2309. 7,000
- Edel, Chas A, 3367 3d av to Cyrus Hitchcock, 300 William st, East Orange, N J. 3d (Fordham av), w s, 116 s w 166th st, 28x170. Feb 27, due June 1, 1914, 5½%. Mar 1, 1911. 9:2370. 2,000
- Freundvoll, Clara B to Margt Boland, 1157 2d av. 179th st, n s, 100 w Crotona av, 50.4x100. Feb 27, 1911, 5 yrs, 5%. 11:3080. 4,500
- Forsberg, Hannah S wife of & Niles O Forsberg to Franklin Society for Home Building & Savings, a corpn, 1 Beekman st. Cedar av (Heath), Nos 1854 & 1856, e s, abt 115 n 177th st, 53.5x—x8.8x129. Jan 27, 1911, installs, 6%. 11:2881. Corrects error in issue of Feb 4 when location was n 175th st. 6,500
- Ford, Thos J with Romonia G W Clagett, 200 W 86th st. 235th st (Willard av), s s, 375 w Oneida av (4th av), 25x150. Subordination agreement. Feb 27, Feb 28, 1911. 12:3365. nom
- Geissler, Charlotte with Eliz H Jaques at Haines & Chew sts, Germantown, Pa & ano trustees Geo Hartshorne. 176th st, No 807 E. Subordination agreement. Feb 27, Feb 28, 1911. 11:2954. nom
- Gallagher, Kate to Cath C Fasola, 845 Crotona Park No. Bryant av, No 1321, w s, 200 n Freeman st, 25x100. P M. Feb 28, 1911, 3 yrs, 5%. 11:2994. 4,000
- Gunther, Henry to GERMAN SAVINGS BANK, 157 4th av. 134th st, No 629, n s, 587.6 e St Ann's av, 37.6x100. Feb 21, 3 yrs, 5%. Feb 25, 1911. 10:2547. 15,000
- *Guglielmo, Raffaele to Walter Kobbe trustee for Lizzie Kobbe, 412 West End av. Pierce av, s s, 200 e Deane pl, 25x— & being lot 81 map partition Estate Maria F Pierce et al. P M. Feb 24, 1911, due May 1, 1914, 6%. 1,200
- Goll, Christian & August Schramm with Eleanor E Hurlimann, 478 Central Park W. Arthur av, e s, 200 n Oak Tree pl, runs e 90 x n 41.8 to 182d st, x n w & s w 120.5 to beg. Subordination agreement. Feb 23, Feb 24, 1911. 11:3070. nom
- *Guggolz (Wm) Constn Co to Geo Stark at White Plains, N Y. White Plains rd, n w cor Reiss pl, 100.9x107.1x100x119.6. Prior mt \$2,500. Oct 10, due Apr 10, 1911, 6%. Feb 24, 1911. 2,000
- *Garvey, Jas to Walter Kobbe trus, 412 West End av. Virginia av, w s, 263 s Westchester av, 50x101.3. Mar 2, 1911, due May 1, 1914, 6%. 1,500
- *Gundersen, Bendikte S, 114 Bassett av to Chas Zacharias, 1519 Williamsbridge rd. Bassett av, w s, abt 250 s McDonald st, 24.8x100x25.8x100. Rhineland av, s s, 206.7 e Eastchester rd, 25x100. Prior mt \$—. Mar 1, due, &c, as per bond. Mar 2, 1911. 100
- *Gogolin, Carolina, 4366 Bullard av to Aloysius Fellenstein on Eastchester rd near Union st. 1st st, e s, 100 n 237th st, 50x90. Prior mt \$2,000. Mar 1, 1911, due, &c, as per bond. 600
- Hubener, Louis & Martin Escher to U S SAVINGS BANK, 606 Mad av. 156th st, s s, 100 w Courtlandt av, 50x98.10x50x98.11. Mar 1, 1911, 5 yrs, 5½%. 9:2415. 35,000
- Hubener, Louis, 364 E 158th st & Martin Escher, 310 E 157th st to Mary B Schwab, 118 E 39th st. 156th st, s s, 250 w Courtlandt av, 50x100, except part for st. Feb 24, 1911, due July 10, 1914, 5%. 9:2415. 35,000
- Holzkamp, Chas to TITLE GUARANTEE & TRUST CO. 133d st, No 745, n s, 212.4 w Willow av, 16.8x100. Feb 23, due, &c, as per bond. Feb 24, 1911. 10:2562. 3,000
- Heck, Minnie wife Otto W 786 E 149th st to Ella Necarsulmer, 109 E 70th st. 148th st, No 241, n s, 275 w Morris av, 25x106.6. P M. Feb 24, 1911, 3 yrs, 5%. 9:2337. 10,000
- Hadden Realty Co, 50 Church st to Prospect Investing Co at Purchase, N Y. Findlay av, s e cor 163th st, 94.7x160.3 to Teller av, x108.11x185.2. Prior mt \$—. Feb 20, demand, 6%. Feb 24, 1911. 9:2424 & 2432. 14,000
- Same to same. Same property. Certificate as to above mt. Feb 16, Feb 24, 1911. 9:2424 & 2432. —
- Same & Wm V Simpson Co with Prospect Investing Co. Same property. Subordination agreement. Feb 23, Feb 24, 1911. 9:2424, 2432. nom
- Hoffmann, Julia to GERMAN SAVINGS BANK, 157 4th av. 136th st, n s, 650 e Willis av, 25x100. Feb 27, 1911, 3 yrs, 5%. 9:2281. 14,000
- Hoexter, Leo, 786 Cauldwell av to Hyman Grossman, 3117 3d av. Cauldwell av No 786, e s, 85 s 158th st, 20x100. Prior mt \$—. Feb 28, 1911, due, &c, as per bond. 10:2629. 1,000
- Hennessy, Cath to Jos Hensle, 1367 Beach av. Eagle av, e s, 237.7 n Westchester av, 25x115. P M. Feb 28, 5 yrs, 5%. Mar 1, 1911. 10:2624. 4,000
- *Hartigan, Anna M & Mary A Boshart to May M LeVien & ano, 1391 Mad av. 179th st, s s, 125 w Bronx Park av, 25x114.1 to Walker av, x 26.10x104. Mar 2, 1911, due, &c, as per bond. 4,500
- Herz, Jacob to Rosbury Realty Co. Beaumont av, n w cor 183d st, 80x25. Prior mt \$6,500. Jan 29, 09, due, &c, as per bond. Mar 2, 1911. 11:3089. 1,000
- Heydt, Helene with Jos Hahn. 136th st, n s, 499.6 e St Ann's av, 25x100. Extension of \$12,000 mort until Jan 1, 1914, at 5%. Jan 3, Mar 2, 1911. 10:2549. nom
- Kelpien, Theo & Pauline to Sandow Realty Co, 198 Bway. Minford pl, No 1539, w s, 169.5 n 172d st, 36.2x100. P M. Prior mt \$17,500. Feb 28, 1911, 3 yrs, 6%. 11:2967 & 2977. 2,500
- Knapp, Chas with Wilhelmine Schwarz, 422 E 118th st. Forest av, n w s 172.6 s w 161st st, 25x100. Subordination agreement. Feb 1, Feb 28, 1911. 10:2647. nom
- Kiedaisch, Anna wife of & Ernst Kiedaisch, 448 E 185th st, to Augustine Muller, 1700 Anthony av. 185th st, s s, 100 e Park av, 16.8x100. Feb 25, 3 yrs, 6%. Feb 27, 1911. 11:3039. 250
- Levy, Bernard, 2325 2d av to Mathilde Bosselman, 2783 Bainbridge av. Clay av, No 1232, e s, 74.9 n 168th st, 40.3x80. P M. Prior mt \$20,000. Feb 27, 3 yrs, 6%. Feb 28, 1911. 9:2427. 5,000
- Lawyers Mortgage Co with Burtis E S Thompson. 141st st, No 435 E. Extension of \$4,000 mt until Feb 15, 1914, at 5½%. Feb 6, Feb 27, 1911. 9:2286. nom
- Lawyers Mortgage Co with Francis A Curry et al trustees Wm O'Gorman. 139th st, No 501 E. Extension of \$4,200 mt until Feb 6, 1916, at 5½%. Feb 27, 1911. 9:2284. nom
- Same with same. 141st st, No 433 E. Extension of \$4,000 mt until Feb 15, 1916, at 5½%. Jan 17, Feb 27, 1911. 9:2286. nom
- Lowerre, Pamela C with Mary C Mahony. 141st st, No 461 E. Extension of \$4,000 mt until Feb 5, 1916 at 5½%. Feb 2, Feb 24, 1911. 9:2286. nom
- Lancaster, Richd to Lillian W White at White Plains, N Y. Perry av, No 3272, e s, 275 s 209th st, 25x100. Prior mt \$2,500. Feb 23, due Jan 1, 1913, 6%. Feb 24, 1911. 12:3347. 895
- *Luke, Eliz to Julia A Cassidy, 839 Van Nest av. Col av, s s, 20 w Louise st, 25x100. Prior mt \$4,500. Mar 1, 3 yrs, 6%. Mar 2, 1911. 1,000
- *Lotter, Jacob to Jennie Cockburn, 1604 Crotona Park E. Baychester av, w s, 250 s Westchester av, 25x44.5 to Gun Hill rd, x29x59.1. P M. Mar 1, 3 yrs, 5%. Mar 2, 1911. 1,000
- *Lore, Frank P 213 E 106th st to Jos L Kahle, 7 Rich av, Mt Vernon, N Y. 213th st, n s, 176 e White Plains rd, 50x100. Feb 28, 3 yrs, 6%. Mar 1, 1911. 15,500
- *Lore, Frank P 213 E 106th st to Natale Ficarrotta, 333 E 106th st, 213th st, n s, 176.2 e White Plains rd, 50x100. Prior mt \$15,500. Feb 28, due, &c, as per bond. Mar 1, 1911. 2,500
- *Melrose Realty Co to Eugene Lichtenberg at St Remy, N Y. 215th st, s s, 275 e 5th av, 50x100, Laconia Park. Mar 1, 1911. 3 yrs, 6%. 1,200
- *Morgan, Marguerite D, 102 W 130th st to Martha D Greenhalgh, 145 Palisade av, Yonkers, N Y. Muliner av, e s, abt 208.6 n Brondale av, 52.11x113.4x50x132.8. Feb 27, 3 yrs, 6%. Mar 2, 1911. 1,000
- Mitchel, John P, 307 W 97th st, to T O'Connor Sloane, 55 Montrose av, South Orange, N J. Decatur av, n e cor 197th st, 132x100x116x100; 139th st, n s, 70 w Alexander av, 30x100. ½ part. Feb 23, due, &c, as per bond. Feb 25, 1911. 9:2314; 12:3278. 8,000
- *McDonough, Thos J to Jos A Driscoll, 1976 Bathgate av. Theriot st, w s, 271.4 n Davis st, 50x100. Feb 21, due Apr 21, 1911, 6%. Feb 25, 1911. 250
- Morlang, Julius P to Henry W Neubeck, 3297 3d av. 164th st, n s, 272.8 w Washington av, 20x100, together with strip used as alley adj above on e 10x100. Feb 27, due, &c, as per bond. Feb 28, 1911. 9:2386. 2,000
- Mestanz, Emma M S, 870 Forest av to Wilhelmine Schwarz, 422 E 118th st. Forest av, No 853, n w s, 172.6 s w 161st st, 25x100. Feb 1, 3 yrs, 5%. Feb 28, 1911. 10:2647. 15,000
- Mestanz, Emma M S to Chas Knapp, 105 Wilson st, Bklyn, N Y. Forest av, n w s, 172.6 s w 161st st, 25x100. Prior mt \$15,000. Feb 28, 1911, due, &c, as per bond. 10:2647. 500
- Middlebrook, Chauncey O to Romonia G W Clagett, 200 W 86th st. 235th st (Willard av), s s, 375 w Oneida (4th av), 25x150. Feb 27, 3 yrs, 6%. Feb 28, 1911. 12:3365. 3,000

The Building Department of the City of New York permits the use of PLASTER BOARDS on Elevator and Dumbwaiter Shafts in order to make them fireproof. Why not make the entire house fireproof by using King's Fibrous Plaster Boards on the walls and ceilings and plastering with King's Windsor Cement?

J. B. KING & CO., 17 State Street, N. Y. Manufacturers of King's Windsor Cement and King's Fibrous Plaster Boards

*McLean, Danl to Eliz H Sauter, 128 Eastern Boulevard. St Lawrence av, w s, 281 s Gleason av, 25x100. Feb 1, due July 1, 1914, 5 1/2%. Feb 28, 1911. 4,500
Mitchell, Richard H to Enoch C Bell, at Nyack, N Y. 168th st, No 490, s e cor Washington av, No 1216, 64.9x128.10x64.9x 128.10. Prior mt \$20,000. Jan 13, 1908, due, &c, as per bond. Feb 27, 1911. 9:2372. 1,000
NEW YORK LIFE INS CO with Bernard French, 58 E 126th st, 138th st, Nos 370 & 372 E. Extension of two mts for \$13,500 each until Jan 1, 1916 at 5%. Dec 21, 1910. Mar 1, 1911. 10:2300. nom
Norman, Josephine with Adelaide Collom, 228 Clermont av, Bklyn. 183d st, n s, 125 w Jerome av, 25x100. Extension of \$4,000 mt until Jan 25, 1911 at 6%. Jan 25, Feb 28, 1911. 11:3197. nom
Owens, John gdn Cath F Owens, Jos J Kelly, Cath Hennessy & Mary Purdy to Edw F Cole, 301 W 106th st, 135th st, n s, 206.6 e Alexander av, 25x100. Feb 24, due, &c, as per bond. Feb 25, 1911. 9:2298. 5,000
*Paff, Amelia B, 2123 Newbold av, to Dora L Schreiber, 1033 Mad st, Bklyn, N Y. Ellis av, n s, 305 w Castle Hill av, 25x108. Unionport. Feb 21, 1 yr, 6%. Feb 27, 1911. 500
*Platzer, Frank to Colorado Realty Co, on Eastern Boulevard, near Arnow av. Eastern Boulevard, n w s at n e s Willow Lane, runs n w 185 x n w 88 x e 200 to Eastern Boulevard x s w 114.2 x s w 93 x w 77 to beg. P M. Feb 27, 1911, 3 yrs. 6%. 11,000
Polster, Adam J to Christian Walter, 1444 Vyse av. Vyse av, No 1444, e s, 75 s Jennings st, 25x100. P M. Prior mt \$4,500. Feb 27, due, &c, as per bond. Feb 28, 11:2994. 2,000
Pirk, Amalia, 114 E 198th st to Otto Nauss, 2045 Valentine av. Creston av, No 2788, e s, 145.3 s 198th st, 25x95. Prior mt \$6,000. Feb 25, 2 yrs, 6%. Mar 1, 1911. 12:3315. 1,300
Pace, Antonio to TITLE GUARANTEE & TRUST CO. Clinton av, No 2144, e s, 198.3 n 181st st, 33x145.2. Mar 2, 1911, due, &c, as per bond. 11:3097. 3,000
Ruehl, Edw with Jane E Oothout, 216 Mad av. Brook av, No 918. Extension of \$20,000 mt until Feb 23, 1914, at 5%. Feb 20, Feb 24, 1911. 9:2367. nom
Raben, Ann Maria, 724 E 160th st to Thornton Bros Co, 1320 Clay av. Teller av, No 1265, w s, 190 s 169th st, 20x100. P M. Feb 23, due July 23, 1914, 6%. Feb 24, 1911. 9:2431 & 2436. 1,400
Reville-Siesel Co to Jos Fox, 127 E 79th st. Southern Boulevard, e s, 188.7 n West Farms road, 200x100. P M. Dec 31, 1910, due, &c, as per bond. Feb 27, 1911. 10:2744. 64,000
Rupperecht, Marie to Wm Witte at Roslyn, N Y. Beekman av, w s, 75 n Oak Terrace, 50x100. Prior mt \$30,000. Feb 27, 4 yrs, 5%. Feb 28, 1911. 10:2555. 7,500
*Rotando, Jno to Octave B Hebert, 2378 Tiebout av & ano committee Mary B Hebert. Marian st, n w cor 240th st, 100x50 & being lot 331 map Washingtonville. Feb 27, due, &c, as per bond. Feb 28, 1911. 3,000
Robin, Georgie, 1015 Home st to Lillian Hasse, 1917 Davidson av, & ano gdns Clara Hasse. Home st, n s, 50.4 e Bryant av, 25.2x81.5x25x84.3. Mar 1, 1911, 3 yrs, 5 1/2%. 11:2993. 5,000
Reilly or O'Reilly, Susan widow & Delia White, 1336 Stebbins av to Jennie Robitzek, 830 E 163d st. Stebbins av, e s, 133.9 n Freeman st, 25x127.2x25x126.11. Prior mt \$2,360. Feb 28, due Oct 19, 1912, 6%. Mar 1, 1911. 11:2965. 200
Reiss, Anna to Bertha Frankel, 92 St Nich av. Stebbins av, s e s 100 n e 169th st, runs s e 122.11 x n e 150.3 x n w 131.4 to av, x s w 150 to beg. P M. Prior mt \$22,000. Feb 27, due July 1, 1911, 6%. Mar 1, 1911. 11:2973. 5,000
*Rose, Louis C to Mary Plunkett, 6035 Tyndale av. Cruger av, e s, 152.4 s Bear Swamp rd, 50x100.11x59.7x150. Mar 1, due, &c, as per bond. Mar 2, 1911. 6,000
Roemer, Henry with Jos Hahn. 136th st, n s, 474.6 e St Ann's av, 25x100. Extension of \$12,000 mort until Jan 1, 1914, at 5%. Mar 2, 1911. 10:2549. nom
Siems, Fredk to Jno Broessler, 320 E 144th st. 148th st. No 298, s s, 175 w College av, 25x100. Prior mt \$—. Mar 2, 1911, 3 yrs, 5 1/2%. 9:2329. 6,500
Sunshine, Evelyn M G to Louis Eickwort, 29 Fletcher st. Mt Vernon, N Y. 236th st, n s, 135 w Katonah av, 25x100. P M. Prior mt \$3,000. Feb 1, due Feb 5, 1921, 6%. Mar 2, 1911. 12:3377. 2,000
Schnackenberg, Jno to Ebling Bwg Co. 760 St Anns av Webster av s w cor 198th st. Saloon lease. Feb 24, demand, 6%. Mar 2, 1911. 12:3278. 4,750
Schliesser, Ferdinand n w cor Freeman & Chisholm sts to Emil Robitzek, 830 E 163d st. Freeman st, n w cor Chisholm st, 25x95. Mar 1, 1911, 5 yrs, 5 1/2%. 11:2971. 15,000
Shea, Mary, 4606 11th av, Bklyn, N Y to Louis Werner 1108 Clay av. Clay av, e s, 108.8 n 166th st, 39x80. Prior mt \$22,000. Mar 1, 1911, installs, 6%. 9:2426. 3,500
Sloane T O'Conor with Jno P Dunn at n e cor Creston av & 192d st. Creston av, n e cor 192d st, 150x218.4 to w s Grand Boulevard & Concourse x150x214.11. Extension of \$15,000 mt until May 15, 1914 at 5 1/2%. Feb 27, Feb 28, 1911. 11:3168. nom
Striefeler (Jacob) Co, 1340 Wilkens av to Henry G Silleck, Jr, 225 W 86th st. Intervale av, w s, 375 s Public pl or sq, runs w 125.2 x s 25 x e 123.9 x n 25 to beg. Prior mt \$1,800. Mar 1, 1911, due Sept 1, 1911, 6%. 10:2692. 2,200
*Spahlholz, Wm with Elizabeth Luke, 716 Van Nest av. Columbus av, s s, 20 w Louise st, 25x100. Extension of \$4,500 mort until Aug 22, 1914, at 5 1/2%. Feb 28, Mar 2, 1911. nom
Siegel, Reuben, Jos Rosenberg & Jacob Siegel with Wilhelm Frimel, 707 Lex av. Brook av, No 1476, e s, 234.2 n St Paul's pl, 25x 100.8. Extension of \$4,800 mort until Aug 1, 1913, at 6%. Mar 2, 1911. 11:2895. nom
Simpson, Wm to Jos Rice 2191 Ryer av. Bonner pl, n s, 200 e Morris av, 25x75. Dec 14, due, &c, as per bond. Feb 28, 1911. 9:2423. 590
*Savoy Impt Co, 200 Bway with Savoy Mort Co, 200 Bway. Paulding av, n e cor 217th st, 114.6x100, except 217th st, n s, 20 e Paulding av, 20x95; also 217th st, n s, 80 e Paulding av, 20x95. Agreement dividing mt so that \$4,500 will cover cor & \$2,000 on balance of plot. Feb 28, Mar 1, 1911. nom
Stafford Constn Co, 991 E 167th st to HARLEM SAVINGS BANK, 124 E 125th st. Tiffany st, w s, 217.10 s Intervale av, runs w 86.1 x n 2 x w 18.1 x s 25 x w 10.4 x s 25 x e 114.7 to st, x n 48 to beg. Feb 24, 1911, 3 yrs, 5%. 10:2706. 32,000
Same to same. Same property. Certificate as to above mt. Feb 24, 1911. 10:2706.
Same to same. Tiffany st, w s, 165.10 s Intervale av, runs w 48.2 x s w 25 x s 7.4 x w 12.5 x s w 11 x s 19.2 x e 86.1 to st, x n 52 to beg. Feb 24, 1911, 3 yrs, 5%. 10:2706. 23,000
Same to same. Same property. Certificate as to above mt. Feb 24, 1911. 10:2706.
Tully (Martin) Constn Co to EXCELSIOR SAVINGS BANK, 79 W 23d st. Bathgate av, n w cor 184th st, 55x91.11. Feb 27, 1911, 5 yrs, 5 1/2%. 11:3053. 45,000
Same to same. Same property. Certificate as to above mort. Feb 27, 1911. 11:3053.
Traum, Annie to Ray Silverman, 1832 Clinton av & ano. Washington av, No 1470, e s, 200.5 s 171st st, 50.1x151.5x50x 154.6. P M. Prior mt \$—. Feb 28, due Mar 1, 1916, 6%. Mar 1, 1911. 11:2911. 10,000
Uhl, Jno, 596 E 169th st to Michl Fuchs, 801 E 156th st. 169th st, No 596, s s, 74 w Franklin av, 35.2x112.9x32.1x110.10. Prior mt \$26,500. Mar 1, 8 yrs, 6%. Mar 2, 1911. 10:2612. 8,000
Usona Constn Co to City Mort Co, 15 Wall st. Tiffany st, e s, 135.3 s Westchester av, 40x103.3x40x103.1. Bldg loan. Feb 28, 1911, demand, 6%. 10:2714. 24,000
Same to same. Same property. Certificate as to above mt. Feb 28, 1911. 10:2714.
Same to American Real Estate Co, 527 5th av. Same property. P M. Prior mt \$24,000. Feb 28, 1911, 1 yr, 6%. 10:2714. 4,400
Same to City Mort Co, 15 Wall st. Tiffany st, e s, 95.3 s Westchester av, 40x103.1x40x102.11. Bldg loan. Feb 28, 1911, demand, 6%. 10:2714. 24,000
Same to same. Same property. Certificate as to above mt. Feb 28, 1911. 10:2714.
Same to American Real Estate Co, 527 5th av. Same property. P M. Prior mt \$24,000. Feb 28, 1911, 1 yr, 6%. 10:2714. 4,400
Same to City Mort Co, 15 Wall st. Tiffany st, e s, 175.3 s Westchester av, 40x103.5x40x103.3. Bldg loan. Feb 28, 1911, demand, 6%. 10:2714. 24,000
Same to same. Same property. Certificate as to above mt. Feb 28, 1911. 10:2714.
Same to American Real Estate Co, 527 5th av. Same property. P M. Prior mt \$24,000. Feb 28, 1911, 1 yr, 6%. 10:2714. 4,400
Same to City Mort Co, 15 Wall st. Tiffany st, e s, 215.3 s Westchester av, 40x103.7x40x103.5. Bldg loan, demand, 6%. Feb 28, 1911. 10:2714. 24,000
Same to same. Same property. Certificate as to above mt. Feb 28, 1911. 10:2714.
Same to American Real Estate Co, 527 5th av. Same property. P M. Prior mt \$24,000. Feb 28, 1911, 1 yr, 6%. 10:2714. 4,400
Same to City Mort Co, 15 Wall st. Tiffany st, e s, 255.3 s Westchester av, 40x103.9x40x103.7. Bldg loan. Feb 28, 1911, demand, 6%. 10:2714. 24,000
Same to same. Same property. Certificate as to above mt. Feb 28, 1911. 10:2714.
Same to American Real Estate Co, 527 5th av. Same property. P M. Prior mt \$24,000. Feb 28, 1911, 1 yr, 6%. 10:2714. 4,400
*Warshaw Morris L & Julius Angel to Land Co "C" of Edenwald 16 E 42d st. Randall av, n s, 50 w Bracken av, 25x100. P M. Feb 28, 3 yrs, 5 1/2%. Mar 1, 1911. 375
*Wagner, Jos to DOLLAR SAVINGS BANK, 2808 3d av. Westchester av, s w cor Castle Hill av, 73.11x105x103x130.7. 14th st, n s, 39 w Castle Hill av, Unionport, 90x137x94x111. Av C, n w cor 14th st, 100.8x40.3x111x39, Unionport, except part for Castle Hill av. Feb 27 due Dec 1, 1913, 5 1/2%. Mar 1, 1911. 35,000
*Same to A Hupfel's Sons, 3d av & 161st st. Same property. Prior mt \$35,000. Mar 1, 1911, demand, 6%. 14,900
Wahlig & Sonsin Co to Edw R Stehl, 317 E 55th st. Trinity av, No 1061, s w cor 166th st, 99.5x35x99.1x35. Prior mt \$36,000. Feb 25, 3 yrs, 6%. Feb 27, 1911. 10:2633. 6,000
Wahlig & Sonsin Co to Edw R Stehl. Trinity av, No 1061, s w cor 166th st, 99.5x35x99.1x35. Certificate as to mt for \$3,000. Feb 25, Feb 27, 1911. 10:2633.
Weindorf, Marie to Caroline F Gorham, 202 W 74th st. 3d av, No 3888, e s, 146 s 172d st, 27x125. Mar 1, 3 yrs, 5%. Mar 2, 1911. 11:2929. 18,000
Same to Kasper Sowada, 401 E 123d st. Same property. Prior mt \$18,000. Mar 1, 2 yrs, 6%. Mar 2, 1911. 11:2929. 1,000
Wattenberg, Philip, 1203 Franklin av to Henry R Kahn, 23 W 95th st & ano. Boston rd, s e s, 302.7 s w 169th st, runs s e 125 x s w 7.5 x n w 139.11 to rd, x n e 70.5 to beg. P M. Prior mt \$—. Mar 1, due, Dec 1, 1911, 6%. Mar 2, 1911. 10:2663. 6,500
*Wechsler, Louis with Bernard Carney, 405 W 50th st. Saxe av, e s, 67 s Tremont av, 50x100. Extension of \$1,500 mt until May 1, 1914 at 6%. Mar 1, 1911. nom

JUDGMENTS IN FORECLOSURE.

SUITS.

Feb. 23.

Audubon av, w s, 25 n 180th st, 75x100. Knickerbocker Trust Co agt Lorenz F J Weiher; Davies, Stone, Auerbach & Cornell, att'ys; Robt C Ten Eyck, ref. (Amt due, \$10,948.)
97th st, No 229 East. Nathan Kauffmann agt Maud I Gibson et al; Edward Jacobs, att'y; Walter A Hirsch, ref. (Amt due, \$11,299.46.)
66th st, No 239 West. Alexander Hadden agt Jno H Tietjen et al; Reed & Pallister, att'ys; Francis W Pollock, ref. (Amt due, \$14,894.06.) Feb. 24.
74th st, Nos 212 & 214 East. Lewis A London agt Saml Altschul et al; Milton Mayer, att'y; Mark Goldberg, ref. (Amt due, \$4,197.65.)
85th st, No 219 East. Leo Lesser agt Bernard Lang; Gross & Sneidera, att'ys; Hanfred W Ehrich, ref. (Amt due, \$5,363.66.)
Stanton st, No 12. Nathan Kohn agt Anna C
Storner; Fischer & Rosenbaum, att'ys; Chas D Donohue, ref. (Amt due, \$6,537.85.) Feb. 25.
No Judgments in Foreclosure filed this day. Feb. 27.
157th st, n s, 500 w Amsterdam av, 75x99.11. Isidore Jackson et al agt Nathan Loewy; A Stern, att'y; Eugene A Philbin, ref. (Amt due, \$29,868.)
44th st, No 341 West. West Side Savings Bank

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E. THIELE, Sole Agent,
99 John St., New York.

agt Herman Stalder et al; David McClure, att'y; Elek J Ludvigh, ref. (Amt due, \$15,-624.93.)

Feb. 28.

131st st, n s, 258.4 e 8th av, 16.8x99.11. Teachers Mutual Benefit Assn of the City of N Y agt Mary McCormack; Maxwell H Elliott, att'y; Ernest E Wheeler, ref. (Amt due, \$8,-346.65.)

73d st, No 221 East. Jno Bozzuffi agt Minnie Goldstein et al; Chas Zerbarini, att'y; Standish Chard, ref. (Amt due, \$6,252.82.)

March 1.

Delancey st, n w cor Willett st, 88x44.8. Herman Fichter agt Benjamin Grossman et al; Freyer, Hyman & Jarmulowsky, att'ys; Alexander Brough, ref. (Amt due, \$22,936.27.)
Lots 213 to 216, map of Adeo Park, Bronx. Minnie Hummel agt George Bonavia et al; Lawrence E French, att'y; Wm Allen, ref. (Amt due, \$2,363.12.)

LIS PENDENS.

Feb. 25.

Riverside Drive, n e cor 151st st, 103.9x173.1. Pittsburgh Plate Glass Co agt Sillon Construction Co et al; action to foreclose mechanics lien; att'y, S G de Kay.

182d st, s s, 210.11 e Belmont av, 20.1x102.2x irreg. Assunta Carnesale et al agt A P George Damm, trustee; specific performance; att'ys, Curtis & Romagna.

Feb. 27.

49th st, n s, 141.1 w Bway, .04x100.5. Jas P Knight agt Geo F Clark, Jr, et al; partition; att'ys, Phillips & Avery.

Lot 318, map of Daily Estate, Bronx. Danl S Doran agt Rosaria Lagana; action to compel reconveyance; att'y, M B Clarke.

Broadway, Nos 2921 to 2941. Jos Theiss agt Geo Daily et al; action to foreclose mechanics lien; att'ys, Earley & Carstarphen.

Feb. 28.

3d st, No 128 East. Gussie Litwin agt Margaret Sotting et al; specific performance; att'y, H Bergman.

161st st, n s, 150 w Amsterdam av, 25x99.11. Jos Planagan agt 507 West 161st Street Co; notice of levy; att'y, J P Donellan.

52d st, n s, 75 e Madison av, 75x100.5. Jno J Wallace agt Pittsburgh Plate Glass Co; counterclaim; att'y, B J Wright.

Courtlant av, No 524. Robbins av, No 585.

Prospect av, s s, 1062.6 e Throggs Neck rd, 37.6x124.2.

Briggs av, n s, 175 e 6th st, 25x100. Briggs av, n s, 150 e 6th st, runs n 100 x e 25 x s 100 x w 100 to beg.

Annie Hill agt Katie Oetzman; partition; att'ys, Elfers & Abberley.

Orchard st, No 182. Harry A Goldberg agt Morris Levine et al; specific performance; att'y, M A Rabinovitch.

Lexington av, e s, 60.11 s 114th st, 19.9x78. People, &c, agt Hugo J Groth; notice of levy; att'y, C D Whitman.

March 1.

5th av, Nos 349 to 353. Jno J Leddy et al agt Winthrop Astor Chanler et al; action to foreclose mechanics lien; att'y, A Van Wyck.

151st st, Nos 502 & 504 West. Llewellyn Realty Co agt Celia Uhlfelder et al; specific performance; att'ys, Frankenthaler & Kaufmann.

Leonard st, Nos 109 to 115. Benson st, Nos 2 & 3. Bleeker st, Nos 127 to 135.

Roger Foster agt Florence J Woodruff; notice of attachment; att'y, J J Aronson.

March 2.

71st st, No 141 East. Max Wolfson agt Mary Lyons; notice of levy; att'y, not given.

Jackson av, n w cor 165th st, 16.10x71. Cecilia Rechnitz agt Saml Rechnitz; notice of levy; att'ys, Wolf, Hahn & Ullman.

Brook av, No 420. Elvira Kadane agt Abraham Blumberg et al; partition; att'y, G Goodman.

Washington st, Nos 611 to 615. Morton st, Nos 92 to 96. Greenwich st, Nos 628 to 634.

Katharine C Jacobus et al agt Anthony A Jacobus et al; partition; att'y, H Swain.

March 3.

Road leading from Village of West Farms to Hunts Point, s e s, adj land of Widow Kelly, runs s w 180 x s e 50 to Centre of Bronx River or West Farms Creek, x n e 172 x n w 75 to beg. Chas Erdenbrecher agt Sophia Erdenbrecher et al; partition; att'ys, A C & F W Hottenroth.

Riverside Drive, e s, 106.10 s 99th st, 106.5 x96.11x100.11x130.11. Richd E Thibaut Inc agt Barkin Construction Co; action to foreclose mechanics lien; att'ys, Philbin, Beekman, Menken & Griscom.

151st st, Nos 502 & 504 W. Colton Realty Co agt Celia Uhlfelder; specific performance; att'ys, Eisman, Levy, Corn & Lewine.

FORECLOSURE SUITS.

Feb. 25.

102d st, s s, 100 w 1st av, 37.6x100.11. Irma M Ferulli agt Louis Romm et al; att'y, E L Bushe.

102d st, s s, 137.6 w 1st av, 37.6x100.11. Same agt same; att'y, E L Bushe.

3d av, e s, 220.6 s 163d st, 25.2x123.1. Margaret Sullivan agt David Levy et al; att'y, G C Basch.

2d av, w s, 75.7 n 95th st, 25x100. Amalia Hoppel agt Adolph Messer et al; att'ys, Campora & Thiery.

Hughes av, e s, 36 n 181st st, 16.7x84.10. Danl G Wild et al, trustees, agt Jos Steen et al; att'y, W Stearns.

97th st, No 213 East. Chas Decker agt Gussie Litwin et al; att'ys, Amend & Amend.

16th st, No 619 East. Solomon H Kohn agt Sigmund Levin et al; att'ys, Baylis & Sanborn.

Greene st, Nos 175 & 177. Minnie Weinberger agt Lorenz Weiher et al; att'ys, L & J Weinberger.

Feb. 27.

6th st, n s, 130 e Castle Hill av, 25x108. Susan F Brennan agt Jno E Bentz et al; att'ys, Wager & Acker.

Church st, Nos 214 & 216. Thomas st, Nos 51 to 57. Mary B Brandegee agt Plaza Holding Co et al; att'ys, Strong & Cadwalader.

College av, e s, 459.10 s 170th st, 16.7x100. Fanning C T Beck agt Bertha Knauf et al; att'ys, Oakes & Schurz.

Feb. 28.

Bathgate av, No 2285. Alfred Barth et al agt Raphael Constantian et al; att'y, N A Stancliffe.

Amsterdam av, s w cor 189th st, 99.11x100. Paul Tuckerman et al agt Jno B Berry Co et al; att'y, R Benedict.

127th st, No 228 East. Wm E Gearon agt Jos H Bruce et al; att'y, M Altmayer.

98th st, No 320 to 324 East. Empire City Savings Bank agt Jas King et al; att'y, C W Dayton, Jr.

27th st, No 454 West. Lina Ettlenger agt Mary L Hubener et al; att'ys, Peacock & Steves.

Union av, w s, 266.2 s 165th st, 45.6x164.5. Frederick McCarthy et al agt Moe Rosmann et al; amended; att'y, C H Friedgrin.

Decatur av, w s, 325 s Scott av, 25x100. Adele Kneeland agt William McGowan et al; att'y, H L Bogert.

54th st, No 432 West. Metropolitan Savings Bank agt C N Shurman Investing Co et al; att'ys, A S & W Hutchins.

102d st, s s, 137.6 w 1st av, 37.6x100.11. Irma M Ferulli agt Louis Romm et al; amended; att'y, E L Bushe.

79th st, s s, 194 w Av A, 50x102.2. Eugene Smith agt Julius Marks et al; att'ys, F J Agate.

March 1.

Washington av, s e cor 173d st, 100x100. Washington av, e s, 100 s 173d st, 50x109.11. Etta Bernstein agt Dacorn Realty Co; att'y, J C Levi.

Washington av, e s, Lot 56, map of Village of Morrisania, Bronx. Etta Bernstein agt Cauldwell Avenue Co; att'y, J C Levi.

German pl, n e cor 156th st, 78.1x120x irreg. Etta Bernstein agt Dacorn Realty Co et al; att'y, J C Levi.

Cauldwell av, e s, 90 n 156th st, 78.7x100. Etta Bernstein agt Clara F Ogden et al; att'y, J C Levi.

142d st, n s, 205 w College av, 25x74.6. Maria L Boggs agt Clara Moss et al; att'ys, Brewster & Farries.

9th st, No 617 East. Rebecca Spahn et al agt Saml Sternberg et al; att'y, J Rosenzweig.

Av C, No 146. Sarah Wohlgemuth agt Pauline Reiner et al; att'ys, Arnstein, Levy & Pfeiffer.

19th st, No 427 East. Horace Porter et al agt Anna Damico et al; att'y, H T Hornidge.

67th st, No 224 West. Phillip Liberman et al agt Margaret Free; att'ys, Goldfarb & Singerman.

152d st, s s, lot 360, map of Village of Melrose South, Bronx. Nathan Passman agt Longfellow Realty Corp et al; action to foreclose mechanics lien; att'ys, Godnick & Wilson.

110th st, No 8 East. Clementine M Silverman et al agt Elizabeth Stein; att'ys, Cahn & Nordlinger.

March 2.

115th st, No 102 West. Centennial Mortgage Co agt Saml H Jacobs et al; att'ys, Spiro & Wasservogel.

115th st, No 104 West. Same agt same; att'ys, Spiro & Wasservogel.

Prince st, Nos 143 & 145. Atlantic Dock Co agt Chas E Force et al; att'y, S G Thomas.

St Nicholas av, e s, 149.11 s 133d st, -x117x irreg. Thos Lenane agt Ellen Cohalan et al; att'ys, Wesselman & Kraus.

62d st, s s, 275 w 2d av, 20x70. Jas A Trowbridge agt Frances E Hallett et al; att'y, T H Baskerville.

March 3.

Beaumont av, n e cor 183d st, 75x71. Mary A Kaufman agt Emil Ginsburger et al; att'y, S Wechsler.

126th st, No 316 E. Emma Hassey agt Jno Krooh et al; att'y, E F Hassey.

134th st, Nos 77 & 79 W. Edw A Warren agt Dallas Hughes et al; att'y, J D Wetmore.

JUDGMENTS

Feb. & Mar.

25 Abrams, Sidney—G Gottesman et al...199.16
25 Allers, Henry G—H R Boissirr...79.51
25 Albertson, Albt A—E C Auer...273.53
25 Alcott, Adelaide J, Ida C, Irving P & Delafield S, exrs, &c—J K Gardner et al...2,588.43

27 Ackerson, Edna E—Hull, Grippen & Co...89.72
27 Accarino, Biagio—D A Sterling...525.21
27 Altman, Arnold—Jno Pullman & Co...39.49
27 Abraham, Jacob—E Scheaffler et al...6,807.26
27 the same—the same...6,797.86
27*Arnold, Wm et al—P Kaye et al...312.94
28 Augermeier, Theodore et al—Halls Safe Co...91.16

27 Albach, Louise et al—G R Simpson...111.91
28 Andrews, Frank M et al—R Goelet...costs, 186.70

28 Arndtstein, Max—J Altieri...347.75
1 Abbott, Chas F—Monarch Typewriter Co...89.46
1 A'Hearn, Thos—H H Watson et al...costs 117.17

1 Adel, Morris et al—I Schimel...162.15
2 Attanasio, Angelo—T C Williamson...costs, 49.88
2 Averbuck, Jos et al—Lane Mfg Co...25.91
2 Adams, Daniel Jr—G H Cobb...474.44
3 Alexander, Cecil E—American Cutlery Co...211.81

3 Adams, Jno H—Colonial Development Corp...158.41
3 Adams, Jno P—G Carroll et al...65.01
25 Bleiseiss, Jos—N Y Telephone Co...64.50
25 Bogul, Abraham—the same...78.40
25 Burns, Kathryn F—the same...27.46
25*Barkas, Victor et al—the same...85.11
25 Brown, Isaac—P O Hopp...116.61
25 Beck, Robt W—E J La Placo...1,457.29
25 Buch, Simon—M Levin...835.42
25 Baldwin, David W—C C King...89.54
25 Boyce, Jos A et al—Contractors Supply Co...1,081.87

25 the same—the same...1,081.87
27 Boyus, Forna—S J Freidin et al...costs, 32.65
27 Bachrach, Elias—I Isaac...63.41
27 Borden, Mary S—D L Taylor...4,819.47
27 Bernstein, Alfred—O Browning et al...771.10
27 Block, Harry—M Gross...104.40
27 Bless, Saml S—C S Horowitz...139.41
27 Bartin, Theodore V—Bramhall Deane Co...42.74

27 Buhrer, Emil et al—P Kaye et al...313.94
27 Belling, Chas A et al—E J Belling...costs, 29.31
27 Bernhart, Wm—E C Johnson...191.43
27 Brenner, Fred H—L Marmar et al...67.41
27 Bear, Phil—A Schiesinger...costs, 136.47
27 Bradbrook, Geo E—S Hoffman...40.61
28 Buslick, Adolf—S Dickstein et al...64.65
28 Beal, Wm F—W Stoffreg...101.54
28 Bresler, Oscar et al—Jno M Chapman Co...44.24

28 Balcer, Geo et al—N Y Telephone Co...133.35
28 Bolt, Morris—N Y Telephone Co...32.65
28 Beck, Rachel—A C Worrall...99.65
28 Babcock, Saml—D C Espy...332.00
28 Brown, Jno W—H Casper...686.36
28 Bodine, Herman L et al—J L Mott Iron Works...902.19

28 Baker, Chas et al—the same...902.19
28 Boreo, Willie et al—H Pasinsky...279.41
28 Bloom, Hyman—H Eshborn...costs, 72.43
28 Burgher, Fredk J et al—Graylock Realty Co...323.74
28 Brown, Wm F et al—N Y Transportation Co...247.71

1 Braunstein, Abraham—J Tishman...32.41
1 Brady, Matthew—Tefft Weller Co...73.79
1 Beck, Saml N & Leo et al—Pennsylvania Fire Ins Co...costs 111.36
2 Burger, Michael—J Giehe...133.15
2 Baldwin, Chas A—G M King...158.40
2 Block, Joe—J Baumann et al...96.42
2 Becerra, Marian D—Syracuse Stove Works...72.72

2 Bender, Louis R—Equitable Trust Co of N Y...147.32
2 Barney, Ashbel H & Jas W et al—H R Hoyt et al...costs, 116.31
2 Brown, Geo L—Ryan Parker Construction Co...169.41
2 Balassa, Cornel—G Danker...206.81
2 Busloff, Elms et al—Meyer & Lange...90.94
2 Buehlesbach, Kasper—M Hasbrouck et al...161.31

2 Bransonier, Louisa—P MacMaster...329.61
2 Brennecke, Mary A—W F Corwin et al...135.14
2 Baum, Saml C—C G Miller...1,543.88
2 Babcock, Henry C Jr—H W Bell Co...50.00
2 Brelxer, Israel et al—T Wolf...89.41
3 Brennan, Margaret—W F Brennan et al...costs, 58.58

3 Same—J H Fargis et al...costs, 58.09
3 Bulls, Horst—E Berger...40.81
3 Borelli, Guisepp—P Marcell...58.22
3 Brown, Jno E—P Goldberg...108.16
3 Baldwin, Geo W—Realty Records Co...147.25
3 Bolet, Julio C—R R Fogel...775.87
3 Bradford, Saml D—R Orteig...1,888.49
3 Bowen, Harry H—S F Sullivan...422.64
3*Boice, Chas H et al—Herman & Co...121.09
3 Backmeister, Jas A et al—the same...121.09
3 Berkoff, Jacob W et al—W Lieberman...80.90

25 Cohen, Isidore et al—Candee, Smith & Howland Co...630.54
25 Clarke, Frederic—N Y Telephone Co...26.23
25 Curr, Francis R et al—the same...37.44
25 Carpenter, Francis M—the same...75.40
25 Carter, Bessie—the same...39.95
25 Carucci, Nunziante & Antonio—the same...24.28

25 Chancellor, Alma—the same...59.96
25 Catts, Robt M—H Hahnenfeld...324.42
25 Constantine, Nagel et al—People, &c...3,500.00
27 Cerbone, Frank et al—F E McCormack...339.23
27 Cazzoni, Chas—E E Meachim & Son...costs, 74.07

27 Cohen, Philip et al—City Fire Proofing Co...395.67
27 Cantor, Saml, Mary & Jacob et al—J Palmieri...costs, 130.25
27 Cassidy, Herbert E—A F Beckmann et al...66.87
27 Consolazio, Thos—J H Phillips...74.00
27 Carr, C Franklin—J A Fellows et al...147.91
27 Cronk, Agnes M et al—E J Belling...costs, 29.31

27 Collins, Jno et al—Geo Ringler Co...572.19
27 Cohen, Hyman J—L Klein...184.41
27 Cryan, Thos J et al—Geo Ringler & Co...643.67
28 Coolidge, Henry—J A MacLellan et al...82,227.61



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27 Di Pace, Savino et al—B F Gerding352.74	3 Goergens, Geo R—Raphael Tuck & Sons Co91.95	28 Kolker, Abraham—C Ironson259.77
27 Dolan, Jno W—M Sonn et al402.66	3 Goodfriend, Harry—M Rosenberg114.80	28 Knockenauer, Rudolph et al—C L Miller et al272.32
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3 Levine, Abraham et al—S C Lamport 737.91	1 Pernik, Isaac—L G Stern et al.....73.65	1 Samuels, Frank E—N Y Edison Co.....744.30
3 Levine, Saml J—J Fleischer.....129.16	1 Palumbo, Theodore & Eliza—J W Stolts.....332.31	1 Schwarz, Rudolph—Siegel Cooper Co.....62.66
3 Land, P Vincent et al—Realty Records Co.....82.45	1 Pfortner, Rudolph et al—H E Russell.....costs, 108.17	1 Saxton, Wm O—Chicago & Northwestern R Co.....costs, 48.48
3 La Cagnina, Orazio et al—A Silverman.....274.15	1 Polinsky, Morris et al—D Drillman.....costs, 22.15	2 Snider, Lazarus—N Sabders.....costs, 109.78
3 Lantz, Philip H et al—T A HWeinz.....5,366.75	1 Pessir, Adolf et al—the same.....costs, 22.15	2 Simon, Lena—H Goodstein et al.....161.81
3 Lars, Levin—Flood & Conklin Co.....45.64	2 Probst, Saml N—M Lerner.....325.64	2 Sarno, Hector—F W Sander.....245.02
3 Lax, Jacob—H Baron et al.....34.41	2 Pechetti, Al—Exhibitors Film Exchange.....72.71	2 Siegel, Michael et al—Meyer & Lange.....90.94
25 Manley, Kate—M Ryan.....38.50	2 Potter, Martin J—T M McCarthy et al.....1,344.97	2 Shapiro, Isaac et al—M Levenson et al.....471.65
25 McMurray, Raymond W—I Altman et al.....965.79	2 Picone, Jos et al—M O Rini.....109.80	2 Sabin, Abraham R—P Bayles.....1,696.10
25 Markewich, Israel S—J Brodie.....65.17	2 Portman, Isaac et al—M Levenson et al.....471.65	2 the same—the same.....524.13
25 Mencke, Geo A—H Schroeder.....534.65	2 Pavelka, Geo I & Mary—Central Brew-ing Co of N Y.....1,554.22	2 Sebooh, Jno—Geo Liss & Co.....31.77
25 McAllister, Wilmer J et al—F X Pettit.....costs, 1,053.77	2 Portman, Isaac et al—Geo Colon & Co.....12,727.09	2 Stoddard, Chas C—Blehold Press.....824.59
27 Martell, Myra—F Van Patten.....101.39	3 Piercy, Albert I—University Alliance.....206.33	2 Strauss, Wm—Wm E Seitz & Co.....46.01
27 Monahan, Jno—Independent Refiners Sales Co.....63.00	3 the same—T H Smart et al.....43.48	2 Shapiro, Isaac et al—Geo Colon & Co.....12,727.09
27 Mencke, Magdalena—H R Sutphen et al.....1,877.00	3 Pruzansky, Harry et al—L Goldstein.....119.65	2 Schnee, Morris—W McConihe.....500.24
27 Maas, Louis et al—S Holzman.....122.95	27 Queen, Emmet—L A Wilson.....10,342.34	2 Schaffer, Woolf—R Saenger.....200.52
27 Mudge, Richard E—Chemical National Bank of N Y.....676.30	3 Queen, Emmet—H L Higginson et al.....13,312.29	2 Shill, Moses S—L Rose.....3,341.73
27 Madocks, Sarah M—City of N Y.....costs, 66.75	25 Rood, Arthur W—Hayes Rubber Co.....46.21	2 Seeborg, Saml—I Rittenberg et al.....227.54
27 McManus, Andrew P et al—R Waldo, Comr.....costs, 66.75	25 Rohrbach, Jno et al—S Glatstone.....137.91	3 Solomon, Hermon—Wurst & Co.....217.93
27 Minuth, Annita H—M K Feldman.....366.71	25 Rollins, Lafayette et al—Metropolitan Ho-tel Co.....185.93	3 Secor, Jas F, Jr & Anna A—D Myerle.....costs 113.26
27 McManus, Alexander J & Jerome T* et al—Eugene Dietzgen Co.....71.75	27 Rosenthal, Saml—J Bengman.....100.16	3 Smith, Barney—Rudolph Wurlitzer Co.....201.78
27 Milnis, Mamie—R C Cornell.....costs, 66.85	27 Rosenthal, Isaac—Funk & Wagnalls Co.....51.98	3 Steinbeck, Frank—N Y Edison Co.....34.16
28 Macrery, Wallace T—E B Hopkins.....190.90	27 Roth, Nathan et al—S Holzman.....122.95	3 Simons, Simon—S Roth.....85.01
28 Maeder, Louis & Chas* et al—J Hahn et al.....171.73	27 Rubinger, Benj—M Ball.....175.10	3 Saten, Nathan et al—L Goldstein.....119.65
28 Manning, Bernard F—M O'Donnell.....104.06	27 Reis, Hermine—F Hermann.....costs, 22.31	3 Solomon, Abraham—M Breiner.....262.63
28 Murray, John A—J J Falihee.....costs 111.74	28 Resler, Louis et al—State Bank.....5,343.12	3 Siefen, John G—Piel Bros.....229.64
28 Martern, Conrad J—H Masemann.....105.90	28 Robbin, Harry—N Y Telephone Co.....39.53	3 Simonowitch, Isidor—L Karpis.....773.77
28 Metz, Otto—National Stone Renovating Co.....71.50	28 Rowe, Jas E—S Waterbury.....33.16	3 Shaw, Fredk V V of Fred V V—B Von Koch.....243.04
28 Murray, Wm J—X R Lyder.....12,146.05	28 Runkle, Maurice L et al—United States Ti-tle Guaranty & Indemnity Co.....233.30	3*Schott, Wm & Margt—N Garmise.....96.16
28 McDermott, Jane et al—N Y Importation Co.....247.71	28 Rappold, Fredk J—J Sullivan.....78.49	3 Smith, Minnie et al—E F Rollins.....110.01
28 Murphy, Jos—C W Hogan et al.....costs 93.03	1 Rubin, Nath B—A Bruck et al.....costs, 25.00	3 Stein, Joe et al—H Morgenstein.....29.65
28 Morelli, Anthony et al—C L Miller et al.....272.32	1 Rothschild, David—M Auerbach.....114.56	3 Sherman, Wm A—Colonial Development Corp.....351.17
28 Mullman, Jos H—J D Hogg.....214.40	1 Rosenzweig, Morris—N Radus.....86.57	3 Simon, Wm L—A Edelstein.....53.57
28 McGovern, Jas M, Michl J, Patk F & Dud-ley—American Ice Co.....30.55	1 Reynolds, Henry D—F H Doelle.....348.72	3 Silverman, Sam & Nathan et al—W Lieber-man.....90.90
1 Mushet, Andrew C—T Maguire.....17.00	1 Reynolds, Henry D—the same.....559.72	3 Stoothoff, Millard F & Martha—E L Davis.....437.74
1 Marks, Israel M—Bauer & Black.....31.96	1 Rosenberg, Herman—M Jano.....48.41	3 Stewart, Chas L—Toledo Computing Scale Co.....1,599.68
1 Messinger, Jos, Dora & Jacob—J Borowitz.....65.65	1 Rothman, Abraham et al—D Drillman.....costs, 22.15	25 Turck, S Anna L & Louis V—L Cory et al.....89.26
1 Meinhardt, Bruno et al—B Bauer.....234.72	2 Russo, Angelina—Interborough Rapid Tran-sit Co.....costs, 75.88	27 Traver, Mary C—R Hupp.....86.31
1 McKiernan, Anthony B—H Oehl.....25.72	2 Rossi, Ernesto—H Koehler & Co.....317.36	27 Tonelli, Gastone et al—A Cuneo.....176.62
1 Martocchia, Frank—M J Ross et al.....49.65	2 Rogers, Emory M—R Freres.....349.65	2 Temple, Edw L—A Weiss.....471.61
1 Moynahan, Martin—J Hoffmann.....41.17	2 Ridenour, Wm E—B H Caples.....135.21	27 Tobias, Maurice F et al—I C Ors.....911.06
1 McConway, Wm et al—J Burkart.....costs, 17.41	2*Reichman, Jos B et al—Savoy Trust Co of City of N Y.....30,434.14	28 Taylor, Ralph P et al—R Goelert.....costs 186.70
1 McKinney, Louis R—Siegel Cooper Co.....30.64	2 Ray, Sam et al—T Wolf.....89.41	28 Tatarsky, Benj B—N Y Telephone Co.....79.11
1 McLaughlin, Mary—the same.....141.64	3 Rabinowitz, Sam—H Levinson.....150.00	28 Tribelhorn, Ernest—Improved Property Holding Co of N Y.....448.77
1 Margolis, Sigmund et al—D Drillman.....costs, 22.15	3 Rusiello, Giovanni—S Cevoli.....538.90	28 Thomas, Eugenia H adm et al—N Y Trust Co.....costs 96.52
1 McDonald, Michael—J Arndt.....costs, 102.58	3 Reichmann, Joseph B or James B—J S Watson.....20,646.27	1 Taurog, Arthur J—R E Dedell.....50.15
1 McIntosh, Burr—H R Loening.....822.71	3 Rein, Casper—M M Menken.....169.61	1 Terker, Isidor et al—H Frank, Jr.....195.91
2 Maas, Martin—C Rothermel.....258.05	3 Randell, Nathan et al—Rexton Realty Co.....1,544.49	2 Trauberman, Jno et al—Lane Mfg Co.....25.91
2 Motchell, David S—G Zillman.....299.02	3 Rahnenfuhere, Julius—W C Jones.....82.06	2 Thompson, Ralph W—C Newman.....201.50
2 Morisani, Ignatz—R Sabella.....1,000.00	3 Reuther, Harold—H A Mixer.....78.40	3 Turner, Wm C et al—Fifty Ninth Street Madison Avenue Co.....137.15
2 Markley, Minnie E—C Jacobsen.....202.61	3 Richmond, Alex L Jr—F A Fuhter.....158.24	3 Thompson, Geo L—W C Jones.....74.37
2*Moore, Chas A Jr et al—Savoy Trust Co of the City of N Y.....20,295.81	3 Robinson, Douglass et al recvrs—J A Coyle.....100.00	3 Thomas, Ransom H pres—J J Hudson.....790.87
2 McGovern, Jno—E F Bushnell et al.....36.05	3 Rabinowitz, Barnett—J K Ellenbogen.....1,386.56	25 Uebelmesser, Chas R—C Uhl.....1,366.17
2 Morgan, Thos—L Beringer.....72.64	3 Reiss, Jerome et al—L B Lilienthal.....5,697.65	1 Uptegraff, Walter D et al—J Burkhardt.....costs, 17.41
2 McMillan, Albt C—F W Karsch et al.....98.95	25 Spiegel, Louis—E Levy.....27.40	27 Villa, Peter—Bordens Condensed Milk Co.....35.31
2 McGrath, Jno H—Wm E Seitz & Co.....32.75	25 Schweiger, Jacob S—L Salinsky.....225.41	27 Volmer, Otto—W McCarren.....119.91
2 Miller, Chas W—Stauben Holding Co.....67.41	25 Sasseroth, Kaufman—E Coffin.....137.65	27 Vogel, Wm—Nassau Electric R R Co.....costs, 189.87
2*Miller, Jno et al—Henry M & Sigmund Susswein.....141.84	25 Schirmer, Chas F—City of N Y.....31.98	28 Vossnack, Fredk—J T Tracy.....138.03
2 Morrow, Jno—M B Evens.....26.70	25 Steiner, Louis—C Meyer.....249.01	28 Valente, Vincent—M Belitzer.....306.93
2 Michel, Hyman—E A De Rose.....328.47	25 Subswitz, Chas et al—A Kuflik et al.....121.91	28 Valente, Frank exr—G Tonelli.....4,300.00
2 Mitnacht, Jacob—L F Bergman.....24.52	25 Schlossel, Leopold et al—S Moore et al.....147.75	28 Valenti, Daniel—United Electric Light & Power Co.....178.21
2 Moses, Carrie—J Lesin et al.....42.90	25 Sursock, Michael—W Johnson.....20,080.00	1 Vogel, Henry T—J L Frankel.....110.35
2 Modica, Gaetano—D H McConnell et al.....77.51	25 Shenker, Libesh or Louis—H Kleinfeld.....153.81	2 Volmer, Otto—First Vienna Bakery.....244.05
2 Morris, Wm—J Baumann.....69.31	25 Skripach, Norah, gdn—N Y Transportation Co.....costs, 124.82	3 Vaughn, Jno W—L Beringer.....25.59
3 Maune, Oswald—T Brown.....636.48	25 Sutura, Anthony et al—Henry G Silleck Jr.....378.85	3 Volmer, Otto—H Kast.....200.00
3 Macquistin, A Stanley—L Smith.....3,386.26	27 Skalla, Clara—E Schnaubelt.....159.39	3 the same—Greenwood Supply Co.....146.86
3 Martisk, Saml et al—L Goldstein.....119.65	27 Saizano, Raphael et al—F E McCormack.....339.23	3 Van Horne, Herman E—Greeters Pub Co.....34.58
3 Myers, Wm, Jr—Young Folks Educational League.....67.72	27 Spetland, Carl—Floor Planing & Surfacing Co.....44.65	3 Vandergrift, Jos A—Colonial Development Corp.....509.21
3 Martin, Robt C & Robt F*—Central R R Co of N J.....50.26	27 Schlaefler, Louis—A Zuinlan.....150.00	3 Van Wert, Wm et al—Realty Records Co.....82.45
3 Miller, Harry—J Rosenberg.....290.90	27 Stump, Frank et al—J L Frankel.....112.34	25 Widman, Fredk—H Nolte.....108.98
3 McGraw, Wm F—N Moss.....334.24	27 Stilwell, Van Mater et al—A Levin.....422.03	25 White, Jos—Bramhall Deane Co.....387.21
3*MacBean, Wm et al—Fifty Ninth Street Madison Avenue Co.....137.15	27 Stoops, Marie E et al—J H Farley.....2,000.00	25 Weeks, Eleanor—G H Shuman.....94.50
3 Manniello, Nicolo—A Maggio et al.....51.53	27 Sexton, Rose et al—the same.....2,000.00	25 Watzky, Minnie—S Babrowsky.....2,750.79
3 Medbury, Fitch H—W H Radcliffe.....71.13	27 Smyth, David—Bay Shore Leather Goods Co.....147.67	25 Weiss, Jos—W H Blaker.....196.52
3 Magnuson, John—Coal Tar Product Co.....403.82	27 Sullivan, Jas—E Rappold.....costs, 12.41	27 Wolper, Max & Rebecca et al—J Palmieri.....costs, 130.25
28 Nichols, Marion L—C J Greenstreet.....costs 85.48	27 Schultz, Louis—L Deitsch.....34.48	27 the same—the same.....costs, 126.30
28 Nugent, Sophie—P Kalning.....70.31	27 Stolzenberger, Louis B—S Dietz.....32.63	27 Wells, F De Witt, extrx—A J Connick.....costs, 178.96
28 Nelson, Ike et al—John M Chapman Co.....44.24	27 Stevens, Richard V—Standard Plumbing Supply Co.....312.99	27 Walker, Rae E—A S Gottlieb.....718.11
1 Nash, Jno McL et al—A B Kerr.....costs, 110.16	27 Softland, Saml—Brooklyn Union Elevated R R Co.....112.36	27*Wald, Saml et al—S Holzman.....122.95
2 Newman, Max—Salphin Realty Co.....32.41	27 Schlegel, Katharina—Brooklyn Heights R R Co.....108.22	27 Wagner, Philip H et al—I C Ors.....911.06
3 Nankivell, Frank A—McClure Co.....28.41	27 Schlegel, Jno et al—the same.....108.22	27 Wall, Jno—A H Boomer.....costs, 38.70
2 O'Connell, Thos J—N Y Telephone Co.....12.72	27 Stevens, Theodore—S Kaplan.....49.38	28 Wallach, Sidney—M M Dryfoos.....costs 85.90
27 O'Reilly, Thos et al—C Duggan et al.....505.70	27 Sheppard, Mary, gdn—Brooklyn Heights R R Co.....costs, 121.97	28 Westendorf, Henry—J Totten.....1,349.37
27 Onfroly, Roland—Acker, Merrill & Con-dit Co.....120.36	27 the same—Inlet Hotel Co.....costs, 116.75	28 Weltz, Moses et al—People, &c.....2,000.00
27 O'Connell, Wm et al—Geo Ringler & Co.....643.67	28 Skov, Simon—C Bruning.....158.16	28 Wells, Minnie K—W Mundt.....1,420.24
1 Orloff, Jacob et al—N Jacobs.....costs, 210.28	28 Scherer, Jos et al—State Bank.....5,343.12	28 the same—the same.....1,220.24
2 O'Connell, Jno—Higgins & Higgins.....22.84	28 Sander, Leo et al—J L Mott Iron Works.....902.12	28 Wallach, Saml gdn & Max—City of N Y.....costs 38.65
2 O'Brien, Wm—Pittsburgh Life & Trust Co.....414.65	28 Sharpe, Thos E—N Y Telephone Co.....33.21	28 Wicksman, Arthur W—M Miller.....costs 38.65
2 Overheiser, Franklin—M E Lackey.....costs, 140.23	28 Seelenfreund, Alfred—L W Sweet & Co.....65.25	28 Werner, J Alfred—Raphael Tuck & Sons Co, Ltd.....31.89
25 Pettit, Saml—W I Kollisch et al.....244.36	28 Seinfeld, Mina—City of N Y.....costs 176.58	28 Wallace, James G—F R Smith.....105.84
25 Perkins, Thos C—Sayre & Fischer Co.....81.48	28 Simon, Henrietta—C L Barges et al.....costs 101.78	1 Willis, Wm A—W H Bennett.....157.16
25 Persch, Donald L—Lebolt & Co.....126.70		1 Willson, Geo X & Camille—J E Fennessy.....costs, 93.88

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- 1 Wolf, Abe et al—Pennsylvania Fire Ins Co. costs, 111.36
- 1 Willey, Geo F—S Lee 1,508.23
- 1 Willey, Geo F—the same 3,215.58
- 2 Wilkinson, Jno A—C E Keefe 223.82
- 2 Wood, Jos M—J Catts 126.55
- 2 White, Christopher—C S Lamb 75.62
- 2 Wollins, Leopold W—Duntley Mfg Co 142.78
- 2 Westervelt, Huyler—F W Chamberlin 95.91
- 2 Wollins, Leo—Fuller & Johnson Mfg Co 378.58
- 2 Wiedhopf, Oscar et al—Noonan Price Co 278.52
- 2 the same—the same 479.28
- 2 Wolper, Max et al—P Scheer et al 6,266.48
- 2 Woodvine, Loverino A or Lovering A Lipfeld—J Baumann 55.00
- 3 West, Emma C et al—I Cohn 328.01
- 3 Wells, Arthur E—N Y Telephone Co 64.24
- 3 Wallace, Jno C—Westchester & Bronx Title & Mortgage Guaranty Co 294.77
- 3 Wolkenberg, Jos—A Buonodono 1,713.83
- 3 Wilson, Maud S—Greeters Pub Co 148.59
- 3 Weiss, Jos et al—A W Sanbern 82.11
- 27 Young, Percy et al—J L Frankel 112.34
- 27 Yere, Christian—Pucci Contracting Co 17.41
- 25 Zaiden, Anna—M Katz et al 68.31
- 25 Ziegler, Herman—H Pollak 102.96
- 27 Zimmerman, August F—Geo Ringler & Co 566.52
- 2 Zilli, Thos—Cork & Zicha Marble Co 114.56
- 3 Young, Lisette—A Phye 195.91
- 3 Zuchtmann, Simon et al—Rexton Realty Co 1,544.49
- 3 Zauderer, Clara et al—L B Lilienthal 5,697.65

CORPORATIONS.

- 25 Civic Realty & Construction Co et al—Candee, Smith & Howland Co 630.54
- 25 D R Davis & Co—J Sullivan et al 64.16
- 25 Western Hat Co—A Whitford et al 297.81
- 25 Tichnor Grand Co—C M Morgan 1,167.55
- 25 Poldow Construction Co—Carter, Black & Ayers 1,177.11
- 25 Snyder, Lambert Co—City of N Y 54.96
- 25 Secor & Co—the same 27.80
- 25 San Francisco Market—the same 36.86
- 25 Sheperd Index & Ledger Co—the same 54.96
- 25 Sanitary Wall Paper Remover Co—the same 22.36
- 25 Scalesolvent Co—City of N Y 36.86
- 25 Scherick Drug Co—the same 52.54
- 25 Jas T Sullivan Co—the same 64.04
- 25 Chas Sevarris Co—the same 27.80
- 25 Illinois Surety Co et al—People, &c 3,500.00
- 25 Wm Morris (Inc)—Deimling Amusement Co 264.65
- 25 Aetna Cigar Co—A Douglas et al 530.80
- 25 Columbia Financial Corp—Western Union Telegraph 401.44
- 25 White Iron Works—M Drachmann et al 64.13
- 25 Savoy Improvement Co et al—H G Silleck Jr 378.85
- 25 Long Island Contracting & Supply Co—Contractors Supply Co 1,081.87
- 25 the same—the same 1,081.87
- 27 Simonelli & Pizza Co—Acme Metal Ceiling Co 30.61
- 27 Prudential Embroidery Co—M Brigando 90.46
- 27 Teller Realty & Construction Co—B F Gerding 352.74
- 27 Mapleton Realty Co—D Astronavitky 61.15
- 27 Jno Doscher Co—Manhattan Ry Co 2,372.15
- 27 S Travin (Inc)—T D Kauffer 29.90
- 27 Roselle Realty & Construction Co—S Youcknow et al 101.03
- 27 the same—the same 482.31
- 27 Van Cortland Hotel Co—Jno W Walker Co 160.53
- 27 Victor Packing Co—Deverall Perfection Mfg Co 31.72
- 27 Reid & Sons Mfg Co—American Co 296.80
- 27 N Y Wire Construction Co—J B Carse et al 112.15
- 27 Taylor Iron Works—Union Nut & Bolt Co 68.65
- 27 W R Howard & Co—H H Downes 1,198.74
- 27 Exhibitors Film Exchange—I C Ors 279.28
- 27 40-46 East Sixty-second Street Co et al—C L Washington 8,620.10
- 27 Victor Typewriter Co—J W Shutt et al 522.48
- 27 Thompson-Starrett Co—N Cain 3,143.58
- 27 W A Mallett Co—F J Kelly et al 17.72
- 27 Jno R Sheehan & Co—City of N Y costs, 106.84
- 27 F V Smith Contracting Co—City of N Y costs, 151.60
- 28 Aqueduct Constn Co—National Fireproof Sash & Door Co 87.93
- 28 Oriental Products Co—Tobacco Trade Journal Co 433.67
- 28 C H & F A Stirrup, Inc—J Sudendorf 6,839.36
- 28 Daniel Sheer & Co—City of N Y 70.32
- 28 L W Seamans & Sons Co—the same 76.06
- 28 Richmond Hill Mfg Co—the same 71.54
- 28 Samson Brick Co—the same 60.77
- 28 Sandler & Jacobs Co—the same 58.59
- 28 Solar Mfg Co—the same 27.39
- 28 Silberberg & Saul—the same 36.86
- 28 Standard Fire & Wood Vulcanizing Co—the same 471.66
- 28 School of Practical Illustrating Co—the same 28.79
- 28 Sir Calidore Press—the same 54.17
- 28 Selmer Realty Co—City of N Y 36.86
- 28 Silk Textile Waterproofing Co—the same 143.34
- 28 Snow White Mfg Co—the same 34.44
- 28 Six Day Baking Co—the same 36.86
- 28 Stirling Nipple Co—the same 36.86

- 28 Star Electric Stage Lighting Co—the same 32.44
- 28 Sprain Realty Co—the same 25.99
- 28 Stern & Sternberg—City of N Y 45.92
- 28 Sanitary Cooler & Water Supply Co—the same 92.13
- 28 Swiss Embroidery Works—the same 27.80
- 28 Standard Steel Barrel Co—the same 290.49
- 28 Spears Realty Corp—the same 119.20
- 28 Scott Engine & Constn Co—the same 45.59
- 28 Sylvia Realty Co—the same 38.67
- 28 Standard Lighterage & Transportation Co—the same 73.09
- 28 Simples Bottle Stopper Co—the same 36.86
- 28 V R Segenck Co—the same 54.97
- 28 William Stens Co—the same 36.86
- 28 Ottawa Fire Ins Co—Kline Bros & Co 1,220.93
- 28 Norfolk Fire Ins Co—J Marquise 1,770.93
- 28 German Union Fire Ins Co of Baltimore, Md—Kline Bros & Co 1,784.93
- 28 Baltimore & Ohio R R Co & Baltimore & Ohio Southwestern R R Co—N M McCaffrey et al costs 127.18
- 28 Mayo & Campbell Co—C M Benson 775.64
- 28 Central Park Taxicar Co—G & J Tire Co 129.55
- 28 North American Wireless Corp—J M Gazzani 1,027.05
- 25 Dawn Development Co—E Leissner 890.13
- 28 Radio Telephone Co—Eimer & Amend 47.48
- 28 Prospect Parquet Floor Corp—N Y Telephone Co 25.10
- 28 Powellton Realty & Constn Co—U S Title Guaranty & Indemnity Co 233.30
- 28 Metropolitan Roman Stone Co—Tomkins Bros 121.68
- 28 Missisquoi & Rouville Mutual Fire Ins Co—Kline Bros & Co 1,770.93
- 28 Montmagny Mutual Fire Ins Co—the same 2,880.93
- 28 Sterling Fire Ins Co—the same 1,804.93
- 28 Leather Goods Specialty Co—United Electric Light & Power Co 155.41
- 28 John Schleidig & Co—Julius King Optical Co 27.76
- 28 Waterbury Rubber Mfg Co et al—Hamilton Rubber Mfg Co 3,597.37
- 28 Knickerbocker Plumbing Contractors—Bernard Greenwood Co 49.19
- 28 Healey Sewer Machine & Construction Co—Ingersoll Rand Co 439.51
- 1 Wm J Pullman & Co—F Kiernan 172.21
- 1 Knickerbocker Art Galleries, Inc—A MacLean 75.27
- 1 McKeen, Bendall & Perrine, Inc—G Y Coleman 13.49
- 1 Harrison Engineering Co—McGraw Pub Co 354.49
- 1 Riccadonna Hotel Co—Granulator Soap Co 22.91
- 1 City of N Y—W Rooney 955.71
- 1 Victor Knitting Mills—B M Holzman et al 616.36
- 1 Bangel Construction Co—A Friedman 84.65
- 1 Long Island Building Co—Fred Adee Co 38.76
- 1 Case Concern et al—J H Simms 1,562.63
- 1 Chapter General of America Knights of St John & Malta—J J Kinkaid costs, 92.06
- 1 the same—the same costs, 73.06
- 1 Victor Knitting Mills Co—S Rawitser & Co Inc 780.71
- 1 Haines Realty Corp et al—H B Davis 2,446.82
- 1 Germansky Construction Co—W G Kinney 108.94
- 1 American Ice Co—L Bergeron 1,196.20
- 1 American Moving Picture Machine Co—Wm Dixon Inc 41.64
- 1 C O Burns Co—G M Fennell 13,706.02
- 2 Monolith Realty Co et al—Kertscher & Co 107.90
- 2 East 189th Street Building & Construction Co et al—Geo Colon & Co 12,727.09
- 2 the same—L Naccarato 467.27
- 2 Illinois Surety Co—George Colon & Co 12,512.72
- 2 the same—L Naccarato 467.27
- 2 the same—J Weikelbaum 2,250.00
- 2 New York Taxicab Co—H M T Beekman 750.00
- 2 Haines Realty Corp et al—J Loewenthal 26,727.88
- 2 Civic Realty & Construction Co et al—New Jersey Terra Cotta Co 328.48
- 2 Brooklyn Queens County Suburban Railway Co—A Babin 38.91
- 2 R E Taylor Co—C B Kleine 65.33
- 2 Wiedhopf Construction Co et al—Noonan & Price Co 278.52
- 2 the same—the same 479.82
- 2 Dalley & Co—Brown-Green Co 29.15
- 2 Unity Press—O Maune 47.40
- 2 the same—the same 462.29
- 2 Harrison Engineering Co—H Lange 515.27
- 2 J R Bellis Co—S N Katz 115.92
- 2 Case Concern—the same 42.03
- 2 Radio Telephone Co—S E Darby 1,286.60
- 2 the same—L Duncan 949.50
- 2 North American Wireless Corp—S E Darby 803.99
- 2 Moynrain Construction Co—W McConihe 332.92
- 2 Williams Engineering & Contracting Co—W C O Keefe 1,426.71
- 2 the same—the same 94.22
- 2 National Surety Co—Otto L Spannhake, Inc 805.64
- 3 Travers Realty Co—City of N Y 33.04
- 3 Thompson Avenue Realty Co—the same 904.10
- 3 Terra Firma Realty Co—the same 199.91
- 3 Twenty Seventh Street Realty Co—the same 21.46
- 3 Temple Court Cafe Co—the same 23.28

- 3 Twenty-Sixth Ward Realty Co—the same 28.30
- 3 Twenty-Sixth Ward Realty Co—the same 38.67
- 3 Thirty-Third Street Realty Co—the same 38.67
- 3 United States Steel Frame Co—the same 45.80
- 3 Union Export Co—the same 36.86
- 3 Unique Carbon & Ribbon Co—the same 36.86
- 3 United Underwriters Co—the same 60.74
- 3 United Editors Ass'n—the same 199.91
- 3 Hill Hupfel Engineering Co—Crane Co 186.18
- 3 City of N Y—G B Maxwell 644.86
- 3 Volmer Realty Co—City of N Y 54.97
- 3 J E Demar Co—J W Scott Hardware Co 347.12
- 3 El aFeilo Cigar Co—Martindale Mercantile Agency 29.81
- 3 Buckner & Shia Inc—J Lidsky 118.41
- 3 Deudicibus Building Co et al—Iroquois Door Co 200.05
- 3 Fulton Electrical Contracting Co—N Y Telephone Co 29.84
- 3 South Shore Traction Co—G E Fisher costs, 119.75
- 3 the same—the same costs, 119.75
- 3 Jno M Thompson & Co—City of N Y 27.80
- 3 Tank Sales Co—the same 27.80
- 3 Tenement Improvement Co—the same 27.80
- 3 Tenement House Building Co—City of N Y 213.39
- 3 Trinity Press Co—the same 36.86
- 3 Trinacria Co-operative Co—the same 109.32
- 3 Triboro Realty & Construction Co—the same 55.27
- 3 Traders Express Co—the same 31.53
- 3 Tuckahoe Land & Improvement Co—the same 73.53
- 3 Turf News Publishing Co—the same 384.05
- 3 United States Embroidery Works—the same 32.41
- 3 Union Ballast Co—the same 38.25
- 3 United States Dental Ass'n—the same 200.33
- 3 United Cotton & Dress Goods Co—the same 45.92
- 3 Union Painless Dentist—the same 54.96
- 3 United Watch Clock Co—the same 22.36
- 3 United States Amusement Co—the same 119.20
- 3 Vacuum Sandruff Remover & Masseur Co—the same 199.91
- 3 Van Praag & Co—the same 141.95
- 3 Humboldt Exploration Co—Hudson-Manhattan R R Co 2,655.57
- 3 Jno Marx Construction Co—Carter, Black & Ayers 382.25
- 3 Platt Iron Works—J S Watson 42,453.63
- 3 Langill Commercial Photograph Co—Greeters Pub Co 75.79
- 3 Borough Cut Stone Co et al—L E Bourgardez costs, 70.90
- 4 Grand Machine & Button Co—Egyptian Lacquer Mfg Co 63.10
- 3 Consolidated Board of Brokers—Realty Records Co 126.05
- 3 Jno A McCarthy & Bro—Hudson River Line Co 214.40
- 3 Herbst & Co—Henry Ahr Iron Works 1,556.58
- 3 Ahearn Construction Co—E Krauss 136.91

SATISFIED JUDGMENTS.

Feb. 25, 27, 28, March 1, 2 and 3.

- *Auerbach, Herman—J Clavin. 1909. 39.51
- Adams, Jno—Tucker & Carter Rope Co. 1911. 108.25
- Abraham, Morris—P Steet. 1910. 123.68
- Berry, Jno F—B H Foss. 1910. 69.43
- *Braussford, Geo W—J E Hetsch. 1901. 47.79
- *Same—E L Hill. 1901. 46.14
- *Same—U S Mailing Tube Co. 1901. 73.89
- *Same—U S Feiting Co. 1903. 76.96
- Braaf, Chas—L M Donohue. 1911. 117.48
- Brown, Edw J—D Segel. 1909. 316.23
- Burkhard, Jacob—J Pittel. 1906. 10,135.08
- Biederbeck, Peter F & Harry Bauer—I J Ussiker. 1907. 71.69
- Biloon, Louis—D W Johnston. 1907. 142.45
- *Brown, Edw J—D Segal. 1909. 289.90
- Bingham, Jas R—G C Hutchinson et al. 1901. 206.63
- Butler, Jno P—H L Adt. 1909. 46.44
- Bergman, Louis—M Naftal. 1911. 64.41
- Bromwitz, Ike—H Feldbaum. 1910. 27.59
- Barnett, Henry—M F Mulviholl. 1910. 33.01
- Costigyan, Sisagan S—H Michaelyan. 1910. 149.57
- Clark, Harry P—W H Underwood. 1904. 67.29
- Coppola, Giovanni—M B Pincus. 1911. 21.65
- *Canary, Thos & Geo W Lederer—J J Sullivan. 1896. 82.36
- Cirone, Jos, Anthony Guira, Frank Pittelli & Jos Gallo—N Y Cornice & Skylight Works. 1909. 300.00
- Concannon, Jas J—J J Dillon. 1910. 143.41
- Chanler, Robt W—G H Fullencamp. 1910. 1,062.28
- Clark, Frank M—T O'Reilly. 1910. 90.91
- Dougherty, Wm A & Christian—I Weinstein. 1911. 137.81
- Dufour, Louis A—C Mampel. 1910. 33.96
- Druss, David & Morris—Williamsburgh Savings Bank. 1911. 826.26
- Davidov, Edid—E Rosenberg. 1911. 320.25
- *Davis, Abraham & Harry Baron—S Macher. 1911. 718.95
- Egner, Wm O—Rohe & Bro. 1910. 374.55
- Epstein, Isaac—City of N Y. 1910. 59.41
- Eaton, Chas M—Orient Ins Co. 1910. 64.35
- Same—same. 1910. 87.98
- Einhorn, Moses & Annie—H Parmet. 1910. 91.65
- Friedman, Isaac—M Zimmerman Co. 1910. 112.15
- Same—J Wigler. 1908. 133.82

ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

Same—R Hill. 1905	127.04
Fischman, Morris L—C Nassberg. 1910	201.36
Farrell, Catherine G—C D Wait. 1910	808.85
Flannery, Patrick—McDougall & Potter Co. 1911	143.70
Frank, Herman—M A Brennan. 1911	42.78
Gell, Wm R—Mercantile Finance Co. 1910	42.70
Gilbert, Angela & Frank P—H G Silleck, Jr. 1909	270.80
Galligan, Thos—J Steidel. 1910	637.47
Garner, Jas E & Mary—J Freed et al. 1911	224.75
Gallo, Jos & Frank Pettel—G Miglionico et al. 1908	59.41
Golde, Christian F—National Biscuit Co. 1911	40.10
Gladding, Sanford T—M A Brennan et al. 1911	263.07
Hayes, Amanda O—V De Michele. 1907	164.91
Harnash, Abraham R—L A Kissling. 1908	164.91
Horwitz, Hyman—E Wilson. 1909	409.48
Horwitz, Hyman—Solmax Realty Co. 1909	6,014.93
Hauser, Wm—Mercantile Finance Co. 1910	33.00
Horwitz, Hyman—Niagara Wood Working Co. 1910	9,000.00
Horowitz, Hyman—F A Clark. 1908	407.91
Same—same. 1908	571.18
*Horowitz, Rose—L J Altrug et al. 1905	225.40
Herman, Martin & Wm B Miller. Electric Carriage Call & Specialty Co. 1910	45.41
Same—same. 1910	395.41
*Hordes, Hyman—G Dressler. 1908	454.83
Irwin, Wm G—J P W Harty. 1910	66.99
Jaeger, Fred E—Federal Varnish Co. 1911	77.21
Joline, Adrian H & Douglas Robinson—T F Hickey. 1910	627.97
Same—A A Hickey. 1910	3,134.97
Same—L Cohen. 1910	169.31
Same—H Felsenthal. 1910	82.55
Joline, Adrian H & Douglas Robinson—H L Zimmerly. 1910	82.08
Same—M Goulding. 1911	342.67
Same—R Schlomowitz. 1910	68.90
Same—L Seif. 1910	282.90
Kron, Aaron—Lustig Bros. 1900	195.60
Kaminsky, Jacob & Pauline Salzmanowitz—A N Bernstein. 1910	89.40
Kerns, Dennis J—C Poletto et al. 1911	121.84
Kennedy, Robt D—S C Cohen et al. 1907	111.91
Keena, Martin—M Baer. 1904	236.48
Kahn, Saml—E C Potter & Co. 1908	2,672.68
Leopold, Jas M & Alfred M—F Steel. 1909	784.63
*Langstroth, Frank D—F D Wynn. 1911	1,705.47
Levy, Abraham—Marcean Co. 1908	78.94
Lott, Chas H—L Kahner et al. 1911	17.41
Lyons, Patk J—J Brodie. 1911	65.17
Markoe, Harry—F Thorn. 1911	68.58
McNamee, Henry & Frank Rice—Universal Road Machinery Co. 1911	530.64
Mcomber, Fred & Chas Nye—Hunting Co. 1911	140.08
Murray, Edw G—D Hunter. 1910	223.21
McKeown, Wm J & Mary L—P M Wood. 1902	53.51
Mayher, Timothy C—J A Brown et al. 1890	157.90
Muelbach, Christian C—J Brodie. 1911	65.27
Mundy, Wm—H Gregory et al. 1909	110.20
*Maxwell, Perry H, Flora Chauvean, Hartwell, Abbey & Herbert F Ingalls—Revel Realty & Securities Co. 1909	554.17
*Same—same. 1909	416.16
*Medical Society of the County of N Y—P Schmidt. 1910	7,688.93
Nemlich, Saml & Fred Salsberg—M Sinsheimer. 1907	405.68
Nuoffer, Otto—J Brodie. 1911	45.16
Ogilby, Mary—N Y & Richmond Gas Co. 1908	32.31
O'Connell, Jno H—J X McCarty & Co. 1911	399.53
Pelton, Frank D—R O Burr. 1902	158.42
*Pinkert, Peter—B McDermott. 1908	100.00
Plaafje, Wm R—E Myers. 1910	22.41
*Payne, Ellen D—J & E Homan Co. 1910	337.41
Poralli, Maria—T G Sheehan. 1910	381.83
*Reilly, Katherine—C Burkelman. 1911	112.68
Roosevelt, James R Jr—Oppenheim, Collins & Co. 1909	409.70
Rosenstock, Harry—N Blumenkopf. 1911	28.62
*Reibstein, Emil—City of N Y. 1910	264.41
Rosenthal, Max—T Walsh. 1911	335.12
Rose, Irwin J—I Dresmer. 1911	109.14
Spies, Henry—A C Cheney Piano Action Co. 1908	163.35
Schmidt, Clara—E Bucksdorf. 1911	611.42
Stone, Junius H—Socialistic Co-op Pub Co. 1910	88.66

*Silverman, Aaron—Jas L Wells Co. 1910	434.41
*Spiegel, Morris—R Jackle. 1910	3,716.35
*Spies, Henry—German Exchange Bank. 1909	5,259.44
*Spies, Henry—Grand Rapids Piano Case Co. 1908	280.98
Stromwasser, Jos et al—L Spatz. 1910	216.00
*Steinman, Adolph B—H Halpert. 1909	631.56
*Satz, Abraham—M Kaliski. 1911	92.71
Spiegel, Max—M Remington. 1909	158.65
Same—W Bianchi. 1909	37.41
Same—J D Clifton. 1906	133.71
Sommer, Fredk W—O Kempner. 1904	104.05
Schrier, Jos—E J P Harrison et al. 1910	207.05
Thoma, Marie—Wotherspoon Plaster Mills. 1910	82.99
Thorn, Thos R—A De La Furne. 1910	199.34
*Teale, Ben—Ward. 1908	1,165.07
*Valente, Frank—E Rossotti. 1910	983.00
Vreeland, Harold E & Louis—Chelsea Exchange Bank. 1910	274.42
Van Pelt, Jas H—S Zolt. 1909	34.41
Vucei, Anna & Giovanni—A Muele. 1910	182.01
Willcox, P A—Georgetown Dock & Terminal Co. 1911	123.30
Same—same. 1910	123.25
Willet, Homer H—M Isaacssen et al. 1909	119.61
Whitridge, Fredk W—F Latargia. 1910	96.17
Same—same. 1909	3,183.10
Same—C A Strome. 1910	4,641.32
Webbe, Robt D—R J Collier. 1910	74.87
*Weiss, Sigmund—Eisenberg Cigarette Co. 1911	381.85
*Weinstein, Jacob—German Exchange Bank. 1906	1,036.00
Youngs, Henry—I Loewenstein. 1911	1,084.88
Zwickel, Abe & Louis & Saml Wolf—S Markewich. 1902	91.65
Zwickel, Abe—same. 1902	85.72

CORPORATIONS.

Shanley Co—J Miles. 1911	638.03
F T Construction Co, Jacob I & Frank Frankel—Church E Gates & Co. 1911	827.87
Commercial Mutual Accident Co—P DeWitt. 1910	2,525.00
Manufacturers Automatic Sprinkler Co—American Surety Co of N Y. 1910	754.00
Central Hudson Steamboat Co—Phoenix Construction Co. 1911	2,186.79
Brooklyn Heights R R Co—R Rotenberg. 1910	1,122.45
Interborough Rapid Transit Co & Rapid Transit Subway Construction Co—S A Draper. 1909	18,862.86
Interborough Rapid Transit Co—S Rau. 1910	1,132.70
Same—S A Draper. 1911	150.71
Long Island R R Co—S Willinski. 1910	350.00
Mercedes Import Co—Smith & Mabley (Inc.). 1911	22,170.50
*Peter J Ryan Building Co—P A Smith. 1911	1,643.75
Nestor Holding Co—City of N Y. 1910	64.41
Same—same. 1910	64.41
Same—same. 1910	64.41
Nestor Holding Co—City of N Y. 1910	64.41
Phoenix National Bank—T J McManus. 1910	10,471.39
Rapp John W Co—F Bontenakels. 1911	499.32
Tribune Fresh Air Fund Aid Society—E Forbes. 1911	500.00
Water Carousal Co of N Y—Randolph Wur-litzer Co. 1911	106.66
Rohrig, Wm F Co & Hyman Horwitz—G Zingales. 1910	420.64
William H King & Co—C N Morgan et al. 1909	144.41
N Y Contracting Co, Pennsylvania Terminal—G Howard. 1911	630.73
N Y Taxicab Co—N Longyear. 1910	4,096.66
Gotham Construction Co—M W Alley. 1910	358.77
Midland, New York Co—Seventh Regiment Gazette Assn. 1910	44.41
*Germansky Construction Co—City of N Y. 1911	59.72
Bankers Surety Co—M N Clement. 1911	1,907.49
*Equitable Bond & Certification Co—Starr Coal & Land Co. 1911	1,091.97
*Lerner Co—Gustave Rader Co. 1911	238.06
*Arnold Engineering Co—N A Reimers. 1910	431.21

¹Vacated by order of Court. ²Satisfied by appeal. ³Released. ⁴Reversed. ⁵Satisfied by execution. ⁶Annulled and void.

MECHANICS' LIENS

Feb. 25.

255—Riverside Drive, n e cor 151st st, 104x145. Vossnack Lumber & Veneer Co agt Sillon Construction Co	1,079.51
256—Riverside Drive, s e cor 144th st, 52x135.6. Geo E Gibson Co, Inc, agt Jno J Hearn Construction Co	3,503.93
257—2d av, n w cor 5th st, 48.6x100. H Herrman Trim Co agt Solinger Realty Co	3,225.00
258—119th st, No 135 East. Michael Solotar agt Jennie Rosenthal, Hattie Portman & Isaac Portman	105.00
259—22d st, Nos 140 to 144 West. Standard Arch Co agt Ritano Realty Co	2,369.08
260—142d st, No 692 East. Hoffman & Elias agt Ferdinand Marx & Fairview Construction Co	202.50
261—2d av, n w cor 5th st, 50x100. Jos Fruedenheim agt Solinger Realty Co	465.00
262—West st, Nos 87 to 93. Jas S Humbert agt West Street Improvement Co & Platt Iron Works Co	65.00
263—Honeywell av, e s, 76.9 s 179th st, 44x100. P & F Corbin of N Y agt Nelson Black Construction Co	197.00
264—Satisfied.	
265—Caldwell av, w s, 148 n 158th st, 50x130. Reliance Fireproof Door Co agt Tuckman Bros Construction Co	250.00

Feb. 27.

266—57th st, No 319 East. Jacob H Joss agt Puerce Brennan & Geo Dann	95.00
267—22d st, Nos 140 to 144 West. E J O'Brien & Bro agt Ritano Realty Co	2,540.00
268—99th st, No 8 West. David Meyer agt Herman Alexander & Moses L Frazier	37.00
269—99th st, Nos 54 & 56 West. Same agt Herman Alexander & Moses L Frazier	216.00
270—41st st, No 142 East. Drum Elevator Co agt Mary A Boylston, Geo Boylston & Wm H Boylston	541.70
271—Riverside Drive, s e cor 102d st, 77x118x irreg. Benjamin Lawrence agt Rockledge Construction Co & Corrier Construction Co	285.00
272—22d st, Nos 140 to 144 West. Otis Elevator Co agt Ritano Realty Co	2,567.50
273—47th st, No 75 West. V Green Construction Co agt Albt G Weed	988.70
274—22d st, Nos 140 to 144 West. Max Kestbaum agt Ritano Realty Co	445.00
275—20th st, No 40 East. Jas J Mooney Co agt Fredk or Fred H Thorne	470.35
276—Satisfied.	
277—72d st, No 161 East. Jos Shanske agt E J Mulvany & Francis B Robert	31.50
278—Lafayette st, s w cor Cemetery Lane, 50x100. Henry J Weaver agt Annie Leviness	56.59
279—Courtlandt av, Nos 705 & 707. Adolph P Roesener agt A Hupfel Sons & Workmans Educational Assn	273.31
280—Robbins av, e s, 98 s 151st st, 50x100. Salvatore Preziso et al agt Froma Realty Co	250.00
281—136th st, No 614 West. Margaret F MacSorley et al agt Benj Oppenheim	46.50
282—Satisfied.	
283—157th st, No 551 West. C E Ross Lumber Co agt 157th St Realty Co & Nathan Loewry	75.11
284—22d st, Nos 140 to 144 West. Sedgwick Machine Works agt Ritano Realty Co	90.00
285—152d st, No 378 East. Atlas Steel Ceiling Co agt Longfellow Realty Corp	20.00

Feb. 28.

286—Powers av, s e cor 142d st, —x—. Robt Griffin Co agt Ferdinand Marx	311.17
287—West st, Nos 87 to 93. Jas S Humbert agt West Street Improvement Co & Platt Iron Works Co	275.00
288—10th st, No 272 East. R Fisher & Son agt Ada Gluck & Betty Gluck	59.85
289—Av B, No 165. Same agt Ada Gluck & Betty Gluck	35.00
290—7th st, No 291. Same agt Ada Gluck & Betty Gluck	47.30
291—33d st, Nos 441 & 443 West. Hyman Cohen agt Jonas Schwab	271.93
292—22d st, Nos 140 to 144 West. Purcell & Gilfeather Inc agt Ritano Realty Co	54.00
293—Union av, Nos 1219 & 1221. Dimock & Fink Co agt Jno Doe & J P Lefebvre	119.64
294—Satisfied.	
295—54th st, Nos 421 & 423 East. J L Keating et al agt L Schurmacher & C Barber	20.00

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296—College av, n e cor 163d st, 85x120. Wm L Goldstein agt Frisco Realty Co.....592.00
 297—Broome st, Nos 568 & 570. Morris Schnee agt Church of Our Lady of Vilna & Jno A Kaneen150.00
 298—Broadway, Nos 2182 to 2186. Chas Spangenberg agt Howard Paschall & Promac Realty Co.....659.00
 299—Minford pl, Nos 1455 to 1459. A Pardi Tile Co agt Francis X Keil Co & Joseph Russhon450.00
 300—152d st, No 378 East. Same agt Longfellow Realty Co.....525.00
 301—22d st, Nos 140 to 144 West. Sexauer & Lemke agt Ritano Realty Co.....2,136.50
 302—Sedgwick av, Nos 1821 & 1823. Maria A Scerbo agt Edwin F Branning & Jno Lenon67.30
 303—Hoe av, n w cor 172d st, 25x100. Wm L Goodstein agt Altro Realty Co.....49.50

March 1.

1—Powers av, s e cor 142d st, 100x100. Raiser Heating Co agt Fairview Construction Co & Ferdinand Marx2,034.50
 2—Broadway, Nos 2182 to 2186. Geo H Griebel agt Howard Paschal, Wm H McDonough & Promac Realty Co.....250.00
 3—Riverside Drive, s e cor 152d st, 99.11x140. Anton Larsen & Son agt Gingold Realty Co.....690.00
 4—College av, n e cor 163d st, 85x120. Morris Schnee agt Frisco Realty Co.....125.00
 5—8th av, No 410. Giuseppe Combi agt Geo Innocente, David Pacciotti & Giuseppe Panigada & J Kreps Jr & Co.....112.00
 6—46th st, No 1 West. Francis Celia agt Dudley T Larimore & Larimore & Co.210.00
 7—same property. Same agt Larimore & Co & Oscar Pach & Antonio Bonogur.....265.00
 8—2d av, Nos 87 & 89. Geo Dellon Inc agt Solinger Realty Co.....2,092.00
 9—Greenwich st, No 515. Parker Sheet Metal Works agt Cornell & Underhill & Harrison Engineering Co.....300.00
 10—4th st, No 129 East. Saml Laster agt Frank Gens231.20
 11—4th st, No 209 East. Same agt David Frankel & Frank Gens.....45.50
 12—6th st, No 529 East. Same agt Frank Gens.....59.95
 13—Madison av, No 31. Jno Krell agt Jeremiah W Dimick Jr, Finn & Myers & Arthur Hodges170.80
 14—Jackson st, No 8. Morris Pusor agt Margaret I Walsh & Thos A Duncan.45.00
 15—Amsterdam av, No 853. Jos Goldberg et al agt Helen Clauss31.50
 16—22d st, Nos 140 to 144 West. South Ambroy Terra Cotta Co agt Ritano Realty Co.....200.00
 17—Ludlow av, n s, 55 w Havemeyer av, 75x100. David Shapiro agt Roth Construction Co.....175.00
 18—23d st, Nos 153 to 157 West. Louis Rubin et al agt Irving Fischel Construction Co Jacob Fischel1,750.00
 19—88th st, Nos 58 & 60 East. Abraham J Schlesinger agt Maze Realty Co & Sagamore Garage Co325.00
 20—13th st, n s, 100 w 9th av, 75x100. Wm M Duncan agt Geo Fish, lessee, Astor Estate and Gomprecht Sausage Co.....1,785.96
 21—25th st, Nos 28 & 30 West. Chas G Cornell Jr agt A & S Construction Co & City Plumbing Co.....133.96
 22—135th st, Nos 69 & 71 West. Otto Goldberg agt Jacob Moersfelder & Jno W Connor164.50
 23—178th st, No 586 to 590 West. Henry A Von Dietsch agt Jno Glass Jr Construction Co & Jno J Glass Jr.....81.00
 24—178th st, Nos 592 to 596 West. Same agt same798.00

March 2.

25—2d av, n w cor 5th st, 48.6x100. Colonial Mantel & Refrigerator Co agt Solinger Realty Co.....150.00
 26—Crotona av, e s, whole front bet Grote & Garden st, 71x44. Oesterheld & Son agt Yarmouth Construction Co & Luciano Minutello23.00
 27—Clark st, n w cor Dominick st, 74.6x124.9. Byron W Greene, Jr, Co agt Corporation of Trinity Church, Frederick R Candee, Inc & Wm Young133.49
 28—Clark st, n w cor Dominick st, 75x125. Cardo Borgia Ston Co agt Trinity Church Corporation, Frederick R Candee, Inc & Wm Young & Co.....860.00
 29—22d st, Nos 329 & 331 East. Michael Keller agt Susanne Wissemann.....164.25
 30—College av, n e cor 163d st, 85x120. A Pardi Tile Co agt Frisco Realty Co.....325.00
 31—79th st, No 126 East. M Byrne Co agt I Westar Kendall & Jno T Martin.....585.00
 32—Lenox av, n w cor 145th st, 79.10x100. M E Breen agt Wm T McAvoy, Wm L Ratz & Schmitz & Eulenstein659.00
 33—Grand st, No 406. Morris Hochberg agt Jos D Goldstein & Jacob Perlman.....50.00
 34—5th av, No 562. Strand Construction Co agt Harper Silliman, Josephine H Fliske, Wm A Harper, Henry S Harper, Oscar Pach, Dudley T Larimore, Chas Thorley & Robt T McKee.....856.62
 35—72d st, No 109 East. Waterbury & Pruden Co agt Fredk R. Katherine & Edith Neebold & Hughes Bros.....444.00

March 3.

36—Northern av, n w cor 181st st, 100x100. Savoy Glass Co agt Codae Realty Co.....850.00
 37—Haven av, w s, opp intersec 170th st, 100x103.4. Ulshen & Godin agt Cora A Springer166.00

38—61st st, No 112 E. Raiser Heating Co agt Virginia K Magee & P Walsh538.00
 39—4th st, Nos 293 to 297 W.....2,095.00
 Bank st, No 48.....2,095.00
 Hemlin & Smith agt Christian Yere & Rodney Building Co755.00
 40—149th st, No 368 E. Bernard Greenthal agt Abraham Kaufman1,032.50
 41—Mohegan av, s w cor 180th st, 118x70. Wm Buess agt Nathan Rubenstein.....1,032.50
 42—Lenox av, s w cor 145th st, 99.11x50. M Ellen Breen agt Jno Q Crimmin, Lenox Hotel & Restaurant Co & Chas J Fahrenkopf.....73.50
 43—53d st, Nos 143 to 147 E. Fowler & Hopkin (Inc) agt Jos P Groll Construction Co & Jos Groll2,354.50

BUILDING LOAN CONTRACTS.

Feb. 25 and 27.

No Building Loans filed these days.

Feb. 28.

Amsterdam av, s e cor 156th st, 50x100. Alexander Pfeiffer loans Placid Realty Co to erect a — sty bldg; — payments30,000

March 1.

45th st, Nos 62 & 64 West. Metropolitan Life Ins Co loans Backer Construction Co to erect a 12-sty loft; — payments200,000

March 2.

Tiffany st, e s, 95.4 s Westchester av, 40x102.10. City Mortgage Co loans Usona Construction Co to erect a 5-sty apartment; 11 payments20,000
 Tiffany st, e s, 135.4 s Westchester av, 40x103.2. Same loans same to erect a 5-sty apartment; 11 payments20,000
 Tiffany st, e s, 175.4 s Westchester av, 40x103.4. Same loans same to erect a 5-sty apartment; 11 payments20,000
 Tiffany st, e s, 215.4 s Westchester av, 40x103.5. Same loans Usona Construction Co to erect a 5-sty apartment; 11 payments20,000
 Tiffany st, e s, 255.4 s Westchester av, 40x103.7. Same loans same to erect a 5-sty apartment; 11 payments20,000
 29th st, Nos 143 & 145 West. Chelsea Realty Co loans The Twenty-fifth Construction Co to erect a — sty bldg; 12 payments.....170,000
 Bristow st, s e cor 170th st, 28x100.....170th st, s w cor Stebbins av, 28x100.....Lawyers Title Ins & Trust Co loans Bellewood Construction Co to erect two 5-sty apartments; 8 payments48,000
 Washington av, n e cor 166th st, 50x87. Morris N Joseph loans Louis E Kleban to erect a 6-sty apartment; 12 payments28,000

March 3.

Broadway, n w cor 162d st, 42.5x176.11x68.9x175. Germania Realty Co loans Comfort Realty Co to erect a —sty bldg; — payments175,000

SATISFIED MECHANICS' LIENS.

Feb. 25.

Fort Washington av, n w cor 170th st, Edw W Ward agt Stephen Ball et al. (Aug 8, 1910)55.00
 Courtlandt av, Nos 719 & 721. Louis Macousey agt Onyx Realty Co et al. (July 7, 1910)502.60

Feb. 27.

Longwood av, No 874. Harry Meltzer agt Luis P Bernstein et al. (Nov 14, 1910).....372.50
 162d st, n s, 100 e Bway. Barkin Construction Co agt Richard E Thibaut Inc et al. (Feb 6, 1911)24.00
 1st av, No 1426. Lawrence Rizzo agt Carrie Klapper et al. (Dec 15, 1910).....150.00
 72d st, No 146 West. Jos Tino et al agt Simon F Rothschild et al. (Feb 25, 1911)108.00
 42d st, n s, bet 6th av & Bway. Louis Mader agt Alonzo Hornby et al. (Feb 3, 1911)982.88
 35th st, Nos 540 & 542 West.....34th st, Nos 541 to 545 West.....Post & McCord agt Jas E Gledhill et al. (Oct 11, 1910)6,150.00

Feb. 28.

Broadway, s w cor 42d st. Manhattan Sand Co agt Chas A Coe et al. (Dec 13, 1910)494.04
 42d st, s s, whole front bet Bway & 7th av. Davis Laheney & Co agt Estate of Chas A Coe et al. (Oct 27, 1910)1,589.19
 74th st, Nos 163 to 169 East. D McPherson & Co agt Joe B Acken et al. (Feb 20, 1911)577.55
 Hughes av, e s, 337.10 s Pelham av. Standard Plumbing Supply Co agt G Nuovo Construction Co et al. (Feb 27, 1911)348.50
 80th st, No 164 East. Yorkville Roofing & Sheet Metal Works agt Anna Garner et al. (Oct 24, 1910)51.35
 Same property. Wm Garber agt same. (June 22, 1910)48.50
 99th st, Nos 62 & 64 East. Jos A Frooms et al agt Jacob Shenk. (Nov 17, 1908)60.75
 127th st, Nos 611 to 617 West. Abraham E Bockmann et al agt Faultless Construction Co et al. (Dec 6, 1910)1,072.25

March 1.

Fordham rd, s e cor Loring pl. Haynes & Coryell agt Alma L Merritt or Kayser et al. (Nov 3, 1910)625.34
 *Same property. Knochenhauer & Morelli agt same. (Nov 2, 1910)7,420.00
 *Same property. Stephen Iovino agt same. (Dec 2, 1910)200.00
 Lexington av, No 223. Isidor Schwartz agt H Ragg et al. (Nov 16, 1910)104.61
 Same property. Harry Applebaum agt same. (Nov 18, 1910)258.00
 Mohegan av, s e cor 180th st. Morris Frank agt N Rubenstein et al. (Feb 7, 1911) 441.73
 Mohegan av, s w cor 180th st. Came agt same (Feb 9, 1911)441.73
 9th st, No 340 East. Jacob Pearlman agt Jno Becker et al. (Aug 11, 1910).....475.00

March 2.

Division st, Nos 84 & 86. Jos Dembusky agt Julius Bachrach et al. (Jan 19, 1911) 400.00
 25th st, Nos 127 to 131 West. Colwell Lead Co agt Jno E Olson Construction Co. (Feb 24, 1911)443.45
 13th st, No 30 West. Chas F Plumacher agt Chas Francis Press Co et al. (Feb 8, 1911)324.00
 Riverside Drive s e cor 152d st. Gustave E Walter agt Gingold Realty Co et al. (Feb 28, 1911)3,128.65
 127th st, n s, 192.8 w Bway. Richd E Thibaut, Inc, agt Faultless Construction Co et al. (Dec 28, 1910)649.18
 27th st, Nos 118 & 120 West. Colwell Lead Co agt A & S Construction Co et al. (Feb 16, 1911)395.08
 Same property. Same agt same. (Feb 10, 1911)395.08

March 3.

Belmont av, No 2203. Max Goldstein agt Arbor Realty Co et al. (Nov 25, 1910).....100.00
 65th st, Nos 423 & 425 East. Sam Rubenstein agt Isaacs Realty Co et al. (Sept 19, 1910)24.00
 8th st, Nos 376 & 378 East. Sam Rubenstein et al agt Jennie Lichtenstein et al. (Sept 19, 1910)38.00
 36th st, Nos 25 & 27 West. Jas A Clark agt Dwight Ruggles et al. (Feb 8, 1911).....2,543.77
 99th st, No 61 West. Wm Spiegel agt Jno F McKean et al. (Feb 17, 1911)13.00
 191st st, s s, 175 w Hughes av. Michael Lagana agt Mary E Wilkinson et al. (Jan 6, 1911)195.00
 72d st, No 148 West. Jos Tino et al agt Fredk A Elliott et al. (Feb 27, 1911).....108.00
 *Washington av, No 2183. Goldberg & Goldberg agt A Warren Construction Co et al. (Aug 18, 1910).....175.00
 *134th st, Nos 11 to 17 East. Louis Rosen agt Henry Bronner et al. (Feb 10, 1911) 50.00

*Discharged by deposit.
 *Discharged by bond.
 *Discharged by order of Court.

ATTACHMENTS.

Feb. 23 and 24.

No Attachments filed these days.

Feb. 25.

Standard Milk & Flour Co; Caroline M Robinson; \$10,000; J H Banton.
 Muehlhauser Piano Co; Solomon A Vander Poorten; \$1,241.50.

Feb. 27.

No Attachments filed this day.

Feb. 28.

Piatkowski, Arnulfo; H Marquardt & Co; \$1,837.81; J L Bishop.

March 1.

Pennsylvania Cement Co; Edwin Hillborn; \$6,223.71; E N Dollin.
 New York Breweries Co, Ltd; Jno F Larsen; \$5,000; Appel & Taylor.
 Wodriff, Florence J; Roger Foster; \$10,000; J J Aronson.
 Michigan Steel Boat Co; Wm A Haase et al; \$1,000; L S Kaiser.

CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

Feb. 23, 24, 25, 27, 28 and March 1.

Britelite Co (Inc), State Delaware. 1974 Bway. Louis R Schenck. Mantels. 1,000
 Berry Restaurant Co. 47 4th av. Louis Green Chandeliers. 655
 Cileto, G. N side 178th st & Bryandt av & Best place. American M Mfg Co. Mantels. 540
 Donohue, Matthew. 136 W 42d. A B See E Co. Elevator. 412
 Greenwich Investing Co. 625 Greenwich. Otis Elevator Co. Elevator. 1,690
 Greenwich Investing Co. 625 Greenwich. Otis Elevator Co. Elevator. 1,680
 Gingold Realty Co. S e cor 152d st & Riverside Drive. Anton Larsen & Sons. Refrigerators. 690
 Lenray Construction Co. 153-59 W 15th. Reedy Elevator Co. Elevator. 4,506
 Quirk, Jno H. 258 W 69th. W H Curtin Mfg Co. Heating Plant. 130
 Reilly (Thos J) Co. 163d & Fox sts. Anton Larsen & Son. Refrigerators. 52
 Wiedhopf Construction Co. 717 to 23 E 175th & 1807 Clinton av. Atlantic Gas & E Co. Fixtures, &c. 825