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### WHAT IS THE MATTER WITH REAL ESTATE?

Unfair Laws-Excessive Taxation-Overproduction of Buildings and Few Buyers-Must Stop Expensive Fads and Regulate Building Height.

By ALFRED R. KIRKUS

Secretary of the New York, the Manhattan, the Central and the Colonial Real Estate Associations.

W HAT is the matter with the real estate market? Not only is real estate in New York City paying most of the expenses of the city, but the city is paying most of the expenses of the expenses of the State. Meanwhile, it is self evident that realty is ceasing to appeal to the general investor as in times past.

Is it any longer an investment? Is it any longer the "old reliable" that the conservative investor can put his money in? Up to a few years ago, when the drygoods trade, the stock market or other business became dull, the investor turned to real property with a sigh of relief. Today what? We find a neighborhood like lower

Fifth avenue, only lately improved by buildings designed for and occupied by high class houses, partially filled-but ruined by sweatshops.

### "Misconstruction."

While the City builds a Municipal Building for the housing of its various departments that will depopulate scores of office buildings, we build monstrosities of 56 stories and file plans for others varying from 30 to 45 stories to empty and ruin scores of others, and if the stamp tax on securities is increased by the proposed legislation, more and more will the over-production in this line be apparent.

The old silk, velvet and lace centre, owned or occupied by conservative, fine old firms, is emptied and going begging at 25 cents on the dollar, to fill 15, 20 and 25 story buildings, which are turning hitherto fine residential streets into canyons and turning out at night more persons than the streets can hold.

Retail houses are crowded from one location to another by the encroach-ment, almost to their doors and windows, of more sweatshops.

### Oppressive Legislation.

Meanwhile, Albany churns out bills by the score, making laws, laws, laws that bind and pinch property owners; it creates a Fire Prevention Bureau one month and a State Factory Law the next to supersede it, and tear down or re-build buildings, a few months ago considered first class; to drive people into "modern fireproof" towers as unfit for human habitation as dungeons underground, for no sunlight goes below the fifth or sixth story from the top.

Are there to be no homes in Manhattan any more? Are there to be no streets on which we can walk without being pushed off the sidewalk? Are we to have no light, air or safety? Are we to give up buildings where only two or three tenants have been known and are to be found after years and years of tenantry and leave them bare, empty deserts?

The time has come when the Municipality and the State should be made to have more consideration for the rights of property. The Real Estate market has never before been so depressed. Everywhere it is being said that the time has come to speak out and resist further oppression from whatever source it comes, and to do something to restore former conditions. The author of the present article is the executive officer of corporations owning millions of dollars of property. He protests against unnecessary factory laws, against unregulated building, excessive taxation and the waste of nublic funds.

### Enormous Waste of Values.

Should not consideration be given to the enormous waste caused by the destruction of present buildings in order to replace them by some new skyscraper far in advance of real demand?

What shall we do? We must first find out what is the real cause of such upheavals, we must stand together for honesty, improvement, and for opposi-tion to unjust or at least unfair laws. We must stand for equal and properly adjusted taxation, for regulation of the height of buildings, and for freedom from regulation from Albany t the expense of the City.

### Must Stop Over-Assessing.

We must support our administration in providing for safety and proper and equal supervision, and we must oppose expensive fads-and oppression from organizations or departments catering to popular or hysterical waves of so-cial unrest; and more than anything, we must oppose the suave speculator and get-rich-quick builder, who on a shoddy building operation, backed by an over-loaded mortgage and padded rent roll, lies in wait for the innocent "lamb."

The owners of the older style buildings must realize the importance of good floors, first class and generous modern plumbing, good elevator plant, and elevator service, and paint and kalso-mine; and the realty investor may well consider the improvement or remodel-ling of present buildings, rather than building new ones to add to the overproduction.

The city authorities must recognize the differences in taxable value of lo-calities where rentals have fallen 25 per cent. to 50 per cent. The State must refrain from mandatory laws compelling buildings to be made fireproof or modern buildings to be re-modernized; it must recognize that low buildings made slow burning are far safer for the housing of workers or business than so-called fireproof buildings, so high that the hundreds coming down their staircases in case of fire in the contents, or panic in the building, will be killed in heaps.

### Must Regulate Building Height.

We must recognize the rights of others, we must regulate the height of our buildings so that the light is not stolen from our neighbors or their light put out by ours. We must have sun once in a while, not electric light all the time.

If necessary we must create zones in which we shall have our homes, our retail, our wholesale, our factory and our marketing business kept one from the other-reached not by flying expresses, but by a transportation service, fast, but practically continuous. We must have frequent subway stations with frequent trains of a length that can be

quickly stopped, unloaded and started. We must ask that our moneyed insti-tutions will consider that loans made at or about 4 per cent. on 60 per cent. real equity are safer, better and more legitimate than on 90 per cent. of inflated values at 51/2 to 6 per cent. and

'expenses."

We must equip our fire department with up-to-date apparatus and live men. We must make our insurance companies realize that good "moral hazards," attention to tidiness, prevention of fires and inspection of risks to reduce rates rather than raise them is better than fireproofing and sprinklers and large dividends.

Factories must be placed in buildings whence the employees can reach their homes easily and cheaply, where they can reach the ground easily, and where if there should be an alarm, the firemen and police can easily reach them to help or calm them. Where their safety lies in easy escape, and not in automatic sprinklers wetting them down while they look into the clouds.

Investors must be educated to appreciate that five or six story buildings, even non-fireproof, are far safer for occupancy than the most approved skyscraper, and that in any reasonably constructed building, the requirements of the present Bureau of Fire Prevention have not proved arbitrary or unreasonable.

Is this Utopia. Is it not the real, Real Estate business?

### CAN WE LEGALLY RESTRICT BUILDINGS?

An Opinion on the Constitutional Question-The Validity of a Restrictive Law For New York City Would Probably Be Sustained By the Courts.

By BRUCE M. FALCONER, Counsel to the Fifth Avenue Association.

O N May 9, 1912, a resolution was introduced in the Board of Estimate to limit to 125 feet the height of buildings on Fifth avenue, as far as 110th street and within a prescribed distance east and west; and on Thursday of last week Mr. McAneny introduced a resolution, which was passed this week, to appoint a commission to investigate and report upon the advisability of a city-wide restriction of height, and especially of the proposed restriction in the Fifth avenue section. In considering legislation of this character, three questions naturally assert themselves.

First, what has been done in other

cities along the same lines?

Second, how has it been regarded by

the courts?

And third, how would the legislation proposed here be regarded by the New York courts? Let us treat these in the order in which they are stated.

#### Precedents in Legislation.

First, then, what has been accomplished in other cities? Within the last twenty-two years action has been taken with respect to Washington, Baltimore, Boston, all the other cities of Massachusetts, and, if I am correctly informed, Chicago, as well. In Massachusetts, in 1891 and 1892, statutes were enacted forbidding the erection in Boston, and in all other cities throughout the state, of any building over 125 feet in height, with certain limited exceptions as to grain elevators, etc. In 1896 and 1897 two statutes were passed limiting still further the height of buildings along the parkways, boulevards and parks of

Again, in 1898, a law was enacted restricting the height of buildings on and near Copley Square to 90 feet, and still another in 1899, limiting buildings near the State House to 70 feet. Finally, in 1904 and 1905, the Legislature passed two acts authorizing the Mayor of Boston to appoint a commission to divide the city of Boston into districts of two classes, according as to whether they were primarily commercial or primarily residential. The buildings in the commercial districts were limited to 125 feet, and those in the residential districts to between 80 and 100 feet. The restriction was not applied, however, to churches, steeples, towers, etc. The commission was appointed, and the districts were laid out as authorized.

Restrictions at Washington.

In the District of Columbia, in 1897, the Building Commissioners of that District under general authority of Congress to make building regulations, promulgated a regulation forbidding the erection of buildings over 90 feet high on residence streets, and over 110 feet on business streets. The Legislature of Maryland in 1904 passed an act concerning Baltimore, restricting the height of all buildings except churches to 70 feet above the surface of the street at the base line of Washington Monument, within the area bounded by Madison, St. Paul, Center and Cathedral Streets. Chicago also, if information is correct, limitations upon the height of its

Passing now to the second question,

we are to consider, namely, how legislation has been regarded by the courts, it may be stated at once that the constitutionality of those of the above statutes that have been attacked in the courts has been, without exception, sustained.

#### Validity Sustained.

In 1908 the Court of Appeals of Maryland sustained the validity of the statute concerning Baltimore in a clear-cut decision in the case of Cochran v. Preston, 70 Atl. Rep. 113. The statute was attacked on three grounds; first, that the statute in general was not a proper exercise of the police power, second, that, as the Washington Monument was situated on a point of ground within the prescribed area, which was higher than the surrounding levels, property owners at this point could erect buildings only 70 feet high, while others lower down on the line could build to a height above 70 feet, and that this constituted a denial of "the equal protection of the laws," contrary to the 14th Amendment to the Constitution; and, third, that the exemption of churches from the operation of the act was likewise in violation of the same clause. The statute was upheld in all three respects.

### Proper Exercise of Police Power.

The court held that it was a perfectly proper and reasonable exercise of the police power, based its decision principally upon the necessity for protecting the prescribed territory from fire, and treated the district as being unique, because of its being filled with monuments, statuary, churches, public buildings and hansome residences containing valuable works of art and literature. The court referred to the terrible fire in Baltimore and spoke of the impetus given it by the tall buildings, and of the fact that they had acted as funnels creating draft for the flames, intensified the heat, and were out of reach of the efforts of the firemen.

Turning to Massachusetts, that the Massachusetts act of 1898, limiting the height of buildings on and near Copley Square to 90 feet, was sustained by the highest appellate court of Mass-achusetts in 1899, in the case of At-torney General v. Williams, 174 Mass. 476. The act gave compensation to property owners who might suffer loss because of the restriction, was therefore really an exercise of the power of eminent domain, and was treated as by the court. An appeal was taken to the United States Supreme Court, and that court affirmed the judgment of the Massachusetts court. (Williams v. Par-Massachusetts court. ker, 188 U. S., 491.)

### Massachusetts Law.

In 1906 the same Massachusetts Court upheld the state acts of 1904 and 1905, authorizing the division of Boston into height zones with varying restrictions ranging from 80 feet to 125 feet. (Welch v. Swasey, 193 Mass. 364.) These statutes gave no compensation for possible loss to property owners. The court held that the acts were a proper ex-ercise of the police power, that the right to make such regulations was "too well established to be questioned," and

that the classification into residential and commercial districts, and the discrimination in height made accordingly, was reasonable.

The decision was based upon considerations of public safety, health, comfort and convenience, and "the benefit of property owners generally," and the court said that considerations of taste and beauty might also enter in as auxiliary to these, which, it may be stated in passing, was also held to be true in the Maryland case of Cochran v. Preston, referred to above. Particular reference was made to the cutting off of air, light and sunshine, and the danger to persons and property from fire. Welch v. Swasey was appealed to the United States Supreme Court in 1909, and the judgment of the Massachusetts Court was affirmed. (124 U. S. 91.) The plaintiff in error (appellant) conceded that the general state-wide restriction to 125 feet made by the act of 1891 was constitutional. The issues presented were the reasonableness of the discrimination in height between the two classes of districts, and the question as to whether a limitation as low as 80 feet was so unreasonable as to deprive the owner of the property of its profitable use without justification. The Supreme Court upheld the validity of the statute in both respects.

#### How Would the New York State Courts Decide?

Third and last of the questions we are considering, how would the courts of this state regard the legislation proposed for New York City? In 1888 the Court of Appeals of this state said in the case of People v. D'Oench, 111 N. Y. 359, with reference to a law limiting to 80 feet the height of dwelling houses in New York City to contain more than two families (i. e., tenement and apart-ment houses): "We have no doubt of the competency of the Legislature in the exercise of the police power under the Constitution to pass such an act." case has been treated by the Supreme Court in People v. Brady, 56 N. Y. Supp. 567, as having settled the constitutionality of that act, and it was also cited to the same effect and used as a precedent in the Maryland case above, and in the later Massachusetts case.

In view of these decisions and of the fact that, so far as we are able to ascertain, there appears to be no other decision upon this subject in any way opposed to them, it would seem that the view taken by the Fifth Avenue Association through its executive committee, and by the many property owners and others who have already recorded themselves in favor of the resolution concerning Fifth avenue, is one that ought to have a good standing in law before the courts of this state, if precedent and authority are to be given their proper weight.

#### Local Feeling.

It has been asserted from one quarter that no owners of unimproved property on or near Fifth Avenue favor the This statement is height restriction. easily refuted from the letters from prop-

(Continued on page 507.)

### THE ARCHITECTURE OF SUBURBAN HOUSES

Hints From an Expert that Will Help Owners to Decide Upon the Most Suitable Style of Architecture, Not Forgetting the Roof.

By WILLIAM HERBERT.

THE statement has frequently been made in this series of articles that of late years a substantial improvement has been taking place in the architectural design of suburban houses, and that the improvement is due more than anything else to the policy adopted by the suburban development companies, of selling completed houses instead of selling merely lots. Neither of these assertions can be disputed by anyone who is familiar with the course of suburban development in and around New York during the past five or six years.

The development companies have brought more knowledge and intelligence to the problem of securing some propriety of architectural appearance



A \$15,000 SUBURBAN HOME.

for suburban houses; they have substituted superior for comparatively inferior types; and they have employed on the whole a better class of architects. It only remains to specify some of the more important means which have been used in order to raise the standard of suburban architecture.

### Better Plans Than Formerly.

The most fundamental improvement in method that has taken place has consisted in properly adapting the style and shape of the house to its plans. The average suburban house of ten or fifteen years ago was built from plans which were turned out by plan factories, and which were used indiscriminately for any kind of location. They were, as a consequence, necessarily formless. The devising of a really appropriate plan depends partly upon the needs of the family and partly on the nature and exposure of the site.

In one situation a house square or

In one situation a house square or only slightly rectangular in shape will give the best results. In another a much more rectangular outline is preferable. In a third it will be more convenient to put the kitchen in a separate wing. The general shape which is found best adapted to the needs of



AT MASSAPEQUA, L. I. Cost, \$16,000. W. S. Moore, Archt.



AT SOUTH OZONE PARK.
Cost. \$5,600. Hock & Wagner, Archts.

the location should determine in part the design of the house. If the plan is square or only slightly rectangular, a building somewhat colonial in character is indicated as likely to be most appropriate. If, on the other hand, the house is much longer than it is wide, a more picturesque Elizabethan or hiproofed house is more likely to be successful.

Of course in making this statement we are merely indicating tendencies, not laying down rules. Any statement about a desirable relation between a particular type of house and a particular plan will be subject to many exceptions. But it is necessary to emphasize these general considerations because so few people, not professionally interested in architecture, understand their importance. The essential thing is to secure a proper relation between the plan of the house and its shape, and all questions of style, of detail and of ornamentation are subordinate to the good looks of the general mass of the building in its particular location and surroundings.

### Better Looking Roofs.

The improvement in the general shape of suburban houses has, of course,



A \$50,000 PALACE ON LONG ISLAND.

been accompanied by many improvements in the treatment of different parts of a building and in details of ornamentation. The roof, for instance, is on the average very much better handled than formerly. Nothing does more to injure the appearance of a house than an ill-designed roof. Its pitch has to be carefully adapted to the shape of the plan, the style of the house, and to the distance from which it is most frequently seen. The way in which it is broken has also become a matter for careful consideration. Probably the larger half of suburban houses are two-story and attic buildings, the roofs of which have to be pierced not merely by the chimney but

also by windows, and the way in which these openings are scaled and tied together is very much more successful than formerly. In certain cases the color of the roofing material has also become an interesting element in the appearance of the house. The increase in the number of moderate-priced fire-proof or semi-fireproof houses has afforded architects a chance to use tiles of various kinds instead of shingles, the result of which has been to add a pleasant variation to the monotony of the ordinary drab-colored roof.

### Porches More Appreciated.

Another really important source of improvement has been the better handling of the piazza. Here again a more convenient plan has resulted almost



FIREPROOF DWELLINGS ARE POPULAR.

necessarily in a better design. Ten years ago the piazza was not separated from the entrance porch. It was usually situated on the front of the house or on two sides, and it usually deprived either the living-room or the dining-room of direct light. The object seemed to be to make the necessary convenience of a piazza as hurtful as possible to the comfort of living in the house and the pleasure of looking at it.

Recently all this has been changed. The piazza is now very generally confined to one end of the house. It has become an out-of-door extension of the living-room; and very frequently it is enclosed on the north so that people sitting on it are sheltered from cold and disagreeable winds. But it no longer deprives the living-room of light except on one comparatively narrow side, and the effort always is to have that side face east or west, so that the living-room will obtain the southern sun. And the improvement in appearance is at least as great as the improvement in convenience. So situated the piazza really adds to the architectural effectiveness of the house instead of, as



AT KENSINGTON, L. I. Cost. \$25,000. Forman & Light, Archts.



RESIDENCE AT GREAT NECK VILLA, L. I.

formerly, making all architectural effectiveness impossible. Its lines can be made to harmonize with and supplement the emphatic dimensions of the main building. Indeed, it has ceased to be an appendage. It has become a part of the body of the house, and it is designed so as to give scale to the relationship of the various members thereof. This is particularly the case when the piazza is run up through two stories and where an outdoor sleeping-room above is added to the outdoor living-room below.

The distinction which is now usually made between the piazza and the porch has been of as much architectural benefit to the latter as to the former. In a simple and inexpensive house the entrance porch has become the architect's best opportunity of introducing an effective and charming ornamental feature. A porch which merely affords convenient access to the house can be treated in many different ways, so as to be effective. We have only to ask the reader to call to mind the many charming Colonial doorways and en-

trance porches in order to have before him the clearest possible illustration of what we mean. These porches do more than anything else to make the aspect of a house hospitable and inviting.

### Picturesque Eaves.

In the case of the average suburban house very little money can be spent upon ornamentation. The architect has to depend for any opportunities to apply ornamental detail upon the piazza and the porch, and this very dearth of opportunity has stimulated him to make his designs attractive, not so much by decorative expedients as by the proper handling of the necessary elements of



BUNGALOW, GREAT NECK VILLA.

the building. The better treatment of the roof has, for instance, brought with it naturally a more effective handling of the projection of the roof beyond the walls. Picturesque and daring effects have been obtained in comparatively cheap suburban houses by making the roof project as much over the wall



COSY AND INEXPENSIVE

as hats do over the brows of women; and the source of the effect is the same in both cases, viz., the shadows cast by the projection.

This, of course, is particularly true of the bungalow type of house, which depends upon the roof and the projection of the roof for most of its interest. In more formal classes of houses the spacing of the windows is much more carefully considered than it used to be. Indeed, a Colonial or an Italian house absolutely demands the most careful attention to such details as the size of the windows, their sills and copings, the distance they are apart, and the relation between the lower and the upper tier of openings.

Such are some of the more important respects in which the design of suburban houses has improved. If as much progress is made during the next ten years as has been made during the past five, it is safe to say that the ordinary American suburban residence will be decidedly superior to that which is being built in any other part of the world.

### A MENACE TO REAL ESTATE VALUES

The Salant-Schaap Bill's Sophistries Exposed—It Would Deprive Small Owners of Their Property Without Compensation—And Encourage High Construction.

By HENRY BLOCH.

A BILL of vital importance to owners of real estate has been introduced in the Legislature by Senator Salant and Assemblyman Schaap, providing that during the next five years the rate of taxation on the valuation of buildings shall be reduced ten per cent. per annum, while the tax rate on the land itself shall be correspondingly increased. At the end of five years, therefore, the tax on buildings will have been exempted by one-half. It is probably intended before the expiration of that period to provide for the total tax exemption of improvements on land.

The proponents of the measure expect that it will minimize the congestion of population. They say that as you increase taxation on vacant or underimproved land you make it more difficult for the owner to hold it in that condition; he will either be forced to improve it himself or to sell it cheaply to some one else who will. This, they say, will cause all owners to improve their land by the erection of new buildings; and as a natural sequence there will be a far greater supply of apartments than there will be a demand for; rents will accordingly tumble, and the population will be drawn away from the tenements to new districts where the rents will be very low.

This sophistry, it seems, has convinced many warm-hearted citizens, who are desirous of having the admitted evils of congestion eliminated, that this bill, essentially a tax measure, is the great

panacea which will cure the evils complained of. They forget that the taxing power is used only for the purpose of raising revenue, and not for regulation.

### A Premium for Tall Buildings.

But will it stop congestion? Let us see. If you, the owner of a plot of ground, are told that your taxes will be the same whether you erect a one-story or a fifty-story building, you will probably erect the largest building which the neighborhood will warrant. Instead of a twenty-story office or loft building, why not erect a fifty-story structure? It is only a question of initial cost, and the building will be free of taxation forever. And so the average builder will build a large tenement or elevator apartment instead of a smaller one. In other words, you would intensify the use of land. A premium would accordingly be placed on the erection of tall buildings, leading to even greater congestion. Instead of curing the evils, therefore, against which the bill is directed, it is more likely to aggravate and intensify them.

### Would Destroy Equities.

The bill, if enacted, would undoubtedly lessen the market value of property throughout the city. It has been estimated that this loss would be about ten per cent. A life's earnings invested in what was heretofore regarded as the safest of investments might by one stroke be reduced one-tenth. Men and women who bought their property rely-

ing upon existing conditions—and many of them are dependent altogether upon the income they derive therefrom—would be deprived of their property without compensation. These properties were purchased from savings accumulated in most cases after a lifetime of industry, toil and frugality. To deprive these people of their property without compensation, on the theory that all value in land was created by the community, and therefore belongs to the community, is striking a deathblow at the thrifty, hard-working citizen—is putting a stigma on honesty, industry and integrity.

The city itself would be a great suf-

The city itself would be a great sufferer if the bill were to become a law. If land in this city were to depreciate ten per cent. in valuation there would be cause for grave fear as to whether the city had overstepped its debt limit. The borrowing capacity would in all events be lowered and the city's revenue would be greatly decreased.

All of this would result in a panic among the real estate owners and the tenants of this city. The real estate market would immediately become demoralized—values heretofore fixed would become unsettled—payment of mortgages would be demanded—and all of this now, when the chief source of revenue for the running of our city government is from real estate alone.

### Practical Confiscation.

Mayor Gaynor touched the crux of the entire situation in his terse and inimitable way when in answer to a letter from the Secretary of the Farmers' and Taxpayers' Association asking information regarding a similar measure, he said: "This means the carrying out of the theory of the late Henry George, i. e., to have a single tax, i. e., only one tax, i. e., on the bare land only, all buildings to go free of taxes. If you will get Mr. George's book, 'Progress and Poverty,' you will find the whole theory stated. The result of such a law would

be to practically confiscate the values of all vacant land in cities. The effect would be to absorb into the public treasury, by means of taxes, the entire ground rent, which may be fairly stated at somewhere from four to five per cent. of the value of the bare land. Of course, if all ground rents should be absorbed into the public treasury, there would be no sale value on vacant lots left. To speak plainly, this would destroy or con-

fiscate all such land values. You have to decide whether this would be just. Such a system of taxation may be the best. But as society has been constructed and has lived under a different one, and people have invested their money in land values under that system, would it accord with justice for society to destroy their investments by a new system without compensating them for their loss?"

### OVERPRODUCTION OF OFFICE BUILDINGS.

A Crisis in Real Estate Affairs—Rights of Property Disregarded—"Misconstruction" Denounced—Growing Demand for Building Restrictions.

E VIDENCE of a feeling approaching indignation in real estate offices against the inconsiderate construction of skyscraper office buildings is becoming very noticeable. It is a subject, though, about which those who are most concerned are reluctant to speak. facts, however, are obvious. Several large office buildings have been completed in the downtown section within a year or two, notably the Bankers' Trust, Eighty Maiden Lane, the Liberty Tower and the building of the Emigrant Savings Bank. Soon to be completed are the gigantic Woolworth and the Municipal Building. Under construction or projected are the Equitable, the Western Union, the Adams Express, Fifty Broad Street and some other skyscrapers, all the financial district.

The Woolworth Building will be finished in May, and typical floors have been open for inspection for several months. A maximum of two thousand five hundred offices will be available in this building, divided into large and small suites. The ultimate number of tenants, whatever the total may be, will mean something like that number moving from other buildings, less the number of newcomers from other cities and new firms starting out. In the case of the Municipal Building, its tenants will be drawn from buildings in the vicinity. Wherever there is a department or bureau of the city government there will be vacancies to fill.

The Park Row Building, the Broad-

The Park Row Building, the Broadway-Chambers, and the Stewart Building, where many city functionaries now have their offices, will miss them.

### Will Drain Surrounding Buildings.

The Equitable Building will cover a four-square block thirty-seven stories high. It will not only take away tenants but it will also cast a shadow over and dim the light of the surrounding buildings. It will throw upon the market an amount of office space that ordinarily requires years of good times to assimilate. The neighboring owners and their agents, alarmed at the prospect, have proposed half-heartedly that the city buy the site for a public park, well knowing, however, that the price is too great for even the City of New York to pay.

The article from the pen of Hon. Lawson Purdy, President of the Department of Taxes and Assessments, on "The Rights of Property Owners" which appeared in the Record and Guide February 22, attracted wide attention and is being referred to approvingly in connection with the protest which is going up from real estate owners against what has been called the "misconstruction" of office buildings, both downtown

and uptown. Hundreds of millions of dollars have been lost, Mr. Purdy says, because the old principle, that a man may not use his land so as to invade the rights of others, has been disregarded. The movement for restricting in some degree the size of buildings in the future, which Borough President McAneny is now leading, is gaining new adherents every day.

### Rent Rolls Suffering.

In the Financial district at the present writing the vacancies existing in office buildings are not greater than a normal percentage, but rates have suf-The competition for tenants has necessitated sacrifices on the part of owners in many cases. Buildings situated like the Trinity, the U. S. Realty, the Empire and the Bankers' Trust are well rented; the Whitehall Building, another typical building, to which an anany was built a wear or more as a second of the part of owners. nex was built a year or more ago, is now seventy-eight per cent. occupied. Ordinarily, three years are allowed for fill-ing an office building. The Dun Building, typical of the oldest class of skyscrapers, and situated in another downtown quarter, contains but four vacan-In some cases office space in fine buildings is going at one dollar square foot. The highest average rate in choice locations is four dollars.

### Tall Buildings on Inside Plots Objected to.

Said the head of a prominent real estate firm which has the agency of a large number of buildings in the Financial district:

"Strange as it may possibly seem to you, I do not want to comment on the downtown office building situation. I have strong opinions regarding the general subject. I read Mr. Purdy's article in the Record and Guide with a great deal of interest. I have always considered that it was unprofitable and unwise to erect a high building on an inside plot. This applies to the high-class mercantile building and more strongly to the office building.

"The better office buildings downtown will always prove excellent investment properties. However, where office buildings have been erected on interior plots or on 'freak plots,' or in some cases where the buildings have not been properly designed from a practical viewpoint, these buildings are certain to suffer in income by reason of the competition with the newer and more perfect buildings.

### The Uptown Situation.

"I am thoroughly convinced that the office building situation downtown does not present the grave danger of loss of income to the owners that is presented in many uptown sections. I think overproduction more strongly exists in the Fourth avenue section and in the lower Fifth avenue section and in the West side section from 14th to 30th streets than it does downtown among the office buildings. Even the buildings erected in the better parts of Fifth avenue have been slow in filling up, so far as the offices are concerned.

"But in any of these sections, particularly in the downtown neighborhood, any well built building on a corner plot is and will be a good income payer.

"More harm has been done in the real estate market by the erection of high and expensive buildings on inferior inside plots than from any other cause.

### The Ideal Investment.

"In our opinion the ideal investment is the low four, five or six story loft building that is rented to a desirable tenant at a rate of from 25 to 35 cents per square foot, where the main value is in the ground and where nine times out of ten the ground value is continually enhancing and where the tenant under the low rent charge is happier and better satisfied than the tenant paying twice or three times as much in the newer buildings."

Uptown, it is being said that the new prominence of the 42d street zone is drawing tenants from the almost new office buildings between 23d and 34th streets, and that the vacancies in the district thus left are not being readily filled. This fact is being cited in real estate circles as further proof that office space is running far ahead of the demand.

As the signing of the contracts for the new Dual subway system this week will stimulate construction in other departments, the opinion is being very strongly expressed in real estate offices, that the time has come to call a halt on office building projects, and some of the very foremost men in real estate affairs are privately favoring a reasonable restriction on building height.

—The increase in the cost of materials and labor has put three aqueduct contractors out of business since the work began, and the increased cost of the whole job over the estimates, by increasing the burden of taxation, has helped to put the quietus on the real estate market.

—Governor Sulzer says there is practically no market for the sale of real property in cities up the State at a fair valuation. He might almost have included New York City in the list. Well may he ask, "What are we coming to?"

### RADICAL LEGISLATION AT ALBANY

"Everybody Who Builds Should Be Registered," Supt. Miller Says-Measures Opposed By Real Estate Interests—New Building Regulations.

T HE Superintendent of Buildings in Manhattan, R. P. Miller, does not wholly favor the bill which the Super-intendent of Buildings in Brooklyn, Patrick J. Carlin, has caused to be introduced in the Legislature to require builders to undergo an examination to determine their competency in order to obtain a to undertake building operations. Mr. Miller agrees to the principle that master builders should be licensed, but he maintains that everybody who undertakes to erect a building should be licensed, whether they be architects, builders, engineers or owners; otherwise the bill would not fulfill its purpose.

Miller's views on the subject Mr. were filed this week in the form of a communication to the Assembly Committee on Cities. The act was introduced by Mr. Esquirol (No. 766, Int. 757.) Superintendent Miller's objections are stated as follows:

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### Would Not Debar Incompetents.

"This bill, as drawn, in my judgment does not accomplish the purpose intended. It makes it necessary for any builder to secure a license, but it does not prevent others than builders from undertaking work. According to the bill, architects or architectural engineers are exemptea from the requirements. There is no definition of an architect or architectural engineer and no restriction that would prevent anybody from assuming that title; and according to this bill, as I see it, an architectural engineer can undertake building work and is not required to be licensed.

"It seems to me that what is wanted is not the licensing of builders, but the restriction of building operations to persons registered under whatever rules may be provided for that purpose. Such registration would be better left to the official who has the administration of building laws and ordinances, rather than to an examining board. It is much easier to hold a single official responsible for his acts than a board. An examining board is much more liable to improper practices than a single official.

### Make Rules for Everybody.

"The right to undertake building operations should not be restricted to builders, but architects, builders or building superintendents, or even owners, if they desire to undertake the work themselves, should be subjected to such rules as may be prepared. The party undertaking such work should be held accountable for that work from the beginning to the end. What our trouble is that it is difficult to place the responsibility for unsatisfactory work on particular individual. The official administering the building law should be empowered to cancel the registration of any one who is found guilty of re-peated infractions of the law or improper practices.

Too Much Power for Examiners.

"The bill, as drawn, gives the examining board the power to cancel licenses. This seems to me too great a power. Some provision at least should be made for a review by the courts. The bill, as drawn, makes it possible to cancel a license for violation of the building laws, a power that could be very much abused.

"The bill provides for an examination by the examining board. An examination as it is ordinarily understood, in my judgment, does not necessarily bring the qualifications of a person for the work that he undertakes. Many an irresponsible man would be able to pass such an examination much more readily than some of our better builders. To restrict the undertaking of building operations to builders who have passed such examination, seems to me an interference with the rights of any one to engage in a business. It is only when a person abuses the right to do anything that he should be prohibited from further engaging in such work."

### For the Safety of Mechanics.

Mr. Miller has filed with the Committee on Labor and Industries of the Assembly his views on the Kerrigen bill, to require the completion of floor arches in steel frame buildings up to within three tiers below the one for which the steel is being erected. Supt. Miller thinks the bill as it stands is indefinite and he has recommended that the first sentence be made to read as follows:

'When constructing buildings in cities where the plans and specifications require the floors to be arched between the beams thereof, or where the floors or filling in between the floors are of fireproof material or brickwork, the owner or general contractor or the contractor for the floor arches shall complete the flooring or filling in as the building progresses to within five tiers of beams below that on which the iron work is being erected."

"It will be noted," Supt. Miller says, "that the responsibility for carrying on this work is placed with either the floor arch contractor, the general contractor or the owner. The purpose of this is or the owner. that it may happen at times that the floor arch contractor, by reason of failure to receive a payment due, might refuse to go on with the work. Under those circumstances, he is hardly the man who should be held responsible for failure to continue the work. He has no authority over the steel contractor who is putting in the steel, irrespective of what the arch contractor may be do-The responsibility for carrying on the work of the arches should rest more

especially with the general contractor, but in some cases there is no general contractor and the owner himself carries on the work. In such a case, the owner should be the man who can be held.

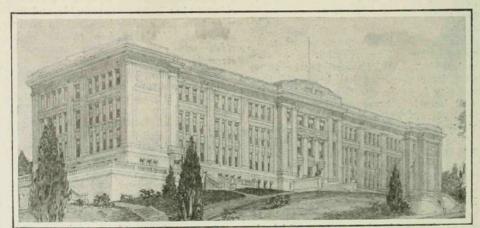
"The change from three tiers to five tiers is suggested in order to meet the present practices. It is practilly impossible, under present conditions, to have the floor arches filled in within three tiers of the tier on which the iron men are working. Steel columns, at the present time, are being furnished in twostory and sometimes even three-story lengths, so that while the riveting is go-ing on in two tiers of iron work, two more tiers may be under erection above The arch contractor cannot that point. get in until the riveting is completed, so it can readily be seen that in most cases it is impossible to have the arches in closer than five tiers from the tier on which the men are working.'

The Law Committee of the Allied Real Estate Interests has reported as follows

on certain pending measures: Mr. Kane's bill gives to liens for work, labors and materials, filed within ninety days of the doing of the work or furnishing of the materials, precedence over all encumbrances placed on the premises or conveyances made thereof after breaking ground for the building or improvement. This bill would make it impossible to make building loans or purchase property until ninety days after it had been completed. It should be strenuously opposed.

Mr. Ulrich's bill to amend the Charter so that no penalty accrues on the first half of the annual taxes until December This would make it optional to pay the first half of the tax with the second half on or before December first and destroy all advantage intended to be gained for the city by having the tax payable semi-annually. The bill should be opposed.

Mr. Philips' and Mr. Boylan's bill requiring elevators, except in private residences, to be equipped with automatic devices preventing the car from being moved in either direction while the gates or doors are open. It has never been shown that there is a practicable device for accomplishing this, and until there is, the bill should be opposed, as it has been in other years.



Mt. Vernon, N. Y.

Goldwin Starrett & Van Vleck, Architects.

MOUNT VERNON HIGH SCHOOL,

Under construction on the west side of Gramatan avenue, north of Lincoln avenue, at an estimated cost of \$250,000.

#### LEXINGTON AVENUE.

#### Prices Have Not Advanced Much, but There Are Reasons Why They Should.

THE general impression is that there has been a decided boom in Lexington avenue real estate, that prices have been inflated, and that most of the milk is out of the cocoanut. Such is not the case, however. There has been great activity on Lexington avenue, confined largely to buyers who realized that they were buying reasonably and not at boom prices, and who expect, and in the opinion of the writer will reap the benefits of their foresight.

The chief purpose of this article is, first to prove that the average price of Lexington avenue property has not gone up much, if at all, and secondly to show

why prices ought to advance.

Lexington avenue is so long that discussion embracing all of it would be too lengthy to go into in a limited space, so I will confine my territory to the section between 45th and 59th streets, which is a very fair criterion, as I believe there has been more activity there than in any other section of Lexington avenue of the same number of blocks. Eight years ago I made a very complete canvass of that section. Owners were only talking about the subway then, and yet there were some who had a severe attack of "dementia owneritus" even then, who thought they had a gold mine, and whose only price was "make me an offer." Their price was always a little more than was offered. I know of one owner like that whose price has gone up from \$35,000 to \$45,000 and who now wants \$70,000, when the property is worth \$40,000. Such owners are the exception, and are not to be considered in this article.

The astonishing part is that the average price that was asked then was not much lower than prices of today. I will go even further than this and quote a number of actual sales of five or six years ago that brought more per foot than sales within a year or so. I can quote the prices of the earlier sales, but for obvious reasons I am not at liberty to give the precise location of each of

houses recently sold.

No. 607 sold for \$171/2 per foot about six years ago. It is a three-story dwelling not within the corner. No. - Lexington avenue, a block farther south, sold a short time ago for \$133/4 per foot. This house was very similar to the first house. I can quote No. 671, that sold six years ago for \$16 per foot, and No. 531, that sold for \$17½ per foot, all interior parcels, to show that \$17 per foot was not an exorbitant price six years ago; and I know of plottage today that I can get for \$17 per foot.

These are cold facts. The houses mentioned were all on the east side of Lexington avenue. The west side of the avenue is, of course, more valuable, and still the same thing holds good, as I can show in a number of cases. I might mention an unusually fine corner that recently sold for \$24 per foot, while inside pieces brought \$19 per foot in that neighborhood six and seven years ago.

By the foregoing, I have been trying to show that in spite of the marked activity in that section, prices have remained nearly stationary. Is there a reason for this? Are prices as high as present conditions and future prospects warrant? I think not.

To my mind there is every reason for values to rise. Because, first, the subway construction is going ahead with record breaking speed. It will still take time, maybe two years or longer, but every day that they are working on it makes Lexington avenue property one day more valuable.

Second: The effect of the New York Central is bound to be felt, particularly with the opening of the new station. It is sure to cause a bullish market to the north, if prices have not already been discounted. They have not in this case,

Third: The large number of high-class apartments on the side streets and on Park avenue that have recently been built, all without stores, ought to have an almost revolutionary effect on Lexington avenue, which is for business purposes. The purchasing power of a new army of wealthy families, unsatisfied with their homes, insures a gold mine for stores and store property on the nearest avenue, Lexington avenue, when the subway is completed.

There has been comparatively no building as yet, for a number of reasons, among others being the small number of builders in the market at present and the difficulty of building while the subway work is going on. The building activity ought to come within one and one-half or two years. Will it pay builders to buy now and hold for that time, or can plots be bought cheap enough to resell to builders?

I believe a close study of Lexington avenue prices, conditions, and prospects, and a comparison with other sections in their final development of today, will prove that there is an excellent field for buyers, not only in the section of Lexington avenue referred to in this article, but in other parts of Lexington avenue, as well as the side streets near

#### LESTER H. GOODKIND.

#### Broad Street Gets More Time.

The resolutions presented by Borough President McAneny at the Board of Estimate meeting, on Thursday, providing for the removal of sidewalk encroachments on Broad street, Beaver street, Exchange place and Wall street, in the heart of the financial section, met with such opposition that the matter was laid over for two weeks, for reconsideration. McAneny pointed out that the Board of Estimate has pursued in the past the same methods in removing encroachments in the congested districts, but representatives of the Mutual Insurance Co., the National City Bank and other property owners in the affected neighborhoods pleaded so urgently for more time in the matter that they won their point. All persons interested may file their objections or recommendations with Mr. Whitridge, the consulting engineer, at 21 Park Row.

#### Building Regulation Committee Authorized.

The resolution of Borough President McAneny, providing for the appointment of a committee to examine into the matter of the regulation of the height, size and arrangement of New York City buildings, was passed by the Board of Estimate, on Thursday. The resolution provides merely for an inquiry. No programme of action is proposed by the city, nor is the city bound to carry out suggestions of the committee, which will consist of three members of the Board of Estimate and an advisory board, to be later selected. A final report will be submitted in six months, in which the committee will make its recommendations, to be approved or disapproved by the Board of Estimate.

As in a Looking Glass. "Stocks," says Roger W. Babcock, "like Gaul, may be divided into three parts-investments, speculation humbugs." Roger, we salute thee! 'Tis yet the same in real estate and you knew it not .- R. E. Board of Brokers' Bulletin.

#### NEW SECTION OPENED UP.

#### New Tunnel Street Gives Access to Subway -Rapid Development Expected.

The tunnel street connecting Broadway with the subway station at 191st street will be formally opened this morning. Luncheon will be served at the Bonny Castle, opposite the station. The committee of citizens in charge of the celebration comprise Henry Morgenthau, Frank Hedley, John H. Boschen, James A. Lynch, Randolph Hurry, David Stewart, R. P. Bolton, Collin H. Woodworth, Col. Jacob Rup-pert, R. E. Simon, John D. Beals, Hon.

Max Grifenhagen.

For years the property owners of the section have been trying to bring into existence the facilities now made available, namely, a subway station at 191st street in connection with a tunnel street to Broadway. Prejudice and many engineering difficulties had to be overcome. The Broadway subway was in full operation to and above 191st street in 1905, but owing to the peculiar physical condition at Fort George (about 191st street) and the valley to the west, away below and through which Broadway runs, the subway was practically of no benefit. Anyone occupying this property would have to go to 181st street or the Dyckman street station. When David Stewart first suggested the tunnel street he was ridiculed. Nevertheless, the Board of Estimate approved the plan in 1910.

This entire section should build rapidly now with high class improvements, as it has direct and easy access to the Broadway subway. A nev known as "Bennett avenue" A new avenue been opened, 200 feet west of Broadway and running from 181st street to Hillside avenue (or about 195th street). Property along this avenue would be about a mile from the subway station if it was not for the new tunnel street.

-The Courthouse Board wants to abolish Chinatown and add it to the courthouse site. Wait until we get our financial breath.

### RESTRICT BUILDING HEIGHT.

(Continued from page 502).

erty owners on file with the Fifth Avenue Association, but there is no space left in this article to discuss that, cept to say that the Sailors' Snug Harbor, owner of the entire blocks, save one lot, between Washington Square and Ninth street on the east side of Fifth avenue, are in favor of the limitation. Even if it be conceded that owners of unimproved property along Fifth avenue would be in a somewhat better position than owners of improved property, if the proposed ordinance is passed, this argument has no standing in law; and we find that the same situation existed in Baltimore, Washington, Boston and the other cities of Massachusetts at the time their statutes were enacted. These owners may still have the profit that comes from erecting, say a ten-story building. Is it unreasonable to ask that they should forego the possible excess for the good of Fifth avenue and consequently of the whole city? Blackstone said many years ago in his commentaries: man was formed for society and is incapable of living alone, organized society is essential to his well-being and happiness, and every person who enters society must give up a part of his so-called natural rights and liberties for the benefit of the community." Let us hope that this is still true in our noble city to-day.

## BUILDING MANAGEMENT

Conducted by Raymond P. Roberts, Building Manager for the American Real Estate Company.

The renting campaign that is being conducted by Ewing, Bacon & Henry for the big Architects' Building at Park avenue and Fortieth street is a good example of modern broad-gauge agency work. The campaign embaces not mere-ly Greater New York and its vicinity, but is practically countrywide, and takes in a multiplicity of allied professions and trades. By the first of this month some trades. By the first of this month some twenty architects, engineers and land-scape gardeners, besides builders, contractors, decorators, steel erectors and dealers and manufacturers had been signed up as tenants. Although the building will not be ready for occupancy until May 1, its directory of tenants is already a notable one, both for the number and the quality of the the names it contains. Among the first the names it contains. Among the first that will catch the eye when the direc-tory is arranged alphabetically and posted in the main corridor will be the American Academy in Rome and the Architects' Bureau of Technical Service.

Of course, the agents have a specialized building to canvass for; and the group of professions and trades for which the building is intended is large numerically. But the quick results achieved by the agents show that their work was started early and that it has been pushed with unusual vigor and efficiency. The first thing which strikes one about their canvass is that they fully realized the possibilities of a fine building and a remarkable opportunity. The whole of New England, for example, has been circularized. Every important concern engaged in the practice of architecture or doing buisness with architects was first solicited by mail. Next,

a representative was sent to interview every "prospect" between here and Bosevery "prospect" between here and Boston. This sort of work is bringing to New York people whose advent makes a valuable addition to our professional and business ranks. By way of illustration, it may be stated that so prominent a New England firm as Lockwood, Greene & Co., of Boston, has just been induced to open a branch office in the Architects' Building under the management of F. A. Wing, and it may do no harm to add that while the contract reads for 595 square feet of corner space on the eighth floor, negotiations have been opened by the Boston house for about 900 square feet more. In other words, it looks as if the very capable renting agents of the Architects' Building are doing some valuable publicity work for the city as well as for their particular building.

The successful building manager will not allow a tenant to take advantage of him through friendship, but must insist that the tenant meet his reasonable ob-ligations as promptly as does the landlord. Dispossess proceedings should be handled with great care, as tenants fre-quently allow themselves to be dispossessed in order to break leases when they are amply able to pay the rent if they desire. It is sometimes wise to carry a tenant for a month or more when the manager knows that he is honest but hard up. A tenant will in the end pay his rent if he is honorable, and, in the ma-jority of cases it will be found that the tenants are honorable. But where a tenant has no money and no prospects the wise plan is to be rid of him as soon as possible.-Edwin H. Hess.

### WHAT TO DO WITH FIRE DEPT. ORDERS

A Rate Schedule Expert Specially Called in Can Often Relieve the Building Manager of Time-Wasting Negotiations.

> By EDWARD CAMPBELL, M. E. Of the Bureau of Fire Engineering.

WHAT to do with Fire Prevention day known as the Rate Schedule Ex-Orders is a problem which is now bothering the managers of properties. It must be conceded that the Fire Department is acting in good faith in issuing these orders, and is simply performing a public duty laid upon them by laws and ordinances. On the other hand, compliance with the orders may mean a financial hardship to the owners, not only because the expenditures required were not anticipated, but also because the building from a real estate standpoint may not be worth the spending of money; nor are the owners in a position to obtain the increased rentals unquestionably justified by the improv-

### How to Obtain a Reduction of Rates.

Real estate men no doubt remember that up to ten years ago the fire insur-ance rates on buildings were simply a flat figure unsusceptible of reduction for improvements to buildings. When this flat rate method was superseded by the present schedule rate method, a new form of expert was evolved who is topert. Every prominent insurance broker now has a specialist to attend to the reduction of rates for his client, and it is a fair assumption that with the increased activities of the Bureau of Fire Prevention, the State Fire Marshal, and the Commissioner of Labor, there will be evolved, and in fact there is already existence, a type of expert to deal with Fire Prevention Orders.

### Qualifications of the Specialist.

The qualifications of a fire prevention expert who is really able to render service to managers of property must include experience in the fire insurance field, in the fire department field, in fireproof construction, and in the special features which are a more particular part of fire prevention as an applied science. These special fire prevention features include automatic sprinkler protection, fire and exit drills, fire escapes, fire alarms, the protection of heat, light and power apparatus, and the safeguarding of special fire hazards produced by the tenants of a building.

The expert's method of handling fire prevention order is first to carefully scrutinize the order for clerical errors or departures from the requirements made by statutes, ordinances or regulations of the Fire Department. The next step is to examine the building and study the condition existing therein, to discover if these conditions justify an appeal to the Fire Commissioner to have the order withdrawn as unnecessary or unreasonable.

#### How He Handles a Fire Prevention Order.

After these steps have been taken, the expert has sufficient information to advise real estate managers what is the best course of action; to oppose the order, to ask its withdrawal entirely, to ask for modifications for good and sufficient reasons, or to comply with it.

If the expert finds that the conditions of a building justify an appeal to the Fire Commissioner, to have the order withdrawn, he prepares the necessary statement of facts, supporting the state-ment by technical Fire Prevention reasons, and conducts all correspondence and negotiations with the Fire Department in the same way that an attorney handles a legal matter.

### Eliminating Items.

If the expert finds that the orders are not susceptible of complete withdrawal, he endeavors to secure the elimination of certain items or the softening of certain details which bear too harshly on the owner. Such modifications of fire prevention orders are frequently possible simply through the presentation of certain facts regarding the building, but in most cases the modifications are obtained through the expert designing alternative improvements, which are acceptable to the fire department, and which provide equal protection to life and property.

A case in point where a substitute order was very advantageous to the owner was the withdrawal of an order to install a fireproof passage on the first floor of a large loft building through the expert pointing out how an adequate exit could be provided by a small bridge

### to an adjacent building.

Saves Expenses for Owner. The principal advantage to a real estate manager through the employment of an expert is that he is relieved from troublesome and time-wasting negotiations, which call for an endless series of visits, conferences and correspondence, whereas the owner benefits by having the order complied with at a minimum expense. A further advantage derived from the expert's services is that complications with other departments having jurisdiction are avoided, because of the expert's familiarity with the requirements of these other departments.

It frequently happens that the Department, the Department of Water Supply, Gas and Electricity, and the State Labor Department are to be considered on the same violation. A further recommendation for the expert is that through his knowledge of insurance requirements, he is able to have his plans and specifications also meet the ap-proval of the New York Board of Fire

Underwriters and the Fire Insurance Exchange, so that the owner may obtain a reduction in rate warranted by the improvement.

Another feature worth consideration by owners and managers is that the expert designs improvements which are permanent and a guarantee against future orders, because they are based on sound Fire Prevention principles, and embody the ultimate aims of the Fire Department.

### THRIFTY COAL BUYERS.

Find There Is Profit in Having Systematic Tests Made for Quality.

By B. G. Gould, Secretary of the Fuel Engineering Company.

Granting that a correct test of the quality of coal can be made by a chemist, the coal user then has only a small part of the information he should have. The test should be combined with sound engineering advice, from an engineer not only familiar with coal characteristics, but with the mechanical problems of the boiler room. There should also be available extensive coal records with which to compare the results, records which will show what other kinds of coal are available, whether a cheaper or more expensive or different kind of coal could be used more economically. These points are all essential to an intelligent understanding of every coal problem, whether the coal is bought on a B. T. U. contract or not. If a B. T. U. contract is to be used, the buyer needs, all the more, experienced advice to avoid the pitfalls awaiting the unwary. Advice from experts, familiar with every detail of the B. T. U. contract should be sought. These points are not mentioned to discourage the building manager from attempting the scientific handling of his coal problem, but to warn against hasty action, or acceptance of inexperienced advisers. To cover all the points mentioned above through a single organization is possible, and also inexpensive, but such organizations are few and far between.

The value of systematic tests on the coal delivered, regardless of a B. T. U. contract should be emphasized. Up to within the past few years, coal has been quite generally bought by guess-work. The consumers are rapidly waking up, and watching the quality of their coal deliveries by means of frequent tests. The natural result of such a policy is easy to see. In the past the coal dealer has not had to select his product with any particular care. Now the buyer is getting the facts, and knows what kind of coal is being delivered to him, and naturally the enterprising dealer is going to see that those customers who are watching the matter closely get his best coal. It is easy to jolly the customer who is still guessing, and it is good business to send the good coal where it is most appreciated.

Another advantage of systematic tests is in the ability to choose accurately between coals of different prices. Suppose, for example, that you have been buying No. 1 buckwheat coal for \$3.50 a ton, and the average analysis has been 12.540 B. T. U. and 15.20 per cent. ash. You try out another coal for a short time that is sold for \$3.40 a ton which averages 11.870 B. T. U. and 18.25 per cent. The actual difference in value between these two coals would not be

noticed at the time. but as a matter fact the coal at \$3.50 is the cheaper for you to use. The other coal should be sold to you at about \$3.30 to give you as much for your money as the higher priced coal. It is only by means of exact data that such comparisons can be

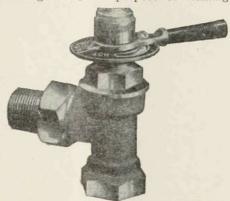
made.

### NEW THINGS

Uninfluenced by advertising considerations, this information is offered on its merits for the benefit of building managers.

#### A New Radiator Valve.

The illustration shows the new Detroit Multi-Port Vapor Valve for use in connection with vapor, vacuum and atmospheric heating systems. It is one of the newest products of the Detroit Lubricator Company, Detroit, Mich. This valve removes the necessity of estimating in advance the size of the port opening required for each radiator on a job, ordering the valves from the manufacturers and waiting for delivery. It also obviates the selection of a suitable valve for the radiator, testing it and disconnecting it for the purpose of reaming



out the port, inserting parts or substituting a new valve and continuing the process until approximately the right port area is obtained.

Any valve out of stock may be used. Install it and, after the system is in operation, remove a set screw, revolve the handle until the ports are correct and replace the set screw, making the adjust-ment permanent. It is unnecessary to disconnect the valve or to use any tool besides a screwdriver or interfere with the system in any way.

The Detroit Multi-Port Vapor Valve has no packing, yet the construction is said to be such as to do away with the trouble and expense of leakage, making it well adapted for use in vacuum systems where tightness is essential.

#### A New Pipe Calk.

The Union Clay Products Company, of New Brunswick, N. J., has something new in the way of a calk or sealing joint sewer pipes in cities where is no ordinance compelling lead calk in soil pipes. This is in the form of a compound known as G-K, which has remarkable power in keeping the pipe tight, even though it be forced out of line after the joint has been made. risers in a building are set; then the hot compound is poured into the bell which is automatically sealed without the use of calking irons, thus doing away with breakage of pipe or bell. Iron pipe calked with this compound successfully withstands tests of 160 pounds without leak. An additional advantage rests in the fact that if at any time it is necessary to remove a section of the line a plumber's torch applied to the joint will soften the material sufficiently to allow the removal of the length without breakage.

### A New Idea in Rules.

Anyone having use for a rule graduated down to 64ths of an inch knows the difficulty of obtaining accurate measurements in laying out work, knows how impossible it is to get the reading instantly, knows of the eyestrain attendant upon reading such graduations repeatedly; all caused by the fineness and the closeness of the lines. It is evident that if the same measurement could be arrived at with the same degree of accuracy with a rule graduated down not finer than say 16 lines to the inch, these difficulties would be overcome

Both of these things are accomplished in the "Allen" Improved Scale—an article just put on the market by the Laf-kin Rule Company, Saginaw, Mich. The "Allen" Scale is a patented article, and embodies an absolutely new idea in the marking of a machinist's scale.

As any even number of 64ths has an equivalent in 32ds, and possibly in 16ths,

equivalent in 32ds, and possibly in 10ths, one side of this rule is graduated in 32ds and 16ths, and this takes care of all of the even 64ths.

The other side of the rule embodies the new idea. It takes care of all the odd 64ths. The first graduation mark on one edge of this side is 1/64-inch from the end of the rule, and is numbered "1" the next mark on that edge is 5/64-inch from end of rule, and is numbered 5; the next 9; the next 13, etc., up to the first inch mark, and then repeated in each inch.

Here there is a jump each time of 4/64ths, and between the 1/64-inch and 5/64-inch points would come one odd 64th, i. e., the 3/64-inch mark; between 5 and 9, the 7/64-inch mark, etc. All of these off 64ths appear on the other edge of this side of the rule; that is the first graduation mark there, is 3/64-inch from end of rule and is numlered "3"; the next is 7/64-inch, and numbered "7," etc., in each inch.

Thus the object is accomplished; all the odd 64ths are here given, and yet there are only 16 lines to the inch. This makes it possible to number each graduation mark, and by making each second gradu-ation mark slightly longer than the one before and after it, the figures can be put on in two rows, and this allows room to make them large enough to be easily read. The rule is 3/4-inch wide, and is furnished in the two thicknesses commonly known as the tempered and the semi-flexible. It is made in various lengths.

### QUESTIONS and ANSWERS

### Dust Over Radiators.

I would like to ask if any of your readers have had an experience with any device that is put on the radiator to prevent dust from running up the sides of the wall when the radiators are near the wall, or if there is any fault in the radiator that dust accumulates from hot air. Is there any way to avoid it?

Answer-It never will be fully avoided. Dust particles will float in the air and will form where there is a draft on the dust collector, the heat radiators, the circulation of the air leaving the radiator. Necessarily it radiates the air coming in contact with the dust, and the simplest, plainest and smoothest surfaced radiator will do the same. It is desirable that the building manager in conferring with the architect in the planning of buildings give plenty of clear space between the radiator and the walls to avoid the high air velocity behind the radiator. The generally accepted distance is about 60 per cent. more than half of the width of the radiator.

### Steam Boilers.

May I ask you to answer one more question? Where can I find a recently published book on steam boilers?

Answer .- Longmans, Green & Co., of New York, have just published a book covering this subject by W. Inchley at the University College, Nottingham, England. The price is \$2.40,

## RECORD AND GUIDE.

Devoted to Real Estate
Building Construction and Building Management
in the Metropolitan District

Founded March 21, 1868, by CLINTON W. SWEET

Published Every Saturday
By THE RECORD AND GUIDE CO.

F. W. DODGE, President
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There has been some buying along the new subway routes, particularly in The Bronx and Brooklyn. As a rule, however, both operators and investors have hesitated to close any but obvious bargains so long as the Interborough and B. R. T. contracts remained unsigned. With these contracts settled, there should be a considerable increase of real estate activity in all of the boroughs benefited by the new rapid transit.

In looking over the list of bills introduced into the Legislature, one can hardly fail to be impressed with the high quality of the proposed legislation and the laudable ambition of statesmen to associate their names with measures that promise to be of enduring value and immortal fame. Here is Senate Bill No. 154 (Int. No. 152), which bears the name of Mr. Wende. This notable measure provides that no room used for living purposes shall be repapered or calcimined until the old paper or calcimine has been removed. We do not know the exact status of the bill, but if the Legislature fails to enact it at once we suggest that Mr. Wende recall himself and stand for re-election on the great calcimining reform movement.

To anyone interested in the arts and sciences connected with building, or, indeed, to anyone who takes pleasure in the history of the older institutions of the city, the 127th annual report of the General Society of Mechanics and Tradesmen, just issued, will make good reading. Among last year's gifts to the society's valuable technical library of 95,000 volumes, we note, was a file of the Record and Guide from 1894 to 1912, presented by John P. Voelker. An old print of the house at 12 Chambers street, used as a school building from 1821 to 1858, is reproduced in the report. This site is now occupied by the new Municipal Building.

### The Dual System Assured.

At last it can be said with some appearance of finality that the dual subway system is assured. The statement has been made a good many times in the past and has proved to be untrue. Never has the career of any great public improvement been attended with more vicissitudes. One serious obstacle has been patiently removed only to be succeeded by another which at its first appearance looked if anything even more formidable. The obstacles have been due, not only to the inherent difficulties of reaching a satisfactory solution of such a complicated problem, but to an opposition which was as unscrupulous as it was futile in expedients and tenacious in its purposes. Now, however, all the intrinsic difficulties of the subject have apparently been provided for, and, so far as can be seen, the opposition is finally defeated. While it may have some further legal or political expedient to invoke, we cannot discern any possible weapon which has not already been tried.

It seems certain that the Board of Estimate will sign the contracts not later than the end of the coming week, and that by March 15 the city will be legally committed to the burden and the benefits of the dual subway system. Once the contracts are signed they cannot be abrogated by any future administration—even if its members are opposed to the policy embodied in the contracts. Doubtless an inimical Public Service Commission or Board of Estimate could seriously embarrass the execution of the contracts, but it would scarcely dare to do so. After a start has been made in the building of the new system any board which delays its completion will incur so much unpopularity that it will not dare to travel very far along that road.

Assuming that the contracts are as good as signed, and that their execution will follow without unnecessary delay, the question in which property owners are most interested concerns the probable date on which the several parts of the new system will go into operation. The section of the city which may reap the first benefit will be Queens. There is apparently no good reason why trains should not be running in the Belmont tunnel by this time next year. Of course the extension to Long Acre Square cannot be completed by that date, but it will be possible to operate trains to and from the existing terminus near the Grand Central Station in a comparatively short time, and advantage will undoubtedly be taken of the opportunity. Another fraction of the new system which may be serving the public without the delay of more than a year is the Fourth Avenue Subway in Brooklyn, which is well advanced towards completion, and which can be operated, we presume, in a provisional manner across the Manhattan Bridge. Still another part of the new system whose early utilization is possible is the Center Street Subway, which should be put in commission well in advance of the system as a whole, and which should do much to relieve the congestion at the Brooklyn Bridge terminal.

The benefit which Manhattan and The Bronx are likely to realize from the operation of the new system will not be gathered so quickly, even in part, as the benefit which accrues to Brooklyn and Queens. The two boroughs included in old New York will, of course, be somewhat helped by the third tracking of the elevated roads and the construction of the elevated extensions. These improvements ought to be completed within a couple of years, but they will serve to make life a little easier for the inhabitants of the upper east

and west sides rather than to develop much new traffic or to improve underlying conditions. What The Bronx particularly needs are the subways and elevated roads which will be operated in connection with the new east side subway, and what Manhattan needs is the new east side subway, the new lower west side subway and the new Broadway subway. Sections of these subways are already under construction, and doubtless could be made fit for operation within a year or two, but it is difficult to see how they can be operated until other sections not yet begun are also ready for use.

It might be physically possible to operate an east side service between the Harlem River and 42d street, but a service of this kind would add so enormously to the passengers who wished to board the already overcrowded subway trains at 42d street that any attempt to establish it looks unwise. In view of this fact the Record and Guide trusts that the Public Service Commission will do its best to have the new Seventh avenue subway built in record breaking time. The hastening of its construction even at some extra expense will really be an economy, because of the inconvenience and loss which will be saved thereby to the inhabitants and business men of Manhattan.

The Story the Tax Figures Tell.

The figures which show the assessed valuation of taxable property for the coming year tell plainly enough the story of existing stagnation in real estate values. Taking the city as a whole the increase in the assessed valuation of real estate is smaller than the cost of new construction during the year. In Manhattan particularly there has been a decrease in ground values, and the decrease would have been larger than that actually recorded in case the tax department had dared to face the actual facts of the situation. The tax policy of the city is having its inevitable fruits. Assessed valuations of real estate have been raised to a level which leaves no margin for that necessarily dubious element in real estate, prices—the element which depends upon the strength of the general market and the needs of the seller and the eagerness of the buyer. If the policy of levelling up assessments had been accompanied by a stationary tax rate, its effects might not have been harmful, but unfortunately a steady increase in the tax rate followed-an crease so steady and so considerable that it absorbed any expansion in real estate values in the favorably situated parts of the city. At the same time it necessarily deprived less favorably situated real estate of part of its earning power, and actually diminished its value. The consequence is that a great many property owners in Manhattan would only be too glad to sell their realty at a smaller price than that at which the city is taxing it. During the first seven weeks of the current year 176 parcels of Manhattan real estate were transferred, in which the consideration was stated in the deed. Their aggregate value amounted to \$6,579,552; but the city was assessing them for taxation at \$6,797,962. Thus their owners were on the whole paying taxes on over \$200,000 of value which did not exist, and this general fact must have meant that in individual instances the injustice ran very much deeper. The Record and Guide has been collecting the statistics of the assessed valuation of property sold for a great many years, but the year 1913 is the first in which assessed values exceeded actual values.

Manifestly, the system is breaking down. In order to meet the increased expenses of the city there should be an

increase in the assessed valuation of taxable property sufficient to raise money necessary to provide for these larger expenses, but under existing conditions there is no chance of raising the needed in crease in revenue by any such means. The larger revenue has to be raised chiefly by augmented taxes on existing values, the consequence being that existing values are tending to The city is steadily taking away from the real estate owners of New York some part of their existing property, and as the demands of the city government are constantly increasing, while real estate values are decreasing, the situation is rapidly becoming impossible. You cannot keep on collecting an expanding volume of taxes from a diminishing amount of property without finally reaching a condition in which there is no property to tax. It is abnormal and sinister that in a city whose population is increasing at the rate probably of 150,000 each year the increase in real estate values does not amount to the cost of the improvements constructed. Only one inference is possible. values are actually diminishing. No sufficient allowance is made in the ffficial figures for the deterioration in the value of existing buildings, so that taxable assets are really diminishing faster than they to be diminishing. Yet under seem to be diminishing. these critical conditions no one seems able to suggest additional sources of taxation which have any chance of being adopted, and the real estate men themselves seem to be wholly incapable of agreeing on any way out of the dilemma.

#### THE WEEK IN REAL ESTATE.

There were no notable features to the real estate market during the week, but there was considerable dealing in good properties. Vincent Astor signalized his appearance as a large investor by purchasing 15 West 32d street from the estate of Townsend Wandell. The parcel abuts the holdings of the Astors in West 33d street, just west of Fifth avenue. A tenement property in Cliff street was sold for the fourth time in three months. It is understood that a profit was taken in each transaction; and, this is so it is interesting as showing that property in old downtown neighborhoods is not quite as heavy a burden as some claim it is. There was a strong demand for apartment houses of good class both in Harlem and on Washington Heights, while a plot in the latter part of the city was sold for improvement with apartment houses. The sale of an elevator apartment house on the East Side was another interesting sale of the week. Probably the fremier transaction of the week was the purchase of a large plot, by Charles A. Gould, at the south corner of Fifth avenue and 90th street, opposite the home of Andrew Carnegie. To be improved with a costly home, this plot marks another step in the improvement of upper Fifth avenue along fine Because Central Park is opposite, it does not seem probable that business will soon, if ever, invade the neighborhood where Mr. Gould has bought. A park that fronts on Fifth avenue for a distance of two miles certainly is not a promoter of business conditions therein. Recent tendencies in Madison avenue seem to show that the Lexington avenue subway will materially aid business conditions in that thoroughfare.

The lease of old Bryant Hall, on Sixth avenue, opposite Bryant Park, proved to be a transaction of much interest to hundreds of property owners in the neighborhood. Adjoining the southwest corner of 42d street, this old building will be practically rebuilt into a modern restaurant. The lease, which is for

a long term with renewals, marks another forward step in a part of Sixth avenue which has shown recuperative powers. Ever since the Union Dime Savings Institution erected and occupied a new home for itself at 40th street and Sixth avenue together with a few other improvements, the part of Sixth avenue from Herald Square to 42d street has gained in value and in rental strength. The projected new elevated station at street will be a beneficial factor. The lessees of Bryant Hall, or as some call it Lyric Hall, own a number of restaurants in Philadelphia. Very recently a prominent restaurant owner of Chicago leased the large restaurant space in the Grand Central Station and he has opened several restaurants in other parts of the city. It looks as if New York is a profitable field for restaurants and as if one prominent quick lunch company here is going to experience keen rivalry. All of these concerns want long leases, usually with the privilege of renewal. Because of the advent of these newcomers from Philadelphia and Chicago it is likely that there will be competitive bidding good restaurant locations from the Battery to 42d street. Only recently the Childs company succeeded for the first time in getting into lower Park Row, having, it is understood, leased number 23. It would not be surprising if some other large quick lunch concern entered the street by paying a premium for a choice location. There is a good allchoice location. There is a good all-night restaurant trade on Park Row that some streets do not possess.

The owners of the properties comprising the new Court House site in Manhattan received very little consideration from the Board of Estimate this week regarding their request for some relief from the onerous burden of carrying their holdings until the city gets ready to take title to the parcels in question. The Mayor was rather severe in his remarks to them, even though Borough President McAneny declared in open meeting two weeks ago that there was some merit to their grievance. Flagrant instances of injustice to property owners by the city, such as this one has all the earmarks of being, will simply hasten the day when the city will be compelled to take title to property it wants and carry Of course, there is no way to make it do so now.

### This Bill Would Interfere With Real Estate Developments.

Editor Record and Guide:

We notice in your issue of March 1 last a note relating to a bill prepared by the Department of Taxes and Assessments, to do away with the rule laid down by the Appellate Division in our recent case of Jackson vs. Smith, by providing that the lien of taxes shall be superior to easements existing against the property taxed. We judge from your article that this bill has received some support from real estate interests.

If this is the case, it would appear that some real estate men are either ill-in-formed or badly advised. The rule laid down in Jackson vs. Smith is a salutary one and protects easements rights, which are frequently a material part of the value of the land benefited, from destruction by the failure of the owner of the land subject to the easement to pay The owner of the land ays taxes on an ashis taxes. benefited pays taxes on an as-sessment which includes the additional value given by the easement. The city, by this new legislation, attempts to make the owner, in order to hold his easement right, pay not only the additional tax on his own land but all the taxes against the land upon which the easement rests.

The rule laid down in Jackson vs. Smith is not new. The city has never heretofore attempted to cut off easements by tax sales.

Without further particularizing, some of the effects of the new rule, of interest to real estate men, would be, that no land could be sold, and pass the eye of a competent title searcher, in a development tract in which the streets had not been ceded to and accepted by the city before sale commenced.

No uniform restrictive convenants could be applied to a territory and made to hold. The present existing neighborhood restrictions in New York City would cease to be effective. Lands on streets within the city limits, opened since 1898 but not ceded to the city, will have unmarketable titles, as access to the street system cannot be assured.

Unless these results are desired, the approval of this bill should be withheld. The bill has yet to pass the test of

constitutionality.

WEED, HENRY & MEYERS.

#### A Correction.

In the list of buildings referred to by the Universal Compound Company in their advertisement on the front cover of the Record and Guide for March 1, reference was made to the residence of Mr. John D. Rockefeller at Pocantico Hills built by the Thompson-Starrett Co. This statement they now wish to correct. The general waterproofing contract taken by the Universal Compound Co. was for the addition to Mr. Rockefeller's house now being built by C. T. Wills, Inc., instead of the original house which was built by the Thompson-Starrett Co.

Big Business.

Five million, five hundred thousand dollars will be loaned by the Prudential Insurance Company of Newark on the property to be improved by F. V. & J. H. Burton for the dry goods firm of Lord & Taylor, on Fifth avenue at the northwest corner of 38th street. This week the sum of \$3,500,000 was advanced as part of the loan, which was obtained from the insurance company through the Title Guarantee & Trust Company. While it has attracted only passing notice from the public, it is in fact a most remarkable and significant transaction in real estate finance.

A very few more costly building projects have been financed, but generally by the sale of bonds; rarely if ever has so huge a sum been obtained for a private firm by so simple a method—by a single bond and mortgage in the same way that a person would obtain a mortgage loan on an inexpensive dwelling. The business proceedings at the Title company's office took only twenty minutes. Another noteworthy fact is that this is the first loan of large size that the Prudential Life Insurance Company of Newark has made on New York City property. The transaction as a whole testifies to the good opinion which the financiers of the country have of New York City real estate.

During the panic of 1907 stocks of all kinds shrunk to one-half their former value and many bonds were in default, but there was very little depreciation in real estate values. Mortgage investors lost no money. Walter Stabler, the Comptroller of the Metropolitan Insurance Company, said after it was all over that he did not believe there was a man who had an honest well-invested mortgage who had lost anything on it.

—The Board of Estimate declines to have the city take title to the new court-house site until the city is ready to utilize it.

#### THE TAX RATES FOR 1913.

### Manhattan, \$1.81; Brooklyn and Queens, \$1.85, and Richmond, \$1.92.

\$1.85, and Richmond, \$1.92.

The tax rate on real and personal property in Manhattan and the Bronx for 1913 will be \$1.81 on each \$100, a reduction of 2 cents on each \$100. The Aldermen in special session fixed this rate for the ensuing year. The rate for Brooklyn will be \$1.85; Queens, \$1.85, and Richmond, \$1.92. The reduction also amounts to 2 cents on a \$100 in Brooklyn, but the rate in Queens is increased 1 cent on a \$100, while in Richmond it remains the same.

A statement issued by President Lawson Purdy of the Tax Department says that the dull real estate market is responsible for the fact that the net increase on the assessment roll is less than the value of the new buildings. The evidence furnished by the sales of real esstate with the actual considerations stated, which took place during 1912, shows that assessments are as high as the values warrant.

In Manhattan there were 1,234 sales, with considerations stated during 1912, the aggregate assessed value was \$72,675,000, and the considerations totalled \$71,539,000. The assessed value was therefore 101 per cent. of the total of the considerations, which include the foreclosures.

In Brooklyn there were 775 sales with con-

In Brooklyn there were 775 sales with consideration stated. The aggregate assessed value was \$6,734,000, and the agregate of considerations was \$6,723,000. The assessed value was therefore 100 per cent. of the considerations. As in Manhattan, these sales include foreclosures.

### Increased Assessment of Real Estate.

Increased Assessment of Real Estate.

The figures showing the increased value of land and the increased valuation on account of new buildings for the year 1912 are also given in President Purdy's statement:

The net increase in the assessment of all real estate is \$144,748,971, and the net decrease in the assessment of personal estate is \$17,545,100, making a net increase in the assessment roll of all property of \$127,203,871.

When the annual record was open for public inspection on October 1 there was an increase for improvements aggregating for all boroughs \$140,653,850, It will be observed that this increase on the final assessment rolls of all ordinary real estate. These figures show that the assessed value of land is less than for 1912. In several districts in Manhattan, notably the easterly part of Harlem and along Broadway, and adjacent streets, between Fourteenth and Duane streets, there have been decreases. There was a not decline in the territory north of Duane street, from river to river.

In the Bronx there was an increase for new buildings of \$20,000,000, and the net increase on the assessment roll is but \$17,000,000. The assessments remain on the average about the same,

In Brooklyn there was increase for new buildings of \$24,000,000, and the net increase on the assessment roll is less than \$3,000,000. In eleven districts in Brooklyn out of twenty-three, the land value for 1913 is less than for 1912.

There is no district in Queens that shows a decrease, but the increase is less than \$18,000,000.

There is no district in Queens that shows a decrease, but the increase is less than \$18,000,-000, and of this new improvements provide \$13,500,000.

In all but one district in Richmond there was a small increase, but that net increase in excess of new improvements amounted to less than \$1,250,000.

### New Jamaica Terminal Opens.

New Jamaica Terminal Opens.

With the opening of the new union station at Jamaica, to-day, another new era of growth and improvement on Long Island is begun; and, it is more important than any previous era because it marks the inception of a greater suburban train service throughout all parts of Nassau County and the western part of Suffolk County. The railroad company, long ago, announced that it could not electrify its Montauk division from Jamaica to Babylon, or its main line from Hicksville to Deer Park, or farther east, until the extensive improvements at Jamaica were completed. So far has the Jamaica improvement progressed that another year will witness its entire completion, and that means the elimination of all grade crossings and the establishment of a train yard. So much of the new terminal as is now ready for use means an end to the interminable delay of trains which has been caused by lack of sufficient tracks to handle several trains at a time coming into Jamaica. Now more than one train can come into a platform and there are several platforms. As a result, all parts of Nassau county are 10 to 12 minutes nearer Manhattan and Brooklyn than they were before. Floral Park, Hempstead, Rockville Centre, East Rockaway, Oceanside, Long Beach, Lynbrook and numerous other growing communities just east of the city line are henceforth more accessible.

There is a structural feature of the new Jamaica Terminal that has escaped general observation; and, that is the elimination of tracks crossing at grade. The tracks from Jamaica to the Pennsylvania Station in Manhattan cross the tracks from Jamaica to Brooklyn on a steel and concrete viaduct.

### Large Holdings.

Some operators say that corporations and wealthy estates will own practically all of Manhattan in the not very distant future. Even in the dullest times the trend of development is toward powerful concentration. Small holdings are accumulated by operators in order to get large plots. The combined sites are improved with one great structure, either mercantile or residential. The improved property becomes an investment security of the highest class and it passes sooner or later into the control of permanent holders.—R. E. Brokers' Bulletin.

### REAL ESTATE STATISTICS OF THE WEEK

The Following Table is a Resume of the Record of Conveyances, Mortgages, Mortgage Extensions and Building Permits Filed in Each Borough During the Week.

(Arranged with figures for the corresponding week of 1912. Following each weekly table is a resume from January 1 to date.)

	THE RESERVE	NAME AND ADDRESS OF THE OWNER, WHEN			
MANHATTAN.					
Conveyances,					
Pol	1913 28 to Mar. 6	1912 Mor 1 to 7			
reb.	28 to Mar. 0	Mar. 1 to 7			
Total No	\$14.451.000	\$26 721 645			
No with consideration	27	17			
Consideration	\$2,689,910	\$889 750			
Assessed value	\$1,440,000	\$855,300			
Jan. 1 to	Mar. 6 Ja	n. 1 to Mar. 7			
Total No	1 501	1,692			
Assessed value	\$97,780,212	\$166,201,745			
No. with consideration	\$9,811,537	169			
Consideration	\$9,811,537 \$8,724,962	\$9,169,831 \$8,519,800			
Assessed value		\$0,013,000			
	gages.				
	28 to Mar. 6	Mar. 1 to 7			
Total No	143	150			
Amount	\$10,531,562 32	\$57,748,873 28			
To Banks & Ins. Cos	\$7,689,500	\$53,801,575			
No at 6%	55	62			
Amount	\$1,099,379 7	\$1,640,446			
No. at 51/2%	81 000 770	\$222,000			
Amount No. at 5%	\$1,069,750 29	\$222,000			
Amount	\$6,282,633	\$35,400,375			
No. at 4½%	\$298,500	19			
Amount		\$473,000			
No. at 4#		\$18,968,302			
Amount Unusual rates		1			
Amount. Interest not given. Amount.  Jan. 1 t  Total No. Amount.  To Banks & Ins. Cos.		\$750			
Interest not given	39	29			
Amount	\$1,781,300	\$1,044,000 n 1 to Mor 7			
Jan. 1 U	o Mar. o Ja	1. 1 to Mai. 1			
Amount	\$40.976.639	\$92,658,036			
To Banks & Ins. Cos	256	240			
Amount	\$23,646,950	\$70,638,115			
Mortgage	Extensions				
Pob	20 to Mor 6	Mar. 1 to 7			
Total No	31	61			
Amount	\$1,053,250	\$2,351,000			
To Banks & Ins. Cos	15	\$754,000			
Amount	5/27,750 o Mor 6 To	n 1 to Mor 7			
Amount	20 Mai. 0 Ja	546			
Total No	\$13,323,835	\$23,496,177			
To Banks & Ins. Cos	140	181			
Amount	\$6,801,800	\$12,732,000			
Building	Permits.				
	Mar. 1 to 7	Mar. 2 to 8			
New buildings	13	8			
New buildings	\$1,020,300	\$3,055,900			
Alterations	\$146,140	\$274,150			
Jan. 1 to Mar. 7 Jan. 1 to Mar. 8					
New buildings	93	133			
Cost	\$9,068,325	\$15,109,775 \$2,213,846			
Anterations	ONX.	\$2,210,010			
Conveyances.					
Total No	28 to Mar. 6	Mar. 1 to 7			
Total No	131	149 17			
Consideration	\$235,965	\$537,634			
Ton 1 to	Mar 6 I	an. 1 to Mar. 7			
Total No.	1 919	1 311			

### 1,218 136 \$1,534,190 New Rates on the L. I. Railroad.

New Rates on the L. I. Railroad.

In anticipation of the opening of the Union Hall station at Jamaica, the Long Island Railroad Company has obtained from the Public Service Commission for the First District permission to file a new tariff of passenger rates on less than 30 days' notice. The new tariff shows that there will be several reductions and some increases in the fare. One-way express train fares will be increased one cent from Union Hall station to Woodside, Forest Hills, Kew, Bushwick, Bushwick Junction, Glendale, Richmond Hill and Woodhaven Junction. The fare to East New York will be increased three cents. One-way express train fares from Union Hall station will be reduced one cent to Hollis, Bellaire, Queens, Bellrose, Floral Park, Stewart Manor, Nassau Boulevard, Garden City, Hempstead Crossing and Hempstead.

A reduction of two cents will be made in the fare to Belmont Park. The round-trip fare will be increased two cents to Woodside, Forest Hills and Glendale; one cent to Kew, Bushwick Junction, Richmond Hill and Woodhaven Junction, and three cents to East New York. It will be reduced one cent to Hollis, Floral Park and Stewart Manor; and two cents to Bellaire, Queens, Bellrose, Nassau Boulevard, Garden City and Hempstead Crossing. One-way express train fares also will be reduced one cent between Jamaica and Glendale, and one cent between Jamaica and Bushwick Junction; two cents between Jamaica and Bushwick Junction; two cents between Jamaica and Glendale and Woodhaven Junction, while round-trip fares to Glendale and Woodhaven Junction from Jamaica will be reduced two cents. Fares for local electric train service will remain the same from Flatbush avenue to Belmont Park, with the single exception of the fare from Jamaica to Belmont Park, which will be reduced two cents.

Mort	tgages.				
Feb	. 28 to Mar. 6	Mar. 1 to 7			
Total No	101	105			
Amount	\$1,306,741	\$646,969			
To Banks & Ins. Cos	8	9			
Amount	\$65,711	\$108,500			
No. at 65	49	46			
Amount	\$582,091	\$158,489			
No. at 51/2	9	11			
Amount	\$50,000	\$60,755			
No. at 5≰	19	22			
Amount	\$355,440	\$219,425			
Unusual rates	9710				
Amount	\$510 23	26			
Interest not given	\$318,700	\$208,300			
Amount					
Jan. 1	to Mar. 6 Jan.	. 1 to Mar. 7			
Total No	865	953			
Amount	\$9,471,802	\$8,360,504			
To Banks & Ins. Cos	100	116			
Amount	\$2,153,529	\$2,245,766			
Mortgage Extensions.					
R-1	004-34-0	36. 14.7			
	. 28 to Mar. 6	Mar. 1 to 7			
Total No	15	18			
Amount	\$383,900	\$342,300			
To Banks & Ins. Cos	0	6			
Amount	\$81,000	\$115,500			
Jan. 1	to Mar. 6 Jan	1 to Mar. 7			
Total No	123	168			
Amount	\$2,092,500	\$2,960,425			
To Banks & Ins. Cos	17	43			
Amount	\$506,500	\$1,031,400			
Building Permits,					
Buildin	g Permits,				

Amount		\$500,500	\$1,031,400
I	Building	Permits.	
	Feb.	28 to Mar. 6	Mar. 2 to 8
New buildings Cost		\$536,800 \$12,400	\$933,050 \$39,225
	Jan. 1 to	Mar. 6 J	an. 1 to Mar. 8
New buildings Cost		160 \$4,414,816 \$164,360	\$6,119,225
	And the second of the second of		

#### BROOKLYN. Conveyances.

	1913	3	1912
Feb. 27	to Mar 5	Feb. 2	9 to Mar, 6
Total No		551 32	617 25
Consideration		581	\$257,915
Jan.	1 to Mar. 5	Jan.	1 to Mar. 6
Total No		,237 289	4,381 240
Consideration	. \$2,403	,275	\$2,156,870

### Mortgages.

Feb. 27 to	Mar. 5 Feb. 2	9 to Mar, 6
Total No	393	401
Amount	\$1,452,763	\$1,663,031
To Banks & Ins. Cos	121	65
Amount	\$601,164	\$512,350
No. at 6%	225	228
Amount	\$596,878	\$677,899
No at 51/2%	29	47
Amount	\$133,600	\$246,010
No. at 5%	115	105
Amount	\$593,550	\$609,318
Unusual rates		\$750
Amount	23	20
Amount	\$63,735	\$129,054
Jan. 1	to Mar. 5 Jan.	1 to Mar. 6
Total No	2,992	3,124
Amount	\$11,209,807	\$12,612,670
To Banks & Ins. Cos	726	702
Amount	\$4,693,081	\$5,022,723

#### Building Permits.

Feb, 28 to	Mar. 6	Feb. 29 to Mar. 6
New buildings	\$815,9 \$60,0	
Jan. 1	to Mar. 6	Jan. 1 to Mar. 6
New buildings	\$5,142.4 \$585,1	

#### QUEENS. Building Permits.

	Feb.	28 to Mar. 6	Mar. 1 to 7
New buildings Cost		103 \$498,895 \$8,315	\$650.250 \$16,235
	Jan. 1 to	Mar. 6 Jan	. 1 to Mar. 7
New buildings Cost		693 \$2,305,587 \$167,276	\$2,548,835 \$81,822

### RICHMOND, Building Permi

Dunuing	I CIMILES,	
Feb.	28 to Mar. 6	Mar. 1 to 7
New buildings	\$41,015 \$4,068	\$56,460 \$2,210
Jan. 1 to	Mar. 6 Jan.	1 to Mar. 7
New buildings Cost	\$172,170 \$22,328	\$836,635 \$73,860

### BUILDING MATERIALS AND SUPPLIES

New York City Construction Figures for Last Two Months Show Increase in Plans Filed, but \$5,500,000 Drop in Value.

In the Entire District, However, Both Volume and Value of New Building Construction Exceed Corresponding Records of Last Year-Market Prices.

MARCH usually is the time when building material interests get their stocks and equipment in shape for the opening of the building season. The size of the orders then coming into the wholesale market give the first positive inkling as to the probable trend of building construction. Usually spring requirements are not placed in heavy volume until after the middle of March, but this year conditions are different. Actual orders are somewhat slow, but there is an active inquiry in regard to prices and accommodations.

When the wholesalers show a disposition to shade on quotations and to give term concessions to any and all buyers it is safe to assume that the outlook is not particularly bright and that conditions are bordering on ultra-conserva-tism. It is, therefore, significant that during the last ten days the inquiry has been much larger than in any other corresponding time during the last four years, and that instead of manufacturers showing a tendency to concede extended terms and to pay little heed to lists, they are showing increasing independ-ence and are even quoting list subject

to sharp advances.

This may account for the slowness of orders and it is entirely probable that small builders will wait for another thirty days to elapse under the new administration before they come forward with actual building orders. In operations involving large sums the higher cost of construction is being met by eliminating certain extras as shown by the fact that up to March 1, 1912, there were but 1,364 new building plans filed, while this year there were 65 buildings in excess of that figure, or exactly 1,429 in New York city. The value of these buildings in the corresponding period in 1912 was placed at \$23,623,155, while the total value of new building projects filed up to March first this year figures approximately \$5,500,000 less, or exactly \$18,190,473.

Wholesalers who analyze prophesy that during the next quarter the temper of these figures will be exactly reversed, for the reason that certain commodities like Portland cement and certain grades of lumber, which have recently advanced in price, will not become stimulants in building costs until after the middle of this month, for the reason that distributors have figured on these building operations on old schedules and on contracts which manu-

facturers are bound to fulfill.

While construction figures covering the first two months of 1913 for New York city proper show a \$5,500,000 decrease in value from those of a corresponding period in 1912, new building work in East Jersey, Westchester and Southern Connecticut makes the record in the Metropolitan district from January 1 to March 1 of this year total 3,912. New building plans filed with a total value of \$37,239,144, as against 2,-489 in a corresponding period last year, valued at \$31,642,009.

This wide difference in figures is traceable to the difference in weather This conditions during the first part of these two years. In the first two months of January, 1912, frigid weather prevailed, and in consequence new building operations could not go ahead. This year weather conditions were more favorable to early building operations, and the result was that there was a heavier demand upon suburban distributors' stocks, and in most cases distributors seeing a chance to rid themselves of material which they have been carrying for some time, and to encourage building construction, advanced prices comparatively little, if any, thus encouraging operators to go ahead with their plans.

A positive indication of continued strength in the building material market is the firmness of steel. Instead of February falling behind in the volume of contracts taken, as was predicted early in that month, the total contracts placed in February aggregate 126,000 tons, as compared with 100,000 tons in January One noticeable feature of the February steel business was that the railroads placed very small bridge contracts last month, and since the first of January total purchases of fabricated structural steel on railroad account have been only about 60,000 tons, out of a total of 226,-000 tons. Since the first of March there has been a lull in fabricated steel orders, but this will probably be only temporary.

### HOLLOW TILE QUOTED HIGHER. National Fireproofing Co. Makes New List for This Market,

THE National Fireproofing Co. is sending out new quotations on hollow tile fireproofing material for use in the Metropolitan district. There is a big demand for this material and in consequence the price level has been raised to those quoted in the following table:

	HOHOW	Wall Tile.	
4x12x12-in			\$0.06
6x12x12-in			0.084
8x12x12-in			0.102
10x12x12-in			0.12
12x12x12-in			0.15
			0.20
	owion Do	ntition Disele	
Int	erior Pa	rtition Block.	
2x12x12-in			\$0.048
2x12x12-in 3x12x12-in			0.048
2x12x12-in 3x12x12-in 4x12x12-in			0.048
2x12x12-in 3x12x12-in 4x12x12-in			0.048
2x12x12-in 3x12x12-in 4x12x12-in 6x12x12-in			0.048 0.052 0.072

### STEEL IN AN ACTIVE MARKET. A New Record Made for Steel Contracts in February.

A CTIVITY continues in fabricated structural steel for commercial buildings and manufacturing plants, but railroad orders for bridges are still relatively small—less than one-sixth of the total tonnage booked by the fabricating shops in February.

All of the steel companies have specifications which permit the mills to run as close to full capacity as the steel supply makes possible. In February a new record in daily output of steel ingots was established by the United States Steel Corporation, and it is understood that some of the independent companies have been equally fortunate. Output of steel ingots by the Corporation has been close to \$59,000 tons per day.

The McMorrow loft building to be constructed on West 35th street, awarded to the Hinkle Iron Works, will require only 850 tons of steel. Levering & Garrigues will construct two buildings at East Boston for the Mead-Morrison Company, one of which has been formally awarded. There is an inquiry in the market for 250 tons of steel for the Flower Hospital to be constructed at 64th street and Avenue A, this city. Here in New York the final signing of the subway contracts gives the steel men hopes of heavy rolling tonnages in the summer. Close to 200,000 tons are expected to be used in this work.

### LINSEED OIL DROPS 2 CENTS. Lubricants in Good Demand—Petroleum Firm at Unchanged Prices.

L INSEED oil has fallen off two cents a gallon in this city. Seed is slightly easier at Duluth, making oil here quiet and steady. Current prices for City raw American seed range at 47 and 48. raw Calcutta stands at 65 and the local market is steady.

China wood oil is now quoted at between 7½ and 8. The movement of crude oil is considered easy. Current prices follow: Pennsylva-

nia, \$2,50 per bbl.; second sand, \$2,50 per bbl.; Tiona, \$2,50 per bbl.; Mercer, black, \$2 per bbl.; Corning, \$2 per bbl.; New Castle, \$2 per bbl.; Cabell, \$2.07 per bbl.; North Lima, \$1.31 per bbl.; South Lima, \$1.27 per bbl.; Indiana, \$1.32 per bbl.; South Lima, \$1.27 per bbl.; Indiana, \$1.32 per bbl.; Galdon, \$1.34 per bbl.; Illinois, above 30 gravity, \$1.25 per bbl.; Kansas and Oklahoma, 88 cents per bbl.; 30 gravity and above; Caddo, La., light, 91 cents per bbl.; Canada, \$1.65 per bbl.; Sommerset, \$1.35 per bbl., 32 gravity and above; Ragland, 70 cents per bbl., 32 gravity and above; Ragland, 70 cents per bbl., 32 gravity and above; Ragland, 70 cents per bbl., 88 and 22 gravity.

The mineral lubricant producers are reporting a good demand for all grades and the market is retaining a firm tone. Current prices follow: Black, refined, summer, 13 to 13½; Elack, reduced, 27 gravity, 35 to 30 c. t., 13½ to 14; Black, reduced, 30 gravity, 15 cold test, 14½ to 15; Cylinder, light filtered, 21½ to 23; Dark, steam, refined, 15½ to 25; Paraffin, high viscosity, 19 to 26; 23½ to 24 gravity, 15 to 15½; 28 gravity, 13 to 13½; Wax, crude, per lb., 3½, to 3¾; refined 120 m. p., 4½; refined 125 m. p., 4¾; refined, 130 m. p., 5¼; refined, 135 m. p., 6¼.

4%; refined, 130 m. p., 5%; refined, 150 m. p., 6%.
Current prices of lubricating oils in 5 barrel lots of neutral oils, filtered, are as follows: Prices for cylinder, dark are 20 and 27 cents a gallon, according to test. On the same basis cylinder steam, refined, run from 14 to 22; stainless white neutral, filtered, 30 to 34 gravity, run from 28 to 29; lemons, 33 to 34 gravity, 17 to 19; dark, 32 gravity, 13 and 18.

LUMBER INQUIRY HEAVY. Wholesalers Report Considerable Mo ment Toward Purchasing in Suburbs

ment Toward Purchasing in Suburbs.

That the stocks of lumber dealers throughout the Metropolitan district is low is shown in the fact that the inquiry reported by wholesalers is extremely active despite the higher tendency of prices. Quotations for spruce are firm with the demand a little above normal. The flooring market is stiffening with a continued good demand. Hemlock was without change this week. Long leaf yellow pine in all sizes is in good demand. There has been a slight retraction in the activity of shingles, but the supply is limited and it is not at all probable that prices will fall. The following prices rule for cypress shingles: 7x24-in. rived and shaved, \$23.50 to \$24 per M; 21-in., promiscuous widths, rived and shaved, \$8, 4-in. basis; 6x 20-in., sawed, \$12 per M; 6x18-in., sawed, \$8.50 per M; 5x18-in., sawed, \$7.50 per M.

The price of oak piling is 22 to 25 cents per lin. ft. Oak piles, 14 ins. in diameter, 2 ft. from butt with a 6-in. top, and 40 to 45 ft. long, 25 cents per lin. ft. Pine piles, 25 ft. long, 12 ins. in diameter, 2 ft. from butt, with a 7-in. top, held at 17 cents per lin. ft., while those 25 ft. long are 16 cents. In general pine piles can be had at 16 and 17 cents; oak piles, 55 to 60 ft., are quoted at 23 cents per lin. ft.

COMMON BRICK MORE ACTIVE. Expected Reopening of Navigation Makes Holders of Stacks Nervous.

T HE restricted volume of construction work in New York City during the last three or four weeks has resulted in restriction in the movement of stack brick with the expected reopening of navigation at almost anytime. Holders of stack brick have become somewhat nervous especially since the \$7.50 level for common brick at the wholesale docks has been maintained by demand. The outlook for demand in this department in the near future is promising and there is every indication that the market's requirements will be materially increased in the near future.

Official transactions for North River common brick during the last week with records covering the corresponding week last year follow:

Left	1913. Over, Feb.	22-54.	
Mondon	Arrived.	Sold.	Covered.
Monday		1	0
Wednesday	0	4	ő
Thursday	0	0	0
Saturday	7	2 .	0
Total	18	15	0

	1912.		
Left	Over, Feb.	26-8.	
		Sold.	Covered.
Menday	0	0	0
Tuesday	0	0	1
Wednesday	0	1	0
Thursday	0	2	4
Friday		2	4
Saturday		3	3
	_	-	-
Total	0	8	12

Condition of market, strengthening. \$6.75 to \$7.25. (Wholesale dock N. Y.) tan river, \$7. Total covered left—16. number of open barges left March 2—0.

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### REAL ESTATE NEWS OF THE WEEK

Brokerage Sales, Leases and Public Auctions

### Large Leases Are a Notable Phase of the Week's News.

Dealing in real estate was fairly frequent this week and the character of it was good. Some first-class apartment houses in various parts of the city changed hands, while a large corner plot on Carnegie Hill was sold for improvement with a fine dwelling. The leasing market was as important in some of its phases as the selling market. Our columns will show some very substantial leases, and while it is the time of year when leasing is frequent still some of the leases are of more than ordinary inter-The real estate market in Brooklyn shows a strong undertone and it is in better condition than it was in last week. There is a good market for dwellings; and, in the face of the fact that Brooklyn has been deprived of subway routes it long ago expected, the borough's real estate is responding to the demand for living space in other than apartment houses, while the demand for space in those buildings in Brooklyn is also good. There were a few good sales in the Bronx of apartment houses.

The number of sales south of 59th street was 11 against 17 last week and 26 a year ago.

The sales north of 59th street aggregated 34, compared with 29 last week and 24 a year ago.

From the Bronx 18 sales at private contract were reported, against 17 last

week and 21 a year ago.

The amount involved in the Manhattan and Bronx auction sales this week was \$1,403,423 compared with \$2,053,250 last week, making a total since January 1 of \$10,430,956. The figure for the corresponding week last year was \$646,458, making the total from Jan. 1 1912, \$8,making the total from Jan. 1, 1912, \$8,-

### PRIVATE REALTY SALES.

495,400.

### Manhattan-South of 59th Street.

CLIFF ST.—Chas. F. Noyes Co. resold for Edward Greenbaum 60 Cliff st, a 4-sty front and a 3-sty rear tenement house, both on one lot 20x100, between Beekman and Ferry sts. This is the fourth sale of the property within 3 months.

3 months.

CLINTON ST.—Rebecca Hains sold through Grossman & Phillips to L. M. Rothman 129 Clinton st, a 5-sty tenement house, on a lot 25x100. It is between Broome and Delancey sts.

FRONT ST.—Chas. F. Noyes Co. resold for a client to Fred'k Ingraham 66 Front st, a 5-sty loft building, on a lot 20x85.

NEW CHAMBERS ST.—Mary E. Sandford sold through Chas. B. Van Valen 82 and 84 New Chambers st, a 4-sty tenement house, on a plot 40.0½xirregular.

13TH ST.—Sarah D. M. Fogg sold through P. J. Curry to Chas. Whitney Smith 329 West 13th st, a 2-sty stable, on a lot 25x75.

27TH ST.—The 27th Street Co., of which Herman. Lobel is treasurer, sold to the East Orange & Ampere Land Co., of which Benj. N. Duke is president, 39 to 43 East 27th st. two 8-sty elevator apartment houses, on a plot 75x113.6, between 4th and Madison avs. The buyer gave in part payment a tract of lots at Ampere, N. J. Pease & Elliman were the brokers.

39TH ST.—Bernard J. Foss sold for Samuel Harris to Seaman Sylvester 441 West 39th st, a 5-sty tenement house with stores, on a lot 25x98.9

32D ST.—The estate of Townsend Wandell sold to Vincent Astor 15 West 32d st, a 5-sty building, on a lot 25x98.9. The property abuts the large Astor holdings in West 33d st, west of 5th av.

BOWERY.—S. A. Berger sold to the Salvation Army 223 and 225½ Bowery, a 10-sty fire-proof loft building, on a plot 38x18xirregular. The Salvation Army will vacate the building it is occupying at Chatham sq and East Broadway, the lease of which expires on May 1.

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MADISON AV.—Frank J, Griffin bought from the estate of Mary O'Neill 86 and 88 Madison av, two 4-sty and basement dwellings, on a plot 49.6x95, adjoining the Hotel Seville, at the southwest corner of 29th st. The site will be reimproved with a business building.

2D AV.—Geo. Richard sold through A. H. Levey to Jos. Hahn the northwest corner of 2d av and 12th st, a 6-sty elevator apartment house, known as Onyx Court, on a plot 61.3x90.

#### Manhattan-North of 59th Street.

ST. NICHOLAS PL.—Jos Hamerschlag sold the vacant plot, 99.1x200, in the east side of St. Nicholas pl, and extending through to Edge-combe av, between 152d and 153d sts.

63D ST.—H. C. Senior & Co. sold for Mary H. Markey 159 West 63d st, a 5-sty flat, on a lot 20x100.5.

66TH ST.—Chas. B. Van Valen sold for the Gramont Construction Co. 153 West 66th st, a 5-sty triple flat, on a plot 31x100.

71ST ST.—Floyd M. Johnston sold 221 West 15t st, a 3-sty and basement dwelling, on a lot 18.6x102.2, between Broadway and West End av.

lot 18.6x102.2, between Broadway and West End av.

SSTH ST.—Folsom Bros, sold for Philip Steuernagel to Jos. Herrmann 237 East 88th st, a 5-sty tenement house, on a lot 25x100.8½.

93D ST.—A, Lawton McIlhorn sold 252 West 23d st, a 5-sty dwelling, on a lot 19x100.8.

95TH ST.—Arnold Adler sold 302 East 95th st, adjoining the southeast corner of 2d av, a 5-sty tenement house, on a lot 25x75.8.

101ST ST.—John G. Osterberg sold through Jas. J. Etchingham to Dr. Henry W. Holling, 77 West 101st st, a 5-sty flat, on a lot 25x100.11.

103D ST.—M. M. Hayward & Co. sold for Edith Lowenfels 157 East 103d st, a 5-sty apartment house, on a plot 31.3x100.11.

111TH ST.—Reliant Leasing Co. sold through Isaac Hattenbach 309 West 111th st, a 5-sty flat, on a plot 33.4x100.

116TH ST.—Henry Rauh sold 20 East 116th

on a plot 33.4x100.

116TH ST.—Henry Rauh sold 20 East 116th st. a 5-sty flat, on a plot 35x100.

127TH ST.—Martha Traubner sold to the Brown-Weiss Realties 145 and 147 West 127th st. a 6-sty elevator apartment house, known as the Rosemere, on a plot 50x99.11.

127TH ST.—David Gilmore sold 226 East 127th st. a 5-sty brick tenement house.

129TH ST.—A. E. Polak Realty Co. sold for Janet Rochelle to Samuel Goldberg 30 West 129th st. a 5-sty flat, on a lot 25x99, between Sth and St. Nicholas avs. The buyer gave in part payment 164 Chelsea av, Long Branch, N. J., a 4-sty hotel, the building itself measuring 170x100.

131ST ST.—Thos. P. Kelley sold 48 and 50

131ST ST.—Thos. P. Kelley sold 48 and 50 est 131st st, a 6-sty brick tenement house, on plot 37.9x100.

a plot 37.9x100.

135TH ST.—Nels Gross sold through John H. Lawrence to Louis J. Meader 612 West 135th st, a 6-sty apartment house, on a plot 38.9x99.11.

142D ST.—Harry Levey sold 513 West 142d st, a 3-sty dwelling, on a lot 16x100, 120 ft west of Hamilton pl. The house was long used for a private school known as the Hamilton Grange. The school has a lease on the property which has 3 years yet to run. Early last month the house was sold by John O'Neil, a resident of Florida, to Bertha M. Ryan, who sold to Mr. Levey. The latter now gives it in trade for the 5-sty tenement house, on a lot 25x98.9, at 519 West 27th st, between 10th and 11th avs.

170TH ST.—Lena Schleidecker sold 509 and

170TH ST.—Lena Schleidecker sold 509 and 511 West 170th st, a 5-sty apartment house, on a plot 50x100.

181ST ST.—Ambrose Realty Co. sold to the Debenture Corporation of New York 728 to 738 West 181st st, two 6-sty apartment houses, known as the Jasper and the Jessica, on a plot 200x150. The buyer gave, in part payment, 232 lots at Huntington Terrace, Huntington, L. I. 186TH ST.—Mary F. Martin sold to Casper D. P. Schnoor 556 and 558 West 186th st, a 5-sty apartment house, on a plot 50x107, 150 ft. east of St. Nicholas av.

apartment house, on a plot 50x107, 150 ft. east of St. Nicholas av.

AUDUBON AV.—The Ems Realty Co., Thos. Mulligan, president, sold to Wolf Goldberg and Max Hoffman the southeast corner of Audubon av and 177th st, a 6-sty elevator apartment house, on a plot 99.11x100. In part payment the buyer gave 10 lots in the east side of Fox st, 200 ft. south of Westchester av; also the abutting plot, 129.11x107, in the west side of Simpson st, 369 ft. south of Westchester av.

BROADWAY.—Jas. E. Barry & Co. sold to Anthony Koelble, 3924 Broadway, a 4-sty flat, on a lot 25x100.5. The buyer will remodel the building for business purposes.

COLUMBUS AV.—Ennis & Sinnott, in conjunction with Leonard Weill and Ashforth & Co., resold for the owner 49 Columbus av, a 5-sty triple flat, on a lot 25.1x100, between 61st and 62d sts.

COLUMBUS AV.—Ennis & Sinnott, and a constant and columbus av.

COLUMBUS AV.—Ennis & Sinnot and Leonard Weil bought through Chas. S. Kohler from Edna H. Hunter 49 Columbous av, a 5-sty flat, on a lot 25.1x100, between 61st and 62d sts.

CONVENT AV.—Jas. B. Gillie sold the south-west corner of Convent av and 144th st, a 3-sty and basement dwelling, on a lot 20x90.

LENOX AV.—Thos. A. Roe bought from John R. Kelly 276 and 278 Lenox av, at the southeast corner of 124th st, two 5-sty flats, on a plot 50x75.

LEXINGTON AV. — Anton Szelagyl sold through Froman & Taubert 1205 Lexington av, a 4-sty flat, on a lot 20x70, 40 ft. south of 82d st.

MANHATTAN AV.—Geo. D. Gregory sold through H. D. Winans and May the northwest corner of Manhattan av and 118th st, a 7-sty apartment house known as The Harold, on a plot 100.11x100. There are stores in the ground floor. The seller bought the property in foreclosure for \$215,000 about 2 years ago.

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John Pullman

Arthur B. Gritman

Private Realty Sales (Continued).

MORNINGSIDE AV.—Annie Abatte sold 19 Morningside av, at the southeast corner of 116th st, a 5-sty flat, on a lot 26.4x87xirregular.

ST. NICHOLAS PL.—Falcon Realty Co., Jos. Hamershlag, president, sold to the Strathcona Construction Co. the vacant plot, 99.1x200, in the east side of St. Nicholas pl, midway between 152d and 153d sts. The purchasing company will improve the plot with two 6-sty elevator apartment houses.

WADSWORTH AV.—Bent J. Weil sold 277

WADSWORTH AV.—Benj. J. Weil sold 277 Wadsworth av, a 5-sty apartment house, on a plot 50x100, at the southeast corner of 187th st. 3D AV.—Peter A. H. Jackson's Sons sold to E. Lowenthal & Son 1763 3d av, a 5-sty tenement house with stores, on a lot 25x83.9, adjoining the southeast corner of 98th st.

joining the southeast corner of 98th st. 5TH AV.—Julia E. Cameron sold through Duff & Conger to Chas. A. Gould the southeast corner of 5th av and 90th st, a vacant lot 25.2x 102.2. The buyer owns the 3 adjoining lots on 5th av and 6 lots abutting in 90th st. Opposite Andrew Carnegie's garden, the total plot is 100.8 ft. on 5th av and 255.7 ft. In 90th st. The Cameron lot alone was held at \$250,000.

STH AV.—Friedman Construction Co. resold through W. J. Shalvey 2578 8th av, a 5-sty flat with stores, on a lot 25x80.

#### Bronx.

Bronx.

JENNINGS ST.—Wm. Corcoran sold 763 Jennings st, a new 6-sty flat, on a plot 40x148.9.

176TH ST.—A. J. Madden sold for the Dwyer & Cary Construction Co. the southeast corner of East 176th st and Trafalgar pl, a 5-sty apartment house, on a plot 27x100.

BARNES AV.—Ernst & Cahn, in conjunction with J. J. Pittman, sold for a client to D. C. Lennon, 1873 Barnes av, a 2-sty and basement 2-family house, on a lot 25x100.

CLAY AV.—The A. J. Schwarzler Co. sold through Wm. H. Mehlich to John Holzel the southeast corner of Clay av and 168th st, a 5-sty flat, on a plot 34.6x80.

CLAY AV.—Wm. H. Mehlich sold for Emily Mehlich to Albert Behrens, 1198 Clay av, a 5-sty flat, on a plot 39x80.

CRESTON AV.—The estate of John B. Haskins sold to a builder the vacant block front on the west side of Creston av, from Fordham rd to 190th st, a plot 177.4x125.8. The buyer will erect high-class apartments on the plot.

ELTON AV.—A. C. Thode sold 905 Elton av, at the southwest corner of 162d st, a 5-sty flat, on a plot 31.6x100.8.

FORDHAM RD.—The Duross Co. sold for Purmilla A. Bunt 2403 Fordham rd. a 3-sty

ELTON AV.—A. C. Thode sold 905 Elton av, at the southwest corner of 162d st, a 5-sty flat, on a plot 31.6x100.8.

FORDHAM RD.—The Duross Co. sold for Purmilla A. Bunt 2403 Fordham rd, a 3-sty brick dwelling, on a lot 20x96.6.

MAHAN AV.—F. M. Weiss & Co. sold for Wm. D. Newell to Jos. Pierson the vacant plot, 100x100, on the west side of Mahan av, 150 ft north of Tremont rd.

MATILDA AV.—Marion A. Grimes sold through W. Wm. Eggert 4749 Matilda av, a new 2½-sty frame dwelling.

PROSPECT AV.—Matthew P. Doyle sold through ... J. Madden the northwest corner of Prospect av and 150th st, a lot 25x100.

TREMONT AV.—Patrick S. Treacy, in conjunction with Williamson & Bryan, sold for Henry B. Wesselman the lot, 25x100, on the south side of Tremont av, 225 ft, west of Marmion av. The buyer will improve the lot.

UNION AV.—McKinley Square Casino Co. at 775 East 169th st, bought 1283 and 1285 Union av, two 2-sty dwellings on a plot 33.6x114.4x irregular, abutting the Casino. The property will be reimproved with an annex to the Casino. WHITE PLAINS AV.—A construction company has bought through Hugo Wabst the plot, 50x100, on the west side of White Plains av, about 500 ft. north of the intersection of White Plains av and Boston rd.

WILLIS AV.—Richard H. Scobie resold for the Dwyer & Carey Construction Co. 209 and 211 Willis av, two 3-sty buildings, on a plot 50x96, with a large store of the same size, which is leased to the F. W. Woolworth Co. The sellers acquired the property about a week ago through the same broker.

BRONX RIVER PARKWAY.—Hugo Wabst sold for a client a plot 100x100, on the west side of the Bronx River Parkway, near the city line.

#### Brooklyn.

Brooklyn.

CLARKSON ST.—The Realty Associates sold, in the Prospect Park East section, to Wm. R. Hendrick 11 Clarkson st, a 2-sty and cellar brownstone dwelling, on a lot 20x120; to Wm. B. Andrews 19 Clarkson st, a 2-sty and cellar brownstone dwelling, on a lot 20x120; to Almedo Alfaro 21 Clarkson st, a 2-sty and cellar brownstone dwelling, on a lot 20x120; to Richard A. Cary 27 Clarkson st, a 2-sty and cellar brownstone dwelling, on a lot 20x120; to Richard A. Cary 27 Clarkson st, a 2-sty and cellar brownstone dwelling, on a lot 20x120; to Annie L. Cary 29 Clarkson st, adjoining, a similar dwelling; and to Jos. N. Dale 31 Clarkson st, a 2-sty and cellar brownstone dwelling, on a lot 20x120.

DOWNING ST.—The estate of Anna H. Walbridge sold through J. D. H. Bergen & Son 75 and 77 Downing st, two 2½-sty brick dwellings, each on a lot 17.6x101.

FULTON ST.—J. D. H. Bergen & Son sold for the estate of John T. Willets to an investor 1461 Fulton st, a 4-sty brick and stone flat with store, running through to Decatur st, on a lot 20x54.3x20.6x58.9.

IRVING PL.—J. D. H. Bergen & Son sold for the estate of Anna H. Walbridge, 46 and

on a lot 20x54.3x20.6x58.9.

IRVING PL.—J. D. H. Bergen & Son sold for the estate of Anna H. Walbridge 46 and 46½ Irving pl, two 3-sty brick dwellings, each on a lot 15x101; also for Mrs. Grace Koos Hassell to an investor 15 Irving pl, a semi-detached brick and frame dwelling, on a lot 23x100.

NORTH OXFORD ST.—H. W. Rozell & Son sold for Mrs. Elizabeth P. Leadetter 93 North Oxford st, a 2-sty and basement dwelling to a buyer, for occupancy.

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To a

PACIFIC ST.—Post & Reese sold for Mrs. Chas. R. Swords 225 Pacific st, a 3-sty tenement house with stores and a rear building, on a lot 25x100.

ment house with stores and a rear building, on a lot 25x100.

SCHERMERHORN ST.—The Kings County Women's Temperance Union bought 206 Schermerhorn st, a 3-sty dwelling, which the organization will use as headquarters. Dormitories for working girls may be installed.

WASHINGTON ST.—The Federad Government has bought the old Columbia Theatre, which adjoins the Brooklyn Federal Building at Washington and Johnson sts. The new owner now controls the entire block bounded by Washington, Johnson, Adams and Tillary sts. The Columbia Theatre site will be reimproved with an immense addition to the Federal Building, which contains the Brooklyn Post Office and the Federal courts. The theatre building was originally the department store of Liebmann Bros. & Owens and was subsequently altered into a theatre; but in late years it became too far downtown for a high-class theatre and it has lately been a moving picture house. Both houses of Congress have acted favorably on the bill to acquire this site and President Taft approved it.

WINDSOR PL.—G. W. Snyder & Son sold for a client 257 Windsor pl, a 2-sty and basement stone front, 2-family house, on a lot 20x 100. The house is one of a row that was built by the Wm. M. Calder Building Co.

3D ST.—Kings & Westchester Land Co. sold to Benj. P. Sweeney the vacant lot, 22x90, in the north side of 3d st, 22 ft, west of 8th av.

EAST 4TH ST.—Burrill Bros. sold for Nelson J. Merrill to Grace L. Conley the 2-family de-

EAST 4TH ST.—Eurrill Bros. sold for Nelson J. Merrill to Grace L. Conley the 2-family de-tached house, on a plot 40x100, at 618 East 4th st, Flatbush.

WEST STH ST.—A. E. Spicer bought frotto Singer, builder, a new dwelling at 1 West 8th st, in the Kings Highway section.

Otto Singer, builder, a new dwelling at 1733
West Sth st, in the Kings Highway section.

9TH ST.—Seymour Rosenberg Construction
Co. sold to Isaac L. Miller 413 to 417 9th st,
between 6th and 7th avs, a 5-sty brick and stone
apartment house, 60x80x100.

WEST 9TH ST.—Otto Singer, builder, sold to
D. J. Barry 1787 West 9th st, a dwelling in the
Kings Highway district.

EAST 12TH ST.—Chas. B. Van Valen sold for
a client 872 and 874 East 12th st, two 2-family
houses, each on a lot 20x100.

25TH ST.—The Realty Associates sold to Marshall E. Munroe 330 East 25th st, a 2-sty and
cellar brick dwelling, on a lot 20x100; and to
Nettie R. Thompson, 372 East 25th st, a 2-sty
cellar brick dwelling, on a lot 20x100.

54TH ST.—The Realty Associates sold to Edward C. Balcke 4160 54th st, a 2-sty and cellar
and cellar brick dwelling, on a lot 20x100.

60TH ST.—The Realty Associates sold to Edward C. Balcke 1160 54th st, a 2-sty and cellar
and cellar brick dwelling, on a lot 20x100.

60TH ST.—B. J. Sforza sold for Stephano
Russo the vacant plot, 40x200, in the north side
of 60th st, running through to 59th st, 220 ft.
east of 17th av.

65TH ST.—The Alco Co. sold the following 2sty brick and stone houses: to J. Brown 1926
65th st; to H. W. Pendleton 1930 65th st; to H.
C. Calhoun 1904 65th st; to Redman Hooke 1914
65th st; and to Cecil Hooke 1918 65th st.

73D ST.—Samuel Galitzka Co. sold for the
Shlikerman Realty & Imp't Co. to Mrs. Grace
L. Duffy, for investment, 564 73d st, a 2-sty
and cellar brick 2-family house, on a lot
20x100.

AV D.—The Realty Associates sold to the
Goell Construction Co. the northwest corner of

AV D.—The Realty Associates sold to the Goell Construction Co. the northwest corner of Av D and East 25th st, a plot 100x90, which the buyer will improve with five 2-sty dwellings of brick and stone.

ARGYLE RD.—John F. Kendall sold through Milnor Wiley & Son to a buyer, for occupancy, the detached 2-family house on the east side of Argyle rd, 240 ft. south of Ditmas av, Flat-bush.

FLUSHING AV.—The Brooklyn Rapid Transit Co. sold to the American Tobacco Co. the plot 275x300, on Flushing av, running through to Hopkins st, 125 ft. west of Marcy av. On the plot the buyer will erect a fireproof factory building.

FOSTER AV.—Milnor Wiley & Son sold for R. Strong & Co. the new semi-bungalow, on plot 29x100x69, at the southeast corner of oster av and East 14th st, to a buyer, for oc-

HUDSON AV.—Brooklyn Union Gas Co. sold its waterfront property at the foot of Hudson av and the East River, adjoining the Navy Yard on the west. It is between 6 and 7 acres in area and has a frontage on the river of more than 500 ft.

5TH AV.—Max Simon sold through Tutino & Cerny to Benj. Friedman 5421 5th av, a 3-sty brick flat with store, on a lot 18x90. This is the second sale of the property within 6 months.

months.

STH AV.—Chas. E. Rickerson sold for the estate of John R. Planten to Chas. F. Hubbs 44 5th av, between Lincoln pl and Berkeley pl, a 4-sty and basement brownstone front dwelling, 25x65x100. The buyer wil make alterations to this house and occupy it.

11TH AV.—The Realty Associates sold to Katherine Mundy 4902 11th av, at the southwest corner of 49th st, a 2-sty and cellar stone front dwelling, on a lot 20x100, in the West Borough Park section; also to John B. D'Alessio 4916 11th av, a 2-sty and cellar stone front dwelling, on a lot 20x100.

12TH AV.—Frank A. Seaver sold for the Gibraltar Construction Co. to a buyer, for occupancy, the detached dwelling, on a plot 40x 100, on the south corner of 12th av and 76th st, Dyker Heights.

#### Queens.

RIDGEWOOD.—The G. X. Mathews Co. sold 1857 to 1867 Cornelia st, six 6-family flats, each on lot 27.6x68.3, to Eugene A. Sherpich; also 1873 Cornelia st, a similar house, to Jacob Beilman; also 1874 Putnam av, a similar house,

to John Muth, and 2004 Woodbine st, a similar house, to W. A. Walter. All of these houses are located between Onderdonk and Woodward avs. The builders have now disposed of 56 out of 81 similar houses which they are erecting on the old Meyerrose farm in the Ridgewood section.

Ridgewood section.

ROCKAWAY PARK.—Rockaway Park Realty Co. sold for C. F. Winslow and R. Thursby a plot 60x100, at a corner of Bay and West End avs; for Andrew P. Snyder a plot 60x100, on the west side of West End av; for C. F. Winslow and R. Thursby a plot 40x100, on Bay av; for Anna Brown a plot 30x100, on the east side of 2d av, all in Rockaway Park.

BELLE HARBOR.—Rockaway Park Realty Co. sold for W. H. Duncan a plot 60x100, on Essex av, Belle Harbor.

ROSEDALE.—Windsor Land & Imp't Co. sold, at Rosedale, to F. C. McMurray a plot 40x100, at Oxford rd and Clinton av.

#### Richmond.

CONCORD-CUOZZO & GAGLIANO CO. sold for Nastasi & Valenti to Marietta Pappalardo, of the Bronx, the new dwelling on Columbus av, Fingerboard Terrace, at Concord.

### Near-By Cities.

Near-By Cites.

JERSEY CITY, N. J.—Arthur Meeker of Chicago, said to represent Armour & Co., bought from the Halstead Packing Co. plant, a 6-sty building on a plot 400×200, occupying the block bounded by 17th, 18th, Monmouth and Coles sts. Jersey City; also the stable, on plot 100×125, at the northwest corner of Jersey and 16th st. The property is sold subject to a mortgage of \$120 000 at 5 per cent., payable at the rate of \$30,000 a year. The sale also included the machinery and fixtures in the plant.

sale also included the machinery and fixtures in the plant.

PRONXVILLE, N. Y.—M. E. Hammer sold 492 Rossmore av. Bronxville, a detached dwelling, to a buyer for occupancy.

JERSEY CITY, N. J.—Robt. S. Ross sold to J. J. O'Connor the northeast corner of Erie and 17th sts. Jersey City, a vacant plot 175x100.

JERSEY CITY, N. J.—Jos. Gatov sold to Cornelius V. Broach 68 Grant av. Jersey City, a 3-sty double flat, on a lot 25x112.

JERSEY CITY, N. J.—The Detwiler estate sold to Chas. Barbash the southwest corner of Linden and Fowler avs. Jersey City, a plot 37x 200.

### Rural and Surburban.

HUNTINGTON, L. I.—Morris & Gerard sold to the Normandy Land & Imp't Co., for development, a tract of 1316 acres, south of the railroad station, at Huntington.

RIVERVALE, N. J.—Dudley P. Powers resold the Bunning property, comprising 50 acres, at Rivervale, N. J., to Harry Solter.

ROCKVILLE CENTRE, L. I.—Windsor Land & Imp't Co. sold, at Rockville Centre, to E. Harvey a plot 60×100, on Rockville Centre, parkway; to J. C. Miller a plot 40×100, on Landsty; to J. Currio a plot 40×100, on Columbia av; to H. Schriefer a plot 37×100, in Cumberland st.

land st.

VALLEY STREAM, L. I.—Windsor Land & Imp't Co. sold. at Valley Stream, to E. McGowan a plot 40x86, in Terrace pl; to W. Schermer two plots 40x100, in Maple st and one at Grove av and Decker st; to A. Murphy a plot 100x100, at Bismarck st and Valley Stream boulevard.

EAST MORICHES. L. J.—F. Porter Howell Id through Jas. J. Etchingham a tract of acres at East Moriches.

18 acres at East Moriches.

OCEANSIDE, L. I.—Windsor Land & Imp't Co. sold, at Oceanside, to A. B. Sunter, B. Smythe, J. and C. Osmers and F. E. Glattes each a plot 40x100, on Merrifield av; to W. Rugus a plot 40x100, on Windsor parkway; to J. and E. Kern a plot 51x100, at Merrifield and Nassau avs.

FLORAL PARK, L. I.—Windsor Land & Imp't Co. sold, at Floral Park, to J. G. Bonning, R. Hanger, W. B. Hill and M. Brennan each a plot 40x100, in Aspen et; to M. Hahn a plot 40x100; in Oak st; to J. Connolly a plot 40x100, on Geranium av; to M. Grunwald a plot 60x100, on Violet av.

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Brooklyn.

Private Sales-Suburban (Continued).

IRVINGTON, N. Y.—L. J. Phillips & Co. sold for Mrs. Geo. H. Mairs to a prominent resident of Manhattan, for occupancy, the large house and outbuildings known as "Woodland Cottage," on a tract of S% acres at the southeast corner of Broadway and Sunnyside la, Irvington. It adjoins the John S. Huyler property.

SMITHTOWN, L. I.—Emmet B. Hawkins, of Huntington, sold through Morris & Gerard to the State & City Realty Co. of New York a farm of 52 acres on River rd, Smithtown. The property adjoins the estates of Col. Oliver Payne and E. R. Smith.

E. R. Smith.

HEMPSTEAD, L. I.—Windsor Land & Imp't Co. sold, at Hempstead, to H. Degan a plot 60x 98, at Oceanside av and Bernhard st; to J. Keating a plot 40x100, in Miller st; to J. Veale a plot 40x100, in Bernhard st; to F. B. Coulter a plot 60x100, at Botsford st and Nassau park-

UNIONVILLE, N. Y.—Hugo Wabst cold for a client the vacant plot, 50x100, at the southwest corner of Cliff and Warren sts, Unionville, West-chester County.

#### LEASES.

#### Manhattan.

DUROSS CO. leased for a client to Samuel Licht the 1st loft in the northeast corner of 6th av and 14th st; also, to Brown & Co. the first loft in 124 West 18th st.

C. F. W. JOHANNING leased for a client to R. Somers and Sidney J. Eisner stores in 1410 5th av.

SAMUEL H. MARTIN leased for clients to the Hess-Eright Mfg. Co., the presnt tenants, the store and basement at 1974 Broadway; also, to the Charity Organization Society offices in the same building.

DUROSS CO. leased for a client to Julichter the store in 70 7th av, for a term

THE DOUGLAS ROBINSON, CHARLES S. BROWN CO. leased the front half of the third loft in 590 5th av for a term of years to Greves & Hodges Co., dealers in precious stones, who are now located at 24 Maiden la.

who are now located at 24 Maiden la.

M. & L. HESS leased for clients to Sampson & Sherman, now at 16 East 18th st, the 7th loft in 39 East 20th st; to Cohen & Ginsberg, now at 48 West 22d st, the 5th loft in 129 and 131 West 22d st; to the Hewlett-Robin Co., now at 894 Broadway, the 4th loft in 154 East 23d st; to Wm. F. Sametz & Co., now at 540 Pearl st, the first loft in 128 to 132 White st.

CHAS. F. NOYES CO. leased for clients to Louis Gerber, the present tenant, the building at 183 Canal st, for a term of years, at about \$5.000 a year; also, to Dickerson, Van Dusen & Co., now at 32 Cliff st, the ground floor of 27 Cliff st; and, to Ernest Klein & Co., the present tenants, the store and basement in 44 Fullor st.

HUBERTH & HUBERTH leased for clients

HUBERTH & HUBERTH leased for clients space in the New York American Building, at Columbus Circle, to the Fiat Automobile Co., of Poughkeepsie, N. Y.; to the Philadelphia Storage Battery Co., now at 562 West 52d st; to the Standard Roller Bearing Co., now at 253 West 58th st; to H. S. Mable, now at 1789

Broadway; to Benj. Eichberg, now at 1776
Broadway, and, to J. Joseph.

LEOPOLD WEIL leased for clients to Weber
& Heilbroner, of 241 Broadway, the store in
1363 Broadway; to John R. Thompson, restauateur of Chicago, Ill., the store in 1365 Broadway; to Harry Raphael, milliner, the store in
1355 Broadway. All of these stores are in the
ground floor of the Hotel Marlborough, at 36th
st.

F. R. WOOD-W. H. DOLSON CO. leased for Mrs. Minnie T. Brown to Nellie H. Miller the 3-sty dwelling at 267 Weet 70th st; for Mrs. E. Schultz to Dr. Marshall C. Pease, Jr., now at 36 East 62d st, the 3-sty dwelling at 109 West

S7th st.

ROBERT E. DOWLING leased through Frederick Southback and Alwyn Ball, Jr., to Benguiat & Kersey, now at 580 5th av, the 1st loft in 657 and 659 5th av, at the northeast corner of 52d st, for a term of 10 years, at an aggregate rental of \$100,000.

BUILDING OPERATION CO. leased to Agenore Reati and C. Sessino the store in 138 West 36th st, for a term of 4 years.

West 36th st, for a term of 4 years.

PEASE & ELLIMAN leased space in the New Acolian Building, in West 42d st, opposite Bryant Park, to the Daughters of the American Revolution, now at 156 5th av; to Chas. E. Tappen; to G. Talmage; to the Conklin Pen Mfg. Co., now at 366 5th av; and, to the Chamber of Commerce of the United States.

E. A. TURNER leased for the Hoe estate to the Orpheum Studio Co., of Chicago, Ill., the building at 1364 Broadway; to Alex. J. Guttman, now at 55 West 26th st, the building at 102 West 28th st; for Mrs. M. J. Bratingham to Miss M. J. Cahoon, the building at 117 East 26th st; to Brown & Arrighi the building at 28 East 28th st.

CHAS. BUERMANN & CO. leased for Weil &

CHAS. BUERMANN & CO. leased for Weil & Mayer to Jacob Bolten the eleven 5 and 6-sty buildings at 303 to 315 East 71st st and 316, 317, 318 and 319 East 70th st, for a term of

H. M. WEILL CO. leased for the Louvre Hotel Co. to John Monaco and Vita Bastanti, for a term of 10 years, the barber shop in the Continental Hotel, formerly known as the Hotel Albany, at Broadway and 41st st; also, for N. Cunningham to Michael J. Gammell, for a term of years, the stable at 611 East 15th st.

a term of years, the stable at 611 East 15th st.

EDGAR A. MANNING leased, for clients, to the Label Shop, now at 4 West 28th st, the basement store in 14 East 37th st; to Mrs. C. M. Carpenter the parlor floor in 14 East 37th st, for a tea room; to the Lippincott Engineering Co. space in the 42d St and Madison Av Building; and, in conjunction with Fredk Southack & Alwyn Ball, Jr., to Samuel Davis one-half of the second loft in 17 and 19 West 45th st.

THOS. F. McLAUGHLIN leased for T. E. & W. F. McGuinness to the East End Amusement Co., for a term of years, the plot 93,9x100, in the south side of 76th st, between 1st and 2d avs. A moving picture theatre will be built on the plot. The land rental is \$2,500 a year.

THE ITALIAN NATIONAL CLUB leased from

THE ITALIAN NATIONAL CLUB leased from Matthias Nicoli and the Century Holding Co. the 4-sty and basement dwellings at 119 and 121 West 48th st, for a new club house, for a term of 10 years, with an option of purchase of the property. The club has long been located at 11

West 44th st. About \$50,000 will be spent in remodeling the newly leased quarters after plans by Ogden, Pryor & Day, architects.

WILLARD S. BURROWS CO. leased for the United Merchants Realty & Imp't Co. to the Holland Candy Exchange the store in 30 West 34th st, for a long term of years.

BARNETT & CO. leased 24 East 125th st to M. Feiner, and the 2d floor of 20 East 125th to the United Photography Co. for a term of years.

PAUL FULTMANN leased the 4 feet with the content of the store of the content of the store of the

PAUL EULTMANN leased the 4-sty building th store at 1808 Park av for a term of years h store at 1 Sophie Levy

BUTTERLY & HYNDS leased the 5th floor 45 West 34th st for five years to the Luhlin orset Co. of Chicago.

EWING, BACON & HENRY rented to the Powers Regulator Co, of 111 5th av the ground floor at 220 East 41st st.

GOODWIN & GOODWIN leased to the Mount Morris Tea Room the store in 262 Lenox av for 5 years.

N. BRIGHAM HALL & WM. D. BLOOD GOOD and Arthur H. Cohen leased for a long term of years the 4th and 5th lofts in the Higgins & Seiter Building, at 9 and 11 East 37th st the Elite Styles Co., for many years at 2 West 23d st.

West 23d st.

HOFSTATTER & CO. leased from the Dreicer Realty Co., Michael Dreicer president, the 6-sty building to be erected at 668 5th av. 25x100, which is the south portion of the old Gallatin residence site, at the southwest corner of 53d st. The lease is for 21 years, at an aggregate rental of about \$600,000. Frank D. Veiller was the broker. Henry Otis Chapman, the architect, designed the new structure, which will conform architecturally with the Vanderbilt dwellings, adjoining in the south. The corner will be similarly improved.

Vanderbilt dwellings, adjoining in the south. The corner will be similarly improved.

EDWARD MARGOLIES leased from William Waldorf Astor of England 13 to 17 East 35th st, three 4-sty and basement dwellings adjoining the northwest corner of Madison av, about which trade has been encroaching for several years. Mr. Margolies recently leased the dwelling at 11 East 35th st which he altered for business. The is to extend this alteration through the three houses adjoining which he has just taken. The partitions dividing the floors into rooms will be removed and the space fitted up for the accommodation of dressmakers, tea rooms and other business which have settled in the side streets to the east and west of the 5th av shopping zone. Mr. Margolies takes the houses, he says, for 21 years with the privilege of three renewals, which gives him control of the property for 84 years. He will pay \$20,000 a year. With the house at 11 he has a plot 100 feet on the street and extending back toward 36th st 98.9. Opposite is Altman's store. The alterations to be made to the dwellings will cost not more than \$15,000 and will be of a temporary nature, as Mr. Margolies expects to sub-lease the 100 feet as a site for an improvement in keeping with the neighborhood and the change that has come over it in the last 5 years.

PLATT & ALBERT in conjunction with Lein, leased for Bernhard Schlogel for a temporary for the street of the street of the property of

PLATT & ALBERT in conjunction with L. Hein, leased for Bernhard Schlegel for a term of 5 years the building at the northwest corner of 8th av and 150th st a 7-sty apartment house, on a rlot 100x112.6. The rents are \$27,500 a year.

LOUIS SCHLACHTER leased, through L. Levine, the 6-sty flat 524 West 145th st for a term of years.

H. C. SENIOR & CO. rented the 4-sty dwelling 149 West 64th st to Dr. Obrey, and the 3-sty dwelling 33 West 97th st to Marie Soto of 249 West 25th st.

SHAW & CO. leased the store in 2 West 125th st to the New York Transfer Co.; the store in 6 West 125th st to Anderson & Co.; the store in 25 West 125th st to George G. Hiatt; the store in 2379 8th av to Leake & Pierre; the 3-sty dwelling at 345 West 123d st to Frank A. Reiffert, and 242 and 246 West 121st st two 3-sty houses, to Frank Masterson.

THE TOBEY FURNITURE CO. now located at 11 to 13 West 32d st has taken a lease of the remaining unoccupied store in the Frances Building at the southeast corner of 5th av and 53d st, erected last year by Edward Holbrook of the Gorham Manufacturing Co. The lease is said to be for 10 years at \$30,000 a year.

#### John F. James

Clinton R. James

John F. James, Jr.

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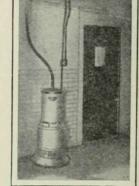
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LOWELL REALTY COMPANY GARDEN CITY COMPANY AMERICAN REAL ESTATE CO.,

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## SANTO ELECTRIC APPLIANCE COMPANY, Inc.

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ESTATE OF JOHN J. EMERY leased to the Schnader Co., for a term of 21 years, the old Albany apartment house with stores, on Broadway, between 51st and 52d sts, with the privilege of a renewal. For the first period the rent will aggregate \$1,200,000. The building was remodeled short time ago. The leasing company is composed of L. P. Reeder, of Brooklyn; G. Hawkins, of Erie, Pa., and Albert Schnader, of Lancaster, Pa.

THE CHARLES F. NOYES CO. leased the building at 30 old Slip to George W. Gross of 2261 Loring pl for a term of years from May 1; also floors in 102 John st to F. F. O'Rourke & Co.; in 175 Water st to the Cuban Cigar Manufacturing Co., in 71 Cortlandt st to W. C. Disbrow, in 124 Front st to the Franklin Lithia Springs Co. of 207 Front st, and in 72-74 Beaver st to the M. I. Stix Co.

M. & L. HESS leased for the McKeon Realty Co. to Stettiner Bros, printers, now at 52 Duane st, the 9th loft in the building in course of construction at 424 to 438 West 33d st, for a long term of years; also, to Zeese-Wilkinson Co., printers, now at 213 East 24th st, 3 lofts in the same new building, for a long term.

A. VON OSTERMAN leased in the Emmet Building a large office to the Whitman Adver-

A. VON OSTERMAN leased in the Emmet Building a large office to the Whitman Advertising Agency of 127 Duane st, and with Carstein & Linnekin space on the 6th floor to Jules Melancon, dry goods commission merchants, and one-half of the 11th floor to Elackman Ross Advertising Agency for a term of years.

G. W. BARNEY leased to William Mulholland the 1st and 2d lofts in 79 White st; also to William E. Brown the 4th loft in 369 Broadway; also to the 5th Av. Fur Co. the 1st loft in 146 5th av, and to Nathan Nathans the 8th loft in 15 and 17 West 18th st.

J. L. CONTE leased for the Clark estate to

loft in 15 and 17 West 18th st.

J. L. CONTE leased for the Clark estate to John Aquino, importer, 398 Broome st, a 4-sty and basement building, for a term of years.

EWING, BACON & HENRY, as agents, leased space in the Architects' Building, northeast corner of 40th st and Park av, to the Lockwood, Green Co., of Boston, John Laura & Co., of 160 5th av, and John Hartell.

M. & L. HESS leased to Stettiner Brothers, of 2 Duane st, the 9th loft in 424 to 438 West 33d st; also three floors to The Zeese-Wilkinson Co., of 213 East 24th st.

THE MCYLCKAR-GALLLARD, REALTY CO.

Co., of 213 East 24th st.

THE McVICKAR-GAILLARD REALTY CO., agents for the Forty-two Broadway Building, rented for a term of years to the Havana Central Railroad Co., of 52 Broadway, a large suite of offices on one of the upper floors of the building. They have also rented offices to the various connections of the railroad, the Cuban and Pan-American Express, United Railway of Havana, Central Cuba Sugar, Washington Sugar and the Western Railways of Havana.

THE CHARLES F. NOYES CO. leased to the State Superintendent of Insurance offices in 58 William st; in the Market and Fulton Bank Building to the Braun Knifeless Scale Co., and porting Co.

S. OSGOOD PELL & CO. leased to George W. Cole the 3d floor, containing 11,000 sq. ft. in the Thomas Building, at the southeast corner of Broadway and 63d st.

GEO. R. READ & CO., with the Charles F. Noyes Co. rented to Elliott Cahn and the Brazil Syndicate the entire building at 66 Front st for a long term of years at an annual rental of \$2,750.

\$2,750.

HENRY H. ROGERS, JR., leased his former residence at the southwest corner of 57th st and Madison av, a 5-sty house, on lot 28.6x100.5, for a term of 10 years. The lessee, whose name is not given, will alter the building for business use. The opposite northwest corner was recently leased by the Union Trust Co. to John W. Brett, of 501 5th av, who announced that he would put in stores on the ground floor. Several other changes have been made recently in this block.

VAN VLIET & PLACE leased to Daviel I.

Several other changes have been made recently in this block.

VAN VLIET & PLACE leased to Daniel J. Crotty the 5-sty building with store at 495 West st for a term of 3 years.

THE F. R. WOOD-W. H. DOLSON CO. rented the 3-sty dwelling at 157 West 82d st for Mrs. Kate Oberkink to Mrs. Annie L. Barker.

THE HARTSHORNE ESTATE leased to the Automat Restaurant Co. (controlled by Horn and Hardart) the building known as Bryant Hall on the west side of 6th av. opposite Bryant Park, and adjoining the southwest corner of 42d st, for a term of 21 years with the privilege of 3 renewals. For the first period the lessees will pay the estate a rental of about \$20,000 a year net, while the rental during the second term of 21 years will be based on 5 per cent. of the appraised value of the property at that time. The property is at 723 to 727 6th av and was years ago known as Lyric Hall where social events took place and where theatricals were rehearsed. It covers a plot 73.8x100. The building will be used for a large restaurant.

J. C. EINSTEIN CO., INC., leased for the Collingwood Realty Co. for a long term of years the store and basement in 52 West 36th st. After extensive alterations the premises will be occupied by M. T. Wynne Art Co., importers of chinaware, who are now located at 39 West 21st st.

DOUGLAS L. ELLIMAN & CO. leased apartments in 960 Park av to I. V. McGlone, and in

DOUGLAS L. ELLIMAN & CO. leased apartments in 960 Park av to I. V. McGlone, and in conjunction with Moore & Wyckoff to Mrs. Clement C. Moore; in 1269 Madison av to Thomas P. Gorman, and in 930 Madison av to Seth H. Sheldon and Mrs. Edith L. King.

EWING, BACON & HENRY rented space in the Architects' Building to Samuel Parsons & Co., of 1133 Broadway.

FOLSOM BROTHERS, INC., leased the 4-sty house at 125 East 39th st to Mrs. Frank Brooks. M. & L. HESS leased the 2d loft in 105 and 107 East 29th st to the Graff Furnace Co., of 208 Water st, and the 4th loft in 48 West 22d st to M. Kasse & Co.

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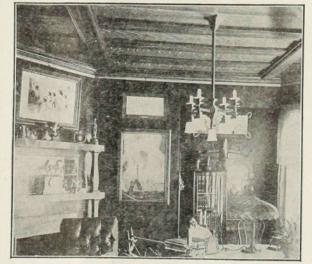
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NEW YORK

Leases-Manhattan (Continued).

HEIL & STERN leased in the new building at 11 and 13 East 26th st, running through to 8 and 10 East 27th st, the 18th and 19th lofts comprising about 25,000 sq. ft. of space to the Phil Katz Co., of 44 West 28th st. The lease is for a term of years at a total rental of \$75,000.

THE McVICKAR, GAILLARD REALTY CO. leased the south store in the Depew Building, 487 to 491 5th av, for a term of years to the American Express Co. as a branch for the issuance of travellers' checks and as a tourists' information bureau.

HARRY PARKER, in conjunction with Daniel Birdsall & Co., leased the 1st loft in 2 to 6 West 47th st to Emma R. Rice for a term of years at an aggregate rental of \$25,000. The tenant also controls space at 547 5th av, and the two buildings are connected by means of a bridge.

S. OSGOOD PELL & CO. leased for the Ritz-Chambers Co. two corner stores in the Ritz-Chambers, at the southwest corner Madison av and 48th st.

POST & REESE leased the 4-sty and basement dwelling at 45 West 50th st for William J. Taylor to Mrs. Helen F. Boggs.

CHRIS. SCHIERLOH leased the 4-sty private house at 313 West 55th st for a term of years to William A. Read.

THE ESTATE OF GEORGE B. WILSON

ears to William A. Read.

THE ESTATE OF GEORGE B. WILSON eased showrooms and offices in the Wilson uilding, Broadway and 33d st, to John C. Wilson & Co., of 26 Waverly place.

#### Bronx.

Bronx.

NICHOLSON & CO. leased the 3-sty building 2572 and 2574 Park av, at 138th st, Bronx, for a long term of years to the Lawson Piano Co. for a manufacturing plant. This building was formerly occupied by the Bjur Bros. Piano Co., to whom Nicholson & Co. leased the Gabler factory at Whitlock and Leggett avs. They have also leased the 4-sty building 420 Tremont av to the Bloch-Morrison Co., of Dayton, Ohio.

NICHOLSON & CO. leased the 3-sty building 2572 and 2574 Park av, at 138th street, in the Bronx, for a long term of years to the Lawson Piano Co. of 2863 3d av, for use as a manufacturing plant. The building was formerly occupied by the Bjur Brothers Piano Co., which has leased through the same brokers the large Gabler factory at Whitlock and Leggett av. Nicholson & Co. also leased the 4-sty building 420 Tremont av, Bronx, to the Bloch-Morrison Co., an instalment furniture house having its headquarters at Dayton, Ohio.

THE AMERICAN RUBBER CO. of 1784 Broadway, and the Boston Rubber Co. rented offices in the Wilson Building, Broadway and Sd st.

33d st.

G. W. BARNEY leased to J. Elfenbein, of 316 Greenwich st, the store in 205 Duane st; also space in 1160 Broadway to Wolf & Meyer; also to E. S. Swalm, of 209 Duane st, the 1st loft in 170 and 172 West Broadway, and to the Export Sanitary Manufacturing Co., of 256 Broadway, the basement in 201 Fulton st.

THE FREDERICK T. BARRY CO. leased the store and loft in 330 4th av to M. Jacmore, of 330 4th av; space in 29 and 31 East 24th st to a Mrs. Kirwick and Bulmers, Ltd.; offices in 118 East 59th st to the Thera Chemical Co., and the store in 741 Madison av to Miss Reynolds.

THE WILLARD S. BURROWS CO. leased for the United Merchants Realty and Improvement Co. to the Holland Candy Exchange the store in 30 West 34th st for a long term of years at an aggregate rental of \$150,000.

THE McVICKAR, GAILLARD REALTY CO. leased for Edward F. Searles, for a long term of years to the United Clgar Ctores Co., a store at 1 Broadway; and for the Bernard Kreizer Leasing Co. to the Progressive Lunch Co. the store, basement and sub-basement in 94 Chambers st for a long term of years.

Chambers st for a long term of years.

S. OSGOOD PELL & CO., with Mark Rafalsky & Co., leased the two ground floor stores in 2 East 46th st to Ferle Heller, who is now at 428 5th av, but is compelled to vacate owing to the demolition of the building for the new Lord & Taylor building.

TUCKER, SPEYERS & CO. leased for the Silk Realty Co. to the To-Kalon Manufacturing Co., the entire 8th loft in 20 to 26 West 22d st, for a long term of years.

CHARLES B. VAN VALEN leased space in 50

long term of years.

CHARLES B. VAN VALEN leased space in 50 to 56 John st to John Lenihen, H. Henrich, of 62 John st; William Mulheiser and the Regent Jewelry Manufacturing Co.; also in 51 and 53 Maiden lane to Greenberg & Levine, of 45 Maiden lane; Louis Frackman. Samuel Sultan and Schoengold & Rikles, of 16 Maiden lane; and in 95 William st to Norris W. Brown, the International Sales Co., of 220 Broadway, and Frank & Mitchel.

Frank & Mitchel.

PEASE & ELLIMAN leased for James B. Regan, proprietor of the Knickerbocker Hotel, offices in 140 West 42d st to George Lenoi; also an apartment in 116 West 59th st to Dr. H. C. Scobey, now at 56 West 56th st.

THE CROSS & BROWN CO. leased from the plans, for Thos. F. Galvin, Inc., the 3d floor in the building to be erected at the southeast corner of 5th av and 46th st, for a term of years. The lessee is Herbert F. Taylor, a gents' tailor who has been located for several years at 320 5th av. This property was recently leased by the same brokers to Thos. F. Galvin, Inc., florists, of Boston, who will occupy the store for their own business.

HEIL & STERN leased for Charles Kaye

occupy the store for their own business.

HEIL & STERN leased for Charles Kaye from the plans the 14th floor in new building to be erected at 105 to 117 Madison av, southeast corner of 30th st, to M. & J. Kashowitz, of 18 West 18th st. The lease is for a term of years at a total rental of \$50,000.

JOHN E. WEISS leased for the Mayal Realty Co. the first floor of the premises 540 to 550 West 58th st for a term of 4 years to the Harry Rosenbaum Iron Works, Inc., of 150 West 29th st.

JOHN E. WEISS leased for Pease & Elliman, agents, the 4th loft in 32 Maiden lane for term of 5 years to the Freedman Camera Co., Inc., of 59 Nassau st. for their work-rooms. Brooklyn.

HARRISON ST.—The Pennsylvania Railroad Co. leased to the New York Dock Co. the half block of Harrison st, from Columbia st to the pierhead line, for a term of years. The lessee will extend its Baltic terminal which comprises the remaining half of the block fronting in Baltic st.

MERUK & MAY leased to the Geo. R. Kenney Co, the store at 1080 Flatbush av, near Cortelyou rd, for a term of years.

CHAS. E. RICKERSON leased for a client to Miss Teresa O'Toole, 36 7th av, Brooklyn, a 3½-sty brownstone front dwelling; also, for the Plaza Imp't Co. to Miss Anna Mimetz offices in the new building at 316 Flatbush av.

#### Queens.

JACOB WEISS leased for the Manhattan rill Works to the Imperial Metal Mfg. Co., 422 East 106th st, Manhattan, 18,000 sq. ft. space in the large loft building recently lished in Sunswick st, near Queensboro Bridge laza, Long Island City.

#### Richmond.

ALBERT B. ASHFORTH leased for Mrs. Fred'k W. Abbott to G. B. Elliot her place adjoining the grounds of the Richmond County Club, at Dongan Hills, Staten Island.

#### REAL ESTATE NOTES.

SAMUEL JACOBS is the buyer of the old buildings on the northwest corner of 4th av and 28th st, the sale of which was reported last week. No immediate reimprovement will take

week. No immediate reimprovement will take place.

THE McVICKAR, GAILLARD REALTY CO. negotiated the recent sale of the 6-sty apartment house at 605 to 609 West 142d st for George A. Turley to the New York Real Estate Security Co.

NEGOTIATIONS have practically been concluded for the sale of 323 6th av by the estate of Alexander Rich to the United States Realty and Improvement Co. This parcel has been under a long-term lease to the present purchasers and forms part of the store of the O'Neill-Adams Co., the block front on the west side of 6th av, between 20th and 21st sts, also owned by the United States Realty Co. It was recommended to the Supreme Court that Berthold A. Rich be allowed to sell the property to the company for \$141,000. It measures 20x53.6, and adjoins the northwest corner of 20th st.

NEW YORK REAL ESTATE SECURITY CO.

and adjoins the northwest corner of 20th st.

NEW YORK REAL ESTATE SECURITY CO.
is the buyer of the 7-sty apartment house at
the southeast corner of Amsterdam av and 141st
st, the sale of which by Maude T. Lavinge was
reported last week.

I. V. WAKEMAN was the broker in the sale
of The Arleigh apartment house, at 616 to 620
West 115th st, the sale of which by the North
Holding Co. (Mulliken & Moeller) was reported
in The Record and Guide of March 1.

in The Record and Guide of March 1.

BRYAN L. KENNELLY, as auctioneer, will sell on March 12 in the Exchange Salesroom, at 14 Vesey st, a tract of 26 8-10 acres at Bellaire, Queens borough. The property has a frontage of 1,255 ft. on Springfield av.

C. F. W. JOHANNING has been appointed agent for the 6-sty apartment house at the southeast corner of Tremont and Prospect avs, Bronx. He has also been appointed agent for 215 West 115th st and of 2578 8th av, Manhattan.

THE LOYOLA SCHOOL has taken title to 51 to 59 East 84th st and 46 to 62 East 85th st, being mostly stables. The plot will eventually be improved with a new school holding. The Loyola School is at the northwest corner of Park av and 83d st.

be improved with a new school holding. The Loyola School is at the northwest corner of Park av and S3d st.

CENTRAL BAPTIST CHURCH bought the 5-sty flats and the 4-sty dwelling at 649 Amsterdam av and 164 West 92d st respectively, adjoining its edifice on the southeast corner. The enlarged plot, 91.6x115.6, will be improved next summer with an imposing edifice. The pastor is the Rev. Dr. Frank D. Goodchild.

RICHARD TRIMBLE, treasurer of the United States Steel Corporation, is the buyer of the 75-foot front plot in the north side of 96th st, 225 ft. east of 5th av, the sale of which by Isaac H. Clothier was reported last week. The buyer will improve the plot with two marble front houses, one for his own use and the other for a member of his family.

H. B. DAVIS bought from Eleazer L. Rains three properties in the Bronx. They comprise 118 Forest av, a 5-stv anartment houses, each 40x92x127, and each held at \$60,000; 1117 and 1121 Tinton av, two 5-sty apartment houses, each 40x92x127, and each held at \$50,000. In part nayment free and clear lots in Broadway-Flushing, Sherman Park and the Roslyn estates were given. Arthur Barnett was the broker in the exchange, which involved over \$200,000.

HERBERT A. SHERMAN was the auctioneer who sold, for Thos. F. Ryan, in foreclosure recently, the 18-sty store and loft building at the northeast corner of 5th av and 12th st and which was bid in by Mr. Ryan. The property was transferred last Thursday by John Quinn, who represented Mr. Rvan, to a holding cornoration known as the Ellisdale Co., the latter being formed last Monday with a capital of \$500.000.

\$500,000.

BRUCE FALCONER. counsel for the Fifth Avenue Association, whose opinion and views on the question of the constitutionality of the proposed ordinance to limit the height of buildings, appear in another part of this paper, is a son of William H. Falconer, of 701 Madison av. who twenty years or more ago was the dean of the real estate agents. The elder Mr. Falconer was a contemporary of the late E. H. Ludlow, Philip R. Wilkins, of the same firm, and Homer Morgan, whose offices were in Pine st. He was trustee for many years of the Or-

lando Potter estate. His father was Superintendent of Lamps and Streets 75 years ago, and his great-grandfather was Collector of the Port in 1705. Mr. Falconer was one of the founders of the Society for Improving the Condition of the Poor, and was one of the first subscribers to the Record and Guide. Mr. Falconer's real estate office for many years was at 100 Fourth avenue, back of Grace Church, where his successor, William B. Reed still carries on business. Mr. Falconer still has his private office there. Upon his retirement from business, about the year 1890, he made a tour of the world with his family, spending two years in travel. In the coming June Mr. Falconer will visit his grand-daughter in Paris, where she resides. His son, Bruce, is connected with the law firm of Choate & Laroque.

### AUCTION SALES OF THE WEEK.

Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

\*Indicates that the property de-scribed was bid in for the plaintiff's

#### Manhattan and Bronx.

The following is the complete list of property sold, withdrawn or adjourned during the week ending Mar, 7, 1913, at the New York Real Estate Salesroom, 14 and 16 Vesey st, and the Bronx Salesroom, 3208-10 3 av. JOSEPH P. DAY.

<sup>a</sup>Elizabeth st (\*), ns. 300 w City Island av, 275 to h w m Eastchester Bay x100x 254x100; due, \$21,417.47; T&c, \$1,163.50; Saml J T Wood. 18,500

Jennings st, 780, see Prospect av, 1398. aLafayette pl, 9-13, see 4th, 2-20 E.

"Larayette pl, 9-13, see 4th, 2-20 E.
"4TH st, 2-20 E (\*), ss, whole front bet
Bway (Nos 692-4) and Lafayette pl (Nos
9-13), runs w275.3xs45.3xe177.2xs27.5'xe98x
n73.11 to beg, 12-sty bk loft & str bldg;
due, \$1,068,085.40; T&c, \$—; City Real
Estate Co.
"109TH st, 73 E (\*), ns, 109.4 w Park av,
28.10x100.11, 5-sty bk tnt; due, \$2,901.37;
T&c, \$500; sub to pr mtg \$21,000; F Albt
Thomas.
"120TH st, 239 E (\*), ns, 160 w 2 av, 25x

Thomas. 23,500

\*120TH st, 239 E (\*), ns, 160 w 2 av, 25x
100.11, 5-s'y ok tnt & strs; due, \$15,171.86;
T&c, \$877.34; House of Mercy, NY. 14,950

\*144TH st, 433 E, ns, 387.9 w Brook av, 45.3x99.11x40x100, 5-sty bk tnt; due, \$7,-036.90; T&c, \$347.70; sub to mtg of \$29.000;
Jas Arcabasso. 36,000

36.90; T&c, \$347.70; sub to mtg or \$23.00, Jas Arcabasso.
36,000
\*\*154TH st, 301 W, see 8 av, 2911.
\*\*Broadway, 692-4, see 4th, 2-20 E,
\*\*Hoe av, 1177 (\*), ws, 67.3 s Home, 30x 65x30x68.5, 2-sty bk tnt; due, \$10,470.60;
T&c, \$118; Henry S Brill, trste.
10,450.
\*\*Lincoln av, 170-4 (\*), es, 75 n 135th, 75x 100, 1-sty bk stable; due, \$16,043.41; T&c, \$715; Henry McCadden Jr, Fund for the Education of Candidates for the Roman Catholic Priesthood in the Poorer Dioceses of the U S & Elsewhere.
12,000
\*\*Madison av, 2004 (\*), ws, 80 s 128th, 19.11x60, 4-sty & bk dwg; due, \$10,585.38; T&c, \$226.93; Jas Phillips Jr, trste.

\*\*Drospect av, 1398 (\*), sec Jennings (No

\*\*Prospect av, 1398 (\*), sec Jennings (No 780), runs sw19.7xse24.4xe41.5xn25.10xw 58.11 to beg, 3-sty fr tnt & strs; due, \$11,-044.67; T&c, \$1,320.79; Arpad G Gerster, 12.500

\*Riverside dr. 70 (\*). nec 79th, 17.4x66.10 x17.2x69.8. 5-stv bk dwg; due, \$16.396.60; T&c. \$1.601.24; sub to pr mtg of \$35.000; David Gutlohn.

aSTH av, 2911 (\*), nwc 154th (No 301), 24.11x100; 6-sty bk tnt & strs; due, \$44,-981.45; T&c, \$481.25; Sigmund Wechsler BRYAN L. KENNELLY.

\*47TH st, 135 E, ns. 246.2 w 3 av, 17.6x 100, 3-sty & b stn dwg; exrs sale; Isaac Haft. 19,600

19,600 19

HENRY BRADY.

\*\*S7TH st, 55 W. ns, 145 e Col av, 21x 100.8, 4-sty & b stn dwg; sheriff's sale of all right, title, &c; Addie Fromme. 30 \*\*Walton av, 2261 (\*), ws, 188 s 183d 209. \$5, 2-sty bk dwg; due, \$672.72; T&c, \$332.72; sub to mtg \$6,500; Thos P Howley. \$AMUEL MARX

SAMUEL MARX.

\*Houston st, 398-400 E, ns, 60 w Sheriff, 40x65.8 to 2d (Nos 289-91), x40.4x60.7, 6-sty bk tnt & strs; due, \$9.731.68; T&c, \$798.68; sub to 1st mtg \$42,000; Louise Kaufold.

<sup>a</sup>2D st, 289-91, see Houston, 398-400 E. \*123D st. 446 E (\*), ss. 100 w Pleasant av, 33.4x100.11, 6-sty bk tnt & strs; due, \$24,-398.65; T&c, \$430.65; Sheltering Arms. 24.800

24.800 na av, 1873.

aCrotona av, 1873. (\*), nwc 176th (No 673 on map 671), 41.4x108.9x31.8x109.2, 5-sty bk tnt & strs; due, \$20.927.97; T&c, \$300; sub to pr mtg of \$36,000; Frank M Escalona.

J. H. MAYERS. \*Chrystle st, 184 (\*). es, 125 n Rivington, 25x100, 5-sty bk tnt & strs; due, \$9,688.90; T&c, \$—; sub to first mtg \$28,500; Rernhard Mayer.

Total \$1,403.423 Corresponding week 1912 646.458 Jan. 1st, 1913, to date 10,430.956 Corresponding period 1912 8,495,400

#### Brooklyn.

The following are the sales that have taken place during the week ending March 5, 1913, at the Brooklyn Salesrooms, 189 Montague Street:

WM. H. SMITH.

McDONOUGH st, ns, 100 e Marcy av, 40x 100; withdrawn.

PARK pl, ns, 368 e Underhill av, 17.10x 131; Emma Blackburn.

PINE st, ws, 120 n Sutter av, 20x100; withdrawn.

PINE st, ws, 140 n Sutter av, 20x100; withdrawn.

45TH st (\*), ss, 280 e 6 av, 20x100.2; Wm Kay. 3,000 Kay. 45TH st (\*), ss, 400 e 6 av, 20x100.2; Wm 3,000

74TH st (\*), ns, 366.10 e 4 av, 20x90.2; Jno Johnston. 5,750
74TH st (\*), ns, 106.10 e 4 av, 20x86.9; Jno Johnston. 5,850

Jno Johnston.
75TH st (\*), ss, 166.9 e Ft Hamilton av, 20 x100; R Annie Armstrong.
75TH st (\*), ss, 186.9 e Ft Hamilton av, 20 x100; R Annie Armstrong.
5,200
75TH st (\*), ss, 186.9 e Ft Hamilton av, 20 x100; R Annie Armstrong.
5,200
BEDFORD av, es, 630 s Clarendon rd, 20 x 100; withdrawn.
LAFAYETTE av, ns, 22 w Steuben, 42.6x 14.64 x 12.75 x 10.05 x 10.05

LAFAYETTE av, ns, 64.6 w Steuben, 52.6 x95; withdrawn. ROGERS av. ws, 92 s Hawthorne, 30x96; gnes M Pereira. 12,400

ROGERS av. ws, 61.11 s Hawthorne, 30x ; Chas W Frezier. 12,500 ROGERS av. ws, 30 n Winthrop, 30x96; gnes M Pereira. 12,390

STONE av. ws, 170 s Riverdale av. 20x 100, being lot 27, blk 3606, sec 12; foreclos tax lien; Nathan Sweedler. 725
STONE av, ws, 150 s Riverdale av, 20x 100, being lot 26, blk 3606, sec 12, foreclos of tax lien; Nathan Sweedler. 725

WM. P. RAE CO.

VAN BRUNT st, ws, 80 s Union, 20x80; Gaetano Paturzo. 4,950 8TH st (\*), ns, 172.10 e 6 av, 12.6x100; Karl A Arvidson. 3,000

GRAND av (\*), ws, 295 n Gates av, 13x 100; The Thrift. 3,700

JAMES L. BRUMLEY.

WINTHROP st, nwc Rogers av, 96x30; Agnes M Pereira. 16,725 21ST st, ns, 250 w 5 av, 25x100.2; adj Mar 19.

ROGERS av. ws. 31.11 s Hawthorne, 30x 96; Agnes M Pereira. 12,400

THE CHAUNCEY REAL ESTATE CO., LTD. VANDERBILT st (\*), ns, 20 w 19th, 20x 64; Chas McLaughlin. 3,200

JOSEPH P. DAY.

(At 14-16 Vesey st, Manhattan.)

75TH st, 1815, ns, 94 e 18 av, 40x100, 3-sty
dwg; voluntary; Cath Le Beau. 7,000

CHARLES SHONGOOD. GARDEN st (\*), sws, lots 62, 63 and 64, map of estate of Elenor T Mills; Ede F Gundrum. 13,650

VERMONT st, ws, 150 n Blake av, 50x 100; S S Schwartz. 18,150
W 2D st, ws, 50 n West av, 75x100; with-

GRAVESEND av (\*), es, 20 s Av N, 20x 82; also GRAVESEND av, es, 60 s Av N, 80x 112; Jacob Lewis. 31,000 GRAVESEND av, es, 60 s Av N, see Gravesend av, es, 20 s Av N.

REFEREE'S SALE. (AT BOROUGH HALL.)

SHEFFIELD av (\*) nec Pitkin av, 25x100; Aug J Jaeger. 1,500

Total .......\$188,715 Corresponding week, 1912.......215.295

### VOLUNTARY AUCTION SALES.

### Manhattan and Bronx.

JOSEPH P. DAY.

MAR. 11.

MAR. 11.

15TH st, 260 W, ss, 73.6 e 8 av, 20x77.4, 5-sty & b bk & stn tnt.

17TH st, 44 W, ss, 278.7 e 6 av, 16.5x92x—x 91.8, 5-sty & b bk & stn dwgs with str.

39TH st, 117 E, ns, 158 w Lex av, 17x98.9, 4-sty & b bk & stn dwg with 1-sty bk ext.

48TH st, 168-70 W, see 7 av, 711-5.

56TH st W, nee 8 av, see 8 av, nec 56th.

150TH st, 246 E, ss, 175 w Morris av, 25x100, 3-sty fr tnt with str. 150TH st, 248 E, ss, 150 w Morris av, 25x100, 3-sty fr tnt.

3-sty ir tnt.

5TH av, 2034, ws, 60.10 s 126th, 20x85, 4-sty & b bk & stn dwg.

7TH av, 711-5, es, 50.4 s 48th, runs s50xe120 xn100.4 to 48th (Nos 168-70) xw41xs50.4xw79 to beg 4-4-sty & 1-3-sty bk dwgs.

8TH av, nec 56th, 60.5x90, vacant.

BRYAN L. KENNELLY.

MAR. 12.

50TH st, 127-127B E, see Lex av, 559-71.

51ST st, 166 E, see Lex av, 559-71.

51ST st E, sec Lex av, see Lex av, 559-71.

177TH st W, nwc Northern av, see Northern av, nwc 177th.

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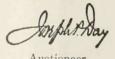
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Voluntary Auction Sales, Manhattan and Bronz Continued.

178TH st W, swc Northern av, see Northern v, nwc 177th.

178TH st W, sec Haven av, see Northern av, wc 177th.

178TH st W, nwc Northern av, see Northern

179TH st W, swc Northern av, see Northern v, nwc 178th.

179TH st W, sec Haven av, see Northern av, we 178th.

HAVEN av, sec 179th, see Northern av, nwc 178th.

HAVEN av, nec 178th, see Northern av, nwc 178th.

HAVEN av, sec 178th, see Northern av, nwc

HAVEN av, nec 177th, see Northern av, nwc 177th.

177th.

HAVEN av, ws, 562.9 s 181st, 50.6x192.1 to Riverside dr or ter x50x199.3, vacant.

LEXINGTON av, sec 51st, see Lex av, 559-71.

LEXINGTON av, 559-71, nec 50th (Nos 127-127B), runs n200.10 to 51st (No 166) xes20xs 100.5xw186.5xsw90.8xs73.10 to 50th, xw47.3 to beg, 1, 2, 3, 4 & 5-sty bk & stn hospital.

NORTHERN av, swc 178th, see Northern av,

NORTHERN av, swc 179th, see Northern av, wc 178th.

NORTHERN av, nwc 177th, runs n255 to 178th w272 to Haven av xs65xse219 to 177th xe184.7 beg, vacant. NORTHERN av, nwc 178th, runs n185 to 179th w272 to Haven av xs185 to 178th xe272 to beg,

RIVERSIDE dr or ter, es, abt 466.6 n 177th, see Haven av, ws, 562.9 s 181st.

#### ADVERTISED LEGAL SALES.

The first name is that of the Plaintiff, the second that of the Defendant.

(A) means attorney; (R) referee; last name, auctioneer.

### Manhattan and Bronx.

The following is a list of legal sales for Manhattan and The Bronx to be held at the Real Estate Salesroom, 14 and 16 Vesey Street, and The Bronx Salesroom, 3208-10 Third Avenue, unless otherwise stated:

MAR. 8. No Legal Sales advertised for this day.

MAR. 10.

MORRIS pl, 450, ss, 86 e Park av, 16x80, 2 sty fr dwg; Chas H Meyer—Emily Becker et al; H H Glass (A), 51 Chambers; Ralph H Raphael (R); due, \$1,294.17; T&c, \$8; Joseph P Day.

CARPENTER av, ws, abt 150 n 219th, being part of lot 1137, 25x105; Henrietta N Greely—Louise Ringelstein et al; Grant Squires (A), 40 Wall; Wm Bernard (R); due, \$1,189.05; T&c, \$8.23; Joseph P Day.

### MAR. 11.

CHERRY ST, 419½, ss, 200 w Jackson, 25.1x 91.7x25x92.7, 5-sty bk tnt & strs; Bond, Mtg & Securities Co—Saml Albert et al; Geller, Rolston & Horan (A), 22 Exch pl; Peter L Mullaly (R); due, \$19,628.24; T&c, \$665.28; Bryan L

(R); due, \$19,028.24; 12c, \$400.25; Ergan Kennelly.

CLEVELAND PL. 19 (Marion st), es, 192.3 s Spring, 27x99.3x26,2x99.3, 5-sty bk tnt & strs Crescent Star Realty Co-Michl Brigante et al; Adolphus D Pape (A), 95 Liberty; Jerome H Buck (R); due, \$2,682.37; T&c, \$670; sub to first mtg \$26,000; Joseph P Day.

21ST st, 10-14 E, see Broadway, 917-9.
120TH st, 153 W, ns, 125 e 7 av, 18x100.11.
3-sty & b stn dwg; Morris S Thompson et al trstes—Celia Friedman et al; Geo F Warren Jr (A), 256 Bway; Jno A McEveety (R); due, \$17.585.28; T&c, \$352.73; Saml Marx.

BROADWAY, 917-19, swc 21st (Nos 10-14), runs s48 2xw97.1xs46xw46xn92xe128.8 to beg, vacunt; Metropolitan Life Ins Co-Broadway & Twenty-first St Co et al; Woodford, Bovee & Butcher (A), 1 Madison av; Jos M Edelson (R); due, \$482,448.60; T&c, \$22,532.56; Henry Erady.

NAGLE av. cl. 350 w Ellwood, runs s250xx50xx250xe50 to beg, vacant; Park Mortgage C—Willard H Gildersleeve et al; Seybel & French (A). 41 Park Row; Jas A Lynch (R) due, \$8,631.77; T&c, \$183; Bryan L Kennelly.

MAR, 12.

ELDRIDGE st, 133, ws, 100 n Broome, runs n 26.8xw100xs25xe25.6xs-xe74.6 to beg, 3 & 5-sty bk hall; Melissa R Bell—Sale Agid et al; Elmer G Story (A), 141 Bway; A Walker Otis (R); due, \$27.815.36; T&c. \$1,575.56; sub to mtg of \$15.000; James L Wells.

due. \$27,815,36; T&c. \$1,575,56; sub to mtg of \$13 000; James L Wells.

9TH st. 1 E, see 5 av. 23.

68TH st. 206 W. ss. 125 w Ams av. 25x100.5, 2-sty bk stable; Roscoe H Channing et al exrs Henry Armstrong et al; Alexander & Green(A), 165 Bway; Jno A McEveety (R); due, \$17,404.21; T&c. \$1,528.71; Joseph P Day.

80TH st. 511-15 E, ns. 198 e Av A, 75x102.2.
2-sty bk stable; Roscoe H Channing et al exrs—Simon Uhlfelder et al; Foley & Martin (A), 64 Wall; Fredk W Fellamy (R); due, \$25,-952.72; T&c. \$2.875; Joseph P Day.

152D st. 500 E, see Bergen av. 610-12.
166TH st. 443-7 E. ns. 222 e Park av. 62x90. vacant; Edw A Ridley trste &c—Maxdalena Walter et al; Bowers & Sands (A). 31 Nas-sau; Jerome H Buck (R); due, \$7,745.71; T&c., \$440.31; Joseph P Day.

187TH st E, nwc Southern blvd, see Southern blvd, 2401.

BERGEN av. 610-12, sec 152d (No 500), 51.4x 100, 6-sty bk tnt & strs; Manhattan Mtg Co—S & B Bldg Co et al; Carrington & Pierce (A), 200 Bway; Aaron W Levy (R); due, \$18,971.80; T&c., \$155.55; Saml Marx.

COMMONWEALTH av, ws. 75 s Beacon; see St Lawrence av, ws. 25 n Tacoma.

St Lawrence av, ws, 25 n Tacoma.

ST LAWRENCE av, ws, 25 n Tacoma.

ST LAWRENCE av, ws, 25 n Tacoma, 25x95; also COMMONWEALTH av, ws, 75 s Beacon, runs wilouxsilo.xse34xe69xn25 to beg, Van Nest; Ellen Timoney—Florence Locken; Weeks & McDermott (A), 2 Rector; Jos A Warren (R); partition; Joseph P Day.

MADISON st, 360, ss, 295 w Jackson, 20x94.6, 6-sty bk tnt & strs; U S Trust Co N Y trste—Louis Safir et al; Wilson M Powell (A), 7 Wall; J Sidney Bernstein (R); due, \$23,218.35; T&c, \$604.23; mtg recorded Jan13'07; Saml Marx.

Marx.

PROSPECT av, 2352, es, 543.9 n 183d, 18.9x
93.9x18.9x94.2, 2-sty bk dwg; Beatrice S B
Ziegel—Allen Constn Co et al; Sigmund Wechsler (A), 32 Bway; Harry Bijur (R); due, \$6,757.89; T&c, \$61.30; J H Mayers.

SOUTHERN blvd, 1505, ws, 412.6 n Jennings,
37.6x100, 5-sty bk tnt & strs; Gertrude Whiting—Wm Reiss et al; Geller, Rolston & Horan
(A), 22 Exch pl; J Sidney Bernstein (R); due,
\$33.491.71; T&c, \$932.66; Saml Marx.

SOUTHERN blvd, 2401, nwc 187th, runs n50
xw100.1xn49.5xw25xs98.10xe132.9 to beg, 3-sty
fr tnt & str; Dollar Savgs Bank of City of
N Y—Francis Conlon et al; Lexow, Mackellar
& Wells (A), 43 Cedar; Jos D Fackenthal (R);
mtg recorded Apr2803; Herbert A Sherman.

5TH av, 25, es, 52.8 n 9th, 26.4x100, 4-sty &

5TH av. 25, es. 52.8 n 9th, 26.4x100, 4-sty & b bk dwelling; Bowery Savgs Bank—Otto Werber et al; Strong & Cadwalader (A), 40 Wall; Branch P Kerfoot (R); due, \$31,673.32; T&c, \$3.204.53; Joseph P Day.

50,204.03; Joseph P Day.

5TH av. 23, nec 9th (No 1), 52.8x100, 3 & 4sty bk dwg; Bowery Savgs Eank—Danl E
Sickles et al; Strong & Cadwalader (A), 40
Wall; Branch P Kerfoot (R); due, \$92,282.94;
T&c, \$7,897.86; mtg recorded May22'11; Joseph
P Day.

P Day.

MAR. 13.

118TH st, 12 W, ss, 201 w 5 av, 18x100.11, 5sty bk tnt; Maude W S Pickhardt—Rachel Axelrod et al; Murray, Bennett & Ingersoll (A),
16 William; Chas B Hawkes (R); due, \$18,087.45; T&c, \$1,797.68; Joseph P Day.

223D st, 749 E, ns, 305 w Barnes av, 33.8x
114.4. Wakefield; Mount Vernon Builders Supply
Co—Morris Improvement Co et al; Holden &
Cavanaugh (A), Mt Vernon, NY; Crescens Hubbard (R); due, \$3,300; sub to a prior mtg of
\$7,000; T&c, \$30; Jas L Wells.

bard (R); due, \$3.300; sub to a prior mtg of \$7,000; T&c, \$30; Jas L Wells.

MAR. 14.

GOERCK st, 113-17, see Stanton, 319.

ORCHARD st, 101, ns, 100 w Main, 101.6x 100, City Island; Louise E Knupfer—Jas Callanan et al; Abr Mann (A), 30 Church; Jas S McDonogh (R); due, \$3.700; T&c, \$550; mtg recorded July6'09; Henry Brady.

STANTON st, 319, swc Goerck (Nos 113-17), 50x75, 6-sty bk int & strs; Madison Trust Co—Israel Schiff et al; Jno Quinn (A), 31 Nassau; Fredk C Gladden (R); due, \$11,973.47; T&c, \$5172.33; Joseph P Day.

63D st, 151-5 W, ns, 290 e Ams av, 60.6x100.5, 3-5-sty bk tnts; Aug W Mehler—Richd J Donovan et al; Deyo & Bauerdorf (A), 111 Bwaysurt L Rich (R); due, \$12,330.05; T&c, \$2,250; Bryan L Kennelly.

97TH st, 217 E, ns, 262.6 e 3 av, 24.6x100.10, 5-sty bk tnt & strs; Sarah E Lawrence—Berthold Veit; Claude L Coon (A), 27 Wm; Jno H Rogan (R); due, \$16.170.23; T&c, \$782.10; mtg recorded June2'11; J H Mayers.

138TH st, 340 E, ss, 86.6 e Alexander av, 20x100, 2-sty & b fr dw; also 236TH st E, ss, 400 w Katonah av, 25x100, vacant; Delia Leonard—Jos J Leonard et al; Edw W Norris (A), 42 Eway; Wm Klein (R); partition; Joseph P Day.

152D st, 319 E, ns, 350 w Courtlandt av, 50x 100, 6-sty bk tnt; Henry H Jackson—Nich V

oseph P. Day.

152D st. 319 E. ns. 350 w Courtlandt av. 50x

00, 6-sty bk tnt; Henry H Jackson—Nich V
antasano et al; Stephen H Jackson (A), 106
exa av; Hyman Turchin (R); due; \$55,037.09

2c, \$500; mtg recorded Jan13'11; Joseph P
ov.

Day.

172D st. 580 W. ss. 125 e St Nich av. 62.6x
95. 5-sty bk tnt; Paterno & Son Contracting Co

Rosannah T Hicks et al; Walter F Peacock
(A), 34 Pine; Frank A Spencer, Jr (R); due.
817.426.60; T&c. \$816.50; sub to a first mtg of
\$60,000; mtg recorded June7'12; Joseph P Day.
177TH st W. nec Audubon av, see Audubon
av, 247, on map 241.

236TH st E, ss, 400 w Katonah av, see 136th,
340 E.

340 E.

AUDUBON av. 247, on map 241, nec 177th, 107.11x105.8x—x100, 6-sty bk tnt & strs; NY Life Ins Co et al—Thos Graham et al; Cary & Carroll (A). 59 Wall; Jas A Foley (R); due, \$153,441.59; T&c, \$21,126.50; Joseph P Day.

TAYLOR av. 1722, ns. 375 e Morris Park av. 25x100, Van Nest; Paul J Schmitz—Chas Ringelstein et al; Forrest C Hirleman (A), 391 E 149; Jno A McEveety (R); due, \$2,743.48; T&c, \$643.13; Geo Price.

MAR. 15.

No Legal Sales advertised for this day

MAR. 17.

97TH st. 132 W. ss. 484.11 e Ams av. 17.6x
100.11 3-sty & b stn dwg; Jno Haydock—
Equitable Realty Co. et al; Thos J. Farrell (A).
20 Vesey; Geo B Hayes (R); due, \$12.790.25;
T&r. \$492.80; mtg recorded June 108; Joseph
P Day.

#### Brooklyn.

The following advertised legal sales will be held at the Brooklyn Salesrooms, rooms, 189 Montague Street, unless otherwise stated.

MAR. 8.

No Legal Sales advertised for this day.

#### MAR. 10.

RYERSON st, es, 100 n Myrtle av, 20x100; Emelie Heilbrun—Alois Lazansky et al; Jonas, Lazansky & Neuburger (A), 44 Court; Maurice L ripper (R); Wm H Smith.

AV B; cl, at intersec es Hunterfly rd or Kouwenhoven pl, runs e—xne—xn—xne—xs, se&s—xs—xsw&s—xn—xne&nw—xnw&w—xn&ne—to

beg, except parts released; Midwood Park Co—Bertha G McLaughlin Baker et al; Augustus Van Wyck (A), 1149 Bway, Manhattan; Jno J Fitzgerald (R); Wm H Smith.

MAR. 11.

FLOYD st, ss, 375 e Tompkins av, 25x100;
Edw I Garvar—Eva Bittman et al; K C & M V
McDonald (A), 189 Montague; Jacob Robbins
(R); Wm H Smith.

(R); Wm H Smith.

FULTON st, sec Sheffield av, 100x100; Harry
Midas—Margt Kelly et al; Jno Kapp (A), 108
Van Siclen av; Abr Rockmore (R; Chas Shon-

Van Siclen av; Abr Rockmore (R; Chas Shongood.

HENRY st, sec Luqueer, 40x64.6; Johanna M Schroeder—Wm H Muller et al; Trall T Baggerly (A), 43 Cedar, Manhattan; Howard C Lake (R); Wm P Rae.

HARRISON pl, ns, 400 w Porter av, 50x100; Theo F Jackson—Elias Sanit et al; Coombs & Wilson (A), 260 Bway, Manhattan; Earl J Bennett (R); Wm H Smith.

LINCOLN pl, sec Brooklyn av, 95x20; LINCOLN pl, sec Brooklyn av, 95x20; LINCOLN pl, sec Brooklyn av, 179.5x120.7; BROOKLYN av, es, 20 s Lincoln pl, 20x95; LINCOLN pl, ss, 175 e Brooklyn av, 20x100; Edw M Barlow—Fraser Constn Co et al; Philip S Dean (A), 160 Bway, Manhattan; M F McGoldrick (R); Wm H Smith.

E 2D st, es, 180 n Av Q, 20x100; Sarah A Stilwell—Robinson & Smith Constn Co et al; Action 1; Henry J Davenport (A), 375 Pearl; Geo W Gibbons (R); Wm H Smith.

E 2D st, es, 200 n Av Q, 20x100; same—same; Action 2; same (A); same (R); Wm H Smith.

N 6TH st, ss, 20 e Berry, 20x50; Jno Middleton—Annie Golin et al; Coombs

E 2D st, es, 200 n Av Q, 20x100; same—same; Action 2; same (A); same (R); Wm H Smith.

N 6TH st, ss, 20 e Berry, 20x50; Jno Middleton—Annie Golin et al; Coombs & Wilson (A); Thos Moore (R); Wm H Smith.

E 24TH st, es, 175 n Av L, 37.6x100; Mortage Investment Co of N Y—Anna Sondergaard et al; Henry J Davenport (A), 375 Pearl; Henry P Erwin (R); Wm H Smith.

79TH st, ss, 340 w 3 av, 80x— to 80th; Brooklyn Inst of Arts & Sciences—Michl K Neville et al; Edwin Kempton (A), 175 Remsen; Jas M Kelly (R); Wm H Smith.

ATLANTIC av, swc Sackman, 50x100; Annie E Hommel et al—Guiseppe Maggio et al; Ralph K Jacobs (A), 215 Montague; Wm R A Koehl (R); Chas Shongood.

CATON av, ns, 200 w St Pauls pl, 13.4x140; PARCEL of land bounded about 52 chains 50 links by salt meadows of Henry J Wyckoff e by Flatlands Bay and a certain creek; s about 49 chains 50 links by salt meadows of Wm Bennett, w about 73 links by a certain ditch, containing about 3 acres; PARCEL of land bounded n about 16 chains by salt meadows of Mr Garrison, e about 30 links by a certain ditch, s about 16 chains by salt meadows of Mr Garrison, e about 31 links by a certain ditch, s about 16 chains by salt meadows of Albt Emmans, containing about 1 acre; Frank E Johnson—Ellan A Robert et al; Albt A Hovell (A), 177 Montague; Jno F McFarland (R); Wm H Smith.

LINCOLN rd, ns, 336.2 e Nostrand av, 20x 102.6; Wm Saier et al—Edica Realty Trading Co et al; Action 1; C Bertram Plante (A), 15 William, Manhattan; Alonzo G McLaughlin (R); Wm H Smith.

LINCOLN rd, ns, 356.2 e Nostrand av, 20x 102.6; same—same; Action 2; same (A);

(R); Wm H Smith.

LINCOLN rd, ns, 356.2 e Nostrand av, 20x 102.6; same—same; Action 2; same (A); Ralph Jonas (R); Wm H Smith.

NEW UTRECHT av, ws, 89.1 n 65th, 22.3x 78.5; Thos A Walsh—Pietro Malomo et al; Jos A Walsh (A). 395 Fulton; Louis F Hollenbach (R); Wm H Smith.

TILDEN av, nec E 35th, 34.8x300.2x irreg; E 35TH st, ws, 200.1 n Tilden av, 100.1x79.6x irreg; Alvenia T McCanna—Harold C Wulff et al; Jas & Thos H Troy (A), 16 Court; Chas Y Van Doren (R); Wm H Smith.

### MAR, 12,

HICKS st, es, 74.2 n State, 24.8x80; Eliz V H Nicholson—Jos Rezouk et al; Philip Carpenter (A), 111 Bway, Manhattan; Thos E Pearsall (R); Wm H Smith.

N 7TH st, ss, 225 w Havemeyer, 25x100; Wm Simmons—Marcelia Filan et al; Harry L Thompson (A), 175 Remsen; Edw R W Karutz (R); Wm P Rae.

Simmons—Marcelia Filan et al; Harry, Thompson (A), 175 Remsen; Edw R W Karutz (R): Wm P Rae.

45TH st, sws. intersec nws 14 av, 100x60.2; Annie H Chadwick—Fannie Duberstein et al; Reeves & Todd (A), 165 Bway, Manhattan; Edw W C Cunningham (R); Wm H Smith.

BAY RIDGE av, ss, 96.11 e 4 av, 20x96.6; Wm F Harden—Bernhard H Schmidt et al; Harry L Thompson (A), 175 Remsen; A J Gilchrist (R); Wm P Rae.

SHEFFIELD av, ws. 250 n Belmont av, 50x 100; Richd C Campbell et al—Mary Glober et al; Thos P Peters (A), 2 Rector, Manhattan; Robinson Leech (R); Wm H Smith.

### MAR, 13.

No Legal Sales advertised for this day.

MAR. 14.

CARROLL st, swc Utica av, 62.6x157.9; Hermine Rufly—Melanie Pfizenmayer; Murtha & Hanson (A), 55 Liberty; Edw S Fowler (R); Mr H Smith.

Honson (A). 55 Liberty; Edw S Powled
Wm H Smith.
6TH st, swc 6 av, 78.10x20; Bernard Heinrich—Dora Grant et al; Louis Wendel, Jr (A);
Chas. J McDermott (R); Thos Hovendon.
E 12TH st, ws, 422.11 n Av R, 20x100; Lina
Von Hesse, trste—Lawrence A Brennan et al;
Action1; Miller & Bretzfelder (A), 55 Liberty,
Manhattan; Wm H Wadhams (R); James L
Brumley.
E 12TH st, ws, 442.11 n Av R, 20x100; same—
same; Action 2; same (A); same (R); James
L Brumley.
E 12TH st, ws, 402.11 n Av R, 20x100; same
—same; Action 3; same (A); same (R);
James L Brumley.
E 12TH st, ws, 382.11 n Av R, 20x100; same
—same; Action 4; same (A); same (R);
James L Brumley.

—same; Action 4; same (A); same (R); James L Brumley. 39TH st. ns. 171.1 e 12 av. 20x95.2; Ellen F Flanagan et al—Walter Kraslow et al; W Harry Settoh (A). 168 Montague; Chas M Hall (R); Wm H Smith.

MYRTLE av, ss. 175 w Lewis av, 25x100; Louisa Schneider—Eliz Ray et al; Chas Rein-hardt (A), 756 Flushing av; V Smith Kraeger (R); Wm H Smith.

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MAR. 15.

No Legal Sales advertised for this day.

MAR. 17.

66TH st, ss, 280 e 14 av, 20x100; Catherine E Miller—Antonio Armato et al; Milton Hertz (A), 391 Fulton; Jacob A Freedman (R); FT HAMLERON.

FT HAMILTON av, ws, 100 s 90th, 20x116.3; FT HAMILTON av, ws, 160 s 90th, 40x116.3; Jno Kaiser—City Equity Co et al; Tovio H Nekton (A), 189 Montague; Leon M Prince (R); Charles Shongood.

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### MUNICIPAL IMPROVEMENTS

Public and Local Works Contemplated in the Greater City.

A Summary of the Proceedings of the Local Boards, the Board of Estimate, the Supreme Court and Various Commissions and Bureaus Relating to Street and Other City and Borough Improvements.

The news collected here under the general head of Municipal Improvements is intended to be of service to property owners as well as contractors and brokers. It covers as well as contractors and brokers. It covers every measure looking toward a change in the City Map, toward the acquisition of title to real estate by the city or toward construction work, including the grading of streets, the laying of sewers, the building of schools, etc. Each such measure is acted upon by one or more—generally by several—official bodies before it becomes a valid ordinance. In these columns the successive official acts pertaining to it are noted from the time it is introduced in a Local Board or in the Board of Estimate. Wherever public hearings on it are granted, the fact is also announced.

Municipal improvements may be divided to the service of the contraction of the con

nearings on it are granted, the fact is also announced.

Municipal improvements may be divided into two classes—those that are paid for out of the general tax levy and those that are paid for wholly or in part by special assessments on the property owners benefited. The latter, which are the more important to real estate owners, originate in the Local Boards. However, every local improvement, except certain street improvements calling for an expenditure of not more than \$2.000, must be submitted to the Board of Estimate for authorization.

The news is classified and is printed in this order: Local Board Calendars, Local Board Resolutions, Proceedings of the Board of Estimate, Public Hearings, Assessments Due and Payable.

#### LOCAL BOARD CALENDARS.

As regards the majority of city improvements, including all that call for special assessments, the Local Boards are in a sense neighborhood legislatures. They have absolute authority over certain street improvements, costing not more than \$2,000. With respect to all other local improvements, they exercise full legislative functions, subject to approval by the Board of Estimate. The Board of Estimate seldom vetoes a measure coming from a Local Board. It is before the latter that the property owner should be most watchful to make himself heard concerning proposed improvements. When a Local Board resolution comes before the Board of Estimate, the presumption of expediency is on the side of the measure, as this has been adopted after open consideration by a body supposed to be familiar with local sentiment.

There are twenty-five Local Improvement Districts in the city, each with its Local Board. This is composed of the Borough President and of the Aldermen who represent the Aldermanic districts within the Local Improvement District. The Borough President's secretary acts as secretary of the several boards. Each board has jurisdiction over matters relating to its district. In the case of matters relating to two or more districts, the boards of the districts affected sit in common. The meetings are subject to call by the Borough President.

## Local Board of Washington Heights.

Local Board of Washington Heights.

AT CITY HALL, MANHATTAN, ON MAR. 11,

AT 11 A. M.

121ST ST AND 7TH AV.—Construction of a receiving basin at the northwest corner of 121ST ST AND 7TH AV.

WEST 64TH ST, ETC.—Repairing sidewalks at 203 WEST 64TH ST, and at the northwest corner of 64TH ST AND AMSTERDAM AV.

WEST 151ST ST.—Repairing sidewalks on the south side of WEST 151ST ST, commencing at 7th av and running west about 375 ft.

WEST 151ST ST.—Fencing of vacant property on the south side of WEST 151ST ST, commencing at 7th av, and running west about 375 ft.

WEST 150TH ST.—Fencing of vacant property on the south side of WEST 151ST ST, commencing at 7th av, and running west about 375 ft.

WEST 150TH ST.—Fencing of vacant property on the north side of WEST 150TH ST, commencing at 7th av and running west about 175 ft.

WEST 150TH ST.—Repairing sidewalks on the north side of WEST 150TH ST, commencing at 7th av and running west about 175 ft.

176TH ST AND WADSWORTH AV.—Fencing of vacant property at the northwest corner of 176TH ST AND WADSWORTH AV.

WEST 177TH ST.—Fencing of vacant property on the south side of WEST 177TH ST, commencing 100 ft. west of Wadsworth av, and running west 50 ft.

### AT CITY HALL, MANHATTAN, ON MAR. 13, AT 11 A. M.

9TH AV.—Paving 9TH AV, from 201st st to Broadway.

HAWTHORNE ST.—Paving HAWTHORNE ST, from Seaman av to 10th av.

COOPER ST.—Paving COOPER ST, from Academy st to Emerson st.

SEAMAN AV.—Paving SEAMAN AV, from cademy st to Emerson st.
218TH ST.—Paving 218TH ST, from the ammit east of Park Terrace West to Broadway. 212TH ST.—Paving 212TH ST, from Broaday to the bulkhead line of the Harlem River.

PARK TERRACE EAST.—Paving PARK TERRACE EAST, from 215th st to 218th st. RIVERSIDE TERRACE.—Paving RIVERSIDE TERRACE, from 177th st to 181st st.

### Local Board of Staten Island.

AT BOROUGH HALL, ST. GEORGE, ON MAR.

11, at 10.30 A. M.

STREETS SOUTH OF FOREST AV, ETC.—
Opening, regulating and grading, curbing and guttering all streets SOUTH of FOREST AV, WEST AND NORTH of BARD AV, and EAST of BEMENT AV, 1st Ward.

FOREST AV.

FOREST AV.—Widening FOREST AV, 1st Ward, to 60 ft., and to extend to Richmond turnpike.

LYMAN AV.—To set curb and gutter and lay bituminous macadam pavement in LYMAN AV, 4th Ward.

ROFF ST.—To grade, curb, lay vitrified brick gutter, 4 ft. wide on a 6-in. concrete foundation (permanent pavement), and pave with bituminous concrete foundation (preliminary pavement), where not already done, on ROFF ST, from Van Duzer st to Vanderbilt av.

ST, from Van Duzer st to Vanderbilt av.

VANDERBILT AV.—To re-regulate and to regrade VANDERBILT AV, from Osgood av to Richmond rd, 2d and 4th Wards; and where not already done, to pave the roadway outside of the gutters with bituminous concrete (preliminary) pavement on concrete foundation; the crosswalks and gutters with vitrified brick (permanent) pavement on concrete foundation; set bluestone curb at corners; construct cement curb and lay cement sidewalks, and re-lay sidewalk, where necessary; also repair culverts and basins.

CEDAR ST.—To prove

CEDAR ST.—To pave or repair sidewalks, where not already done, on the south side of CEDAR ST, bet Houston av and Morningstar rd.

RICHMOND TURNPIKE.—To regulate and grade the sidewalk space, build retaining wall and lay cement sidewalk, where the same is not already done, on the south side of RICHMOND TURNPIKE, bet. Louis st and Eddy st.

### LOCAL BOARD RESOLUTIONS.

The following petitions were acted upon the meetings of the various local Boards h in the different districts as indicated below.

Local Board of Bay Ridge.

AT BOROUGH HALL, BROOKLYN, ON FEB 27.

94TH ST.—To lay a preliminary asphalt pavement on 94TH ST, from 4th av to the Shore rd.

Adopted.

ment on 94TH ST.—To lay a preliminary asphalt pavement on 94TH ST, from 4th av to the Shore rd. Adopted.

S5TH ST.—To amend resolution of December 19, 1912, initiating proceedings to lay a preliminary asphalt pavement on a 4-inch concrete foundation on S5TH ST, from 3d av to 4th av, and from 5th av to Fort Hamilton av, by excluding from the provisions thereof that portion of S5TH ST from 5th av to Fort Hamilton av, by excluding from the provisions thereof that portion of S5TH ST from 5th av to Fort Hamilton av, so as to make the amended resolution read as follows: "To lay a preliminary asphalt pavement on a 4-inch concrete foundation on S5TH ST, from 3d av to 4th av." Denied.

65TH ST.—To construct a sewer in 65TH ST, south side, from 11th av to 12th av. Adopted.

OVINGTON AV.—To regulate, set cement curb and lay cement sidewalks on OVINGTON AV, from 11th av to 12th av. Adopted.

83D ST.—To regulate and grade 66TH ST, from 4th av to 5th av. Adopted.

83D ST.—To amend resolution of February 7, 1912, initiating proceedings to set and reset curb on concrete on 83D ST, from 7th av to 12th av, and to pave with permanent granite block on concrete foundation a strip 12 ft. in width in the centre of the roadway, from 12th av to a point 500 ft. west thereof, and to pave the balance of the roadway from 7th av to 12th av, and to lay a preliminary granite block pavement on a strip 12 ft. in width in the centre of the roadway from 12th av to a point 500 ft. west thereof, and to lay a preliminary asphalt pavement on the balance of the roadway from 12th av to a point 500 ft. west thereof, and to lay a preliminary asphalt pavement on the balance of the roadway from 12th av to a point 500 ft. west thereof, and to lay a preliminary asphalt pavement on the balance of the roadway from 12th av to a point 500 ft. west thereof, and to lay a preliminary asphalt pavement on the balance of the roadway from 7th av to 12th av." Adopted.

way from 7th av to 12th av." Adopted.

66TH ST, ETC.—To amend resolution of April 21, 1910, initiating proceedings to construct a sewer in 66TH ST, from 4th av to 5th av, and from 6th av to 10th av, and tributary sewers in 7TH AV, both sides, from 65th to 66th st, and in FORT HAMILTON AV, east side, from 66th st to 67th st, by excluding from the provisions thereof a sewer in 66TH ST, bet 7th and Fort Hamilton avs, and tributary sewers in 7TH AV, both sides, from 65th to 66th st, and in FORT HAMILTON AV, east side, from 66th st to 67th st, so as to make the amended resolution read as follows: "To construct sewers in 66TH ST, from 4th av to 5th av; from 6th av to 7th av, and from Fort Hamilton av to 10th av." Adopted.

12TH AV.—To set cement curb and lay cement sidewalks on 12TH AV, from 86th st to Dyker Beach Park. Adopted.

12TH AV.—To lay a preliminary asphalt pavement on 12TH AV, from 86th st to Dycker Beach Park. Adopted.

FORT HAMILTON PARKWAY.—To construct sewers in FORT HAMILTON PARKWAY, east side, from 42d st to 43d st. Adopted.

90TH ST.—To regulate, grade, set cement curb and lay cement sidewalks where necessary on 80TH ST, from 2d av to 3d av. Adopted.

12TH AV.—To construct a sewer basin on

90TH ST, from 2d av to 3d av. Adopted.

12TH AV.—To construct a sewer basin on 12TH AV, at the west corner of 48th st, at the expense of the owner or owners of lots fronting on the portions of the streets draining into said basin. Estimated cost, \$225; assessed valuation, \$79,800. Adopted.

71ST ST, ETC.—To construct sewer basins on 71ST ST, at the northwest and southwest corners of NARROWS AV, and at the northeast corner of the SHORE RD at the expense of the owner or owners of lots fronting on the portions of the streets draining into said basins. Estimated cost, \$60; assessed valuation, \$65,900. Adopted.

#### Local Boards of Bay Ridge and Flatbush. AT BOROUGH HALL, BROOKLYN, ON FEB, 27.

S6TH ST.—To amend resolution of June 20, 1912, initiating proceedings to lay a permanent asphalt pavement on 86TH ST, from 5th av to 13th av, and from 16th av to Bay parkway, by excluding from the provisions thereof that portion of 86TH ST from 16th av to Bay parkway, so as to make the amended resolution read as follows: "To lay a permanent asphalt pavement on S6TH ST, from 5th av to 13th av," Adopted.

#### Local Board of Flatbush.

Local Board of Flatbush.

AT BOROUGH HALL, BROOKLYN, FEB. 27.

AV I.—To set cement curb and lay a preliminary asphalt pavement on AV I, from Ocean av to East 22d st. Adopted.

BAY RIDGE AV.—To amend resolution of Oct. 31, 1910, initiating proceedings to pave BAY RIDGE AV with asphalt on concrete foundation, bet 14th and 15th avs, by providing for a permanent asphalt pavement, so as to make the amended resolution read as follows: "To lay a preliminary or permanent asphalt pavement on BAY RIDGE AV, from 14th av to 15th av." Adopted.

77TH ST.—To regulate, grade, set cement curb and lay cement sidewalks on 77TH ST. from 16th av to 17th av. Amended to read "from New Utrecht av to 17th av." Adopted as amended.

PARK PL.—That the lot lying on the south

PARK PL.—That the lot lying on the south side of PARK PL, bet Schenectady and Utica avs, known as No. 17, Block 1372, be enclosed with a board fence 6 ft. high, at the expense of the owner or owners of said lot. Estimated cost, \$50; assessed valuation, \$7,800. Adopted. EAST 8TH ST.—To construct a sewer in EAST 8TH ST, from Av L to Av M. Adopted. WEST 37TH ST.—To lay a preliminary asphalt pavement on WEST 37TH ST, from Neptune av to the bulkhead about 260 ft. south of Surf av. Adopted.

The source of th

Adopted.

EAST 35TH ST.—To regulate, grade, set cement curb and lay cement sidewalks on EAST 35TH ST, from Linden av to Church av. Adopted.

EAST 35TH ST.—To lay a preliminary asphalt pavement on EAST 35TH ST, from Linden av to Church av. Adopted.

MONTGOMERY ST.—To regulate, grade, set cement curb and lay cement sidewalks on MONTGOMERY ST, from Coney Island av to East 7th st. Adopted.

40TH ST.—To regulate, grade, set cement curb and lay cement sidewalks on 40TH ST, from 16th av to West st. Adopted.

40TH ST.—To lay a preliminary asphalt pavement on 40TH ST, from 16th av to West st. Adopted.

SNYDER AV.—To construct a sevent

SNYDER AV.—To construct a sewer in SNYDER AV, from EAST 35TH ST to Brook-lyn av. Adopted.

SNYDER AV, from EAST 35TH ST to Brooklyn av. Adopted.

EAST 16TH ST.—To amend resolution of May
21, 1908, initiating proceedings to open EAST
16TH ST, from Av V to Emmons av, excepting
the land occupied by the tracks of the Long
Island Railroad, of the Brooklyn Union Railroad and of the Brooklyn Heights Railroad, by
excluding from the provisions thereof the portions of EAST 16TH ST, bet Gravesend Neck
rd and Av Y, and bet Sheepshead Bay rd and
Voorhies av, so as to make the amended resolution read as follows: To open EAST 16TH
ST, from Av V to Gravesend Neck rd; from
Av Y to Sheepshead Bay rd, and from Voorhies
av to Emmons av. Adopted.

MONTGOMERY ST.—To construct a saver in

MONTGOMERY ST.—To construct a sewer in MONTGOMERY ST, from East 7th st to East 8th st. Adopted.

EAST 19TH ST.—To regulate, grade, set cement curb, lay cement sidewalks and lay a preliminary asphalt pavement on EAST 19TH ST, from Av K to Av L. Adopted.

19TH AV.—To regulate, grade, set cement curb and lay cement sidewalks on 19TH AV, from 47th st to 49th st. Denied.

EAST 26TH ST.—To regulate, grade, set cement curb, lay cement sidewalks and lay a pre-liminary asphalt pavement on EAST 26TH ST, from Av D to Newkirk av. Adopted.

CARROLL ST.—To regulate, grade, set cement curb and lay cement sidewalks on CARROLL ST.—To regulate, grade, set cement curb and lay cement sidewalks on CARROLL ST, from Kingston av to Albany av. Adopted.

LINCOLN RD.—To lay a preliminary asphalt pavement on LINCOLN RD, from Nostrand av to a point about 500 ft, east therefrom. Adopted.
45TH ST.—To lay a preliminary asphalt pavement on 45TH ST, from 15th av to 17th av. Adopted.

3D ST.—To lay a preliminary asphalt pavement on 3D ST, from 18th av to Foster av. Adopted.

Adopted.

UNION ST.—To regulate, grade, set cement curb and lay cement sidewalks on UNION ST, from Schenectady av to Utica av. Adopted.

BEVERLY RD.—To lay a preliminary asphalt pavement on BEVERLY RD, from Nostrand av to New York av. Adopted.

AV L.—To lay a preliminary asphalt pavement on AV L, from East 19th st to Ocean av. Adopted.

BROOKLYN AV.—To regulate and grade BROOKLYN AV, from President st to Crown st, set cement curb and lay cement sidewalks on the east side, from President st to Carroll st, and on both sides, from Carroll st to Crown st. Adopted.

18TH AV.—To construct a sewer in 18TH AV from 62d st to 63d st. Adopted.

AV I.—To amend resolutions of March 9, 1910, initiating proceedings to pave AV I with asphalt on concrete foundation, from Ocean av to the Long Island Railroad, by providing for a preliminary asphalt pavement, so as to make the amended resolution read as follows: "To lay a preliminary or permanent asphalt pavement on AV I, from Ocean av to the Long Island Railroad." Adopted.

74TH ST.—To lay a preliminary asphalt pave—

74TH ST.—To lay a preliminary asphalt pave-ent on 74TH ST, from 16th av to 17th av

Adopted.

EAST 14TH ST.—To construct a sewer in EAST 14TH ST, from Av 0 to Av N. Adopted.

AV F.—To lay a preliminary or permanent asphalt pavement on Av F, from Gravesend av to West st. Laid over for 3 months.

PARK PL.—That the front of lot lying on the south side of PARK PL, bet Albany and Troy avs, known as 18, Block 1370, be graded to the level of the curb, at the expense of the owner or owners of said lot. Estimated cost, \$20; assessed valuation, \$7,350. Denied.

EAST 2D ST.—To regulate grade set cement

assessed valuation, \$7,350. Denied.

EAST 2D ST.—To regulate, grade, set cement curb, lay cement sidewalks and lay a preliminary or permanent asphalt pavement on EAST 2D ST, from Av I to 22d av. AMENDED, as follows: "Resolution 1. To regulate, grade, set cement curb and lay cement sidewalks on EAST 2D ST, from Av I to 22d av. Adopted, as amended. Resolution 2. To lay a preliminary asphalt pavement on a 4-inch concrete foundation on EAST 2D ST, from Av I to 22d av. Adopted, as amended.

PARK PL.—That the lots him.

PARK PL.—That the lots lying on the south side of PARK PL, bet Albany and Troy avs, known as 18, and part of 17, in Block 1370, be enclosed with a board fence 6 ft. high, at the expense of the owner or owners of said lots. Estimated cost, \$40; assessed valuation, \$8,850. Denied.

Denied.

SULLIVAN ST.—To lay a preliminary asphalt pavement on SULLIVAN ST, from Washington av to Bedford av. Adopted.

MIDWOOD ST.—To regulate, grade, set cement curb and lay cement sidewalks on MIDWOOD ST, from New York av west about 100 ft. to former Canarsie av. Adopted.

MIDWOOD ST.—To lay a preliminary asphalt pavement on MIDWOOD ST, from Nostrand av to New York av. Adopted.

EAST 25TH ST.—Recommending to the Board of Aldermen that the name of EAST 25TH ST, from Flatbush av south to the termination thereof, be changed to BEDFORD AV. Adopted.

18TH AV.—To construct a sewer basin on

18TH AV.—To construct a sewer basin on 18TH AV, west side, about 170 ft. south from the south house line of Benson av, at the expense of the owner or owners of lots fronting on the portions of the streets draining into said basin. Estimated cost, \$225; assessed valuation, \$45,660. Adopted.

\$45,600. Adopted.

SURF AV.—To construct sewers in SURF AV, from West 19th st to West 27th st; in WEST 20TH ST, from Surf av to Mermaid av; in WEST 21ST ST, from Surf av to Mermaid av, and in WEST 23D ST, from Surf av to a point in the ATLANTIC OCEAN about 1,000 ft. south of Surf av. Adopted.

of Surf av. Adopted.

WEST 20TH ST.—To construct sanitary sewer in WEST 20TH ST, from Neptune av to Mermaid av. Adopted.

19TH AV.—To regulate, grade, set cement curb and lay cement sidewalks on 19TH AV, from the right of way of the Long Island Railroad to West st, and on West st, from 19th av to 47th st. Adopted.

17TH AV.—To lay a preliminary asphalt pavement on 17TH AV, from West st to 45th st.

V.—To lay a preliminary asphalt pave-17TH AV, from 45th st to 53d st. 17TH AV Adopted.

AV M.—That the roadway width of AV M be fixed at 36 ft. from Nostrand av to Flatbush av. Adopted.

### Local Board of New Lots.

AT EOROUGH HALL BROOKLYN, FEB. 27, RALPH AV.—To construct a sewer in RALPH AV, from Eastern parkway to East New York av. Adopted.

av. Adopted.

RALPH AV.—That cement sidewalks be laid on RALPH AV, bet Eastern parkway and East New York av, at the expense of the owner or owners of lots in front of which sidewalks are to be laid. Estimated cost, \$500; assessed valuation, \$94.925. Adopted.

AMBOY ST.—To rescind resolution of May 4, 1911, initiating proceedings to regulate, grade, set cement curb and lay cement sidewalks on AMBOY ST, from Sutter av to Elake av. Adopted.

EAST NEW YORK AV.—To lay a preliminary or permanent asphalt pavement on EAST NEW YORK AV, from East 98th st to Pitkin av. Adopted.

Adopted.

EAST NEW YORK AV.—To lay a preliminary pavement of second-hand granite block on a sand foundation on EAST NEW YORK AV, from Utica av to East 98th st. Adopted.

PUBLIC PARK.—To rescind resolution of Nov. 2, 1910, recommending to the Board of Estimate and Apportionment an alteration in the map or plan of The City of New York by iocating and laying out a PUBLIC PARK bounded by Warwick st, Jamaica av, Ashford st and Ridgewood av. Adopted.

GRAFTON ST.—To lay a preliminary asphalt

GRAFTON ST.—To lay a preliminary asphalt pavement on GRAFTON ST, bet Blake av and East 98th st. Adopted.

BARRETT ST.—To regulate, grade, set cement curb and lay cement sidewalks on BARRETT ST, bet Livonia av and East 98th st. Adopted.

REIT ST, bet Livonia av and East 98th 8t. Adopted.

RALPH AV.—To lay a preliminary or permanent pavement on RALPH AV, from Lincoln pl to East New York av. AMENDED, as follows: To lay a preliminary asphalt pavement on a 5-inch concrete foundation on RALPH AV, from Lincoln pl to Eastern Parkway, and to lay a permanent granite block pavement from Eastern Parkway to East New York av. Adopted as amended.

HOWARD AV.—To regulate, grade, set cement curb and lay cement sidewalks on HOWARD AV, from East New York av to Blake av, and to set cement curb for malls in the middle of the roadway in the block bet East New York and Sutter avs, and for a triangle at BLAKE AV, in accordance with a map adopted by the Eoard of Estimate and Apportionment on Nov. 2, 1911. Adopted.

HOWARD AV.—To lay a preliminary asphalt

Eoard of Estimate and Apportionment on Nov. 2, 1911. Adopted.

HOWARD AV.—To lay a preliminary asphalt pavement on all that portion of the readway of HOWARD AV, bet East New York and Blake avs, outside of the malls shown on a plan adopted by the Board of Estimate and Apportionment Nov. 2, 1911. Adopted.

MILFORD ST, ETC.—That the lots lying on the east side of MILFORD ST, bet Glenmore and Pitkin av, on the south side of GLENMORE AV, bet Milford and Logan sts, and on the west side of LOGAN ST, bet Glenmore and Pitkin avs, known as Nos. 7, 9, 11, 13, 20, 23, 26, 28, 29, 30, 31, 33 and 34, Block 4208, be enclosed with a board fence 6 ft. high, at the expense of the owner or owners of said lots. Estimated cost, \$190; assessed valuation, \$22,100. Adopted.

ATLANTIC AV.—That the lot lying on the south side of ATLANTIC AV, bet Schenectady and Utica avs, known as 14, Block 1336, be enclosed with a board fence 6 ft. high, at the expense of the owner or owners of said lot. Estimated cost, \$10; assessed valuation, \$15,000. Adopted.

JEROME ST.—To amend resolution of March

JEROME ST.—To amend resolution of March 15, 1912, initiating proceedings to pave JEROME ST with asphalt on concrete foundation, from Glenmore av to Pitkin av. by providing for a permanent asphalt pavement, so as to make the amended resolution read as follows: To lay a preliminary or permanent asphalt pavement on JEROME ST, from Glenmore av to Pitkin av. Adonted.

Adopted.

DOUGLASS ST.—To amend resolution of May 4, 1911, initiating proceedings to pave DOUGLASS ST with asphalt bet Sutter and Blake avs, by providing for a preliminary asphalt pavement, so as to make the amended resolution read as follows: "To lay a preliminary or permanent asphalt pavement on DOUGLASS ST, bet Sutter and Blake avs." Adopted.

EAST 51ST ST.—To open EAST 51ST ST, from Glenwood rd to Flatbush av. Laid over.

rom Glenwood rd to Flatbush av. Laid over.

LOTT AV.—To amend resolution of July 10, 1912, initiating proceedings to regulate, grade, set cement curb and lay cement sidewalks on LOTT AV, from Bristol st to Rockaway av, by substituting the word "grading," so as to make the amended resolution read as follows: "To regulate, regrade where necessary, set cement curb and lay cement sidewalks on LOTT AV, from Bristol st to Rockaway av, where not already done." Adopted.

ROCKAWAY AV.—To lay a permanent asphalt pavement on ROCKAWAY AV, from Riverdale av to Lott av. Adopted.

EAST 96TH ST.—To construct sewers in EAST 96TH ST, from Clarkson av to Av A, and in LENOX RD, from East 95th st to East 98th st. Adopted.

LENOX RD.—To construct a sewer in LENOX

LENOX RD.—To construct a sewer in LENOX RD, from East 95th st to East 94th st, and an outlet sewer in LENOX RD, from East 94th st to Remsen av. Adopted.

EAST 95TH ST.—To construct sewers in EAST 95TH ST, from Clarkson av to Av A. Adopted.

LINDEN AV.—To construct a sewer in LIN-DEN AV, from East 96th st to East 98th st. Adopted.

LOTT AV.—To construct a sewer in LOTT AV, from East 98th st to Douglass st. Adopted. HINSDALE ST.—To regulate, grade, set cement curb and lay cement sidewalks on HINSDALE ST, from Riverdale av to New Lots av. Adopted.

HINSDALE ST.—That cement sidewalks be laid on both sides of HINSDALE ST, from Dumont av to Riverdale av, at the expense of the owner or owners of lots in front of which sidewalks are to be laid. Estimated cost, \$1,600; assessed valuation, \$103,850. Adopted.

assessed valuation, \$105,850. Adopted.

WILLIAMS AV.—That cement sidewalks be laid on both sides of WILLIAMS AV bet Dumont and Riverdale avs, at the expense of the owner or owners of lots in front of which sidewalks are to be laid. Estimated cost, \$1,700; assessed valuation, \$108,500. Adopted.

WILLIAMS AV.—To regulate, grade, set cement curb and lay cement sidewalks on WILLIAMS AV, from Riverdale av to New Lots av. Adopted.

WARWICK ST.—To amend resolution of September 13, 1911, initiating proceedings to pave WARWICK ST, with asphalt on concrete foundation, bet Sutter and Dumont avs, by providing for a preliminary asphalt pavement, so as to make the amended resolution read as follows: "To lay a preliminary asphalt pavement on WARWICK ST, from Sutter av to Dumont av. Adonted.

Adopted.

ETNA ST, ETC.—Recommending to the Board of Estimate and Apportionment an alteration in the map or plan of The City of New York by changing the lines and grades in the STREET SYSTEM heretofore bounded by Etna st, Railroad av, Ridgewood av and Crescent st. Laid over

over.

STONE AV.—To amend resolution of July 9, 1998, initiating proceedings to open STONE AV, from Riverdale av to East 103d st, the land occupied by the tracks of the Long Island Railroad, by excluding from the provisions thereof that portion of STONE AV, bet New Lots av and East 103d st, so as to make the amended resolution read as follows: "To open STONE AV, from Riverdale av to New Lots av." Adopted.

EAST 94TH ST.—To amend resolution of July 1998.

resolution read as follows: "To open STONE AV, from Riverdale av to New Lots av." Adopted.

EAST 94TH ST.—To amend resolution of July 10, 1907, initiating proceedings to regulate and grade EAST 94TH ST, from East New York av to Linden av, and from 80 ft. south of Ditmas av to Sea View av, and to set curb on concrete and lay cement sidewalks from East New York av to Linden av, and from a point 80 ft. south of Ditmas av, to Av M, where not already done, by excluding from the provisions thereof that portion of EAST 94TH ST, from Av M to Sea View av, and by providing for cement curb instead of curb on concrete, so as to make the amended resolution read as follows: "To regulate, grade, set cement curb and lay cement sidewalks on EAST 94TH ST, from East New York av to Linden av, and from a point 80 ft. south of Ditmas av to Av M, where not already done," Adopted.

LINCOLN AV.—To amend resolution of July 10, 1912, initiating proceedings to regulate, grade, set cement curb and lay cement sidewalks on LINCOLN AV, bet Pitkin and Hegeman av, by excluding therefrom that portion of LINCOLN AV bet an old road just north of Hegeman av and Hegeman av, so as to make the amended resolution read as follows: "To regulate, grade, set cement curb and lay cement sidewalks on LINCOLN AV, bet Pitkin and Hegeman av, by excluding therefrom that portion of LINCOLN AV bet an old road just north of Hegeman av and Hegeman av, so as to make the amended resolution read as follows: "To regulate, grade, set cement curb and lay cement sidewalks on LINCOLN AV, from Pitkin av to an old road about 35 ft. north of Hegeman av." Adopted.

EELMONT AV.—To amend proceedings to open BELMONT AV.

Adopted.

EELMONT AV.—To amend proceedings to open BELMONT AV, from Pennsylvania av to Wyona st, and from Elderts la to the old City line, by including therein that portion of BELMONT AV bet Powell and Junius sts, so as to make the amended resolution read as follows: "To open BELMONT AV, from Powell st to Junius st; from Pennsylvania av to Wyona st, and from Elderts la to the old City line, AMBOV ST.

Adopted.

AMBOY ST.—To amend resolution of October 2, 1912, initiating proceedings to regulate, grade, set cement curb and lay cement sidewalks on AMBOY ST, from Blake av to Lott av, by excluding from the provisions thereof that portion of AMBOY ST, bet Dumont and Livonia avs, so as to make the amended resolution read as follows: "To regulate, grade, set cement curb and lay cement sidewalks on AMBOY ST, from Blake av to Dumont av, and from Livonia av to Lott av, where not already done." Adopted.

LOUISIANA AV.—To open LOUISIANA AV. om Williams av to a point about 200 ft. south Wortman av. Adopted.

IRVING AV.—To construct a sewer and appurtenances in IRVING AV, from Halsey st to Moffatt st, and in DECATUR ST, from the Borough line to Wyckoff av. Adopted.

ATLANTIC AV.—To amend resolution of June 27, 1912, initiating proceedings to lay a permanent asphalt pavement on ATLANTIC AV, outside of the right of way of the Long Island Railroad Company, bet Berriman st and the county line, by excluding that portion of ATLANTIC AV, from Berriman st to a line about 20 ft. east of Dresden st, so as to make the amended resolution read as follows: "To lay a permanent asphalt pavement on ATLANTIC AV, outside of the right of way of the Long Island Railroad Company, bet a line about 20 ft. east of Dresden st and the county line." Adopted.

### PUBLIC HEARINGS.

One or more hearings are granted in connection with all proposed improvements. In the case of local improvements, the first hearing is by the Local Board. Such hearings are noted in this news department of the Record and Guide under the general head of Local Board Calendars. Hearings by all other bodies are noted in the present column.

In acquiring title to land for streets, sewers, parks, approaches to bridges, etc., condemnation proceedings are commonly resorted to. A proceeding having been authorized by the Board of Estimate, the Corporation Counsel makes application to the Supreme Court for the appointment of three commissioners. If the cost of the land is to be paid wholly or in part by property owners benefited, the commissioners are known as commissioners of estimate and assessment. They hold their meetings at the Bureau of Street Openings, a clerical and legal organization under the supervision of the Corporation Counsel charged with the management of all legal proceedings which involve awards for damages or assessments for benefit to land. If the cost of the land is to be paid by the city as a whole, as in the case of school sites, dock property, etc., the commissioners are known as commissioners of estimate and appraisal, whose place of meeting is at 258 Broadway.

In the case of assessments for local improvements of a physical nature which do not have to be confirmed by a court of record, the assessments come before three permanent commissioners appointed by the Mayor. They constitute the Board of Assessors, which has to do

with assessments for such improvements as the regulating and grading of streets, the laying of

#### By the Supreme Court.

AMENDED PROCEEDINGS.

By the Supreme Court.

AMENDED PROCEEDINGS.

WEST 19TH ST, ETC., BROOKLYN.—
Amending application relative to acquiring title
to lands, etc., required for opening and extending WEST 19TH ST, from Av Z to Surf av,
excepting the right-of-way of the New York
and Coney Island Railroad, and of WEST 20TH
ST, from Av Z to Surf av, excepting the rightof-way of the New York and Coney Island Railroad, by excluding therefrom such lands as are
necessary to open WEST 19TH ST, from Av Z
to Neptune av, and WEST 20TH ST, from Av Z
to Neptune av, and for the discontinuance of
said proceeding in so far as the same affects
the land in WEST 19TH ST, from Av Z to Neptune av, and WEST 20TH ST, from Av Z to
Neptune av, pursuant to a resolution of the
Board of Estimate and Apportionment adopted
on the 25th day of February, 1910, and so as to
conform to the change on the map or plan of the
City of New York, as such map or plan was
amended by resolution of the Board of Estimate
and Apportionment, adopted on the 16th day of
May, 1912, and approved by the Mayor of the
City of New York on the 16th day of May, 1912,
which amendment provided for the change of
the lines of WEST 19TH ST, from Neptune av
to Surf av, and WEST 20TH ST, from Neptune av
to Surf av, excepting in each case the rightof-way of the New York and Coney Island Railroad. APPLICATION will be made to a Special
Term of the Supreme Court for the hearing of
motions, County Court House, Brooklyn, on
March 18, at 10.30 a. m., to amend the above
mentioned proceeding.

APPLICATIONS FOR APPOINTMENT OF

#### APPLICATIONS FOR APPOINTMENT OF COMMISSIONERS

APPLICATIONS FOR APPOINTMENT OF
COMMISSIONERS.

VAN CORTLANDT PARK SOUTH, BRONX.—
Acquiring title to the ands, etc., required for
the opening and extending of VAN CORTLANDT
PARK SOUTH, from Broadway to Mosholu
parkway, excluding the right-of-way of the
New York and Putnam Railroad. Application
will be made in Special Term, Part 3, Supreme
Court, Manhattan, on March 14, at 10.30 a. m.,
for the appointment of Commissioners of Estimate and Assessment in the above proceeding.

WINTHROP AV, QUEENS.—Acquiring title
to the lands, etc., required for the opening and
extending of WINTHROP AV, from the east
line of Chauncey st to the east line of the 1st
Ward (Old Bowery Bay rd). Application will
be made to a Special Term of the Supreme
Court for the hearing of motions, County Court
House, BROOKLYN, on March 14, at 10.30 a. m.,
for the appointment of Commissioners of Estimate and Assessment in the above proceeding.

GROVE (GROVER) ST, ETC., QUEENS.—
Acquiring title to the lands, etc., required for
the opening and extending of GROVE
(GROVER) ST, from Woodward av to Traffic
st; VINCENT ST, from Ralph st to Metropolitan av; and RALPH ST, from Grandview av
to Traffic st. Application will be made in a
Special Term of the Supreme Court for the
hearing of motions, County Court House,
BROOKLYN, on March 14, at 10.30 a. m., for
the appointment of Commissioners of Estimate
and Assessment in the above proceeding.

### FINAL REPORTS

FINAL REPORTS.

BRYANT AV, BRONX.—Acquiring title to lands, etc., required as a site for a school, on the west side of BRYANT AV, bet East 172d st and East 173d et. The final report of James Philip Van Kirk, James F, Delaney and James J. M. McMahon, Commissioners of Estimate and Appraisal in the above proceeding, will be presented, for confirmation, to Special Term, Part 3, Supreme Court, Manhattan, on March 13, at 10.30 a. m.

10.30 a. m.

WEST 13STH ST, MANHATTAN.—Acquiring title to lands, etc., required for the widening of WEST 13STH ST, at its junction with 5th av (unofficial name). The supplemental and amended final report of the Commissioner of Assossment in the above proceeding will be presented, for confirmation, to Special Term, Part 3, Supreme Court, Manhattan, on March 10, at 10.30 a. m.

MAPLE ST BROOKLYN—Acquiring title to

MAPLE ST, BROOKLYN.—Acquiring title to the lands, etc., required for opening and extending MAPLE ST, from Nostrand av to Troy av, 29th Ward. The final report of the commissioners in the above proceeding will be presented, for confirmation, to a Special Term of the Supreme Court, County Court House, Brooklyn, on March 12, at 10 a.m.

### BILLS OF COST.

GARRISON AV, QUEENS.—Acquiring title to lands, etc., required for the opening and extending of GARRISON AV, from Grand st to Flushing av. 2d Ward. The bill of costs in the above proceeding will be presented, for taxation, to a Special Term of the Supreme Court, for the hearing of motions, in the County Court House, Brooklyn, on March 12, at 10 a.m.

### By Comm'rs Estimate and Assessment.

By Comm'rs Estimate and Assessment.

GROTE ST, ETC., BRONX.—Acquiring title to the lands, etc., required for the opening of GROTE ST (unofficial name), from East 182d st to Southern boulevard; in the matter of the application for damages caused by the closing, etc., of FORMER KINGSBRIDGE RD, from Prospect av to Southern boulevard, and from Prospect av to Crotona av. Frank D. Arthur, Henry H. Sherman and Roderick J. Kennedy, Commissioners of Estimate and Assessment in the above proceeding, have completed their supplemental and amended estimate and assessment, and all persons who are opposed to the same must present their objections, in writing, to the commissioners at 90 West Broadway, Manhattan, on or before March 11; and they will hear all such parties, in person, on March 13, at 2 p. m.

SCOTT AV, BROOKLYN.—Acquiring title to lands, etc., required for the opening and extending of SCOTT AV, from Flushing av to St. Nicholas av. Herbert H. Worthley, Commissioner of Assessment in the above proceeding, has completed his amended and supplemental estimate of benefit; and all persons who are opposed to the same must present their objections, in writing, to the commissioner, at 166 Montague st, Brooklyn, on or before March 10; and he will hear all such parties, in person, on March 11, at 2 p. m.

### Notices to Present Claims.

Notices to Present Claims.

Notices to Present Claims.

WALLACE AV, ETC., BRONX.—Acquiring title to the lands, etc., required for the opening and extending of WALLACE AV, from Baker av to Bear Swamp rd; BARNES AV, from Baker av to Bear Swamp rd; MATTHEWS AV, from Baker av at a point about 149 ft. east of its intersection with the east line of Barnes av to Bear Swamp rd, and MULINER AV, from Morris Park av to Bear Swamp rd, 21th Ward. All persons having any claims on account of the above proceeding must present same, in writing, to Edward D. Dowling, Ralph Weil and Francis P. Kenney, commissioners, at 90 West Broadway, Manhattan, on or before March 14; and they will hear all such parties, in person, on March 19, at 1 p. m.

EAST 21ST ST, ETC., BROOKLYN.—Acquiring title to the lands, etc., required for opening and extending EAST 21ST ST, from Av M to a point about 70 ft. south of Av 0; EAST 23D ST, from Av M to Kings Highway; EAST 23TH ST, from a point 640 ft. south of Av L to Kings Highway; EAST 25TH ST, from Av M to Kings Highway; EAST 25TH ST, from Av M to Kings Highway; and 21 dwards. All persons having any claim on account of the above proceeding must present same, in writing, to Edward F. Linton, Thos. O'Neil and John Drennan, commissioners, at 166 Montague st, Brooklyn, on or before March 17; and they will hear all such parties, in person, on March 20, at 3.30 p. m.

CHURCH AV, BROOKLYN.—Acquiring title to the lands, etc., required for opening and extending CHURCH AV, from Brooklyn av to East 98th st, in the 29th and 32d Wards. All persons having any claim on account of the above proceeding must present same, in writing, to John F. Canavan, S. D. Baldwin and W. Seward Shanahan, commissioners, at 166 Montague st, prooklyn, and to East 98th st, in the 29th and 32d Wards. All persons having any claim on account of the above proceeding must present and av to Canarsie av, in the 26th and 29th Wards. All persons having any claims on account of the above proceeding must present and the parties, in person, on Marc

### PROPOSED ASSESSMENTS.

The following proposed assessments have been completed and are lodged in the office of the Board of Assessors, 320 Broadway, Manhattan, for examination by any one interested; and all persons who are opposed to these assessments must present their objections, in writing, to the Secretary of the Foard, at the above address, on or before April 1, at 11 a. m., when testimony will be taken:

#### BROOKLYN.

DAHLGREN PL.—Regulating, grading, curbing and flagging DAHLGREN PL, bet 86th and 92d sts, together with a list of awards for damages caused by a change of grade. List 2829.

ages caused by a change of grade. List 2829.

CHESTER AV.—Regulating, grading, curbing and flagging CHESTER AV, bet Fort Hamilton av and Louisa st. List 2972.

MONTROSE AV.—Paving MONTROSE AV, as extended, from Union av to Broadway. List 2982.

73D ST.—Regulating, grading, curbing and flagging 73D ST, bet 10th and 11th avs. List

HAWTHORNE ST.—Regulating, grading, curbing and flagging HAWTHORNE ST, bet New York av and Kingston av. List 2979.

EAST 4TH ST.—Preliminary pavement in EAST 4TH ST, from Church av to Albemarle rd. List 2975.

EAST 16TH ST.—Preliminary pavement EAST 16TH ST, from Foster av to Newkirk a List 2976.

ATKINS AV.—Regulating, grading, curbing and flagging ATKINS AV, bet Sutter and Blake avs. List 2970.

avs. List 2970.

CLARKSON AV.—Regulating, grading, curbing and flagging CLARKSON AV, from Troy av to East 98th st. List 2973.

15TH AV.—Regulating, grading, curbing and flagging 15TH AV, from Bath av to Cropsey av. List 2978.

SEA VIEW AV.—Regulating, grading and flagging SEA VIEW AV, bet Rockaway av and a point about 400 ft. east. List 2983.

a point about 400 it. east. List 2383.

CORTELYOU RD.—Regulating, grading, curbing and flagging CORTELYOU RD, bet Gravesend av and West st. List 2974.

AV C.—Paving AV C. from Ocean parkway to East 3d st. List 2989.

The area of assessment in the above entitled matters extends to within one-half the block at the intersecting and terminating streets.

73D ST, ETC.—Sewer in 73D ST, bet 10th and 11th avs, and in 72D ST, bet 10th and 11th avs. Area of assessment: Block Nos. 5903, 5914 and 5924. List 3014.

16TH AV.—Sewers in 16TH AV, bet 45th and 47th sts, and bet 48th and 52d sts. Area of assessment: Block Nos. 5433, 5434, 5436, 5437, 5447, 5448, 5453, 5454, 5458, 5459, 5465 and 5466.

S2D ST.—Flagging 82D ST, bet 11th and 12th avs; north side of SENATOR ST, bet 3d and 4th avs; east side of 10TH AV, bet 18th and 19th sts; south side of WINDSOR PL, bet Heward and Fuller pls, and 55TH ST, bet 12th and 13th avs. Affecting property in front of which work was done. List 2992.

which work was done. List 2992.

ALBEMARLE RD.—Paving and curbing ALBEMARLE RD, bet East 3d and East 5th sts. The area of assessment extends to within one-half block at the intersecting and terminating streets. List 2988.

61ST ST, ETC.—Sewers in 61ST ST, from 21st av to Bay parkway, and in 62D ST, bet 21st av and Bay parkway. Area of assessment: Block Nos. 5522, 5529 and 5536. List 3017.

and Bay parkway. Area of assessment: Block Nos. 5522, 5529 and 5536. List 3017.

6TH AV, ETC.—Fencing lots on the east side of 6TH AV, bet 21st and 22d sts; east side of SHERMAN ST, bet Reeve pl and Greenwood av; west side of SACKMAN ST, bet Liberty av and East New York av; east side of CHRISTOPHER ST, bet Liberty and East New York avs; west side of WARWICK ST, bet Belmont and Sutter avs; south side of LIBERTY AV, bet Railroad av and Lincoln av; west side of LINCOLN AV, bet Liberty and Glenmore avs; north side of ARLINGTON AV, bet Dresden st and Shepherd av; west side of DRESDEN ST, bet Arlington av and Ridgewood av; north side of KNICKERBOCKER AV, bet Woodbine and Palmetto sts, and east side of PALMETTO ST, bet Knickerbocker and Irving avs. Affecting property in front of which work was done. List 2984.

66TH ST.—Sewer in 66TH ST, bet 12th and 13th avs. Area of assessment: Blocks 5753 and 5760. List 3016.

75TH ST.—Sewers in 75TH ST, both sides, bet New Utrecht av and 16th av, and in NEW UTRECHT AV, west side, bet 74th and 75th sts. Area of assessment: Block Nos. 6214 and 6225. List 2941.

6225. List 2941.

10TH AV, ETC.—Sewer in 10TH AV, from 77th to 79th sts, and outlet in 78th st, bet 10th and Fort Hamilton avs; in FORT HAMILTON AV, east side, bet 78th st and 7th av, and in 7TH AV, east side, bet Fort Hamilton av and 79th st. Area of assessment: Block Nos. 5945, 5954, 5964, 5965, 5973, 5974 and 6242. List 3021.

List 3021.

LOUISA ST.—Sewer in LOUSIA ST, from Chester av to 36th st. Area of assessment: Block Nos. 5310 and 5312. List 3012.

GRAVESEND, BROOKLYN.—To make the annual apportionment and assessment required for local improvements in the former town of Gravesend, under provisions of Chap. 118, Laws of 1892, as amended by Chap. 171, Laws of 1893, the BOARD OF ASSESSORS will meet at 320 Broadway, Manhattan, on March 26, at 11 a. m., when all persons interested in the lands to be affected shall be heard on the question of such apportionment and assessment, now open for inspection.

### QUEENS.

SENECA AV, ETC.—Sewer and appurtenances in SENECA AV (COVERT AV), from De Kalb av to Putnam av, and from Cornelia st to Myrtle av; in HIMROD ST, from Seneca av to the Brooklyn Borough line, and in PUTNAM AV, from Seneca av to Myrtle av, 2d Ward. Area of assessment: Block Nos. 12, 13, 19 to 21, 24 to 29, 31 to 34, 40 to 65, 72, 74 to 78, 84, 85, 87, 91 to 113, 115a, 115b and 126. List 2778.

### ASSESSMENTS PAYABLE.

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

MANHATTAN. WEST 30TH ST.—Restoring asphalt pavement in front of NOS. 145 TO 149 WEST 30TH ST, 20th Ward. Area of assessment: Lot 9, Block 806. April 28.

WEST 70TH ST.—Restoring asphalt pave-ment in front of NO. 1 WEST 70TH ST, 22d Ward. Area of assessment: Lot 29, Block 1123.

WEST 111TH ST.—Restoring asphalt pavement in front of NO. 6 WEST 111TH ST, 12th Ward. Area of assessment: Lot 42, Block 1594. April 28.

EAST 117TH ST.—Sewer in EAST 117TH ST, et the Harlem river and Pleasant av, 12th Vard. Area of assessment: Blocks 1715 and 716. April 26.

#### BRONX.

BRONX.

EAST 239TH ST.—Paving the roadway and adjusting curb on EAST 239TH ST, from Martha av to Vireo av, 24th Ward. Area of assessment: Both sides of East 239th st, from Martha av to Vireo av, and to the extent of half the block at the intersecting avenues.

April 26.

April 26.

ROCHAMBEAU AV.—Regulating, grading, setting curbstones, flagging sidewalks, laying crosswalks, building approaches, and placing fences, on ROCHAMBEAU AV, from 212th st to about 210 ft south of Van Courtlandt av, 24th Ward. Area of assessment: Extends to half the block at the intersecting streets and both sides of said avenue. April 26.

EAST 205TH ST (ADEE AV).—Opening EAST 205TH ST (ADEE AV). from White Plains rd to Boston rd, 24th Ward. Area of assessment: Obtained at Bureau of Assessments and Arrears, Bergen Euilding, Arthur and Tremont avs. April 26.

### CURRENT BUILDING OPERATIONS

Including Contemplated Construction, Bids Wanted, Contracts Awarded, Plans Filed and Government, State and Municipal Work

Triangular Block Improvement.

Gronenberg & Leuchtag, 303 5th avenue, have been selected architects in competition in which several well-known architects submitted plans for the improvement of the triangular block fronting on Fox, Simpson and 163d streets, The Bronx, with three high class apartment houses to cost about \$400,000. Two of the houses will front 128 and 120 feet in 163d street, six stories in height. The third will be five stories, V-shaped, 135x157 feet, fronting in Fox and Simpson streets. L. Pincus, of 1029 East 163d street, is the owner and will handle all contracts. Work is to be started shortly.

Refrigerating Warehouse for Newark.

J. B. Snooks' Sons, architects, 261 Broadway, Manhattan, are preparing plans and will call for estimates from general contractors about March 15 for a seven-story reinforced concrete refrigerating warehouse, about 50x100 feet, to be erected at 47 River street, Newark, N. J., for the Merchant's Refrigerating Company, of 161 Chambers street, Manhattan. Complete details have not yet been determined as to the exact size of the building. The estimated cost is placed at \$150,000. George Horne, care of owner, will be the engineer.

Nine-Story Apartment for Third Ave. Rouse & Goldstone, 40 West 32d street, have been selected as architects for a nine-story apartment house to be erected at the southwest corner of Third avenue and 70th street for the 178 East 70th Street Company, which is composed of I. Randolph and E. Jacobs, 160 Broadway. The plot measures 52x100 feet. The estimated cost is about \$250,000. This is one of the first improvements of this character in this neighborhood in many years.

### Ice-Making Plant Contemplated.

It is reported that a concern known s the Vermont Hygeia Ice Company will erect an ice and cold storage plant at Dyckman street and the Hudson River, costing in the neighborhood of \$100,000. There will be a cold storage building three stories, 122x116 feet, an ice-making and storage plant 138x87 feet, and an engine house 55x88 feet. It is stated that H. J. Campbell, of Yonkers, N. Y., will be the construction engineer.

Dennison & Hirons Win Competition. Dennison & Hirons, 475 Fifth avenue, Manhattan, have been selected architects by the New Brunswick Trust Company, for a new bank building to be erected at New Brunswick at a cost of about \$50,000. Local, as well as out of town architects competed.

Rockefeller to Enlarge 54th St. House. Duncan Candler, architect, of 10 East 33d street, is preparing plans and will receive estimates about April 1, for enlarging the residence of John D. Rocke-feller, at 4 West 54th street, with an additional story to be used for servants' quarters. The work will cost \$25,000.

#### NO ARCHITECTS SELECTED.

In this department is published advance information regarding building projects where architects have not as yet been selected.

yet been selected.

KEARNEY, N. J.—The Copestone Lodge F. & A. M., William Englehart, chairman of building committee and Henry Canfield, town treasurer, Town Hall, are raising funds for the erection of a masonic hall on Kearney av, 150 ft south of Pomeroy av and will soon be ready to receive competitive sketches from architects. Cost, about \$50,000.

MALONE, N. Y.—Hardy & Hogle, 124 East Main st, contemplate the erection of a 2-sty brick theatre, 60x101 ft, in the north side of Pearl st, north of Main st, for which an architect will be selected about April 12th. Cost, about \$40,000.

BELLEVILLE N. L.—The Belleville Meters

BELLEVILLE, N. J.—The Belleville Motorboat Club contemplate the erection of a club-house in Main st. No architect has yet been selected.

selected.

NEW ROCHELLE, N. Y.—A. F. Beekman & Co. (grocery), New Rochelle, contemplates the erection of a 4-sty store and office building at the southwest corner of Division and Main sts. No architect has yet been selected.

NEW ROCHELLE, N. Y.—The congregation of St. Paul's Church contemplates the erection of a new brick edifice to cost about \$25,000. No architect has been retained.

WHITE PLAINS, N. Y.—It is reported that the Episcopal Church, of this place, contem-plates the erection of a stone chapel in South White Plains, for which no architect has yet been selected.

MAMARONECK, N. Y.—It is said that Lucas Tripodi, of this place, contemplates the erection of a 3-sty brick apartment house on Mamaroneck av, to cost \$10,000, and that no architect has been selected.

### PLANS FIGURING.

APARTMENTS, FLATS AND TENEMENTS. ATARIMENIS, FLATS AND TENEMENTS.
RIDGEWOOD, L. I.—Rab & Schoenberg, 316
Throop av, owner, are taking bids on the general contract for a 4-sty brick apartment, 50x88 ft., to be erected in Van Buren st, near Throop av, from plans by L. Berger & Co., Myrtle and Cypress avs, architects.

BROOKLYN.—F. J. Ashfield & Sons, 350 Fulton st, owners, are taking bids on subs for a 4-sty brick apartment, 40x102 ft., to be erected on the south side of Woodruff av, 49 ft. west of St. Paul pl, from plans by Slee & Bryson, 153 Montague st, architects. Cost about \$28,000.

Montague st, architects. Cost about \$25,000.

BRONX.—The August Jacob Construction Co., August Jacob, president, and George H. Jacob, secretary, 2,000 Morris av, is taking bids for two 6-sty brick and limestone apartments, 75x100 and 100x100 ft, to be erected at the northwest corner of Morris av and 179th st, and on the west side of Morris av, 100 ft north of 179th st, from plans by Fred Jaeger, Tremont and Park avs, architect. Cost about \$205,000.

#### DWELLINGS.

MONTCLAIR, N. J.—H. M. Fisher, Bloomfield av, architect, is taking bids for frame residence, 38x34 ft, to be erected by to cost \$5,000.

JERICHO, L. I.—Figures are being received by W. W. Bosworth, 527 5th av, N. Y. C., ar-chitect, for a 2½-sty hollow tile and stucco residence for George Edward Kent, care of ar-

RYE, N. Y.—William A. Dellan, 329 East 116th st, N. Y. C., owner, is taking bids on the general and separate contracts for ten 2-sty frame dwellings for William A. Dellan, 329 East 116th st, N. Y. C., owner.

RYE, N. Y.—Ellsworth & Marshall, of this place, general contractors, are taking bids on subs for a 2½-sty residence, 22x60 ft, for R. Stule, 30 Broad st, N. Y. C. Wallis & Goodwillie, 346 4th av, N. Y. C., are architects.

PLEASANTVILLE, N. Y.—Figures are being received for a 2½-sty frame residence, 40x 24 ft, for A. W. Sutton. John C. Moore, Realty Building, White Plains, is architect.

### FACTORIES AND WAREHOUSES.

FACTORIES AND WAREHOUSES.

IRVINGTON, N. J.—Jos. B. Allen, 11 Sanford av, architect, is taking estimates on foundation and will soon take bids on the general contract for alterations to the ice cream plant at 19 Loretta st, for the J. T. Castles Ice Cream Co., of this place. E. N. Friedmann, 90 West st, N. Y. C., is engineer.

FONDA, N. Y.—The Fonda Glove Lining Co. has completed plans and are receiving bids for a 2-sty and basement mill addition and dye house to be erected early this spring.

STABLES AND GARAGES.

BRONX.—John Westhofen, 251 East 125th st, is ready to receive estimates on subcontracts for stone and brick work, concreting, carpentering, plumbing, steam fitting, electric and roofing work for a 2-sty garage on Belmont av,

#### THEATRES.

64TH ST.—L. A. Sheinart, 194 Bowery, has completed plans for a 1-sty brick moving picture theatre with stores, 50x100 ft, at 345-349 East 64th st, for Jane Sandes and Catherine S. Rose, care of architect, owner. The Hart Amusement Co., 1520 Broadway, is lessee. Cost about \$10,000.

NEWARK, N. J.—Nathan Myers, Court Theatre Building, architect, is taking bids for a 3-sty brick, limestone and terra cotta theatre, ball room and auditorium, 50x100 ft, to be erected at 227-229 Springfield av, through to Court st, for the Lincoln Realty & Investment Co., 752 Broad st, owner; John C. Eisele, president. Cost, \$60,000.

MANHATTAN.—H. P. Wright & Co., 1123 Broadway, general contractors, are taking bids on all subs for alterations to the 5-sty brick store, office and theatre building, 154-160 West 41st st, for the Broadway and 41st St. Co. W. H. Hoffman, care of J. P. Whiskeman, 39 West 38th st, is architect.

#### CONTEMPLATED CONSTRUCTION.

#### Manhattan.

Manhattan.

APARTMENTS, FLATS AND TENEMENTS.

SHERMAN AV.—Moore & Landsiedel, 3d av and 148th st, are completing plans for five 5-sty apartment houses, 50x113 ft each, to be erected on the southside of Sherman av, 100 ft west of Academy st, in the Dyckman section and not in the Bronx, as was elsewhere reported. The Bendheim Constn Co., 128 Broadway, is the owner. Estimated cost, \$250,000.

HESTER ST.—Chas. M. Straub, 147 4th av, 67.6 ft., to be erected at 61-3 Hester st and 34 Ludlow st for Morris Maraus, 2026 7th av, owner. Cost about \$30,000.

SIST ST.—Neville & Bagge, 217 West 125th st, have completed plans for a 9-sty apartment house, 56.3x55,8 ft., to be erected in the south side of S1st st, 256.3 ft. east of Amsterdam av, for the Wesley Realty Co., 2245 Broadway, owner. Cost about \$200,000.

er. Cost about \$200,000.

139TH ST.—Sommerfeld & Steckler, 31 Union sq. have completed plans for a 6-sty apartment house to be erected in the south side of 139th st, from Edgecombe to St. Nicholas av, for the Solow Construction Co., 507 West 113th st, owner. Cost about \$225,000.

179TH ST.—J. H. Leonhauser, 2255 Broadway, has completed plans for a 5-sty tenement, 25x 62 ft., to be erected in the south side of 179th st, 100 ft. east of St. Nicholas av, for A. B. Knight, 2255 Broadway, owner. Cost about \$30,000.

RIVERSIDE DR.—Chas. B. Meyers, 1 Union sq West, has completed plans for alterations to the 11-sty apartment house at 190 Riverside dr, for the Townsend Realty Co., 1328 Broadway,

owner.

70TH ST.—Rouse & Goldstone, 40 West 32d st, have been selected architects for a 9-sty apartment to be erected at the southwest corner of 70th st and 3d av for the 178th East 70th St. Co., I. Randolph and E. Jacobs, 160 Broadway, is owner. Cost about \$250,000.

1. Randolph and E. Jacobs, 160 Broadway, is owner. Cost about \$250,000.

146TH ST.—Foundations are under way for a 6-siy apartment house, 50x87 ft., at 527 West 146th st for the Daniel Hallecy Construction Co., 1804 Anthony av. Moore & Landsiedel, 3d av and 148th st, architects. W. Masterson, 1388 Jossup pl, has the mason work for foundations, and Mr. Bossa, at site, the brick work. Cost about \$60,000.

55TH ST.—Wallis & Goodwillie, 346 4th av, are preparing plans for a 9-sty brick, marble and terra cotta apartment house, 50x89 ft., to be erected at 124-126 West 55th st for the Herald Square Holding Co., 62 West 45th st. Arnstein & Levy, 128 Broadway, and George Backer, 27 West 42d st, owners. L. A. Harding, 346 4th av, is engineer. Cost about \$200,000.

ST. NICHOLAS PL.—The Strathcona Construction Co. has purchased a plot extending from St. Nicholas pl to Edgecombe av, 75 ft south of 153d st. The plot, which fronts 100 ft on either avenue with a depth of 200 ft, is to be immediately improved with two 6-sty elevator apartment houses.

CONVENT AV.—Lena Scheidecker, care of George B. Gillie, 1676 Amsterdam av, has bought property at the southwest corner of Convent av and 145th st. No building operations are contemplated.

SCHOOLS AND COLLEGES.

### SCHOOLS AND COLLEGES.

MANHATTAN.—Bids were opened by the Board of Education March 3rd for item 1, general construction, also item 2, plumbing and drainage of new P. S. 97, Manhattan. Item 1, the lowest bid was submitted by Cockerill &

Contemplated Construction, Manhattan (Continued).

Little, Inc., at \$248 870. Item 2, Frank J. Fee at \$18,484, low bidder. Both bids were laid over.

#### STORES, OFFICES AND LOFTS.

STORES, OFFICES AND LOFTS.
BROADWAY.—Anthony Koelble has purchased for investment 3924 Broadway, a 4-sty flat on plot 25x100.5 ft. It is Mr. Koelble's intention to alter the building for business.

32D ST.—Vincent Astor, 23 West 26th st, has purchased additional property at 15 West 32d st, on plot 25x98.9 ft. No building operations are yet determined.

#### The Bronx.

APARTMENTS, FLATS AND TENEMENTS.

APARTMENTS, FLATS AND TENEMENTS.
MORRIS AV.—Fred Jaeger, Tremont and Park
avs, N. Y. C., has completed plans for two 6sty apartments, 75x100 and 100x100 ft., to be
erected at the northwest corner of Morris av
and 179th st, and on the west side of Morris av,
100 ft. north of 179th st for the August Jacob
Construction Co., August Jacob, president,
George H. Jacob, secretary, 2000 Morris av, owner. Cost about \$205,000.

#### SCHOOLS AND COLLEGES.

BRONX.—Eids were opened by the Board of Education March 3rd for installing electric equipment in P. S. 52, The Bronx. The lowest bid was submitted by the Commercial Construction Co. at \$10.331. Other bidders were Eugene Frank, \$11.055; T. Frederick Jackson, \$11,180; and John T. Williams Co., \$11,676.

### STORES, OFFICES AND LOFTS.

STORES, OFFICES AND LOFTS.

10TH AV.—Foundations have been completed for a 2-sty brick taxpayer, stores and offices, 50x85 ft., on the east side of 10th av, 49 ft. south of 207th st, for Michael Dowd, 2541 Valentine av. John P. Boyland, Fordham rd and Webster av, is architect. Cost about \$25,000.

JENNINGS ST.—M. W. Del Gaudio, 1910 Webster av, is preparing plans for a 1-sty store, 25x27.4 ft, to be erected at the northwest corner of Jennings and Bristow sts. Cost, \$5,000. The Taxpayers Realty Co., P. Wattenberg, President, 1203 Franklin av, is the owner. Bids will be received by the architect about March 10.

EOSTON RD.—M. W. Del Gaudio, 1910 Web-

POSTON RD.—M. W. Del Gaudio, 1910 Webter av, has prepared plans for a 1-sty store, 5x40 ft, to be erected on the west side of loston rd, 85 ft south of 170th st. Metal eilings and electric lights. Building to be of rick. Andrew W. Gerlach, 673 Jefferson pl, the owner. The architect will take bids about larch 10. is the owner. March 10.

March 10.

MELROSE AV.—M. W. Del Gaudio, 1910
Webster av, is preparing plans for a 1-sty store, knick, 20x40 ft, to be erected at the northeast corner of 151st st and Melrose av, to cost \$5,000. The Canebrake Realty Co., 35 Nassau st, Pres.; C. Ernst is the owner. The architect will take figures about March 10.

BROOK AV.—M. W. Del Gaudio, 1910 Webster av, is preparing plans for a 3-sty brick and stone loft, 25x100 ft, to be erected on the west side of Brook av, 36.75 ft south of St. Paul's pl. to cost \$10,000. The Value Realty Co., 170 Broadway (A. L. Ernst, President), is the owner. The architect will take bids about March 10.

### Brooklyn,

APARTMENTS, FLATS AND TENEMENTS.
WOODRUFF AV.—Slee & Bryson, 153 Montague st, are preparing plans for a 4-sty brick apartment, 48x102 ft., to be erected on the south side of Woodruff av, 97 ft. west of St. Paul pl, for F. J. Ashfield & Sons, 350 Fulton st, owners.

Cost about \$28,000.

OCEAN AV.—Excavating is under way for a 4-sty brick apartment, 75x100 ft., to be erected at the northeast corner of Ocean and Crooke ave, for the Miller-Berg Realty Co., 251 Hart st, owner. Cost about \$35,000.

WOODRUFF AV.—Slee & Bryson, 153 Montague st, are preparing plans for a 4-sty brick apartment, 48x108 ft. to be erected at the southwest corner of Woodruff av and St. Paul pl for F. J. Ashfield & Sons, 350 Fulton st, owners. Cost about \$34,000.

WOODRUFF AV.—Slee & Bryson, 153 Mon-

owners. Cost about \$34,000.

WOODRUFF AV.—Slee & Bryson, 153 Montague st, are preparing plans for a 4-sty brick apartment, 40x102 ft., to be erected on the south side of Woodruff av, 49 ft. west of St. Paul pl, for F. A. Ashfield & Sons, 350 Fulton st. Cost about \$28,000.

### DWELLINGS.

DWELLINGS.

CLINTON AV.—Alfred Freeman, 29 West 34th st, N. Y. C., is preparing plans for a 4-sty brick and limestone residence, 20x66 ft., to be erected at 298 Clinton av for Emil Weill, 379 DeKalb av, owner. Cost about \$20,000.

MONROE PL.—Hart & Schmidt, 43 Cedar st, N. Y. C., are preparing plans for two 4-sty brick duplex houses, 27x82 ft., to be erected on Monroe pl, near Pierrepont st, for Kinke Builders, Inc., 350 Fulton st, owners. Cost about \$70,000.

### FACTORIES AND WAREHOUSES.

SCHOLES AND WARRINGSES.

SCHOLES ST.—Glucroft & Glucroft, 34 Graham av, have completed plans for a 5-sty brick light manufacturing building to be erected in the west side of Scholes st. 100 ft east of Lorimer st, for Phillip Rosenblum, 76 Graham av, owner. The architects will take bids about March 12th.

### STORES, OFFICES AND LOFTS

STORES, OFFICES AND LOFTS.
CLINTON AV.—Dodge & Morrison, 135 Front st, N. Y. C., have completed plans for a 5-sty brick concrete and steel bakery, 80x120 ft, to be erected on Clinton av and Waverly av. north of Park av, for the Drake Bros. Co., 1006 Wallabout Market, owner. The owners will call for bids on general contract about March 17th. Cost, around \$115,000.

#### Queens.

APARTMENTS, FLATS AND TENEMENTS.
RIDGEWOOD, L. I.—L. Berger & Co., Myrtle
and Cypress avs, have completed plans for a 4sty brick apartment, 50x88 ft., to be erected at
Van Buren st, near Throop av, for Rab &
Schonenberg, 316 Throop av, owners, who desire bids on the general contract.

JAMAICA, L. I.—Ome Samuels of this place
has purchased the corner running 100 feet on
Mott av and 175 ft on Oak pl upon which he
will erect a large house, this spring,

#### DWELLINGS.

BROOKLYN MANOR, L. I.—Foundations are under way for a 2½-sty brick residence, 20x61 ft., to be erected on the south side of Avondale pl, 100 ft. south of Woodhaven av, for Joseph Ferris, 26 Donnington av, Woodhaven, owner. Louis Berger & Co., Myrtle and Cypress avs, Ridgewood, are architects. Cost about \$5,000.

#### MUNICIPAL WORK.

FLUSHING, N. Y.—The State Engineer has completed plans and specifications for a bridge to be constructed over the Newtown Creek, and the Board of Public Works has asked for an appropriation of \$250,000 for this structure.

#### Nassau.

#### DWELLINGS.

JERICHO, L. I.—Figures are being received for a 2½-sty hollow tile and stucco residence for George Edward Kent, owner, care of W. W. Eosworth, 527 5th av, N. Y. C., architect.

#### HOTELS.

LONG BEACH, L. I.—Foundations are under way for the 4-sty brick, concrete and stucco hotel, 45x200 ft., for Mrs. Bertha Klug, care of J. Garfield Moses, 52 William st, N. Y. C., owner. Henry B. Herts, 35 West 31st st, N. Y. C., is architect. Streifler & Werner, Far Rockaway, are general contractors. Cost about \$100,000.

#### Suffolk.

### HALLS AND CLUBS.

SAYVILLE, L. I.—The Foresters Lodge of this place is discussing the purchase of a site on which to erect a new building. Sayville Lodge of Foresters numbers about 250 members. A committee was appointed to select a

#### SCHOOLS AND COLLEGES.

SCHOOLS AND COLLEGES.

SOUTHAMPTON, L. I.—By a vote Southampton School District has declared for an additional appropriation of \$25,000 to build an assembly hall at the new school house.

LAST ISLIP, L. I.—St. Mary's R. C. Church, Rev. Joseph Sinkmajer, rector, contemplates the erection of a parochial school.

### Westchester.

APARTMENTS, FLATS AND TENEMENTS.
MT. VERNON, N. Y.—Plans are being prepared privately for a 4-sty brick apartment, 40x 80 ft., to be erected on the west side of 10th av, north of Stevens av, for Dr. Edward Bauman, 117 West 2d st, owner. Cost about \$35,000.

PORTCHESTER, N. Y.—D. H. Ponty, Depot sq, is preparing plans for a 3-sty frame apartment, 38x48 ft., to be erected in Townsend st for Morris Yoffe, Pemberwich rd, owner. Cost about \$7,000.

BRONXVILLE, N. Y.—Harry L. Walker, 103 Park av, N. Y. C., has prepared plans for a 4-sty apartment house to be erected on Pomfield rd and Maple st for the Eastchester Mortgage & Realty Co. Estimated cost about \$125,000.

### DWELLINGS.

DWELLINGS.

YONKERS, N. Y.—Cox & Barclay, 45 Warburton av, have completed plans for a 2½-sty frame residence, 30x26 ft., to be erected on the west side of Wickes av, south of Osburn av, for M.nnie Cox, Wickes av, owner. William Jackson, Van Courtlandt Park av, has the mason work, and Molz & Breithack, New Main st, the carpentry. The architects will build. Cost about \$6,000.

about \$6,000.

YONKERS, N. Y.—Jas. Armstrong, 107 Morsemere av, owner, has plans for a 2½-sty frame residence, 26x28 ft., to be erected on the south side of Colgate av, east of Palisade av. Bruce & Walk, 91 Maple st, have the mason work. Cost about \$5,000.

PORTCHESTER, N. Y.—W. S. Wetmore, Depot sq, is preparing plans for alterations to the 3-sty brick residence and store in North Main st for Joseph Timick, on premises, owner. Cost about \$9,000.

RYE, N. Y.—William A. Dellan, 329 East 116th st, N. Y. C., owner, has plans for ten 2-sty frame cottages and is ready for bids on general and separate contracts.

MT. VERNON, N. Y.—Andrew Carlson, 35 Hillside av, contemplates the erection of a 2½-sty frame residence on Hillside av, near 4th st, Cost about \$7,500. Plans will be prepared pri-vately.

MOUNT KISCO, N. Y.—Henry C. Haight contemplates the erection of a residence on the east side of Crotona av, corner of Prospect

NEW ROCHELLE, N. Y.—R. E. Rogers, 1133 Broadway, N. Y. C., has prepared plans for a 2½-sty stucco residence, to be erected on Overlook rd for I. C. Jones, of 182d st and 3d av, N. Y. C.

3d av, N. Y. C. WHITE PLAINS, N. Y.—F. H. Brown, Railroad av, is preparing plans for a 2½-sty frame residence to be erected here at a cost of about \$9,000.

#### HALLS AND CLUBS.

WHITE PLAINS, N. Y.—Plans are now being made for the establishment of a new country club to be located on the Safford property, containing about 75 acres. An engineer has been engaged and it is expected that work will be started in the spring.

STORES, OFFICES AND LOFTS.
YONKERS, N. Y.—Willia F. Snyder, Getty
sq. is preparing plans for a 4-sty brick store
and loft, 25x75 ft, to be erected at the southwest corner of Lincoln st and Yonkers av,
for Michael Wallace, Lincoln st, owner. Cost,
about \$18,000.

### NEW JERSEY NEWS.

#### Middlesex, Union, Hudson, Essex, Bergen and Passaic Counties.

The plans of Apartments, Flats and Tenements published herein have been approved by the Board of Tenement House Supervision at the main office, Newark, N. J., to be erected in these counties for the week ending March 4:

Newark, N. J., to be erected in these counties for the week ending March 4:

NEWARK.—James Farrell, 192 Runyon st, one 3-sty frame, \$5,000; A. F. Bull Realty Co., 183 to 197 Sylvan av, eight 3-sty frame, \$40,000; Nathan Kantrowitz, 687-689 Summer av, one 3-sty frame, \$8,000; Isidore Sloan, 126 Wainwright st, one 3-sty frame, \$5,000; Samuel Sperber, 775 Hunterdon st, one 3-sty frame, \$8,000; Louis C. Becker & Bros., Inc., east side Whitney st, 109 ft, north of So. Orange av, one 3-sty frame, \$5,000; John H. McKeon, 73-75 South 14th st, three 3-sty frame, \$14,000; Edward V. Warren, 609 North 7th st, one 3-sty frame, \$7,000; Isidore Cohn, 40 Columbia av, one 3-sty frame, \$6,000; Nathan Steinfeld, s e cor Spruce and Broome sts, one 4-sty brick, \$30,000; Michael Shellinsky, 65 Pacific st, one 3-sty frame alteration, \$300; A. E. Fischer Land Co., 74-76 Tillinghast st, three 3-sty frame, \$12,000; George Reiss, 574 South Orange av, one 3-sty brick, \$30,000; Jacob Strauss and Louis Schwartz, 200 Sherman av, one 3-sty frame, \$8,000; Ewald Janz, 274 Oak st, one 3-sty frame alteration, \$800.

IRVINGTON.—Baczyli Slobodinak, 14 Grove

IRVINGTON.—Baczyli Slobodinak, 14 Grove rrace, one 3-sty frame, \$5,000.

TRYINGTON.

terrace, one 3-sty frame, \$5,000.

EAST ORANGE.—Essex Real Estate & Construction Co, 46 and 52 South Arlington av, two 3-sty brick, \$40,000; Charles M. Collamer, 284-286 Main st, one 3-sty frame alteration,

284-286 Main st, one 3-sty frame alteration, \$700.

KEARNY.—Edward Bauman, s e cor Devon terrace and Davis av, one 3-sty frame, \$9,000.

ATLANTIC CITY.—Louis Lott, n w cor Soverign and Atlantic avs, one 3-sty brick, \$33,000.

JERSEY CITY.—Giovanni Briccola, n side Poplar st, 175 ft, e of Summit av, one 3-sty brick, \$8,000; Benjamin Weinstein, 814 Central av, one 3-sty frame alteration, \$800; Elnora Crichfield, s e cor Bergen and Grant avs, one 4-sty brick, \$35,000.

ORANGE.—Samuel F. Leber, 581-583 Central av, one 3-sty brick, \$40,000.

HOBOKEN.—Julius Jeszkinezky, 523 Park av, one 4-sty brick alteration, \$4,500.

WEST HOBOKEN.—Charles Letienne, 347 Summit av, one 4-sty brick, \$10,000.

PATERSON.—Samuel Greenblatt, 109-111 Straight st, three 3-sty brick, \$10,000.

APARTMENTS, FLATS AND TENEMENTS.

APARTMENTS, FLATS AND TENEMENTS.

NEWARK, N. J.—Work will soon start on two 3-sty frame flats at the northeast corner of Avon av, South 19th st and 483-485 Avon av, for Benj. Yoshlovsky, 286 South 6th st, owner. Total cost, \$20,000.

### BANKS.

BANKS.

NEW BRUNSWICK, N. J.—Dennison & Hirons, 475 5th av, N. Y. C., architects, have been selected to prepare plans for a new bank building to be erected by the New Erunswick Trust Co. to cost \$50,000.

### DWELLINGS.

DWELLINGS.

WOODRIDGE, N. J.—Frank Schoonmaker and Holmes Robinson have sold the plot 100x100 ft, located on Charter Oak st, to a Mr. Faller, of Brooklyn, who is to erect a residence there this spring.

JERSEY CITY, N. J.—Excavating is under way for three 3-sty brick residences and stores, 50x75 ft, at 551-5 Newark av, for J. Welitoff, care of architect. N. Welitoff, 222 Washington st, Newark, is architect. Cost, about \$18,000.

MONTCLAIR N. J.—A. P. Newis, 150 Newark, 150 Newark,

MONTCLAIR, N. J.—A. P. Norris, 150 Nassau st, N. Y. C., has completed plans for a 2½-sty frame and stucco residence, 40x62 ft, in Union st, for William Crane, owner. Cost, about \$20,000.

FACTORIES AND WAREHOUSES.

RED BANK, N. J.—The Mutual Supply Co., of Red Bank, contemplates the erection of an ice plant in Beech st to cost about \$60,000, with a capacity of 60 tons.

NEWARK, N. J.—J. B. Snooks' Sons, 261 Broadway, N. Y. C., are preparing plans for a 7-sty reinforced concrete refrigerating warehouse, 50x100 ft, to be erected at 47 River st, for the Merchants' Refrigerating Co., 161 Chambers st, N. Y. C.; Frank A. Horne is president; John L. Burgess, treasurer, and Harry C. Lewis, secretary. George Horne, care of owner, is engineer. Architects will take bids on general contract about March 15th. Cost, around \$150,000.

### HALLS AND CLUBS.

NEWARK, N. J.—Nathan Myers, 7 Nelson pl, has prepared plans for a 4-sty amusement hall to be erected at 229 Springfield av for John C. Eisele, 752 Broad st. Estimated cost about

(Continued on page 537.)

#### CONTRACTS AWARDED.

(All items following refer to general contracts, except those marked "sub")

#### DWELLINGS.

DWELLINGS.

GLEN COVE, L. I.—Floyd H. Dusinberre, Fort Washington, L. I., has received the general contract to erect a 2½-sty frame farmhouse, 30x85 ft., for John T. Pratt, Dosoris lane, owner. Chas. A. Platt, 11 East 24th st, N. Y. C., is architect. Cost about \$15,000.

WEST ORANGE, N. J.—Bang & Fitz Randolph, 1328 Broadway, N. Y. C., have received the general contract to alter the residence of L. F. Loree, Ridge rd, from plans by Delano & Aldrich, 4 East 39th st, N. Y. C., architects. Cost about \$30,000.

SHELTER ISLAND, L. I.—Thos. M. Burns,

Cost about \$30,000.

SHELTER ISLAND, L. I.—Thos. M. Burns, South Ferry rd, has received the general contract to erect the 2½-sty frame residence, 30x42 ft., at Manhassett, Shelter Island, for Samuel Hird, of 235 Highland av, Passaic, N. J., owner. Chas. B. Waterhouse, 257 Main av, Passaic, N. J., is architect. Cost about \$15,000.

J., is architect. Cost about \$19,000.

HACKENSACK, N. J.—Sharpe Bros., Hackensack, have received the general contract for additions to the reinforced concrete and stucce residence, 20x20 ft, for C. F. Vebelaker. D. S. Van Antwerp, 31 Fairfield st, Montelair, is architect. Cost, about \$4,000.

### FACTORIES AND WAREHOUSES.

FACTORIES AND WAREHOUSES.

VAN NEST.—Casper Ranger, Holyoke, Mass., has received the general contract to erect a 2-sty brick and concrete storage building, 75x100 ft., at the Van Nest R. R. Yard, 130 ft. west of Bear Swamp rd, for the N. Y., N. H. & H. R. R. Co., New Haven, Conn. C. W. Lord, care of owner, New Haven, is architect I. D. Waterman, New Haven, is engineer of construction. Cost about \$25,000.

JERSEY CITY, N. J.—The Westinghous Church-Kerr Co., Pittsburgh, Pa., has receive the contract to erect a roundhouse and representation of the Central R. R. of N. J., to co. \$200,000.

OLEAN, N. Y.—E. J. Bailey, Brockton, N. Y., has received the general contract to remodel the 4-sty brick and reinforced concrete leather plant at the Old Pierce Plant for the Armour Leather Co., on premises. R. C. Clark, care of Armour & Co., U. S. Yards, Chicago, Ill., is architect.

architect.

BAYONNE, N. J.—The Turner Constn. Co., 11 Broadway, N. Y. C., has received the general contract for the construction of five different reinforced concrete structures for the Vacuum Oil Co., at their Bayonne plant, consisting of a boiler house, railroad trestle, tanks, retaining walls and fire wall. Work will be started at once.

### PUELIC BUILDINGS.

OSSINING, N. Y.—George T. Kelly, Yonker has received the contract, at \$49,000, to erecthe Municipal Building here.

STORES, OFFICES AND LOFTS.

45TH ST.—Moses Frank, 500 West 177th st, has received the general contract for alterations to the 3-sty brick office building, 18x42 ft, at 51-53 West 45th st, for Joseph Keen, 49 West 45th st, owner. A. E. Earlow, 3 West 29th st, is architect.

29th st, is architect.

127TH ST.—Jennings & Welsted, 227 West 50th st, have received the general contract for the completion of the 5-sty brick loft building, 68x60 ft, at 423-427 West 127th st, for the Bernheimer & Schwartz Brewing Co., 128th st and Amsterdam av. F. S. Koeler, 140 Cedar st, is architect. Cost, about \$60,000.

#### THEATRES.

THEATRES.

NEWARK, N. J.—Oschwald Bros., 845 Broad st, have received the general contract to erect a 2-sty brick and limestone moving picture theatre, 49x117 ft., at the corner of Ferry and Van Buren sts for Herman Schlesinger, 174 South 7th st, owner. William E. Lehman, 738 Broad st, is architect. Cost, \$19,000.

41ST ST.—H. P. Wright & Co., 1123 Broadway, have received the general contract for alterations to the 5-sty brick store, office and theatre building, 92x157 ft., at 154-160 West 41st st for the Broadway & 41st St. Co. W. H. Hoffman, care of J. P. Whiskeman, 39 West 38th st, is architect. Cost, \$11,000.

SOUTH RIVER, N. J.—Bids for the new Star Theatre were opened on Monday by Allgair & Armstrong, proprietors. The plumbing contract was awarded E. L. Mathis at \$1,148.45. The carpenter work was awarded at \$4,813 to Mark & Roller. Krasper Broger received the masonry at \$2,995.

#### PLANS FILED FOR NEW CONSTRUCTION WORK.

#### Manhattan.

APARTMENTS, FLATS AND TENEMENTS.

APARTMENTS, FLATS AND TENEMENTS.
228TH ST, 150 West, 5-sty brick tenement, 45
x81; cost, \$125,000; owner, Orosont Construction Co., 367 East 184th st; architect, Lucion
Pisciotta, 391 East 149th st. Plan No. 83.
161ST ST, s e cor Ft. Washington av, 6-sty
brick tenement, 102x99; cost, \$350,000; owner,
Friedman Construction Co., 171 Broadway; architect, Harold L. Young, 1204 Broadway. Plan
No. 86.

MONROE ST, 171, 6-sty brick store and ten-ement, 22x87; cost, \$25,000; owner, Miles Con-struction Co., 89 Clinton st; architect, Mitchell Bernstein, 131 East 23d st. Plan No. 90.

HALLS AND CLUBS.
57TH ST, 105-107 West, 5-sty brick and stone club house, 43x100; cost, \$150,000; owners, The Freundschaft Society, Max B. Brill, president, 112 East 72d st; architects, Geo. & Edw. Blum, 505 5th av. Plan No. 88.

STABLES AND GARAGES.

64TH ST, 205-7 East, 2-sty brick and stone garage, 50x100; cost, \$10,000; owner, Henry S. Black, 209 East 64th st; architects, Howell & Howell, 1182 Broadway. Plan No. 84.

#### STORES AND DWELLINGS.

171ST ST, 505 West, 2-sty brick and stone store and dwelling, 23x85; cost, \$10,000; owners, Brown-Weiss Realty Co., Adolf Weiss, president, 478 Central Park West; architect, Emery Roth, 507 5th av. Plan No. 81.

### STORES AND TENEMENTS.

STORES AND TENEMENTS.

139TH ST, s s, Edgecomb to St. Nicholas av,
6-sty brick and stone tenement, 111x89; cost,
\$200,000; owner, Solow Construction Co., 507
West 113th st, Alexander S. Solow, president,
870 Southern Boulevard; architects, Sommerfeld & Steckler, 31 Union sq. Plan No. 85.

#### THEATRES

207TH ST, w s, 125.1 n Sherman av, 1-sty brick theatre, 126x150; cost, \$60,000; owner, Geo. L. Lawrence, 2228 Broadway; architects, Van Beren & La Velle, 507 5th av. Plan No. 87.

207TH ST W, 150 s Vermilyea av, 1-sty brick theatre, 126x150; cost, \$60,000; owner, Geo. L. Lawrence, 2228 Broadway; architects Von Beren & La Ville, 507 5th av. Plan No. S2.

Von Beren & La Ville, 507 5th av. Plan No. 82. 95TH ST, 268-274 West, 1-sty brick open air picture show, 2 buildings, 18x36x100x100; cost, \$4,000; owner, John J. Lyons, 276 Lenox av; architect, Jos. E. Sherwin, 237 West 37th st. Plan No. 89.

2D AV, 2080-2094, 1-sty brick open air picture show, 2 buildings, 20x22x125x100; cost, \$6,000; owner, John J. Lyons, 276 Lenox av; architect, Jas. E. Sherwin, 237 West 37th st. Plan No. 91.

### MISCELLANEOUS.

MISCELLANEOUS.

40TH ST, 634 to 640 West, 1-sty brick boiler-house, 47x56; cost, \$20,000; owners, Joseph Stern & Sons, Inc., 616 West 40th st; architect, Edwin J. Poirot, 616 West 40th st. Plan No. 92.

OLD BROADWAY, 2338, 1-sty brick toolhouse, 25x45; cost, \$300; owner, Patrick F. Kenny, 101 West 83d st; architect, Cornelius P. Cumings, 2291 Broadway. Plan No. 93.

#### Bronx.

#### APARTMENTS, FLATS AND TENEMENTS.

APARTMENTS, FLATS AND TENEMENTS.

178TH ST, s e cor Prospect av, 5-sty brick tenement, slag roof, 47.18x90; cost, \$55,000; owner, Middle Bronx Realty & Const. Co., L. B. Kaufman, 287 Division st, Pres.; architect, Max Zipkes, 220 5th av. Plan No. 105.

ALDUS ST, s w cor Faile st, two 5-sty brick tenements, 42x93.6 and 37x90, plastic slate roof; cost, \$75,000; owners, The Kovacs Construction Co., J. Kovacs, 293 Alexander av, president; architects, Koppe & Daube, 830 Westchester av. Plan No. 110.

FAILE ST, w s, 104 s Aldus st, 5-sty brick tenement, 46x88, plastic slate roof; cost, \$40,-000; owners, The Kovacs Construction Co., J. Kovacs, 293 Alexander av, president; architects, Koppe & Daube, 830 Westchester av. Plan No. 111.

FREEMAN ST, s s, 50 w Vyse av, 5-sty brick

FREEMAN ST, s s, 50 w Vyse av, 5-sty brick tenement, tin roof, 50x82; cost, \$45,000; owner, Martha Perna, 1074 Fox st; architect, Harry F Howell, 3d av and 149th st. Plan No. 109.

163D ST, se cor Sherman av, 5-sty brick tenement, slag roof, 55x94.9; cost, \$55,000; owner, Kingsley Contracting Co., Wm. Bingham, 3210 3d av, Pres.; architect, Edw J Byrne, 3029 3d av. Plan No. 107.

3d av. Plan No. 107.

HOE AV, e s, 307 s Aldus st, three 5-sty brick tenements, 38x88 and 50x88, slag roof; cost, \$135,000; owner, Jad Construction Co., Jos. A. Damsey, 1029 East 163d st, president; architects, Kreymborg Architectural Co., 163d st and So Boulevard. Plan No. 114.

HUGHES AV, s e cor Crescent av, 4-sty brick tenement, 40x64.9, slag roof; cost, \$27,000; owners, Scalzo & Mungo, 705 East 17th st; architect, Lucian Pisciatta, 391 East 149th st. Plan No. 113.

Plan No. 113.

MARMION AV, w s, 140 s 176th st, 5-sty brick tenement, 50x93, slag roof; cost, \$50,000; owners, P. J. Dwyer Bldg. Co., P. J. Dwyer, 176th st and Trafalgar pl, president; architects, Kreymborg Architectural Co., 163d st and So Boulevard. Plan No. 115.

BARNES AV, w s, 31.8 s Randall st, 4-sty brick tenement, tin roof, 30x85.10; cost, \$25,-000; owner, O. Di Stasio, 37 Thompson st; architect, P. Richard, 230 East 115th st. Plan No. 117.

#### DWELLINGS.

BARNES AV, w s, 620 n Morris Park av, two 2-sty frame dwellings, tin roof, 21x48; cost, \$9,-000; owner, Paul Reiling, 1881 Holland av; ar-chitect, Henry Nordheim, 1087 Tremont av. Plan No. 118

#### STABLES AND GARAGES.

MOSHOLU AV, s s, 60.10 e Fieldetone rd, 3-sty brick dwelling and 2-sty brick stable, tin and shingle roof, 27x46.3, 44.6x30; cost, \$11,000; owner, Geo. Geringer, Riverdale; architect, Wm. H. Kenney, 420 West 259th st. Plan No. 108.

#### STORES AND TENEMENTS.

214TH ST, s s, 92.9 w Barnes av, 2-sty brick store and tenement, tin roof, 25x50; cost, \$5,-000; owner, Annibale De Luccia, 1328 Carpen-ter av; architect, M. W. Del Gaudio, 401 Tre-mont av. Plan No. 116.

### STORES, OFFICES AND LOFTS.

BOSTON RD, w s, 85 s 170th st, 1-sty brick stores, 25x45, tin roof; cost, \$3,500; owner, Andrew W. Gerlach, 673 Jefferson pl; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 112.

#### MISCELLANEOUS.

REEDS MILL LANE, e s, 1,000 s Boston Post rd, 1-sty brick engine room, slag roof, 37x 38; cost, \$1,300; owner, Holler Ice Mfg. Co., on premises; Jas. W. Holler, on premises, Sec. and architect. Plan No. 106.

### Brooklyn.

APARTMENTS, FLATS AND TENEMENTS.
OSBORN ST, w s, 175 n Riverdale av, five
3-sty brick tenements, 20x76, tin roof, 6 families
each; total cost, \$30,000; owner, B. Stein, 19
Thatford av; architect, Henry Rockmore, 1733
President st. Plan No. 896.
VAN RUDEN ST.

VAN BUREN ST, n e cor Sumner av, 4-sty brick tenement, 50x90, slag roof, 19 families; cost, \$40,000; owner, Sumner Development Co., 26 Court st; architects, Shampan & Shampan, 772 Broadway. Plan No. 919.

772 Broadway. Plan No. 919.

VAN BUREN ST, n s, 50 e Sumner av, 4-sty brick tenement, 50x89, slag roof, 16 families; cost, \$40,000; owner, Sumner Development Co., 26 Court st; architects, Shampan & Shampan, 772 Broadway. Plan No. 920.

SOUTH 3D ST, s s, 108 e Driggs av, 6-sty brick tenement, 70x82, slag roof, 42 families; cost, \$60,000; owner, Keap Const. Co., 150 Hart st; architects, Shampan & Shampan, 772 Broadway. Plan No. 885.

6TH AV, e s, 50 s 45th st, 4-sty brick tenements, 50x8S, slag roof, 20 families; cost, \$39,-000; owner, H. Fields & ano, 605 51st st; architects, Eisenla & Carlson, 16 Court st. Plan 000; itects, 1 979.

6TH AV, s e cor 45th st, 4-sty brick tenements, 50.2x90, slag roof, 21 families; cost, \$42,000; owner, H. Fields & ano, 605 51st st; architects, Eisenla & Carlson, 16 Court st. Plan No. 978.

AV J, n s, 100 w East 15th st, 4-sty brick tenement, 40.3x88.1, slag roof, 16 families; cost, \$45,000; owner, A. B. Deidrick, 1410 Av J; architect, Shampan & Shampan, 772 Broadway. Plan No. 952.

POWELL ST, w s, 53 s Liberty av, 4-sty brick tenement, 47x88.6, tar and gravel roof, 20 families; cost, \$22,000; owner, Morris Weinberg, 129 Powell st; architects, Cohn Bros., 361 Stone av. Plan No. 1007.

#### CHURCHES.

DORCHESTER RD, n w cor East 15th st, 1-sty brick church, 59.4x52, slate roof; cost, \$16,-000; owner, 3d Church of Christ, on premises; architect, Geo. W. Kramer, 1 Madison av, N. Y. Plan No. 904.

AV K, n w cor East 12th st, 1-sty frame church, 25x44, metal roof; cost, \$3,000; owner, Rev. C. H. Webb, 170 Remsen st; architects, Druker & Co., 277 Broadway, New York. Plan No. 957.

### DWELLINGS

MONROE PL, e s, 180.6 n Pierrepont st, two 4-sty brick dwellings, 26.6x47, gravel roof, 2 families each; total cost, \$36,000; owner, Kings & Westchester Land Co., 350 Fulton st; architects, Hart & Schmidt, 43 Cedar st, N. Y. Plan No. 969

tects, Hart & Schmidt, 43 Cedar st, N. Y. Plan No. 909.

WEST 15TH ST, w s, 860 n Neptune av, 2-sty frame dwelling, 20x28, shingle roof, 2 families; cost, \$1,000; owner, Pasquale Ruzzano, 2754 West 17th st; architect, Edro M. Anitto, 242 Mercer st, Jersey City. Plan No. 903.

S5TH ST, n s, 200 w 2d av, 2-sty frame dwelling, 24.6x41, shingle roof, 1 family; cost, \$7,800; owner, John Scheelmerich, 26 Court st; architects, Koch & Wagner, same address, Plan No. 908.

LIVONIA AV, s s, 75 w Hendrix st, 2-sty brick dwelling, 20x52, slag roof, 2 families; cost, \$10,000; owner, H. Gorden, as president, 1780 Pitkin av; architect, S. Millman, same ad-dress. Plan No. 926.

RALIROAD AV, s e cor West 29th st, two 1-sty frame dwellings, 18.3x39, gravel roof, 1 fam-ily each; total cost, \$17,500; owner, C. P. Mol-loy, 2965 West 29th st; architect, Geo. H. Suess, 2966 West 29th st. Plan No. 928.

loy, 2965 West 29th st; architect, Geo. H. Suess, 2966 West 29th st. Plan No. 928.

UTICA AV, n w cor Union st, 3-sty brick dwelling, 20x55, slag roof, 2 families; cost, \$6,000; owner, Geo. Potts, Jr., 210 Schnectady av; architects, Adelsohn & Feinberg, 1776 Pitkin av. Plan No. 916.

EAST 22D ST, e s, 200 n Av F, 2-sty frame dwelling, 34.2x30, shingle roof, 1 family; cost, \$7,000; owner and architect, Arthur H. Strong, 600 East 18th st. Plan No. 962.

WEST 23D ST, e s, 375 s Neptune av, two 3-sty brick dwellings, 20x33, tin roof, 2 families each; total cost, \$5,000; owner, John Galazin, 326 2d st; architect, F. W. Stork, 7416 3d av. Plan No. 973.

MERMAID AV, s s, 40 e West 32d st, two 1-sty frame dwellings, 17x71, gravel roof, 1 family each; total cost, \$1,600; owner, James A. Benson, 41 West 6th st; architect, Geo. H. Suess, 2966 West 29th st. Plan No. 974.

CLEVELAND ST, w s, 90 s Blake av, 14 2-sty brick dwellings, 17x40, gravel roof, 1 family each; total cost, \$42,000; owner, D. J. Goldberg, 501 Ashford st; architect, B. F. Hudson, 319 9th st. Plan No. 943.

EAST 38TH ST, w s, 257.6 n Av I, five 2-sty brick dwellings, 20x36, gravel roof, 1 family each; total cost, \$15,000; owner, Wm. Wingerath, 785 Av G; architect, B. F. Hudson, 319 9th st. Plan No. 942.

AV I, n w cor East 39th st, four 2-sty frame dwellings, 18x51, shingle roof, 1 family each;

9th st. Plan No. 942.

AV I, n w cor East 39th st, four 2-sty frame dwellings, 18x51, shingle roof, I family each; total cost, \$10,000; owner and architect, Robt. S. Paris, on premises. Plan No. 949.

COLERIDGE ST, e s, 346.6 s Shore blvd, 2-sty frame dwelling, 32x33, roof, I family; cost, \$5,500; owner and architect, Margaret J. Breen, 100 William st, New York. Plan No. 989.

COLERIDGE ST, w s, 468.3 s Shore blvd, 2-sty frame dwelling, 43.8x82, shingle roof, 1 fam-ily; cost, \$5,500; owner, Mary H. McCollough, 328 Center st, Orange, N. J.; architect, Marg't J. Breen, 100 William st, New York. Plan No. 987.

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Pains Filed, New Buildings, Brooklyn (Contd.).

WEST 1:1H ST, w s, 140 n Av Z, six 2-sty frame uwenings, 1:x32, gravel root, 1 family each; total cost, \$12,000; owner, Gurden Realty Co., 9:2 Rogers pi, New York; architect, Jas. A. Boyle, ooi rulion st. Plan No. 952.

8:2D ST, n s, 109.10 e 18th av, nve 2-sty frame uwenings, 10x1, sningle roof, 1 family each; total cost, \$22,000; owner, John R. rimover, 1:402 New Olrecht av; architect, C. Schubert, 1:50n av and Soin st. Plan No. 959.

8:31H ST, n s, 292.10 e 16th av, 2-sty brick dweiling, 20x30, slag roof, 2 families; cost, \$5,000; owners, rieu & Eliz. Siglock, 1086 8:th st; architects, Elsenia & Carison, 16 Court st. Plan No. 1014.

FACTORIES AND WAREHOUSES.

#### FACTORIES AND WAREHOUSES.

CHARLICK ST, s e s, 200 n e 1st st, 12 1-sty factory bundings, 14x50; cost, \$45,000; owner, Standard on co., New York, 20 Broadway; architect, r. L. R. Sweet, 1074 Prospect pl. Plan No. 969.

Fian No. 969.

EAST 53D ST, e s, 100 n Winthrop st, 1-sty frame factory, 20x65, gravel roof; cost, \$1,50; owner, Frank Stack, 100 Reid av; architect, E. Dennis, 241 Schenck av. Pian No. 965.

FLUSHING AV, n s, 511.7 w Evergreen av, 3-sty brick factory, 40x94, gravel roof; cost, \$5,000; owner, Harry Zirinsky, 64 Morrell st; architect, Todias Goldstone, 49 Granam av. Pian No. 937.

#### STABLES AND GARAGES.

EAST 22D ST, w s, 360 s Av L, 1-sty frame garage, 12x18, sningle roof; cost, \$500; owner, A. P. Brown, 1314 East 22d st; architect, R. T. Schaefer, 1526 New Otreent av. Plan No. 951.

AV I, n w cor East 39th st, 1-sty concrete auto snee, 12x20, sningle root; cost, \$150; owner and architect, Root. S. Paris, on premises. Plan No. 948.

NEWKIRK AV, s e cor East 18th st, 1-sty frame garage, 12x18, shingle roof; cost, \$500; owner and architect, A. N. Strong, 600 East 18th st. Plan No. 950.

491H ST, s e cor 16th av, 1-sty frame garage, lox20, shingle root; cost, \$400; owner, A. kubenstein, 1006 49th st; architect, G. R. Langer, 110 East 82d st, New York. Plan No.

BOERUM PL, n w cor Bergen st, 2-sty brick store and garage, 59.9x100, slag root; cost, \$55,-000; owner, Jas. O'Connell, 44 Court st; architect, J. S. Kennedy, 44 Court st. Plan No. 1008.

EAST 19TH ST, e s, 219.2 s Ditmas av, 1-sty frame garage, 20x20, shingle roof; cost, \$1,000; owner, Chas. Grimn, 525 East 19th st; architect, Harry Gratton, 523 East 14th st. Plan No. 1019.

#### STORES AND DWELLINGS.

PARK AV, n s, 50 e New Utrecht av, 2-sty brick store and qwelling, 25x43, gravel roof, 2 families; cost, \$5,000; owners, M. Carmeier & ano, —; architect, Albt. Ulirich, 3/1 Fulton st. Plan No. 927.

st. Plan No. 927.

BERGEN ST, s s, 245 e Vanderbilt av, 2-sty brick store and dwelling, 25x46.6, siag roof, 1 family; cost, \$5,000; owner, Jas. H. Papio, 666 Bergen st; architect, Chas. H. Richter, 68 Bond st, N. Y. Plan No. 1015.

60TH ST, n s, 280 w 13th av, 1-sty brick store and dwelling, 20x52, gravel roof, 1 family; cost, \$2,000; owner, Michael Pocareo, 1251 60th st; architect, C. B. White, 189 Montague st. Plan No. 1021.

#### STORES, OFFICES AND LOFTS.

EAST 16TH ST, n e cor Church av, 1-sty brick stores, 97x100, gravel roof; cost, \$4,000; owner, isaac Kaplan, 189 Montague st; archi-tect, Cohn Bros., 361 Stone av. Plan No. 930.

### STORES AND TENEMENTS.

STORES AND TENEMENTS.

HOPKINSON AV, s w cor Newport av, 3-sty brick store and tenement, 20x55, slag roof, 3 families; cost, \$6,000; owner, Lapiquus & Co., 532 Chester st; architects, Adelsohn & Feinberg, 1776 Pitkin av. Plan No. 915.

SOUTH 5TH ST, s s, 100 e Hooper st, 6-sty brick store and tenements, 49.10x93.3, tin roof, 35 families; cost, \$40,000; owner, Morris Soloman, 309 Broadway; architect, C. M. Straub, 147 4th av, N. Y. C. Plan No. 936.

LIBERTY AV, s w cor Powell st, 4-sty brick store and tenement, 53x90, tin roof, 23 families; cost, \$25,000; owner, Morris Weinberg, 129 Powell st; architects, Cohn Bros., 361 Stone av. Plan No. 1006.

SARATOGA AV, s w cor Prospect pl, 4-sty

Plan No. 1006.

SARATOGA AV, s w cor Prospect pl, 4-sty brick stores and tenement, 53.6x90, tin roof, 22 families; cost, \$26,000; owner, Solomon Leibowitz, 1241 Eastern Parkway; architects, Cohn Bros., 361 Stone av. Plan No. 1004.

SARATOGA AV, w s, 53.6 s Prospect pl, 4-sty brick store and tenement, 52.1x87.6, tin roof, 18 families; cost, \$25,000; owner. Solomon Liebowitz, 1241 Eastern Parkway; architects, Cohn Bros., 361 Stone av. Plan No. 1005.

### THEATRES.

HAMBURG AV, s w cor Decatur st, 1-sty frame open air moving picture show, 30x100, roof; cost, \$1,000; owner, Chas. Meister, 221 Suydam st; architects, L. Berger & Co., 300 St. Nicholas av. Plan No. 958.

### MISCELLANEOUS.

MISCELLANEOUS.

SIEGEL ST, 6 s, 20 w Leonard st, 3-sty brick bath house and dwelling, 25x58, gravel roof, 1 family; cost, \$25,000; owner, Abraham Bramstein, 615 Gates av; architect, Tobias Goldstone, 49 Graham av. Plan No. 912.

CHARLICK ST, s e s, 208 n e, two 1-sty brick condensing tanks, — roof; cost, \$8,000; owner, Standard Oil Co. of New York, 26 Broadway, architect, F. L. R. Sweet, 1074 Prospect pl. Plan No. 970.

ALABAMA AV, e s, 150 s Pitkin av, 1-sty frame shed, 23x15, tin roof; cost, \$300; owner, Harry Kogut, 219 Alabama av; architects, Cohn Bros., 361 Stone av. Plan No. 981.

FREEMAN ST, s s, 140 e Oakland st, 1-sty brick shop, 50x60, gravel roof; cost, \$1,800; owner, John McCarty, 182 India st; architect, Jas. McKillop, 154 India st. Plan No. 1013.

WEST 1ST ST, w s, 99 n Neptune av, 1-sty frame shed, 14x12, — roof; cost, \$300; owner, Frank Muro, on premises; architect, Richd. Marzan, 3810 West 6th st. Plan No. 1022.

#### Queens.

APARTMENTS, FLATS AND TENEMENTS.

AFARTMENTS, FLATS AND TENEMENTS.

LONG ISLAND CITY.—Newton av, n w cor
Carver st, 5-sty brick tenement, 50x87, tar and
gravel roof, 27 families; cost, \$32,000; owner,
Chas. B. Farwell, 285 Grand av, L. I. City; architect, Frank Chmelik, 796 2d av, L. I. City.
Plan No. 554.

Plan No. 504.

LONG ISLAND CITY.—5th av, w s, 100 n Jamaica av, two 3-sty brick tenements, 25x73, slag roof, 6 families; cost, \$12,000; owner, Wm. Z. Partello, 412 State st, Brooklyn; architect, Edward Hahn, Bridge Plaza, L. I. City. Plan No.

ward Hann, Bridge Plaza, L. I. City. Plan No. 553.

LONG ISLAND CITY.—Webster av, n e cor 5th av, 5-sty brick tenement, 50x80, plastic slate roof, 27 families; cost, \$35,000; owner, Jos. Sykera, 3d av and 28th st, College Point; architect, Frank J. Schefeck, 478 Park av, Bronx. Plan No. 556.

RIDGEWOOD.—St. Nicholas av, w s, 104 n Gates av, two 3-sty brick tenements, 20x61 and 27x71, tin roof, 3 and 6 families; cost, \$13,000; owner, John Michel, 1821 Linden st, Brooklyn; architects, L. Berger & Co., Myrtle and Cypress avs, Ridgewood. Plan Nos. 611-612.

RIDGEWOOD.—St. Nicholas av, w s, 50 n Gates av, 3-sty brick tenement, 27x71, tin roof, 6 families; cost, \$8,000; owner, John Michel, 1821 Linden st, Ridgewood; architects, L. Berger, Myrtle and Cypress avs, Ridgewood. Plan No. 610.

DWELLINGS.

DWELLINGS.

DWELLINGS.

COLLEGE POINT.—17th st, w s, 200 n 6th av, 2-sty frame dwelling, 20x50, tin roof, 2 families; cost, \$3,500; owner, Ferd. Gentner, 17th st, College Point; architect, Harry T. Morris, 609 14th st, College Point. Plan No. 563.

CORONA.—South st, s e s, 143 e Shopoler av, 1½-sty frame dwelling, 18x26, tin roof, 1 family; cost, \$1,500; owner, Ike Bonick, 3 Grand av, Corona; architect, Wm. McIntyre, 27 Grand av, Corona. Plan Nos. 578 and 579, Two buildings.

CORONA.—Moutgomery av, s s, 150 w Shop-

Two buildings.

CORONA.—Moutgomery av, s s, 150 w Shopoler av, 1½-sty frame dwelling, 18x26, tin roof, 1 family; cost, \$1,500; owner, Ike Bonick, 3 Grand av, Corona; architect, William McIntyre, 27 Grand av, Corona. Plan No. 577.

EDGEMERE.—Edgemere av, n w cor Maple av, 2½-sty frame dwelling, 34x32, shingle roof, 1 family; cost, \$7,500; owner, Brian G. Hughes, 258 DeKalb av, Brooklyn; architects, W. T. Kennedy Co., 462 Boulevard, Rockaway Beach. Plan No. 584.

ELMHURST.—Banta st. n s. 40 e Van Dine

Fian No. 584.

ELMHURST.—Banta st, n s, 40 e Van Dine st, two 2½-sty frame dwellings, 22x50, shingle roof, 2 families; cost, \$8,400; owner, G. Lindstrom, 68 DeWitt st, Corona; architect, C. L. Varrone, Corona av, Corona. Plan Nos. 575-576.

ELMHURST.—Hanover av, w s, 300 s Union av, 3-sty frame dwelling, 27x38, shingle roof, 2 families; cost, \$4,500; owner, Jere Moran, 242 West 48th st, N. Y. C.; architect, William Cunningham, 242 West 48th st, N. Y. C. Plan No. 573.

ELMHURST.—Toledo av, w s. 125 n Prospect st, 2½-sty frame dwelling, 21x43, shingle roof, 1 family; cost, \$3,700; owner and architect, John Simpkin, 51 Grand av, Corona. Plan No. 561.

FOREST HILLS.—Colonial av. n e cor Jewel st, 2½-sty frame dwelling, 38x38, shingle roof, 1 family; cost, \$5,000; owner, Cord Meyer Co., Forest Hills, L. I.; architect, W. S. Worrall, Jr., 9 Twombley pl, Jamaica. Plan No. 58l.

GLEN MORRIS.—Church st, e s, 140 n Ridge av. 2-sty frame dwelling, 22x26, shingle roof, 1 family; cost, \$4,200; owners, Honig & Ridge, Church st. Glen Morris; architects, owners. Plan No. 558.

JAMAICA.—Ferry st, e s, 106 n Jamaica av. two 2-sty brick dwellings, 20x55, tar and gravel roof, 2 families; cost, \$8,000; owner, Parkway Construction Co., 1199 Jamaica av., Jamaica; architect, Walter B. Wills, 1181 Myrtle av, Brooklyn. Plan No. 569.

JAMAICA.—Jeffrey av. w s, 50 n Mitchel st,

architect, Walter B. Wills, 1181 Myrtle av, Brooklyn. Plan No. 569.

JAMAICA.—Jeffrey av, w s, 50 n Mitchel st, three 2-sty frame dwellings, 16x41, tar and gravel rpof, 1 family; cost, \$9,00; owner, Chas. Lerner, 634 Oceanview av, Woodhaven; architect, Chas. P. Cannelli, 60 Graham av, Brooklyn. Plan Nos. 565-566. Two buildings.

JAMAICA.—Lambert st, e s, 180 s Sutter av, 2½-sty frame dwelling, 21x32, shingle roof, 1 family; cost, \$2,300; owner, Archibald Stewart Co., 1656 Woodhaven av, Woodhaven; architect, Fred'k Wermberger, 3222 Jamaica av, Richmond Hill. Plan No. 560.

OZONE PARK.—Napier av, w s, 140 s Belmont av, 2½-sty frame dwelling, 18x28, shingle roof, 1 family; cost, \$2,000; owner Jos. Hennessey, Woodhaven; architect, Albert V. Lewis, 229 Washington st, Chester Park. Plan No. 572.

ROCKAWAY BEACH.—Oxford av, e s, 331 n Washington av, 2½-sty frame dwelling, 25x35, shingle roof, 1 family; cost, \$6,500; owner, Mrs. Mary C. Walsh, 136 West 16th st, N. Y. C.; architect, Arnold Johnson, Neponset, L. I. Plan No. 586.

Plan No. 586.

ROCKAWAY PARK.—Washington av, n s, 80 w 2d av, 1-sty frame dwelling, 24x30, shingle roof, 1 family; cost, \$1,200; owner, Elmer E. Snyder, 134 Washington av, Rockaway Park; architect, Theo. Mead, 190 North 6th st, Newark, N. J. Plan No. 564.

ROCKAWAY BEACH.—Center st, e s, 75 e 4-6-8 new foundation under three dwellings; cost, \$500; owner, M. J. Frizzell, 365 Pleasant av, Rockaway Beach. Plan No. 562.

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WOODHAVEN.—Shoe and Leather st, s s, 125 w Ferry st, 2-sty frame dwelling, 20x56, tin roof, 1 family; cost, \$3,000; owner, Domenico Muganno, Woodhaven; architect, Albert W. Lewis, 929 Washington av, Chester Park. Plan No. 571.

WOODHAVEN.—Vandever av, w s, 301 n Jamaica av, 2½-sty frame dwelling, 18x42, tin roof, 1 family; cost, \$2,000; owner, Jacob Kuetz, 25 Vandeveer av, Woodhaven; architect, Fred'k L. Rickmeyer, Woodhaven. Plan No. 568.

WOODHAVEN.—Woodhaven av, e s, 250 n Elm st, 2½-sty frame dwellings, 18x51, shingle roof, 1 family; cost, \$2,800; owner, Hugo A. C. Kratzenstein, 1629 Woodhaven av, Woodhaven; architect, Fred'k L. Rickmeyer, Woodhaven. Plan No. 567.

ARVERNE.—Carlton av, e s, 51 s Boulevard, two 2-sty frame dwellings, 17x38, shingle roof, 1 family; cost, \$7,000; owner, Herman Burger, Arverne; architects, Sprung & Wertheimer, 70 N. Fairview av, Rockaway Beach. Plan Nos. 539-540.

ELMHURST.—Toledo av, w s, 100 n Prospect av, and Prospect st, n s, 100 w Toledo av, Summit av, n s, 200 e Toledo av, nine 2½-sty frame dwellings, 21x43, shingle roof, 2 families; cost, \$33,300; owner and architect, John Simpkin, 51 Grand av, Elmhurst. Plan Nos. 542 to 550.

KEW.—Audley st, n s, 110 w Greenfell av. 2½-sty frame dwelling, 35x22, tile roof, 1 family; cost, \$7,000; owner, Edgr Storms Co., 1796 Broadway, N. Y. C.; architect, D. A. Otto, 130 Fulton st, N. Y. C. Plan No. 541.

JAMAICA.—George st, e s, 418 n Dewey av, two 2-sty frame dwellings, 14x38, shingle roof, 1 family; cost, \$4,000; owner, C. E. Anderson, 63 Union Hall st, Jamaica; architect, W. H. Spaulding, 34 Bergen av, Jamaica. Plan Nos.

ARVERNE.—Ammerman av, e s, 300 n Amstel boulevard, five 2½-sty frame dwellings, 20x36, shingle roof, 1 family; cost, \$22,500; owner, Koidan Realty Co, 5 Pleasant av, Rockaway Beach; architects, S. Millman & Son. 1780 Pitkin av, Brooklyn. Plan Nos. 597-8-9-600-601.
FLUSHING.—Farrington st, w e, 255 n State st, two 2-sty frame dwellings, 20x46, shingle roof, 2 families; cost, \$9,600; owner and architect, T. T. Carlson, 481 6th st, Brooklyn. Plan Nos. 602-3.

FOREST HILLS.—Wendover rd, ne cor Rockrose pl, 2-sty brick dwelling, 36x31, tile roof, 1 family; cost, \$6,000; owner, Howard Duff, 365 Lewis st, Brooklyn; architect, Eugene Schoen, 25 West 45th st, N. Y. C. Plan No. 605.

EAST RIDGEWOOD.—Ford av, w s, 183 n Deyo st, five 2-sty frame dwellings, 16x29, tar and gravel roof, 1 family; cost, \$12,500; owner, Edward A. Fellows, 169 4th st, Union Course; architect, Ernest H. Tatje, 106 Van Siclen av, Brooklyn. Plan No. 590.

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Plans Filed, New Buildings, Queens (Cont.).

ELMHURST.—Suydam pl, s w cor Chicago av, 2½-sty frame dwelling, 21x48, shingle roof, 2 families; cost, \$4,500; owner, E. J. Johnson, Cook av and Gay st, Elmhurst; architect, I. P. CARO, CORONA.—Smith av, s s, 43 e National av, two 2½-sty frame dwellings, 17x26, shingle roof, 1 family; cost, \$6,000; owner, Wm. J. Moreland, 379 East 162d st, N. Y. C.; architect, I. P. Card, Corona. Plan No. 608.

HOLLIS.—Villard av, e s, 200 s Prospect st, 2½-sty frame dwelling, 24x35, shingle roof, 1 family; cost, \$4,000; owner, Riis Constn. Co., 921 Lefferts av, Richmond Hill; architects, H. T. Jeffrey & Son, 923 Lefferts av, Richmond Hill. Plan No. 617.

HOLLIS.—Villard av, e s, 255 s Prospect st, 2½-sty frame dwelling, 24x35, shingle roof, 1 family; cost, \$4,000; owner, Riis Constn Co., 921 Lefferts av, Richmond Hill; architects, H. T. Jeffrey & Son, 923 Lefferts av, Richmond Hill. Plan No. 620.

Jeffrey & Son, 923 Lefferts av, Richmond Hill. Plan No. 620.

JAMAICA.—Jeffrey av, n s, 16 n Rowland st, 2-sty frame dwelling, 16x41, tar and gravel roof, 1 family; cost, \$6,000; two buildings; owner, Chas. Lerner, 634 Oceanview av, Woodhaven; architect, Chas. P. Connella, 60 Graham av, Brooklyn. Plan No. 596.

JAMAICA.—Lambert st, w s, 100 n Hawtree av, three 2½-sty frame dwellings, 21x32, shingle roof, 1 family; cost, \$6,800; owner, Archibald Stewart, Inc., 1656 Woodhaven av, Woodhaven; architect, Fredk. Wormberger, 3222 Jamaica av, Richmond Hill. Plan Nos. 591-2-3.

JAMAICA.—Globe av, w s, 140 n Brown pl,

JAMAICA.—Globe av, w s, 140 n Brown pl, 2½-sty frame dwelling, 17x34, shingle roof, 1 family; cost, \$2,000; owner, Frank J. Horsch, 103 Flatbush av, Brooklyn; architect, Andrew G. Horsch, 12 Stewart st, Brooklyn. Plan No. 587.

JAMAICA.—South Vine st, w s, 100 n Haw-tree av, 2½-sty frame dwelling, 21x32, shingle roof, 1 family; cost, \$2,300; owner, Archibald Stewart, Inc., 1656 Woodhaven av, Woodhaven. Plan No. 594.

Plan No. 594.

JAMAICA.—Hillside av, n s, 410 e Alsop st, 2½-sty frame dwelling, 38x28, shingle roof, 1 family; cost, \$6,000; owner, C. Koelken, Richmond Hill; architects, H. T. Jeffrey & Son, 923 Lefferts av, Richmond Hill. Plan No. 621.

RICHMOND HILL.—Broadway, s e cor Curtis av, 2-sty brick dwelling, 20x55, tin roof, 1 family; cost \$4,500; owner, W. H. Mohrman, Beech st, Richmond Hill; architects, H. T. Jeffrey & Son, 923 Lefferts av, Richmond Hill. Plan No. 619.

ROCKAWAY BEACH—Essey st. W. 400

ROCKAWAY BEACH.—Essex st, w s, 420 s
Bayside drive, 2½-sty frame dwelling, 22x40,
shingle roof, 1 family; cost, \$3,000; owner,
Alex. Baillie, Bayside pl, Hammell's; architect
Jerry W. Goff, 120 Maple st, Brooklyn Hills.
Plan No. 604.

WOODHAVEN.—Hopkinton av, n s, 175 s Atlantic av, 2½-sty frame dwelling, 18x36, shingle roof, 1 family; cost, \$3,000; owner, Woodhaven Estates, 636 Fulton st, Jamaica; architects, H. T. Jeffrey & Son, 923 Lefferts av, Richmond Hill. Plan No. 618.

### SCHOOLS AND COLLEGES.

CORONA.—Hillside av, n w cor Fairview av, 4-sty brick public school, slag roof; cost, \$150,-000; owner, City of New York, Park av and 59th st, N. Y. C.; architect, owner's engineer. Plan No. 555.

#### STABLES AND GARAGES.

STABLES AND GARAGES.

CORONA.—Lake st, n s, 350 w Central av, 1-sty frame garage, 12x20, shingle roof; cost, \$225; owner, R. Thompson, 62 Lake st, Corona. Plan No. 574.

ELMHURST.—Bay 4th st, w s, 220 n Columbus av, 1-sty frame garage, 10x15, tin roof; cost, \$40; owner, David Roth, premises. Plan No. 580.

JAMAICA.—Warwick av, e s, 200 n Jamaica av, 1-sty frame garage, 10x14, shingle roof, 1 family; cost, \$175; owner, Dr. Chas. Urban, premises. Plan No, 557.

premises. Plan No. 557.

NEWTOWN.—Chicago av, s e cor Cook av, 1½-sty brick garage, 21x21, shingle roof; cost, \$4,100; owner, Chas. Simonson, Newtown; architect, Milton F. Duflocq, 68 Barclay st, Flushing. Plan No. 570.

RICHMOND HILL.—Maple st, w s, 620 n Lexington st, 1-sty frame garage, 18x18, tin roof; cost, \$175; owner, Wm. Fleming, 215 Maple st, Richmond Hill. Plan No. 583.

FLUSHING.—Beech st, s s, 110 e Central av, -sty frame garage, 12x18, gravel roof; cost, \$100; owner, Edw. A. Clark, on premises. Plan No. 606.

STORES AND DWELLINGS.

BAYSIDE.—Bell av, e s, 150 n Ashburton av, two 2-sty frame stores and dwelings, 25x41, tin roof, 2 families; cost, \$8,000; owner, Louis Orgelfinger, Bayside; architects, L. Berger & Co., Myrtle and Cypress avs, Ridgewood. Plan Nos. 613-614.

### STORES, OFFICES AND LOFTS.

HAMMELS.—Bayside pl. 21, 1-sty frame store, 14x18, paper roof; cost, \$60; owner, Arthur B. Ennis, on premises. Plan No. 616.

### MISCELLANEOUS.

MISCELLANEOUS.

FOREST HILLS.—Old Road, n e cor Queens Boulevard, erect frame bill board, 48x20; cost, \$100; owner, O. J. Gude Co., 935 Broadway, New York City. Plan No. 582.

NORTH BEACH.—Old Bowery Bay rd, near Boulevard, 1-sty frame photo studio, 50x65, tar and gravel roof; cost, \$3,000; owner, Julia L. Anderson, 341 Flushing av, L. I. City; architect, John H. Knubel, 305 West 43d st, N. Y. C. Plan No. 585.

CORONA.—Jackson av, n s, 82 w Benjamin st, 1-sty frame barn, 6x15, tarpaper roof; cost, \$75; owner, S. Marceia, 50 W. Jackson av, Corona; architect, A. DeBlasi, 51 Grant av, Corona. Plan No. 615.

FLUSHING.—Pine st, s s, 120 e Collins pl, 1-sty frame shed, 40x20, tar and gravel roof; cost, \$200; owner, J. Collins, Pine st, Flushing; architect, R. W. Johnson, 60 Grove st, Corona. Plan No. 589.

Plan No. 589.

MIDDLE VILLAGE.—Metropolitan av, s s, 600 w Juniper av, 1-sty frame shed, 20x12, paper roof; cost, \$45; owner, Louis Gomper, 1790 Metropolitan av, Middle Vilage. Plan No. 588.

ROCKAWAY PARK.—Triton av, n s, bet 4th and 5th avs, erect frame bath houses, 94x92, 1-sty high, prepared roofing; cost, \$1,500; owner, Matinecook Realty Co., 31 Nassau st, N. Y. C.; architect, Axel S. Hedman, 371 Fulton st, Brooklyn. Plan No. 595.

#### Richmond.

DWELLINGS.

RICHMOND TURNPIKE, s., 125 w Fiedler av, Tompkinsville, two 2½-sty frame dwellings, 21x46; cost, \$7,000; owner, Meyer Rosenholz; architect, John Davies, Tompkinsville; builders, Steinberg & Cohen, New Brighton. Plan No. 71.

ers, Steinberg & Conen, New Brighton. Plan No. 71.

PIKE ST, w s, 150 s Brook st, Tompkinsville, 2-sty brick dwelling and laundry, 25x75; cost, \$4,000; owner, John McCaffrey, Stapleton; architect, John Davies, Tompkinsville; builder, James Hawker, Tompkinsville. Plan No. 72.

AMBOY RD, n s, 100 w Bently st, Tottenville, 1-sty frame garage, 12x18; cost, \$115; owner, Mrs. E. J. Rutan, Tottenville; builder, E. R. Paugh, Tottenville. Plan No. 74.

SAND LANE, s s, 500 s Cedar av, Arrochar, two 2-sty brick dwellings, 36x35; cost, \$4,600; owners, Vincent & Santari & Michele Gregari, Arrochar; architect and builder, M. F. Nastasi, West New Brighton. Plan No. 73.

4TH AV, n s, 455 w Westervelt, New Brighton, 2-sty frame dwelling, 20x40; cost, \$3,500; owner, Mrs. E. C. Hutton, New Brighton; architect and builder, H. H. Hutton, New Brighton. Plan No. 79.

AMBOY AV, s s, 80 e Slaight av, Tottenville.

AMBOY AV, s s, 80 e Slaight av, Tottenville, 1½-sty frame dwelling; cost, \$2,000; owner, Emma Petersen, Tottenville; architect and builder, C. O. Petersen, Tottenville. Plan No. 77.

WOOD AV, n s, 489 n Amboy rd, Tottenville, ½-sty frame dwelling, 35x27; cost, \$1,800; owner, Angeline Petersen, Tottenville; architect and builder, C. O. Petersen, Tottenville. Plan No. 76.

No. 76.

MINAN AV, s s, 600 s Boulevard, Great Kills, 1-sty frame bungalow, 18x26; cost, \$450; owner, Anthony Blush, Great Kills; builder, Wm. Peters, Great Kills. Plan No. 78.

10TH ST, w s, 180 n Midland av, Grant City, 1-sty frame dwelling, 27x45; cost, \$2,000; owners, Wm. and Lizzie Haller, Grant City, architect, Gustav Penet, Grant City; builder. Chas. E. Lockwood, Grant City. Plan No. 67.

CENTRAL AV, e s, 249 n Jacob st, Tottenville, 2-sty frame dwelling, 22x28; cost, \$2,500; owner, Mike Filliman, Tottenville; architect and builder, C. O. Petersen, Tottenville. Plan No. 69.

No. 69.

TOMPKINS AV, opposite Maple av, Clifton, Richmond, 2½-sty concrete dwelling, 24x28; cost, \$5,600; owner, City of N. Y., Richmond County; architect, Carl F. Grimshaber, 48 East 39th st, N. Y. City. Plan No. 65.

NEW YORK AV, w s, 20 s Clifton av, 3-sty brick store and dwelling, 20x35; cost, \$2,000; owner, Frank Caggiano, Rosebank; architect and builder, R. Langere, Rosebank. Plan No. 66.

66.

KREISCHER ST, s s, 150 w Winant av, Kreischerville, 1-sty frame dwelling, 18x28; cost, \$400; owner, Anton Eecker, Kreicher st; architects, Depuy & Jensen, 249 Fisher av, Tottenville; builders, Depuy & Jensen, 249 Fisher av, Tottenville, Plan No. 64.

MANN AV, e s, 207 n Jacob st, Tottenville, 2-sty frame dwelling, 22x28; cost, \$2,000; owner, Mathias J. Seiler, Tottenville; architect and builder, C. O. Petersen, Tottenville, Plan No. 68.

1ST AV, n s, 79 e Jersey st, New Brighton,

1ST AV, n s, 79 e Jersey st, New Brighton, 2½-sty frame dwelling, 21x45; cost, \$3,000; owner, A. Kurland L. Desgunn, New Brighton; architect, John Davies, Tompkinsville; builders, Kurland & Deskunn, Tottenville. Plan No. 70.

### MISCELLANEOUS.

OLD SL. RD. e s, 1000 n e Richmond rd, Bullshead, 1-sty frame shed, 32x16; cost, \$50; owner, Fred Zimmer, Bulls Head; builder, Fred Zimmer, Bulls Heal. Plan No. 75.

### PLANS FILED FOR ALTERATIONS.

### Borough of Manhattan.

ALLEN ST, 175-177, new iron and steel supports, windows, stairways and extensive plumbing to 4 and 3-sty tenements; cost, \$1,250; owners, Michael J. Adrian, Corpn., Jos. M. Adrian, president, 137 East 34th st; architect, Chas. M. Sutton, 70 5th av. Plan No. 440.

BARCLAY ST, 78 to 82, masonry to 8-sty brick stores and lofts; cost, \$500; owner, Est. of S. P. Lilienthal, Benjamin Parr, trustee, 7 Front st; architect, A. S. Fraub, 217 West 125th st. Plan No. 450.

CANAL ST, 121-125, masonry and partitions

canal St. Plan No. 450.

Canal St. Plan No. 450.

Canal St. Co., 83 Canal st; architect, David Eleier, 545 East 139th st. Plan No. 412.

CEDAR ST, 41-43, partition, masonry and freproofing to 17-sty brick and stone offices; cost, \$1,600; owner, The Mutual Life Ins. Co., 32 Nassau st; architect, John S. Downey, 410 West 34th st. Plan No. 434.

CHAMBERS ST, 43-51, masonry, steel and new windows to 15-sty brick offices; cost, \$200; owner, The Emigrant Industrial Savings Bank, Thos. M. Mulry, Pres., 43 Chambers st; architect, Richard Rohl, 128 Bible House; builders, Krep & Nezold, 80 Duane st. Plan No. 427.

CHRYSTIE ST, 111, masonry and fireproof passageway to 6-sty brick stores and tenement; cost, \$400; owner, H. Nelson Flanagan, 53 Bond st; architect, Harry Hurwitz, 118 Eldridge st. Plan No. 465.

CLARKSON ST, 77, masonry to 5-sty brick store and tenement; cost, \$350; owner, Geo. Ehret, 235 East 92d st; architect, Chas. Stegmayer, 168 East 91st st. Plan No. 432.

DIVISION ST, 52, new show windows and the extension of partitions and stairway to 5-sty store and loft; cost \$1000; owner Albert Stevane, 52 Division st; architect, Max Muller, 115 Nassau st. Plan No. 476.

GRAND ST, 416-18, masonry and new bake ovens to 6-sty brick and stone store and tenement; cost, \$2,000; owner, Abraham J. Rabiner, 328 Broome st; architects, Horenburger & Bardes, 122 Bowery. Plan No. 414.

LAFAYETTE ST, 242-44, masonry and fireproof doors to 5-sty brick and stone storage; cost, \$100; owners, Samuel A. & Emilie Godwin, 810 Hillside av, Plainfield, N. J.; architect, W. Frank Bower, 44 Harrison st, East Orange, N. J. Plan No. 458.

PEARL ST, 188, masonry, fireproof stairs and new elevator to 5-sty brick and stone warehouse; cost, \$7,000; owners, Consolidated Druggists Realty Co., Chas. F. Schenssner, president, 297 Pearl st; architect, Chas. B. Meyers, 1 Union Sq. Plan No. 408.

SOUTH WILLIAM ST., 26, new store front stairway and plumbing to 4-sty brick and stone lofts and stores; cost, \$1,200; owners, Est. Alexander Brown, John A. Brown, Jr., exr., 21 Liberty st; architect, Adolph Palschow, 448 East 145th st. Plan No. 480.

WALL ST, 54, extensive alterations for increased height and side extension to 9 and 6-sty brick offices; cost, \$25,000; owner, The Central Trust Co., 54 Wall st, John M. Wallace, president; architect, Raymond Almirall, 185 Madison av, Plan No. 443.

WORTH ST, 164-170, new windows and partitions to 6-sty brick and stone tenement; cost, \$800; owners, Harris & Abraham Cohen, 168 Park av; architect, Chas. B. Meyers, 1 Union sq. Plan No. 451.

Park av; architect, Chas. B. Meyers, 1 Union sq. Plan No. 451.

4TH ST, 325 West, new windows, doors and partitions to 5-sty brick and stone tenement; cost, \$300; owners, Estate Samuel C. Kipp, Ossining, N. Y., Wm. Kipp, executor, Ossining, N. Y.; architect, Wm. S. Boyd, 203 West 14th st. Plan No. 439.

7TH ST, 222 East, reset partitions and masonry to 4-sty brick and stone tenement; cost, \$1,000; owner, John Harris, 222 East 7th st; architect, Henry Klein, 505 East 15th st. Plan No. 413.

14TH ST, 47-49 West, masonry and fireproofing to 5-sty brick store; cost, \$8,000; owner, Van Beuren Estate, 65 5th av; architect, Chas. Volz, 2 West 45th st. Plan No. 421.

16TH ST, 417 West, iron columns and new windows to 5-sty brick and stone tenement; cost, \$300; owners, Public Service Realty & Mortgage Co., Samuel Hellinger, Pres., 309 Broadway; architects, Gross & Kleinberger, Bible House, Astor pl. Plan No. 416.

20TH ST, 236 West, fireproofing and masonry to 5-sty store and tenement; cost, \$2,000; owner, Kew Realty Co., 135 West 24th st; architect, Wm. H. Barnett 937 East 172d st. Plan No. 433.

23D ST, 40 East, masonry, fireproofing, new

20TH ST, 236 West, fireproofing and masonry to 5-sty store and tenement; cost, \$2,000; owner, ex, kew Realty Co., 135 West 24th st; architect, Wm. H. Barnett 937 East 172d st. Plan No. 433.

23D ST, 40 East, masonry, fireproofing, new stairway and partitions to 5-sty brick store and lofts; cost, \$2,500; owner, Est. George Seigel, Chas. U. Talbot, trustee, 34 Pine st; architects, Dodge & Morrison, 134 Front st. Plan No. 464.

24TH ST, 36 to 44 West, one gravity and pressure tank for sprinkler system to 10-sty brick and stone storage; cost, \$2,000; owner, Philip Goerlitz, Catskill, N. Y.; architect, T. Walter Taylor, 770 East 12th st, Brooklyn, N. Y. Plan No. 454.

25TH ST, 418 East, masonry for increased height to 2-sty brick stable and offices; cost, \$1,200; owners, Jos. Garry & Son, Jos. Garry, president, 217 East 39th st; lessee, Jos. Garry & Son, 418 East 25th st. architect, F. Rabbe, Jr., 418 East 25th st. Plan No. 453.

25TH ST, 131-135 East, masonry, new partitions and bath rooms to 4-sty brick and stone dwelling and store; cost, \$10,000; owner, Mrs. Wm. Randolph Hearst, 114 East 28th st; architects, Dietrick Wortmann and H. W. Braun, 114 East 28th st. Plan No. 408.

32D ST, 245 East, enlarged doors, re-arranged partitions and ventilating to 3-sty brick and stone dwelling; cost, \$500; owner, Sophie Johnson, 243 East 32d st; architect, Frank W. Herter, 503 Manhattan av. Plan No. 478.

32D ST, 6-8-10 East, fireproof mezzanine gallery to 11-sty brick store and lofts; cost, \$1,000; owner, American Real Estate Co., Edw. B. Boynton, president, 201 West 79th st; architects, Forman and Light, 40 Cedar st. Plan No. 449.

34TH ST, 167 West, new partitions and flooring to 4-sty restaurant and dwelling; cost, \$200; owner, American Real Estate Co., Edw. B. Boynton, president, 201 West 79th st; architects, Fred. A. Fuller, 167 West 34th st; architect, Fred. A. Fuller, 167 West 34th st. Plan No. 459.

34TH ST, 167 West, new partitions and flooring to 4-sty restaurant and dwelling; cost, \$200; owner, Oppenheim & Colins &

Broadway. Plan No. 447.

39TH ST, 533 West, iron frame work, new partitions and windows to 4-sty brick and stone tenement; cost, \$700; owner, Anna Walthausen, 101 West 86th st; architect, Wm. G. Clark, 438 West 40th st. Plan No. 452.

43D ST, 206-8 West, electric sign to 11-sty brick and stone hotel; cost, \$475; owner, Morris Newgold, 206-8 West 43d st; owners and builders of sign, The O. J. Gude Co., 935 Broadway. Plan No. 426.

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Plans Filed, Alterations, Manhattan (Continued)

46TH ST, 154 W, new partitions to 4-sty brick and stone dwelling and store; cost, \$1,000; owner, Francis Springold, 154 West 46th st; architect, Samuel Cohen, 500 West 176th st. Plan No. 428.

46TH ST, 48 West, entire new front and stairways to 4-sty lofts; cost, \$6,500; owner, Eugenie Tyler, 203 East 68th st; architect, Emmett N. Sweet, 500 5th av. Plan No. 460.

51ST ST, 500-2 West, fireproof construction for dumbwaiter to 5-sty brick and stone tenement and stores; cost, \$350; owner, Mrs. Anna McEntegart, 453 West 48th st; architect, Geo. J. Froehlich, n e cor Whitlock and Leggett avs, Bronx. Plan No. 456.

J. Froehlich, n e cor Whitlock and Leggett avs, Bronx. Plan No. 456.

52D ST, 350 West, masonry and partitions to 4-sty brick and stone tenement; cost, \$180; owner, Frances M. O'Connor, 58 Grove et Stamford, Conn.; architect, Louis Neuman, 403 East 204th st. Plan No. 442.

57TH ST, 126 East, masonry to 4-sty brick and stone store and dwelling; cost, \$1,200; owner, Amelia R. Warrale, care of Wm. A. Purrington, 80 Wall st; architect, Henry H. Holly, 39 West 27th st. Plan No. 461.

65TH ST, 134 West, steel and masonry to 3-sty brick and stone physician's offices; cost, \$5,000; owner, J. Ida L. Hurlburt, Hotel Empire, H. C. Senior & Co., agents, 125 West 68th st; lessees, Tyrrell's Hygenic Institute, 134 West 65th st; architect, Eli Benedict, 1947 Broadway. Plan No. 419.

66TH ST, 62 East, partitions and masonry to 4-sty brick and stone dwelling; cost, \$7,500; owner, Henry Gilsey, 10 East 36th st; architect, Donn Barber, 25 East 26th st. Plan No. 422.

70TH ST, 326 and 328, masonry, steel gird-ers and fireproofing to 3-sty brick automobile factory; cost, \$3,500; owner, Chas. S. Miller, 37 West 72d st; architect, Alfred H. Taylor, 138 West 65th st. Plan No. 418.

West 65th st. Plan No. 418.

82D ST, 107 East, general alterations to 3sty brick stable, laundry and dwelling; cost,
\$2,000; owner, Stephen C. Clark, Cooperstown,
N. Y.; architect, Arthur M. Ross, 149 Broadway. Plan No. 463.

93D ST, 206-212, steel iron columns and masonry to 2-sty brick engine room; cost, \$1,200;
owner, Geo. Ehret, 1197 Park av; architect,
Louis E. Dell, 1133 Broadway. Plan No. 438.

97TH ST, 165 West, entrance and removal of partitions to 4-sty brick and stone residence and restaurant; cost, \$250; owner, Mary Sheehan, 165 West 97th st; lessee and architect, Robert Martera, 73 Amsterdam av. Plan No.

103D ST, 222 East, masonry and plumbing to 4-sty brick and stone stores and tenement; cost, \$5,000; owner, R. Kessler, 121 Spruce st, Newark, N. J.; architect, M. A. Simon, 24 Clinton st. Plan No. 431.

\$5,000; owner, R. Kessier, 121 Spitce st. Newark, N. J.; architect, M. A. Simon, 24 Clinton
st. Plan No. 431.

125TH ST, 56 West, masonry for extension to
1-sty brick dwelling and store; cost, \$1,500;
owner, Mrs. Hortense Fischer, 56 West 125th
st; architect, William J. Russell, 1476 Broadway; builder, James L. Lowry, 303 West 40th
st. Plan No. 436.

125TH ST, 135 West, masonry, stairway, partition and steel girders to 2-sty brick and stone
tenement; cost, \$500; owners, James M. &
Harry C. Horton, 205 East 24th st; architect,
Nathan Langer, 81 East 125th st; contractor,
Edwin Krows, 205 East 24th st. Plan No. 441.

125TH ST, 327-9 East, masonry and carpentry to 3-sty brick and stone shop and tenement; cost, \$1,200; owner, Gotfried Walbaum,
258 Broadway; architect, Adolph Balschun, 448
East 145th st; lessee, Ludwig W. Lange, 227
East 125th st. Plan No. 437.

128TH ST, 21-23 West, masonry to 5-sty
brick tenement; cost, \$500; owners, Manchester Constn. Co., 223 Wooster st; architect,
Chas. B. Meyers, 1 Union sq. Plan No. 409.

AMSTERDAM AV, 172, shifting of columns
on granite blocks to 5-sty brick and stone store
and tenement; cost, \$150; owners, Est. of Peter Doelger, Peter Doelger, exr, 407 East 55th
st; architect Chas. Stegmayer 168 East 91st st.
Plan No. 475.

AMSTERDAM AV, 88, masonry, new stairway and single partition to 5-sty brick and
stone stores and tenement; cost, \$2,500; owner,
Max Isakovitz, 25 West 65th st; architect,
Joseph Putzel, 29 West 34th st. Plan No. 473.

BOWERY, 89, masonry, new partitions and
fireproofing to 5-sty brick show-rooms; cost,

BOWERY, 89, masonry, new partitions and fireproofing to 5-sty brick show-rooms; cost, \$6,000; owner, Robt. W. Goelet, 9 West 17th st; architect, Albert M. Gray, 1402 Broadway. Plan No. 470.

BROADWAY, 270, removal of encroachments to 4-sty brick and stone bank; cost \$500; owners, The Chemical National Bank; Joseph B. Martindale, Pres., 270 Broadway; architects, Trowbridge & Livingston, 527 5th av. Plan No. 477.

BROADWAY, 332, masonry to 5-sty brick store and loft; cost, \$3,435; owner, James N. Jarvie, 66 Broadway; architects, Goldwin Star-rett & Van Vleck, 45 East 17th st. Plan No. 471.

BROADWAY, 1270-1280, fireproofing to 12-sty brick stores and offices; cost, \$600; owner, Est. of Geo. Wilson, Broadway and 33d st; architect, Wilfred C. Reid, 1023 Summit av. Plan No. 472.

Plan No. 472.

BROADWAY, 1634 to 1644, masonry and new partitions to 3-sty brick stores; cost, \$5,000; owner, Wm. K. Vanderbilt, N. Y. Central Terminal; lessees, Winter Garden Co., 1640 Broadway; architect, Wm. Albert Swasey, 47 West 34th st. Plan No. 430.

EROADWAY, 524-528, fireproofing to 11-sty brick stores and lofts; cost, \$500; owners, Interstate Land Holding Co., 44 Wall st; architect, Harry N. Paradies, 231 West 18th st. Plan No. 410.

BROADWAY, 803-807, new mezzanine floor to 5-sty brick stores and lofts; cost, \$800; owners, James McCreery Realty Co., James

McCreery, Pres., 803-807 Broadway; lessee, Ruben Sadowsky, 803-807 Broadway; architect, Alfred L. Kehoe & Co., 1 Beekman st. Plan No. 420.

No. 420.

BROADWAY, 1101-1109, masonry and fireproofing to 7-sty brick hotel; cost, \$500; owner,
Est. Francis S. Kinney, Farmers' Loan &
Trust Co., trustee, 22 William st; architect,
Robt. Teichman, 22 William. Plan No. 411.

BROADWAY, 4202 to 4210, masonry, new
partitions, bake oven and plumbing to 1-sty
stores; cost, \$800; owner, James F. McGarry,
621 West 152d st; architects, Moore & Landsiedel, 148th st and 2d av. Plan No. 469.

LEXINGTON AV. 317, removal of partitions

LEXINGTON AV, 317, removal of partitions and masonry to 4-sty brick and stone show-room and architect's office; cost, \$300; owner, Walter F. Martin, 306 West 94th st; architects, Wilson, Eyre & McIlvaine, 41 East 30th st. Plan No. 467.

LEXINGTON AV, 168, new partitions to 3-sty brick and stone dwelling; cost, \$500; owner, August Hanson, 214 West 99th st; architects, Gillespie & Carrel, 1123 Broadway. Plan No.

LEXINGTON AV, 1563, new partitions, fire escapes and plumbing to 5-sty brick and stone tenement; cost, \$700; owner, Chas. Roffmann, 148 Forsythe st; architect, Chas. B. Meyers, 1 Union Sq. Plan No. 444.

148 Forsythe st; architect, Chas. B. Meyers, 1 Union Sq. Plan No. 444.

LEXINGTON AV, 1064, masonry, steel, new stairs and bath-room to 3-sty brick and stone store and residence; cost, \$3,000; owner, Jonas Kahn, 200 West 112th st; architect, Ed. L. Angell, 959 Madison av. Plan No. 474.

MADISON AV, 1545 to 1551, masonry on steel and iron columns, new stairs and partitions to 3-sty brick and stone stores and dwelling; cost, \$5,000; owner, Mary Hitchcock, Washington, D. C.; lessee, Amelia Greenberg, 302 Spring st; architect, Frank Straub, 25 West 42d st. Plan No. 479.

1ST AV, 318, plumbing and partitions to 4-sty brick and stone tenement and store; cost, \$1,000; owner, Bernard Rosenstock, 140 Nassau st; architects, Gross & Kleinberger, Bible House, Astor pl. Plan No. 415.

2D AV, 186, masonry, steel and iron supports and new show window to 4-sty brick and stone tenement; cost, \$600; owner, Chesar J. Millis, 186 2d av; architect, Morris Schwartz, 194 Bowery. Plan No. 457.

3D AV, 1699, masonry to 5-sty brick store

186 2d av; architect, Morris Schwartz, 194
Bowery. Plan No. 457.

3D AV, 1699, masonry to 5-sty brick store
and tenement; cost, \$1,000; owner, Frank Beek;
architects, Gross & Kleinberger, Bible House,
Astor pl. Plan No. 423.

3D AV, 701, masonry, steel, new stairways
and plumbing to 2-sty brick store and tenement; cost, \$4,500; owner, Ethel B. Robinson,
206 Broadway; lessee, Michael Jennings, 753 3d
av; architects, Cantor & Levingson, 39 West
38th st. Plan No. 429.

5TH AV, 114-16, new partition to 18-sty
brick offices and lofts; cost, \$1,200; owner,
American Real Estate Co., Ed. B. Boynton,
president, 527 5th av; architect, Geo. A. Sumner, 989 Southern Boulevard. Plan No. 448.

6TH AV, 321-337, fireproof enclosures to 5sty department store; cost, \$1,500; owner, U.
S. Realty & Improvement Co., R. S. Babbage,
secretary, 111 Broadway; architects, Goldwin
Starrett & Van Vleck, 45 East 17th st. Plan
No. 446.

Starrett No. 446.

No. 446.
6TH AV, 339 to 355, fireproof enclosures to 6-sty department store; cost, \$9,000; owners, O'Neil, Adams Co., Alexander McLaughlin, president, 339-355 6th av; architects, Goldwin Starrett & Van Vleek, 45 East 17th st. Plan No. 445.
6TH AV, 145 to 149, iron bulletin sign to 2-sty brick stores and dwelling; cost, \$350; owner, Grace P. Stuart, 75 West 11th st; owner of sign, C. J. Sullivan Adv. Co. Plan No. 466

No. 466
TH AV, 719, new metal roof bulletin to 4sty brick cafe and lofts; cost, \$500; owner,
Felix Isman, 1 East 40th st; builders of sign,
Strauss & Co., 442 West 42d st. Plan No. 424.
STH AV, 354, masonry and steel to 3½-sty
frame and stone store and dwelling; cost, \$800;
owner, Joseph Cudlipp, 60 West 75th st; architect, Robert N. Cleverdon, 4 East 42d st; builder, James Stevenson, 51 East 62d st. Plan No.
425.

BLACKWELL'S ISLAND, e s, opp. East 77th st, masonry and new porch to 3-sty brick nurses' home; cost, \$1,500; owner, City of New York, Department of Charities, ft. East 26th st; architect, Frank J. Helmle, 190 Montague st, Brooklyn. Plan No. 435.

GLOVER ST, s s, 101.6 e Castle Hill av, move 2½-sty frame dwelling; cost, \$350; owner. August Schanil, on premises; architect, Anton Pirner, 2060 Blackrock av. Plan No. 84.

148TH ST, 218-20, new doors, new windows, new partitions to 2-sty frame school; cost, \$2,000; owner, Michael Del Papa, 147 Mott st; architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 83.

architect, M. W. Del Gaudio, 401 Tremont av. Plan No. 83.

169TH ST, n e cor Washington av, new store front to 3-sty and attic frame store and dwelling; cost, \$500; owner, Simon I. Schwartz, 87 Hamilton pl; architects, Schwartz & Gross, 347 5th av. Plan No. 88.

BATHGATE AV, e s., 72.3 n 174th st, 2-sty frame extension, 21.11 1/4 x8.5 7/8 to 2-sty frame store and dwelling. Cost \$300. Owner, Andrew McCahill, 945 Park av. Architect, S. J. Bauman, 1046 Jackson av. Plan No. 80.

BROADWAY, w s, 270 n 246th st, new roof, etc., to 1-sty frame refreshment stand; cost, \$200; owner, James Serletis, on premises; architects, Ahneman & Younkheire, 3320 Bailey av. Plan No. 79.

CLASON POINT RD, 1.1776 w East River, new partitions to 2-sty frame hotel; cost, \$600; owners, Ruppert & McKay, on premises; architect, Wm. F. Behler, 84 Clinton av, Port Richmond, S. I. Plan No. 87.

COURTLANDT av, w s, 25 n 149th st, new beams, etc., to 5-sty brick store and tenement; cost, \$600; owner, Eugene J. Busher, 375 East 149th st; architect, Fred Hammond, 391 East 149th st. Plan No. 77.

149th st. Plan No. 77.

GIRARD AV, e s, 181 n 158th st, 1-sty frame extension, 27x20.7, to 3-sty frame dwelling; cost, \$1,200; owners, Roundout Realty Co., John Lorch, 3429 3d av, president; architect, Carl J. Itzel, 847 Freeman st. Plan No. 81.

MAHON AV, w s, 108 n Middletown rd, 1-sty frame extension, 20.8, and ½-sty built upon 1½-sty frame dwelling; cost, \$2,500; owner, Eliza Cooper, Middletown rd, architect, Chas. R. Baxter, 3073 Middletown rd. Plan No. 78.

VYSE AV, 1530, 1-sty frame extension, 14x 12, to 2-sty frame store and dwelling; cost, \$500; owner, Christina Benson, on premises; architect, J. C. Cocker, 2017 5th av. Plan No. 89.

WENDOVER AV, 425, new iron beams, new partitions to 4-sty brick tenement; cost, \$3,000; owner, Bernard Rauch, 1341 Brook av; architect, M. J. Harrison, 230 Grand st. Plan No. 86.

86.
WHITE PLAINS RD, w s, 194 s Gunlain av, move 2½-sty frame dwelling; cost, \$350; owner, Frank Sloane, on premises; architect, Jos. B. Gunnison, 1802 McGraw av. Plan No. 85.
3D AV, w s, 123.23 n 167th st, new show windows to 3-sty brick store and tenement; cost, \$300; owner, Babette Bauer, 3467 3d av; architect, Carl J. Itzel, 847 Freeman st. Plan No. 82.

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EERGEN ST, n s. 204 e Vanderbilt av. 1-sty frame extension. 38x58, to stable; cost, \$4,000; owner, J. Herman & ano, 683 Bergen; architect, A. L. Perpignan, 683 Bergen st. Plan No. 944.

BERGEN ST, n s, 43 w East New York av, extension to 3-sty store and dwelling; cost, \$200; owner, Yetta Modler, 2127 Bergen st; architects, Adelsohn & Feinberg, 1776 Pitkin av. Plan No. 1016.

Plan No. 1016.

DEGRAW ST, n s, 100 w Clinton st, plumbing to 3-sty tenement; cost, \$200; owner, Vincent Scala, 227 Degraw st; architects, Brook & Rosenberg, 350 Fulton st. Plan No. 897.

FLOYD ST, s s, 250 e Throop av, exterior and interior alterations to 4-sty store and tenement; cost, \$225; owner, Louis Good, 594 Sutter av; architect, Tobias Goldstone, 49 Graham av. Plan No. 906.

av; architect, Tobias Goldstone, 49 Graham av. Plan No. 906.

FULTON ST, s s. 302 w Classon av, new elevator; cost, \$2,000; owner, Brooklyn Union Gas Co.; architect, Reedy Elev. Co., 13th st & Willow av, Hoboken, N. J. Plan No. 900.

SAME PROP, new elevator; cost, \$2,000; owner and architect, as above. Plan No. 901.

FULTON ST, s w cor Albany av, 2-sty brick extension, 20x29, to dwelling; cost, \$500; owner, Richard Otto, 1558 Fulton st; architect, C. B. White, 189 Montague st. Plan No. 972.

FULTON ST, s s, 100 e Elm pl, interior alterations to 4-sty store; cost, \$250; owner, Geo. R. Smith, 154 Greenwich st, New York; architect, H. T. Clarke, 85 Clinton st. Plan No. 975.

FULTON ST, n s, 120 w Marcy av, new store front to 2-sty store and dwelling; cost, \$250; owner, Mary Rosenthal, 1361 Fulton st; architect, W. H. Volckening, 186 Remsen st. Plan No. 1009.

HARRISON ST, s w s, 60 s e Van Brunt st,

tect, W. H. Volckening, 186 Remsen st. Plan No. 1009.

HARRISON ST, s w s, 60 s e Van Brunt st, exterior and interior alterations to 3-sty storage; cost, \$500; owners, Marx & Rouwelle, 9 Van Brunt st; architect, Turner Constn. Co. II Broadway, N. Y. Plan No. 953.

HICKS ST, w s, 85 s DeGraw st, plumbing, & to 4-sty tenement; cost, \$150; owner, Morris Bloch, 68 1st pl; architect, W. J. Conway, 400 Union st. Plan No. 992.

JOHN ST, n s, 45 e Jay st, new elevator; cost, \$12,000; owner, Chas. Williams, on premises; architects, Gruney Elev. Co., 62 West 45th st, New York. Plan No. 985.

KEAP ST, n s, 116 w Division av, toilet to 2-sty dwelling; cost, \$400; owner, Annie Ratner, 46 Morgan av; architect, Hy. M. Entlich, 29 Montrose av. Plan No. 894.

PACIFIC ST, n w cor Brooklyn av, extension to 4-sty dwelling; cost, \$2,000; owner, Anna G. Matson, 1249 Pacific st; architect, Nathan Matson, same address. Plan No. 914.

PARK PL, n s, 210.4 w New York av, 2-sty brick extension, 13.4x17 to dwelling; cost, \$1,500; owner, Dr. Robt. F. Wheeler, 209 Hewes st; architects, Slee & Bryson, 153 Montague st. Plan No. 1017.

RAYMOND ST, w s, 45.8 s Tillary st, exterior alterations to 3-sty office: cost, \$300; owner, and cost, \$300; owner, and story and story and story architects, slee & Bryson, 153 Montague st.

Plan No. 1017.

RAYMOND ST, w s, 45.8 s Tillary st, exterior alterations to 3-sty office; cost, \$300; owner, Salvation Army, 120 West 14th st; architect, Paul Grillo, 120 West 14th st, New York. Plan No. 997.

No. 997.

SACKMAN ST, e s, 191.8 n Liberty av, partitions to 3-sty dwelling; cost, \$150; owner, Jos. Marshall, 183 Sackman st; architects, S. Millman & Son, 1780 Pitkin av. Plan No. 1018.

WATER ST, n s, 49 w Gold st, 2-sty brick extension, 44x44, to storage; cost, \$300; owner, Senji Moore, 235 Front st; architect, Louis F. Schillinger, 167 Van Siclen av. Plan No. 905.

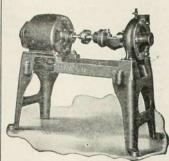
SOUTH 2D ST, n w cor Hewes st, fire damage to 4-sty loft building; cost, \$2,500; owner, Louis Bernstein, 1474 Bedford av; architect, Benj. Harris, 542 Eastern Parkway. Plan No. 986.

6TH ST, s s, 269.11 w 8th av, new extension to hospital; cost, \$8,000; owner, Methodist Episcopal Hospital, on premises; architect, Frank J. Helmle, 190 Montague st. Plan No. 922.

922.

EAST 14TH ST, s s, 50 e Av Z, extension to 3-sty dwelling; cost, \$500; owner, Chas. F. Sumner, Sheepshead Bay; architect, H. H. Golis, 248 Bay 38th st. Plan No. 1020.

WEST 15TH ST, w s, 840 n Neptune av, interior alterations to 2-sty dwelling; cost, \$700; owner, Pasquale Ruzzano, 2754 West 17th st; architect, Edw. N. Anitto, 242 Mercer st, Jersey City. Plan No. 902.

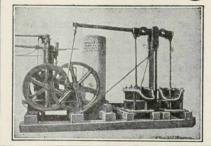


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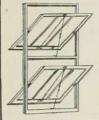


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Plans Filed-Alterations, Brooklyn (Continued).

WEST 15TH st, — —, 50 s Mermaid av, extension to 2-sty store and dwelling; cost, \$300; owner, Nicholas Ruggerio, on premises; architect, S. B. McDonald, Surf av and West 27th st. Plan No. 890.

WEST 27TH ST, w s, 30 s R R av, interior alterations and plumbing to 3-sty dwellings; cost, \$2,500; owner, B. Peidgan, 2962 West 27th st; architect, Rocco Mega, 2857 West 5th st. Plan No. 976.

Plan No. 976.
69TH ST, n s. 120 w 9th av, 2-sty brick extension to dwelling; cost, \$600; owner, Abbie Neis, on premises; architect, Thos. Bennett, 3d av and 52d st. Plan No. 939.

BOWERY, s w cor Tilyou's Walk, new roof on 1-sty shed; cost, \$200; owner, Geo. C. Tilyou, on premises; architect, E. K. Morgan, Steeplechase Park, Plan No. 977.

Steeplechase Park. Plan No. 977.

BROADWAY, s e cor Covert st, exterior alterations to 4-sty store and tenement; cost, \$1,500; owner, Hy J Holteman, 1468 President st; architects, Louis Berger & Co., Myrtle av cor Cypress av. Plan No. 1011.

CLASSON AV, w s, 69.2 n Dean st, exterior alterations to 3-sty store and dwelling; cost, \$200; owner, A. Michaels, 626 Classon av; architect, Hy Vollweiler, 696 Bushwick av. Plan No. 961.

CONEY ISLAND AV, w s, 425.1 n Av C, extension to 2-sty store and dwelling cost. \$750; owner, Frank Rizzo, 602 Coney Island av; architect, W. H. Ludwig, 801 Eastern parkway. Plan No. 1010.

CROPSEY AV, n s, 50 e 24th av, exterior and

Plan No. 1010.

CROPSEY AV, n s, 50 e 24th av, exterior and interior alterations to moving picture show; cost, \$1,250; owner, Thos. H. Joyce, Cropsey and Harway avs; architect, Adolph W. Guthiel, 8758 24th av. Plan No. 888.

DE KALB AV, n s, 80 e Clermont av, interior alterations to 3-sty store and dwelling; cost, \$200; owner, Lettie F. Locke, 239 DeKalb av; architects, Voss & Lauritzer, 65 DeKalb av. Plan No. 895.

Plan No. 895.

FILMORE AV, s e cor E 38th st, extension to 2-sty dwelling; cost, \$850; owner, Eliza Coleman, on premises; architect, Gust Sorenson, 1753 Kimball st. Plan No. 933.

FLUSHING AV, s s, 26 e Ryerson st, new elevator; cost, \$2,190; owner, Louis Medler, 320 Park av; architect. Nunan Elev. Co., 63 Clymer st. Plan No. 1012.

FRANKLIN AV, e s, 107.9 n Myrtle av, toilet to 4-sty tenement; cost, \$150; owner, John Mullin, 135 Franklin av; architects, Laspia & Sabati, 545 Grand st. Plan No. 891.

GATES AV, n s, 37.6 w Ralph av, interior alterations to 2-sty store and dwelling; cost, \$200; owner, B. R. T. Co., 85 Clinton st; architect, W. K. Tayler, 137 Union st, Jamaica. Plan No. 931.

GEORGIA AV, w s, 100 s Blake av, windows

Plan No. 931.

GEORGIA AV, w s, 100 s Blake av, windows to 3-sty tenement; cost, \$100; owner, Lina Lipensky, 382 Georgia av; architects, Adelsohn & Feinberg, 1776 Pitkin av. Plan No. 887.

GRAHAM AV, n e cor Cook st, exterior and interior alterations to 5-sty store and tenement; cost, \$1,000; owner, Max Rosenberg, 712 East 17th st; architects, Glucroft & Glucroft, 34 Graham av. Plan No. 964.

LAFAYETTE AV n w cor Stockton st, plumb-

LAFAYETTE AV, n w cor Stockton st, plumbing to 4-sty tenement; cost, \$1,800; owner, Abraham C. Cohn, 61 Park Row, N. Y.; architect, Brewster Aromonsky, 826 St. John's pl. Plan No. 1003.

METROPOLITAN AV, s s, 150 e Union st, plumbing to 3-sty store and tenement; cost, \$150; owner, Morris Berger, 126 Lewis st; architects, Glucroft & Glucroft, 34 Graham av. Plan No. 966.

Plan No. 966.

METROPOLITAN AV, n s, 200.1 e Union av, extension to 3-sty store and dwelling; cost, \$500; owner, Giovanni Simonelli, 381 Fulton st; architects, P. Tillion & Son, 381 Fulton st. Plan No. 971.

OCEAN PKWY, e s, 70 n e 8th st. exterior alterations to 1-sty theatre; cost, \$1.000; owner, Doscher & Krooss, 50 East 4th st; architect, B. F. Hudson, 319 9th st. Plan No. 941.

OCEAN PARKWAY, n w cor Sea Breeze av, electric sign to 3-sty hotel; cost, \$300; owner, Louis Fischer, 8th av and 58th st, N. Y.; architect, Strauss & Co., 442 West 42d st, N. Y. Plan No. 892.

PROSPECT PARK, n. 60 w University of the strains of the strains and the strains of the

Plan No. 892.

PROSPECT PARK, n s, 60 w Union st, extension to 3-sty lunch room; cost, \$590; owner, Chas. Volyanti, on premises; architect, Rocco Mega, 2857 West 5th st. Plan No. 980.

ROCKAWAY AV, w s, 61 n Pitkin av, add new sty to 3-sty store and dwelling; cost, \$500; owner, Sam'l Pally, Pennsylvania and Liberty avs; architect, Louis Danancher, 7-9 Glenmore av. Plan No. 994.

av. Plan No. 994.

SUMNER AV. s e cor Quincy st, exterior alterations to 3-sty store and dwelling; cost, \$400; owner, Minnie Stone, 240 Vernon av; architects, Glueroft & Glueroft, 34 Graham av. Plan No. 1001.

SURF AV. — —, 200 s w West 16th st, interior alterations to amusement device; cost, \$400; owner and architect, Geo. C. Tilyou, on premises. Plan No. 935.

SUTTER AV. s s, 81.3 e Sackman st, 3-sty frame, extension, 5.6x8.6, to tenement; cost, \$500; owner. Louis Wolfer, 410 Sutter av; architect, Louis Danancher, 7-9 Glenmore av. Plan No. 993.

THATFORD AV. e s, 200 n Plake

Plan No. 993.

THATFORD AV. e s. 200 n Blake av. extension to 3-sty dwelling; cost. —; owner, Jos. Katz. 195 Thatford av; architects, Cohn Bros., 361 Stone av. Plan No. 929.

THROOP AV. s e cor Walton st, exterior and interior alterations to 3-sty storage; cost, \$500; owner, Herman Mahnken, Blooming Grove, Pike Co., Pa.; architects, Brook & Rosenberg, 350 Fulton st. Plan No. 984.

TOMPKINS AV. e s, 80 n Floyd st, extension to 3-sty tenement; cost, \$300; owner, Saml. Goldinger, 492 Greene av; architects. Brook & Rosenberg, 350 Fulton st. Plan No. 907.

UNION AV. e s, 75 n Skillman av, extension to 4-sty store and tenement; cost, \$300; owner, Michele Barratta, 244 Union av; architect, Frank Laspla, 525 Grand st. Plan No. 959.

WILLOUGHBY AV, s s, 137.7 w Broadway, sty brick extension, 7.6x14, to 3-sty dwelling; sst, \$250; owner, Bertha Geismann, 450 Ocean arkway; architect, Wm. Debus, 86 Cedar st. lan No. 893.

3D AV, n e cor 61st st, plumbing to 3-sty dwelling; cost, \$200; owner, Francis Maher, 310 61st st; architect, Thos. Bennett, 3d av and 52d st. Plan No. 940.

and 52d st. Plan No. 940.

3D AV, e s, 80 n 23d st, interior alterations to 3-sty tenement; cost, \$400; owner, Ludwig Kowahki, 711 3d av; architect, Albert G. Olches, 54 Bergen st. Plan No. 990.

3D AV, w s, 30 s 54th st, toilet to 1-sty moving picture show; cost, \$150; owner, Elias Bernstein, 5406 3d av; architect, Albt. Ullrich, 371 Fulton st. Plan No. 881.

5TH AV, e s, 75 s 12th st, electric sign; cost, \$200; owner, Jos Michaels, on premises; architect, Edgar B. Wolfe, 61 Hudson st, Jersey City. Plan No. 923.

5TH AV w s, 40 n 12th st, store front to

Plan No. 923.

5TH AV, w s, 40 n 12th st, store front to
4-sty store and tenement; cost, \$500; owner,
John H. Murtagh, 494 5th av; architect, Jas.
F. Bly, 422 St. Marks av. Plan No. 968.

9TH ST, n w cor 5th av, electric sign; cost,
\$180; owner, Michaels Bros., 442 5th av; architect, Edgar B. Wolfe, 61 Hudson st. Plan
No. 924.

5TH AV, e s, 75 s 12th st, electric sign; cost, \$350; owner and architect, as above. Plan No. 925.

### Queens.

Queens.

BELLE HARBOR.—Oxford av, w s, 250 s
Newport av, 2-sty frame extension, 7x6, on front
2½-sty frame dwelling, shingle roof; cost, \$250;
owner, M. M. Hogan, on premises. Plan No. 272.

COLLEGE POINT.—North boulevard, s e cor
College av, erect small hothouse on side of
barn; cost, \$25; owner, Samuel Gallucci, on
premises. Plan No. 270.

ELMHURST.—Warner av, 46, raise roof of
porch; cost, \$50; owner, Oscar Bermer, on premises. Plan No. 268.

ELMHURST.—Lamont av, 100, repair dwelling after fire damage; cost, \$55; owner, Mr.
Strauss, on premises. Plan No. 260.

FAR ROCKAWAY.—Bayswater av, s w cor
Healy av, 1-sty added to present extension of
dwelling, shingle roof; cost, \$1,800; owner,
Louis Rubenstein, 15 East 92d st, N. Y. C.;
architect, Robt. A. Davis, 36 Seneca av, Far
Rockaway. Plan No. 273.

JAMAICA.—Fulton st, 310-312, interior alterrations to moving picture show; cost, \$200.

JAMAICA.—Fulton st, 310-312, interior alterations to moving picture show; cost, \$300; owner, Washburn Realty Co., Boston, Mass. Plan No. 266.

LONG ISLAND CITY.—Theodore st, n e cor Potter av, install new plumbing in dwelling; cost, \$75; owner, W. Williams, on premises. Plan No. 275.

Plan No. 275.

LONG ISLAND CITY.—Court sq, n e cor Jackson av, cut new doors in dwelling; cost, \$125; owner, Willard N. Baylis, 37 Liberty st, N. Y. C. Plan No. 259.

LONG ISLAND CITY.—Jackson av, 138, install new gas piping in dwelling; cost, \$20; owner, John Chapman, 11th st, L. I. City. Plan No. 269.

owner, John Chapman, 11th st, L. I. City. Plan No. 269.

LONG ISLAND CITY.—Woolsey av, n s, 50 e Hallett st, install new gas piping in dwelling; cost, \$25; owner, L. Jardino, 104 Woolsey av, L. I. City. Plan No. 264.

LONG ISLAND CITY.—Sherman st, e s, 152 n Payntar av, install new plumbing in dwelling; cost, \$200; owner, Donate Bove, 7 Sherman st, L. I. City. Plan No. 262.

LONG ISLAND CITY.—Steinway av, w s, 175 n Jamaica av, 2-sty frame dwelling, 6x36, on side 2-sty frame store and dwelling, tin roof; cost, \$900; owner, Margaret Hobart, 235 17th av, L. I. City; architect, Frank Sprosser, 527 Grand av, L. I. City. Plan No. 261.

LONG ISLAND CITY.—Webster av, n s, 50 w Hamilton st, 2-sty frame extension, 24x14, front 2-sty frame dwelling, tin roof; cost, \$1,000; owner, F. A. DePavola, 73 Webster av, L. I. City. Plan No. 252.

MIDDLE VILLAGE.—Metropolitan av, s s, 77 vv. R. P. Transks exect new extension on

City. Plan No. 232.

MHDDLE VILLAGE.—Metropolitan av, s s, 377 w B. R. T. tracks, erect new extension on rear of greenhouse; cost, \$350; owner, Fred Marquardt, Middle Village. Plan No. 265.

RICHMOND HILL.—Jamaica av, n s, 110 w Stotthoff av, install new plumbing in dwelling; cost, \$65; owner, Mrs. N. H. Weiss, Walnut st, Richmond Hill. Plan No. 274.

RIDGEWOOD.—Wyckoff av, n e cor Madison st, interior alterations to bottling house; cost, \$1,500; owner, Welz & Zerweck, on premises; architects, Fredk. Wunder & Son, 957 Broadway, Brooklyn. Plan No. 271.

RIDGEWOOD.—Myrtle av, 2330, interior alterations to store and dweling; cost, \$25; owner, Theodore Haldvogel, on premises. Plan No. 258.

WHITESTONE.—19th st, 37, erect new foun-

WHITESTONE.—19th st, 37, erect new foundation under cafe; cost, \$50; owner, Adam Knab, on premises. Plan No. 263.

### PROPOSALS

The rate for Advertising under this heading is 25 cents per line, nonpareil measurement, with a minimum of four lines. Copy received until 3 P. M. Friday.

TREASURY DEPARTMENT, Office of February 28, 1913.—Sealed proposals will be received at this office until 3 o'clock p. m., on the 28th day of March, 1913. and then onened for the installation complete of an electric passenger elevator in connection with the extension, United States post office and courthouse at Charleston, W. Va., in accordance with the drawing and specification, copies of which may be had at this office at the discretion of the Supervising Architect. O. WENDEROTH, Supervising Architect.

WOODSIDE.—Percy st, n s, 200 e Betts av, repairs to 2-sty dwelling, new windows and doors; cost, \$1,500; owner, John T. Kelly, 14 Percy st, Woodside. Plan No. 257.

#### Richmond.

BELAIR RD, s s, \$50.1 w N Y av, Rosebank, extension to pantry to terra cotta dwelling; cost, \$500; owner, Bertha Dreyfus, Rosebank; builder, W. S. Lee, Rosebank. Plan No. 52.

CENTER ST, n s, cor Court st, Borough Richmond, partition and flooring to brick County Clerk's office; cost, \$700; owner, City of New York, Richmond County; architect, Wm Merseau, 32 Broadway; builder, Archt, Metal Construction Co., 349 Broadway, N. Y. City. Plan No 48.

No 48.

TARGEE ST, w s, 50 n Broad st, Stapleton, new foundation to frame store; cost, \$50; owner, Mrs Bussey, 136 Targee st; builders, Hesse & Offerfist, 102 Gordon st. Plan No. 49.

EGBERT AV, es, 100 n Richmond rd, to frame dwelling; cost, \$300; owner, Mitchal Pittosso; architect and builder, Chas. Musch. Plan No. 50.

Plan No. 50.

RAILROAD AV, n s, 600 w Fisher av, Tottenville, masonry and carpentry to frame dwelling; cost, \$400; owner, Frank Lapiedra, West New Brighton; builder, W. L. Holbert, Huguenot Park. Plan No. 43.

RICHMOND RD, n s, 50 w Newberry av, Dongan Hills, cellar to brick dwelling; cost, \$200; owner, L. Grozzini, 22 Vista av; builder, Mr. White, Willow av. Plan No. 44.

PEVAL AV, s s, 300 nw Richmond rd, Dougan Hills, to frame dwelling; cost, \$600; owner, August Bergher, Dougan Hills; builder, R. Langen, Dougan Hills. Plan No. 45.

VILLA AV, e s, 149 n Richmond av, No. 489, Graniteville, 2-sty barn to frame stable; cost, \$100; owner, Wm H Mullin, 489 Villa av; builder, Wm H Mullin, 489 Villa av. Plan No. 46.

NORWOOD AV, S S, 225 w Bay et 4th W.

No. 46.

NORWOOD AV, s s, 225 w Bay st, 4th Ward, new cellar and masonry to frame dwelling; cost, \$1,000; owner, F. A. Errington, 31 Townsend av; builder, F. A. Errington, Clifton. Plan No. 47.

PROSPECT AV, n s West Lafayette, No. 237, New Brighton, additional room to frame dwelling; cost, \$218; owner, K. P. Emmons, New Brighton; builder, M. W. Osborn, Mariners Harbor, Plan No. 51.

#### PERSONAL AND TRADE NOTES.

THE GLOBE TITLE CO., INC., formerly at 269 Manhattan av, corner Ainslie st, Brooklyn, has moved its office and warehouse to 862-864 Grand st, Brooklyn.

E. F. KNIGHT has severed his connection with the Bradford Pressed Brick Company, of Bradford, Pa., and has been succeeded by E. F. Conley, who assumed his new duties on February 1.

EDWIN E. FORT, chief engineer of the Department of Public Works, Brooklyn, delivered an illustrated lecture on Monday evening before the West End Board of Trade, at Fourth av and 51st st.

THE SIMPLEX ELECTRIC COMPANY, of 201 Devonshire st, Eoston, has changed its name to the Simplex Wire & Cable Company of the same address. There has been no other change in management or interests in this

change in management of interests in this company.

CHARLES V. MERRICK, architect, has opened offices for the general practice of architecture at 51 State st, Albany, N. Y. Mr. Merrick represents Palmer, Hornbostel & Jones, architects, on the New York State Educational Building. Telephone number, Main 3800. Albany.

THE NEW GRAND HOTEL is to have an entrance on Broadway, and the contract for the work has already been given out. The new entrance will be cut through that part of the hotel now occupied by the Santa Fe Railroad information bureau. The Santa Fe offices will be moved to the adjoining offices on the south, which are now being prepared for occupancy.

## NEW JERSEY NEWS.

(Continued from page 528.)

(Continued from page 525.)

HOSPITALS AND ASYLUMS.

Paterson, N. J.—A home for Day Nursery Convalescent Children is to be erected here in the early spring. Miss Marion D. Gall, owner of the estate known as "Bonnie Brae," in the Preakness Hills, has made a gift of a ten-acre tract as a site for the new building. Plans will be drawn at once for a building which will be erected as soon as weather permits.

## MUNICIPAL WORK.

MUNICIPAL WORK.

MILLVILLE, N. J.—Bids wil be received until
March 21 at 8 p. m. by the Common Council, L.
H. Hogate, City Recorder, for various street improvements, including 21,100 sq. ft. of pavement,
6,800 cu. yds. of excavation, resetting 6,800 lin.
ft. curb, 820 ft. 30-in. vitrified pipe sewer. Newton B. Wade is city engineer.

RIDGEFIELD PARK, N. J.—Plans have been
submitted to the State Board of Health for the
construction of a sewer in the West End Section to cost \$25,000.

SECAUCUS, N. J.—Bids will be received.

SECAUCUS, N. J.—Bids will be received about March 25 for the installation of a sewer system here. Adrian Post is Borough Clerk and Sebastian Maulbeck Borough Engineer.

PRINCETON, N. J.—A budget for \$12,000 for sewer construction has been adopted, and the Borough Council has arranged for the extension of the sewer system in the northern section of the town, and the macadamizing of Pine st and Cleveland Ia.



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## DEPARTMENTAL RULINGS.

# Key to Classifications Used in Divisions of Auxiliary Fire Appliances, Combusti-bles and Places of Public Assembly

bles and Places of Public Assembly

A--Signifies, Auxiliary Fire Appliance. (Sprinklers, etc.)

B-- "Fire Escape.
- "Pireproofing and Structural Alteration.
- "Fire Alarm and Electrical Installation.
- "Structural Alteration.
- "Obstruction of Exit.
- "Exit and Exit Sign.
- "Fireproof Receptacles and Rubbish.
- "No Smoking.
- "Diagrams on Program and Miscellaneous.
- "Discontinue use of premises.
- "Volatile, Inflammable Oil and Explosive.
- "Certificates and Miscellaneous.
- "Dangerous condition of heating or power plant.
- "Discontinue use of Oil Lamps.

#### BUREAU OF FIRE PREVENTION. 157 East 67th Street. ORDERS SERVED.

(First name is location of property; and name following dash is party against whom order has been served. Letters denote nature of order. Orders are arranged alphabetically by named streets, numbered streets, named avenues and numbered avenues.)

#### MANHATTAN ORDERS SERVED.

MANHATTAN ORDERS SERVED.
Named Streets.
Broome st, 32-Raffaelle CerasuoloA
Broome st. 32-Carmine VentroA
Broome st, 32-Abr Rosenthal & CoA
Broome st, 32-Saml DambA
Broome st, 32—Raffaelle Cerasuolo. A Broome st, 32—Carmine Ventro. A Broome st, 32—Abr Rosenthal & Co. A Broome st, 32—Saml Damb A Broome st cor Bowery (Occidental Hotel)— Jane J Neil Estate D Canal st, 206-12—Est of Jno R Graham. G-C Canal st, 486-90—Chas & Wm E Israel B-E-C-F-L-H Cannon st, 112-4—Wm Klein J Carlisle st, 1—Emeline T Fletcher C Catherine st. 18-20—Jno A Beekman. D
Jane J Neil Estate
Canal st, 206-12—Est of Jno R GranamG-C
Canal St, 486-90—Chas & Will B. Islael
Cannon et 119-4 Wm Klein
Carlisle st. 1—Emeline T Fletcher
Catherine st. 18-20-Jno A BeekmanD
Delancey st, 108-Essex Amusement CoJ
De Peyster st, 33—Geo P WetmoreB
Division st, 5—Saml Witman
Division st, 15—Jacob Gordon
Carlisle st, 1—Emeline T Fletcher
Duane et 197 Manhattan R E Co D
Duane st 127—Isaac N PhillipsD
Duane st. 150-2-Hoffman Corr Mfg CoL
Duane st, 185-Miller Mfg CoG-H
East Houston st, 370-2-Benj Altman Est. B-G
East Bway, 2-6—Minnie A CohenA-B-C-E
Duane st, 127—Isaac N Phillips. Duane st, 150-2—Hoffman Corr Mfg CoL L Duane st, 185—Miller Mfg CoG-H East Houston st, 370-2—Benj Altman Est. B-G East Bway, 2-6—Minnie A Cohen. A-B-C-E East Bway, 17—Morris Keshner L East Bway, 30—N Y Edison CoD East Bway, 40—Geo Hallock. A-B-G East Houston st, 141-3—Houston Hippodrome
East Bway, 30—N 1 Edison Co
Fast Houston et 141-3—Houston Hippodrome
Co
East Houston st. 370-2-Max Altman C-F-G-H
Franklin st, 50-2-Henry R C WatsonD
Frankfort st, 13-New York WorldA
East Houston st, 141-3—Houston Hippodrome Co
Goerck st, 144—A Siskin & Co
Grand St, 450—L Bender
Greene st 265—Colman NassbergG
Greene st, 45—Gilman B Smith & Co. H-L Greene st, 265—Colman Nassberg G Greene st, 265—A Wolfoff G Greenwich st, 102—International Mdse Co G Grove st, 52-4—Ignaz Strauss Fan Co G-L-O Lafayette st, 29-33—Stuart Duncan A-E Lafayette st 64—Standard Silk Winding Co.D
Greene st, 265-Chas E Brown & CoG
Greenwich st, 102-International Mdse CoG
Grove st, 52-4—Ignaz Strauss Fan CoG-L-O
Lafayette st, 29-33—Stuart DuncanA-E
Lafayette st, 29-33—Stuart Duncan. A-E Lafayette st, 64—Standard Silk Winding Co.D Lafayette st, 64—Harris Ginsberg C Lafayette st, 64—Fred Rohineling D
Lafayette st, Of Hairis GinsbergD
Lafavette st. 139-45—Richard KnoppD
Lafavette st. 139-45—Geo GuerthD
Lafayette st, 139-45-Thos HarperD
Lafayette st, 312-14—Sweet, Orr & CoC
Leonard st, 66-72—Importers Building
Lafayette st, 139-45—Richard Knopp. D Lafayette st, 139-45—Geo Guerth. D Lafayette st, 139-45—Thos Harper. D Lafayette st, 312-14—Sweet, Orr & Co. C Leonard st, 66-72—Importers Building. D Lispenard st, 14-16—David Weils Son Litho
Co. H. Lispenard st. 14-16—Evelth-Brown Co. H. Madison st. 283—M Stearn L. Maiden la, 153—Annie Fish. C-G. Weiden la, 153—Thor N. Iones C-G.
Madison st 283 M Stearn L
Maiden la 153—Annie Fish
Maiden le 152 Thee M Iones G

Madison St, 285-M Stearn
Maiden la, 153—Annie Fish
Maiden la, 153—Annie Fish
Maiden la 155-Archibald D RussellD
Mercer st, 5-7-Amos F EnoD
Mercer st, 5-7—Amos F Eno D Monroe st, 284—Monroe Table Co A-H Mott st, 103—N Y Engravers Supply A-C-G-L-O
Mott st. 103-N Y Engravers Supply. A-C-G-L-O
Mott st 180-H Herrmann Furniture CoG
Mulherry st 315-Sam Cohen
Mulberry st, 315—Sam Cohen
Pearl st, 410-12-Lenz Photo Engraving Co.D-G
Pearl st, 410-12-Chas Eneu Johnson CoD
Pearl st 410-12—General Engraving CoC-D
Don't of 449 Don't E Mahoney A-C
Pourl of 449_Andrier Defina
Pearl st, 548—Crane & LockwoodD
Prince st, 113-9—L Alpern & Co
Prince st, 113-9—J Stern & Co
Rivington st. 159-Simmie TischlerJ
South st, 71-2-J N A Griswold Est
South of \$4.5 Downing Realty Co B-C
Suffolk st. 171—Saml Nass J Thomas st, 7-9—Manhattan R E Co D
Thomas et 7-9 Manhattan R E CoD
Thomas st. 11-13—Manhattan R E CoD
Thomas et 19-95 Manhattan R E CoD
Thomas st, 19-25—Manhattan R E CoD Thomas st, 35-7—Manhattan R E CoD
Thomas st, 39-41—New York Hospital SocD
Thomas st, 39-41—New York Hospital SocD University pl, 22—Sailors Snug HarborB-E University pl, 22—Famous Cap CoA-C-F-G-H University pl, 22—Ignatius FishelA-C University pl, 22—Uneda Cloak Co
University nl 22-Famous Cap Co. A-C-F-G-H
University pl 29-Ignatius FishelA-C
University pl 22-Uneda Cloak Co
A-C-E-F-G-H
Warren et 78 Emanuel I Frisch G-H
Warren et 78 I Richard Mannheim, C-F-G-H
Warren st, 78-Himrod Mfg CoH
Washington pl, 141—Jos JunsterC
Washington Di, Water st, 629—Palmer & Embury Mfg Co.
Water St, 025-1 aimer & Dimbary B-C-E-H
White st, 62-Kruger & Dubins CoC-G
White st, 62—Morris Horsoy
White st, 62—Abr Schwartz
White st, 127-9—Peter F PiaL
Willie St, 121-9-1 ctcl P 110

RECORD AND GUIDE
Whitehall st, 45—Morris Gellna
Whitehall st, 45—Dept of Commerce & Labor (Immigration Service)
1st st, 2 E—Zinkowetsky & Storowitz. L  1st st, 2 E—Jas De Cesare. L  1st st, 12 E—Mutnick Bros. L  3d st, 82 W—William H Hilts. C-E  4th st, 146 E—Sam Markowitz. G  8th st, 33 E—Davis & Co. A-G  8th st, 441-51 E—Ino E Mulgrew. C-G
9th st, 811-17 E—Schwab Bros Co
16th st, 226 E—Friends Seminary. D 17th st, 10 E—Deutsch Bros. L 19th st, 209 E—Henry Truberg & Son. G 19th st, 11-19 W—M Martin & Co. G 19th st, 133-5 W—S21 Broadway Co. B 21st st, 41 E—Simon E Osserman. A-B-C 21st st, 41 E—Frank Kelly. A-C-E-F-G-H 21st st, 41 E—William Rauch. A-C-G-H
21st st, 41 E—Louis Coopersmith A-C-F-G-H 21st st, 41 E—Gustav M Tauser
21st st, 15-17 W—Jos Jonasson & Co C-D 21st st, 15-17 W—Salomon & Newman
22d st, 20-6 W—Kahn & Feldman.     A-C-G       22d st, 20-6 W—Lily of France Corset Co.     A-C-G       22d st, 20-6 W—Lion Mfg Co.     A-C-G       22d st, 20-6 W—Alice Maynard.     A-G       23d st, 212 E—Otto Strack.     G       23d st, 14 W—Edw J Havey.     G       23d st, 16 W—Emily T Cavanagh.     G
Numbered Streets.   D
24th st, 19-21 W—Crass W Honeyman & Co.  24th st, 19-21 W—Crystal & Graef Co.A-C-G-H 24th st, 19-21 W—Rothstein & Rodchinsky  A-C-G-H 24th st, 30-2 W—Rotherson BrosA-C-F-G-H 24th st, 30-2 W—Nathan H Jacobson & Co.
24th st, 30-2 W—Gill & Rentner
A-C-F-G-H  24th st, 30-2 W—H George & Rosenbaum  Co
25th st, 24-6 W—Jacob Grossman & Co A-C-E-G-H 25th st, 24-6 W—Arthur M WeinerA-C-B-G-H 25th st, 24-6 W—Bernard SchnallA-C-E-G-H 25th st, 24-6 W—Jos H Herbst & CoA-E-G-H 25th st, 24-6 W—Saml Marcus & CoA-G 25th st, 24-6 W—Wm H Simendinger & Co A-C-G-M
25th st, 24-6 W—Morris Kittenplan. A-G 25th st, 24-6 W—Diman Bros. A-G-H 26th st, 316 E—A Sperling. A-G 27th st, 23-7 W—Susquehanna Silk Mills Co. A-B-C-D-H 27th st, 23-7 W—Wm Lauterbach. C-D-G-H 27th st, 23-7 W—Max Katz & Fishel.C-D-G-H
27th st, 23-7 W—J Kashowitz C-D-E-G-H 27th st, 23-7 W—I & M Phillips C-D-E-G-H 27th st, 23-7 W—Rubin Bros C-D-G-H 27th st, 104 W—Israel Unterberg C-E 27th st, 104 W—Saml Cohen C-G 27th st, 104 W—Sterngold & Brill E 32d st, 15-17 E—15 & 17 E 32d St Co. A-E 32d st, 15-17 E—15 & T E 32d St Co. A-E 32d st, 15-17 E—24 aron H Kruskal C-F-G
24th st, 19-21 W—Chas W Honeyman & Co.  24th st, 19-21 W—Crystal & Graef Co. A-C-G-H  24th st, 19-21 W—Rothstein & Rodchinsky.  A-C-G-H  24th st, 30-2 W—Rotherson BrosA-C-F-G-H  24th st, 30-2 W—Nathan H Jacobson & Co.  30-2 W—Sill & Rentner A-G-H  24th st, 30-2 W—Gill & Rentner A-G-H  24th st, 30-2 W—Shutzer, Dessau & Fuchs.  A-C-F-G-H  24th st, 30-2 W—Stern & Cohen. A-C-F-G-H  24th st, 30-2 W—Friedberg & Youdelman.  A-C-F-G-H  24th st, 30-2 W—Friedberg & Youdelman.  Co A-F-G-H  24th st, 30-2 W—Rentner & Tenner. A-C-F-G-H  24th st, 30-2 W—Mosaic Tile Co A-F-G-H  24th st, 30-2 W—Mosaic Tile Co H  25th st, 24-6 W—Mosaic Tile Co A-G-E-G-H  25th st, 24-6 W—M Baruch & Co A-G-H  25th st, 24-6 W—Herman Zeigler & Co. A-C-G-H  25th st, 24-6 W—Jacob Grossman & Co.  25th st, 24-6 W—Jacob Grossman & Co.  25th st, 24-6 W—Jos H Herbst & Co. A-C-G-H  25th st, 24-6 W—Jos H Herbst & Co. A-C-G-H  25th st, 24-6 W—Saml Marcus & Co A-G  25th st, 24-6 W—Saml Marcus & Co A-G  25th st, 24-6 W—Diman Bros A-G-G-H  25th st, 24-6 W—Diman Bros A-G-G-H  27th st, 23-7 W—Wm Lauterbach A-G-D-H  27th st, 23-7 W—Wm Lauterbach A-G-G-H  27th st, 23-7 W—Wm Lauterbach C-D-G-H  27th st, 104 W—Israel Unterberg A-G  22th st, 15-17 E—15 & 17 E 32d St A-G  23d st, 15-17 E—Stanley L Silver C-G  23d st, 15-17 E—Has Fishman C-F-G  23d st, 15-17 E—Stanley L Silver C-G  23d st, 15-17 E—Has Kohwartz C-G  24d st
32d st, 318-24 E—Franker Blos. A-G-H 32d st, 318-24 E—E H Rogers. A-G-H 32d st, 34-6 W—Grand Rapids Furniture Co.  A-E-F 40th st, 109 E—Ernest Flagg. K 41st st, 234-8 W—Ludin Realty Co. G 42d st, 26½ E—Walter J Solomon C 42d st, 213 W—Sam S & Lee Shubert. J
42d st, 223 W—H W Hopton J 42d st, 505 W—Eeckay Amusement Co C 43d st, 124 W—Sarah Marie Moore B-E-G 43d st, 132-6 W—Acker, Merrall & Condit A 44th st, 5 E—Ywis Realty Co

March 8, 1913
44th st, 153 W—Eveline DunningC-E-G 44th st, 156 W—Schuyler Realty CoE 44th st, 151 W—Max BlumenthalE 44th st, 161 W—Max BlumenthalE 44th st, 462 W—Est of Edw SchreyerB 45th st, 158 W—Wm S CoeA-B-E 48th st, 3 E—Redfern Co, LtdF-G-H-L 48th st, 3 E—Mrs Ida B FlowerA 48th st, 33T E—Henry Wiener, JrA 48th st, 128 W—Geo G SmithE 48th st, 128 W—Geo G SmithE 52d st, 153 W—Edw GlennonE-G 48th st, 502-8 W—Henry SchulzG-H-K-L 52d st, 79 E—Frank W GoodrichO 53d st, 153 E—Universal Taximeter Cab Co. 52d st, 136-46 W—Studebaker Corpn of Am K-L 52d st, 136-46 W—Studebaker Corpn of Am K-L 52th st, 126 E—Monmouth Garage .A-G-K-L 54th st, 126 E—Monmouth Garage .A-G-K-L 54th st, 126 W—J T Pratt 55th st, 129 W—Regal Auto Painting Co.A-G-H 55th st, 127 W—Jno D RockefellerK 56th st, 230 W—Wyckoff, Church & Partridge.K 57th st, 615 W—Thedford-Eltz Coal CoG 60th st, 40 W—Circle GarageK-L
52d st, 136-46 W—Studebaker Corpn of Am.K-L 52d st, 306 W—Wm R Smith & Co 54th st, 126 E—Monmouth Garage. A-G-K-L 54th st, 410 E—Henry Elias Brewing Co. K-L 54th st, 126 W—J T Pratt. 54th st, 126 W—J T Pratt. 55th st, 122 W—W N Cromwell K 55th st, 122 W—W N Cromwell K 56th st, 127 W—Jno D Rockefeller K 56th st, 230 W—Wyckoff, Church & Partridge.K 57th st, 615 W—Thedford-Eliz Coal Co G 60th st, 20 W—De Lamaten Byrnes Auto Co.
60th st, 225-7 W—S Cushman's Son, Inc.A-K-L 63d st, 105 E—Cosmopolitan Motor Co
57th st, 615 W—Thedford-Eltz Coal CoG 60th st, 20 W—De Lamaten Byrnes Auto Co. 60th st, 40 W—Circle Garage. — K-L 60th st, 40 W—Circle Garage. — K-L 60th st, 225-7 W—S Cushman's Son, Inc.A-K-L 63d st, 105 E—Cosmopolitan Motor CoK-L 63th st, 227-9 E—Chas W Cavanagh. —A-K-L 64th st, 221 W—Manhattan Top & Body Co. O 64th st, 249 W—Renault Taxi Service. A-K-L 65th st, 206 W—Jensens Auto StationK-L 65th st, 206 W—Jensens Auto StationK-L 66th st, 69 W—St Nicholas Skating & Ice Co. 67th st, 217 E—M S Schlesinger, &c, Rupperts Brewery ————————————————————————————————————
170th st, 503 W—Sarah Haas
Named Avenues.  Amsterdam av, 1422—Alf Frankenthaler C Amsterdam av, es, 138th to 139th sts—City College
Broadway, nwc 96th st—Jno J WhiteA-B-E Central Park West & 98th st—Van Buren &

Central Park West & 98th st-Van Buren &

West Bway, 510-0 Imperial flat Co
Numbered Avenues.
1st av. 178-Thos CasseseJ
1st av. 2021—Salvatore Imperato
2d av. 1633—Jacob Weil
2d av. 1987-M BlumbergL
2d av. 2074—Amoruso & BononeoJ
3d av. 443-7-Keeney & McMahonJ
3d av. 699-Wm H WhitingC
3d av. 1114-Herman StramffA-G
3d av. 1551-Edw LowenbergC
3d av, 1888-Zimmerman & GotthelfJ
3d av, 2138-Emelio RosenbaumJ
3d av, 2314-Progress Theatrical CoJ
3d av, 2595-American Player Action CoC
4th av, 440-Percy R MosesA
5th av, 137—H N BaruchA-C-D-G-H
5th av. 137—Hy Waldes & CoA-D-F-G-H
5th av, 137—A Stein & CoD-F-H 5th av, 137—World Knitting MillsA-D-F-H
5th av, 137—Bernard Hirsnnorn & Co
54 ar 127 Storner Herman & Goldfrank.
5th av. 137-Newman & Schlansky, A-C-D-F-G-H
5th ov 502_Walter J Salomon
Eth av 659-61 Hickson & Co
7th av, 750-2—Barney Estate Co

# OFFICIAL CREDIT RECORDS

## JUDGMENTS.

JUDGMENTS.

Judgments are arranged alphabetically under dates filed. The first name on each line is that of the debtor, the second the name of creditor.

Judgments entered during the week and satisfied before day of publication do not appear in this column, but in list of Satisfied Judgments.

D signifies Judgment for deficiency.

\* signifies not summoned.

† signifies that the first name is fictitious, real name being unknown.

Judgments against corporations will be found at the end of each day's list.

#### Manhattan and Bronx.

MARIO, I.
Abrams, Amelia M & Henry M Wolff—A Abramscosts, 193.00 Anderson, Geo, Harry Reid & Kenneth Reid—
Abramowitz, Jac—D L Durracosts, 108.13
Bradley, Edw D & Harlan J Gallagher—
Belmont, Frances Schoenberg—A D Tillotson et al
ties Co
Clonessy, Jno H-V N Napoliello
Belmont, Frances Schoenberg—A D Tillotson et al 53.41 Braunstein, Julius—Colonial Rubber Specialties Co 46.73 Best, Chas—H A Breidenbach 260.41 Craven, Julia—Olin J Stephens, Inc. 64.71 Clohessy, Jno H—V N Napoliello 64.91 Clancey, Jos—A V Nemours 24.72 Condron, Jno F—T P Howley 91.67 Catts, Robt M—M D Yardley 1,386.25 Caswell, Louis S—Mitchell Fletcher & Co, Inc. 200.41 Crawford, Chas—J F Conran, 1,352.95
Cinque, Vincenzo—J Lawson
Diskin, Martin & Martin B & Jas F Disken Bankers Surety Co
Caswell, Louis S—Mitchell Fletcher & Co, Inc 200.41 Crawford, Chas—J F Conran. 1,352.95 Cinque, Vincenzo—J Lawson 745.89 Churchman, Edwin—M Churchman .costs, 29.28 Dwyer, Wm F—W F Burke 445.41 Diskin, Martin & Martin B & Jas F Disken— Bankers Surety Co 8,739.95 Ehrlich, Sol—Globe Commercial Co 158.60 Elbe, Kate—I F Evans 111.90 Flischer, Chas & Harry Feilen—Jefferson Bank City N Y 2,077.80 Fleischman, Gershon—E Ö Kohnstamm et al
Fleischman, Gershon—E O Kohnstamm et al. 105.46 Gove Edgar A—Industrious Hen Co. 192.91
Gove, Edgar A—Industrious Hen Co 192.91 Goodman, Otto—Colonial Rubber Specialties Co
Johnson, Telander—Mt Vernon Builders' Sup- ply Co 155.25
ply Co 155.25 Jarmulowsky, Albt, Louis Jarmulowsky & Max Markel & Meyer Jarmulowsky exrs—R A Block
Kritzer, Geo & Isidore Schweber—H Trenhaft           et al
Mindil, Philip, Jane Regan & Beeman Co—           Technical Press
Militano, Jos—Mt Vernon Builders' Supply Co
Markel & Meyer Jarmulowsky exrs—R A Block 1,431.48 Kritzer, Geo & Isidore Schweber—H Trenhaft et al 89.41 Maltin, Leo—D I Sciffer 254.23 Mindil, Philip, Jane Regan & Beeman Co— Technical Press 294.10 Minolfi, Salvatore—H Rich 1,542.23 Millitano, Jos—Mt Vernon Builders' Supply Co 37.21 Mulligan, Delia—J W Cushman & Co 273.67 Ornestein, Morris—I Greenberg et al.costs, 27.85 Ogrodnik, Abr—J Greenberg et al.costs, 27.85 Oyrodnik, Abr—J Greenberg costs, 27.85 Oyrolli, Mary—Alema Realty Exchange Co. 1,015.50 Pigueron, Geo H—M Larkin & Son 225.51 Penfield, Wm W—Chas H Brown Paint Co. 810.61 Pearson, Elias—Prudential Candy Co 142.21
Pigueron, Geo H—M Larkin & Son225.51 Penfield, Wm W—Chas H Brown Paint Co.
Pearson, Elias—Prudential Candy Co142.21 Phipps, Jno E—Lord & Nagle Co25.41 Palmer, Osmer—A C Buzby29 94
Reitzes, Jas—J Wender et al
Steinberg, Pesach—S Weisberg 134.08 Sims, Chas, Anna Hurlock, Sims & Morris P Bockius, exrs—L S Owsleycoses, 119.76
Tierney, Jno R—J W Hellion 177.31 Teague, Mary E—Saks & Co 53.06 Vockroth, Emil—A P Babcock Co 23.12
Penfield, Wm W—Chas H Brown Paint Co.  810.61 Pearson, Eliss—Prudential Candy Co. 142.21 Phipps, Jno E—Lord & Nagle Co
Irene E Klumpp, Harry M Quenzer, Rose Quenzer, Dorothy D S Woods, Carlisle W Quenzer, Edna Quenzer, Geo I B Quenzer
Lena Quenzer, Floretta M Quenzer, Latilda Newett & Mary J Birch—F E Bosea512.03 Wolkind—Spring City Glass Works. 147.08

#### CORPORATIONS.

COM OTHER LIGHTS.
Ziegfeld, Florenz Jr—Robt Graves Co 69.54 Allen-Kingston Motor Car Co—M Armstrong Co
Christian, Schuck & Co-E Ettlinger et al
Davidow Cloak & Suit Co—Imperial Novelty
Co
Denguegae Theorem Co. E. E. Lesberge E 470.00
Douguesne Theatre Co-E F Jackman7,472.36
Fredk A Smith Co-L MacMillan et al215.39
Greenpoint Paper Mill-Indian Refining Co
121.81
Gerson Constn Co & Geo H Pigueron-M Jar-
kin & Son 1,779.10
Lawyers Monthly, Inc-Columbia Press, Inc.
268.11
Personality Liquidating Co-35% Automobile
Supply Co

N Y Transportation Co—A Adoux1,501.16 Sass-Cal Realty Co—A Medici113.91 Star Sample Card Co—Louis De Jonge & Co
MAR, 3,
Adler, David & Mary—H Gross
Adler, David & Mary—H Gross
Dein, Philip & Herman H—N Y Tel Co. 74.61 Dehnert, Henry—V Hattemer
Goldstein, Saml—Natl Nassau Bank of N Y
Herbig, Frank—C A Fuchs   168.34
Limmich, Frank E—Geo C Batcheller & Co  Kopf, Jno C & Geo A Senior—J F C Vac- carino 61.21 Liebenstein, Chas C or Carl C—M T Driggs
Liebenstein, Chas C or Carl C-M T Driggs
Lederer, Geo W—F Stahl et al 511.98 Lowenstein, Janos—L Brill et al 84.40 Lombardi, Gaetano—R Fixel 431.27 Leitman, Sam & Isidore Dearman—F Kletzky
Liebenstein, Chas C or Carl C—M T Driggs  Loderer, Geo W—F Stahl et al 5011.98  Lowenstein, Janos—L Brill et al 84.40  Lombardi, Gaetano—R Fixel 434.27  Leitman, Sam & Isidore Dearman—F Kletzky  MacBride, Jennie—M Mizel 84.65  McLaughlin, D Maujer—J B Crick 1,633.28  Moed, Saml—Cary Safe Co. 76.21  Mayser, Bruno—W Pfaffle 79.72  McCann, Geo E—S D Eaton 145.72  MacOwen, Anthony—F Toffano 1,726.37  Otto, Henry—L Sammis et al 583.61  O'Brien, Patk—N Y Mail Co. costs, 68.36  Pagenstoeher, Helene—A Carlson.costs, 304.80  Pluemer, Adolph & Beveridge Pluemer Co—  Westinghouse Electric Mfg Co. 28,749.28  Podolsky, Hyman—A Harris 35.95  Ryder, Ferd C—F D Griffin 33.69  Robb, Ione—N Y Edison Co. 20.23  Rollman, Mary J—same 12.50  Ryan, Geo E—G Ploskin 45.57  Rosenthal, Frank & Sol—A Ryle et al. 3,487.05  Rosenberg, Hulda & Max—W F Duckworth
Rosenberg, Chas & Nathan—N Wishny. 37.56 Rosen, Henrietta—J Horowitz
Rosenbal, Frank & Sol—A Ryle et al.,3,487.05 Rosenberg, Hulda & Max—W F Duckworth  Rosenberg, Chas & Nathan—N Wishny. 37.56 Rosen, Henrietta—J Horowitz

Walter, Edw H & Roy Duckworth—Laplante- Dunklin Printing Co
CORPORATIONS.  City of N Y—D Levy
CORPORATIONS.  City of N Y—D Levy
sories Co
Leipzig Fur Co—R F Lang
Sufran Realty Co—G Fleischer et al. 422.20 Standard Pure Food Stores, Inc—Ely J Rieser & Co
Gordan & Stein Contracting Co—Natl Surety Co
L Wolins Constn Co and Isador Roganetzky— I B Frankel
Ginsburg & Moses A Goldstein—National Nassau Bank of N Y
Allen, Harry N.—J Watson
Ahern, Henry E—Stern Bros
Bayand, Geo T—Acker, Merrall & Condit Co.  Boland, Reuben E—Laig Bros
Boland, Reuben E—Laig Bros   3.4,02
Cohen, Davis—City of N Y.         .34.41           Clendenin, Claude F—R F McCarthy.         .194.07           Camner, Jos—E Goldman         .93.37           Crane, Morris—City of N Y         .34.41           Carley, Earle E—J Irwin         .501.41
Campbell, Wm F—Noonan & Price Co 423.65 Campbell, Jas A—H B Singer 583.24 Cantor, Jos D—Washington Heights Develop- ment & Constn. Co 59.31
Mfg Co
Franchini, Antonio—M Moriggia 77.11 Franch Jno J-W J Salomon 29.76 Frymier, Albt— WJ Salomon 49.91 Froehling, N Victor—Day & Co. 137.15 Freeland, Wm & Patk J Sullivan—C Vetrano
544.72   Fitter, Fred Jr—F Forman   193.66   Grossman, Chas—P McGinn   31.11   Goldman, David—G & S Lumber Co, Inc. 69.30   Carteland Chas B Paral Factor Florida
cal Supply Co 508.70 Goss, Patk—Frank J Lennon Co 815.34 Guidera, Saverio—A Polzello 87.77 Guntzer, Anthony C—R Cohen 80.91
Herbst, Abram W—L Bossert et al 38,72 Heidelberger, Amelia—H Hitchings 528,48 Hynd, Wm A & Robt—Warren Bros Co.1,715 00 Herman, Bernard—C Bahrenburg et al 268,41
Heitman, Chas & Thos Edward Patter—J H Patten
Heinze, Ada L—same         .95.27           Juris, Dora—City of N Y         .21.41           Kadane, Elvira—S De Young         .345.27           Kanter, Bennett & Sarah—Long Dock Mills
Knothe, Chas—E Mromer
Kikuchi, Toyo—M Kanechika 1,143,78 same—same 250,00 Lee, Mary C—F Knowles 411,04 Langsam, Philip—H Levin, costs, 23,02
Larkin, Jas—Booth Demountable Rim Co. 81 23  No. 14 Co. 15 Co. 16
Butler, Jno A—F Froman
The state of the s

Judgments—Manhattan and Bronx (Continued).  Mayer, Michl—Sulzberger & Sons Co219.72 Maedor ,Jas J—C Wilkens et al202.60 Michaels, Adolph—Ault & Welberg27.06	Gray, Jno W E Jr—S E Reecke.       .124.52         Glasser, Herman—H Schulman       .44.38         Gray, Kate—C M Cox       .costs, 100.75         Greenberg, Abr—A Szabo       .49.79         Horner, Robt J Jr—F P Randolph       .90.03         Holly, Wm V—W J Newman       .42.16	CORPORATIONS.  Clason Point Park Co—F W Heinzer98.52 Bankers Natl Realty Corpn—R H Thurston. 348.48 Verops Co—Semple Reiger Co
North, Wm F—J Corday 127.80 Pasquale, Domenico—City of N Y 34.41 Petracco, Leonilda & Genaro—G Licciardi,82.40 Peters, Chas E—Acme Building Co 132.21 Pisana, Thos—W N Tuttle 166.83 Pickney, Harry J—F Hocker, Jr. 158.47 Pletscher, Martin & Elias—A Lieb et al.937.00	Horowitz, Abr & Isaac R—Greenwich Savings Bank 17,610.65 Heller, Robt & Morris—S K Pierce & Son.471.97 Holbert, Jos H & Henry H Brodhead—J J Cunneen 661.99 Hickey, Patk J—E Fleischel et al 34.79 Hoddendorf, Wm H—H M Mills 75.75	same—Jaques & Co
Peyser, Michl—J M Walsh et al	Hitz, Edw R.—N Cohen	Highwood Realty & Constn Co—Robt Graves Co
Randozzo, Anna—same	Hambleton, Ella C—N Y Tel Co. 27.71 Held, Nettie—N Y Tel Co. 35.67 Harlam, Edw M—A Schlesinger 22.31 Howe, Robie S—First Nat Bank of Jamaica. 1,658.00 Hamilton, Schuyler V C—A Meyer 34.90	Co
139.41   Reilly, Jno A—S G Salomon et al. 48.83   Rutenberg, Chas—P Goerlitz   576.07   Rose, Saml—R C Morris   31.80   Roth, Robt C—M L Forrest   228.91   Smith, Frank R—G R Smith   918.93	Hargett, Frank—M Loeb	—J Kahn
Seidt, Henry—R T Cochran et al	Jaffe, Saml—Rectors &c of Grace Church.4,253.47 Judin, Saml E & Max Wax—S Shiendelman Co 115.92 King, Albt S—I Bodner	
142.05   same—J Dickerson 137.15   Schultz, Henry G—C H Tammany 1,049.78   Shappiro, Philip—W J Markell 62.29   Schers, Ralph J—C S Ashley 117.67	Kramer, Israel—Trow Directory Printing & Bookbinding Co	F Dornberger Realty Co—A Guntermann.3,666.72 Gabriel Bros Constn Co—Orenstein Arthur Koppel Co
Stimpson, Fredk D—C E Smits et al12.40 Strumwasser, Herman—J Ratner et al41.93 Taub, Allen D—G J Stier135.98 Taft, Henry R—Hotel Gramatan, Inc463.53 Vanselow, Herman & Norman D McKenzie— H Lefstein et al274.15	Lundy, Fredk—United Motor Albany Co31.49 Lottimer, Wm A—C Lynn	Motor Car Exchange Inc—N Y Tel Co357.04 Superior Feature Film Co—same32.81 Board of Education of the City of N Y—E F McCartoncosts, 91.65 Crescent Button Co—D Currents et al494.78 Geo Backer Constn Co—G M Shuman1,310.97
Weidenfeld, Camille—G N Peale et al	Levy, Henry—N Y Tel Co	C E Byrne & Co—R Kammerman29.65 Phillipsburg Silk Co—Smith & Uhlig Inc. 221.60 F C Linde Co—Oakland Mfg Co; possession of property & damages or
Weiss, Chas—T B Bisset et al	Lawton, Richd M & Hortaio G Kimball—W C Carr et alcosts, 535.75	MAR. 6.  Arnold, Frank B,* Harry Levy & Danl A
same—same	Miesner, Michl—J Neubert	Lawler—R Cohen
Corvan Co—T G Corvan	Murray, Jno J—O'Neill-Adams Co       .142.63         Moore, Fredk A—M Mulraney	Auerbach, Herbt T—L C Dexter
Greater N Y Royal Rubber Co—New England Screw Co	Mayer, Herbt E—H Simon	Buchadsky, Sam—Frown Bros Co. 16.52 Bogert, Jno L—D Van Nostrand Co. 35.59 Buchwald, Bersl—Sanitary Feed Bag Co. 33.32 Binjiovi, Louis—Ludwig Baumann & Co. 79.67
Marietta Mining Co—Quick News Pub Co.43.11 N Y Frame & Picture Co—Firemens Ins Co of Newark, N Jcosts, 12.78 same—Natl Ins Co of Allegheny.costs, 12.78 same—St Paul & Marine Ins Co.costs, 12.78	Otten, Wm admr—E H Paulson	Bini, Fiero C—same
Ormond Motor Car Co, Max J Wolfe & Belle W Wolfe—E O Sutton et al	Pisarra, Thos—W N Tuttle         166.83           Powers, Patk G—V Oberlein         .80.66           Pletscher, Martin & Elise—L Faith         .3,603.23           Quirk, Jno H—S B Townsend         .319.46           Quinn, Thos A—N Y Tel Co.         .61.48           Richards, Jno B—W J Salomon         .622.41	Cohen, David & Saml—J Fitzgerald. 231.08  Dincin. Phillip—G F Keim. 112.01  Dittrich, Louise—W J Davidson. 272.36  Doscher, Geo M—D H Douglas. 95.91  Davis, Wm—People &c. 25.00
Feinberg & R & S Realty Co—H H Oppenheimer	Ross, Wm E—A P Roberts	Edick, Saml D. Fredk W or Frank W Barker —National Bank of N Y
Young & Mooney, Inc—J C Arbutmott et al. 232.09	Rabinowitz, Morris—D S Bellows et al. 302.37 Ranges, Wm.—W S Katzman et al 84.41 Rosenthal, Solomon & Frank—B Altman & Co 678.25 Reisfeld, Harris—E Getzler 2,700.91	Freeland, Wm A—C         Vetrano         1.046.10           Foye, Andw E—O B         Thomas         220.08           Finley, Emily C—H         Kraft         104.12           Farinella, Arthur—M         L         Herzog         201.98           Freifeld, Minnie—E         Cote         35.62           Gittelman, Peisach—M         Davidson         44.61
Apking, Harry C—Warren Chemical & Mfg Co.       84.19         Agid, Saml—M J Grossman et al.       899.51         Bance, Chas W—H H Holmes       1,689.25         Beck, Etta N—H Harris       costs, 109.05	Rizzo, Santi R.—A Grieco       1,485.03         Sturmann, Fredk.—N J Packard et al.       78.51         Seligman, Henry.—A H Lea et al.       49.91         Smith, Danl R.—A Bloch       23.72         Schlesinger, David.—L Govert et al.       24.27         Shea, Jno.—G Boochever       137.90	Glauser, Fred—Rohe & Bro
Buisson, Eileen—N Y Tel Co	Squardrilli, Edw A F—Phintos Chemical Co. 	Co
Burlando, Adelaide—J J Kramer	Shaw, Julia & Domenico Coiro—People &c.500.00           Schlesinger, Adolph—G Di Benedetto. 1,066.23           same—M Di Benedetto. 2,066.23           Simon, Alfrd M—Baker, Vorbis & Co. 67.91           Storms, Jno J Jr—N Y Tel Co. 38.22           Stokes, Belle H—N Y Tel Co. 64.83	Holcombe, Clara—R Sheehy
Corn, Sidney P—I Marx	Saarinen, Gustav A.—C. Moller et al. 1,080,92 Sobel, Sam.—H. M. Picabia 2,113,91 Schiller, Henry M.—R. Prager 1,919,07 Segelbohm, Louis.—M. Goldberg et al. 161,91 Thill, Jno B.—Walter C. Kimball Inc 131,91	Jackson, Wm S—Natl Nassau Bank of N Y 2235.00  Jackson, Walter M—United Merchants Realty & Improvement Co
Conk, Theo—W F Campbellcosts, 89.88 Cervidalli, Humbert & Gesari Pianisani—La- bate & Lambrosa	Tanzer, Harry—E J Schwabe	—G M Russell       .7500.00         Johnson, Abr & Jeremiah M Certain—M Blackwell       .125.82         Kallman, Gerard—A Dehli       .costs, 75.38         Kanner, Harry—B G Citron       .69.81         Kinslinger, Nathan—E N Stone       .176.38
mel         .251.08           Davis, Walter B—Imperial Curtain Co	Wolkomir, Gottlieb—W S Bainbridge132.84 Weisbard, Jacob—I Alpert et al	Kuroski, Lina S—R H Morrison. 162.56 Kallensee. Rudolph—H Harburger
Damsky, Morris—I Sherr et al   31.41	Westervelt, Jas—Lawyers Co-operative Pub Co	Lawler. Danl A & Harry Levey—R Cohen.75.95 Loewenkopf, Dr Isaac—Quackenbush Bros.91.91 Lowenberg. Jas—N Cane
Freleng, Benj—H Jacobs	Watson, Jno T—I T Ingraham	Leon Isidor—M D Bair 39,63 Mandel, Oscar & Jacob—Rusch & Co. 51,28 Mertin, Adolph—Library Bureau 49,21 Mullen, Jos F—Reinthal & Newman 44,51 Middleton, Chas—A Eaton et al. 27,44
Ganz, Benj—R Vincananzo et al41.41 Gerleit, Aug & Jos Ruschman—O Riethmul- ler	Wilson, Ruth & Michl Stramiello—People &c	Murray, Jos J.—O'Neill Adams Co

O'Connor, Jno—J C Barry et al274.41	Hochstein, Louis & Abr Feldman-Vanderveer Crossings Inc	Borough of Brooklyn.
Opperman, Wm C—F J Walsh .67.52 O'Neill, Patk—M E Francis .213.15 Poor, Henry W—H Willets .270.33	same—same	FEB. 27.
Pincus Robt—W Simon	nik	Abbott, Alson M—G G Tegge
Petersen, Laura & Gus—A Herzlich534.22 Pigueron, Geo H—N Y Edison Co1,917.15 Richman, Lizzie, Simon Eern & Wolf Baratz	Jenkins, Jno F. Jno Wulff* & Christian Wulff*	Barnett, Joe & Dora—T Atkin
—D Frankel	—J L Moriarty	Brennan, Thos J & Mary T—Merchants Co-op Mtg Co
Rizzo, Santin R—A Grieco1,435.50 Rizzo, Domenico—same	Robt L Livingstaon—R A Schnabel et al	Brown, * Geo A W—N Y Tel Co21.79 Brown, Geo A W & Co—same21.79
Rosner, Isaac—A Cohen	1,510.93   Kreinberg, Arthur—J G Brown	Beiler, Chas G—same
Sieber, Henry J—C Muller316.91 Skwarek, Michl—Natl Fire Proofing Co	Kaidy, Amanda F—F A Strauss et al433.25 Kalb, Anton—W A Cotton30.67	Bruggemann, Wm-J Hood Wright Memorial Hospital
Stone, Harry—Caira Thread Works19.15	Kelly, Edwin A—M J Suerbeck 2,019.53 Kaeres, Louis—S Robinson	Bruggemann, Minnie—J Hood Wright Memorial Hospital
Stroefer, Aug J—R Koenigsberg972.27 Sanchez, Amador H—J Lawson69.41	Lindenborn, David—E J Kutner costs 70.35 Levor, Harry—A E Philbrick465.81	Cohen, Nathan-Theo Zack, infant663.78
Schor, Isidor G & Nathan Bien—A Geller.116.03 Sherman, Jno S—Fidelity & Deposit Co of	Lauricella, Antonio—S Acunto	Colborne, Mary E—N Y Tel Co30.38 Dein, Philip H & *Herman H, doing business Herman H Dein & Son—N Y Tel Co74.61
Md	Mears, Elmer E—United Motor N Y Co.1,300.00 McMahon, Jennie—J Loewenthal169.40	Dincin, Sophie—N Y Tel Co
Strumwasser, Herman & Saml Klein—S Hammer234.64	Mantle, Jos G—E F Mantlecosts 126.08 Meyers, Anthony—O Misck	Duncan, Wm J—Gibson Distilling Co67.64 Dangler, Max M—B Robinson141.90
Schick, Aaron—E M Grotecosts, 103.03 Steinlauf, Louis—N Y Hollow Ware Co19.01	Moral, Bernhard—C M Albert	Dede, Diedrich—E C Hahn
Silberman, Morris—People &c	Mills, Hiram P—P Shotland	Feltman
Schreiner, Jno R—H G Vetterlein et al costs, 650.50	Murphy, Jas—American Taximeter Co78.41	Freedman, Jos & Dora—Johanna Bach. 4,174.69 same—same
Toochter, Roman & Agnes—G Moore459.72 Trahan, Mitchell A—R Fixel279.45	McAdoo, Walter C—Gimbel Bros N Y38.56 Maida, Frank—H Fertig et al194.81	Fogel, Saml—United Dressed Beef Co N Y.152.56 Fried Bernhard L—Norah Sheehan 1 056.60
Tarlan, Jacob—M Haffner	Maller, Osias—Northern Bank of N Y945.78 Norton, Guy P—B S Adams	Green Hallett N V Tel Co
Vitolo, Michl—Rohe & Bro	Natanson, Max N—F D Blendermann costs 107.35	Grening, Paul C-N Y Tel Co34.77 Griffin, Eliza-Merchants Co-op Mfg Co307.79
Vanderpool, Abr., Geo E Vanderpoel & Cheever N Ely exrs—A C M Azoycosts, 55.36	Nasdeo, Louis—J J Sullivan	Halasienski, Ignacy as admr &c Jos—Bklyn Union Gas Co
Weinberg, Louis C—N Y Lubricating Oil Co.	O'Neill, Francis & Mary—J McManus1,336.09 O'Neill, Mary & John S—same1,292.29	Halperin, Simon & Louis—T Zack, infant.663.78 Heatley, Geo W—N Y Tel Co23.36
Wolff, Philip—Maintenance Co52.13	Oakes, Adeline E S—Paquin Ltd1,388.92 Olcott, Alice M & R Morgan—Mutual Life	Hoffman, Isidor—Northup, Colum & Dodge Co
Wright, Wm H P & Mason I Doyle—Motor Boat Pub Co	Ins Co of N Y	Hymowitz, Fannie & Max—M B Juditsky99.56 Jackson, Emanuel—M Teitelbaum & ano.59.40
Wasserman, Michl—H Guttenberg	Pigueron, Geo H—Jno Wanamaker, N Y.63.60 Pragnell, Agnes M—C S J Kraus1,600.93 Phillips, Saml—Brilliant Sign Co51.26	Kamanetsky, Alex—Johnson & Johnson.121.07 Klamkin, Morris & Max—Newark Paraffine &
Wosky, Sol-Jno Hassall, Inc31.33 Wirtshafter, Harry—E Wirtshafter, costs, 33.93 Willow W. Horbt, Co. N. Lonfler, Land & Im-	Phillips, Sami—Brilliant Sign Co	Parchment Paper Co
Wiley, W Herbt—Geo N Loeffler Land & Improvement Co	Rothschild, David—H L Manges127.22	Kloss, Louis—N Y Tel Co27.44
CORPORATIONS.	Rudolph, Nathan—K Rudolphcosts 34.30 Rosenberg, Valentine & Abr Levy—C V Fornes	Lowden, Washington—J A MacMartin775.41 Levine, Isaac—Abey Brody
Foote-Ehrbar-Wilcox Co-General Electric Co.	& Co Rosenthal, Abr M & Frank—W T Grund et al .2,312.50	Lenn, Matthew—W E Bloodgood & ano as trstes
Fouts-Cable Locomotive Co—Alfred H Post &	Solomon, Adolph—J M Fiskecosts, 254.60	Marchiony, Frank—W Bernstein 141.90 Miners, Benj—Merchants Bank 217.05
Co	Swan, Kingsley—C W Schumann	O'Reilly, Luke—N Y Tel Co
Co	Stilwell, Arthur E. Henry D Estabrook, Mat- thew C Smith, L K Erown & Frank H Rich-	Rauch, Jacob—Matilda Lazarus & ano77.31
Savings Bank	mond—People, &c	Rosenberg, Louis—A Raidman43.47 Schwarz, Gustave—W Guerin & ano38.30
Throckmorton	sack	Sebastian, May—N Y Tel Co21.26 Silverstone, Henry—Norah Sheehan1,056.60
Mondschein & Co-L Reiss	Slaff, Solomon—L Greenberg305.73 Strautt, I—A C Dodge34.40	Sitomer, Abr—United Dressed Beef Co N Y.66.03 Scholnick, Wm—Jos Stern & Sons113.45 Saleski, Hyman—United Dressed Beef Co N Y
well Lead Co	Schmitter, Paul E & A Van Gytenbeek—W Baumann82.51	Sinnott, Louise & T—Merchants Co-op Mtg
Firex Co of America—Patterson, Gottfried & Hunter, Ltd	Silvernagel, Wm—R L Woods51.41 Sanders, Henry J—Interborough Rapid Tran-	Co
Cruice, Keelan & Co-M Shersin16.132.17 Highwood Realty & Constn Co-N Y Edison	sit Cocosts, 67.88 Stewart, Harry R—S Borchardt341.93	same—same
Co	Shapiro, Solomon—Oppenheimer & Trebitsch Co	Somers, Jas A—F Robertson, infant150.00
Granite Spring Water Co—J O Clark et al. 693.52 Silverson Constn Co, Abr Silverson & Re-	Starr, Chas—J McGlynncosts, 67.79 Schlegel, Henry C—E J Gillies et al49.91 Simonetti, Jos—National Fireproofing Co.134.31	Spree, Adolph—P Peterson 27.86 Scheer, Wm—J Bartz 36.00
becca Silverson—S Wechsler15.841.39 Fifty-fifth Street Co—C Berger3,152.10	Stern, Simon—Gimbel Bros, N Y46.51 Scharsmith, Jno E & Magda Operating Co—	Starita, Chas—J J Cleary
William S Warren Inc-L Greenberg380.96 Monaton Realty Investing Corpn-J F	M Schaffer	Uhlinger, Alex—J J Godfrey
Schmadeke1,085.01	Hinninger, Christian Stephan, Amelia C Boyer Petrie, Frank C Boyer & Martha	Wetzel, Fred—H Friedman 29.02 Woodruff, Sidney H—A Colvin 159.13
MAR. 7.	Boyer—J P McSwegan et alcosts, 131.45 Soslow, Harry—Bondy Markheim & Co116.03	Wollowick, Saml—Jos Stern & Sons, Inc.161.97 Wunderlich, Fredk W—Cath Freel as extrx
Aubinger, Harry A—A G Spalding & Bros 83.41 Alexander, Elias—B J Schlesinger1.371.82	Struwasser, Herman—M A Rosen et al529.67 Tornatore, Carmine & Mattia C Guarino— Hudgen Biyer Blue Stone Co.	
Barton, Chas—M W Milward	Hudson River Blue Stone Co	Country Club of Queens—N Y Tel Co34.73 Famous Haberdashery—Mechanics Bank217.05
Bowsky Harry F-Good Mfg Co	Vanderpoel, Ambrose E, Geo B Vanderpoel &	Frank Dunham Co-Lincoln Elec Co87.60
Burke, Eliz—E L Marsh	Chever N Ely, exrs—A C M Azoy.costs, 55.36 Whitney, Fredk C—Miami Valley National	Hegeman Bldg Co—N Y Tel Co.         .44.89           Kesler Bros—J Bock & ano         .203.60           Nassau Elec R R Co—H Katz         .75.00
Brill, Selma L—Waterman Realty Co113.41 Same—same	Bank of Hamilton, Ohio	same—L Kreindler
Boyer, Philip Hamilton Hadden, Legrand C Griswold, Louis Starr Jr, Ogden H Ham- mond & Alex Wetherill—E W Mitchell	Wurmbrand, Benj-Clifton Woolen Mill189.16 Wolfman, Philip-A G Spalding Bros, Inc.39.21	same—J J Godfrey737.53 N Y Contracting Co, Penn Terminal—C Jen-
Blessei, Roberto—S Mosher et al	Wilkes, Leo-W A Ross	nings
Cohen, Geo—C I Singer	Walter, Carl—City of N Y24.65 Weinitz, Louis or Louis Cohen & Sophie	Robt C Fisher Co—D Cirofici1,138.63 Spade Realty Co—J Atkin616.48
Coyle, O Irwin—H Payton Co 28.91 Donovan, Michl—Eugene Dietzgen Co	Weinitz—F Horowitz	FEB. 28.
D'Angelo, Antonio—C M Mapes	Young, Chas M—B Penotta	Ackerman, Martin—Greenpoint Sash & Door Co et al
Elsner, Saml—United Sponging Co40'93 Ferguson, Geo D—T A Bell 1.458.86	CORPORATIONS.	Balardi, Vinchenzo—J J Hanson32.65 Bauer, Dorothea, doing business as Theo Petro Co—Strauss Mfg Co28.70
Fossume, Finn L—A M Fossumecosts 101.16 Ferrigan, Mary J—J C Thomson1,754.40	Automatic Hotel Service Co—Prodgers Plumbing Co	Berkovitz, Meyer—I Shatzkin
Forman, Max—M Formancosts 57.25 Fay, Jos M—Gimbel Bros N Y47.77	York-Penn Co—Press Pub Co	Breth, Max—A Jacobs
Gytenbeck or Van Gytenbeck, A & Paul E	Steel & Masonry Contracting Co—M Dick 	Church, Mary A—N Goldberg et al429.76 Church, Mary A—same237.92
Schmitter—W Bauman	Drukker & Pehlivian, Inc—F W Wey Paper Co	Cosentino, Louis—J J Hanson
Fitzgerald, Mary A—Seely & Co 150.41 Glese, Henry H admr—City of N Y. costs 99.23 Glese, Henry H admr—Pain Mfg Co costs 57.21	Granite Springs Water Co—H Sarles120.56 Universal Motor Truck Co—G W Kayton	Crowley, Jno D—F Hoehn
Galvin, Katherine—M Aaron	Hostetter Co—J Paridies	Drucker, Louis—Sulzberger & Sons Co. 126.41 Drucker, Solomon—same
Greenberg, Benj-Webster Live Poultry Mar-	Sterling Paint Works—L Robbins. 188.16 W E Smith, Inc—Ried & Jaeger. 298.38	Drucker, Nathan & Bernard—S Gasner & Sons           Co
Glover-Miller, Marie—Interporough Rapid	City Island Co-operative Co—Burton & Davis Co	Edelman, Max—F Singer
Goldfarb, Saml—American Taximeter Co. 72.41	W M Smith, Inc.—Khoburh Co	Eusslein,* Max—W Kasper & ano
Galla, Tony or Louis Greiger—Zirkman & Son	Co	Friedman, Isidor—C Tisch
Fosh, Jno A—C Badger 46.88  Heckman, Chas—F Levy 79.41  Hildebrandt, Anna—E Geiser 187.83	National Bank of Commerce in N Y-R A Schnabel et al	Paolo
Horowitz, Pearl—Robert Kommel et al. 79.41	same—same	Glick, Louis or Leon—R E Thibaut, inc65.81

Judgments Brooklyn (Continued.)	Riester, Arthur C-Bankers Surety Co114.61	Happe, Chas A-Nassau Elec R R Co107.47
Goldman, Morris-B H R R Co154.66	Reardon, Wm—A G Spalding & Bro Mig Co	Happe, Mary—same
Goodrich, David H—Susan Corr1,469.56 Herman, Jacob—H Loeffler Jr108.95	Rosenberg, Hulda & Max—Walter F Duck- worth	Hover, N Elroy—J F Volckman346.18 Hirshhorn, Max—I Nemiroff42.90
Horton, Caleb J S-H D Van Derlyn as	Salkind, Harry-J Levy & ano	Israel Saml—L Goldberg
extrx	Sheifer, Harry—A G Spalding & Bros60.31 Scheftel, Florence A—H Schuman92.90	Kolligs, Robt—B F Piel
Kaminsky, Jno-I Fox40.19	Sisofsky, Meyer—D Hinderstein278.10	Levitt, Louis—S Wurf & ano 107.86 Loricchio, Demetrio—State N Y 2,500.00
Karlin, Aaron—Sulzberger & Sons Co130.74 McGivney, Ellen—G P Busch148.53	Selig, Jos—M Weisbart	Lowinger, Jos—B F Piel
McGivney, Ellen—Union Holding Co144.53 Maher, Edw—S Eisenstat177.65	Steinberg, Sarah doing bus as I Steinberg— Robt Rees & Co	Mac Lauria, Phebe & Danl P—H M Lewis.
Miller, Philip—J Krupricoff94.20	Terwilleger, Frank G-C Forsell118.10	Mallamo Marble & Tile Co—C F Aspers & ano
Miller, David—W Kasper & ano85.88 Newman, Walter G—B F Tyler547.40	Thompson, Gustav, doing bus Fulton Auto Tire Co-Martin Evans Co224.10	McNamara, Michl-City N Y441.42
Nestwand Edw A & Arthur H_C Tisch 115 51	Thompson, Myrtle M-Erie R R Co 292.40	McKenzie, Norman D—H Lefstein274.15 Marx, Louis & Michl—H Dupe1,325.13
Palmer, W Frank—C R Coulter	Walter, Geo D-Aileen Carroll	Otten, Henry H & Wm-E H Paulson79.42
Pohlman, Harry E-R E Kinloch67.65 Postal, Nathan-S Weitzman334.65	CORPORATIONS.	Rutgers, Anthony H—B J Conroy84.35 Sherman, Louis—Leon Hirsch (Inc)670.60
Queens Co Machine Wks-W Kasper & ano.85.88	C I & Bklyn R R Co-Ellen Kinnelly1,235.60	Stern. Amelia—Bertha McCaffery400.00
Rossa, Carlo—Graff Furn Co266.78 Ronsa, Paolo—Margt T Madison248.80	Peoples Trust Co—G F Stainton92.40	Scuro, Jos—E Fisher & ano
Schaffert, Louis—H C Knoeppel162.67 Serber, Benj—F Singer250.95	MAR, 4.	Sisselman, Morris—J Cohen   607.15
Shleman, Rachael-H Sommerfield & ano 62.19	Ackerman, Morris—United Produce Co134.25 Allen, Walter F & Amelia A Allen—Lawyers	Sohofer, Otto-W Wobber46.63
Silinsky, Abr—Richd E Thibaut, inc49.30 Simon, Jacob—J Krupricoff94.20	Realty Co	Schmitter, Paul E—W Bauman. 82.51 Tietelbaum, Morris—I Nemiroff. 42.90 Travis, Bella—State of N Y500.00 Ulman, Max—California Wineries & Distil-
Springer, Chas H—Henrietta A Thompson 30.00	Chapman, Walter S-Geo Meueroff14.19	Travis, Bella—State of N Y
Suttenspiel, Barney—City of N Y120.42 Stambler, Danl—S Dorfman174.00	Caldarera, Elena—C I & B R R Co80.32 Campbell, Jas C—Henry C Wibben68.50	Van Gytenbeek, A—W Bauman82.51
Sault, Rebecca—Cluett, Peabody & Co82.41 Schuh, Jos—H D Van Derlyn as extrv268.97	Canonico, Guiseppe & Carlo Russo-Bway	Valentine, Ethel M—I B Tyke68.65
Streicher, David-J Siegel et al69.03	Trust Co	same—same
Stanger, Benj Z—B Hessing	Clark, Chas A—J P Muller Co	Vitelli, Vincent & Alfonso-R E Thibaut. 79.50
Tietie, Herman-C Tisch36.85	Ceyidalli, Humbert & Cesari Pianisani—J Vin-	Welch, Jno J—Bklyn Eank318.61 Walsh, Jno C—Bleecher Bros Co27.40
Timmerman, Louis-Minnie Sucow as admrx 92.77	Cent Lebato	Williams, Eliz C—H Robinson66.65 Wahl, Max—Simplex Acct Sales Book Co.77.85
Weisflag, Oscar—Sulzberger & Sons Co. 132.54 Wright, Wm W Jr—H L Van Derlyn as extrx	Drucker, Edw W-Home Title Ins Co71.64 De Leu, Michl & Carlo Rossa-Bway Trust	
	Co	CORPORATIONS.
Wachted, Valentine—same	Feist, Chas—North Amer Bwg Co612.90 Fleming, Wm A—Bernard Fisher24.40	City N Y—M A Kunze
	Gehrke, Fredk-Rich Hempel44.40	U S Guaranty Co—W W Farley 1,866.97
CORPORATIONS.  Calleson Motor Co-G Deutermann78.17	Glovitz, Bernard—Nathan Rosenthal & ano.	U S Guaranty Co-W W Farrey1,800.91
Drucker Constn Co-S Gasner & Sons Co277.75	Goldfarb, Philip—Benj A Levine32.40 Goldberg, Maurice—Meyer Goldberg53.11	CAMICOURD WINGS
Norwegian Lutheran Trinity Church of Brook- lyn & Vicinity—M Krelsovitch98.72	Grissler, Louis-Alphons Dreyfus107.71	SATISFIED JUDGMENTS.
Purdy Constn Co—S Gasner & Sons Co277.15 W E Smith, Inc—Pittsburgh Plate Glass Co.	Gentile Fe Creppit & Carlo Rosso—Bway Trust Co	Markettan and Dance
	Hufe, Heary J-Home Title Ins Co67.74	Manhattan and Bronx.
same—same	Hausman, Morris, Moses Caleff & Oriental Cash & Credit Co—Ignatz Bleich95.65	The first name is that of the debtor, the second that of the creditor.
MAR, 1.	Heller, Robt & Morris Heller—S K Pierce & Son471.97	
Boland, Reuben E—Laig Bros	Holmes, Jas & Carlo Rosso-Bway Trust Co.	MAR. 1.
Giesow, Geo F-D Jaret32.90	Katzman, Max, Harry Fishman, Isaac Wolf &	Bertani, Dominick; 1912—Kips Bay Brewing & Malting Co253.50
Heitman, Chas—J H Patten274.12 Holzhausen, Otto—H Glade121.19	Chas Pillers—Louis Weintraub569.60 Kaiser, Jacob—Thos A McCamman2,755.89	Same, 1912—same
Jennison, Edgerton R-A Brockway (infant)	Kaufman, Bettie-Chas Hornler102.37	Buckley, Thos J & Geo O'Keefe, 1905—T J Mooney
Kritzer, Geo—H Treuhaft et al89.41	Lepstein, Saml—Provident Loan & T Co 107.45 Le Fevre, Geo A & Joshua Capen—First Natl	Dudley, Guilford, 1912—H Raymond415.98 Gebhard, Geo & Marcus J Van Pragg, 1912—
Lockwood, Robt W—A Treadwell123.20 Lonczak, Jno—N Y Dock Co111.80	Bank	Tenement House Dept 57.00
Mandelbaum, Marcus, as committee &c Mar-	Maach, Sophia—Carl H Schultz	Harris, Louis, 1909—D Kronig358.01 Same, 1908—same
garita Zerillo—89 Thompson st	McDevitt, Mary L-Aug Schick3,011.70 Mertin, Adolph-Wm Goldberg75.24	Liederman, Jno E, Jos Keller & Henry M
Meehlin or Perlman, Minnie—M Berger. 88.37 O'Keefe, Gordon W—M R Wilson225.28	Micha, Max—Albt Krumenaker7381	Valintini; 1912—First Natl Bank of Jamaica360.68
Orlein, Annie—A Martin 36.40	Muller, Alfd—C W Berry	Monson, Sarah C; 1913—A Winckler439.96 Nichols, Jessie H; 1912—F C Hollister183.24
Patten, Thos E—J H Patten	Margurian, Herman & Carlo Rosso—Bway Trust Co	Schwartz, David L: 1912-J Friefeld39.65
Price, Jesse-Fredk Loeser & Co167.85	McComb, Harry & Alonzo H Magee Co-Ohio	Straus, Barnet; 1912—H Stern 29.65
Quirke, Edw F—W Ullrich	Brass Co	CORPORATIONS.
Waeber, Fredk C-C W Kappes210.67 Wollinsky, Wm-United Metal Bedstead Co	W Wolfe-Edw C Sutton & ano168.81	Queens Land Title Co; 1912-Hudson Trust
	Pflum, Annie—Home Title Ins Co117.70 Rainier, Chas G—Gustav Obendorfer348.44	Co
Simon, Sidney—M Mittenthal et al32.67 Woods, Wm C, Frank E & Dorothy D S &	Remsen, Harriet L-Bklyn Daily Eagle43.95 Rosenblatt, Morris-Wright Travis88.65	MAR. 3,
Lila W Bullied, Lawrence E, Selina, Harry	Rappaport, Max, Chas Rather & Carlo Rosso	Barth, Bernard, Benj Green & Jacob Davis;
W, Rose, Carlisle W, Edna, Geo I B, Lena & Floretta M Quenzer, Irene Klumpp, Ma-	—Bway Trust Co	1913—People, &c
tilda Newett & Mary J Birch—E É Bosca	400.04	Levy et al
CORPORATIONS.	Russo, Anna M & Carlo Russo—Bway Trust Co	Carson, Matthew B; 1912—Bryan Marsh Co.
Edison Elec Ill'g Co-J H Sweeney1,134.25	Siegel, Morris—Saml Brooks208.40 Schwartz, Isaac—Kopel Meltger61.15	Goldberg, Max, Herman Kraut & Jac M Bier-
H M Goldscsmith Co—A Daspin85.76 Lawrence Realty & Constn Co—Mahnken	Stimpson, Fredk D-Clarence E Smith	man: 1913—People, &c 10,000.00
Bldg Material Co 3,037.33	Schneider, Fredk D & Mary A Schneider— Aug Moritz	**CLevinson, Max; 1908—H Olinger95.00 Martinowitz, Herman; 1912—L Schaffler. 65.37
Marloe Constn Co-Central Chandelier Co.	Taft, Harry R—Hotel Gramatan	Markowitz, Herman; 1913—L Schaffler97.97
Milliken Bros (Inc)—Annie B Morton as admtrx	Timony, Jas A-Empire City Lum Co127.67	man Co
Smith Hoisting Co-Annie B Morton as admtrx	Van Nostrand, C Walter—Chas Fishbeck.112.11 Walsh, Danl J—Amanda C Walsh70.50	Netschert Frank: 1912—S I Hartman et al
11,579.31	Wells, Chas M—Thos Nelson Jr & ano1,103.09 William Ernst—Beadelston & Woerz44.26	Stern, Louis; 1913—W Lohmann300.00
MAR. 3.	Wollin Wm F-Fredk L Mills & ano132.12	Weisberger, Riza; 1912—R Buchbaum98.65
Adelman, Jac-R Eppstein 95.42	Wolfe, Sam, Sam Rothenberg & Lena Rothenberg—Nathan Zwiebel	Wolf, Milton; 1912—H Kramer895.15
Adelsohn, Edw M—Crown Heights Realty Co	CORPORATIONS.	CORPORATIONS.
Adelsohn, Feinberg—same 12.40 Alberco, Vito—F Masiello	Eklyn Heights R R—Abbie A Gritman200.00	Excelsior Lace Mfg Co; 1912—J Henkel 45,051.84
Bayley, Felix R—Fullerton Elec Co59.63	Carmen, Sylva Cigarette Co-Bernard Low-	Fidelity Warehouse Co: 1911-P R G Horst
Bernstein, Saml—R Seldner & ano19.28 Bernstein, Fannie—Title G & T Co48.45	enthal	
Borstell or Bostel, Wm-W R Ostrander & Co	Flag Realty & Constn Co & Joshua W Capen  —First Natl Bank	Horsley, David & Nestor Film Co; 1912—M M Dentenfass
Burlando, Adelaide—J J Kramer95.65	Himmelstein Arker Co-Harris Levin184.06	Michael Nocenti Co: 1912-American Con-
Courambos, Stavros—L Schulman & Co77.01 Decy, Richd J or Elenor—E J Lauro127.65	Newport Sash & Door Co-Isidor Finkle620.51	tractor Pub Co
Feinberg, Irving J-Crown Heights Realty Co	MAR. 5.	Blumenthal64.31
Fralick, Wilfred G-W Boardman259.40	Aranow, Jas—L Goldberg	MAR. 4.
Goldsmith, Abr—A Dorman	Bergin, Jos L-W W Farley	Fox, Hugh L & Jno J Batterman; 1913-
Horn, Hiram-K Wike 79.81	Bergin, Jos L-W W Farley	Western Union Telegraph Co4.53
Horne, Wm—Annie M Eastman592.40 Hubbard, Wm A—R J Hellawell125.60	Poting Lagarus C W Burnes 33.95	Hill, Wm C; 1912—Fiss, Doerr & Carroll Horse Co
Inglesby, Jno F-Millie Letzlaff420.17 Liebrecht.* Meyer S-Millie Letzlaff420.17	Bough, Walter-State N Y2,500.00	Litwin, Kerwin; 1913—M Brukenfeld. 1,175.40
Levine, Harry-M Lessinger65.27	Coles Wm_Rklyn Bank 2.188.88	Co S03.80  Moore, Laura M & Jno C; 1912—Tenement 262.00
Maller, Osias—S Stolowitz	Carroll, Mary—H E Heistad	
	Cunningnam, Michi J—J Epstell. (28.59) De Fones, Tony—S J Freiden	Murray, Jno F; 1913—H Kramer et al84.54 Prensky, Saml; 1912—Hermitage Co27.72
McTammany, Jno-Benj G Hitchings ,Inc).	Do Witt T_I F Volckman	Prensky, Saml; 1912—Hermitage Co21.12 same; 1912—same
45.15	Driscoll Michl L_H E Heistad	
Mothner, Stanley—Louisa Neurohr 45.15	Driscoll, Michl J—H E Heistad	Selleck, Harriet E; 1912—L M Starr et al.
Mothner, Stanley—Louisa Neurohr, 140 Mold, Saml—Cary Safe Co	Driscoll, Michl J—H E Heistad	Selleck, Harriet E; 1912—L M Starr et al
Mothner, Stanley—Louisa Neurohr. 140) Mold, Saml—Cary Safe Co. 76.21 Nichols, Wm H—S Weinberg & ano. 41.21 Notkowitz, Moses—D Hinderstein. 278.10 Podolsky, Hyman—A Harris. 35.95	Driscoll, Michl J—H E Heistad. 41:90 Freifeld, Jacob J—H Baumgarten	Selleck, Harriet E; 1912—L M Starr et al
Mothner, Stanley—Louisa Neurohr 45.15 Mold, Saml—Cary Safe Co 76.21 Nichols, Wm H—S Weinberg & ano 41.21 Notkowitz, Moses—D Hinderstein 278.10 Podolsky, Hyman—A Harris 35.95 Poggi, Guiseppe—S Gaito 178.65	Driscoll, Michl J—H E Heistad. 41.90 Freifeld, Jacob J—H Baumgarten. 76.21 Gallagher, Michl J—State N Y	Selleck, Harriet E; 1912—L M Starr et al
Mothner, Stanley—Louisa Neurohr. 140) Mold, Saml—Cary Safe Co. 76.21 Nichols, Wm H—S Weinberg & ano41.21 Notkowitz, Moses—D Hinderstein. 278.10 Podolsky, Hyman—A Harris. 35.95	Driscoll, Michl J—H E Heistad. 41:90 Freifeld, Jacob J—H Baumgarten	Selleck, Harriet E; 1912—L M Starr et al. 154.95 Silverson, Abr & Wendover Bronx Co; 1912— Twenty Third Ward Bank 139.47
Mothner, Stanley—Louisa Neurohr 45.15 Mold, Saml—Cary Safe Co 76.21 Nichols, Wm H—S Weinberg & ano 41.21 Notkowitz, Moses—D Hinderstein 278.10 Podolsky, Hyman—A Harris 35.95 Poggi, Guiseppe—S Gaito 178.65	Driscoll, Michl J—H E Heistad. 41.90 Freifeld, Jacob J—H Baumgarten. 76.21 Gallagher, Michl J—State N Y	Selleck, Harriet E; 1912—L M Starr et al
Mothner, Stanley—Louisa Neurohr 45.15 Mold, Saml—Cary Safe Co 76.21 Nichols, Wm H—S Weinberg & ano 41.21 Notkowitz, Moses—D Hinderstein 278.10 Podolsky, Hyman—A Harris 35.95 Poggi, Guiseppe—S Gaito 178.65	Driscoll, Michl J—H E Heistad. 41.90 Freifeld, Jacob J—H Baumgarten. 76.21 Gallagher, Michl J—State N Y	Selleck, Harriet E; 1912—L M Starr et al
Mothner, Stanley—Louisa Neurohr 45.15 Mold, Saml—Cary Safe Co 76.21 Nichols, Wm H—S Weinberg & ano 41.21 Notkowitz, Moses—D Hinderstein 278.10 Podolsky, Hyman—A Harris 35.95 Poggi, Guiseppe—S Gaito 178.65	Driscoll, Michl J—H E Heistad. 41.90 Freifeld, Jacob J—H Baumgarten. 76.21 Gallagher, Michl J—State N Y	Selleck, Harriet E; 1912—L M Starr et al

March 8, 1913	1
CORPORATIONS.	
Brooklyn Heights R R Co; 1913—M Solomon.	A
3,130.37   same; 1913—C Lindenblatt 187.67   Brooklyn Heights R R Co; 1913—S Schneidermann 110.65	I
dermann	2
Lippincott	
<sup>6</sup> Kaywood Realty Co; 1913—E T Kennard	I
Northern Hotel Co; 1913—V Forman1,021.77  MAR. 5.	I
Breisacher, Dorothea L: 1912-M McAuley.	
Cassamoassima, Frank; 1912—D Capola. 200.00 Campbell, Bernard & Edw Reinhart; 1910—A	1
Leoni	2
Prank May: 1910—H Simon 17261	
Goldberg, Saml; 1913—P Malzman et al128.67 Miller, Rosie; 1912—E Schramm68.24	I
Orently, David; 1913—B Hirshfeld13.10 Rafalsky, Mark; 1913—Jno W Merriam & Co.	2
Chaikin, Harris & Jacob Schainwooks; 1913—         F F Pels et al       209.91         Dobie, Duncan A; 1913—P S Gettell       98.20         Frank, May; 1910—H Simon       172.61         Goldberg, Saml; 1913—P Malzman et al. 128.67       Miller, Rosie; 1912—E Schramm       68.24         Orently, David; 1913—B Hirshfeld       13.10         Rafalsky, Mark; 1913—Jno W Merriam & Co.       44.45         Wartikovitz, Louis & Ephriam Carotis; 1908         —D Gluckstein       139.51	I
CORPORATIONS.	(
Board of Education of City of N Y; 1912— W E Crawford	I
Same   1913—same   27.72	E
same; 1913—same	I
	N
Elossom, Heath Inn; 1913—T D Healy.1,313.91 Bladowsky, Barnett; 1910—N Y Tel Co. 37.20 Golliek & Smith; 1913—Chelsea Exchange Eank	F
Golliek & Smith; 1913—Chelsea Exchange Eank	F
Findlay Ias A D S: 1913—Robinson Clay	3
Product Co of N Y	7
Dowd, Wilis B; 1913—Mfrs Commercial Co. 107.47 Findlay, Jas A D S; 1913—Robinson Clay Product Co of N Y	-
**Coman, Jacob; 1909—Bronx Borough Bank **Long, Edw H; 1908—S J Cohn 808.50 Murphy, Jos P; 1913—G F West 116.90 Ray Holding Co; 1913—M Arnstein 185.64 Schwartz, Saml; 1913—Meyer & Lange 236.62 Sawer, Alphonzo R & Ella M; 1913—Stand- ard Fashion Co 141.93 Wolger, Max; 1910—A Fishman 1,481.35 Wendel, Jno G; 1910—Foundation Co 143.66	P
Ray Holding Co; 1913—M Arnstein185.64 Schwartz, Saml; 1913—Meyer & Lange. 236.62	Simu
Sawer, Alphonzo R & Ella M; 1913—Standard Fashion Co	Samunanana
	Ei:
CORPORATIONS.  4Third Av R R Co; 1904—D McGinness.1,394.37 T L Smith Co; 1913—E B Kelley1,175.29	
MAR. 7.	
*Elau, Adolph L & Nathan Burnstine; —L Burnstine, Nathan; 1909—1 Goldblatt189.65	é
Burnstine, Nathan; 1909—I Goldblatt189.65 same; 1909—same34.65 Erickson, Effic A1 911—O A Wurm et al.255.59 Fodor, Sigmund; 1894—W Dattelbaum et al.	97
Goldstein Morris: 1912—S Feldmark 374.09	
Hennes, Wm F; 1910—Realty Securities Co.  352.61  Hinton, Alfred P, Clara H Gould, Susan McV Hemenway & Geo J Brandish; 1913—G E Bogart	
Hemenway & Geo J Brandish; 1913—G E Bogart	1
same; 1913—G E Bogart	1
Roggenkamp et al	
Pauley, Chas A & Matthew; 1913—H W Fairfax70.61	3
Smith, Sarah J; 1912—Oppenheim Collins & Co	1
same: 1898—same	
same; 1898—same	J
same; 1908—F E Wright 333.51 same; 1908—Times Square Automobile	(
Selleck, Harriet E 1911—L M Starr et al. 159.15 Turnbull Jno W: 1913—Bernheim Distilling	1
Co	1
Smith, Sarah J; 1912—Oppenheim Collins & Co.         40.00           Schneiker, Chas F; 1898—Bernardine Preuss.         251.50           same; 1898—same.         50.00           same; 1898—same         56.15           Schultz( Carl; A 1909—S Taylor         117.41           same; 1908—F E Wright         333.51           same; 1908—Times Square Automobile         84.65           Selleck, Harriet E 1911—L M Starr et al. 159.15         Turnbull, Jno W; 1913—Bernheim Distilling           Co         92.37           Tuoti, Guiseppe; 1910—N Y Edison Co. 30.74           Wendel, Jno G; 1911—Royal Ins Co et al. 187.77           Wendel, Jno G; 1913—Royal Ins Co et al. 131.47	
Borough of Brooklyn.	
FEB. 27. <sup>1</sup> Manus, David & Harry Briggs; 1909—State	(
Manus, David & Harry Briggs; 1809—State N Y	
Kalina, Louis; 1913—S Fillen	1
Mitchell	
CORPORATIONS.	j
Curnow	CHETTAGE
FER. 28.  Berlin, Adolph; 1908—S J Phillips & ano.32.40 Dreyer, Michl; 1913—B H R R Co160.33 Harris, Louis; 1908—D Kronig333.41 Howell, Eugene B as receiver L I R E Exchange & Investment Co; 1908—C Archmann117.00 same; 1910—same128.10 Iba, Casper; 1913—S Bernstein71.86 Liederman, Jno E, Jos Keller & Henry M Valentine; 1912—First Natl Bank360.88 Roseno, Isaac; 1912—J D Shea80.65 Sangunitto, Jas J; 1912—L A Thompson Scenic Railway Co	
Harris, Louis; 1908—D Kronig	
change & Investment Co; 1908—C Archmann117.00	
same; 1910—same	
Valentine; 1912—First Natl Bank360.88 Roseno, Isaac; 1912—J D Shea80.85	
Sangunitto, Jas J; 1912—L A Thompson Scenic Railway Co	
CORPORATIONS.	
Wm L Craw Constn Co; 1913—Chas A Dowd as admr & c Wm H Dowd678.05	
The state of the s	

MAR. 1. Auld, Robt & Thos Jr; 1904—Lena Bierschenk 

MAR, 4.

MAR, 4.

Brown, Geo R; 1899—E J Stanley.....183.01
Caplan, Jacob & Mary; 1908—B Larkey.495.71
Goldberg, Saml; 1913—P Malzman.....128.67
Ness, Max & Jos; 1913—I Prussack & ano.112.40

CORPORATIONS.

Kahn, Isaac; 1912—Rider Ericsson Engine Co 

Vacated by order of Court. <sup>2</sup>Satisfied of ap-cal. <sup>3</sup>Released. <sup>4</sup>Reversed. <sup>6</sup>Satisfied by exe-tion. <sup>6</sup>Annulled and void.

#### JUDGMENTS IN FORECLOSURE SUITS.

#### Manhattan and Bronx.

The first name is that of the Plaintiff, the second that of the Defendant.

FEB. 27.

172D st, 508 W; Wm Hastorf—One Hundred & Seventy-first St Ry Co; House, Grossman & Vorhaus (A); Clifford G Ludvigh (R); due, \$11,697.

FEB. 28.

ELM st, 28; also 4TH av, 425-7; also COOPER st, ns, 150 w Emerson, 50x110; Chas H Fiske Jr—Protective Realty Co; Ronald K Brown (A); Carl L Schurz (R); due, \$36,394.17. GRAND av, sec Evelyn pl, 50x100; Antoinette B De Witt—Mary A McCormick; Chas A Hitchcock (A); Jno Z Lowe (R); due, \$6,530.83.

MAR. 1.

115TH st, 50 W; Esther Fisher—Ludwig.
Freund et al; Kantrowitz & Esberg (A); Jno J Hynes (R); due, \$15,483.26.

125TH st, ss, 131.3 w 1 av, 18.9x100.11; Frederic de P Foster—Grace P Brant et al; Frederic F de Rham (A); Phoenix Ingraham (R); due, \$8,350.

#### MAR. 3.

MAR. 3.

111TH st, 251 W; Fannie B Wolfe et al—Louis Greenblatt; Heyman & Herman (A); Wm C Arnold (R); due, \$43,875.35.

242D st, ss, lots 245B, 246A and 246B, map of Penfield prop, Bronx; Cath C Hill—Wm Lechnyr et al; Geo Hill (A); Chas L Hoffman (R); due, \$3,115.04.

LONGFELLOW av, ws, 100 n Seneca av, 25 x100; Chas Spillner—Geo Costar; Chas A Furthman (A); Henry Bijur (R); due, \$6,244.75.

MAR 4.

MAR. 4.

111TH st, 249 W; Simon Pretzfeld—Louis Greenblatt; Heyman & Herman (A); Wm C Arnold (R); due, \$43,568.40.

## MAR. 5.

MAR. 5.

128TH st, ns, 258 e 8 av, 15x99.11; Marie H Burt—Sieg Tynberg Jr et al; Robt D Elder (A); Jno H Judge (R); due, \$8,184.45.

160TH st, 281 E; Herman H Becker—Geo H Janss et al; Salter & Steinkamp (A); Edw R Rayher.(R); due, \$3,344.50.

#### LIS PENDENS.

#### Manhattan and Bronx.

The first name is that of the Plaintiff, the second that of the Defendant.

MAR. 1.

149TH st, ss, 245.3 e Morris av, 25x86.6; Enrighetta Biondi—Maria Biondi; partition; A J
Romagna (A).

## MAR. 3.

MAR. 3.

DELANCEY st, 136; Frank Heitzner—Sarah Groscky et al; action to foreclose mechanics lien; B Fliashnick (A).

84TH st, 268-72 W; 116TH st, 301-9 W; 8TH av, 2153-71; 117TH st, 300-4 W; 114TH st, 351 W; 3D av, 3118-20; 10TH av, 134; 121ST st, 164 W; Caroline W Frame—Fredk P Forster; notice of attachment; Jetmore & Jetmore (A).

163D st, 463 W; 61ST st, 232 E; Ambrose M Steinert—Henry N Steinert et al; partition; H A Knox (A).

#### MAR, 4,

CHRISTOPHER st, 185; Blight, Overfield Co, Inc—Geo S O'Neil et al; action to foreclose mechanics lien; Tomes, Sherk & Palmer (A).

MURRAY st, nec West Broadway, 25x87.6; Kings County Trust Co—Zenobia J H Schierenbeck et al; action to impress trust; G V Brower (A).

4TH st, ss, AV A, ws, & 3D st, ns, lots 48 482, 483, 484, 485, 486 and gore Lot J, map Unionport, Bronx; Geo J Kuhn—Albt G Dirmerling et al; action to impress trust; S J R wak (A).

wak (A).

25TH st, ss, 200 w 4 av, 50x98.9; Anna D
Atterbury et al—Hilah A Davis et al; amended
partition; Ludlow & Townsend (A).

126TH st, 36 E; Chas O'C Cassidy—Henry
G Cassidy et al; partition; J Silbermann (A).

SO BOULEVARD, ws, 193.5 s 182d, 139.11x
90.3; Edw J Farrell—Peter La Spina et al;
action to set aside conveyance; V S Lippe (A).

#### MAR. 5.

MAR. 5.

PARKSIDE pl, ws, 129.11 n 207th, 25x90; also PARKSIDE pl, ws, 104.11 n 207th, 25x90; also DECATUR av, es, 135.5 n 207th, 23.6x100; Meyer Malbin—Wm Freeland et al; action to set aside deeds; S J Loeb (A).

23D st, ns, 288.8 w 5 av, 99.6x98.9x irreg; also 5TH av, sec 83d, 52.2x155; also 24TH st, 14-18 W; Harris D Colt et al—Caroline H Johnston et al; partition; E H Westerfield (A).

161ST st, nwc Ft Washington av, 140x204.5x irreg; Simbar Realty Corpn—Harris Mandelbaum et al; specific performance; M Stern (A).

ALBANY POST rd, — s adj land of Shepard Knapp & Ambrose Kingsland, containing 37 acres and 2 roods of land; N Y Institution for the Instruction of the Deaf and Dumb—City of N Y; action to debar claim &c; Conway & Weed (A).

Weed (A).

3D av, nws, intersec sws 29th, 24.8x100; also 3D av, nws, at cl of block bet 28th & 29th, 24.8x120; also 3D av, nws, lot 735, bet 26th & 27th; Ella L Howkins—Wm Howkins et al; action to recover dower; H A Sperry (A).

LOT 46, blk 2864, Sec 11, Bronx; Walter F Welch—Erie Basin Improvement Co et al; foreclosure of tax lien; Hatch & Clute (A).

LOT 8, blk 3024, Sec 11, Bronx; Simeon M Barber—Chas R Weeks et al; foreclosure of tax lien; H Swain (A).

LOT 8, blk 3181, Sec 11, Bronx; Simeon M Barber—Ann Delaney et al; foreclosure of tax lien; H Swain (A).

## MAR. 6.

226TH st, ss, 505.1 e Barnes av, 100x114.6; Benj A Hartsein-Michl Agugliaro et al; action to declare ownership; Cass & Apfel (A). MOSHOLU av, ns, 219.2 w Old Post rd, 25x 100; Margt E Gross et al-Margt M Gross et al; partition; S A Bennett (A).

#### MAR. 7.

ALLEN st, 1½-2; Manhattan Ry Co-Morris Kulok et al; action to acquire title, &c; J L Quackenbush (A).

ALLEN st, 7; Manhattan Ry Co-Jno Block et al; action to acquire title, &c; J L Quackenbush (A).

ALLEN st, 5; Manhattan Ry Co-Gershon Hausman et al; action to acquire title, &c; J L Quackenbush (A). ALLEN st, 4; Manhattan Ry Co-Louis Kommel et al; action to acquire title, &c; J L Quackenbush (A).

ALLEN st. 9; same—Miriam King; action acquire title, &c; J L Quackenbush, (A).

ALLEN st, 6; same—Saml J Mashkowitz et al; action to acquire title, &c; J L Quackenbush (A).

ALLEN st, 11; Manhattan Ry Co—Louis Rubenstein et al; action to acquire title, &c; J L Quackenbush (A).

ALLEN st, S; same—Harris Sackin et al; action to acquire title &c; J L Quackenbush (A).

(A).

DIVISION st, 15½; Manhattan Ry Co—Jacob Gordon et al; action to acquire title, &c; J L Quackenbush (A).

DIVISION st, 17-17½; same—Henry Phillips et al; action to acquire title, &c; J L Quackenbush (A).

DIVISION st, 35-35½ same—Elbridge T Gerry et al; action to acquire title, &c; J L Quackenbush (A).

DIVISION st, 31-31½; Manhattan Ry Co-Israel Spingarn et al; action to acquire title, &c; J L Quackenbush (A).

DIVISION st, 21-21½; Manhattan Ry Co-Henry Phillips et al; action to acquire title, &c; J L Quackenbush (A).

DIVISION st, 23-23½; same—Nathan Roggan et al; action to acquire title, &c; J L Quackenbush (A).

DIVISION st, 33-33½; Manhattan Ry Co-Maria T Thompson; action to acquire title, &c; J L Quackenbush (A).

DIVISION st, 44; same—Saml Solomon et al; action to acquire title, &c; J L Quackenbush (A).

N st, 81; same—Josephine J S Wendel; action to acquire title; J L Quackenbush (A).

DIVISION st, 80-00%; same—mary E A Wendel et al; action to acquire title; J L Quackenbush (A).

7TH av. nwc 42d, 100.4x131, leasehold: als 42D st. ns. add above, 69x100.4; Gilbert C Davidson—Anna F Davidson et al; action to se aside conveyance; T More (A).

Lis Pendens (Continued).

## Borough of Brooklyn.

#### FEB. 27.

CLARK et, swc Stewart av, runs sw100xnw 25xne25 to beg, gore; Jos Leydet—Jennie Ley-det; to set aside deed; Snyder & Kornicker (A).

det; to set aside deed; Snyder & Kornicker (A).

LINCOLN PL, ns, 420 e Underhill av, 90x125;
also LINCOLN pl, ns, 375 e Underhill av, 50x
100; also LINCOLN pl, ns, 575 e Underhill av,
50x100; also LINCOLN pl, ns, 625 e Underhill
av, 50x100; also UNDERHILL av, ss, 525 e
Lincoln pl, 50x204.2x50.3x199.4; also DEGRAW
st, ss, 175 e Underhill av, 75x258.8x75x255.3;
also LINCOLN pl, ss, 375 e Eastern pkwy, 75x
190.3x25x188.8; LINCOLN pl, ns, 350 e Douglass st, 25x200; also LINCOLN pl, ss, 25 e Underhill av, -x186x25x186; Bensonhurst Co et al
—City N Y et al; to establish a claim &c; J P
Judge (A).

SMITH st, 45: Isaac Falkin—Jos Hood; notice

SMITH st, 45; Isaac Falkin—Jos Hood; notice of levy; H McG Curren (A). WATKINS st, es, 60 s Blake av, 20x50; Aaron Kaplan—Rebecca Skyer et al; Simon & Wein-(A)

BAY 15TH st, ses, 480.8 s 86th, 19.4x96.8 Geo Hotchkiss—Wilhelmine Grunberg et al; Staton (A).

Staton (A).

18TH st, ss, 300 e 7 av, 25x100; Martha M Peterson indiv & as guard Jennie Peterson et al—Isaac Feinberg et al; A F Van Thun Jr (A).

77TH st, sws, 400 nw 21 av, 166.3x100x154.5x 100; Oscar Mintz—Peter H Newman et al; D Freiberger (A).

ALABAMA av, es, 240 n Dumont av, 40x100; N Y Mtg & Security Co—Angelo Constn Co et al; Chas C Suffren (A).

ALABAMA av, es, 200 n Dumont av, 40x100; same—same; same (A).

ALABAMA av, es, 280 n Dumont av, 40x100;

ALABAMA av, es, 280 n Dumont av, 40x100; same—same; same (A).

CLARENDON rd, nwc E 58, 40x100; Hawthorne Realty Co—Appraisers R E Securities Co & ano; DeGroot, Kenyon & H (A).

Co & ano; DeGroot, Kenyon & H (A).

GLENMORE av, nwc Logan, 90x100; Frank Fanning—Nellie King indiv & as extrx &c Patk King et al; partition; W Drennan (A).

LIBERTY av, ns, 25 w Hinsdale, 25x75; Minna Hoffman—Eliz Geiser et al; S Seiderman (A).

ST MARKS av, ns, 100 e Howard av, 20x90.8 x20.4x86.11; Margarite Emrich—Jacob Siegel et al; Jay & Smith (A).

FEB. 28.

AMBOY st, ws, 367.11 n Sutter av, 25x100; Isaac Shlefstein—Jennie Frank; partition; D B Getz (A).

DEAN st, 162; Eagle Savgs & Loan Co—Henry F Beakey & ano; Latson, Tamblyn & P (A).

ELTON st, es, 125 s Liberty av, 25x90; Calogero Ferrara—Michi Vista; spēcific performance; J G Grambalvo (A).

ance; J G Grambalvo (A).

FULTON st, nec Eastern pkwy, runs e102.10x
n33.4xn33.4 to Truxton xw51.10xsw70.8 to beg;
Orrie P Cummings—Alex J Foley et al; C S
Woodman (A).
JEFFERSON st, ns, 500 e Knickerbocker av,
25x100; C Mortimer Palmer—Barnet Kleinberg
et al; H L Thompson (A).

HANCOCK st, ss, 424.10 w Reid av, 18.10x
99.4x18.10x99.2; Minnie L Greason—Eliz A F
Randolph et al; C A Clayton (A).

HERKIMER st, ns. 247 w Nostrand av. 28x

HERKIMER st, ns, 247 w Nostrand av, 28x 100; Henry A Thompson—Margt F Lawlor & ano; to recover possession; W J Smith (A).

E 10TH st, es, 540 s Caton av, 20x100; Merchants Co-op Mtg Co—Sarah Lamberg et al; M Hertz (A).

E 25TH st, nec Av D, 20x90; Bond & Mtg Guar Co-Virginia L Egbert et al; H L Thomp-son (A).

38TH st, 1340; Abr Wainer—Nellie W Geble et al; N D Shapiro (A).

et al; N D Shapiro (A).

71ST st, nes, 105.9 se Narrows av, runs ne
40xne98.8xnw—xsw100.4 to beg; Petersen & Anderson—Howard D Hammond et al; foreclosure
mechanics lien; J J McGinnis (A).

ATLANTIC av, ns, 40.1 w Barbey, 55x91x55x
86.7; Fredk Chrestiansen & wife—Chas Buebler
et al; to create title under Land Title Registration Law; B Bloch (A).

BEDFORD av ws 101 c Park al 27400

BEDFORD av, ws, 101 s Park pl, 27x100; also BEDFORD av, ws, 128 s Park pl, 27x100; Morris Salzberg—Stella Berger & ano; J 1 Wiener (A).

Wiener (A).

GRAVESEND av, es, 100 n Av C, runs e125x n500xw25xn140xw100 to av xs640 to beg; also CHURCH la, ec West, runs s93.6xe100xn— to lane xsw— to beg; also GRAVESEND av, ws, 240 n Av C, 240x100; also WEST st, ws, 106.10 s Church la, runs w103.11xe97.3 to st xne36.7 to beg, gore; also 35TH st, ses, 108.6 s Church la, runs e163.2xs142.8xsw27.6xw78.10 to st xnw 215.10 to beg; Home Life lns Co—Yorklan Realty Co et al; H L Thompson (A).

LIBERTY av, ss. 25 w Ashford 50x100; Mil-

LIBERTY av, ss, 25 w Ashford, 50x100; M red Siegler—Abr Moskowitz; S H Kugel (A)

MYRTLE av, nwc Hamburg av, runs nw80.2 to Stanhope xsw79 to av xe112.7 to beg; Germania Savgs Bank—Ainsworth Realty Co et al; Wingate & Cullen (A).

LOTS 171 to 180, map E I Wilson Corpn known as Spahn Farm—Mary Johnson—Cora J Rose et al; E H Lockwood (A).

#### MAR. 1.

MAR. 1.

CANARSIE la, nec Flatbush av, 34.5x101.11x
34.10x99.8; Savys Bank of Utica—Jno Parkin
et al; T F Redmond (A).

CHAUNCEY st, ss, 285 e Hopkinson av, 20x
100; Jno G Goldfuss—Philip Schmitt & ano;
to create a lien; McGuire, Delany, Niper &
Connolly (A).

DIAMOND st, es, 150 n Nassau av, 16.8x100;
May Perry—Wm J White et al; C & T Perry
(A).

ROSS st, nws, 410 ne Lee av, 20x100; Clara Doscher-Dietrich W Kaatze et al; partition; F B Mullin (A).

WILSON st, ss, 410 e Lee av, 20x100; Florence E Banta—Jno A Cornell et al; to recover judgment; H C Rickaby (A).

6TH st, sws, 237.10 nw 6 av, 20x100; Geo B erry & ano—Albt D Martin et al; C B Smith

52D st, ss, 80 w 20 av, 100.2x200; Alco Bldg o-Bklyn Realty Sellers et al; Elek J Ludvigh

85TH st, nes, 160 nw 12 av, 80x100; Tunis Bogart—Susanna T Reich et al; Chas H Le (A).

CROOKE av, swc Ocean av, runs s147.3xw110 xs6xw— to land Bklyn & B B R R xn118.9 to av xe129.11 to beg; South Bklyn Savgs Inst—Newton D Hawkins et al; Coombs & Whitney (A).

FLATBUSH av, sec Beverly rd, 29.6x101.10x 29.6x101.6; Savgs Bank of Utica—Jno Parkin & wife; Thos F Redmond (A).

SUTTER av, ns, 80 e Hendrix, 20x90; Jes Connor-Bessie Rock et al; D O'Connor (A

#### MAR. 3.

BERRIMAN st, es, 155 s Stanley av, 40x100; Ambrose M Steinert—Henry N Steinert et al; partition; H A Knox (A).

CRYSTAL st, ws, 100 n Pitkin av, 19x100; ustena Steeger—Wm H Hard et al; G H Boyce, Justena Jr (A)

78TH st, 1705; Antonio Incerrano—Alphonso R Ferrentino; specific performance; M O Rini (A).

82D st, nes, 370 nw 17 av, 20x100; Louise Fruhauf—C J Marcus Constn Co et al; C C Suffren (A).

KENT av, es, 90 n N 3d, 10x400; Chas H Downs—Jane Clark et al; partition; W G Johnson (A).

ohnson (A).

8TH av, nwc 66th, 198.1x298.4x139.8x282.7; lso 8TH av, sec 65th, 200x158.9x200x151; also 7TH st, swc 8 av, runs s170.10xw148.2 to 68th w100.2xn200.6 to st xe259.9 to beg; also 67TH t, sec 8 av, 154.10x179x119.9x177.1; also two ertain strips of land; Jefferson M Levy—Wm I Ely et al; partition; E V Daly (A).

#### MAR. 4.

BEATTIE st, nes, 240 nw rd leading from New Utrecht to Flatbush av, 60x100; Mary E Giessenhoffer—Victor Ernst et al; Furst & Furst (A).

HOOPER st, nws, 100 sw Bedford av, 89.4x 100; Arthur H Selinger—Eastern Dist Constn Co et al; Saml A Telsey (A).

MONROE st, ns, 174.6 w Reid av, 24.6x100; Henry Hyer—Jno G Christmas et al; Manning & Buechner (A).

& Buechner (A).

OAK st, ss, 277 w Franklin, 21x75; Jno F Descaso as exr &c Cecelia A Purdy—Jno W Stiles & ano; L S Goebel (A).

PRESIDENT st, ss, 124.10 w Utica av, runs w4.6xs100.7xe24.8xn102.7 to beg; also PLOT begins 100 n Carroll & 129.4 w Utica av, runs n 40xe24.8xs40.10xw32.8 to beg; also PRESIDENT st, swc Utica av, runs s100.7xw104xnw101 to st xe124.10 to beg; also PRESIDENT st, ss, 249.4 w Utica av, runs s— to Carroll xw9.2xnw—xe58 to beg; Harry Baer—Carrie Willet et al; H Baer (A).

STANHOPE st pres 100.7

STANHOPE st, nws, 163.7 s Myrtle av, 25x 78.11x27x68.5; Franz Boegner—Nathan Jarashow et al; C A Clayton (A).

E 7TH st, es, 60 s Av O, 320x120.6; Benj Getzhoff—Drucker Constn Co & ano; foreclosure mechanics lien; H Lurio (A).

W 8TH st, ws, 75 n Av S, 20x100; Francis F Hill-Irenee A Burnum et al; Fredk W Block

BAY 8TH st, ses, 100 sw Bath av, 40x96.8; no A Voorhees—Peter F Ralph et al.

19TH st, es, 90 n Vanderbilt, 17.1x80; Francis Hill—Pruzin Bldg Co et al; Fredk W Block

(A).
SAME prop; same—same; same (A).

22D st, es, 200 s 4 av, 25x100; Mary Frilschler—Jno Mitchell et al; Francis J Sullivan (A). 48TH st, 455; Chas A Hardy—Jno E Sullivan Co et al; Hervey, Barber & McKee (A).

50TH st, ns, 380 e 19 av, 20x100.2; Chas S Conklin-Wm G Kinney et al; Elek J Ludvigh

SoTH st, ns, 520 e 19 av, 20x69.8x27.6x88.6; same—same; same (A).

NEW UTRECHT av, 3908; Fredk H Winckler—United Dressed Beef Co et al; H O Patterson (A).

TROY av, swc Pacific, 107.21/2x100; Moses Bernstein—Troy Pacific Inc; Jos J Schwartz (A).

STH av, nws, 73.8 sw Windsor pl, 26.4x 79.10x26.4x79.10; Fred H Pouch & ano as exrs &c Alfd J Pouch, dec—Arcadia Realty Co et al; Cary & Carroll (A).

#### MAR. 5.

BERGEN st. 1285; Germania Savgs Bank—Martin F Mulligan et al; Wingate & Cullen (A).

PACIFIC st, nes, 195 nw Hoyt, 20x90; Fredk Johnson-Mary E Cullen et al; Caldwell & Holmes (A).

REGENT pl, ss, 108.2 e E 21st, 27.1x100x 28x100; Taylor & Ellis—Jno T Watson et al; Cary & Carroll (A).

ST JOHNS pl, ss, 143.5 Ralph av, 20x 100; Eond & Mtg Co-Wm H Krimko et al; T F Redmond (A).

ST JOHNS pl. ss, 123.5 w Ralph av, 20x100; Bond & Mtg Guar Co—Wm H Krimko et al; T F Redmond (A).

1ST st, ss, 370 e Hoyt, 20x84.2x20x84.7; Albt & Barbara Gronert—Jos Barnett et al; Chas Oechler (A).

62D st, sws, 100 nw 24 av, 27x100; also 62D st, sws, 154 nw 24 av, 27x100; also 62D st, sws, 208 nw 24 av, 162x100; Chas H Finch & Co—Leon W Pease et al; H W McChesney (A).

79TH st, nes, 171 se 17 av. 20x100; New York Mtg & Sec Co—Gustaf A Johnson et al; C C Suffren (A).

Suffren (A).

AV U, beg at land of Mary Vanderveer, runs s—to meadow lots of Vanderveer Clapp et al xsw—to Gerritsens Creek xsw351.6xnw82.5 to mill dam xne91.10 xnw—xne—to beg; Title Guar & Trust Co—Laura E Fitzgerald et al; Harry L Thompson (A).

CHURCH av, ns, 40 w E 8th, 20x77.9x20x78.6; Abr Adelberg—Spade Realty Co et al; Brussel & Beebe (A).

CHURCH av, ns, 40 w E 8th, 20x77.9x20x78.6; Abr Adelberg—Spade Realty Co et al; Brussel & Beebe (A).

CHURCH av, ns, 20 w E 8th, 20x77.5% x20x 79; Abr Adelberg—Spade Realty Co et al; Brussel & Beebe (A).

CHURCH av, ns, 60 w E 8th, 20x78.6x20x 78%; Abr Adelberg—Spade Realty Co et al; Brussel & Beebe (A).

GRAVESEND av, es, 100 n Av C., runs e125x n500xw25xn140xw100 to Gravesend av xs640 to beg; also CHURCH la, sec West, runs s93.6xe 100xn—to Church la xsw to beg; also GRAVES—END av, 240 n Av C, runs w100xn240xe100 to Gravesend av xs240 to beg; also WEST st, ws, 106.10 s Church la, runs w103.11xe07.3 to West xne36.7 to beg; also 35TH st, ses, 108.5 s Church la runs e163.2xs142.8xsw27.6xw78.10 to 35th xnw215.9 to beg; Home Life Ins Co—Yorklan Realty Co et al; Harry L Thompson (A).

KINGS hway, swc E 26, 96.4x82.10x80x136.6; also KINGS hway, swc E 27th, runs s449.10xw 100xn80xw100 to E 26th xn236.9 to hway xne 236.3 to beg; also KINGS hway, swc E 28th, runs s841.10xw100xn80xw100 to E 27th xn629.6 to hway xne239.10 to beg; also AV P, see E 29th, runs s140xe100xx80xe—xne— to Nostrand av xn— to Av P xw210 to beg; also AV P. see E 29th, runs s— to Geo Lott Farm Line x sw200 to Burnett xn204.5 to Nostrand avxne—to Av P xe114.8 to beg; Jno Seiler—Louis P Reeder et al; A A Hovell (A).

LOTS 112-113, in blk 2 on map of 221 lots belonging to Michi J Bergen in Town of New Utrecht; David M Kennedy—Edw D & Maggie Delaney; Jas Taylor (A).

#### FORECLOSURE SUITS.

#### Manhattan and Bronx.

The first name is that of the Plaintiff, the second that of the Defendant.

MAR. 1.
SHERMAN av, ws, 214.7 n 167th, 121.6x128.1;
Jno R Todd et al—Edw J Koellsted et al;
Rounds, Hatch, Dillingham & Debevoise (A).

#### MAR. 3.

FRANKLIN st, 178-80; Carrie B Towne-Channell Realty & Constn Co et al; E Herr-mann (A).

GOLD st, 62-4; Union Trust Co of N Y—Chas A McMann et al; Miller, King, Lane & Trafford (A).

MAIN st, es, 126.5 s Scofield av, 111.8x75.8; Maria Reinbolt—Thos F Murray et al; H G K Heath (A).

Heath (A).

154TH st, ss, 131.9 w St Nicholas av, 20x
99.11; Manhattan Life Ins Co—Brown-Weiss
Realties et al; Rapallo & Kennedy (A).

182D st, 554-6 W; Amelia Maodona—Augusta
E Mohr et al; Cary & Carroll (A).

CRESTON av, es, 20.1 n 197th, 20.1x95; also
CLINTON av, swe 181st, 94.6x19.1; two actions;
Hannah B Orrell—Amalia Pirk et al; M S
Lynch (A).

MANHATTAN av, 527; Andw T McKegney-enry Wacker et al; H A Brann Jr (A).

UNDERCLIFF av, ws, 446.10 s Sedgwick (x100; Margt E Jones—Bertha Dieffenbach; W D Cameron (A).

MAR. 4.

38TH st, ns, 100 e 8 av, 20.6x98.9; Jno Merkel et al—Jac Rosenthal et al; Ferris & Storck
(A).

137TH st, ns, 321 w 7 av, 18x99.11; Germania Life Ins Co-Morris I Ritterman et al; Dulon & Roe (A).

137TH st, ns, 303 w 7 av, 18x99.11; Germania Life Ins Co-Julius Feinberg; Dulon & Roe (A).

BARNES av, swc 205th, 229.8 to Westchester rd x171.6x irreg; Dollar Savings Bank of City of N Y-Michl J Mack et al; Lexow, Mackellar & Wells (A).

BRACKEN av, es, 525 s Jefferson av, 50x100; Herman Lowenstein—Barney Spatz et al; J J Speth (A).

GRANT av, es, 257 s 166th, 25x102.1; Adeline V Shaw—Mary A Monaghan et al; Shaw, Fisk & Shaw (A).

SOUTH CHESTNUT DRIVE, 25.4 e South Oak Drive, 35.1x97.5; Chas Williams—Eliz B Graham et al; L Burgess (A).

LOTS 32 & 33, parcel 19, map of Ogden Estate; Chas B Bretzfelder—Eberhardt & Podgur et al; Miller & Bretzfelder (A).

et al; Miller & Bretsfelder (A).

MAR. 5.

BARTHOLDI st, swe Holland av. 50x100; Wappinger Savgs Bank—Antonio Fiscella et al; G Worrall (A).

47TH st, 41 W; Trstes of Columbia University in the City of N Y—Kathleen T Harper et al; Nash & Jones, (A).

39TH st, 311 E; Bernhard Mayer—Jacob Auerbach et al; amended; I S Heller (A).

81ST st, ns, 212.5 w Ams av, 182.8x102.2; Leo M Klein—Chas Brogan Inc et al; Stoddard & Mark (A).

137TH st, ss, 343 w 7 av, 18x99.11; Germania Life Ins Co-Fannie Bick et al; Dulon & Roe

137TH st, ss, 543 w 7 av, 19x99.11; same—Julius Franklin; Dulon & Roe (A).

Julius Franklin; Dulon & Roe (A).

137TH st, ss, 525 w 7 av, 18x99.11; same—
Paul Chopak; Dulon & Roe (A).

137TH st, ns, 193 w 7 av, 19x99.11; same—
Morris Kraushaar; Dulon & Roe (A).

146TH st, ss, 248.4 w Brook av, 66.8x100x
irreg; two actions; Jos Simerman—Julius
Schattman et al; H R Elias (A).

AMSTERDAM av, nwc 121st, 100x100.11;
Saml Hirsh—Hyman D Baker et al; M Stern
(A).

HUGHES av. ses, 150 ne 183d, 25x100; Augusta E Reese—Nicola Trionfo et al; C P & W Buckley (A).

OLMSTEAD av. es, part of plot 425, map of Unionport, Eronx; Jno L Thomas—Starling Realty Co et al; A Knox (A).

3D av. 3603-5; Adolf Ichel—Mary A Nolan et al; E A Isaacs (A).

#### MAR. 6.

38TH st, 269 W; David M Levy-Jacob Rosenthal et al; J P Berg (A).

GREENE av, ns. 250 e Mapes av. 50x100; also ROAD to Middletown, ss. 250 e Mapes av. 50x100; 2 actions; Westchester County Brewing Co-Mary Kane et al; N Blank (A).
VILLA av, es, 409 n Potter pl, 16x100; Henrietta Renshaw-Jessie F Thorn et al; amendad; S Williamson.

MAR 7.

BROOME st, sec Mott, 72.8x108.9: Jas E March—Carmine Marasco et al; Hedges, Ely

PROSPECT ter, swc 15 av, 25x105; Grant puires exr—Frank McGarry et al; J M Rider

WOODRUFF st, n or nes, 197,10 se Boston rd, ix126.8; Wm H Hottes—D J Dillon Co et al; S Hyman (A).

19TH st, 446-8 W; Lillian Lanzit—Henrietta Ingber et al; amended; E A Brown (A).
205TH st, ns, Lot 525, map of prop of Geo F & Henry B Opdyke; Madeleine G France—Margt T Conlan et al; amended; Thornton & Earle (A).

228TH st, ns, lot 106, map of Village of Wakefield; Edw F Maloney—Lawrence Harley; R W Maloney (A).

SHERMAN av. 127-35; five actions; Equitable Trust Co of NY—Hanover Realty & Constn Co et al; Taylor, Jackson & Brophy (A).

#### BUILDING LOAN CONTRACTS.

The first name is that of the Lendor, the second that of the Borrower.

#### Manhattan and Bronx.

#### MAR. 1.

176TH st, ss, 100 w Audubon av, 75x87.1; Van Dyck Estate loans Placid Realty Co to erect a 5-sty apartment; 13 payments. 65,000 176TH st, ss, 175 w Audubon av, 75x87.1; same loans same to erect a 5-sty apartment; 13 payments. 65,000

payments.

AADSWORTH av, sec 191st, 133.11x100;
Henry Morgenthau Co loans 191st St Constn Co
to erect two 5-sty apartments; 9 payments.

115,000

MAR. 3.

CEDAR av, es, 223.11 s 177th, 64.11x74.3 to ws Sedgwick av x74.8x111.3; Central Mtg Co loans Milton Building Co, Inc, to erect a —sty bldg; — payments.

5TH av, 424-34; 3STH st, 1-11 W, & 39TH st, 2-14 W; Title Guar & Trust Co loans Frank V Burton & John H Burton to erect a 10-sty department str; — payments. 5,500,000

MAR. 4.

SIMPSON st, nec 163d, 100x110.1; City
Mortgage Co loans Podgur Realty Co to erect
a 6-sty apartment; 11 payments.......110,000
SIST st, ss, 256.3 e Ams av, 56,3x102.3;
Germania Life Ins Co loans Wesley Realty
Co to erect a 9½-sty apartment; 8 payments.

165,000

PARK av, nec 184th, 50x100; Manhattan Mortgage Co loans Jno H Buscall Co to erect a 5-sty apartment; 14 payments, 40.000

a 5-sty apartment; 14 payments. 40.000 ST NICHOLAS av, nwc 164th, 133.4x124.10; Montrose Realty Co loans Albion Constn Co to erect a —sty bldg; 11 payments. 230,000 WADSWORTH av, ws. 160.2 n 185th st, 54.5x115; Ver Planck Estate loans Comfort Realty Co to erect a 5-sty apartment; 14 payments. 55,000

WADSWORTH av, ws, 110.2 n 185th, 50x 115; same loans same to erect a 5-sty apartment; 14 payments.

ment; 14 payments. 50,000
WADSWORTH av. ws. 60.2 n 185th, 50x
115; same loans same to erect a 5-sty apartment; 14 payments .....50,000

MAR. 5.

HOME st, ss, whole front bet Brvant av & West Farms rd, 120.6x40.3x91.11x51.10; Manhattan Mtg Co loans Absar Realty Co to erect a 5-sty apartment; 12 payments.

### SIMPSON st, ws. 328.7 s Westchester av, 41x105.11; Chas Riley loans Simpson Constn Co to erect a 5-sty apartment; 11 payments.

25,000

SIMPSON st, ws, 287.7 s Westchester av, 41x 105.6; same loans same to erect a 5-sty apartment; 11 payments. 25,000 557H st, ns, 300 w 9 av, 200x122xirreg; Union Mtg Co Ioans Isaac A Hopper, Inc, to erect a —sty bldg; — payments. 300,000

BRYANT av, nec West Farms rd. 117.5x150.1; Manhattan Mtg Co loans Absar Realty Co to erect a 5-sty apartment; 12 payments. 55,000

PINEHURST av, nec 180, 100x100.6; Germania Life Ins Co loans Emmay Realty Co to erect a — sty bldg; — payments. 150,000 WEST END av, nwc 85th, 102.2x150; Metropolitan Life Ins Co loans West End Eighty Fifth Co to erect a 12-sty apartment; 14 payments.

MAR. 6.

No Building Loan Contracts filed this day.

#### MAR. 7.

MAR. 7.

OAK DRIVE, ns, 125 e Cruger av, 50x95;
orth Side Mortgage Corp Joans Jos A Masa to erect a 3-sty dwelling; 4 payments.

5,500

#### ATTACHMENTS.

#### Manhattan and Bronx.

FEB. 27.

Muller, Jos H S; Chas D Barkley; \$1,250;

Brower, Barkley & Stout.

Mullen, Anna M; M. Tecla & Co; \$3,560; Jacoby, Scharps & Raffel.
Ridgway Silk Co; Jno Dunlop's Sons; \$877.85;
A Palmer. Ridgway Silk A Palmer.

#### MAR. 1, 3 & 4.

No Attachments filed these days.

#### MAR. 5.

Tri-State Ry & Electric Co; Turbo Blower Co; \$1,200; W D Sporborg.

#### CHATTEL MORTGAGES.

#### Manhattan and Bronx.

AFFECTING REAL ESTATE.

FEB. 28, MAR. 1, 3, 4, 5 & 6.

The Av & 14th St, Corpn. 7th av sec 14th,
—x—, .Wheeler McDowell Elevator Co. Elevator.

Hermax Realty Co. 160th st, ns, 125 w Elton av. Metropolitan Chandelier Co. Fixtures.

Lockwhit Co. Whitlock av, 832-4. Consolidated Chandelier Co. Fixtures.

Lockwhit Co. Whitlock av, 832-4. Consolidated Chandelier Co. Fixtures.

Spiselman, Louis. 440 6th av. Fairbanks
Co. Machinery.

## Borough of Brooklyn.

AFFECTING REAL ESTATE.

FEB. 27, 28, MAR. 1, 3, 4, & 5.

FEB. 27, 28, MAR. 1, 3, 4, & 5.

Diefenbach, Harry, 2788 Fulton st., Ferdinand Munch Bwy. Doors. \$35

Dreyer, L. 141 Kent av., same. Panels. 112

Rosenstein, I & J. Ft Hamilton av from 59th to 60th sts. Berman & Orlikoff. Mantels. 450

Vermont Bldg Co. Vermont st bet New Lots rd & Hegeman st., Colonial Mantel & Refrigerator Co. Mantels. 1,500

York Penn Co. 57th st nr 7th av., Curry & Co. Furnaces, &c. 602

#### MECHANICS' LIENS.

#### Manhattan and Bronx.

First name is that of the Lienor, the second that of the Owner or Lessee, and the third that of the Contractor or Sub

#### MAR. 1.

HORATIO st, 105-7; Edw M Gardner—Saml T Hoffman, Farmers Loan & Trust Co & Wm H Harris, trste & Hennebique Constn Co (16). 109.50

HOUSTON st, 64-72 E; Staudinger & Reisberg B S Weeks & Edw Schminke (7). 125.00 93D st, 66 W; Morris Miller—Anna Byrne (5).

127TH st, 421-7 W; Patent Scaffolding Co—Bernheimer Schwartz Pilsener Brewing Co & Chas H Peckworth (15). 135.00
BRYANT av, nec 173d, 24.9x100.9; Jos Shanske—Cieri Constn Co (9). 210.00

MADISON av, 1340; Philip Cohen—Henry B dein (4).

PARK av W, nwc 188th, 147.10x125.11; Ames
Transfer Co—N Y Edison Co, Bronx Artificial
Stone Works & Wm A Burr & Co (13). 87.88
WEBSTER av, es, 100 n 182d, 125x100; Sebastiano Di Palermo—Greystone Holding Co (12).

WESTCHESTER av, ss, 4.3 e 3 av, 70.11x irreg to Bergen av; Cross, Austin & Ireland Lumber Co—Richd Seigman & J Clarence Davies; renewal (6).

newal (6). WHITLÒCK av, 864-74; Martin Milarkey— ockwhit Co & Chas & Gertrude Graham (10). 3,329.52

WHITLOCK av, 832-44; same—same (11). 516.75

WHITLOCK av, es, 100 s Tiffany, 175x125; Thos C Edmonds & Co—Lockwhit Co (1). 1,095.00 WHITLOCK av, es, 431 s Tiffany, 106x100; me—same (2). 178.00

4TH av. nec 30th, 74x90; Penn Brass & Bronze Works—Fourth Av & Thirtieth St Co & Milli-ken Bros, Inc (8).

## MAR. 3.

ALLEN st, 27-9; Barnet Siegel—Abr Satz Saml Silverman (26). 280

LEROY st, 11; Edw M Gardner—Carolina Per-zzo & Louis Mazzo (32). 44.00

RENWICK st, 38-42; Adam Happel—A Luedemann& Grand Central Building & Constn Co; renewal (25). 286.63

286.63
THOMPSON st, 132-34½; Brandt Constn Cotitizens Investing Co (29). 2,700.00
22D st, 417 E; Fillmore Iron Works Co—Codaille Realty Co & Jos Tino & Co (23). 67.00

154TH st, 308-10 W; Roof Maintenance Co, Inc-Goe Pfaff & Barnet Brisk (35). 140.00 AQUEDUCT av, 1492-4; Finrock Iron Works— Towanda Constn Co; renewal (28). 1,541.80 AQUEDUCT av, 1492-4; H Raabe & Sons— Towanda Constn Co; renewal (22). 1,600.00

bwanda Constn Co; renewa; (27) EROADWAY, sec 106th, 27.4x79.8; Jump ouse Wrecking Co—Saml McMillan (31). 25.92

House Wrecking Co

CENTRAL PARK W, 65; Frank W Astante—
Geo B Leonard & Baron S Price (36). 174.91

CROTONA Parkway, es, 604 s 177th, 114x
130; Minnie E Roden—Kramer Contracting Co
& G Zibelli & Son (30).

HOE av, 1545-63; Jos Starobin—Solid Realty
& Constn Co & Kramer Contracting Co (33).

900.00

RIVERSIDE dr. 528; Josef Zicherman—Ormond Realty Co & Calder, Nassoit & Lanning 81.50

WHITLOCK av, es, 100 s Tiffany, 175x175; also WHITLOCK av, es, 431 s Tiffany, 156x90; Braunfels, Browning & Co—Lockwhit Co (34).

WHITLOCK av, es, 100 s Tiffany, 175x155; also WHITLOCK av, es, 431 s Tiffany, 156x90; La Spina Cut Stone Co—Lockwhit Co (24).

WHITLOCK av, es, 100 s Tiffany, 175x156; also WHITLOCK av, es, 431 s Tiffany, 156x90; Candee, Smith & Howland Co—Lockwhit Co & Jas Kelly (17).

SAME prop; same—Lockwhit Co & Star Mantel & Tile Co (18).

SAME prop; same—Lockwhit Co & Peter Aglion & Bro (19).

SAME prop; same—Lockwhit Co (20). 11.16

#### MAR. 4.

14TH st. 203 E; Louis Moeschen—Louis Buchler & Eugene J Flood (renewal) (44). 105.77

204TH st, ns, 400 w Cadiz pl, 50x100; Graff Furnace Co—Rachel F Defina & Louis Defina (40).

(40). 126.00
231ST st, ss, whole front bet Kingsbridge av and Van Corlear av, 300x225; A Angelora & Ero—Church of the Mediator, Yonkers & Chas H Peckworth (41). 2,600.00
AQUEDUCT av, 1492-4; Noonan & Price Co—Towanda Constn Co, Jos Callo & Jos Laguidara (renewal) (43). 1,580.00
BROADWAY, 2297; Water Supervision Co—Lansing Realty Holding Co & C F Cockoras (37). 9,00

BROADWAY, 1565; same—Jno Murphy & 9.00
BROADWAY, nwc 52d, 101x100.3; same—
Posada Realty Co & David B Goldschmidt (39).

JEROME av, es, 359 s Tremont av, 25x 101.6; J F Murphy Lumber Co—Jno Schreiber, Euell General Contracting Co & Chas Loesch (45).

Loesch (45).

TREMONT av, 459; Heights Plumbing Supply Co—H A Hayman, Chas H Smith & McDonnell & Taylor (46).

WHITLOCK av, es, 100 s Tiffany, 175x—; WHITLOCK av, es, 341 s Tiffany, 156x90; Star Marble & Tile Co—Lockwhit Co (42).

#### MAR. 5.

BECK st, ss, 100 w Av St John, 200x125; Manhattan Rolling Mill—Ostro Constn Co & Builders Iron Works (55). 2,200,00 FOX ST, ws, 29.6 s 169th, 50x131; Tre-mont Iron Works—W S P Shields & Carr Building Co. (57).

LORILLARD pl. ws, 47 s 188th, 25x100; Oriental Fireproof Sash & Door Co—Fravius Improvement Co (54). 120.00

RENWICK st, 38-42; M F Westergren, Inc—A Ludemann & Grand Central Building & Constn Co (51).

Constr Co (51), 594.00
4TH st, 281 W; Edmonds Giambastiani—
Francis A Norris & Michl Normoyle (47), 41.00
70TH st, 320-4 E; Perfect Contracting Co—David Reiser & Louis Schlechter (56), 101.25
777TH st, 318 W; Paul Euell General Contracting Co—Ophelia A Byrnes & Casmento
Roofing Co (60).

Roofing Co (69).

77TH st. 320 W; same—W H Baron & Casmento Roofing Co (61).

81ST st, 203-7 W; Rudolph Federman—S B Constn Co & De Luca & Co (53).

95.67
204TH st. 225-7 E; G B Raymond & Co—Rachel Defeno or Defina & Louis De Fina or Defeno (52).

BROOK av, es, 104.7 n 159th, 85x135; Candee, Smith & Howland Co—St Peters & St Pauls Roman Catholic Church & Thos J Reilly Co (renewal) (58).

JEROME av. 1934; Aug Kampfner—Jno breiber & Paul Euell General Contracting 52.50 SAME prop; Stanley Hoisting Co-same (49

JEROME av. 2643-5; Sigmund Adler— Magda Operating Co & Jno E Scharsmith (63). 348.00

JEROME av, 1934; Paul Euell General Contracting Co—Jno Schreiber & Chas Loesch (62).

JEROME av. 1934; Igoe Bros, Inc—Jno Schreiber & Paul Euell General Contracting Co (59).

Mechanics' Liens Manhattan and Bronx (Continued.)

WALES av, nec 142d, 137x47; Peerless Heater Co—Chas Pfriemer, Harry F Bowsky, Henry Hollerith & Building Contracting Co. (50).

4TH av, 440; Penn Brass & Bronze Work 440 Fourth Av Co & Milliken Bros Inc (6

#### MAR. 6.

FOX st, ws, 29.6 s 169th, 25x136; Fiske & Co Inc-W S P Shields & Carr Bldg Co (71).

FOX st, 1141-45; Abr Grushkin—Hoem Fox 337.00

Co (65). 337.00

50TH st, 339-51 W; Pelham Operating Co—
N Y Polyclinic Medical School & Hospital &
F R Rosoff; renewal (68). 164.00

12STH st, 28-30 W; Michele Brescla—Leonhard Realty Co, Samuel Currucci & Enerico Grimildi; renewal (69). 700.00

215TH st, ss, 225 w Paulding av, 50x100; Luciano Priano—Rosina & Rosario Lo Bue & Giovanni Ferrara (67).

BROADWAY, 2094; Salvatore Maiorino—Archibald D Russell, Percy R Pyne, Harsen Co & Malandre Bros & Blain Bros (70). 306.10

WHITLOCK av, es, 100 s Tiffany, 175x155;

CO & Malandre Bros & Blain Bros (70). 306.10
WHITLOCK av, es, 100 s Tiffany, 175x155;
90; Harry McGlaide—Lockwhit Co & Chas W
& Gertrude Graham (72). 675.00
STH av, 336—S & P Guaranty Roofing &
Skylight Co—Geo W Bloomsfield & Salvatore
Preziosi (66). 80.00

#### MAR. 7.

71ST st, ss, 200 w 3 av, 17x100; Geo H Storm & Co—Ralph W Lobenstein & W E Smith, Inc (50). 159.36 13STH st, 58-60 W; Solomon Mills—A M E Zion Church Congregation & Rev J H Mullen (78).

Mullen (78).

BROADWAY, sec 43d, 104x194; A Schwoerer & Sons Inc—Mary A Fitzgerald, Eroadeway & 43d Street Building Co (renewal) (74).

1,179.15

BROOK av, es, 104.7 n 159th, 86x—; Albt Blechner, Inc—St Peter & St Pauls Roman Catholic Church & Thos J Reilly Co (82). 3,886.33

DALY av. ws. 555.10 s 177th, 116.10x100; CROTONA PARKWAY, es, 603 s 177th, 113.8 x100; Brooklyn Fire Proof Sash & Door Co Inc—Defender Constn Co & Kramer Contracting Co (77).

GRAND BOULEVARD & CONCOURSE, see Fordham rd, 225x100; Brooklyn Fireproof Sash & Door Co—Defender Constn Co & Kramer Contracting Co (75).

SO BOULEVARD, nwc Elsmere pl, 82.4x 170.8; same—same (76).

SO BOULEVARD, ws, 815.8 s Westchester av, 145.4x139.4; Century Sand & Gravel Co, Inc—Kellwood Realty Co & T F Hahn Constn Co (81).

WESTCHESTER av, swc Bergen av, 70.11x

WESTCHESTER av, swc Bergen av, 70.11x 181.3; Jos Elias—Richd Seigman, J Clarence Davies & Reid-Palmer Constn Co (renewal) (79).

4TH av, 440; Concord Constn Co-Passavant & Co, P C Stuart Co & Milliken Bros, Inc (73).

## Borough of Brooklyn.

#### FEB. 27.

FRANKLIN st, 213; Jas W Bliss & Son—Alovia Meyer. 21.20
MALTA st, ws, 100 n Hegeman av, 40x100; Saml Footerman—Nathan Shapiro. 53.00
39TH st, 68; Fred C Farnsworth—American Infusion Steel Process Co. 25.18
65TH st, ss, 300 e 11 av, 20x100; Wm Ostergren—Jas & Phillip Russo & P Seccia. 107.00

MONTAUK av, 210; Oscar Fichtenbaum— Kath Pfeffer & M Hassen. 74.00 MYRTLE av, sec Gates av, —x—; Eugene G Victor—Frieda Hoepfner & Jno Gerath-wohl. 287.00

wohl. 287.00
SURF av, ns, 101.6 e W 32, 21x118; C I
Constn Supply Co—Theo Kutyn, Eliz Morey,
Brettschneider Realty Co & Ellen Nevins. 234.94
STONE av, 522-4; David Wolfman & ano—
Rosie Levy. 1,660.00

#### FEB. 28.

MAUJER st, 41; Elix Kravitz—Benj Don-

sky.

NASSAU st, sec Jay, 176.1xirreg; Peelle Co—Cary Míg Co & Hennebique Constn Co. 97.50

TROUTMAN st, 183-5; Conrad Valentine—Estate of Fredk Wolf & Chas J Sauer as 81.83

exr. Slas J Sauer as 81.83 N STH st, 205; Fred J Hertel—Assunta Caputo & Frank Franzeze Cement Wks Co. 200.00 40TH st, ss, 175 w 6 av, 25x100.2, Louis Solomon—Annie K Albert & Watson & Pittinger.

ger. E 42D st, 1153; Jacob Dames—Richd B Mal-4.75

57TH st, ns, 180 e 7 av, 60x100; Feodore Gorbachefsky—York Penn Co. 361.00 58TH st, ns, 540 w 13 av, 20x100; Harry Kavshancky & ano—Wm & Robt Smith, Smith Bros. 95.00

#### MAR. 1.

KINGSTON av, 510; Isaac Chaprack—Jac Zilber. 575.00

ST MARKS av. ns. 100 w Howard av. 37.10x 127.9; Harry Richmond & ano—Docket Impt Co & Herman Rosenthal.

#### MAR. 3,

HARRISON st, 121; A E Ambach Co-Michele uletta & Assunta Auletta. 234.50

HOOPER st, 85-91; A Perlman Iron Works-Eastern District Constn Co. 1,668. Lincoln pl, swe East N Y av, 102.3x68.8x 123.2; Abr Marshall & ano—The Constructors & Louis Abramon & Monte Moskowitz. 900.00

VERMONT st, ws, 100 s New Lots av, 635x 100; East N Y Mason Material Co-Vermont Bldg Co. 336.78

Bldg Co. 336.78

WEST st, es, 180 n Av C, 143.10x100; Giovanni Suno—Bristol Bldg Co. 75.00

E 5TH st, es, 390 s Cortelyou rd, 60x100; Jno Bossert & ano—Peter Fahy. 863.51

BLAKE av, ss, 100 e Snediker av, 50x100; Terminal Lumber & Trim Co—Snediker Constn Co (Inc) & Max Sohnen. 91.24

EASTERN Phway Extension, ses, 1.11 sw De-graw, 20x irreg; Abr Marshall & ano—The Con-structors & Louis Abramson & Monte Moskowitz.

LINCOLN av, we East N Y av, runs w123.2xs 68.8xne102.6 to beg; Harry Marcus Iron Works

—The Constructors & Louis Abramson & Monte Moskowitz. 1,500.00

oskowitz. NEW LOTS av, swc Williams av, -x-; ast N Y Mason Material Co-Vermont Bldg 121.34

Co. 121.34

MAR. 4.

SCHOLES st, 281; Rubin Goldfien & ano—
Saml Salaway, Nathan Satera & Frank Kiefetz. 250.00

E 18TH st, 1149-53; Claus A Osterholm— Jessie C Church & Chas H Denison. 500.00 53D st, ss, 460 e 17th, 106x107; Hillel Davorkin—Wm T Koenig & J Phillips. 200.00

CLINTON av, ws, 20.2 s DeKalb av, -x-; Julius Mock—Thos A McGoldrick & Pirre Duvinage & Rupp Bros.

Duviuage & Rupp Bros. 125.00

EASTERN PKWY ext, ses, 1.11 sw Lincoln pl, 119.6xirerg; Harry Marcus Iron Wks—450.00

SAME prop; Sam Walkoff & ano—same & Marshall Bros & Louis Abramson & Monke Moskowitz. 180.00

GREENE av, nec Grand av, 45x100; Schuch-an & Greenman—Gertrude S Stratton & 0 E 20.00

Anderson. 20.00

KNICKERBOCKER av, 354; Rubin Goldfein & ano—Knickerbocker Furniture Co & Nathan Satan & Frank Krefetz. 200.00

NEW UTRECHT av, sec 69th, 20xirreg; Peter J Van Note—Johanna Greenfield. 560.36

5TH av, swc 53d, 25x100; Marzio Pannone Glass & Liberman & L C Minden. 68.00

#### MAR. 5.

DECATUR st, 409; Abr Rappaport—Abr Rubin. 150.00

Rubin. 100.00
ST JOHNS pl, 440; East N Y Marble 150.00
— Gibfort Co. 150.00
E 8TH st, es, 380 s Av J, 40x100; Christy McCormack—Jos Naas.

45TH st, 1357; Morris Leckin—Frieda Aronson & Julius Goldberg. 132.00

PARK AV, ns, Waverly to Wash av, 123.6

x—; Sterling Ceiling & Lathing Co—Henry & John Glahn & Rockwood & Co & Gabler Constn Co.

19TH av, swc 50th, 20x100; Smith & Theis— Anthony J Singler.

## SATISFIED MECHANICS' LIENS.

#### Manhattan and Bronx.

First name is that of the Lienor, the second that of the Owner or Lessees, and the third that of Contractor or Sub Contractor.

MAR. 1.

HUGUENOT st, 140; Bernhard Davidson—
Herman N Isch et al; Jan17'13. 72.00

<sup>2</sup>AMSTERDAM av, nwc 99th; Niagara Wood
Working Co—St Michael's Protestant Episcopal
Church et al; Jan24'13. 1,100.00

Church et al; Jan24'13. 1,100.00

MAR. 3.

MONROE st, 171; Teddy Connolly, Inc—Milea
Roalty Co et al; Jan28'13. 900.00
96TH st, 334 E; Julius Mathews—Rose De
Canio et al; Feb13'13. 27.00
43D st, 118 W; A Pardi Tile Co—L Pane et
al; Mar7'12. 125.00
AMSTERDAM av, nwc 99th; Hudson Mantel
Mirror Co—St Michael's Protestant Episcopal
Church et al; Feb24'13. 207.00

LEXINGTON av, 1352; Saml Shein—Wm
Renn et al; Dec17'12.
ST NICHOLAS av, sec 172d; Cohen & Leder

enn et al; Dec17'12.

ST NICHOLAS av. sec 172d; Cohen & Lederan—Paterno & Son Contracting Co et al; Aug 2,700.00

st Nicholas av, see reacting to et al; Aug 272. 2,700.00 2,700.00 2720. VYSE av, nec 172d; Stuhmiller Mantle Works — Mondschein & Co; Jan2S'13. 1,125.00 MAR, 4. 148TH st, 16 E; Jac I Hass, Inc—Julia Ward et al; Feb20'13. 1,050.00 2Eastchester rd, es, 75 n Chester; Silvio Federici—Herman H Isch et al; Dec31'12. 325.00

HAVEN AV, nec 179th, Ames Transfer Degenhardt Constn Co et al; Marl'13.

220.57

HOE av. ws, 25 n 172d; Jamestown Mantel
Co-Ray Holding Co et al; Jan9'13. 2,150.00
SAME prop; Norfolk Lumber Co-same;
Jan13'13. 453.00 n13'13. SAME prop; Jackson Bros—same; Jan14 1,000.00

13.

2MAPES av, nec 178th; Arlando Marine—

S Diamond Constn Co et al—Nov25'12. 600.00

BROADWAY, 1465-7; Wells & Newton Co—

Estate of Chas A Coe et al; Febl1'13. 995.00

ST NICHOLAS av, sec 172d; Max Siegel

—Paterno & Son Contracting Co et al; Aug

212.

5TH or DYER av, es, 10.11 s Tracks of N Y, Westchester & Boston Ry Co; Hudson Wood Working Co—Fine & Falk, Inc et al; Apr12'12. 2,100.00

#### MAR. 5.

204TH st, ns. 400 w Cadiz pl; Standard Plumbing Supply Co—Rachel Defina et al; Mar3'13.

#### MAR. 6.

MAR. 6.

3D st, 240 E; Thos Galligan Inc—Josef Rubricius; Nov13'12.

23D st, 449 W; Jno Noble—Agnes D Cloud et al; Aug23'12.

4BROADWAY, nec 146th; Jno P Kane Co—Florence L Alker et al; Marchl'13.

SO BOULEVARD, es, foot E 149th; E E Dey & Sons Co—N Y, N H & H R R Co et al; Nov29'12.

MAR. 7.
No Satisfied Mechanics' Liens filed this day.

## Borough of Brooklyn.

#### FEB. 27.

BEAUMONT st, ws, 120 n Oriental blvd, 40x 100; Clarence E Imerson—Carrie J Lamont; Mar25'10.

E 7TH st, es, 120 s Av M, —x—; Jno Danlel-en—Jno F Mahoney & L A Brennen Co; Dec 112.00 2. AME prop; Bayside Sash & Door Co—same; 21'12.

Aug21'12. SAME prop; Fredk W Starr—same; Aug21'12. 355.00

SAME prop; Bklyn Builders' Supply Co-same; Oct10'12.

E 10TH st, ws, 540 n Av O, -x-; Nathan Shostack—Wm Jones & Jno Gallen & Son; Sept 17'12.

NEW LOTS rd, ns, bet Hinsdale & Williams ave, -x-; Standard Lime Co-Georgia Bldg Co & Gordon Bldg Co; Oct4'12.

#### FEB. 28.

ST PAUL'S pl, ws, 100 n Church av, 268.4x irreg; Morris G Williams & Co-Vera Constn Co; Dec23'12.

STH st, nec 8 av, 100x100; Morris G Williams & Co-Martella Realty Co; Dec23'12.

550.00

SE STH st, es, 380 s Av J, 40x100; Geo Lawrence—Nass Contracting Co & Theophile Souweine; Dec23'12.

3NORMAN av, swc Sutton, —x—; Adolph Weiss et al—Becky Prudovsky; June26'07.

912.00

7TH av, 294; Godol Kramer—Jno Otterstedt; Dec31'12. 80.00

#### MAR. 1.

HUMBOLDT st, nec Maujer, -x-; Tisdale umber Co-Jno Briggs & Zajic & Hrdlicka; an2'13. 1,000.00

## MAR. 3.

MILFORD st, ws. 90 s Belmont av. —x—; Jacob Shtilman—Mary Madansky & U S Title Co; Febl0'13. 171.50 SAME prop; Hyman Wolovitz—Mary Mad-ansky & U S Title Guar Co; Feb7'13. 175.00

#### MAR, 4.

MILFORD st, ws. 90 s Belmont av, 40x100; Treib & Brodsky, Inc-Mary Madansky; Feb 25'13.

25'13. 175.00

BE STH st, es, 380 s Av J, 40x100; Wm W
Young—Theophile Sonweine & Christy McCormick & Jos Nass; Dec23'12. 234.63

E 13TH st, ws, 95 n Av S, 40x160; U S
Radiator Corpn—Hab Bldg Co & Ruegamer
& Auer; Nov1'12. 130.71

& Auer; Novl'12.

E 14TH st, 1850; Frez & Zangle—Jno Murphy & Norton Contracting & Supply Co; Jan 37'13.

E 29TH st, ws, 640 n Av F, 80x100; U S Radiator Corpn—Hab Bldg Co & Ruegamer & Auer; Novl'12.

AV R, see E 12, 86.8x100x95.2x100.4; U S Radiator Corpn—Hab Bldg Co & Ruegamer & Auer; Novl'12.

359.58

#### MAR. 5.

CARROLL st. ss, 140 e Nostrand av, 60x100 Gowanus Wrecking Co-Montrose Bldg Co, Renton Bldg Co & Thos Brown; Feb2113.

ALABAMA av. es. — n Dumont av. 50x100; Pirozzi & Son (Inc)—Erector Realty & Con-struction Co & Dora Berman; Jan27'13. 200.00

struction Co & Dora Berman; Jan27'13. 200.00
ALBEMARLE rd, sec E 4th. -x-; Fred
Hofner-Mary F Weitekamp; Dec2'12. 75.00
NEW YORK AV, nec Bergen, 30x110;
Vincenzo Polito-New York Av M E Church
& Geo A Morrison; Mari'13. 190.00
VAN SICLEN av, es, 100 s Sutter av 25x
100; Square Sash & Door Co-Jos Nass; Feb
21'13. 315.00

<sup>1</sup>Discharged by deposit. <sup>2</sup>Discharged by bond. <sup>8</sup>Discharged by order of Court.

#### ORDERS.

## Borough of Brooklyn.

## FEB. 27.

W 17TH st, es, 180 n Mermaid av, 40x118; D Aspromonti on De Bietette & Ferante to pay C I Constn Supply Co. 625.00

## MAR. 1, 3 & 4.

No Orders filed these days.

## MAR. 5.

E 12TH st, es, 260 s Av P, 40x100; Hollow Wall Constn Co on Lawyers Title Ins Co to J P Duffy Co.

# RECORDS SECTION

of the

REAL ESTATE BUILDERS AND

This section includes all recorded Conveyances, Mortgages, Leases, in the Boroughs of Manhattan and Bronx and the recorded Wills in the Borough of Manhattan.

"Entered at the Post Office at New York, N. Y., as second class matter."

Vol. XCI

No. 2347

New York, March 8, 1913

(36)

PRICE 20 CENTS

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& 46.
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114th st, 241 E.
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E.
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131st st, 48-50 W.
131st st, 48-50 W.
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& pt lts 33-34.
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Bowery, 223½-225.
Bradhurst av (es), 204620.
Broadway, 2770-6, 3100, Bradhurst av (es), 2046-20.

Broadway, 2770-6, 3100, 3136-42.

Broadway (es), 1870-43.

Broadway (es), 1988-153

Broadway (es), 2170-66.

Claremont av, 182.

Columbus av, 615-7.

Edgecombe av, 58.

Haven av (es), 2139-140

Lexington av, 1738.

Madison av, 1020, 1642.

Madison av (ws), 1393-56.

Manhattan av, 403.

Northern av (ws), 2179-pt lot 80.

Old Bloomingdale rd (ws), 1990-pt lts 64 & 67.

Park av, 1080, 1261, 1691

& 1710.

Park av (es), 1408-3.

Pleasant av, 340.

Riverside dr, 202-8, 276, 740.

St Nicholas av (es), 1949-39, St Nicholas av (ws), 2122-88, Wadsworth av (e s), 2169-3. Wadsworth av (ws), 2167-32, 1st av, 1714, 2d av, 10-2, 122, 193-5, 3d av, 1326, 1763, 2231-7. 2d av, 10-2, 122, 193-5.
3d av, 1326, 1763, 22317.
5th av, 53-5, 557, 1130.
5th av (es), 1610-1-8 &
65-72.
7th av, 2195.
8th av, 610, 2287-9, 2731.
2741, 2911.
9th av (ws), 2212-21-24.
10th av, 263-5.
14th av (ws), 2256-455.
14th av (ws), 2256-455.
14th av (ws), 2257-95.
Plot (8:2259-80-90 & 431)
72d st, 212 W.
WILLS.
21st st, 225 E.
68th st, 41 E.
72d st, 212 W.
78th st, 416 E.
103d st, 161 W.
108th st, 232 E.
109th st, 209 E.
112th st, 323 W.
113th st, 267 W.
123d st, 424-6 E.
128th st, 59 E.
130th st, 117 W.
181st st W (ss), 2153-62.
Lexington av, 2141-3.
2d av, 1758.

EXPLANATION OF TERMS USED AND RULES FOLLOWED IN COMPILING RECORDS,

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 warrant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impenched, charged or encumbered. All Christian names, streets, avenues, all Christian names, streets, avenues, all Christian names, streets, all e-East.
exr—executor.
extrx—executrix.
et al—used instead of several names.
foreclos—foreclosure.
fr—frame.
ft—front.
individ—individual.
irreg—irregular.
impt—improvement.
installs—installments.
lt—lot.
mtg—mortgage.
mos—months.
mfg—manufacturing.
Nos—numbers.
n—north. Nos—numbers.
n—north.
nom—nominal.
(o)—office.
pr—prior.
pt—part.
pl—place.
PM—Purchase Money Mortgage.
QC—Quit Claim.
R T & I—Right, Title & Interest.
(R)—referee. (R)—referee.
r—room.
rd—road.
re mtg—release mtg.
ref—referee.
sobrn—subordination.
sl—slip.
sq—square.
s—south.
s—side.
sty—story.
sub—subject.
strs—stores.
stn—stone.
st—street.
TS—Torrens, System.
tnts—tenements.
w—west.
v—years. v-years. O C & 100-other consideration and \$100

#### CONVEYANCES.

We print the names and addresses of the owner exactly as recorded, both are, however, verified and where name or address is found to be incorrect or fictitious the correction is printed in brackets immediately following the part of name or address of which it is a correction.

Conveyances marked with an \* are being investigated and if found incorrect will be shown in a later issue.

#### Borough of Manhattan.

FEB. 28, MAR. 1, 3, 4, 5 & 6.

Alien st, 129 (2:415-31), ws, abt 200 n Delancey, 25x87.6, 5-sty bk tnt & strs; Harris Schwartz to Meyer Ellenbogen, 755 Driggs av, Bklyn; mtg \$27,000; Feb 25; Mar3'13; A\$19,000-27,000. O C & 100 Bleecker st, 118 (2:524-46), ss, abt 50 e Wooster, 25x75, 1-sty bk str & shed; Sarah Lanterstein to Bleecker Lumber Co, a corpn, 118 Bleecker; mtg \$12,000; Mar1; Mar3'13; A\$20,000-21,000 nom Bleecker st, 272-8 (2:587-26) nwc Mor-

Bleecker st, 272-8 (2:587-26), nwc Moron (Nos 1-3), \$1x50.3x86x50, 6-sty bk loft str bldg; Wm A Gillen Jr to Antonio ossano, 271 Bleecker; mtg \$85,500 & AL: ar4; Mar5'13; A\$45,000-100,000 ton (\*

Mar4; Mar5'13; A\$45,000-100,000 O C & 100 Bleecker st, 376 (2:621-20), ws, 85.1 n Charles, 21.3x70, 4-sty bk tnt & str; Mary E Schilling to Jno W Husemeyer, 376 Bleecker; <sup>14</sup> pt; AT; Mar4; Mar6'13; A \$10,000-14,500. O C & 500

0,000-14,500.

Burling sl, 1, see Pearl, 240.

Burling sl, 3, see Pearl, 240.

Canal st, 102, see Forsyth, 26.

Canal st, 538-42, see St Nich av, es, 59.8 123d.

Cherry st, 432-6, see Jackson, 41

"Cherry st, 432-6, see Jackson, 71.

Christopher st, 100-4 (2:588-54-56), ss, 123 w Bleecker, 69.6x82.4x69x69.3, 6-sty bk tnt & strs; Chas I Weinstein Realty Co to Jnó Dondero & Maria, his wife, 42 Baxter, NY, & Andrea Corsiglia & Amanuela, his wife, at Midvale, NJ, as tenants by entirety; mtg \$63,000; Feb28'13; A\$34,500-\$

O C & 100

Clinton st, 129 (2:347-27), ws, 100 Broome, 25x100, 5-sty bk tnt & strs; Re becca Halms to Leopold M Rothman, W 102 [2 W 120]; mtg \$33,000; Mar3; Ma 6'13; A\$26,500-40,000. O C & 10

6 13; A\$26,500-40,000. O C & 100 Coenties sl, 29, see Greenwich, 40. Commerce st, 9 (2:587-62), ns, 123 w Bleecker, 21x40, 3-sty & b fr bk ft dwg; Mary Horler to Jno J Bogert, 305 Hewes, Bklyn [0 153 6 av]; mtg \$6,000; Feb26; Feb 28 13; A\$4,000-5,000;

28°13; A\$4,000-5,000; nom

"Emerson pl, nec Scaman av, see Seaman
av, ns, 25 & Emerson pl.

Fletcher st, see Pearl, see Pearl, 208.

Forsyth st, 26 (1:292-11 & 13), es, 50 s
Canal, runs s25.1xe50xn75.1 to ss Canal
(No 102), xw24.11xs50xw25.1 to beg, 2 &
3-sty bk loft & str bldg; Geo T Raab to
Geo T Raab & Blancne N Raab, his wife,
3708 Chichester av, Morris Park, LI, as
TRSTES or joint tenants; B&S; Mar3; Mar
5'13; A\$30,500-38,000.

Franklin st 40, see Lafavette 70.4

Franklin st, 40, see Lafayette, 70-4.

Frankim st, 40, see Ladayette, v. Front st, 66 (1:32-23), ns, abt 95 w Old sl, 20.8x85x20.8x85.3, ss, 5-sty bk loft & str bldg; Lawyers Realty Co to Fred Ingraham, at Hempstead, LI; B&S; mtg \$20,000; Mar6'13; A\$13,000-21,000.

O. C. & 100

Grand st, 59 (1:228-25), ss, 64 e W
Bway, 22x67, 4-sty bk loft & str bldg;
Anna Zimmerman to Alice Fuchs, 553 W
159; mtg \$16,000; Feb20; Feb28'13; A\$16,000-19,000. OC & 100
Grand st, 363-5 (1:311-15). ss, 66:8 e
Essex, 32.6x100.4x33.4x100.8; 6-sty bk tnt
& strs; Julius Schattman to Abr Bricken,
330½ Grand; mtg \$68,750; Feb27; Marl'13;
A\$45,000-70,000. OC & 100

Greenwich st. 38 (1:14-27), ws. 23.4 s Morris, 24.10x77.6x24.10x—, 6-sty bk tnt & strs; Robt B Van Cortlandt to Augustus Van Cortlandt Jr at Garden City, Li; ½ pt; B&S; Feb28; Mar3'13; A\$23,000-35, 000.

Hamilton pl or Bway, es, 309.9 s 138, e 31st, 11 W.

Harrison st, 10 (1:181-2), ns, 122.6 v Hudson, 25.8x87.6, 6-sty bk loft & st bldg; Alfd C & Harry S Rowland to Dan W Whitmore, cor Claremont & Prospec avs, Mt Vernon, NY; Dec24'12; Mar3'13 A\$21,500-35,500.

Hoboken st, sec West, see St Nich av 59.8 s 123d.

Houston st, 46-8 E (2:521-23), ns, 44.2 e Mulberry, 42.4x68.5x41.4x64.3, 7-sty bk loft & str bldg; Clara Voelcker et al EXRS Anna Unger to Stevens & Co, a corpn, 46 E Houston; mtg \$30,000; Mar1; Mar3'13; A\$20,000-70,000.

Mars'13; A\$20,000-70,000. 85,000

Houston st. 190 E (2:428-40), ns. 167 e
1 av, 18x43.10x19x50; 4-sty bk tnt & str;
Louis Milgrim et al to H Milgrim & Bros,
Inc, a corpn, 122 2d av; AL; Feb25; Mar1
'13; A\$9,000-13,000. O & 100

Houston st 503 E (2:525-17), ss, 60 W Mangin, 20x75, 3-sty bk tnt & str; Lena Gottehrer to Sadie Frankel, 850 E 161; mtg \$9,500 & AL; Feb28; Mar4'13; A\$9,000-10,500.

RECORD AND GUIDE

10,500.

Jumel ter, 18 (8:2109-99), ws, 98 s 162d, 17.6x100, 3-sty & b stn dwg; Saml Markewich, ref, to Jas C Thomson, 218 W 129; FORECLOS Feb28; Mar4; Mar5'13; A\$6,-200-12.000.

Lafayette st. 70-4 (1:172-23), nwo Franklin (No 40), 80x28x80x25; 7-sty bk office & str bldg; Jno P Ahrens et al to Josephine Ahrens, 104 79th, Bklyn [care Fred Ahrens], 74 Lafayette; B&S & CaG Feb4; Marl'13; A\$60,000-100,000.

Lafayette st, 184 (2:473-41), ws, abt 120 s Broome, 25x100, 5-sty bk tnt & strs; Manton M Wyvell, ref, to Jas E March, 235 Lafayette; FORECLOS Sept11 '12 & Nov23'12; Mar1; Mar3'13; A\$25,000-32,000, 5,500 ever & above encumbrances

Lewis st, 12 (2:326-36), es, 150 n Grand, 25x100, 5-sty bk tnt & strs; Max Hoffman to Saml Levine, 550 Grand, & Hyman Gruber & Saml Rothman, both at 56 Willett; mtg \$13,275; Feb27; Mar5'13; A\$13,-000-22,000.

Lewis st, 102 (2:330-40), es, 75 n Stanton, 21x100, 6-sty bk loft & str bldg & 6-sty bk rear shop; Abr Rosenblum to Anna Rosenblum, 442 E 58; AT; B&S; Feb1; Mar 5'13; \$13,000-24,000.

Sty bk rear shop; Abr Rosenblum to Anna Rosenblum, 442 E 58; AT; B&S; Feb1; Mar 7:13; \$13,000-24,000.

Macdougal st, 126 (2:540-12), ses, 116 sw 3d, 25x100; 5-sty bk tnt & strs; Vincent C Pepe to Giuseppe Pepe, 243 E 5 av, Columbus, 0 [40 So Washington sql; ½5 pt; B&S; mts \$26,500 & AL; Janl; Marl'13; A\$15,000-33,000.

Macdougal st, 139 (2:543-53), ws, 34 s sth, 24x86, 4-sty bk tnt & 2-sty ext; Angelo Alpi to Jennie F Belardi & Mary F Conti, both at 137 Macdougal; Mar3'13; A\$12,500-16,500.

Madison st, 207 (1:271-37), ns, abt 105 e Rutgers, 26,1x100; also lot adj on ws & bounded s by rear of a 10 ft alley 26.6 on e & w sides & 24.11 on n & s sides, with rights to alley leading to Madison, 6-sty bk tnt & strs; Meyer H Friedman to Max Dunn, 5-7 Attorney; ½ pt; mtg \$54,500; Feb27; Mar4'13; A\$24,000-42,000.

Madison st, 311 (1:268-42), ns, 154.6 e Montgomery, 26.6x87,4x26.6x88.9, 5-sty bk tnt & strs; David Keane et al to Jno Meyer, 318 Hudson [Hoboken, NJ]; mtg \$20,000; Feb26; Mar3'13; A\$17,000-28,000.

Market st, 52 (1:274-43), es, abt 50 n Monroe, 25x87.4, 3-sty bk synagogue; Chebrah Orach Chaim, Anschei Radeskowitz, a corpn, to Seamen's Church Institute of NY, a corpn, 1 State; mtg \$20,000 & AL; Mar3; Mar5'13; A\$17,000-20,000. O C & 200 Minetta st, 4 (2:542-23), ns, 153.1 e Bleecker, runs n'75xw21.11xs75.11 to st xe 22.1, 2-sty & b fr bk ft tnt; Mary E Bailey & ano, heirs Jno Barr, to Melvin G Paliser, 472 West End av; B&S & C a G; Oct—03; Feb28'13; A\$6,500-7,000. nom Monroe st, 195 (1:268-6), ns, 102.6 e Montgomery, 20.5x90.10x20.5x92.4, 3-sty & b kdwg; Pincus Lowenfeld et al to Jno H Bodine, 1427 Mad av; mtg \$5,300; Feb 28; Mar5'13; A\$6,500-7,000. nom Morris st, 11½-13 on map 11-15, see Greenwich, 40.

Morris st, 11½-13 on map 11-15, see eenwich, 40.

Morton st, 1-3, see Bleecker, 272-8

Mulberry st, 234-6 (2:494-6-7), es, 208.10 s Prince, 50x100, 2 5-sty bk thts & strs; Andw Ferretti to Augustus Ferretti, 46 l pl, Bklyn; ¼ pt; AL; Mar3; Mar4'13; A s38,500-63,500.

Murray st, 75, see St Nich av, es, 59.8

Nassau st, 115-7 (1:90-16), ws, abt 110 n Ann, 50x101.6 to es Theatre alley x50x 102.4, ss, 6-sty stn loft & str bldg; Geo J Gillespie to Valcour Realty Co, a corpn, 20 Vesey: AT; QC; Feb28; Mar5'13; A \$260,000-280,000.

Pearl st, 206, see Pearl, 208.

Pearl st, 206, see Pearl, 208.

Pearl st, 208 (1:70-15), sec Fletcher, 15.1
x35.9x13.9x36.9, 4-sty bk loft & str bldg;
A\$15.000-17,000; also PEARL ST, 206 (1:70-14), es, abt 15 s Fletcher, 20.3x28.8x21.5
x28, ss, 4-sty bk loft & str bldg; A\$11,00013.000; Jacob Frank, ref to Albt H Frankel at Lawrence, LI, & Valerie F Cooper,
987 Mad av, NY; AL; PARTITION Jan14;
Feb14; Mar5'13.

20,750

Feb14; Mar5'13.

Pearl st, 240 (1:75-12), sec Burling sl (No 1), 22.6x54.4x20.6x57.5; 4-sty bk loft & str bldg; A\$25,000-30,000; also PEARL ST. 242 (1:75-13), ss, 22.6 e Burling sl, 22.8 x51.2x20.11x54.4, 4-sty bk loft & str bldg; A\$15.000-19,000; also BURLING SL, 3 (1:75-11), es, 57.5 s Pearl, 21.2x40.4x21x41.5-5-sty bk loft & str bldg; A\$11,500-17.500; Jacob Frank, ref, to Albt H Frankel at Lawrence, LI, & Valerie F Cooper, 987 Mad av, NY; AL; PARTITION Jan14; Feb 14; Mar5'13.

Pearl st, 242 see Partl 248

Pearl st, 242, see Pearl, 240.

Pearl st, 242, see Pearl, 240.

Pearl st, 290 (1:98-21), ss, abt 25 e Beekman, 25x83,9x21.6x83.9, 5-sty bk loft & str bldg; Jacob Frank, ref, to Albt H Frankel at Lawrence, LI; mtg \$23,000; PARTITION Jan14; Mar5'13; A\$16,000-28,000. 31,350

Perry st, 97 (2:622-26), ns, 99.10 w Bleecker, 25.2x95, 5-sty bk tnt; Henry I McMahon to Lee Dressner, 64 W 107; mtg \$26,000; Mar1'10; Mar5'13; A\$11,000-27,000, O C & 100

Perry st, 132 (2:632), ss 122.3 w Green-

Perry st, 132 (2:632), ss, 122.3 w Greenwich, 21x93x22.4x100.5; also PERRY ST, 134 (2:632, this & above lot 15) ss, 143.3 w Greenwich, 21x97.2, together; bk church; St Johns Park Realty Co to Seeman Bros, a co-partnership, composed of Jos Seeman, 160 W 76, Sigel W Seeman, 264 Riv dr, Sylvan L Stix, 475 W 152 & Carl Seeman, 308 W 94; mtg \$16,000; Feb27; Marl'13; Aexempt-exempt.

Perry st, 134, see Perry, 132.

Prince st, 24 (2:493-16), ss, 71.6 e Mott, 23.6x104x22.9x109.9, 5-stv bk tnt & strs; A\$18,000-25,000; a1so PRINCE ST, 26 (2:493-15), ss, 47.6 e Mott, 24x109x23.1x114.7, 5-sty bk tnt & strs; A\$18,500-25,000; Vincenza Cicio & ano to Carlo Taibbi, 25 Monroe; correction deed; mtg \$44,900 & AL; Feb24; Mar3'13.

March 8, 1913

Prince st, 26, see Prince, 24.

St Marks pl. 43 (2:450-53), ns. 125 e 2 av. 25x107.4; 4-sty stn tnt; Robt Abrahams to Antonio Veniero, 165 1 av; mtg \$22500; Feb28; Marl'13; A\$21,500-25,500, O C & 100

O C & 100

Stanton st, 253 (2:339-58), ss, 50 w
Sheriff, runs e25xs60xw22xs15xw3xn75 to
beg; 5-sty bk tnt & strs; Fannie Gorodsky
to Davis Kowal, 534 Metropolitan av,
Bklyn; ½pt; mtg \$19,000; Feb27; Feb28
'13; A\$17,000-25,000.

13; A\$17,000-25,000.

Suffolk st, 169 (2:355-61), nws, 126 sw
Houston, 24x100, 3-sty bk tnt & str & 5-sty
bk rear tnt; Edwards H Childs, ref, to
Pauline K Taylor, 226 W 70; FORECLOS
Jan31; Feb28'13; A\$22,000-25,000.

Thentre al, es, abt 123 n Ann, see Nassau, 115-7.

Thompson st, 218-20 (2:537-6), es, 225 n Bleecker, 50x85, 6-sty bk tnt & strs; Amedeo Pradella to Antonio Veniero, 165 1 av; AL; Mar1; Mar4'13; A\$30,000-62,000. O C & 100

Thompson st 240 (2:538-30), es, 100.2 s Washington sq S, 19x47.10, 3-sty bk tnt; Italian Benevolent Institute to Elena Realty Corpn, 60 Washington sq S; B&S & all title to 999 year lease, &c; AL; Feb21; Mar4'13; A\$6,500-8,500.

Washington st, 39, see Greenwich, 40.

Washington st, 39, see Greenwich, 40.

Water st, 3 (1:8-6), ss, 24.9 w Moore, 24.8x67.4x27.5x66.7 ws, bounded in rear by line through middle of yard in rear of bldg on premises hereby conveyed & from equal distance from said bldg & bldg on No 4 Front, e on one side by rear of lots fronting on Moore, 5-sty bk loft & str bldg; Richd M Henry to Henry K White, 29 W 95; mtg \$13,000; PARTITION, Feb19; Mar6'13; A\$25,000-29,500.

Water st, 36, see Greenwich, 40.

West st, 290-1, see St Nich av, es, 59.8 s

West st, 290-1, see St Nich av, es, 59.8 s 123d.

West st, 292-3, see St Nich av, es, 59.8 s

2D st, 142-6, see Av A, 27.

3D st, 354-6 E (2:357), swc Manhattan, runs s69xw31xn10xe12.8xw0.2xn46.4 to 3d xe31 to beg; sobrn agmt; Feb28; Mar3'13: David Michelson with Wolf Brand, 56 W 112.

3D st, 387-9 on map 389-91 E (2:358-62), ns, 150.10 e Lewis, 50x97, 6-sty bk tnt; Jno F Farrell, ref, to Jonas Weil, 2 E 82, [21 E 82] & Bernhard Mayer, 41 E 72; FORECLOSED & drawn Feb18; Mar5'13; A\$20,000-58,000.

4TH st, 74 E (2:459-23), ss. 150 w 2 av, 25x93.1, 4-sty bk hall & str; Malka Marder to Rack Realty Co, a corpn, 74 Bway [r 1707]; mtg \$24,000; Feb27; Feb28'13; A\$19,-000-28,000.

12TH st, 1 E, see 5 av, 53-5. 12TH st, 239-41 E, see 2 av, 193-5. 13TH st, 329 W (2:629-56) ns, 375 w 8 av, 25x80; 2-sty bk stable; Sara D M Fogg to Chas W Smith, 110 E 56; AL; Feb14; Mar1 13; A\$9,500-11,000.

13TH st, 329 W; Chas W Smith to Church of St Bernard, a corpn, 328 W 14; B&S; Feb28; Marl'13.

15TH st, 220 W (3:764-50), ss, 273.4 w 7 av, 24.9x86.6, 3-sty & b bk dwg; Ethel N Waterbury & ano heirs Jno A Whiteman to Cath L de St Just & Albertine Michaud, 25 W 14: mtg \$8,000; Feb7; Mar 3'13; A\$11,006-14,000.

15TH st, 244-52 W (3:764-62-66), ss 168.6 e 8 av, 97.2x103.3, 5 4-sty & b bk dwgs; Wm W Astor to Julius B Fox, 520 Ocean av, Jersey City, NJ; QC & correction deed; June27'11; Feb28'13; A\$48,000-60,500. nom 45,000

15TH st, 244-52 W; Wm V Astor to same; QC, correction & confirmation deed; Feb25; Feb28'13.

Henza 13.

16TH st, 31 W (3:818-18), ns, 575 w 5
av, 25x92; 4-sty & b bk dwg; Geo T Adee,
2d. to Adelaide D Myers at Central Valley, NY; AL; June1'12; Mar1'13; A\$40,00044,000.

O C & 100

16TH st, 309-11 W (3:740-27-28), ns, 115.4 w 8 av, 34.8x72.11x34.10x76.2, 2 3-sty & b bk dwgs; New Jersey Soc for the Prevention of Cruelty to Animals to Wm T Hunt, of Newark, NJ; Mar5; Mar6'13; A\$12,000-15,000.

A\$12,000-15,000.

21ST st, 47 E (3:850-32), ns, 149 w 4 av, 26x98.9, 4-sty & b stn dwg; Richd M Henry, ref. to Jno T Nagle., 163 W 126; PARTITION; Feb19; Mar4'13; A\$54,600-61.000.

23D st, 331-5 W (3:747-22-24 & 60), ns, 325 w 8 av, runs w58.6xn142.4xe24.6xn55 to ss 24th (No 324), xe32.11xs55xe0.6xs 142.4 to beg, 3-4-sty stn tnts & 2-sty bk tnt & 1 & 2-sty bk & fr rear bldg; Peter P Cappel to Isabella Cappel, his wife, 335 W 23; AL; Feb19; Mar3'13; A\$56,000-69, 00 C & 100

24TH st, 324 W, see 23d, 331-5 W.

26TH st, 502 W (3:697-39), ss, 72 w 10 av, 28x148.1, 4-sty bk tnt & strs & 2-4-sty bk rear tnts; A\$11,000-18,000; also 10TH AV. 263-5 (3:697-33-34), ws, 98,9 s 26th .49.4x72, 2-4-sty bk tnts & strs; A\$20,000-24.000; Edmonds Putney to Mc-cabe Hanger Mfg Co, a corpn, 425 W 25; mtg \$30,000; Mar1; Mar3'13.

27TH st, 128 E (3:882-72), ss, 78 w Lex av, runs w22.3xs98.9xe0.3xn0½xe22xn98.9 to beg, 3-sty & b bk dwg; Isabel A Lee, widow of Wm T Lee, & devisee Ellen E Ahearn, to Lexington Realty Co, a corpn, 47 Cedar; Feb27; Feb28'13; A\$26,400-29,500.

O C & 100

Conveyances

27TH st. 519 W (3:699-22), ns, 250 w 10 av, 25x98.9, -sty bk tnt; Emma Smith to Bertha M Ryan, 507 W 186; mtg \$21,000; Feb28; Mar5'13; A\$8,000-22,000. O C & 100

29TH st, 513-5 on map 513½-15 W (3 701-28), ns, 200 w 10 av, 50x98.9, 6-sty b loft bldg; Nathan Coleman et al to 515 29th St Co (Inc), a corpn, 515 W 29; mt 347,000; Feb28; Mar4'13; A\$17,500-50,00

318T st, 212 E (3911-57), ss, 430 w av, 20x98.9, 3-sty & b bk dwg; Martin Campbell to Anna Eisemann, 244 E 2 mtg \$12,000; Marl; Mar5'13; A\$9,600-11500.

mtg \$12,000; Mar1; Mar5'13; A\$9,600-11,500.

31ST st, 11 W (3:833-33), ns, 200 w 5 av, 25x98.9, 4-sty & b stn dwg; A\$95,000-101,-000; BROADWAY or HAMILTON PL (7:1988-153), es, 309.9 s 138th, 25x94 to ws Old Bloomingdale rd, x25.4x96.9, with all title to ½ of old rd, except part for Hamilton pl, vacant; A\$8.500-8,500; Adeline H wife Philip Cook & ano heirs, &c, of Jno S Bassett decd to Hannah V C Bassett wid of Jno S Bassett, 11 W 31 [137 W 74]; AT; QC; Aug10'12; Mar4'13.

32D st, 15 W (3:834-32), ns, 250 w 5 av, 25x98.9, 5-sty stn office & str bldg; Francis L Wandell & ano, EXRS Townsend Wandell, to Wm. Vincent Astor, 1025 5 av; AL; Feb24; Mar4'13; A\$106,000-119,000.

3STH st, 7 W (3:840-37), ns, 185 w 5 av, 25x98.9, 10-sty bk loft & str bldg; 38th & 39th Street Co to Frank V Burton, Newburgh, NY, & Jno H Burton, Woodmere, LI; Feb28; Mar3'13; A\$100,000-180, nom.

3STH st, 9 W (3:840-36), ns, 210 w 5

000.

3STH st, 9 W (3:840-36), ns, 210 w 5 av, 25x98.9, 4-sty & b stn dwg; A\$100.000-108,000; also 38TH ST, 11 W (3:840-35), n s, 235 w 5 av, 25x98.9, 4-sty & b stn dwg; A\$100,000-108,000; Eugene Lucas to 38th & 39 Street Co, 54 Wm [care Burton Bros, 384 Bway]; C a G; Febl'12; Mar3'13.

O C & 100

38TH st, 9 W; 38th & 39th Street Co t Frank V Burton, Newburgh, NY, & Jn H Burton, Woodmere, LI; Feb28; Mar '13.

38TH st, 11 W, see 38th st, 9 W.

38TH st, 57 W (3:840-11), ns, 183.8 e
6 av, 18.4x98.9, 4-sty & b stn dwg; Geo L
Peabody to Harry P Baugeard, 2120
Hughes av; C a G; AL; Jan2; Mar4'13; A
863,000-67,000.

\$63,000-67,000.

38TH st. 62 W (3:839-80), ss, 162.6 e 6
av, 20 10x98.9, 4-sty stn tnt & strs; Lawyers Realty Co to Frank Hedley [230 Valentine la]. Yonkers, NY; B&S; Mar3'13;
A\$68,500-72,500.

38TH st. 64 W (3:839-81, ss, 141.8 e 6
av, 20.10x98.9, 4-sty stn tnt & strs, 1-sty
ext; Mary A Quinlin to Frank Hedley [230
Valentine la], Yonkers, NY; AL; Feb26;
M\_r3'13; A\$68,500-74,000.

39TH st. 226 E (3:919-46), ss. 268.9 c

I r3'13; A\$68,500-74,000.

39TH st. 226 E (3:919-46), ss, 268.9 e av, 31.3x98.6; 5-sty bk tnt; Myron Real-y Co to Michl J Walsh, 415 E 63; mtg 23,500; Marl'13; A\$14,000-30,000.

O C & 100

39TH st, 2-14 W, see 5 ay, 424-34.

39TH st, 2-14 W, see 5 ay, 424-34.
39TH st. 8 W (3:840-54), ss, 171 w 5 av,
22x98.9, 5-sty bk loft & str bldg; 38th &
39th Street Co to Frank V Burton, Newburgh, NY, & Jno H Burton, Woodmere,
LI; Feb28; Mar3'13; A\$88,000-106,000. nom
39TH st, 10 W (3:840-55), ss, 193 w 5 av,
22x98.9, 4-sty stn loft & str bldg; Eugene
Lucas to 38th & 39th Street Co, 54 Wm;
[care Burton Bros, 384 Bway]; C a G;
Mar2'12; Mar3'13; A\$88,000-95,000.

O C & 100

39TH st, 10 W; 38th & 39th Street Co to Frank V Burton, Newburgh, NY, & Jno H Burton, Woodmere, LI; Feb28; Mar3'13.

Jno n Mar3'13. 39TH st, 12 W (3:840-56), ss, 215 w 5 av, 22x98.9, 4-sty stn loft & str bldg; Eugene Lucas to 38th & 39th Street Co, 54 Wm [care Burton Bros, 384 Bway]; B &S; Jan27'13; Mar3'13; A\$88,000-95,500. O C & 100

39TH st, 12 W; 38th and 39th Street Co Frank V Burton, Newburgh, NY, & no H Burton, Woodmere, LI; Feb28; Mar 13

3'13.

39TH st, 14 W (3:840-57), ss, 237 w 5 av, 22x98.9, 4-sty stn loft & str bldg; Eugene Lucas to 38th & 39th Street Co, 54 Wm [care Burton Bros, 384 Bway1]; B&S; Apr14'12; Mar3'13; A\$88,000-95,500

39TH st, 14 W; 38th & 39th Street Co to Frank V Burton at Newburgh, NY, & Jno H Burton, Woodmere, LI; Feb28; Mar3'13.

40TH st. 422 W (3:737-50), ss. 275 w 9 av, 25x98.9, 5-sty stn tnt & 3-sty fr rear tnt; Saml J Cohencious to Alfred Van Praag, 49 W 46; 1-9 nt; mtg \$12,500; Mar 4'13; A\$11,000-16,000.

4114 st, 307 E (5:1337-6), ns, 117 e 2 av 26.4x100.5, 4-sty bk tnt & strs; Teobaldo Teutonico & ano to Ferdinando & Mary G Criscuoli, 376 Court, Bklyn; ½ pt; B&S mtg \$10,000; May1'09; Feb28'13; A\$9,500-17,000.

44TH st. 559 W (4:1073-1½), ns. 74 e 11 av. 26x75.3, 5-sty bk tnt; Richd M Henry, ref. to Rosanna M Nagle, 167 E 64; mtg \$7,000; PARTITION Feb19; Feb27; Feb28 13; A\$7,500-16,000.

45TH st, 116-8 W (4:997-41), ss, 210 w 6 av, 40x100.4, 9-sty bk hotel; Thos E Greacen to 116 West 45th St, Inc, a corpn, 116 W 45; mtg \$135,000 & AL; Mar5; Mar6 '13; A\$100,000-200,000. O C & 100

47FH st, 421 E (5:1359-11), ns, 250 e 1 av, 25x½ blk, 3-sty bk stable; Lizzie Goer-litz to Theo Sauer cor Hossun [Husson] & Park av, Hollis, LI; mtg \$10,000; Feb21; Mar6'13; A\$7,500-13,500. O C & 100

48TH st, 438 W (4:1057-53), ss, 275 10 av, 25x100.8, 4-sty bk tnt & strs; G Schuchman to Howard Inc, a corpn, 4 W 48; mtg \$25,000 & AL; Mar3'13; A\$11 000-20,000.

49TH st, 135 E (5:1304-22), ns, 51.3 Lex av, 18.9x100.5; 3-sty & b stn dw Ernst F Bliss, Jr, to Bible Teachers' Trai ing School 541 Lex av; mtg \$8,000; Feb2 Mar1'13; A\$14,000-18,000. O C & 1

Mar1'13; A\$14,000-18,000. O C & 100

50TH st, 323 W (4:1041-21), ns, 271.8 W
8 av, 19.2x100.5; 3-sty & b stn dwg; A\$12,000-13,500; also 50TH ST, 325 W (4:104120½), ns, 290.10 w 8 av, 19.2x100.5; 3-sty & b stn dwg; A\$12,000-13,500; Wm Lustgarten et al to Jno H & Anton T Kliegl, both at 240 W 50; Feb8; Mar1'13.

O C & 100

50TH st. 325 W (4:1041-20½), ns. 290.10 w 8 av, 19.2x100.5; 3-sty & b stn dwg; Rudolph Wallach Co to Wm Lustgarten, 113 Forsyth; mtg \$12,000; May3'12; Mar1 '13; A\$12.000-13.500. O C & 1,000

50TH st, 325 W, see 50th, 323 W.

50TH st, 557-9 W (4:1079-2-2<sup>1</sup>/<sub>4</sub>), n
48.8 e 11 av, 51.4x48.11, 2-5-sty bk tnts
strs; Hebrew Orphan Asylum, a corpn, 1
Albt Rosenbaum, 2434 8 av; AT; QC; Fe
28; Mar3'-; A\$12,000-25,000. O C & 1,00

28; Mar3'-.; A\$12,000-25,000. O C & 1,000

518T st, 128-30 E (5:1305-60\frac{1}{2}-60\frac{1}{2}), ss,
64.10 w Lex av, runs s71,10xw15.2xs21.6xw
20xn42.11xw5xn50.5 to st xe40.2 to beg, 2
4-sty bk dwgs; Mary B Hughes to Isse
Koch, 552 Riverside dr; mtg \$16,000 & AL;
Mar3'13; A\$24,500-32,300. O C & 100

53D st, 40 E (5:1288-47), ss, 130 e Mad
av, 18x100.5, 5-sty & b stn dwg; Winston
H Hagen, ref, to County Holding Co, a
corpn, 100 Bway; FORECLOS Jan15'12;
Feb28'13; A\$36,000-55,000.

60,000

57TH st, 105-7 W (4:1010-27-28) ns 100

Feb28'13; A\$36,000-55,000.

60,000

57TH st. 105-7 W (4:1010-27-28), ns. 100 w 6 av. 43x100.5, 4-sty & b bk dwg & vacant; Max E Bernheimer et al EXRS, &c, Flora Bernheimer to Freundschaft Soc of City NY, a corpn. 100 E 72; Dec31'12; Mar 3'13; A\$85,000-95,000.

133,000

57TH st. 363 W (4:1048-1), nec 9 av (Nos 878-86), 20x100; 5-sty bk tnt & strs; Farmers Loan & Trust Co & Jos Berger EXRS Jno J Clancy to Henry C Copeland, 242 W 101; ½ pt; mtg \$55,000; Feb26; Mar 1'13; A\$47,000-66,000.

58TH st. 333 W, see 58th 225 W

1'13; A\$47,000-66,000.

58TH st, 333 W, see 58th, 335 W.

58TH st, 335 W (4:1049-14), ns, 439.3 w
8 av, 21.5x100.5, 4-sty & b stn dwg: A\$19,
500-25,500: also 58TH ST, 333 W (4:104915), ns, 417.10 w 8 av, 21.5x100.5, 4-sty &
b stn dwg: A\$19,500-25,500; Farmers Loan
& Trust Co & Jos Berger, EXRS Jno .
Clancy, to Thos W Henry, 375 E 8, Bklyn
[o 51 Chambers]; Feb26: Feb28'13. 61,000

**61ST st. 413** E (5:1456-9), ns. 200 e 1 av, x92x20.2x96.7; 5-sty bk tnt; Frank Sow-sto Wm H Reilly, 623 Barnes av; B&S; tg \$13,000; Feb26; Marl'13; A\$5,500-15,-

64TH st, 40 E (5:15/8-45), ss, 192 v Park av, 20x100.5, 4-sty & b stn dwg Mary L wife & Clemuel R Woodin t Hannah W wife Wm T Blodgett at Fish kill, NY; mtg \$40,000; Jan29; Mar3'13; \$45,000-60,000;

\$45,000-60,000:

65TH st, 318 E (5:1439), ss, 200 e 20 t 18.9x95.2x18.9x94.3; also 65TH ST, 220 t (5:1439), ss, 218.9 e 2 av, 18.9x100x18.9x97 also 65TH ST, 322 E (5:1439), this & abov. lot 43), ss, 237.6 e 2 av, 18.9x100, together 6-sty bk shop; Wm J Sloane et al t. Sloane & Moller, a corpn, 316 E 65; Fel 28; Marl'13; A\$22,000-50,000. O C & 10

28; Marl'13; A\$22,000-50,000. O C & 100 65TH st, 320 E, see 65th, 318 E. 65TH st, 322 E, see 65th, 318 E. 65TH st. 433 E (5:1460-17), ns, 175 w Av A, 37.7x100.5, 6-sty bk tnt; Franconia Realty Co to Robt J Stillwell at Irving-ton, NJ; mtg \$46,000; Mar3; Mar5'13; A \$12,000-42,500. O C & 100

68TH st, 37 E (5:1383-26), ns, 125 e Mad av, 25x100.5, 4-sty & b stn dwg; Gertrude R Hoyt to Marshall J Dodge at Law-rence, LI; mtg \$30,000 & AL; Feb26; Mar 3'13; A\$70,000-81,000.

71ST st, 443 E. see Av A, 1333.

73D st, 207 E (5:1428-5), ns, 107.6 e 3 av, 27.6x102.2, 4-sty stn tnt; Richd M Henry, ref, to Jno T Nagle, 163 W 126; mtg \$8,500; PARTITION Feb 19; Maryl13; A\$12,500-19,000.

78TH st, 256 W (4:1169-59), ss, 104.3 e West End av, 17x102.2, 5-sty & b bk dwg; Kate L Gilbert to Kathelene G Hayward, both at Patchogue, LI; B&S; AL; Nov25'08; Feb28'13; A\$16,000-26,000.

79TH st, 22 E, see Mad av, swc 79.

79TH st, 22 E, see Mad av, swe 13.

80TH st, 230 E (5:1525-34), ss, 213.5 w
2 av, 26.2x102.2, 6-sty bk tnt & strs; Ignatz Schwarz to Wm Ryba, 980 1 av [230
E 80]; mtg \$29,000; Mar4; Mar6'13: A\$11,500-35,000.

O C & 100

SIST st, 156-8 W (4:1211-52-53), ss, 275 Ams av, 3..6x102.2, 2-4-sty & b bk dwgs Jno H Rhoades et al EXRS Lyma Rhoades to Gertrude A Vanderbeck, 14 W 126; mtg \$32,000; Feb27; Mar3'13; \$24,500,40,000.

S1ST st, 156-60 W (4:1211-52-54), ss, 256.3 e Ams av, 56.3x102.2, 1-3 & 2-4-sty & b bk dwgs; Gertrude A Vanderbeck to Wesley Realty Co, a corpn, 2615 Bway; B&S; Mar3'13; A\$36,500-57,000 O C, & 100

SIST st, 160 W (4:1211-54), ss, 256.3 e Ams av, 37 6x102.2, 2 4-sty & b bk dwgs; Annie S Kissam to Gertrude A Vander-beck, 149 W 126; AL; Feb28; Mar3'13; A O C & 100

\$12,000-17,000.

\$3**D** st, 72 E (5:1494-37), swc Park av (Nos 968-76), 90x102.2, 12-sty bk tnt; Leo S & Alex M Bing to Benj Stern, 59 W 55; ntg \$500,000; Feb26; Feb28'13; A\$175,000-P175,000.

O C & 100

P175,000.

S4TH st, 51 E (5:1496-26), ns, 250 w
Park av, 25x102.2, 2 & 3-sty bk stable;
Anson W Mard to Loyola School, a corpn,
65 E 83; C a G; Feb25; Feb28'13; A\$\$25,000-45,000. 4TH st, 53-5 on map 53-7 E, see 85th,

84TH st, 59 E (5:1496-29),ns, 200 e Mad av, 25x102.2, 5-sty bk tnt; mtg \$21,000; A \$25,000-36,000; also 85TH ST E (5:1496-46), ss, 166.8 w Park av, 33.4x102.2; vacant; A \$26,500-26,500; also 85TH ST E (5:1496-44), ss, 133.4 w Park av, 33.4x102.2; vacant; A \$26,500-26,500; Jno P Buderus to Loyola School, a corpn, 65 E 83; B&S & C a G; Feb20; Feb28'13.

Feb20; Feb2813. O C & 100

S5TH st, 46 E (5:1496-49), ss, 125 e e
Mad av, 25x102.2; vacant; mtg \$20,000; A
\$20,000-20,000; also 84TH ST, 53-5 on map
53-7 E (5:1496-27), ns, 150 e Mad av, 50x
204.4 to ss 85th st (Nos 48-50), 2
& 3-sty bk garage; mtg \$25,000; A\$100,000135,000; Jno J Deery to Loyola School, a
corpn, 65 E 83; B&S & C a G; Feb19; Feb
28'13. O C & 100

85TH st, 48-50 E, see 85th, 46 E.

S5TH st, 48-50 E, see 85th, 46 E.

S5TH st, 108 E (5:1513-66½), ss, 126.5 e
Park av, 18.1x102.2, 3-sty & b stn dwg;
Maximilian J Hertel to Estelle Hustis, 173
W 83; mtg \$9,000; Mar5; Mar6'13; A\$11.500-14,000.

S5TH st, 108 E; Estelle Hustis to Esther W Dryfoos, 106 E 85; mtg \$15,000;
Mar5; Mar6'13.

Mar5; Mar613. O C & 100

S5TH st, 118 E (5:1513-63), ss, 216.10 e

Park av, 18.8x102.2, 3-sty & b stn dwg;

Louis J Anger to Jno H Fitch, 1030 Park

av; AL; Feb15; Mar4'13; A\$12,000-14,000.

O C & 100

S5TH st E, ss, 166.8 w Park av, see 84th,

85TH st E, ss, 133.4 w Park av, see 84th, 59 E.

S5TH st. 128 W (4:1215-45), ss. 295 W Col av, 18x102.2, 4-sty & b stn dwg; Mabel A Andreas, 143 W 69, to Edna H Moore, 143 W 69; mtg \$18,000; Feb18; Mar 6'13; A\$10,500-21,000.

Moore, 143 W 58, 106 C 13; A\$10,500-21,000. non S6TH st, 169 E (5:1515-32), ns, 100 w 3 av, 28x100.8; 4-sty bk stable; Jas L Mc-Cloud to Loew's Theatrical Enterprises, a corpn, 260 W 42; Feb26; Mar1'13; A\$21, O C & 100 C 000-29,000.

0-29,000.

86TH st, 433 E (5:1566-15), ns, 239 w
VA, 18x100.8, 4-sty & b stn dwg; also inrior lot, begins 257 w Av A, at c 1 blk
st 86th & 87th sts, runs n10xe27xs27 to
eg; Harvey C Price to Gussie Freiberer, 433 E 86; mtg \$10,000 & AL; Jan12
2; Mar6'13; A\$7,000-11,500.

2; Mar6'13; A\$7,000-11,500. nom SSTH st, 73 E, see Park av, 1080. S9TH st, 72 W (4:1202-61), ss, 63.8 e ol av, 36.4x100.8; 5-sty bk tnt; Clarence ollner to Robt J Dyatt, 200 W 88; mtg 2,000 & AL; Feb28; Mar1'13; A\$27,000-000. O C & 100

48,000. O C & 100

90TH st, 82 W, see Col av, 615-7.

90TH st, 116-8 W (4:1220-42 & 43), ss, 226.6 w Col av, 53x100.8, 2 5-sty bk tnts; Wm Livingston to Jno M Hain 511 W 29; mtg \$47,500; Feb28'13; A\$29,000-58,000. O C & 100

92D st, 164 W (4:1222-60), ss, 100 e Ams av, 15.6x100.8, 3-sty & b stn dwg; Peter D Strauch to Central Baptist Church of NY, 651 Ams av; mtg \$12,000; Feb28'13; A\$10,-000-17,000. nom

00-17,000.

93D st, 318 W, see Riverside dr, 202-8.

94TH st E, nec 5 av. see 5 av, 1130.

95TH st E (5:1507-5-6), ns, 100 e 5 av, 50 100.8, vacant; Lloyd S Bryce to Marion B arhart, at Tuxedo, NY; B&S; Jan17; Mar 13; A\$50,000-50,000.

96TH st, 334 E (5:1558-33), ss, 140 w 1 av, 35x100.8; 6-sty bk tnt & strs; Rose De Canio to Geo Wallace, 631 E 138; mtg \$29,000; Feb25; Marl'13; A\$11,000-39,000.

\$29,000; Feb25; Marl'13; A\$11,000-39,000.

97TH st, 39 W (7:1833-16), ns, 402 w
Central Park W, 18x100.11, 3-sty & b bk
dwg; A\$10,800-13,000; also 97TH ST, 41
W (7:1833-15), ns, 420 w Central Park W,
20x100.11, 3 & 4-sty & b bk dwg; A\$12,000-16,000; Thos P McKenna to Deal Co,
111 Bway [r 1816]; Mar4; Mar6'13.

O C & 100

97TH st, 41 W, see 97th, 39 W.
99TH st, 230 W, see Bway, see 99th.
100TH st, 215 E (6:1650-11), ns, 250 e 3
av, 25x100.11, 4-sty bk tnt; Jno C Gulick, ref, to Sarah McCauley, 318 E 79; FORECLOS Feb13; Mar1; Mar3'13; A\$9,000-15,000
11,605

100TH st, 217 E (6:1650-12), ns, 275 e 3 av, 25x100.11, 4-sty bk tnt; Jno C Gulick ref, to Sarah McCauley, 318 E 78; FORE-CLOS Feb13; Mar1; Mar3'13; A\$9,000-15,-

000.

100TH st, 233 W (7:1872-9), ns, 200 e
West End av, 25x101.10, 2 & 3-sty & b bk
dwg; Nameoki Club, a corpn. to Joanna M
O'Rourke, 2647 Bway; mtg \$23,000; Feb28;
Mar3'13; A\$20,000-23,000. O C & 100

100TH st, 322-4 W, see Riverside dr, 276
101ST st, 77 W (7:1837-5), ns, 100 e Col
av, 25x100.11 5-sty bk tnt; Jno G Osterberg to Henry W Holling, 414 W 43; mtg
\$18,000; Mar6'13; A\$15,000-23,000.

\$18,000; Mar6'13; A\$15,000-23,000.

102D st. 127 E (6:1630-14), ns. 40 w Lex av. 37.6x100.11, 6-sty bk tnt & strs; Ephraim Samuels to Grevstone Holding Co, a corpn, 52 Bway [r 820]; AL; Feb27; Mar 6'13; A\$13,500-44,000.

114

102D st, 310 W (7:1889-66), ss, 169 w West End av, 18x100.11, 3-sty & b stn dwg; Jas McEvenie to Jas B Nimmons, 308 W 102: mtg \$13,000; Nov10'11; Mar3'13; A \$15,300-23,000. 1641H st E nec 5 av, see 5 av, es, from s 104th, to ss 105th.

n s 104th, to ss 105th.

104TH st, 5 E, (6:1610-6), ns, 120 e 5
av, 25x100.11; 5-sty stn tnt; Julius G
Kugelman to Benj Stern; mtg \$23,000;
Dec10'09; Marl'13; A\$12,000-27,000.

O C & 100

105TH st E, see 5 av, see 5 av, es, from s 104th to ss 105th.

105TH st, 148 W (7:1859-51), ss, 325 e Ams av, 25x100.11, 5-sty bk tnt; Edw C Prescott to Harry C Burdick, at Cleremont-on-the-James, Virginia; mtg \$22,500; Feb20; Mar4'13; A\$16,000-26,000. O C & 100

O C & 100

107TH st, 272 W, see Bway, 2770-6,
108TH st, 201 W. see Ams av, 976-80.
109TH st, 232 E (6:1658-34), ss, 360 e 3
av, 25x100.11, 5-sty bk tnt & strs; Edw J
Moore to Annie Abbate, 374 W 116; Mar
4; Mar5'13; A\$9,000-19,500. O C & 100

169TH st, 201 V', see Ams av, 992-6.

116TH st, 111-5 E (6:1638-5), ns, 77.6 e
Park av, 38.9x100.11, 6-sty bk tnt & strs;
Isidor Shlivek to Chas Shlivek, 817 West
End av; mtg \$35,000; Feb3; Mar6'13; A
\$18,500-49,000.

\$18,500-49,000.

111TH st. 63-7 E (6:1617-25), ns, 120 e Mad av, 46,9x100.11, 6-sty bk tnt & strs; Walter M Keck, as TRSTE to Gertrude Weber, 208 W 88, & Eliz Lipshutz, 505 W 134; B&S; Feb10; Feb28'13; A\$20,500-58,000.

O C & 100

111TH st, 309 W (7:1846-37), ns, 191.8 w 8 av, 33.4x100.11, 5-sty bk tnt; Reliant Leasing Co to Eliz Held, 61 E 95; mtg \$31,500; Marl; Mar3'13; A\$21,300-39,000. O C & 100

112TH st. 15 E (6:1618-10), ns. 244 e 5 av, 19x100.11, 5-sty bk tnt; Saml Jacobs to Lena Krupp, 15 E 111 [15 E 112]; B&S; AL; Feb6; Mar3'13; A\$10,000-19,000.

OC & 100

112TH st, 243 W (7:1828-17½), ns, 346 w 7 av, 18x100.11, 3-sty & b bk dwg; Margt W Doscher to Saml Frankel, 314 E 3; Mar 5'13: A\$10,000-14,000.

113TH st, 60 E (6:1618-51), ss, 45 e Mad av, 25x100.11, 5-sty stn tnt & strs; Thos F English to Annie D Wallace at Mattea-wan, NY; C a G; mtg \$17,500; Feb24'12; Mar3'13; A\$11,000-21,000. O C & 100

113TH st, 78-80 on map 80 E (6:1618-41), ss, 92 9 w Park av, 37.3x100.11 6-sty bk tnt; Maurice L Farber to Saml Precker, 190 Norfolk; AT; QC; mtg \$34,250; Feb26; Mar4'13; A\$16,500-43,500.

113TH st, 78-80 on map 80 F Precker to same; AT; mtg \$36,550; Mar4'13.

114TH st. 241 E (6:1664-19), ns. 125 2 av. 25x100.11, 5-sty bk tnt; Vincenzo ( demo to Rosa Cudemo, 241 E 114; mtg %1 250; Mar4'13; A\$9,000-18,500. O C &

emo to Kosa Cadado (1985) emo to Kosa Cadado (1985) (Mar4'13; A\$9,000-18,500. O C & 100 (1987) (Mar4'13; A\$9,000-18,500. O C & 100 (1987) (Mar4'13,45) (Mar4'13,4

117TH st, 106 E (6:1644-69), ss, 47.6 e
Park av, 15.10x64.11, 3-sty bk dwg; Edw
L Parris ref to Adelaide O Floyd, Middletown, NJ; mtg \$4,250; FORECLOS, June
13'11; Mar6'13; A\$5,500-6,000. 500

117TH st. 303 E (6:1689-4½), ns, 81 e 2 av, 24x50, 5-sty stn tnt; Louise Withey to Diego Salatino, 316 E 113 [303 E 117]; ntg \$7,650 & Al. Feb28; Mar3'13; A\$5,500-10,000.

00-10,000. 117TH st, 420 E (6:1710-40), ss, 244 e 1 v, 16.8x100.11, 3-sty bk tnt; Lawyers Mtg o to Nicola Carmelo Mannino, 327 E 13; B&S; Feb27; Feb28'13; A\$4.500-6,000. O C & 100

117TH st, 422 E (6:1710-39½), ss, 260.8 e 1 av, 16.8x100.11, 3-sty bk tnt; Lawyers Mtg Co to Santo Giacini, 423 E 117; B&S; Feb27; Feb28'13; A\$4,500-6,000.

118TH st, 501 E, see Pleasant av, 340.

1218T st, 164 W (7:1905-60), ss, 75 e 7 v, 15x100.11, 3-sty & b stn dwg; Fredk P orster to H Waldo Forster at Nordhoff, al; mtg \$11,000; Dec7'12; Mar5'13; A\$9,-00-14,000. O C & 100 Forster to Cal; mtg 500-14,000.

122D st E, sws, 100 e 3 av, see 3 av, 2231-7.

123D st, 300-12 W, see St Nich av, es, 59.8 s 123d.

123D st W, sec St Nich av, see St Nich 7, es, 59.8 s 123d.

123D st, 520-2 W (7:1977-41-42), ss, 200 w Ams av, 66.10x100.11, 2 5-sty bk tnts; Philip Bernhardt to Jno Dauenhauer, 62 W 69; mtg \$65,000; Feb27; Feb28'13; A \$40,000-70,000.

123D st W, nec Bway, see Bway, 3100.

124TH st, 244 W (7:1929-53), ss, 274.9 e 8 av, 25,3x100.11, 4-sty stn tnt; Jno Dauenhauer to Philip Bernhardt & Florence D, his wife, 1822 Av H, Bklyn, tenants by entirety; mtg \$15,000 & AL; Feb27; Feb 28'13; A\$17,000-23,000.

125TH st, 16 W (6:1722-44), ss, 185 w 5 av, 37.6x100.11; 5-sty bk tnt & strs; Deg-elman Realty Co to Inter-City Land & Securities Co, 5 Beekman; mtg \$110,000; Mari'12 A\$95,000-115,000

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125TH st, 553 W, see Bway, 3136-42

128TH st, 49 W (6:1726-17), ns, 385 Lenox av, 25x99.11, 3-sty & b stn dw Edith Waters to Waters Bros Inc, a cor at Asbury Park, NJ; B&S & C a G; F 28; Mar5'13; A\$12,000-16,000.

131ST st, 48-50 W (6:1728-61), ss, 235 e Lenox av, 37x99.11, 6-sty bk tnt; Thos P Kelly to Raffael Luongo, 355 E 184; mtg \$43,750; Feb28; Mar3'13; A\$15,000-51,000.

131ST st W (7:1985-39), ss, 150 w Ams av, 57.4x11.3x72x45.4; 5-sty bk tnt; also all title to following lot, begins 20.6 s 131st & 193.4 w Ams av, runs se24.8xsw 12xnw49.8xne12xse25 to beg; Simon Sichel to Saml A Hamel, 309 W 99; mtg \$15,000; Feb28; Marl'13; A\$9,000-19,000. O C & 100 133D st, 68 W (6:1730-67), ss, 110 e Lenox av, 25x9.11; 5-sty bk tnt; Carrie D Mainzer to Maria T Ruggles, 335 Ocean Pkway, Bklyn; mtg \$16,000; Feb27; Marl'13; A\$9,000-20,000. nom

3; A\$9,000-20,000.

135TH st, 612 W (7:2001-46), ss, 293.2 w (way, 38.7x99.11, 5-sty bk tnt; Nels Gross o Louis J Meader, 244 W 99; C a G; mtg 48.000 & AL; Feb25; Mar3'13; A\$23,500-0 C & 100

47,000.

13STH st, 137 W (7:2007-9), ns, 178 e 7 av, 26x99.11, 5-sty stn tnt; Geo B Leonard to Jas H Cruikshank [178 So Ocean av], Freeport, LI; mtg \$20,000 & AL; Jan30; Mar5'13; A\$11.500-27,000.

O C & 100

Mar5'13; A\$11.500-27,000. O C & 100

138TH st, 137 W; Jas H Cruikshank to
Anselm Frankenthaler, 201 W 120; mtg
\$20,000 & AL; Mar4; Mar5'13. O C & 100

139TH st, 510-6 W (7:2070-39), ss, 150

W Ams av, 100x99.11, 6-sty bk tnt; Sol L
Pakas, 50 W 77. to Wm A & Edw P Larned & Eliz MacCarthy, all of Summit, NJ;
mtg \$151,000; Feb17; Mar6'13; A\$46,000145,000. O C & 100

140TH st, 55 W (6:1738-12), ns, 241.8 e Lenox av, 41.8x99.11, 6-sty bk tnt; Moses D Frank to Louis Block, 78 E 96; mtg \$40,000; Feb27; Feb28'13; A\$11,500-40,500

141ST st, 476 W, see Ams av, 1627-33.
142D st, 513 W (7:2074-19½), ns, 442 e
Bway, 16x99.11, 3-sty & b bk dwg; Bertha
M Ryan to Wm J Coppner, 259 E 78; mtg
\$11,000; Feb13; Mar5'13; A\$7,700-13,000.
O C & 100

142D st, 603-9 W (7:2089-24), ns, 100 w Bway, 100x99.11, 6-sty bk tnt; Geo A Tur-ley to N Y Real Estate Security Co, a corpn, 42 Bway; mtg \$153,000; Feb28'13 A\$44.000-P64,000.

146TH st, 301 W, see 8 av, 2741. 151ST st, 308-10 W, see Bradhurst av, ce 151st.

151ST st. W, nec Riverside dr, see Riv-side dr, 740.

Herside dr., 149.

152D st, 524 W (7:2083-47), ss, 345 w
Ams av, 40x99.11, 6-sty bk tnt; Central
Bldg Impt & Investment Co to Sami H
Glasser, 462 W 151; mtg \$38,000; Feb28;
Mar5'13; A\$21.500-53.000.

O C & 100

152D st, 596 W (7:2083)-62½), ss, 20 e Bway, 16x74.11; 3-sty & b stn dwg; Eu-gene W Pratt indiv EXR & devisee Ella F Pratt to Thos Ward, 342 W 85; mtg \$9,000 & AL; Feb28; Marl'13; A\$8,000-14,000. O C & 100

154TH st, 301 W, see 8 av, 2911.

163D st, 537-43 W (8:2122-133), ns, 100
e Bway, 110x9911, 6-sty bk tnt; Comfort
Realty Co to Edw Fagan, 949 Ams av; mtg
\$157,000 & AL; Mar3; Mar4'13; A\$47,000O C & 100

164TH st W. nwc St Nich av, see St Nich av, nwc 164th.

167TH st, 444-6 W (8:2111-99), sws, 111.8 nw Colonial Parkway, 59.8x74.3x50x 41.8, 5-sty bk tnt; May B Slesinger to Jacob Starkman, 158 E 106; AL; Feb17; Mar 6'13; A\$12,000-28,000.

O C & 100

613; A\$12,000-28,000.

167TH st, 448-50 W (8:2111-97), ss, 238.7 e Ams av, 59.8x57.9x50x90.3, 5-sty bk tnt; May B Slesinger et al EXRS, &c. Bertha R Berman to Jacob Starkman, 158 E 106; AL; Feb18; Mar6'13; A\$15,000-37,000.

168TH st, 514 W (8:2123-87), ss, 145 e Audubon av, 25x95, 5-sty bk tnt; Gustave Levinson to Julius Fischel, 851 10 av; mtg \$20,250; Feb28; Mar3'13; A\$9,000-19,000.

169TH st W, nec Haven av, see Haven

176TH st W (8:2133-10 & pt lt 1)), ss, 100 w Audubon av, 150x87.1; vacant; Flourish Realty Co to Placid Realty Co, a corpn, 35 Nassau; mtg \$19,000; Feb28; Marl'13; A\$——\$—. O C & 100

mar13; A\$—, O C & 100

m180TH st W, nwe Northern av, see
Northern av, nwe 180.

183D st, 567 W (8:2154-95), ns, 160 e St
Nicholas av, 20x99.11, 3-sty bk dwg; Rosanna Havanagh, widow & devisee Bernard Kavanagh, to Nelson A Lawton, 529
W 186; QC; Mar1; Mar413; A\$7,200-13,000.

191ST st W, sec Wadsworth av, see Wadsworth av, sec 191st.

214TH st W, nwc 14 av, see 14 av, ws, om 214th to 215th.

215TH st W, swc 14 av, see 14 av, ws om 214th to 215th.

216TH st (8:2196-18 & pt lots 33 & 34).
ss, 258.4 e 9 av, runs e191.8 to h w m of
Harlem River xs60xw228 to beg, gore, with
all title to land under water; vacant;
Third Av R R Co & ano to Jno H Thorn,
on ss 239th st—e Blackstone av; 3% pts;

Willis H Thorn, on ns Spuyten Duyvil rd,
—e Blackstone av, 2-8 pts; Wm E Thorn,
at Northvale, NJ, ½ pt, & Jno H & Francis H Thorn, on es Mosholu av — n of
256th, 2-8 pts, as EXRS, &c Wm F Thorn;
Mar3; Mar4'13; A\$——\$——\$.500 216TH st W, swe 9 av, see 9 av, swc 216th.

Av A, 27 (2:430-35), nwc 2d (Nos 142-6),

—x—— 4 & 5-sty bk tnt & strs, being lot 160 map of Jno J Astor in 1 2030 cp 467; Max Bierman to Max Goldberg, 60 2 av; Sept21'12; Feb28'13; A\$31,000-45,000.

O C & 100

Av A, 1333 (5:1466-21), nwc 71st (No 443), 29.4x75, 5-sty bk tnt & strs; Jacob Fritz to Chas W Knoche, 207 E 68; mtg \$17,000; Feb26; Feb28'13; A\$12,000-22,000.

Av A, 1670 (5:1584-50), es, 25.2 s 88th, 25.2x75, 5-sty bk tnt & strs; Jno H F Bullwinkel & ano EXRS, &c, Caroline F A Bullwinkel to Adolph Bloch, 2-3 pt, & Henry Bloch, 1-3 pt, both at 911 Park av; Mar3'13; A\$8,500-18,000. O C & 100

Amsterdam av, 976-80 (7:1880-29), nwc 108th (No 201), 100.118100, 6-sty bk tnt & strs; Max J Sulzberger to Nathan Sulzberger, 2 & 4 W 55; mtg \$200,000; Mar3; Mar5'13; A\$115,000-240,000. O C & 100

Amsterdam av, 992-6 (7:1881-29), nwc 109th (No 201), 60.10x100, 6-sty bk tnt & strs; Max J Sulzberger to Nathan Sulzberger 2 & 4 W 55; mtg \$125,000; Mar3; Mar5'13; A\$115,000-245,000. O C & 100

Amsterdam av, 1627-33 (7:2057-56), sec

Mar5'13; A\$71,000-145,000. O C & 100

Amsterdam av, 1627-33 (7:2057-56), sec
141st (No 476), 99.11x35, 7-sty bk tnt &
strs; Maud T Lavigne to N Y Real Estate
Security Co, a corpn, 42 Bway; mtg \$75,000 & AL; Mar1; Mar6'13; A\$35,000-89,-

Bowery, 223½-25 (2:426-6), es, 111.1 n Rivington, runs e99.10xs11.3xe48xn25xe33. 10 to 10 ft alley xn24.1xw184.3 to st xs38.11 to beg, 10-sty bk lodging house; Saml A Berger to Salvation Army, a corpn, 122-4 W 14; mtg \$148,500; Feb26; Mar4'13; A \$44,000-164,000.

\$44,000-164,000.

Bradhurst av (7:2046-20), sec 151st (Nos 308-10), 49.11x85, 6-sty bk tnt & strs; Placid Realty Co to Flourish Realty Co, a corpn, 73 E 90; mtg \$51,000; Feb28'13; A \$20,000-59,000.

O C & 100

\$20,000-59,000. O C & 100

Broadway (7:1870-43), sec 99th (No 230),

55x125, 7-sty bk tnt; Max J Sulzberger to

Nathan Sulzberger, 2 & 4 W 55; mtg

\$175,000; Mar3; Mar5'13; A\$115,000-200,000.

O C & 100

Broadway, 2770-6 (7:1878-55), sec 107 (No 272), 112.1x76.1x100.11x125, 4 2-sty l thts & strs; Manhattan Freehold Co ano to Lewis B Curtis at Bridgepor Conn; mtg \$237,500 & AL; Mar3'13; A\$17'000-185,000.

000-185,000.

Broadway, 3100 (7:1978-1), nec 123d, 100.11x100, 6-sty bk tnt; Geo J Schroeder to N Y Real Estate Security Co, a corpn, 42 Bway; mtg \$188,000; Mar3'13; A\$115.-000-200,000.

42 Bway, and 9000-200,000.

Brondway, 3136-42 (7:1980-1), nec 125th No 553), 99.11x75, 7-sty bk tnt & strs; Brown-Weiss Realties to Jno B Simpson, at Bolton, Warren Co, NY [23 W 42]; mtg \$125,000; Feb28'13; A\$90,000-170,000.

O C & 100

Broadway or Hamilton pl, es, 309.9 Sth, see 31st, 11 W.

Broadway, es, 64.5 n 185th, see Wadsworth av, ws, 60.2 n 185th.

Broadway (8:2170-66), nec Fairview av, 400x100; asn of 1-24 interest in above, vacant; Bartholomew O'Donohue to Jno Rafferty, 418 Sterling pl, Bklyn; Aug23'11; Mar3'13; A\$83,000-83,000.

Claremont av, 182 (7:1993-108), es, 100 n 125th, 40x100, 5-sty bk tnt; Rebecca Goldsmith to N Y Real Estate Security Co, a corpn, 42 Bway; mtg \$39,000; Feb12; Mar 3'13; A\$32,000-50,000.

Columbus av, 615-7 (4:1203-1 & 62), see 90th st (No 82), 50.8x74.6, 2 5-sty bk tnts & strs; Caroline Cushman to Larimer A Cushman, 49 Claremont av; AL; Dec23'12; Mar6'13; A>56,000-85,000.

Edgecombe av, 58 (7:2041-3½), es, 92 n 137th, 15.10x100, 4-sty stn tnt; Wm Fish Jr et al to Isabel W Bonner, 200 W 94; mtg \$13,500 & AL; Feb27; Mar5'13; A\$7.-000-14,500.

Fairview av, nec Bway, see Bway, nec

Fairview av.

Haven av (8:2139-140), nec 169th, 73.-11x127.8x71.7x109.2; 6-sty bk tnt; Adelaide
D Myers to Sol L Pakas, 50 W 77; mtg
\$140,000 & AL; Feb28; Marl'13; A\$-O C & 100

Lexington av, 1738 (6:1636-18), ws, 76.1 n 108th, 24.10x100, 5-sty-stn tnt & strs; Edw C Prescott to Saml J Corker at Ft Lee, NJ (Anderson av); ½ pt; mtg \$16,500; Feb20; Feb28'13; A\$12,000-21,000.

O C & 100

Madison av (5:1393-56), swc 79th (No 22), 70.2x18; 5-sty & b bk dwg; A\$—\$—; also MADISON AV, 1020 (5:1393-18), ws, 70.2 s 79th, 32x59.11, 5-sty bk dwg; A\$—\$—; Chas Buek Constn Co to Lawyers Realty Co, a corpn, 160 Bway; B&S; Feb 28; Mar1'13.

8; Marl'13.

Mndison av, 1020, see Mad av, swc 79.

Madison av, 1642 (6:1615-55), ws, 81.11 s
110th. 19x100, 5-sty stn tnt; Sadie Klein
to Rose Sporn, 182 2d; mtg \$20,500 & AL;
Mar3; Mar6'13; A\$12,000-20,000.

OC & 100

Manhattan av. 403 (7:1943-51), ws. 19.1 s 117th, 18x50, 3-sty & b stn dwg; Samsor Lachman & ano to Reuben E Fichthorn 153 E 150; B&S; Feb19; Feb28'13; A\$7,500-9,500. Morningside av, see 116th, see 116th.

Northern av (8:2179-pt lot 80), ws. 78 n 181st, 100.3x171.8x100.2x168; vacant; Miami Realty Co to Trossachs Realty Corpn, 40 E 22; AL; Feb25; Feb28'13; A\$——\$——

March 8, 1913

Park av (5:1408-3), es, 49.6 n 73d, 28x 95.11, vacant; Alliance Realty Co to Arthur Ryle, at Rumson [Rumson rd], NJ; mtg \$45,000; Mar6'13; A\$51,000-51,000. O C & 100

Park av, 1080 (5:1500-33), nwc 88th (No 73), 25.8x82.2, 5-sty bk tnt & strs; Josephine Pfriemer et al to Jacob Mayers, 73 E 92; mtg \$32,750; Mar3'13; A\$31,000-40,000 O C & 100

Park av, 1261 (6:1625-4), es, 75.9 n 97 25.2x100, 5-sty bk tnt & strs; Jas A Fol ref, to Francis K Pendleton, 7 E 86, & V C Bowers, 31 E 49, as TRSTES Thos Davis, deed; FORECLOS Jan27; Feb Feb28'13; A\$10,000-30,000.

Per 13; A\$10,000-30,000. 22,000

Park av, 1691 (6:1767-17), es, 51.3 s
119th, 24.10x80, 3-sty fr tnt & strs; Jno

H Rogan ref to Rebecca Spahn, 65 Hamilton ter; Julius Marco, 545 W 111, & Benj
Marco at Larchmont, NY, EXRS Johanna
Marco; FORECLOS, Feb24; Mar6'13; A
\$9,000-9,500. 6,000

\$9,000-9,500.

Park av, 1710 (6:1746-38), ws, 50.5 s (120th, 25x90, 5-sty bk tnt & strs; Geo C Lay, ref. to Manhattan Savgs Instn, 644 Bway; FORECLOSED & drawn Feb25; Mar (13; A\$9,500-18,500.

Pleasant av, 340 (6:1815-1), nec 118th (No 501), 25.5x76, 5-sty bk tnt & strs; Henry Brin et al to August Schaefer, 502 E 118; mtg \$20,800; Feb27; Feb28'13; A \$12.000-23,500.

Riverside dr, 202-8 (4:1252-5), sec 93d (No 318), 145x78.10x141.8x117.3, 9-sty bk tnt; Wm T Evans to West Side Constn Co, a corpn, 322 W 100; mtg \$390,000; Mar (13; A\$225,000-525,000.

Riverside dr, 276 (7:1888-87), sec 100th

6'13; A\$225,000-525,000. O C & 100

Riverside dr, 276 (7:1888-87), sec 100th
(Nos 322-4), -x140.7x100.11x150, 12-sty bk
tnt; West Side Constn Co to Wm T Evans
at Montclair [Walnut Crescent], NJ; mtg
\$700,000; Mar6'13; A\$210,000-925,000.

Riverside dr. 740 (7:2098-13), nec 151s/ 103.9x173.1x99.11x145; 6-sty bk tnt; Edv A Hannan to Ralpaul Realty Co, 105 Hud son; mtg \$280,000; Feb28; Mar1'13; A\$132, 000-334,000. O C & 10

son; mtg \$280,000; Feb28; Mar1'13; A\$132,-000-334,000.

St Nicholns av (7:1949-39), es, 59.8 s 123d, runs e21xs34.5 to av xn40.3 to beg, gore, vacant; A\$3,000-3,000; also WEST ST, 292-3 (2:595-10), sec Hoboken, now Canal (Nos 538-42), 44x80, 45-sty bk tnts & strs; A\$43,000-53,000; also WEST ST, 290-1 (2:595-8-9), es, 44 s Hoboken, now Canal, runs s40xe100xn24xw20xn16xw80 to beg, 2 4-sty bk loft & str bldgs; A\$28,500-30,500; also MURRAY S-, 75 (1:132-6), ns, abt 125 w W Bway, 25x100, 5-sty bk loft & str bldg; A\$28,000-50,000; also 8TH AV, 2287-9 (7:1949-35-38), swc 123d (Nos 300-12), runs s50.11xw120 to es St Nich av xnw 59.8 to 123d xe1525 to beg, 3 & 5-sty bk hotel; A\$72,500-98,000; also property in San Francisco and elsewhere in California, AT; Sept5'11; Feb28'13.

AT; Sept5'11; Feb28'13. gift

St Nicholas av, see 123d, see St Nich av,
es, 59.8 s 123d.

St Nicholas av; West st, 292-3; West st,
290-1; Murray st, 75. Sth av, 2287-9, swc
123d, being same prop, except lands in
California; Francis J or Frank J Sullivan
to Noel & Ada Sullivan, Alice S or Alyce S
Murphy, & Gladys Sullivan, 526-8 Phelan
Bldg, at nwc Market & O'Farrell, San
Francisco, Cal; ½ pt or ½ pts of all title;
AL; Aug29'12; Feb28'13. now.

St Nicholas av (8:2122-88), nwc 164th.

AL; Aug 29'12; Feb28'13.

St Nicholas av (8:2122-88), nwc 164th, runs w171.5xn125xe124 10 to av xs133.4 to beg; vacant; Chas Buek Constn Co to Albion Constn Co, a corpn, 2228 Bway; mtg \$80,000; Mar3; Mar4'13; A\$110,000-110,000.

OC & 100

Wadsworth av (8:2167-32), ws, 60.2 n 185th, runs n154.5xw150xn2.1xw176.4 to es Bway at pt 214.6 n 185th xs149.5xe306 to beg; vacant; Edw Fagan to Comfort Real-ty Co, a corpn, 8 W 39 [10 W 40]; mtg \$70,000; Mar3; Mar4'13; A\$96,000-96.000. O C & 100

Wadsworth av (8:2169-3), sec 191st, 133.11x100.2x127.3x100; vacant; Henry Morgenthau Co to 191st St Constn Co, a corpn, 25 Nassau [r 1406]; B&S; Feb28; Marl'13; A\$48.000-48.000.

West End av, 345 (4:1185-69), ws, 52.4 n 76th, runs w69.10xnw2 9xn21.4xe9.1xse6.2xe 56.6 to av xs21 to beg, 4-sty & b bk dwg; Jas K Holly to Louise R H Goddard, 300 Central Park W [care Gay & Goddard, 52 Wall]; ½ pt; mtg \$25,000; Mar4'13; A\$19,-000-33,000.

000-33,000.

1ST av. 1714 (5:1568-47½), es, 25.6 s
89th, 25.1x81; 5-sty bk tnt & strs; Mortimer Realty Co to Sigmund Orbach, 1014
Park pl, Bklyn & Chas Hammel. 134 E 87;
AL; Feb28; Marl'13; A\$11,000-19,000. nom

2D av. 10-2 (2:442-5), ses, 101 ne Houston, runs se65xswlxse30.5xnw101.8 to av x
sw34.8 to beg, 5-sty bk loft & str bldg;
Geo Dotzauer to Adam H Peters 885 Hancock, Bklyn; ½ pt; mtg \$17,600; Jan31;
Mar5'13; A\$15,000-24.000. nom

2D av. 122 (2:449-3), es, abt 55 n 7th

2D av, 122 (2:449-3), es, abt 55 n 7th, 26.8x125; 5-sty bk loft & str bldg; Louis Milgrim et al to H Milgrim & Bros. Inc, a corpn, 122 2 av; AL; Feb25; Marl'13; A exempt-exempt.

2D av, 193-5 (2:468-42), nwc 12th (Nos 239-41), 61.3x90; 6-sty bk tnt & strs; State Bank to Geo Ricard, 317 W139; mtg \$100,000 & AL; Feb28; Marl'13; A\$60,000-125.000. O C & 100

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2D av. 193-5; Geo Ricard to Jos Hahn, 794 E 158; mtg \$100,000 & AL; Feb28; Marl'13. O C & 100

Mari'13.

3D av, 1326 (5:1410-39), ws, 27.2 s 76th, 25x100, 5-sty bk tnt & strs; Jonas Weil & ano to Bertha Kaufmann, 1767 3 av; Feb21; Mar6'13; A\$17,000-26,000.

O C & 100

3D av. 1326; Bertha Kaufmann to Jonas eil. 21 E 82, & Bernhard Mayer, 41 E ; AL; Feb21; Mar6'13; A\$17.000-26,000. O C & 100

O C & 100

3D av, 1763 (6:1647-46), es, 25.9 s 98th,
25x83.9, 5-sty bk tnt & strs; Wm Klein,
ref, to Henry H Jackson, 63 E 92; mtg
\$18,000; FORECLOS Sept20'12; Sept28'12;
Mar3'13; A\$13,000-24,000. 6,000

3D av, 1763; Henry H Jackson to E
Loewenthal & Son Inc, a corpn, 1347 Boston rd; mtg \$18,000; Feb28; Mar3'13.

O C & 100

3D av, 2231-7 (6:1786-4), ses, 50.5 s 122d, runs sw75.8xse105.6 to cl old Church la, closed xe31.7xne5.3xnw25xne100.11 to sws 122d, xnw5xsw50.5xnw100 to beg, 4-sty bk lodging house & strs; Degelman Realty Co to Andw Davey, 321 W 105; AL; Mar3 '13; A\$100,000-130,000. O C & 100

'13; A\$100,000-130,000. O C & 100

5TH av 53-5 (2:570-1), nec 12th (No 1),
runs n131.6xe100xs28.4xe50xs105.2 to ns
12th, xw150 to beg. 18-sty bk loft & str
bldg; Chas H Strong ref to Jno Quinn,
58 Central Park W; mtg \$1,250.000 & AL;
FORECLOS, Feb25; Feb28; Mar6'13; A
\$450,000-P550,000. 450,000

5TH av, 53-5; Jno Quinn to Ellisdale Co, inc, a corpn; QC; mtg \$1,250,000 & AL; Mar6'13.

5TH av, 557 (5:1281-71), es, 50 5 s 46th, 25x100, 5-sty stn office & str bldg, 1 & 2-sty ext; Danl H Morgan to Montrose Realty Co, a corpn, 135 Bway; mtg \$235,000 & AL; Feb28'13; A\$270,000-320 000.

O C & 100

5TH av, 557: Montrose Realty Co to Dar H Morgan, 136 E 71; mtg \$265,000 & AI Feb28'13. O C & 10

5TH av, 1130 (5:1506-6t lot 1), nec 94th, 35x102.2, with all title to strip on e 7-24 of an inch wide; vacant; Al Hayman to Dorothy W Straight, 22 E 67; AL; Mar3; Mar4'13; A\$ \$\ \\_\\$\$ O C & 100

Mar4'13; A\$——\$——. O C & 100
5TH av (6:1610-1-8 & 65-72), es, from
ns 104th to ss 105th, 201.10x200; vacant;
Benj Stern to Sutherland Realty Co, a
corpn, 505 5 av; mtg \$273.000 & AL; Feb
28; Mar1'13; A\$336 000-336,000. O C & 100 5TH av. nec 104th, see 5 av, es from ns 4th to ss 105th.

THAY, sec 105th, see 5 av, es, from ns 104th to ss 105th.

7TH av, 2195 (7:1914-62), es, 24.11 s 130th, 18.9x75, 5-sty bk tnt & str; Wm Bernard, ref, to David Fawlowitz, 642 5th; mtg \$15,000; FORECLOS Feb25; Feb26; Feb28'13; A\$13,000-19.000.

STH av, 610, see Greenwich, 40.

STH av. 2731 (7:2045-10), ws. 94.10 s 146th, 25x75, 5-sty bk tnt & strs; Jennie F Levy to Mary E McKernan, 229 W 135; mtg \$20,000 & AL; Mar3'13; A\$12 000-22,-000. O C & 100

STH av. 2741 (7:2045-29), nwc 146th (No 301), 25x100, 5-sty bk tnt & strs; Geo B Leonard to Jas H Cruikshank [178 S Ocean av], Freeport, L1; mtg \$30,000 & AL; Jan30; Mar5'13; A\$20,000-40,000. O C & 100

8TH av, 2287-9, see St Niich av, es, 59.8 s 123d.

9TH av, 878-86, see 57th, 363 W.

STH av, 2911 (7:2047-29), nwc 154th (No 301) 24.11x100, 6-stv bk tnt & strs; Lewis S Marx ref to Sigmund Wechs.er, 101 W 115. EXR. &c., Abr Bernheimer: FORE-CLOS, Mar4; Mar6'13; A\$16,000-43,000.

97H av (8:2212-21-24), swc 216th, 99.11x 100; vacant; Saml A Hamel to Simon Sichel, 122 W 121; mtg \$14,000 & AL; Feb 28'13; A\$18,000-18,000. O C & 100

10TH av. 263-5, see 26th, 502 W.

10TH av, 263-5, see 26th, 502 W.

14TH av (8:2256-455 & 2257--95), ws, from 214th to 215th, & bounded w by Hudson River, contains 3 144-1,000 acres, with all title to land under water; A\$32,000-32,000; also PLOT (8:2259-80-90 & 431), begins at stake in line of fence bet lands of Childs & de Rivera at pt 75 w 14 av, runs s 259.10 xw389.5 to original h w mark on es Hudson River xn259.11xe382.3 to beg, beging w pt lot 23 map Saml Thomson contains 2 301-1,000 acres, with all title to land under water, sub to rights of way & wharfage & rights of City of NY to land in Hudson River & easement over Bolton rd & lands conveyed to Hudson River RR; A\$—\$—; Mitchell A C Levy to Frank M Van Wagofien, 30 Evergreen pl, East Orange, NJ; AL; Mar1; Mar3'13; A\$—\$—.

#### MISCELLANEOUS CONVEYANCES.

#### Borough of Manhattan.

Grand st. 363-5 (1:311); re-asn rents; recorded July5'12; Royal Co of NY to Julius Schattman, 1833 7 av; AT; Feb28; Marl'13.

Henry st. 198 (1:270), ss. 25x100; asn rats to extent of \$1.650; Morris Lipschitz Philip Sugarman, 136 W 118, et al; Mar Mar6'13.

Murray st, nwc Bway, see Bway, 253-5.
Prince st, nwc Bway, see Bway, 569-75.

Washington st, 774-8 (2:641-19-21) (Decedents Estates), ws, abt 50 s Jane, 63x66, 3-3-sty bk & fr tnts & strs; CONTRACT; Jos W Morgan, son & heir Thos Morgan to Reversionary Estates Co of Nyack, N Y [31 Liberty]; 2-45 pt; mtg \$4,650; Feb 26; Mar3'13; A\$19,000-23,000. 537.50

26; Mar3'13; A\$19,000-23,000. 537.50
36'TH st, 35-9 W (3:838), owned by party 2d pt & 37TH ST, 36-8 W, owned by party 1st pt; retaining wall agmt; Ball Realty Co with 35, 37 & 39 West 36th St Realty Co, 381 5 av; Feb28; Mar3'13.

37TH st, 36-8 W, see 36th, 35-9 W.
52D st, 12 E (5:1287-62), ss, 210 e 5 av, 30x100.5, 6-sty stn dwg, 4-sty ext; certf as to Wm M Barrett's succession to Levl C Weir as prest of Adams Express Co; Wm M Barrett as prest & Horatio H Gates secy of Adams Express Co, 71 Bway, to M Emma Weir [Locust Valley, LI]; Feb27; Mar4'13; A\$110,000-200,000,
121ST st, 425 E (6:1809), ns, 332.1 w

ns, 332.1 w sn rents; Anna & Brokerage nom 1218T st, 425 E (6:1809), 1 Pleasant av, 17.11x100.11; asn E Kech to Bronx Security & Co, 258 E 138; Mar5'13.

125TH st, 16 W (6:1722-44), ss, 185 w 5 av, 37.6x100.11; 5-sty bk tnt & strs; re-mtg; Jno H Degelman to Degelman Realty Co, a corpn, 2150 3 av; QC; Feb28; Marl '13; A\$95,000-115,000.

125TH st, 16 W (6:1722), ss, 185 w 8 av, 376X100.11; asn rents to secure loan of \$5.700; Inter-City Land & Securities Co to Marie R Winters at Port Washington, LI; Feb28; Marl'13.

125TH st, 553 W, see Bway, 3136-42. 150TH st W, nwc S av, see 8 av, nwc 150.

150TH st W, nec Bradhurst av, see 8 av, vc 150.

163D st, 549 W (8:2122); re asn rents recorded Jan18'12; Gnas Berlin & ano to Comfort Realty Co, a corpn, 10 W 40; Fel 8; Mar4'13.

186TH st, 878 W, see Haven av, 214.
216TH st W, swe 9 av, see 9 av, swc
216th.

216TH st W; same prop; re mtg; Central Trust Co of N Y as TRSTE, to same; QC; Mar4'13

Mars; Mars; Mars 16.

Av A, 205 (2:440), ws, 51.9 s 13th, 25.9x 100; re-asn rents recorded Dec12'10; Royal Bank of NY to Abram Salkin, 311 S 5 st, Bklyn; July26'11; Feb28'13.

Av A, 205 (2:440); re-asn rents recorded June8'11; Royal Co of NY to Abram Salkin, 311 S 5, \_\_alyn; Feb27; Feb28'13, nom Av A, 205 (2:440); re-asn rents recorded July17'12; Royal Co of NY to Abram Salkin, 311 S 5, Bklyn; Feb27'; Feb28'13, nom

Bradhurst av, nec 150th, see 8 av, nwc 150.

Broadway, 253-5 (1:134-29), nwc Murray; consent to vent shaft for subway; Rector, &c, of Trinity Church in City of NY owner of fee & Postal Telegraph Building Co owner of bldg & leasehold to City of NY; Feb17; Mar6'13.

Broadway, 569-75 (2:512), nwc Prince, 100x200; consent to stairway to subway; Wm W Astor to City of NY; Feb8; Mar 6'13.

Broadway, 3136-42 (7:1980-1), nec 125th (No 553), 99 11x75, 7-sty bk tnt & strs; re mtg; Hunts Point Estates to Brown-Weiss Realties, 61 Park row; QC; Feb28'13; \$A90,000-170,000.

Edgecombe av. 165-7 (7:2051); asn rents o secure mtg; Nellie A Kelly to Saml ess, 530 Pacific, Bklyn; Feb15; Mar6'13.

Haven av. 214 (8:2177-pt lt 265), es. 50 s
180th, 50x97, 5-sty bk tnt; A\$-\$-\$;
also 180TH ST, 878 W (8:2177-pt lot 265),
ss, 97 e Haven (Buena Vista) av, 50x100,
5-sty bk tnt; re mtg; A\$-\$-\$; Bendheim Constn Co to Munden Constn Co, a
corpn, 149 Bway; QC; Mar4; Mar5'13.

O C & 100

Haven av, (8:2177); also 180TH ST. 878 7, same prop; re mtg; same to same; Q; Mar4; Mar5'13. O C & 100

Northern av; same prop; re mtg; Mutual Life Ins Co to same; QC; Feb27; Feb28'13: 10,000

3D av, 2231-7 (6:1786-4), ses. 50 5 s 122d, runs sw75 8xse105 6 to cl old Church la (closed) xe31.7xne5.3xnw25xne100.11 to sws 122d xnw5xsw50.5xnw100 to beg, 4-sty bk lodging house & strs: re mtg; Jno H Degelman to Andw Davev, 321 W 105; QC; Mar3; Mar4'13; A\$100.000-130.000.

6TH av, 637-77 (3:813 & 814); consent to station at 38 st & 6 av; F C Mohrmann et al, tenants, to Interborough Rapid Transit Co, 165 Bway & ano; Jan20; Mar 1'13.

6TH av. 638-76 (3:839 & 840); consent to station at 38th & 6 av; Max Luft et al, tenants, to Interborough Rapid Transit Co, 165 Bway & ano; Jan20; Marl'13. nom

6TH av. 651 (3:813); consent to station at 38th & 6 av: Patk J Flannery owner, to Interborough Ranid Transit Co. 165 Bway & ano; Jan9; Marl'13. O C & 100

6TH av. 665-77: consent to station at 38th & 6 av: Wm McDonald lessee to Inter-borough Rapid Transit Co, 165 Bway & ano; Jan17; Marl'13.

STH av (7:2046), nwc 150th, 99.11x112.6, owned by party 1st pt; also BRADHURST AV (7:2046), nec 150th, 99.11x112.6, owned by party 2d pt; boundary line agmt; Herman F Bindseil, 2158 Aqueduct av, with Eugenie Schildknecht at Neely Town, Orange Co, NY; Feb19; Mar3'13. nom 9TH av (8:2212-21-24), swc 216th, 99.11x 100; vacant; re mtg; Fanny Brockman to Saml A Hamel, 309 W 99; QC; Jan9; Feb 28'13; \$18.000-18,000. 1,000

Power of atty; J G Wm Pilgrim to A T W Pilgrim, his son; May13'04; Feb28'13.

Power of atty (miscl); Harry L Wasserman & Bruno Beckhard to Abr L Gutman Mar3; Mar4'13.

Power of atty (miscl); Tillie Schack t Saml Schack, both at 68 Lenox av; Feb23 Mar3'13.

Deed of appointment & consent (miscl); Louisa Minturn, widow, to Paul Tucker-man at Tuxedo, NY, at TRSTE Wm H As-pinwall, decd; Feb25; Mar3'13.

Deed of appointment & consent ath A Kingsland, widow, to sa ; Mar3'13.

Parcel (2:342), No. 1 on damage map to open same prop; consent to payment of award as above; Louis Abramson to same; Feb28'12; Mar6'13.

Parcel (8:2177) No. 11 on damage map o open unnamed st adj Riv Dr on east, rom 177th at Riverside dr to 181st at uena Vista av; re-mtg; Ida R Cullman o City of NY; QC; Dec3'12; Mar6'13.

Parcel (8:2174), No. 5 on damage map to open Elwood st, from Bway to Hillside; re-mtg & consent to award; Fanny Braun et al TRSTES Ferd Braun to City NY; QC; Aug22'12; Mar6'13. nom Parcel (2:342), No 1 blk 342 on damage map change grade of Attorney st; consent to payment of award to Kamnitz Podolski Unterstutzungs Verein; Metropolitan Savings Bank to City of NY; Apr 11'12; Mar6'13. nom

Asn (4:1078), of an undivided interest in Estate John Mayer; John J Mayer le-gatee John Mayer to Cora E Raynor, Newark, NJ; Mar3'13.

Revocation of power of atty (miscl) Fredk Hollender to Henry A Blumenthal; Feb27; Mar1'13.

Order of court cancelling chattel mtg for \$20,000 filed Jan18'13 (miscl), by J H Simmons Publishing Co, bankrupt, to Mor-ton M Spoulding at No Adams, Mass; Feb 28; Marl'13.

#### WILLS.

#### Borough of Manhattan.

21ST st, 225 E (3:902-18), ns, 327.7 e 3d av, 22.3x98.9, 3 & 2 2-sty bk factories; Susan M Moore Est, Mary J Kelly EXTRX, 620 W 147: atty, Chas E Wilson, 1 Liberty; A\$13,300-15,000; Will filed Mar5'13.

6STH st, 41 E (5:1383-28), ns, 175 e Mad av, 25x100.5, 6-sty bk dwg & 3-sty bk ext; Sparrow Est, Chas I M Burney, EXR, 41 E 68; atty. Archibald M Maclay, 31 Nassau; A\$70,000-135,000; Will filed Mar3'13.

72D st, 212 W (4:1163-41), ss, 94.11 w Bway, 25x102.2, 4-sty bk tnt; Jas A Mof-fett Est, Geo M Moffett, EXR, 212 W 72 atty, Frank H Hall, 2 5Broad; A\$40,000-52,000. Will filed Mar6'13.

78TH st, 416 E (5:1472-40), ss, 236.6 e av, 26.3x102.2, 5-sty bk tnt; ¼ int; Emi G Leidel Ext, Louise Leidel, EXTRX, 249 Elm pl; atty, Geo F Kaiser, 100 Wm; 4, \$8,500-13,500; Will filed Mar4'13.

103D st, 161 W, see 109th, 209 E.

108TH st, 232 E (6:1857-32), ss, 175 w av, 25x100.11, 4-sty bk tnt; Antonio Liciardi Est, Filomena Licciardi ADMTRX, 32 E 108. attys, Reed & Pallister, 280 Bway; A\$9,000-15,000. Letter of admn led Mar6'13.

filed Mar6'13.

109TH st, 209 E (6:1659-6½), ns, 149.2 e 3 av, 19.4x100.11, 4-sty bk tnt; A\$7,000-11,000; also 103D ST, 161 W (7:1858-8), ns, 183.3 e Ams av, 37.6x100.11, 6-sty bk tnt; A\$24,000-58,000; Michl Mahoney Est, EXRS Jos Mahoney, 34 Seely, Bklyn, & Mary Mahoney, 209 E 109; atty, Thos P McGowan, 27 Wm; Will filed Feb8'13.

112TH st, 323 W (7:1847-8), ns, 103.6 e Manhattan av, 16.8x100.11, 3-sty bk dwg; Eliza J Tetedoux Est, Marie Leonie Kelley, EXTRX, 525 W 123; atty, Egbert C Simonson, 100 Eway; A\$9,500-11,000; Will filed Mar4'13.

nled Mar4'13.

113TH st, 267 W (7:1829-9), ns, 189 e
Central Park W, 35x100.11, 5-sty bk tnt;
A\$\$21,000-40,000; also 2D av, 1758 (5:155451), es, 50.2 s 92d, 25x80, 5-sty bk tnt; A
\$12,000-22,000; Jno Gitz Est, Marie G
Darnstadt EXTRX, 188 St Nich av; atty,
Louis B Hasbrouck, 257 Bway. Will filed
Jan18'12.

123D st, 424-6 E (6:1810-35), ss, 237.6 w Pleasant av, 37.6x100.11, 5-sty bk factory; A\$9,000-25,000; also 181ST ST W (8:2153-62), sec St Nich av (Nos 1416-26), 25x100, 2-sty bk loft bldg & str; A\$55,000-65.000; Edw Rafter Est, Edwin A Rafter, EXR, 43 W 86; atty, Jno R Rafter, 2 Rector; Will filed Dec29'12.

128TH st. 59 E (6:1753-28), ns, 184.6 e Mad av, 16.8x99.11, 2½-sty bk & fr dwg; A\$6,500-7.500; also LEXINGTON AV, 2141-3 (6:1777-51-51½) sec 129th, 39.11x60;, 2-4-sty bk tnts & strs; A\$19.000-31,500; Mich J McGrath Est, Rachel G McGrath, EXTRX, 59 E 128; atty, Thos A McGrath, 27 Wm; Will filed Mar3'13.

129TH st E, sec Lex av, see 128th, 59 E.

130TH st, 117 W (7:1915-22), ns, 227 w Lenox av, 19x99.11, 3-sty stn ft dwg; Wm H Hanford Est, Frances Hays Hanford, EXTRX, 117 W 130; attys, Butts & Vin-ing, 51 Chambers; A\$9,100-14,500. Will filed Mar5'13.

1818T st W, sec St Nich av, see 132d st, 4-6 E.

Lexington av, 2141-3, see 128th, 59 E. St Nicholas av, see 181st, see 123d st, 2D av, 1758, see 113th, 267 W.

#### CONVEYANCES.

#### Borough of the Bronx.

Barretto st, nec Simpson, see Simpson,

Birch st (\*), es, 100 n Chester av, 29.6x 0x38.6x100, Seneca Park; Michele Cieri Michele Anzalone, 2464 Hughes av; mtg J0; Feb27; Mar4'13. O C & 100

Chisholm st, 1327-9 (11:2971), ws, 190 s ennings, 40x110.7x40.5x104.9, 2-2-sty fr wgs; Godfrey P Schmidt to Peter Jennings, 40x110.7x40.5x104.9, 2-2 dwgs; Godfrey P Schmidt to Schmidt, 876 E 169; QC; Feb28; 1 Mar6'13

Coster st, 626-30 (10:2769), es, 460 s Spofford av, 60x100; vacant; Raffael Lu-ongo to Thos P xelly, 620 W 147; mtg \$18,600; Mar1; Mar6'13. O C & 100 Dawson st, 876 (10:2702), es, 740.4 n Longwood av, 40.7x100, 5-sty bk tnt, Ra-chel Rosentall to Harry A Geller, 100 Uni-versity pl; mtg \$2,900 Feb—'12; Mar5'13. O C & 3,200

Elsmere pl. 865 (11:2960), ns, 245.8 w Southern blvd, 35x100, 4-sty bk tnt; mtg \$21,000; also ELSMERE PL, 871 (11:2960), ns, 175.9 w Southern blvd, 35x100, 4-sty bk tnt; mtg \$22,100; Linden Bldg & Con-struction Co to Henry B Hardenburg at Linden, Union Co, NJ; Feb27; Mari'13; nom

Elsmere pl, 871, see Elsmere pl, 865.

Faile st, 1049 (10:2749), ws, 149.6 s Ban-croft, 20x100, 3-sty bk dwg; Harriett C Alexander to Saml A Berger, 56 E 87; mtg \$7,800; Feb27; Mar4'13.

\$7,800; Feb27; Mar4'13.

Fairmount pl, 786 (11:2954), ss, 322.9 w
Marmion av, 25x69.1x25x70.8, 2-sty fr dwg
& str; Emil Adelmann to Bertha J Steinmetz, 912 E 182; mtg \$4,000; Feb28; Mar
4'13.

O C & 100

Fox st, 667 (10:2684), ns, 394.4 e Av S John, 40.7x125, 5-sty bk tnt; Maze Realt; Co to Winfred Watson at Tappan, Rock land Co, NY; correction deed; mtg \$28,00 & AL; Feb28; Marl'13. O C & 10

Fox st, 667 (10:2684), ns, 394.4 e Av St John, 40.7x125, 5-sty bk tnt; Winfred Wat-son to Montgomery Maze, 322 W 57; mtg \$34,000; Mar5; Mar6'13. O C & 100

\$34,000; Mar5; Mar6 13.

Fox st (10:2724), es, 193.10 s Westchester av, 226.11x107.11x227x105; vacant; Hendrik Hudson Co to Fanny Rudomin, 882 Beck; AL; Feb10; Mar4 13.

O C & 100

Fox st, es, 420.9 s Westchester av, see Simpson, ws, 369.8 s Westchester av.

Garden st, 788 (11:3112), ss, 190.5 w So Blvd, 16.8x100; 2-sty bk dwg; Inland Holding Co to Wm R Sanders, 2053 Anthony av; mtg \$5500; Marl; Mar3'13. O C & 100

Gilbert pl, 1215 (10:2761), ns, 100 w Faile 25x100; 2-sty bk dwg; Carrie Lazar to Bernard J Depasse, 1215 Gilbert pl; mtg \$8,000; Feb5; Mar5'13. O C & 100

Glover st, see Glebe av, see Glebe av, c Glover.

Irvine st, S91 (10:2761), ws, 149.4 s arrison av, 20x50; 3-sty bk dwg; Adolph owy to Matilda Lowy his wife, 901 Irne; AL; Aug28'12; Mar3'13. O C & 100

Ivy st, nec Albany av, see Ivy, ws, 200 n Albany.

Albany.

Ivy st (\*), ws, 200 n Albany av, 100x100; also IVY ST (\*), nec Albany av, 325x—xto Albany av x abt 220; Chas L Kingsley, ref to Chas C Watkins Jr, 417 E 122; FORECLOSED & drawn; Dec12'13; Mar4

3.

Ivy st (\*); same prop; Chas C Watkins,
to Thos McMahon, 177 E 70; Jan21; Mar
nom

John st (\*), nws, 175 sw Grant av, 1 x167.2x39.2x150; Stanley Polchinski to J Baxter & Susan A his wife, 1563 Co try Club av, tenants by entirety; Fe Marl'13.

John st (\*), ses, 100 sw Grant av, 50x 100, Westchester; Geo J Baxter to Stan-ley Polchinski, 1540 Pelham rd; mtg \$2,-500; Feb27; Marl'13; O C & 100

500; Feb27; Marl'13; O C & 100

Kelly st, S47 (10:2702), ws, 346 n Longwood av, 33.4x100, 4-sty bk tnt; Longvale Constn Co to Saml Zuckermandel, 766
9 av; mtg \$17,000; Feb24; Mar4'13. nom

Minford pl, 1530-8 (11:2977), es, 75 n
172d, 150x100, 4-4-sty bk tnts; Danl G
Griffin to Ralpaul Realty Co., a corpn,
105 Hudson; mtg \$92,000; Feb28; Marl'13
O C & 100

Minford pl. 1530-8; Ralpaul Realty Co to City Real Estate Co, a corpn, 176 Bway; mtg \$92,000; Feb28; Mari'13. O C & 100

Mosholu Pkway N, nwc Bainbridge av, see Bainbridge av, nwc Mosholu Pkway N.

N.
Simpson st. 940 (10:2723 & 2725), nec 163d (No 1010), 100x110x103.11x110; va-cant; American Real Estate Co to Podgur Realty Co, a corpn, 931 So Blvd; Mar3'13. O C & 100

Simpson st, 900 (10:2723), nec Barretto, 50x105, 5-sty bk tnt: Simbar Realty Corpn to Jacob Gumpel, 215 Audubon av; mtg \$62,000; Feb28; Marl'13; O C & 100

Simpson st (10:2724), ws, 369.8 s Westchester av, 129.1x107.4x129.1x105.11, vacant;
also FOX ST (10:2724), es, 420.9 s Westchester av, runs n226.11xe105xs227xw107.11
to beg; vacant; Fanny Rudomin to Rebecca
Goldberg, 838 Hewitt pl; mtg \$74.700; Feb
11; Mar5'13. O C & 100

Goldberg, 856 Hewret 19, O C & 100

11; Mar5'13. O C & 100

Simpson st (10:2724), ws, 287.8 s Westchester av, 82x105.11x82x105.1, vacant; Chas Riley to Simpson Constn Co, a corpn, 1011 Simpson; AL; Mar5'13. O C & 100

Simpson st (10:2724), ws, 369.8 s Westchester av, 129.1x107.4x129.1x105.11; vacant; Hendrik Hudson Co to Fanny Rudomin, 882 Beck; AL; Feb10; Mar4'13.

O C & 100

William st, nwe Dudley av, see Layton av, ns, 50 w Wilcox av.

Wright st (\*), ws, 25 s 187th if extended, 25x100; Nora Frizzell to Jno J Frizzell, 969 40th, Bklyn; Feb15; Mar4'13.

134TH st E, nwc So blvd, see 135th E, ss, 725 e St Anns av.

725 e St Anns av.

135TH st E (10:2547), ss, 725 e St Anns av, runs e 125 to ws Cypress av xs125.3 to ns So blvd xsw121 to ns 134th xw29.10 xn200 to beg; vacant; Jno B Simpson to Brown-Weiss Realties, a corpn, 63 Park row; B&S; mtg \$38,000; Feb28'13.

O C & 100

136TH st, 448 E (9:2280), ss, 425 e Wil-is av, 25x100, 4-sty bk tnt; Michl Ripp to Elkan Kahn, 1018 E 163; mtg \$6,000; Feb 7; Feb28'13. O C & 100

140TH st, 331-7 E, see Alex av, 302-12.

140TH st, 485 E (9:2285), ns, 725 e Willis av, 37.6x100, 5-sty bk tnt; Augusta Isenberg to Sadie Levy, 485 E 140; Hattie Rosenfeld, 133 W 140, & Gertrude Mandel, 600 E 167; Feb25; Mar4'13.

O C & 100

143D st, 278 E, see College av, 383,

143D st, 278 E, see Conege av, 555.

144TH st, 259-63 E (9:2335), ns, 65.4 w
Arris av, 50x100.8x50x100.9; 3 2-sty & b
fr dwgs; Thos H Roff to Chas McConnell,
241 E 144; mtg \$7,000; Marl; Mar3'13.

O C & 100

144TH st, 326 E (9:2324), ss, 100 w 3 av, 25x99.7, 5-sty bk tnt; Peter Weydig to Wm E Weydig, at Columbia Heights, Weehawken, NJ; AL; Feb28; Mar4'13.

146TH st, 287 E (9:2329), ns, 161.11 e

Morris av, 16.8xl10, 4-sty bk tnt; Robt O

Huson to Otillie Polak, 137 W 110; mtg

\$9,000; Feb25; Feb28'13.

155TH st, 765 E (10:2654), ns, 140.2 w

Tinton av, 20x85.4x20.1x93.8; 2-sty & b fr

dwg; Israel Leibsohn to Arthur O Burger,

758 Beck; mtg \$4,500; Feb7; Mar3'13.

O C & 100

15STH st, 794 E, see Union av, swc 158.
163D st, 1010 E, see Simpson, 940.
166TH st, 770 E, see Tinton av, swc
166th.

166TH st W, nec Nelson av, see Nelson 7, nec 166th.

167TH st E, es, abt 120 s Bryant av, see Westchester av, ws, 120.4 s Bryant av. 167TH st E, nec West Farms rd, see Westchester av, ws, 120.4 s Bryant av.

Westchester av, ws, 120.4 s Bryant av.

168TH st, 454 E (9:2389), ss, 116.2 w
Washington av, 24.11x42.7, 3-sty bk tnt
& strs; also 168TH ST, 456 E (9:2389), ss,
91.2 w Washington av, 24.11x42.7, 3-sty
bk tnt & strs; Model Constn Co to Frank
Netusak, 332 E 93; mtg \$17,250; Feb20;
Mar6'13.

O C & 100

16STH st, 456 E, see 168th, 454 E.

170TH st E, swe Stebbins av, see Stebns av, 1401. 172D st E, nec Vyse av, see Vyse av,

173D st E, nes, at ws Clay av, see Clay av, ve at nes 173.

175TH st, 744 E (11:2948), ss, 111.2 e Clinton av, runs e27.1xs46.2xw0.%xs64.10xw27.1xn111 to beg, 2-sty bk dwg; Helena Tischler to Louis H Cramer, at Saratoga Springs, NY; mtg \$7,500 & AL; Marl; Mar 4'13.

nom nom corrections of the correction of the cor

175TH st, 793 on map 731 (11:2949); also CLINTON AV, 1812-28 on map 1810-28, except parts for 175th & Clinton av; Adolf H Landeker to Inter-City Land & Securities Co, 5 Beekman; mtg \$89,400; Feb28; Mar3'13. OC & 100 1818T st E, nec Crotona Pkway, see Crona Pkway, nec 181st.

182D st, 600 E, see Arthur av, es, 200 n Oak Tree pl.

Oak Tree pl.

182D st (11:3099), ns, 221.4 e Crotona av, 100x100, vacant; York Realty Co to Smada Realty Co, a corpn, 391 E 149; Feb28; Mar1'13.

O C & 100

182D st E, swe Washington av, see Washington av, 2191-5.

184TH st, 367 E (11:3024), es, 273.11 nw Webster av, 81.11x40.5x80.2x40.5; 5-sty bk tnt; Orosant Constn Co to Dominic A Trotta, 2159 Mapes av; mtg \$25,000; Mar1; Mar5'13.

187TH st, 615-7 E, see Hughes av, nwc 187.

188TH st, 512 E (11:3057), ss, 72 w Bathate av, 20x91.2x20x90.9, 3-sty bk dwg; as F Curnen, ref, to Tunis S Bogart, 151 4th, Bklyn; FORECLOS Feb13; Mar4; [ar6'13.

74th, 5ktyli, 7,500 Mar6'13. 7,500 Mar6'13. 78TH st, 620 E, see Hughes av, 2426. 189TH st, 112 E (12:3315), ss, 125 e Creston av, 25x98; 2-sty fr dwg; Wm H Birchall to Quiller Morgan Co, a corpn. 793 Bway; B&S; mtg \$6,000; Mar4; Mar5'13. nom

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189TH st E, sec Prospect av, see Prosect av, sec 189.

Conveyances

pect av, sec 189.

198TH st, 112 E (12:3318), ss, 125 e Creston av, 25x98, 2-sty fr dwg; Edw T Hiscox, ref, to Wm H Birchall, 331 E 200; FORECLOS Feb7; Feb26; Mar4'13.

206TH st, 178 & 182 E, soe 206th, 184 E.

206TH st, 184 E (12:3312), ss, 240 w Mosholu Pkway S, 16.8x120, 3-sty fr dwg; also 206TH ST, 182 E (12:3312), ss, 256.8 w Mosholu Pkway S, 16.8x120, 3-sty fr dwg; also 206TH ST, 178 E (12:3312), ss, 290 w Mosholu Pkway S, 16.8x120, 3-sty fr dwg; also 206TH ST, 178 E (12:3312), ss, 290 w Mosholu Pkway S, 16.8x120, 2-sty fr dwg; also 206TH st E (12:3312), ss, at ws lot 604, runs n100xe25xs92.9 to st, xw26 to beg, being part lot 604, map G F & H B Opdyke; Alice E Keller to Mandel Constn Co, a corpn, 1062 Morris av; AL; Mar4; Mar5'13.

214TH st (\*), ss, 69.1 w Barnes av, 23.10

Mar5'13.

214TH st (\*), ss, 69.1 w Barnes av, 23.10 x100x27x100; Phoenix Ingraham ref to Harold Swain, 1650 Grand blvd & concourse; FORECLOS Dec24'12; Feb28; Mar 4'13

215TH st E (\*), ns, 352 w Barnes av (4 av), runs w43xn66xw60xn94xe108xs164 to beg, Wmsbridge; Roy M Robinson, ref to Michl Brennan Inc, a corpn. 649 E 220; FORECLOS Feb6; Feb27; Feb28'13. 5,600

**216TH st E** (\*), ss, 300 e Bronxwood av, 5x100; Nis J Tafte to Wm Rippey, 927 E 16; Apr12'10; Mar3'13. O C & 100

227TH (13th) st, S10 E (\*), ss, 105 e Barnes av (4 av), 25x114; Geo Kilian to Jacob Ratz, 4538 Richardson av; mtg \$2,-800; Mar3'13. O C & 100

227TH st E (13th) (\*), ss, 105 e Barn av (4 av), 25x114, Wakefield; Isidor Co ref to Geo Kilian 4025 Barnes av; FOR CLOS Feb7; Feb28; Mar3'13.

2318T st E (\*), ss. 305 e Carpenter av, x114, Wakefield; Emily D Hogan widow ¿ devisee Edw J Hogan to Edw H Devlin H E 17; QC; June12'11; Mar5'13. Albany nv, nec Ivy, see Ivy ws, 200 n

Alexander av, 302-12 (9:2303), nec 140th (Nos 331-7), 100x100; 8 3-sty & b bk dwgs; Ida P Clark to Jas Baird, 535 W 112; ½ pt; AT; B&S; mtg \$15,000; Feb28; Mar3'13.

nom
Arthur av (11:3070), es, 200 n Oak Tree
pl, runs e90xn41.8 to ss 182d (No 600), xnw,
w & sw along s & es of 182 & Arthur av,
120.5 to beg; 5-sty bk tnt; Ernestine Malino to Oscar F Miller, 960 6 av; B&S; mtg
\$42,000 & AL; Feb18; Mar5'13. O C & 100

Arthur av, es, 45 n 187, see Hughes av,

Bainbridge av (12:3293), ws, 71.8 s 194th, 80x86.3x82.1x83.6, 2 5-sty bk tnts; Elkan Kahn to Michl Ripp, 448 E 136; mtg \$27,-nom

### Hainbridge av (12:3335-34), nwc Mosholu Pkway N, 62:10x100x35.1x103.10 on curve, vacant; Fanny T Taylor to Patk M Burke, 326 E 21; mtg \$4,000 & AL; Oct30'12; Mar 5'13.

Bainbridge av, nwc Mosholu Pkway N; same prop; Patk M Burke to Jas J Walsh, 110 W 74; AL; Mar5'13. O C & 100

Barnes (4 av), av (\*) es, 208 s 213th 27.2x97.9x25x108.5, Laconia Park; Arthur J Mace & ano EXRS Malinda G Mace to Louis Cohen at Barren Island, LI; AL; Jan8; Feb28'13.

Bathgate av, 1816 (11:2923), es, 53.5 n 175th, 50x100, 2-sty fr dwg & vacant; Georgie M, wife Myron W Cuddeback to M Estelle Butcher, 124 New York av, Bklyn; mtg \$9,000; Marl; Mar3'13. O C & 100

mtg \$9,000; Mar1; Mar313. O C & 100 **Beaumont av, 2284** (11:3101), es, 72.6 s
183d, 20.6x88x20.11x92.11; 2-sty fr dwg;
Thos H Roff to Sarah Browning, 2286
Beaumont av; mtg \$3,750; Mar1; Mar3'13.
O C & 100

Blondell av (\*), es, 25 n Evadna, 25x100; Sarah A Gallagher to Wm M Fleischman, 1435 Williamsbridge rd; Oct8'12; Mar4'13. O C & 100

Briggs av (12:3301), ws, bounded s by line 142 s 197th & nw by nws of bed of old Wmsbridge rd closed, being nws of let 12 on tax map, gore; vacant; Howard Haviland to Geo Stubenvoll, 2785 Briggs av; B&S & CaG; Mar3; Mar5'13.

Bronx Park av, sec Walker av, see Walker av, sec Bronx Park av.

Brook av, 1419 (11:2896), ws, 150 n 170th, 25x90, 1-sty bk str & 2-sty fr rear dwg; Nicoletta Criscuolo to Wm Drahousal, 444 E 79; mtg \$5,000; Mar3; Mar4'13.

O C & 100

Castle Hill av (\*), sws, 600 se Green la 25x105.2; Geo H Janss to Marie Son-nenberg, sec 127th & Claremont av; Feb25; Marl'13.

Marl'13.

Castle Hill av (\*), nwc Chatterton av, 103x180x103x180.1; also WATSON AV (\*), nwc Zerega av, 89.11x216.1 to ss Haviland av x89.8 to ws Zerega av x 216.1; also POWELL AV (\*), ss, 279.1 w Castle Hill av, runs s103xw10 to nes 177th or Tremont av xnw104.11xn48.8 to Powell av xe 88.11 to beg; Richd J Donovan ref to Wm W Buckley at Cranford, Union Co. NJ; FORECLOS Jan30; Feb28; Marl'13. 12,900

Chatterton av, nwe Castle Hill av, see Castle Hill av, nwe Chatterton av.
Clay av (11:2790), ws, at nes 173d, 103x 48x89.2x49.11; 5-sty bk tnt & strs; Mandel Constn Co to Alice E Keller, 252 W 76; mtg \$38,000; Mar4; Mar5'13.

O C & 100

Clinton av, 1812-28, on map 1810-28, see 175th, 793, on map 731 E.

College av, 383 (9:2323), swc 143d (No 278), 25x100, 3-sty fr tnt & str & 2-sty fr dwg; Wm J Law & ano, XRS &c Wm Law, to Wm H Kroepke, 383 College av; mtg \$3,000; Feb28'13.

Creston av, 2268 (11:3163), es. 126.4 s 183d, 16.8x89.6; 2-sty bk dwg; Geo B Mc-Entyre to Eureka Realty Co, a corpn, 401 Greenwich; Feb14; Mar5'13. O C & 100

Crotona Pkway (11:3119), nec 181st, strip 1.1x0.3; Louisa A Shaw to Adolph Bloch, 911 Park av; QC; Feb21; Mar4'13.

Cypress av, swe 135th, see 135th E, ss, 725 e St Anns av.

Cypress av, nwe So blvd, see 135th E, ss, 725 e St Anns av.

Dudley av, nwe William, see Layton av, 50 w Wilcox.

Glebe av (\*), sec Glover st or Grace av, 26x106.9x26x107.1; Jno A McEveety, ref, to Lena Faith, 2152 Westchester av; AL; FORECLOS Feb20; Feb28'13. \$1,000

Grace av, sec Glebe av, see Glebe av, sec

Grand Blvd & Concourse, 964 (9:2461), 3, 34.4 s 164th, runs e191.2xs100xw188.5 to 2xn100 to beg; 3-sty & b fr dwg & va-2xn100 to beg; 3-sty & b fr dwg & va-2xn1; Rudelph A Seligmann ref to Mildred White at Stamford, Conn; FORECLOS 2xn2b1; Mar5'13.

Febil; Mar5'13.

Grand Blvd & Concourse, 2413 (Ryer av)
(11:3165), ws, 325 s Irving, 50x100; 2-sty fr
dwg; Jno H Leith to Excelsior Realty Co,
a corpn, 110 W 34; B&S; Jan2; Mar5'13.

O C & 100

Haviland av, swc Zerega av, see Castle ill av, nwc Chatterton av.

Hill av, nwc Chatterton av.

Hoe av (11:2981), ws, 175 s 172d, 25x100; vacant; Wm R Sanders to Burdick Realty Co, a corpn, 507 E Tremont av; mtg \$2,000; Marl; Mar3'13.

OC & 100

Hoe av (11:2982), ws, 25 n 172d, 100x 100, 2-5-sty bk tnts; Stebbins Holding Co to Ray Holding Co, a corpn, 74 Bway; mtg \$85,450; Feb28; Marl'13.

Hoe av (11:2982), same proper Por Holding

Hoe av (11:2982), same prop; Ray Holding Co to Benj Marder, 784 Kelly; mtg \$85,450; Feb28; Marl'13.

ing Co to Benj Marder, 784 Kelly; mtg \$\$5,450; Feb28; Marl'13.

Hughes av, 2146 (11:3082), es, 254.11 n
181st, runs \$36xe90.10xn18xe4.2xn17.11xw
95 to beg, 2-sty fr dwg; Geo Wallace to
Rose De Canio, 135 28th, Woodcliffe, NJ;
mtg \$9,000; Feb28; Marl'13. O C & 106

Hughes av (11:3077), nwc 187th (Nos
615-7), runs w\$1.6xn45xw83.6 to es Arthur
av xn25xe170.11 to Hughes av xs70 to beg;
3-sty fr tnt &str & 1-sty fr hall & vacant; Arthur H Murphy et al to Mary E
Conlon, 700 Tremont av, 2-7 pt; Margt V
Gleason, 2071 Prospect av, 2-7 pts, Susan
C McShane, 2008 Crotona av, 2-7 pt & Eliz
F Weyand, 1969 Hughes av, 1-7 pt; QC;
mtg \$6,000; Feb27; Mar3'13. nom
Hughes av (11:3077) & 187TH st, 615-7 E
& Arthur av; Arthur H Murphy & Mary E
Conlon, EXRS &c Bridget Murphy to same;
mtg \$6,000; Feb27; Mar3'13. 20,000

Hughes av, 2410 (11:3076), es, 100 n

Conlon, EXRS &c Bridget Murphy to same; mtg \$6,000; Feb21; Mar3'13. 20,000 Hughes av, 2410 (11:3076), es, 100 n Jacob, old line, now 187th, 25x87.6, 4-sty bk tnt & strs; Alfonso Esposito to Concetta Lancella, 2410 Hughes av; B&S; mtg \$11,900; Jan31; Mar1'13. nom Hughes av, 2426 (11:3076), sec 188th (No 620), 45x87.6, 4-sty bk tnt & strs; Saml Prensky to Teresa Masucci, 88 Mulberry; mtg \$32,500; Jan2; Feb28'13. O C & 100 Husley av (13:3423), es, 125 n 259th. 25x93.9x25.2x96.9; Henry Forster to Jas W Cummins, 268 W 43; Mar6'13. O C & 100 Jackson av, 726 (10:2645), es, 221.3 s 156th, 18.9x87.6; vacant; Saml Bowitz & ano to Henry Freiberger, 433 E 86; B&S; mtg \$5,000; Feb28; Mar3'13. O C & 100 La Fontaine av, 2058 (11:3069), es, 100.4 s 180th, 16x100, 2-sty fr dwg; Carl Ernst to Jacob Marx, 170 W 74; AL; Feb28; Mar4'13. O C & 100 C & 100

Layton av (\*), ns, 50 w Wilcox av, 25x 100; mtg \$500; also DUDLEY AV (\*), nwc William, 75x100; mtg \$2,000; Phelan Bros Constn Co to Elise Bentz, 1953 Chatterton av; Marl; Mar3'13. O C & 100

Lyon av (\*), ss, 25 e Glover, 25x100; Edw T Hayes to Pauline T Wienecke, 2216 Newhold av; mtg \$5,500 & AL; Feb27; Feb 28'13. O C & 100

Lyon av (\*), ns, 30 w Parker av, 25x100; hoenix Ingraham, ref, to Mabel A Prag-ell, 819 Ritter pl; FORECLOS Jan28; Feb 7; Feb28'13. 5,150

7; Feb28 15.

Marion av, 2574 (12:3275), ses, 107 sw 93d, 25x98x20.9x98.1, 2-sty fr dwg; Jerry f Carey to Jno H Carey, 235 E 198; AL; eb20; Feb28'13. O C & 100

M Carey to 3no to Feb20; Feb28'13.

Mohegan av, 2024 (11:3123), es, 39.1 s 179th, 33x145.2, except pt for av, 2-sty fr dwg, 1-sty fr rear stable; Adam C Wicke to Adelaide Wicke, his wife, 2024 Mohegan av; mtg \$2,500; Feb26; Mar4'13.

O C & 100

Mosholu av, ns, see proposed rd, ns, 515

Nelson av (9:2513), nec 166th, 75.2x101.1x 75.4x99.2; vacant; Jas L Van Sant to Woodycrest Methodist Episcopal Church 1074 Ogden av; mtg \$5,000; Feb24; Feb28;

Old Williamsbridge rd (12:3301), nws, gore bounded n by line 142 s 197th, w by ws unnamed st, se by said old rd closed, being nws lot 12 on tax map, with rights of way over said old rd; vacant; Geo Stubenvoll to Howard Haviland, 601 7th, Bklyn; B&S & CaG; Mar3; Mar5'13.

Old Williamsbridge rd (12:3301), nws. gore bounded s by line 190 s 197th, e by ws of unnamed st, nw by nws said old rd closed, being also the nws lot 12, on tax map; vacant; Howard Haviland to Edw Sallinger at Central Valley, NY; B&S & CaG; Mar3; Mar5'13.

Penfield av (\*), ss, bet w line lot 145 map Penfield property at S Mt Vernon & e line of church property ofparty 2d pt, runs s along ws lot 145 97.9xn along Church

property 100 & e along av 25 to beg; also WHITE PLAINS RD (\*), sec Penfield av, runs s17xe— to ws lot 145 xn— to Penfield av, at church property xw— to beg, being lands bet old & new lines of Penfield av from said rd to es land of party 1st pt; Susan A Penfield et al, TRSTES &c of Susan A Penfield et al, to Wakefield Grace Methodist Episcopal Church of NY City, 4748 White Plains av; QC; AL; Jan6; Mar+13.

Penfield av, see White Plains av, see enfield av, ss, bet w line lot 145 map Penfield.

Perry av, 2973 (12:3292), nws, 275.7 n Bedford Park blvd, 25x110.1x24.11x108.1 3-sty bk dwg; Geo D Kingston to Mari Eggers, 571 E 140; mtg \$7,000; Feb28; Ma 1'13. O C & 10

Powell av. ss, 279.1 w Castle e Castle Hill av. nwc Chattert Hill av.

see Castle Hill av, nwc Chatterton av.

Prospect av (Taylor) (11:3115), see 189th
Webster av), 25x100; vacant; also PROSPECT AV (Taylor av) (11:3115), es, 25 s
89th (Webster av), 25x100; also PROSPECT AV (Taylor av), (11:3115), es, 50 s
89th (Webster av), 25x100, except parts
aken by city; vacant; Mary T Donovan,
vidow to Walter J M Donovan, 302 W 105;
C; Jan11; Mar5'13.

QC; Jan11; Mar5'13. nom

Proposed rd (12:3423), ns, 515 w Old
Post rd, 75x97.2x75x100.8; also MOSHOLU
AV (13:3423), ns, 147.3 w of a stone monument which is 146.11 w Old Post rd, 50x
100; Max F Greenbaum to Edw Earl, 2
E 55; mtg \$2.000; Apr15'08; Mar6'13. nom

Prospect av, es, 25 & 50 s 189, see Prospect av, sec 189.

Rhinelander av (\*), ns, abt 155 w College.

ct av, sec 189.

Rhinelander av (\*), ns, abt 165 w Stillell av, 46.3x100x38.4x100.4; Hudson P
ose Co to Thos L Fletcher, 943 6 av; AL;
eb20; Mar6'13.

Sherman av (9:2450 & 2453), es 100 n 167th, 449.6x200; vacant; Yorktown Real-ty Co to Otto J Schwarzler, 212 E Tre-mont av; mtg \$10,650; Mar6'13. O C & 100

Southern blvd, nwc 134th, see 135th E,

Southern blvd, nwc Cypress av, see 135th E, ss, 725 e St Anns av.

Southern Blvd, 1078 (10:2744), es, 228.7 West Farms rd, 40x100; 5-sty bk tnt & rs; Reville-Siesel Co to Emma I Wanner, 5 W 177; mtg \$37,500; Feb25; Mar 3'13.

Southern Blvd, 1825-9 (11:2958), ws, 100 n 175th, 64.10x87,9x83.7x105.2; 5-sty bk tnt & strs & 1-sty bk str; Carey Constn Co to Henry Bosch, 209 Willis av; mtg \$47,250; Mar1; Mar3'13.

Marl; Mar3'13.

Stebbins av, 1401 (11:2964), swc 170th, 28x100, 5-sty bk tnt; Mondschein & Co to Philip L Bereano, 67 E 3; mtg \$28,900; Feb28; Marl'13.

Taylor av (\*), ws, 125 s McGraw av, 50x90; Grace L Mackenzie to Geo Mackenzie, 1349 Taylor av; all liens: Mar6'13.

O C & 100

Teller av, 957 (9:2423), ws, 45 n 163d, 40x100, 5-sty bk tnt; Rockland Realty Co to Chas Kronenthal, 430 E 162; mtg \$28,-000; Feb28; Mar4'13. O C & 160

Tinton av (Beach av), 507-9 (10:2581), s, 100 n 147th, 50x100; vacant; Jonathan Hyatt to Jno Gribben; mtg \$700; May1 3; Mar3'13.

73; Mar3'13.

Tinton av (10:2660), swc 166th (No 770), 100x66.10x100x66.9, 2-sty & a fr dwg; 174th St Constn Co to Ferdinando Cioffi, 1116 Intervale av; mtg \$10,000 & AL; Feb27; Feb28'13.

Tieman av (\*), ws. abt 217 n Boston ost rd, 50x100; Martha E Mortensen to eter Murphy, 857 10 av; QC; Feb27; Mar 13

Topping av, 1768 (11:2799), es, 215 s 175th, 20x95, 2-sty bk dwg; Hannah Lewis to Rose Patton, 2694 Briggs av; mtg \$7,-500 & AL; Mar3; Mar6'13.

Tremont av, nes, abt 280 w Castle Hill av, see Castle Hill av, nwc Chatterton av. Union av (10:2655), swc 158th (No 794), runs w113.11x50xe101.5 to ns Westchester av xne18.6 to ws Union av xn36.3 to beg, 6-sty bk tnt & strs; Jos Hahn to Sherman Co, a corpn, 1400 5 av; mtg \$89,-000; Feb28; Marl'13.

Union av, ws. at nws Westchester av. see Union av, swc 158.

Valentine av (12:3301), es, bounded n by 190 s 197th xse by-nws of bed of old Williamsbridge rd closed, being nws of lot 12 on tax map gore with rights over old rd; vacant; Edw Sallinger to Howard Haviland, 601 7th, Bklyn; B&S & CaG; Mar3; Mar5'13.

Naro 13.

Vyse av, 1477 (11:2988), ws, 225 n Jennings, 25x100, 2-sty fr dwg; Caroline G Flowers to Gunhild Tompson, 859 Home; mtg \$3,500; Feb28; Marl'13. O C & 100

Vyse av, 1520 (11:2996), nec 172d, 50x 100, 5-sty bk tnt; Mondschein & Co to Annie Hochfelsen, 142 Lewis; mtg \$45,000; Mar4; Mar5'13.

Annie Hochfelsen, 142 Lewis; mtg \$40,000

Mar4; Mar5'13.

Vyse av, 1557 (11:2989). ws, 200 s 173d, 25x100, 3-sty bk dwg; Everett Harrison to Sandrock Realty Co, a corpn, 261 Bway; mtg \$7,000; Feb17; Mar1'13. nom Walker av (\*), sec Bronx Park av, 106.6 x143.2 to 178th x100x104, except pt for Walker av; Franklin Leonard, Jr, ref, to Mary A Langbein 505 E 175; PARTITION sale & drawn Dec12'12; Feb28'13. 13,475

Washington av, 1471 (11:2902); ws, 202.6 s 171st, 37.6x140.2; 5-sty bk tnt & strs; Mondschein & Co to Annie Hochfelsen, 142 Lewis; mtg \$32,000; Mar4; Mar5'13. nom Washington av, 2067 (11:3036), ws, 210.10 s 180th, 37.6x145, 6-sty bk tnt & strs; Fanny Gruen to Jonas Weil, 12 E 82, & Bernhard Mayer, 41 E 72; B&S; mtg \$35,000; Mar6'13.

Washington av, 2067 (11:3036), ws, 210.10 s 180th, 37.6x145, 6-sty bk tnt & strs; Jonas Weil et al to Fanny Gruen, 116 E 90; B&S; AL; Mar6'13. O C & 100 Washington av, 2191-5 (11:3037), swc 182d, 62.2x85, except strip bet ss 182d & ss Fletcher sts; 2 2-sty fr dwgs & 1 3-sty fr tnt & strs; Melvin G Palliser, ref to Geo Hahn, 160 E 95; mtg \$17,000; FORECLOS Jan7; Jan23; Mar5'13. 23,000

Washington av, 2191-5; Geo Hahn t Clement H Smith Co, a corpn, 460 E Tre mont av; mtg \$17,000; Jan23; Mar5'13.

Watson av (\*), ns, 355 w Olmstead av, 25x108, Unionport, except pt for av; Elise Bentz to Phelan Bros Constn Co, a corpn, 1910 Webster av; mtg \$3,000; Feb28; Mar 3'13.

Watson av, nwe Zerega av, see Castle Hill av, nwe Chatterton av.

Webster av, 3091 (12:3331), ws, 175 s 204th (Woodlawn rd), 50x—x50x120; 5-sty bk tnt; German Real Estate Co to August Grosch, 307 E 10; mtg \$——; Marl; Mar3 '13.

O C & 100

'13. O C & 100

Westchester av (10:2751), ws, 120.4 s
Bryant av, runs w113.8xn81.3 to ses 167th
xsw111.11 to es West Farms rd xs152.4xe
96.9x again e 96.9 to Westchester av xn
150 to beg, 3-sty stn dwg & vacant;
Charlotte F, wife Miner Trowbridge, to
Board of Managers of the Diocesan Missionary & Church Extension Soc of the
P E Church, in Diocese of NY, 416 Lafayette; mtg \$6,000; Feb27; Feb28'13. \$5,000

Westchester av, nws, at ws Union av, e Union av, swc 158.

West Farms rd. nec 167th, see Westchester av, ws, 120.4 s Bryant av.

White Plains rd (\*), es, 63.8 n 216th,
25.7x80.1; Fanny C Stephens to Fredk P
Ballard 3706 White Plains av; mtg \$5,000;
Mar1; Mar3'13. O C & 100

White Plains rd, see Penfield av, see Penfield av, ss, bet w line lot 145 map

Penfield.

White Plains av (\*), ws, 150 s Mace av, 50x100; Leodegar Siebert to Phelan Bros Constn Co, 1910 Webster av; mtg \$5,000; Feb26; Mar5'13.

Wilkins av, 1416-8 (11:2966 & 2977), es, 156.6 n Jennings, 50x100, 3-sty fr tnt & str & 1-sty bk str; Saml Greenfeld to Pauline Friedman, 40 Tompkins av, Bklyn; mtg \$18,000; Feb26; Mar4'13. O C & 100 Willis av, 124 (9:2278), es, 25 n 1333 or Southern blvd, 25x80, 5-sty bk tnt & strs; Sandrock Realty Co to Everett Harrison, 35 S Willow, Montclair, NJ; mtg \$13,500; Feb18; Mar1'13.

Willis av, 209-11 (9:2299), ws, 50 n

Feb18; Marl'13. O C & 10'
Willis av, 209-11 (9:2299), ws, 50 m
136th, 50x96; 2 3-sty bk tnts & strs; Henry
Bosch to Dwyer & Carey Constn Co, a
corpn, 906 E 176; mtg \$40,000 & AL; Marl;
Mar3'13. O C & 100
Willis av, 209-11 (9:2299), ws, 50 n 136th,
50x96; 2 3-sty bk tnts & strs; Dwyer &
Carey Constn Co to Jno J McDonough, 121
E 91; mtg \$40,000 & AL; Mar4; Mar5'13.

nom

Zerega av, swe Haviland av, see Castle Hill av, nwc Chatterton av.

Zerega av, nwc Chatterton av.

Zerega av, nwc Watson av, see Castle
Hill av, nwc Chatterton av.

3D av. 2422 (9:2317), es, 77 s 134th, 25.11
x126.5x25x119.4; vacant; Geo W Gaffney to
Jos C Seguine, 125 Tyson, New Brighton,
SI; % pt; mtg \$2,500; Jan25; Feb28'13.

3D av, 3997-9 (11:2921), ws, 201.9 n 173d, 50.1x131.8x50x131.3, 6-sty bk tnt & strs; Philip E Hendrick Jr to Geo H Pratt, Asylum st, Norwich, Conn; AL; Feb17; Feb28 '13. OC & 100

'13.

3D av. 4001-3 (11:2921), ws. abt 200 s 174th, 50x128.8x50x130.6 on ss, with strip bet above & old ws Fordham av, 5-sty bk tnt & strs; Philip E Hendrick Jr to Geo H Pratt, Asylum st, Norwich, Conn; AL: Feb 17; Feb28'13.

Plot (\*) begins 740 e White Plains rd at point 820 n along same from Morris Park av, runs e100xn25xw100xs25 to beg, with right of wav over strip to Morris Park av; Rosa Nathan et al, EXRS Marcus Nathan, to Mary Fletcher, 1657 Holland av; mtg \$3,500; Feb27; Mar4'13.

#### MISCELLANEOUS CONVEYANCES.

#### Borough of the Bronx.

Garden st, 788 (11:3112), ss, 190.5 w So Blvd, 16.8x100; 2-sty bk dwg; re mtg; Burdick Realty Co to Inland Holding Co, 507 E Tremont av; Feb28; Mar3'13. O C & 100

Gouverneur pl (9:2388), ns, 125.8 e Park v, runs e26xs25xw26xn25 to beg, being and in bed of pl; re mtg; £tta or Henri-ta C S Wellinghaus to City NY; QC; Sept 12; Feb28'13.

Gouverneur pl (9:2388), ns, 125.8 e Park ay, runs e26xs25xw26xn25 to beg, being land in bed of pl; deed of cession; Henry W Holtgrewe to City NY; B&S; Sept5'12; Feb28'13.

Feb28'13. nom

143D st E (9:2288), ns, 299.8 w Brook av, runs n86.9; agmt that above is boundary line; Christina Schwartz. 23 Conrad,Trenton, NJ, with Alice Garlan, 471 E 143 et al; June24'12; Mar½'13. nom

158TH st. 794 E (10:2655), swc Union av runs w113.11xs50xe101.5 to ns Westchester av xne18.6 to Union av xn36.3 to beg; general re; 6-stv bk tnt & strs; Maurice Stierer to Jos Hahn, 794 E 158; Feb28; Mar1'13. nom

167TH st. 826 E (10:2680); re asn rents; recorded Julyl'12; Royal Co of NY to Cioffi Co, a corpn, 1228 Hoe av; Feb19; Feb28'13.

173D st, sec Bronx River av, see Bronx River av, sec 173

182D st E (11:3099), ns, 221.4 e Croton av, 100x100, vacant; re mtg; Reliance Mt, Co to York Realty Co, a corpn, 315 Wash ington, Bklyn; QC; Feb28; Marl'13. nor

197TH st E, ns, 37.5 e Grand blvd & Con-course, see Grand blvd & Concourse, nec

course, see Grand blvd & Concourse, 197.

197TH st E. nec Grand blvd & Concourse, see Grand blvd & Concourse, nec 197.

260TH st W (13:3423), Huxley av, 259th & Newton, the blk, being land lying in bed of old Albany Post rd, so-called, within above blk, being a strip abt 260 ft long & 50 ft wide; also land lying in bed of old Albany Post rd, so-called, within the premises, bounded on s by line parallel W 261st at distance of 100 ft s therefrom, on e by Bway, on w by Huxely av & on n by line 58 n 261st, being a strip 32 ft wide & 218 ft long; Jas R Murphy to City NY; Mar4; Mar6'13.

letters patent

letters patent
Bailey av, 3049 (12:3266), ws, 232 s 231st,
the east 20 ft being parcel No 55 on damage map to open Sedgwick av, Bailey av,
Albany rd, Heath av, Public pl. &c; re
mtg; Title Guar & Trust Co to City NY;
QC; Juyl1712; Mar613. O C & 100

Bronx Park av, sec Walker av, see
Walker av, sec Bronx Park av.

Walker av, sec Bronx Park av.

Bronx River av (\*), sec 173d, runs se 101
to ws Boyntch av xe550 to cl Manor av
xn40xsw260 to cl Ward av av xn254.6 to
ns 174th xnw123.3 to es Bronx River av x
sw80.11 to ss 174th xse154.4 to ws Ward av
xs 158.1 to ns 173d xw207.1 xnw101.6 to es
Bronx River av xsw80 to beg, being lands
in bed of sts & avs; re-mtg; Richd R C
Watson EXR &c Wm Watson to American
Real Estate Co, a corpn, 527 5 av; QC; Oct
18'12; Mar5'13.

18'12; Mar5'13.

Bronx River av (\*), sec 173d, runs se101 to wsBoynton av xe550 to cl Manor av xn14 to sw260 to cl Ward av xn254.6 to ns 174th xn40xsw260 to cl Ward av, xn254.6 to ss 174th xse154.4 to ws Ward av xs158.1 to s 173d xw207.1xnw101.6 to es Bronx Rive av xsw80 tobeg; being lands in bed of st & avs; deed of cession; American Rea Estate Co to City NY; B&S; Oct19'12; Ma 5'13.

Grand Blvd & Concourse (12:3304-112), nec 197th, 90x8.3x90x7.5; vacant; also 197TH st E (12:3304-147), ns, 37.5 e Grand Blvd & Concourse, 25x90, with all title to any land or lane bet above; vacant; CONTRACT; German Real Estate Co with Bertha Pirk, 114 E 198; AL; Feb10; Mar5'13.

Gun Hill rd (12:3358 & 3360); agmt for construction of sewer under tracks at said rd; City of NY with N Y C & H R RR Co & the N Y & Harlem RR Co; Dec20'12; Mar6'13.

Huxley av (13:3423), es, 125 n 259th, 25x 93.9x25.2x96.9, being all title to land in bed of old Albany Post rd in front of above premises; Jas R Murphy to Jos W Cummin, 268 W 43; B&S; Mar6'13, nom

Old Williamsbridge rd (12:3301), nws, gore, bounded n by line 142 s 197th, w by ws of unnamed st, se by said old rd closed, being nws lot 12, tax map, with right of way over said rd; vacant; re-mtg; Fred W Budd to Geo Stubenvoll, 2785 Briggs av; Feb28; Mar5'13.

Feb28; Mar5'13.

Overing av (\*), ns, 80.9 nw Westchester av, 45x irreg, being parcel No 98 on damage map to open Benson av; Annie C Herbert to City NY; AT; QC; Oct22'12; Mar6'13.

Sedgwick av (9:2539), swc 167th, 25x 100; re temporary easement as to construction of Aqueduct tunnel; J Frederic Kernochan to City NY; QC; Octl'12; Mart'13.

Southern Blvd, 1078 (10:2744), es. 228.7 n West Farms rd, 40x100; 5-sty bk tnt & strs; re mtg; Jos Fox to Reville-Siesel Co, a corpn, 1559 So Blvd; QC; Feb24; Mar3'13.

Southern blvd (11:2981), sec 172d, 87.3: 164.2 to ss 172d x139, gore, being parce No 205 on damage map for Elevated R R re mtg; Crotona Realty Co to City NY; G C; July1'12; Mar6'13.

Union av. ws. at nws Westchester av. ee 158th, 794 E.

see 158th, 794 E.

Walker av (\*), sec Bronx Park av, 106.6
x143.2 to 178th x100x104; re dower; Sarah
K, wife Maurice W Levy to Mary A Langbein, 505 W 175; QC; Jan25; Feb28'13. nom

Wallace av (\*), ws, 345 n Morris Park
av, runs n25xe30xs25xw30 to beg, land in
bed of av; deed of cession; Lena Salzer to
City NY; Jan10; Mar5'1\$.

Wallace av (\*), cl 345 n Morris Park av runs w 25xn25xe25xe25 to beg, being lan in bed of av; Regent Realty Co to Len Salzer, 1827 Wallace av; QC; Jan9; Mar5'1'

Wallace av (\*), land in bed of av in front of prop mortgaged Mar3'98, by Carl W & Lena Salzer; re-mtg; Regent Realty Co to City NY; QC; Jan9; Mar5'13.

Westchester av, nws, at ws Union av, e 158th, 794 E.

Westchester av (9:2276), ss, 102.4 w St Anns av, 51.8x100, parcel No 20 on dam-age map for elevated RR; re mtg; U S Life Ins Co of NY to City NY; QC; Mar 12'12; Mar6'13.

Westchester av; (9:2276); same prop parcel No 20 on damage map as above re mtg; Chas E Appleby & ano, TRSTE, Leonard Appleby, to same; QC; May29'12 Mar6'13. prop;

Westchester av. 514-18 (9:2276), ss. 29 e Brook av. 81x137.7x84.5x113.10; re easements as to operation of RR; Stephen D Pringle to City NY; QC; Sept30'12; Mar 6'13.

Plot (\*) begins 840 e White Plains rd at point 720 n along same from Morris Park av, runs e100xn25xw100xs25 to beg, with right of way over strip to Morris Park av; Sigmund Ernst to Dennis C Lennon, 601 E 138; mtg \$3,500; Mar4; Mar5'13. O C & 100 Parcel (\*) 22 on damage map to open Taylor av, from East River to Westchester av; re mtg; Mary F Helmke to City NY; QC; July24'12; Mar6'13. nom Parcel (\*) No 80B on damage map to

Parcel (\*) No 80B on damage map open Glover, from Castle Hill av to W chester av, & Doris, from Glebe av Westchester av; re mtg; Cora B I dreth to City NY; QC; July26; Mar6'13

Parcel (\*) No 36 on damage map to open Lacombe av, from bulkhead line Bronx River to bulkhead line Westchester Creek; Randall av, from bulkhead line Bronx River to bulkhead line Westchester Creek, & Commonwealth av, from Patterson av to Lacombe av; re mtg; Wooster Beach et al to Classon Realty Co, 2069 Westchester av; Febl4; Mar6'13.

Parcel (\*) No 6 on damage map to open e approach to City Island Bridge; re mtg; Anna Soehl to City NY; QC; Nov26'12;

Parcel (12:3266) Nos. 56 to 58 on damage map to open Bailey av, Albany rd & Sedgwick av; re mtg; Grace D Webster to City NY; QC; June18'12; Mar6'13. nom

City NY; QC; June18'12; Mar6'13. nom

Parcel (12:3266) Nos 56 to 58 on damage map to open Bailey av, &c; same
prop; re mtg; Eliz F Hummel et al to
same; QC; June14'12; Mar6'13. nom

Parcel (\*) No 260 on damage map to
open Benson av, Overing av, St Peters
av, Rowland av, Seddon av & Hubbell;
re mtg; Hudson P Rose to City NY; QC;
Dec30'12: Mar6'13. nom

Parcel (12:32560) No 23 on damage map

Parcel (12:3260) No 32 on damage map to open Sedgwick & Bailey avs, Albany rd, Heath av, Public pl & Kingsbridge rd; re mtg; Max Marx to City NY; QC; June 14'12; Mar6'13.

Pareel (13:3403) No 5J on damage map open Kingsbridge av from 230th to 3way; re-award to Wm Reeves; Empire ity Savgs Bank to City NY; QC; Dec22 1; Mar6'13.

11; Mar6'13.

Parcel (12:3269) No 88 on damage map to open Sedgwick & Bailey avs & Albany rd, Public pl & Kingsbridge rd; re mtg; Jno C Martin to Penn Realty Co, a corpn, 1 Bway; QC; July5'12; Mar6'13.

Parcel (\*) No 179 on damage map to open Benson, Overing, Rowland, St Peters, Sedden avs & Hubbell st; re mtg Cyrus Hitchcock to City NY; QC; Aug17'12; Mar 6'13.

6'13.

Parcel (13:3403) No — on damage map to open Kingsbridge av from 230th to Bway; re mtg; Jno Campbell et al, TRSTES, to City NY; QC; June12'12; Mar nom

Parcel (12:3359) No 13 on damage map to open Gun Hill rd from Webster av to Elliott av; re mtg; Margt E Amabile et al to City NY; QC; Dec2'12; Mar6'13, nom

Parcel (\*) Nos 84 & 84A on damage map to open Glover st, from Castle Hill to Westchester avs & Doris st from Glebe to Westchester avs; re mtg; Fishkill Savgs Institute to City NY; QC; Sept28'12; Mar6'13.

Parcel (12:3260) No 32 on damage map to open Sedgwick av, bet Fordham rd & Bailey av, bet Sedgwick av & Albany rd, Heath av, Public pl & Kingsbridge rd; re mtg; Mark Ash to City NY; QC; June 14'12; Mar6'13.

Parcel (\*) No 118 on damage map to open Overing av (Washington av) from West Farms rd to Westchester av; re mtg; Daisy Freutel to City NY; QC; Sept 25'12; Mar6'13.

Parcel (\*) Nos 44 & 45 on damage map o open 222d from Bronx River to 7th; re ttg; Ellen Smyth, individ & ADMTRX has H Smyth, to City NY; QC; Dec3'12; ar6'13.

Parcel (12:3269) Nos 89 & 89A on dam age map to open Sedgwick av, Bailey av & Albany rd; re mtg; Jno Parsons to City NY; QC; July—'12; Mar6'13.

Parcel (12:3268) Nos 89 & 89A on damage map to open Sedgwick av, Bailey av & Albany rd; re mtg; Amos S Hebble to City NY; QC; Dec6'12; Mar6'13.

Parcel (\*) No 121 on damage map to open Parker av from Protectory to Wellington avs; re mtg; Fishkill Savgs Institute to City NY; QC; Nov9'12; Mar6'13. nom

Parcel (\*) No 22 on damage map to open Taylor, from East River to West-chester av; re mtg; Patk F Griffin to City NY; QC; July20'12; Mar6'13. nom

Parcel (\*) Nos 25 & 25A on damage map to open Classon Pt rd from Westchester av to East River; re mtg; Patk F Griffin to City NY; QC; July5'12; Mar6'13. nom

Parcel (\*) Nos 23, 23A, 24 & 24A on damage map to open Classon Pt rd from Westchester av to East River; re mtg; Patk F Griffin to City NY; QC; July5'12; Mar6'13.

Parcel (\*) Nos 156 & 156A on damage map to open Frisby av from Zerega av to West Farms rd; re mtg & consent to award; Annie M Gill to City NY; QC; June 14'12; Mar6'13.

Parcel (\*) No 8 on damage map to open St Lawrence, Commonwealth, Rosedale, Noble, Croes & Fteley avs from West-chester av to Classons Pt rd; re mtg; Mary F Helmke to City NY; QC; Nov1l'12; Mar6'13.

Parcel (\*) No 19 on damage map to open Parker st or av from Protectory to Wellington av; re mtg; Henry H Grote to City NY; QC; Dec18'12; Mar6'13, nom Parcel (\*) No 201 on damage map to open West Farms rd from Bronx River to Westchester Creek; re mtg; Martha A Olmstead to City NY; QC; June6'12; Mar 6'13.

Parcel (\*) No 21 on damage map to open Taylor st or av from East River to Westchester av; re mtg; Patk F Griffin to City NY; QC; Dec13'12; Mar6 13. nom

Parcel (\*) Nos 94 & 95 on damage mar to open Benson av from West Farms ro to Lane av; re mtg; Jas S Bolton Jr to City NY; QC; Oct23'12; Mar6'13. nom

Parcel (\*) No 38 on damage map to open Parker av from Protectory to Wellington av; re mtg & consent to award; Carl Becker to City NY; QC; Nov29'12; Mar6'13.

Parcel (\*) Nos 209, 209A & 209B on om damage map to open Benson, Overing, St Peters, Seddon, Rowland avs & Hubbell st; re mtg; Ratje Bunke et al, EXRS &c Jno Bunke, to City NY; QC; Aug9'12; Mar6'13.

Parcel (\*), No 145 on damage map to open West Farms rd from Bronx River to Westchester Creek; re mtg; Sarah C Buckenham to City NY; QC; June 30'12; Mar6'13.

Parcel (\*) No 184 on damage map to open St Peters av from Westchester av to West Farms rd; re mtg; Jno W Brown to City NY; QC; July16'12; Mar6'13. nom Parcel (\*) No 2A on damage map to open e approach to City Island Bridge, also known as lot 363 King Estate; consent to award to R C Church of St Mary Star of the Sea; Emigrant Indust Savgs Bank to City NY; July22'12; Mar6'13. nom

Parcel (\*) No 20A on damage map to open Main st, City Island; re mtg; City Island Land & Dock Co to City NY; QC; Sept9'12; Mar6'13.

Parcel (\*) Nos 252, 253, 254, 255 & 255A on damage map to open Rowland av from Westchester av to St Raymonds av; re mtg; Edwin Downing to City NY; QC; nom (22) Dec4'12; Mar6'13.

Parcel (\*) Nos 78, 78A, 132 & 132A on damage map to open Frisby av from Zerega av to West Farms rd, & Glebe av from Westchester to Overing avs; re mtg; Edwin Downing to City NY; QC; Sept18 '12; Mar6'13.

Parcel (\*) No 2 on damage map to open Benson av from West Farms rd to Lane av; re mtg; Julius B Denicke to City NY; QC; Aug8'12; Mar6'13.

Parcel (\*) Nos 41, 41A, 41B & 41C damage map to open glover at from Catle Hill av to Westchester av, & Doris or av from Glebe av to Westchester av entg; Helen J Allen to City NY; GAug7'12; Mar6'13.

Parcel (\*) No 145 on damage map to open West Farms rd from Bronx River to Westchester Creek; re mtg; C W H Arnold to City NY; Qc; July31'12; Mar6'13.

Parcel (\*) Nos 41A & 43 on damage map to open Benson av from West Farms rd to Lane av; re mtg; Kath L Butler to City NY; QC: Oct26'12; Mar6'13. nom

City NY; QC: Oct26'12; Mar6'13. nom

Parcel (\*) Nos 41A & 43 on damage
map to open Benson av from West Farms
rd to Lane av; re mtg; Kath L Butler to
City NY; QC; Oct26'12; Mar6'13. nom

Parcel (\*) No 102C on damage map to
open Lyon av from Zerega av to Castle
Hill av; re mtg; Isaac Butler to City NY;
QC; June29'12; Mar6'13. nom

Parcel (\*) No 102R on damage map to

Parcel (\*) No 102B on damage map to open Lyon av from Zerega av to Castle Hill av; re mtg; Isaac Butler to City NY; QC; June29'12; Mar6'13.

Parcel (\*) Nos 68 & 68A on damage map to open Glebe av from Westchester av to Overing av; re mtg; Dollar Savgs Bank to City NY; QC; Augl'12; Mar6'13. nom

Parcel (\*) Nos 11A & 11B on dam age map to open Parker st or av from Pro tectory av to Wellington av; re mtg; Dol lar Savgs Bank to City NY; QC; Nov15'12 Mar6'13. nom

Parcel (\*) No 54 on damage map to open St Lawrence av, Commonwealth av, Rosedale av, Noble av, Croes av & Fteley av from Westchester av to Classon Pt rd; re mtg; Geo F Droste to City NY; Dec 3'12; Mar6'13.

3'12; Mar6'13.

Parcel (\*) Nos 24, 24A & 24B on damage map to open Glover st from Castle hill av to Westchester av & Doris st from Glebe av to Westchester av; re mts; Kath Ill to City NY; QC; Octl'12; Mar6'13. nom

Parcel (\*) Nos 2, 2A, 11 & 11A on damage map to open Main st or City Island av from e approach to City Island av from e approach to City Island Bridge to Long Island Sound; re mts; Emigrant Indust Savgs Bank to City NY; QC; July22 '12; Mar6'13.

Parcel (\*) No 8 on damage map to open

Parcel (\*) No 8 on damage map to open St Lawrence av, Rosedale av, Commonwealth av, Noble av, Croes av & Fteley from Westchester av to Classons Pt rd; re mtg; Solon L & Saml Frank to City NY; QC; Nov19'12; Mar6'13.

Parcel (\*) Nos 41 & 4 2on damage map to open Benson av 1rom West Farms rd to Lane av; re mtg; Annie R Daily, GDN, to City NY; QC; Oct30'12; Mar6'13. nom Parcel (\*) Nos 30 & 30A on damage map to open Glebe av from Westchester av to Overing av; re mtg; Annie R Daly, EXTRX &c Geo Daily, to City NY; QC; June22'12; Mar6'13.

Parcel (\*) Nos 48 & 48A on damag map to open Glover st from Castle Hil av to Westchester av; re mtg; Mary Ehrgott to City NY; QU; Oct16'12; Mary

Parcel (\*) No 22 on damage map to open Taylor av from East River to West-chester av: re mtg; Solon L Frank & ano to City NY; QC; July29'12; Mar6'13. nom

to City NY; QC; July2912; Marto lo.

Parcel (\*) No 198 on damage map to
open West Farms rd from Bronx River to
Westchester Creek; re mtg; Johanna Higgins to City NY; QC; June24'12; Mar6'13.
nom

Parcel (\*) Nos 90 & 90B on damage map to open Parker av from Protectory av to Wellington av; re mtg; Katie Herold to City NY; QC; Nov6'12; Mar6'13. nom

Parcel (\*) Nos 143 & 143A on damage map to open Glebe av from Westchester av to Overing av; Lvon av from Zerega av to Casue Hill av; Frisby av, from Zerega av to West Farms rd; Tratman av from Zerega av to Benson av; re mtg; Jos J Hill to City NY; QC; July10'12; Mar6'13.

Parcel (\*) Nos 143 & 143A on damage map to open same; re mtg; Henry W Kuhlke to same; QC; July30'12; Mar4'13.

Parcel (\*) Nos 124, 122A & 122B on damage map to open Parker st or av from Protectory av to Wellington av; re mtg; Wm Koch to City NY; QC; Nov6'12; Mar6'13.

Parcel (\*) Nos 146, 147 & 147A on damage map to open Bartholdi st from White Plains rd to Bronxwood av; re mtg; Henry Lipps Jr, & ano, TRSTES Henry Lipps, to City NY; QC; July5'12; Mar6'13. nom Parcel (\*), No 117 on damage map to open Overing av from West Farms rd to Westchester av; re mtg; Alfred Loweth to City NY; QC; Sept25'12; Mar6'13. nom Parcel (\*) Nos 24, 24A & 24B on dam-

Parcel (\*) Nos 24, 24A & 24B on damage map to open Glover st from Castle Hill av to Westchester av & Doris st from Glebe av to Westchester av; re mtg; Michl & Jno Tippinger to City NY; Qc; Octl'12; Mar6'13.

& Jno Tippinger to City NY; Qc; Octl'12; Mar6'13. nom

Parcel (\*) No 66 on damage map to open same: re mtg: Albt Mamlock to City NY; QC; Octl'12; Mar6'13. nom

Parcel (\*) Nos 44 & 44A on damage map to open Glover st from Castle Hill av to Westchester av; re mtg: Magnus F Misch to City NY; QC; Sept12'12; Mar6'13. nom

Parcel (\*) No 39 on damage map to open Globe av from Westchester av to Overing av: re mtg: Magnus F Misch to City NY; QC; Sept12'12; Mar6'13. nom

Parcel (\*) Nos 50 & 50A on damage map to open Glover st from Castle Hill av to Westchester av, & Doris st or av from Glebe av to Westchester av; re mtg: Josephine Magrane to City NY; QC; July29'12: Mar6'13. nom

Parcel (\*) No 2 on damage map to open Benson av from West Farms rd to Lane av; re mtg: Dave H Morris to City NY; QC; Sept3'12; Mar6'13. nom

Parcel (\*) No 184 & 185 on damage map to open West Farms rd from Bronx River to Westchester Creek; re mtg; N Y Trust Co to City NY; QC; July19'12; Mar6'13. nom

Parcel (\*) No 184 & 185 on damage map to open West Farms rd from Bronx River to Westchester Creek; re mtg; N Y Trust Co to City NY; QC; July19'12; Mar6'13. nom

Parcel (\*) No 207 on damage map to

Parcel (\*) No 207 on damage map to open Main st from City Island Bridge to L I Sound; Margaretha Nuffer to City NY; QC; July21; Mar6'13.

Parcel (\*) Nos 130 & 130A on damage map to open Main st from e approach to City Island Bridge to L I Sound; re mtg; New Rochelle Co-op B & L Assn to City NY; QC; July21'12; Mar6'13.

Parcel (\*) No 201A on damage map to open West Farms rd from Bronx River to Westchester Creek; consent to award; Martha A Olmstead to City NY; June6'12; Mar6'13.

Parcel (\*) Nos 101, 101A, 102 & 102A on damage map to open Parker av from Protectory av to Wellington av; re mtg; Frank Gass to city NY; QC; Nov19'12; Mar

Parcel (\*) No — on damage map open Parker av from Protectory av Wellington av: re mtg: Frank Gass City NY; QC; Oct30'12; Mar6'13. n

City NY; QC; Oct30'12; Mar6'13. nom

Parcel (\*) No 102B on damage map to open Lyon av from Zerega av to Castle Hill av; re mtg; Frank Gass to City NY; QC; June15'12; Mar6'13. nom

Parcel (\*) No 135 on damage map to open Overing av from West Farms rd to Westchester av; re mtg; Annie M Gill to City NY; QC; July20'12; Mar6'13. nom

Parcel (\*) No 8 on damage map to open St Lawrence, Rosedale, Commonwealth, Noble, Croes & Fteley avs from Westchester av to Classons Pt rd; re mtg; Patk F Griffin to City NY; QC; Nov14'12; Mar 6'13. nom

F Griffin to City NY; QC; Nov14712; Mar Parcel (\*) No 66 on damage map to open Glover st from Castle Hill to West-chester avs, & Doris st from Glebe to Westchester avs; re mtg; Francis S Phraner, EXR &c Caroline M Hitchcock, to City NY; QC; Sept30'12; Mar6'13. nom Parcel (\*) Nos 3, 12, 3A, 12A & 12B on damage map to open Main st for e approach to City Island Bridge to L I Sound; re mtg; Herbt O Sharpe to City NY; QC; Sept25'12; Mar6'13. nom damage map to open Main st for e approach to City Island Bridge to L I Sound; re mtg; Emil Waldenberger to City NY; QC; Aug10'12; Mar6'13. nom Parcel (\*) No 119 on damage map to open Overing av from West Farms rd to Westchester av; re mtg; Jno Weeks to City NY; QC; Sept21'12; Mar6'13. nom

Parcel (\*) No 180A on damage map to open Main st from City Island Bridge to L I Sound; re mtg; Westchester Fire Ins Co to City NY; QC; Sept11'12; Mar6'13.

Parcel (\*) Nos 3 & 4 on damage map to open 222d from Bronx River to 7th; re mtg; Morris E & Jno Webber, TRSTES, to City NY; QC; June11'12; Mar6'13. nom Parcel (\*) No 102 E on damage map to open Glebe av from Westchester to Overing avs; re mtg; Barbara Maixner to City NY; QC; June29'12; Mar6'13. nom Parcel (12:3260) Nos 46 & 47 on damage map to open Sedgwick av, Bailey av & Albany rd; re mtg; Emma L Moller to City NY; QC; July25'12; Mar6'13. nom Parcels (12:3269) to 89 & 89 & 89 A on damage map to open Sedgwick av, Bailey av & Albany rd; re mtg; Emma L Moller to City NY; QC; July25'12; Mar6'13.

Parcels (12:3269) 1.08 89 & 89A on damage map to open Sedgwick av Bailey av Albany rd; re mtg; Amos S Hebble to City NY; QC; Dec6'12; Mar6'13. nom

Re-transfer tax lien (11-2845-6 & 11 346-75; David Wallace to City NY; Jan

Order (13:3402-61) of exemption in matter of transfer tax upon estate of Margt E Seery, deed; Robt L Fowler, Surrogate; Mar4; Mar6'13.

#### LEASES

#### Borough of Manhattan

FEB, 27, 28, MAR. 1, 3, 4 & 5.

Ann st, 21-3, see Nassau,

'Ann st, 21-3, see Nassau, 109.

'Barclay st, 46-8 (1:86), all; Jeannie S
Dike, widow, et al heirs, &c, Henry A
Dike to Whitall Tatum Co, a corpn, 46-8
Barclay; 5yf Mayl'15; Mar4'13. taxes in
excess of year 1908 & 12,500 to 13,500

'Bayard st, 51 (1:163), part of b; Chas
H Rugen to Harry Axelrod & ano, 64
Bayard; 4yf Mayl'13; Mar3'13.

'Bleecker st, 63 (2:529); sur Ls; Bernard
F Golden to M Bayard Brown at Brightling Sea, Eng; Mar3; Mar5'13. nom

'Bleecker st, 315 (2:591); asn Ls; Jos-

"Bleecker st, 315 (2:591); asn Ls; Josephine Jetter to Letitia Emmens, 315 Bleecker; Dec21'12; Mar5'13. nom 'Canal st, 125 (1:303), nwe Chrystie, str & b; David Shaff & ano to Wm Avidan, 581 W 161; 1yf May1'13; 3ys ren; Mar5'13.

Canal st, 125-31 (1:303), nwc Chrystie; sn Ls; Saml J Silberman et al to 125 anal St Realty Co, Inc, a corpn, 83 Canal; far3; Mar4'13.

Cathedral Pkway, 26 (7:1845), str; Saml I Ferguson & ano to Nils Mathel-sen, 240 Manhattan av & ano; from Jan 18 to Jan1'17; Mar3'13.

<sup>1</sup>Chambers st, 94 (1:135), str, b & sub b Bernard Kreizer to Progressive Lunch Co, a corpn, 8 West Bway; 7yf Mayl'13: Mar6'13.

Chrystie st, 155 (2:425; sobrn of Ls & collateral agmt to mtg for \$1,500; Lorenzo Ullo of Bklyn, owner, & Max M Bernstein, of Bklyn, lessee, with Ernst Plath, 39 7th; Feb28; Mar4'13.

Chrystie st, nwe Canal, see Canal, 125-

31.

¹Chrystie st, nwc Canal, see Canal, 125.
¹Dey st, 24 (1:80), ns, 21.2 e Church, 21.2 x77.6x30x77.9, all; Jas R Roosevelt et al TRSTES Jno J Astor to United Cigar Stores Co, a corpn, 44 W 18; 21yf Feb1; 3 ren of 21 yrs ea; Mar3'13.

taxes, &c, & 10,000 to 15,000
¹Elizabeth st, 49-51 (1:204), str fl & pt b; Otto Lorence & ano to Hyman Settel, 88 Vermont, Eklyn; 4 11-12yf Mar4; Mar 5'13.

150.

5'13.

4,000

1Essex st, 170 (2:355); asn Ls; Rosie
Streit to Simon Bollt, 110 W 113; mtg \$5,750; Mar4; Mar6'13. O C & 100

1Grand st, 157 (1:234), str fl; Wilhelmina
Trenkmann to Leon Goldstein, 81 Chrystie; 3 9-12 yf May1'13; Mar4'13. 840

'Greenwich st, 812-4 (2:641); all; Jno W
Ferguson to Victor Typewriter Co, a corpn, 812 Greenwich; 5 1-12yf Jan1'13; 5y ren; Feb28'13. 11,000

Hancock st, 5-7 (2:526); asn Ls; Rocco aterno to Tommaso Pinto, 227 Sullivan ano; mtg \$——; Feb13; Mar3'13. nom

Henry st, 94 (1:275), ss, 135 w Pike, 25.4x100; asn Ls; Louis Oslon to Anna F Cooper at Belmar, NJ; mtg \$4,500; Feb 28; Marl'13.

"Nassau st, 109 (1:90), space on s wall of store, 4.6 wide & 12 ft. deep; also ANN ST, 21-3 (1:90), nec Theatre alley, space 7x8 in store; Max Garfunkel to Jos Erlich, 203 Middleton, Bklyn, & ano; 9yf May1 '13; Mar4'13.

Theatre al, nec Ann, see Nassau, 109.
Washington st, 784 (2:642), part house;
Emma D Warner to Louis Ushkow, 784
Washington; 5yf Mayl'13; Mar6'13. 960

Water st, 211 (1:96), all; A Ir Griggs to Wm Ottmann & Co, at Ft Market on Front; 2 2-12yf Marl'13 ren; Mar4'13.

Wooster st, 179-83 (2:524), 2d & 5th lofts; Jos Gross to Warshavsky & Cohen, both at 86 W 119; 1yf Feb1; 2yren; Mar5-13.

<sup>1</sup>**IST st. 45 E** (2:442); str & b; Philip Mandelman & ano to Independant Provision Co, a corpn, 45 1st; 6yf Mar1'13; Feb28'13 840 & 90 Philip

<sup>1</sup>4TH st. 197 E (2:400); all; Louise Peter to Jno Biro, 197 E 4, & ano; 6 3-12yf Jan 18'13; Feb28'13.

<sup>1</sup>5TH st. 533-5 E (2:401); asn Ls & deposit of \$1,200; Mandel Silver to Gussie Berger, 75 Sheriff; Feb20; Mar5'13. 1,200

<sup>1</sup>5TH st .533-5 (2:401), all; Rosie & Gosy Forst to Gussie Berger, 75 Sheriff yf Junel'13; Mar5'13.

Leases

15TH st. 620 E (2:387); asn Ls; Wm Shor to Hene Shor, 620 E 5; AT; Jan 24; Mar3'13.

HiTH st. 341 E (2:453), all; Rosa Teve Henry Steiner, 245 S 9, Bklyn; 5yf M: 5yren; Mar3'13, 3,6

to Henry Steme, and the stem of the stem o

13TH st. 134-6 E (2:558); sur Ls; l Trinz to Sarah A B Downs, 15 Clark, lyn; Jan22; Mar5'13.

n; Jan22; Mars 13.

13TH st, 405-9 W (2:646), 1st loft; Fishe ealty Co to Leonard Unger, 108 W 141; 9-12 yf Aug1'12; Mar4'13.

2,000

18TH st, 302-4 W, see 8 av, 159.

1218T st E, swc 4 av, see 8 av, 159.

1218T st E, swc 4 av, see 4 av, swc 21.

122D st, 115-9 E, see 23d st, 114-20 E.

123D st, 114-20 E; also 22D ST, 115-9 E
3:878). 1st loft; 114 East 23d St Co to
aml Eiseman, 41 W 89 et al; 10yf Feb1
13; Mar4'13.

8,000

<sup>1</sup>28TH st, 48-50 E, see 4 av, 398-402. <sup>1</sup>29TH st W, sec 10 av, see 10 av, se

30TH st E, nec Lex av, see Lex av,

132D st, 54-6 W, see Bway, 1271-3.

132D st, 106-8 W (3:807); asn Ls; Fr W Anderson to Pabst Bwg Co, 606 W AT; Feb27; Feb28'13.

T; Feb27; Feb2813.

233D st. 18 W (3:834); str &c; 24 W 33; t Co to Cafe Rhein Restaurant Co, 38 t Co to Cafe Rhein R

136TH st, 343-5 W (3:760), all; Patk Geoghegan to Herman Kuthe, 319 E 2 1yf Marl'13; Mars'13, 5,0 136TH st, 343-5 W; asn Ls; Herma Kuthe to H Kuthe Ice Co, 319 E 26; M 4; Mars'13. O C & 1

4; Mar5'13.

137TH st. 9-11 E (3:864); 5th & 6th lofts;
9 E 37th St Co to Elite Styles Co, a corpn,
9-11 E 37; 5 9-12yf May1'13; Feb28'13.

5,000 to 6,000

137TH st, 109 W (3:814); asn all R, T & I to any money that may become due on cancellation of Ls; Peter Da Prato & ano to Lion Brewery, 104 W 108; Feb14; Mar 3'13.

3'13.

137TH st W, nwc 11 av, see 11 av, 455-7.

138TH st, 1 E (3:868), str; E S Siebrecht by Hy A Siebrecht, atty, to Miriam Gieson, 201 W 79; 5yf Mayl'13; Mar5'13.

5,312.50

139TH st, 315 W (3:763), str. &c, & bldg in rear of str; Sarah Fullan to Lucian Lo-wenthal, 251 Ocean Pkway, Bklyn; 3yf May1'13; Mar6'13.

142D st, 215 W (4:1014); asn Ls; Saml Laster to Benj Schorr, 62 Stanton; ½ pt; Mar3; Mar5'13.

142D st, 215 W (4:1014); asn Ls; Hyman L Laster to Saml Laster, 215 W 42; Marl; Mar5'13. O C & 100

Mars 13. O C & 100

143D st W, nec S av, see 8 av, 680.

143D st W, nec S av, see 8 av, 680.

145TH st, 116-S W (4:997), ss, 210 w 6 av, 40x100.4 "The Belmont;" asn Ls as collateral for a 3d mtg for \$140,000; 116 West 45th St, Inc, to Thos E Greacen, 6 W 50; Mars; Mars 13. O C & 100

147TH st, 243 F (5:1240), con Va.

W 50; Maro; Maro; 13.

147TH st, 343 E (5:1340); asn Ls; Adam Glockner to Wm Anthes, 343 E 47; Maro

13. 147TH st, 265 W (4:1019), all; Ethan Allen TRSTE Chas F Allen to Isidor H Kempner, 343 W 87; 5yf Mayl'13; Mar6 13. 2,600 to 2,900

13. 48TH st. 326 E (5:1340); all; Hugh R Healy Jr to Wm E Falkinburg, 62 Prospect, Flushing, B of Q; 5yf Apri'13; Feb 28'13. 50TH st W, swc 11 av, see 11 av, swc

59TH st E, nwc Lex av, see Lex av, 742.

59TH st E, nwc Lex av, see Lex av, nwc

161ST st W, see Columbus av, see Col-mbus av, 37.

164TH st, 149 W (4:1136), all: Kezzie Vickers to Beatrice Obrey, 149 W 64; 3yf Mar15'13; Mar3'13. 2,400

166TH st E, swc Park av, see Park av,

we 66.

176TH st, 362 E, see 76th, 354-60 E.

176TH st, 354-60 E (5:1450), ss. 175 w 1

17. 75×102.2; all; also 76TH ST, 362 E

5:1450), ss, 156.3 w 1 av, 18.9x98.9; all;
Mary F & Thos E McGuinnest to East
2nd Amusement Co. a corpn, 360 E 75;
Oyf Mayl'13; \$2.500 & a further term
of 11 yrs at \$3,000; Marl'13.

taxes, &c, and as above

182D st E, nwc Mad av, see Mad av,
oet 82d & 83d sts.

183D st E. swc Mad av, see Mad av, ws, bet 82d & 83d sts.

184TH st E, swc 2 av, see 2 av, 1615-7.

186TH st, 218 E (5:1531), all; Herman A Schmidt to Harry Schlesinger, 218 E 86; 6 5-12yf Decl'12; Mar3'13. 1,800 & 2,100

189TH st, 72 W (4:1202); sur Ls; I Einhorn to Canebrake Realty Co, a co 35 Nassau; AT; Feb28; Marl'13.

35 Nassau; AT; Febse, Mar. 102D st. 65 E (6:1602); asn Ls & deposit of \$76666 as security; Jno Sargh to Moses Hollander, 11 Pitt; Feb19; Mar6'13, nom

1102D st, 65 E (6:1608); consent to as Ls; Dora Michelman to Moses Hollande 65 E 102; Feb19; Mar6'13.

1102D st, 224 E (6:1651), str, b & 3 rooms & fl above str; Isaac E Seikewitz to Ma-yer Warshall, on premises; 3yf May1'13; Mar3'13.

106TH st E, nec Park av, see Park av,

1112TH st, 314-6 E (6:1683); all; Barne Weinberg to Nicola Grieco, 527 E 117; 3y Mar1; Feb28'13.

Marl; Feb28'13. 3,500

1114TH st, 123 E (6:1642), all; Morris J
Werner of Bklyn, to Morris Borko, 98 E
114; 5yf Aprl'13; Mar6'13. 660

1115TH st, 50 E, see Mad av ,1746.

<sup>1</sup>115TH st W, nwc 7 av, see 7 av, 1902. <sup>1</sup>116TH st, 26 E (6:1621), 2d fl east Louis Vogel to Dr Michl F Baranoff, 2 E 116; 3yf May1'13; Mar3'13.

1116TH st, 113 W, see 116th, 115 W.

1116TH st, 115 W (7:1901), str; also 116TH

T, 113 W (7:1901), west ½ str; S E & M t

C Bernheimer Co, a corpn, to Schwartz

tmusement Co, 71 W 116; 5yf May1'13;

121ST st 241 E (6:1786) all Masses

1121ST st, 241 E (6:1786), all; Moses Baumgarten to Anna Odze, 24 E 121; 3yf Jan1; Mar5'13.

1123D st, 132 E, see Mad av, 1746.
1124TH st E, swe Lex av, see Lex av,

<sup>1</sup>137TH st, 6 to 20 W (6:1734), 4 houses; sur Ls; Chu Foke to Louis Jarmulowsky, 46 W 83, EXR Sender Jarmulowsky; AT; Mar5; Mar6'13.

146TH st. 55 W (6:1738), all; Louis Bloch to Glenmore T Dillard, 132 W 53; 3yf Mar1; Mar4'13. 4,200

3yf Marl; Mar4'13. 4,200

1215TH st W (8:2196), ns, 275 e 9 av.
runs e190 to h w m Harlem River xn200
to ss 216th xw250xs99.11xe75xs99.11 to
beg, all; with all title to land under water, dock, etc; Jno H Thorn et al, EXRS,
&c, Wm F Thorn to H L Herbert & Co, a
corpn, 17 Battery pl; 10yf Marl; 10y ren;
Mar5'13.

taxes in excess of \$1,052.41 & 6,000

<sup>1</sup>216TH st W, ss, abt 275 e 9 av, see 215th W, ns, 275 e 9 av.

<sup>1</sup>Av A, 96 (2:402), str; Annie Wohlers to Benj Bemanowsky, 116 7th & ano; 6 2-12yf Marl'13; Mar4'13.

D, 29-31 (2:373); asn Ls; Isidore A

Av D, 29-31 (2:373); sur Ls; Louis Ober Max Fine, 402 Grand; AT; Feb28; Mar

<sup>1</sup>Amsterdam av, 413 (4:1210), es, 25 s 80th, 5-sty bldg, all; Eliza J Quin to Cushman Globe Co, a corpn, 415 Ams av; 5yf Decl'12; Mar6'13.

Amsterdam av. 861; asn Ls; Peter J Little to Chas Dennis, 316 W 111; AL; Feb 27; Mar3'13.

Amsterdam av, 984 (7:1880), str & b; loyd Constn Co to S A Grice & Co, 952 ms av; 10yf Mayl'13; Mar3'13. 1,200 & 1,300

Amsterdam av, 1088-90 (7:1885), three strs & pt basements: Morris Gorlin & ano to Olnick Bros, 460 Grand; from Feb 20 to Sept28'17; Mars'13.

Amsterdam av, 1109-11 (7:1867), s str Morris Gorlin & ano to Olnick Bros, 46 Grand; from Feb20 to Aug30'15; Mar3'11

<sup>1</sup>Amsterdam av, 1121-5 (7:1867), str of No 1125 & 2d fl of 1121-5; Morris Gorlin & ano to Olnick Bros, 460 Grand; 13 2-12y & 5 days f Feb20'13; Mar3'13. 3,800 & 4,800 

<sup>1</sup>Amsterdam av, 1723 (7:2060); asn Ls; Abr Samuels et al to Rachel Lesser, 552 W 141; Mar4; Mar6'13. nom

W 141; Mar4; Mar6'13.

Amsterdam av. 1723 (7:2060), str with exit to 145th; Wm Hobson to Abr samuels, 957 Aldus, & ano; 5yf Mar1'13; Mar 6'13.

Broadway, 1271-3; also 32D ST, 54-6 W & 6TH AV, 536 (3:833), 1st fl & b; English-American Realty Co to Jno David, a corpn, 1271 Bway; from Feb28 to Octl '17; Mar4'13.

11; Mar4 15.

1 Columbus av, 37 (4:1113), sec 61st. str & b; Jos W Dougan to Geo S Jones, 2384 b; Jos W Dougan to Geo S Jones, 2384 Tiebout av & ano; 8yf Mar1; Mar3'13.

<sup>1</sup>Columbus av. 55 (4:1114), sec 62d; str & b; Mahnken Estates to Martin J Flanagan, 178 E 80; 10yf May1; Feb28'13. 2,500 & 3,000

Columbus av, 504 (4:1250); asn Ls: J IeGowan to Patk Rogerson, 3151 Bwa Iar4; Mar6'13.

Columbus av. 635 (4:1204); asn Ls; Martin Corley to Otto H Gauggel, swc 125th & 8 av; Mar1; Mar5'13.

<sup>1</sup>Convent av, 492 (7:2066); asn Ls & consent by Jos Shenk; Fredk S Steinmann to Fredk S Steinmann Inc, a corpn, 1402 Lenox av; Dec9'12; Mar4'13.

<sup>1</sup>Convent av, 492; asn Ls; F Steinmann Inc, a corpn, to Julius 535 W 151; Mar1; Mar4'13.

¹Convent av, 492; asn Ls as collateral for 97 notes aggregating \$5,050; Julius Tausig to Fredk S Steinmann (Inc), a corpn, 1402 Lenox av; Mar1; Mar4'13.

Lenox av. 494 (6:1732); agmt as to sur of Ls; Gus Grammas, atty for Peter Gram-mas, 494 Lenox av. with Sam I Levine & Louis Katzman; AT; Feb27; Feb28'13.

<sup>1</sup>Lenex av, 494 (6:1732), str; Peter Gammas to Sam I Levine & ano, 494 Lenex av; 2 2-12yf Feb26; 5yren; Mar3'13. 1,020

av; 2 2-12yf Feb26; 5yren; Mar3'13, 1,020

'Lexington av, 161-3 (3:886), nec 30th,
43.10x100, all; Michele Benincasa to Hotel
Avon Co, a corpn, on premises; 10yf Sept
1'12; Mar3'13, taxes, &c, & 27,500 & 30,000

'Lexington av, 445 (5:1299), all; May
Baitzel to Nelson P Swanson & Edw J
Frost, 445 Lex av; 8 7-12yf Feb1; Mar3'13.

taxes, &c, & 1,800 & 2,100

Lexington av, 445 (5:1299), all; Cath W Sandford to Richd P Cunneen, Bound Brook, NJ & Harry S Leslie, 4283 Katonah av; 10yf Septl'll; Marl'l3. taxes &c and 1,800 & 2,100

Lexington av. 445; all; Richd P Cunineen & ano to May Baitzel, 421 Lex av; 10yf Septl'11; Marl'13. taxes &c and 1,800 & 2,100

Lexington av (5:1394), nwe 59th; agmt nodifying two leases; United Cigar Stores to with Jas J Tierney, 703 W 178, & Geo Phret, 1197 Park av; Jan31; Feb28'13.

Lexington av, 742 (5:1394), nwc 59th; portion of str fl & b & all of upper portion of bldg; United Cigar Stores Co to Jas J Tierney, 703 W 178; from Decl5'15 to Apr 28'33; Feb28'13.

Lexington av, 2010-2, see Mad av ,1746. 'Lexington av, 2028 (0:1772), swc 124th; all; Jno B Harrison et al, EXRS &c An-drews Soher to Mary E Mulvihill, 3418 Barker av, & ano; 5yf Marl'13; Mar4'13.

IMadison av (5:1494), ws. bet 82d & 83d Schermerhorn Apt House; Princeton Constn Co. 220 Bway to S Jarmulowsky, a firm, 54 Canal; 2yf Marl'13; upon term as per agmt dated Feb28; Mar3'13. nom Imadison av, 1538-40 (6:1610), ground find & balcony; Reliable Amusement Co to Albert Miller, 416 W 118; 10yf Marl'13. Marf6'13. 4,000 & 4,500

"Madison av, 1746 (6:1620), swc 115th (No 50), all; also LEXINGTON AV, 2010-2 (6:1771), swc 123d (No 132), all; Reuben Sadowsky to David Katz, 278 Madison & ano; 3 4-12yf Jan1; Mar3'13.

<sup>1</sup>Park av, 103 (5:1295), ground fl & rear pt of b; 103 Park Av Co to Exch Buffet Corpn, 3 Broad; 21y 3 mos & 6 days from Jan25; Marl'13. 16,000 & 17,000

lan25; Marl'13. 16,000 & 17,000 lan25; Marl'13. 1Park av, 628 (5:1380). ws, 67 s 66th, 33.5 co, the buildings on leased land; Wm T Lahey to Elbridge T Gerry, — Bellevue av, Newport, RI; AT; Jan31; Marl'13. 5,000

<sup>1</sup>Park av, 628-32 (5:1380), ws, 40 s 66 60.5x60, all; Elbridge T Gerry to Wm Lahey, 71 E 87; 5yf May1'13; Mar4'13. taxes, &c, & 2,6

Park av (5:1380), swc 66th, 40x60; all; Elbridge T Gerry to Mathilda Hoyken-dorf, 543 E 86; 5yf Mayl'13; Mar4'13, taxes &c & 2,400

taxes &c & 2,400

Park av, 630-2 (5:1380); agmt as to release of restrictions, &c; The Lahey Co with Elbridge T Gerry, Bellevue av, Newport, RI; Jan31; Mar4'13, nom

Park av, 1441 (6,1634), nec 106th; str. pt c & 5 rooms above str; Saml Strasbourger & ano, EXRS &c Sol Weisbecker, to Michl F Keogh, 948 Washington av; 5 2-12yf Mar 1; Feb28'13.

1, Feb2813. 1,128

11ST av. 143 (2:450), n str fl & b; Jno Munz to Abr & Benj Greenspan, 136 1 av: 5yf Mayl'1913; Mar6'13. 600

12D av. 81 (2:460); 3d & 4th flrs; Philip Hartenstein to Max Schuster, 5 Clinton; 5yf Mar1; Feb28'13. 900

12D av, 865 (5:1320); str &c; Michele Marroffino to Jacob Gunsburger, 236 E 83; 3yf Marl'13 (2y renewal); Marl'13.

12D av. 1192-4 (5:1437); all; Jno A Weekes, EXR Cath A De Peyster, to Isaac Moritz, 116 E 81; 5yf May1; Feb28'13. 1,000 to 1,200

12D av, 1615-7 (5:1529), swc 84th, 50x 100, 5-sty bldg, all; Frank P Sheehy to Max L Kaufmann, 231 West End av et al; 3yf Mayl'13; option of ren; Mar5'13, 3,750

12D av, 2035 (6:1654), top fl; Isaac Gordon & ano to Max Bernstein, 1 E 106; 3yf Feb15; Mar3'13.

<sup>1</sup>2D av, 2097 (6:1658), n str & s b; Frank orco to Jas Bruno, 340 E 112; 5yf Mar '13; Mar6'13. <sup>13</sup>D av, 129 (3:896); asn Ls; Max Heller Abr Treff, 129 3 av; Feb28; Marl'13.

14TH av (3:849), swc 21st, 92x100; certf as to change of name in two leases from 252 Fourth Av Co to 252 Fourth Avenue Co to whom it may concern; Nov1'12; Mar

<sup>14</sup>TH av, 398-402, & 2STH st, 48-50 E (3:857); all; Robt W Goelet to United Cigar Stores Co. a corpn, 44 W 18; 20yf May1'13; Mar3'13. taxes, &c, & 14,000 to 20,000

taxes, &c., &c. 15,000 taxes, acr, &c. 15,000 taxes, 218-20 (3:828), cor 26th, parts of str, b & mezzanine fl; Croisic Realty Co to Dennison Mfg Co, a corpn, 26 Frankin, Boston, Mass; 10 3-12yf Novl'12; Mar 18,000

16TH av, 144-6 (2:574), sec 11th, 4 bldgs, all; Leonard Weill to Edw Arnheiter, 221 W 116, & ano; 4 11-12v & 27 days f Mar 5'1913; 5y ren at \$4,000; Mar6'13. 3,500

err av. 144-6 (2:574), sec 11th; asn Ls; Edw Arnheiter & ano to Lion Brewery, 104 W 108; Mar5; Mar6'13.

<sup>1</sup>**6TH av. 408** (3:826), all; Jane A Stokes o John E Oison; 15yf Mayl'09; Mar9'09; Iar4'13. 3,250 to 4,200

16TH av. 408; asn Ls; Jno E Olson Wilber C Goodale; AT; June8'10; Ma

nom <sup>16</sup>TH av. 408; asn Ls: Wilber C Goodale o Wm F O'Brien, 900 Summit av; AT; pec28'12; Mar4'13.

<sup>1</sup>7TH av, 297 (3:802), all; Jacob Mannheimer et al EXRS, &c, Meier Mannheimer to Agostino Gazzolo, 4 Van Nest pl; 5yf May1'13; Mar6'13.

17TH av, 1902 (7:1831), nwc 115th, s½ of 5th str n from cor, 9x—, & part c; R & A Realty & Constn Co to Michl Arkin & ano, 104 Lenox av; 3yf Mayl'13; Mar5'13.

<sup>1</sup>STH av, 152 (3:767); s str & b; Sa Cohen to Harry Raab, 320 W 18; 3yf Ma; 12; Feb28'13.

STH av, 159 (3:741), swc 18th (Nos 302-); all; Jno Berry, TRSTE Geo Breeze, torthur L Lawton, Anderson av, Eastcheser, NY; 4yf May1; Feb28'13. 2,760

ter, NY; 49f May1; Feb28'13.

<sup>1</sup>STH av, 680 (4:1015), nec 43d, all; agmt accepting extension of Ls for 2yf May1'16 at \$5,360 per yr; Chas A Christman with Patk F Cusick, 504 Lackawana, Scranton, Pa; Nov29'12; Mar6'13, nom

<sup>1</sup>STH av, 680 (4:1015), nec 43d, all Cusick to Edw Weisberger, 58 V 2-12yf Mar1'13; Mar6'13.

<sup>1</sup>STH av. 2050 (7:1827); asn Ls Jas Canavan to Jas P Shields, 316 W 20; Feb28; Mar6'13.

19TH av. 190 (3:745), ses, 20 ne from of blk bet 21st & 22d, 20x71, the land; Francis L Ogden to Eugenia M Polhamus a Westwood, NJ; 21yf Decl'09; option tren; Mar3'13. taxes, &c, & 54

ren; Mar3'13.

taxes, &c, & 544

110TH av (3:726), sec 29th, 24.8x100, the
land; Marie M I De Courval by N Y Life
Ins & Trust Co, ATTY, to J Edgar Leaycraft, 17 W 42; 21yf Aug!'10; Mar5'13.

taxes, &c, & 1,300

110TH av, 764 (4:1061), str & c; agmt as
to ext of Ls to Febl'17; Mary A McEntegart individ & GDN Ellen McEntegart et
al with Michl Heffernan, 764 10 av; Dec
20'12; Mar6'13.

111TH av, 455-7 (2:682)

20'12; Mar6'13. nom
'11TH av. 455-7 (3:683), nwc 37th, 49.4x
100, all, except cor str & b, 25x73; Terence McKegney to Burling Transportation Co, a corpn, 447 W 36; 20yf May1'13;
Mar3'13. 7,500 to 9,000

111TH av (4:1097), swc 50th, runs s88x w100xs12.5xw225xn100.5 to ss 50th xc325 to beg; all; Jos V Horn & ano to Horn & Hardart Co, 1557 Bway; 20½yf Novl'12 (10y renewal); Marl'13, taxes &c & 24,920

#### LEASES.

#### Borough of the Bronx.

<sup>1</sup>Beck st, sec Intervale av, see Intervale v. 894.

Simpson st, nwc Westchester av, see Vestchester av, nwc Simpson.

Westchester av, fiwe ball, Minnie Mar-lwestchester sq. 73 (\*\* all; Minnie Mar-cuse to David Eisenberg, 1049 Forest av; 3yf Mayl'13; 2yren at \$1,800; Mar5'13. 900 & 1,200

1137TH st E, nwc St Anns av, see St

Anns av, 211.

113STH st, 510 E (9:2265), sur Ls: Eliz Schoenfelder to Elkan Kahn, 1018 E 163; AT; Feb6; Feb2S'13.

O C & 100

1149TH st, 430 E (9:2293), str; Christian G Kuhner to Wm Junge, 2921 3 av; 5yf Apr 1'13; Mar6'13.

2,100 & 2,400 1152D st, 786 E (10:2653); asn Ls; Her-man Kessler to Sarah Kruger, 685 Wales av; Feb28; Marl'13.

161ST st E, nwc Prospect av, see Prosect av, 871.

<sup>1</sup>Brook av, 202-4 (9:2264), s str & b & 5 ooms front 1st fl; Cream City Holding to to Sarah R Moshman, on premises; 6y Dec1'12; 4y ren; Mar6'13. 1,320 to 1,440

\*Intervale av, 894 (10:2711), sec Beck, str & b; Louis Horowitz to Saml Dreyer, 894 Intervale av; from Mar1'13, to Dec31 '17; Mar6'13.

<sup>1</sup>Prospect av, S71 (10:2677), nwc 161st, ortion of str; Sam Haber to Beril Slomotitz, 836 Dawson; 2 2-12yf Mar1; Mar3 1,050

15t Anns av, 211 (9:2265), nwc 137th, str pt b; Sol Cohen to Saml Resnik, 211 St nns av; 4yf Aug1'12; Mar6'13. 1,200

nns av; 4yf Aug1'12; Mar6'13. 1,200

1Southern blvd (10:2722), ws, 70 n Interale av, 1-sty theatre; Jas F Meehan Co
o Oscar & Jos Lifshitz, 846 E 167; 5yf
an1; 5yren at \$2,500 & 2,700; Mar5'13.
1,800 & 2,200 vale av, 1-sty theatre; to Oscar & Jos Lifshit; Jan1; 5yren at \$2,500 &

1,800 & 2,200

1Southern blvd, 949 (10:2725), str & b;
Kellwood Realty Co to Nathan Brown
et al, 857 Prospect av; 5yf Jan1'13; 5y
ren at \$3,000 to \$3,600; Mar4'13.
2,700 to 3,000

Park av, 25.3x95, 2-sty & b bldg, all, except roof; Lucy W Jordan et al EXRS, &c, Richd Webber to Saml Forbes, 2060 Valentine av; 5yf May1'13; 5yren; Mar3'13.

'Unionport rd (\*) near West Farms rd, all; Pauline A Mackay to Ida A Michels; 5yf May1'08; re-recorded from May4'08; Mar3'13.

<sup>1</sup>Unionport rd (\*), same prop; same to same; 5yf Mayl'13; Mar3'13. 600

<sup>1</sup>Washington av, 2179-81 (11:3037); str & bakery; Sophia Gruenstein to Aron Boritz, 1632 Washington av; 5y & 3½ mos fr Feb'12; Feb28'13. 900 & 960

<sup>1</sup>Washintgon av, 2179-S1 (11:3037); s str; Sophia Gruenstein to Nathan Landa, 2179 Washington av; 3½yf Dec15'12; Feb28'13.

<sup>1</sup>Westchester av (11:2726), nwc Simpson, —X—; sur two leases; Edmund Sens to Chas Kling, 369 Mosholu Pkway; Marl; Mar3'13.

"IWillis av, 472 (9:2291); sur Ls; M Grohs Sons, a corpn to Adolph Steiner, 2076 Anthony av; Mar5; Mar6'13. nom 13D av, 2723 (9:2325), all; Geo Dannenfelser to Robt Loewy, 486 E 140; 5yf May 1'15; Mar5'13.

#### MORTGAGES.

#### Borough of Manhattan.

FEB. 28, MAR. 1, 3, 4, 5 & 6.

mAllen st, 129 (2:415), ws, abt 200 n Delancey, 25x87.6; Feb24; Feb28'13; 3y6%; Harris Schwartz to Jos H Schwartz, 920 Av St John. 3,000

Harris Schwartz to Jos H Schward 3,000 Av St John.

"Bethue st, 24 (2:640), ns, 147 w Greenwich, 15.11x80; Mar5'13; due &c as per
bond; Louis H Schnakenberg, Cornwall,
NY to NY Savings Bank, 81 8 av. 4,200

"Bleecker st, 118 (2:524), ss, abt 50 e
Wooster, 25x75; PM; pr mtg \$12.000;
Mar1; Mar3'13; 5y6%; Bleecker Lumber
Co, 118 Bleecker, to Sarah Lauterstein, 342
4,000

E 15.

\*\*Bleecker st, 272-8 (2:587), nwc Morton (Nos 1-3); agmt & certf of reduction of mtg; Mar3; Mar5'13; Wm A Gillen Jr, of Bklyn, with Anna C S Hassey, NY. nom

mBroome st, 50 (2:327), nec Lewis (Nos 22-4), 25x75; ext of \$15,000 mtg to Mar 5'18, at 44.6; Mar5'13; N Y Title Ins Co with Anthony Kuhn, 447 W 50. nom mCanal st, 47 (1:298), ns, 66,10 e Orchard, 24,3x50; Feb28; Mar6'13; 5y4\%; General Holding Co to Blanche B Clark, Plainfield, NJ. 27,000

Plainfield, NJ.

"Canal st, 47; certf as to above mtg; Mar
5; Mar6'13; same to same.

"Canal st, 125 (1:303), nwc Chrystie, —
x—; sal Ls; Feb27; Mar6'13, demand, 6%;
Wm Avidan to Lion Brewery, 104 W 105.

6.433.30 6.433.30

mChrystie st, 155 (2:425), nws, 50.4 n De ancey, 25.9x69.7; pr mtg \$\_\_\_\_; Jan9; Ma U13; 3y6%; Lorenzo Ullo, Bklyn, to Erns lancey, 25.9x 4'13; 3y6%; Plath, 39 E

mElm st, 170 (2:473), ws, 25x100; certf as to payment of \$1,000 on a/c of mtg; June 22'12; Mar3'13; Nassau Mort Co to Michl Brigante, 218 Lafayette.

mFranklin st, 40, see Lafayette, 70-4.

mFranklin st, 40, see Lafayette, 70-4.

mFront st, 66 (1:32), ns, abt 95 w Old sl, 20.8x85x20.8x85.3, ss; PM; pr mtg \$—; Mar6'13, due Jan16'18, 4½%; Fred Ingraham, Hempstead LI, to Lillian E Weaver, 1155 Dean, Bklyn.

4,000

ver, 1155 Dean, Bklyn. 4,000

"Greenwich st, 812-4 (2:641); ext of \$90,000 mtg to Feb!'18 at 5%; Feb27; Feb28'13;
N Y Life Ins & Trust Co with Jno W Ferguson, Paterson, NJ. nom
"Harrison st, 46 (1:183), ns. 53 w Washington, 21x75; Mar1; Mar3'13; due July3'
'14, 5½%; Frances F Murray, Bklyn, to
Ella M Hebard, 75 Macon, Bklyn. 3,250

"Hester st, 50-2, see Ludlow, 30.

"Houston st. 46-8 E (2:521), ns. 44.2 e Mulberry, 42.4x68.5x41.4x64.3; PM; pr mtg \$30,000; Mar1; Mar3'13; installs, 5%; Stevens & Co to Clara Voelcker, 8 E 98, et al. exrs Anna Unger.

exrs Anna Unger.

"Jackson st, 41 (1:261), ws. 24.9 n Cherry, 24.11x100x25.5x100; also CHERRY ST. 432-6 (1:261), nwc Jackson (No 43); 100x25.1x 100x24.9; equal lien with mtg for \$600; pr mtg \$--; Feb24; Mar3'13; due Aug25'14, 6%; Victor Rosenzweig, 221 East Bway to Jacob S Danielson, 665 Lex av.

600

"Jackson st, 41; also CHERRY ST, 432-6; equal lien with mtg for \$600; pr mtg \$—; Feb24; Mar3'13; due Aug25'14, 6%; same to Danl Dober, 22 Morningside av.

mJackson, 43, see Jackson, 41.

"Lafayette st, 70-4 (1:172), nwc Frank lin (No 40), 80x28x80x25; Feb27; Mar1'13 due &c as per bond; Josephine Ahrens Bklyn to Dry Dock Savgs Instn, 341 Bow

ery. 50,000 mLewis st, 12 (2:326), es, 150 n Grand, 25x100; PM; pr mtg \$11,000; Mar1; Mar5'13; 2y6%; Saml Levine, Hyman Gruber & Saml Rothman to Max Hoffman, 884 E 165, 2,275

mLewis st, 22-4, see Broome, 50.

mLudlow st, 30 (1:297), sec Hester (
50-2), —x—; ext of \$30,000 mtg to M
'16 at 5%; Feb28; Marl'13; NY Trust
with Annie Joseph, 70 Lenox av.

16 at 5%; Fed28; Markey,
with Annie Joseph, 70 Lenox av. nom
"Macdougal st, 139 (2:543), ws, 34 s 4th,
24x86; PM; Mar3'13; 1y5%; Jennie F Belardi & Mary F Conti to Emigrant Indus
Savings Bank.

"Macdougal, 139; pr mtg \$10,000; Mar3'13; due &c as per bond; same to Angelo
Alpi, 139 Macdougal.

"Madison st, 309 (1:268), ns, abt 130 e
Montgomery, 26.6x90.7x26.6x89; pr mtg
\$23,000; Feb14; Marl'13; due Octl'14; 6%;
Jakob Loeb to Annie Mintz, 1331 Mad av.
4,000

mManhattan st, swc 3d, see 3d, 354-6 E. mMonroe st, 195 (1:268), ns, 102.6 e Mont gomery. 20.5x90.10x20.5x92.4; Mar3; Mar '13; 3y5%; Jno H Bodine to American Mt; Co, 31 Nassau.

mMorton st, 1-3, see Bleecker, 272-8. mRivington st, 106 (2:411), nes, 66.3 Ludlow, 22x80; ext of \$14,500 mtg to 1 2'16 at 5%; Feb6; Feb28'13; Annie O man with Mary Drisler.

man with Mary Drisler.

mst Marks pl, 43 (2:450), ns, 125 e 2 av, 25x107.4; PM; pr mtg \$16,000; Feb28; Mar 1'13; 5y6%; Antonio Veniero, 165 1 av to Robt Abrahams, 257 W 88.

msouth st (1:242 & 245), bet Clinton & Montgomery, being all the land lying bet ss lots 1159 to 1162 on map Col Henry Rutgers & the East River, with all rents, profits, &c, & all rights & water privileges & rents thereof & the pier & dock property known as Pier No 49 East River; 1-12 part all title; Feb25; Mar4'13; due, &c, as per bond; Fredk W Armstrong of Los Angeles, Cal, to Title Guarantee & Trust Co.

msuffolk st 160 (2:255)

Trust Co. 4,000

\*\*MSulfolk \*\*t, 169 (2:355), nws. 126 sw
Houston, 24x100; PM; Feb28'13, 5y5%;
Pauline K Taylor to Lawyers Mtg Co, 59
Liberty. 18,000

"Thompson st, 218-20 (2:537), es, 225 n Bleecker, 50x85; PM; pr mtg \$\_\_\_; Marl; Mar4'13; 5y4% until Sept21'15 & 6% there-after; Antonio Veniero, 165 1 av, to Ame-deo Pradella, 120 Bay 46th, Bklyn. 12,000

deo Pradella, 120 Bay 46th, Bklyn. 12,000

mWashington st, 466-70 (2:595), ws. 60 s
Canal, 70x100; all; also PLOT begins 60
from ss Canal st & 100 from ws Washington, runs s24xw20xn24xe20 to beg; ½
pt; pr mtg \$65,000; Mar1; Mar3'13; 5y6%;
Lerbro Co, 295½ Pearl to Carolyn S Foster, 11 Chester, Mt Vernon. 14,000

mWashington st, 466-70; also PLOT &c;
certf as to above mtg; Mar1; Mar3'13;
same to same.

"West st, 224 (1:185); leasehold; pr. mtg.

certf as to above mtg; Mar1; Mar3'13; same to same.

"West st, 224 (1:185); leasehold; pr mtg \$10,500; Feb26; Feb28'13; due &c as per bond; Danl F Connelly, 613 Lex av, to August Toebelmann, 224 West. 4,000

"2D st, 99 E (2:429), sws, 74 e 1 av, runs sw22xse2x8xw22xse2x8x4n44.10xnw16.7 to beg; Mar6'13, due, &c, as per bond; Louis Wolfsky devisee Josephine Wolfsky to Herman Mandelbaum, 1295 Mad av, & ano exr Jacob Mandelbaum. 5,000 exr Jacob Mandelbaum. 5,000 av, Jans' Mar6'13; Title Guarantee & Trust Co with Chas Abrahams, 162 Canal. nom m2D st, 214-6 E (2:385); ext of \$5,000 mtg to Dec26'15, at 6%; Feb26; Mar6'13; Sol & Michl Henig with Hyman Schiff. nom m3D st, 354-6 E (2:357), swc Manhattan, runs s69xw31xn10xe0.2xn12.8xw0.2xn46.4 to 3d x e 31 to beg; agmt correcting description in mtg recorded Feb18'13; Feb 28; Mar3'13; Abr Michelson at Coatesville, NJ with Isaac Michelson at Coatesville, NJ with Isaac Michelson at Coatesville, NJ mom

mSTH st, 380-2 E (2:377); ext of \$41,500 mtg to Marl'18 at 5%; Feb28'13; Nellie A Kaliske with Hugo Greenberger, 600 W 141.

nom
"97H st, 348 E (2:450), ss, 100 w 1 av.
—x—; ext of mtg for \$29,000 to Mar5'16 at
4½%; Feb10; Mar5'13; Frances I Schamme
at Garden City, LI, with Moritz Neuman,
114 W 120.

m10TH st. 121 E (2:466), ns. 318 w 2 av, 25x94.7; Feb27; Feb28'13, 5y4½%; Jno Ruff, Glenwood Landing, LI, to Frederic de P Foster, Tuxedo Park, NY, & ano, trstes for Augusta L Jones, will Ambrose C Kingsland.

m10TH st, 121 W; sobrn agmt; Feb28'13 Emilie Schuster with same. "11TH st W, sec 6 av, see 6 av, sec 11.

"12TH st, 239-41 E, see 2 av, 193-5.

"16TH st, 234 W (3:765), ss, 309.9 e 8 av, runs s103.3xe30.1xn35.3xw3.3xn68 to st, x w27.1 to beg; Mar6'13. 5y5%; Louis, Louis C, Kath A, Arthur, Adele & Edgar Monjo to Wm Amend, 38 W 78, trste for Eliz Dunsing will Christian Schieck; 23,000

m16TH st, 427 W (3:714), ns, 325 w 9 av, 25x92; pr mtg \$—; Feb27; Mar4'13; due, &c, as per bond; Public Service Realty & Mort Co to Eva Rosenstock, 1225 Mad av.

m21ST st, 54-60 E, see 4 av, 260-6. m21ST st, 54-60 E, see 1 av, 500 m23D st W (3:720), ss, 137 w 9 av, 13x 98.8, 5-sty bk tnt; pr mtg \$9,000; Feb28; Mar6'13, due, &c, as per bond; Solomon Weher, 414 W 23, to Aaron Wartels, 146 Henry 1,000

m24TH st, 121-3 E (3:880); agmt as to share ownership in mtg; Feb26; Mar3'13; Lawyers Mtg Co to New Rochelle Trust Co & ano, gdns Dofothy S Bostwick et al.

m25TH st, 36-42 E, see Mad av, 21-5. m25TH st E, see Madison av, see Madison av, sec 25.

m25TH st, 34 W (3:826); ext of \$45,000 mtg to Jan17'14 at 4½%; Jan22; Mar3'13; Fredk Schuchardt & ano trus with Rexton Realty Co, 37 Liberty.

m26TH st, 502 W (3:697), ss, 72 w 10 av, 28x148.1; also 10TH AV, 263-5 (3:697), ws 98.9 s 26th, 49,4x72; pr mtg \$30,000; Marl; Mar3'13; due &c as per bond; McCabe Hanger Mfg Co, 425 W 25, to Edmonds Putney, 116 W 73.

m27TH st, 232 W (3:776), ss, 334.9 e 8 av, 24.10x98.9; ext of \$27.50 mtg to Mari'14 at % as per bond; Mar3; Mar6'13; Ira L Kohn with Chas Roos, 112 W 87.

m27TH st, 307 W (3:751), ns, 81 w 8 av, 19x74; pr mtg \$5,000; Mar4; Mar5'13; 1y 4½%; Emma A, wife of, & Wakeman F Reynolds to Emilie J Murray, 221 W 130,

Mortgages

\*\*\*27TH st, 513 W (3:699), ns, 200 w 10 av, 25x98.9; Mar+; Mar6'13, 3y5%; Jennie L Garvey, 513 W 27, to Patk G Tighe, 124 Park av, Yonkers, NY. 12,000 \*\*\*30TH st, 205 W (3:780), ns, 75 w 7 av, 25x100; Mar6'13, due, &c, as per bond; Dora Friede to N Y Savings Bank, 81 8 av. 25,000

20,000 20

Campbell, 214 E 27.

"32D st, 15 W (3:834), ns, 250 w 5 av, 25x
98.9; PM; Feb24; Mar4'13; due Mar4'16, 5%;
Wm Vincent Astor, 1025 5 av, to Francis L
Wandell, 157 E 83, & ano exrs Townsend
Wandell.

Wandell.

"33D st, 533-51 W (3:705), ns, 138.4 e 11
av. runs n98.9xe50xn98.9 to ss 34th (Nos
532-56) xe175.9xs197.6 to ns 33d xw240.7
to beg; pr mtg \$105.000. Feb1; Feb28'13;
installs, 5%; Louise M White, Chatham,
NY, to Lucy D Rice, Worcester, Mass.
10,000

m34TH st, 532-56 W, see 33d, 533-51 W.

"3STH st, 1-11 W, see 5 av, 424-34.

"3STH st, 57 W (3:840), ns, 183.8 e 6 av 18.4x98.9; Jan2; Mar4'13; 3y5%; Harry Baugeard to Geo L Peabody, Narraganset av, Newport, RI.

av, Newport, RI.

\*\*\*m38TH st, 62-4 W (3:839), ss, 141.8 e 6
av, 41.8x98.9; Mar3'13; 3y5½%; Frank
Hedley to Fairfield Holding Co, 100 Bway.
125,000

125,000

m39TH st, 2-14 W, see 5 av, 424-34.

m40TH st, 3 E (5:1275); ext of \$100,000

mtg to Feb15'16 at 4½%; Feb15; Mar5'13;
Bankers Trust Co trste with Louise Inglis, 44 Wall, care Jno Larkin. nom

m40TH st, 345-9 W (4:1031), ns, 180 e 9

av, 45x98.9; Mar5'13; 5y4½%; St Johns
Park Realty Co to Franklin Savings Bank,
656 8 av.

80,000

656 8 av. 80,000

\*\*m40TH st, 345-9 W; consent & certf as to above mtg; Mar5'13; same to same.

\*\*m45TH st, 116-8 W (4:997), ss, 210 w 6 av. 40x100.4; PM; pr mtg \$130.000; Mar5'; Mar6'13, installs, 6%; No 116 W 45th St, Inc, a corpn, to Thos E Greacen, 6 W 50. 140,000 av. 38.4x82; pr mtg \$50.000; Mar1'13; 2y 6%; Jas Hebron, 265 W 70 to Theresa Hebron, 265 W 70.

\*\*m50TH st, 202-4 E (5:1323), ss, 60 e 3 av.

bron, 265 W 70.

"50TH st, 202-4 E (5:1323), ss, 60 e 3 av, 30x60; Mar3: Mar4'13; due, &c, as per bond; Louise I Mitchell to Title Guar & Trust Co.

"51ST st, 12S-30 E (5:1305), ss 64.10 w Lex av, runs s71.10xw15.2xs21.6xw20xn 42.11xw5xn50 to 51st xe40 2 to beg; PM; Mar3'13; 3y% as per bond; Isse Koch to Farmers' Loan & Trust Co, 22 Wm. 40,000

m518T st, 215 W, see Bway, 1651-65.
m52D st, 12 E (5:1287), ss, 210 e 5 av, 30x
100.5; Mar4'13; due, &c, as per bond; Clara
J Keech, Tuxedo Park, NY, to Title Guar
& Trust Co.

52D st, 224 W, see Bway, 1651-65.

m55TH st, 313 W (4:1046), ns, 175 w 8 av, 18x160.5; pr mtg \$14,000; Mar3'13; due &c as per bond; Mary C wife Wm O'Brien to Crescent Star Realty Co, 211 E 55. 1,000 m57TH st, 105-7 W (4:1010), ns, 100 w 6 av, 43x100.5; Mar1; Mar3'13; due Feb1'23, 5%; Freundschaft Soc of City NY, 100 E 72 to Max E Bernheimer, 39 W 72. 120,000 m57TH st, 363 W, see 9 av, 878-86. m58TH st, 333 W, see 58th, 335 W. m58TH st, 335 W (4:1049), ns, 417.10 w 8 av, 21.5x100.5; also 58TH ST, 333 W (4:1049), ns, 417.10 w 8 av, 21.5x100.5; PM; Feb26; Feb28'13, 3y5%; Thos W Henry to Farmers Loan & Trust Co, 22 William exrs Jno J Clancy. 48,800 m59TH st E, nwc Lex av, see Lex av, 742.

exrs Jno J Clancy.

\*\*\*m59TH st E, nwe Lex av, see Lex av, 742.

\*\*\*m62D st. 123 W (4:1134), ns, 287.6 w Col
av, 20.10x100.5; Mar4'13; due, &c, as per
bond; Martin R Jacobus, Ridgefield, NJ, to
Title Guar & Trust Co.

\*\*m68TH st. 37 E (5:1383), ns, 125 e Mad
av, 25x100.5; PM; Mar3'13; 3y4½ %; Marshall J Dodge, Lawrence, LI to NY Trust
Co. 26 Broad.

\*\*m69TH st. 231-3 E (5:1424), ns, 80 w 2 av,
50x100.5; pr mtg \$47.500; Feb18; Feb28'13;
due &c as per bond; Isaac Specter to F
M B Realty Co (Inc), a corpn, 144 W 125.

4,000

m71ST st. 443 E, see

m72D st, 421 E (5:1467); certf as to payment of \$5,000 on act of mtg; Mar4; Mar513; Louis von Schwanenfluegel to Crescent Star Realty Co.

m75TH st, 163 E (5:1410), ns, 250 w 3 a 18.9x102.2; ext of \$10,000 mtg to Jan30; at 4½%; Jan30; Marl'13; Jno Burke wi Wilson M Powell, treasurer.

m76TH st, 213-5 E (5:1460), ns, 171.8 e 3 xy, 33.4x102.2; ext of \$13,000 mtg to Mar 718 at 6%: Mar3; Mar5'13; State Bank with Franconia Realty Co, 1400 5 av. nom

with Francoma Realty Co, 1400 5 av. nom m77TH st. 68-70 E (5:1391), ss. 178.4 e Mad av 33.4x102.2; ext of \$45.000 mtg to fully15'14 at 5%; Feb7; Marl'13; Mutual Life Ins Co with NY Real Estate Security To, Inc, 42 Bway.

m79TH st. 159 E (5:1508). ext of \$10,000 mtg to Feb28'18 at 41% %; Feb28; Mari'l3; Lawyers Title Ins & Trust Co with David Gideon, Sheepshead Bay, NY,

mSoTH st, 42 E (5:1491), ss, 26 e Mad av, 23x66.2; Mar4; Mar5'13; 5y4½%; Mary King to U S Trust Co of NY, 45 Wall,

mSIST st, 156-60 W; certf as to above ntg; Mar3'13; same to same.

mtg; Mars 13; Same to Same.

"S2D st, 122-S E (5:1510), ss, 250 e Par'
av, 75x102.2; ext of \$200,000 mtg to May
'18 at 5%; "eb27; Feb28'13; Frontena
Realty Co, 43 Cedar, with Union Dim
Savgs Bank, 701 6 av.

"S3D st, 72 E, see Park av, 968-70.

m83D st, 128 W (4:1213), ss, 300 w Col av, 32.4x102.2; ext of \$18,000 mtg to Jan29'18 at 5%; Jan29; Mar6'13; Frank I Ughetta with Franklin Savings Bank, 656 8 av.

m84TH st, 325 E (5:1547), ext of \$7,500 mtg to Jan11'16 at 5%; Feb8; Mar1'13; Thos S Ollive, committee, with Mathilda Sobol & Rose Weissman, 325 E 84. nom m85TH st, 108 E (5:1513), ss, 126.5 e Park av, 18.1x102.2; pr mtg \$9,000; Mar5; Mar6'13, 3y5%; Estelle Hustis 173 W 83, to Maximilian J Hertel, 250 W 140. 6.000 m85TH st, 118 E (5:1513), ss, 216.10 e Park av, 18.8x102.2; PM; Mar3; Mar4'13; due, &c, as per bond; Jno H Fitch to Title Guar & Trust Co. 10,000

S5TH st, 301-7 W, see West End av,

msGTH st, 169 E (5:1515), ns, 100 w 3 av, 28x100.8; PM; Feb26; Marl'13; 2y5%; Loew's Theatrical Enterprises to Jas L McCloud, Montclair, NJ. 40,000

McCloud, Montelair, NJ.

\*\*\*m90TH st, 116 W (4:1220), ss, 226.6 w
Col av, 26.6x100.8; Feb28'13; 5y41/2%; Jno
M Hain to German Savings Bank, 157 4
V.

\*\*10000

m93D st, 111 W (4:1224), ns, 134.2 w Col av, runs n100.8xw15.9xs14.2xw0.7xs86.7 to st xe16.5 to beg; pr mtg \$13,000; Marl; Mar3'13; 1y6%; Mary J wife of & Jas W Edwards, 111 W 93, to Margaretha Eggers, 101 W 93.

m93D st, 318 W, see Riverside dr, 202-8. m93D st, 318 W, see Riverside dr, 202 m96TH st, 334 E (5:1558), ss, 140 w 1 av, 35x100.8; PM; pr mtg \$29,000; Feb25; Mar 1'13; 5y6%; Geo Wallace, 631 E 138 to Rose De Canio, 135 28th, Woodcliffe, NJ. 4.500

\*\*\*100TH st, 215-7 E (6:1650), ns, 250 e 3 av, 50x100.11; Mar1; Mar3'13; 3y5½%; Sarah McCauley to Harry Hardesty at 63d & Oxford st, Phila, Pa. 19 000 \*\*\*100TH st, 322-4 W, see Riverside dr, 276.

276.

m101ST st, 77 W (7:1837), ns, 100 e Col
av, 25x100.11; pr mtg \$18,000; Mar6'13,
due, &c, as per bond; Henry W Holling,
414 W 43d, to Jno G Osterberg, 3590 Park
3,000

m102D st, 55 E (6:1608); agmt as share ownership in mtg; Mar5; Mar6'1 Amer Mort Co with Sol Bashwitz. no

m102D st. 127 E (6:1630). ns, 40 w Lex av; 37.6x100.11; Mar6'13, 5y5%; Greystone Holding Co, 52 Bway to Wm Jay exr. &c, Florence M Pragnell, Bedford, N Y. 30,000 m102D st, 127 E; certf as to above mtg; Mar6'13; same to same.

m102D st, 223 E (6:1652), ns, 330 e 3 av, 25x100 11; PM; Feb28; Mar4'13; 2y5½%; Benj Jacobs to Geo Radley admr Ignatius Radley, 601 W 168.

m104TH st. 55 E (6:1610); agmt changing interest days; Mar4'13; Franz Schilp with German Savgs Bank, 157 4 av. nom m104TH st. 48 E (6:1609), ss. 70 e Mad av, 25x100.11; pr mtg \$---; Feb28'13; due &c as per bond; Caspar D P Schnoor to Sol Lehmeier, 63 E 105. 5,000

m106TH st E, nec Park av, see Park av, 1441.

#169TH st, 232 E (6:1658), ss, 360 e 3 av, 25x100.11; Mar4; Mar5'13; due &c as per bend; Annie Abbate, 374 W 116 to Wm F Moore, 111 W 11.

m11TH st. 63-7 E (6:1617), ns. 120 e Mad av. 46.9x100.11: Feb28'13, 5y5%; Gertrude Weber & Eliz Lipshutz to Walter M Keck, trste, East Orange, NJ. 42,000

trste, East Orange, NJ. 42,000

"111TH st 309 W (7:1846), ns, 191.8 w
8 av, 33.4x100.11; PM; pr mtg \$29.000; Mar
1; Mar3'13; due &c as per bond; Eliz Held
to Reliant Leasing Co, 132 Nassau. 2,500

"112TH st, 243 W (7:1828), ns, 346 w 7
av, 18x100.11; PM; Mar5'13; 5y% as per
bond; Saml Frankel to Margt W Doscher,
243 W 112. 10,000

243 W 112.

\*\*m13TH st, 60 E (6:1618), ss, 45 e Mad av, 25x100.10; pr mtg \$17,500; Feb24; Mar 6'13, due Jan3'15, 6%; Annie D Wallace of Matteawan, NY, to Catharina E Birkenhauer, 2142 Arthur av.

4,000

miliath st, 105-9 E (6:1641), ns, 36 e Park av, 42.8 x100.11; pr mtg \$50,000; Mar 3'13; due Nov3'14, 6%; Saml Cohen to Ames Nostrand Realty Co, Inc, 1400 5 av.

m114TH st. 18 E (6:1619), ss, 200 e 5 av, 25x100.11; Mar4; Mar5'13; 5y4½%; Sam Gordon to Wolcott G Lane, 353 W 84, trste Lorillard Spencer for Eleanora L S Cenci. 19,000

m114TH st, 18 E; sobrn agmt; Mar4; N 5'13; Sam Gordon & Morris & Sarah Go friend, 12 E 114, exrs Herman Go friend with same.

m115TH st. 330-2 E (6:1686), ss. 360 e 2 av. 2 lots, each 20v100.11; ext of 2 mtgs for \$9,000 each to Mar8'14 at 5½%; Mar 6'13; Met Savings Bank with Carmela Palermo, 325 E 115.

m117th st, 363 E (6:1689), ns, 81 e 2 av, 24x50; PM; pr mtg \$7,650; Mar1; Mar3'13; due &c as per bond; Diego Salatino to Louise Withey, 175 Sterling, Bklyn. 1,856 

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gage Co, 59 Liberty.

\*\*\*m117TH st, 422 E (6:1710), ss, 260.8 e 1
av, 16.8x100.11; PM; Feb28'13, 5y5%; Santo
Giacini to Lawyers Mtg Co, 59 Liberty.
5,500

5,500

The st, 12 W (6:1601); Ernest W S

Pickhardt to Maude S Pickhardt, his wife, both at 9 W Bolton Gardens, Old Brompton rd, London, Eng; AT; Dec19'05; Mar3'13.

m124TH st, 244 W (7:1929), ss, 274.9 e 8 av, 25.3x100.11; PM; Feb27; Feb28'13; due &c, as per bond; Philip Bernhardt, 1822 Av H. Brooklyn to Jno Dauenhauer, 62 W 69.

m125TH st, 149 E (6:1774); sal Ls; Mar ; Mar6'13, demand, 6%: August F Ehler & Karl Carl to Jacob Ruppert, a corpn, 639 3 av. 4,000

1639 3 av. 4,000
m125TH st, 16 W (6:1722). ss, 185 w 5 av. 37.6x100.11; PM; pr mtg \$110,000; Feb28; Marl'13; due Sept10'13; 6%; Inter-City Land & Securities Co to Marie R Winters, Port Washington, LI. 5,700

m125TH st, 16 W; certf as to above mtg; Feb28; Marl'13; same to same.

m125TH st, 16 W; PM; pr mtg \$115,700; Feb28; Marl'13; due &c as per bond; Inter-City Land & Securities Co to Degelman Realty Co, 2150 3 av.

m125TH st, 71-5 W (6:1723), ns, 85 e Lenox av, 58.10x99.11; 1-5 pt; Marl; Mar4'13; 2y 5%; Oliver De G Vanderbilt, 45 Evergreen pl, East Orange, NJ, to Lem A Smith, 36 E 10.

"136TH st, 492-4 W (7:1972); asn rents to secure satisfaction of judgment for \$150; Mar3; Mar4'13; Isaac Kahn & ano to David Strausman, 104 2 av.

Mars; Mars; 104 2 av.

"136TH st, 494 W (7:1972), ss, 50 e Ams av, 50x99.11; pr mtg \$50,000; Feb21; Mar4'13; 2v6%; Isaac Kahn, 58 E 94, to Louis Van Brink, 207 W 98.

"136TH st 494 W (7:1972), ss, 50 e Ams av, 50x99.11; sobrn agmt; Feb21; Mar5'13; Mae Weil with Louis VanBrink, 207 W 98.

"136TH st 494 W (7:1972), ss, 50 e Ams av, 50x99.11; sobrn agmt; Feb21; Mar5'13; nom

milistry et 4.74 W see Ams av 1627-33.

m142D st, 603-9 W (7:2089), ns, 100 w Bwar, 100x99.11; supplemental to mtg recorded Dec17'08; pr mtg \$153,000; Feb 28'13; due, &c as per mtg; recorded Dec 17'08; N Y Real Estate Security Co to N Y Trust Co trste, 26 Broad.

Trust Co trste, 26 Broad.

m144TH st. 160 W (7:2021), ss, 137.6 e 7 av, 37.6x99.11; ext of \$22,000 mtg to Mari'16 at 5%; Feb20; Mar3'13; East River Savings Instr. with Jos E Kennedy, 160 W 144, nom. m147TH st. 543 W (7:2079), ext of \$6, mtg to Feb1'16 at 4½%; Feb3; Marl' Bankers Trust Co trste Johannah S S mour with Edw B Jenks, 143 Liberty, n 151ST st W. nec Riverside dr, see Riv-rside dr, 740.

Firstde dr. 740.

m152D st. 524 W (7:2083), ss 345 w Ams av. 40x99.11; PM; Feb28; Mar5'13; 3y6%; Saml H Glasser to Central Bldg Impt & Investment Co, 149 Church.

#163D st, 537-43 W (8:2122), ns, 100 c Bway, 110x99:11; certf as to payment of \$2,500 on a/c of mtg; Feb10; Mar4'13 Fredk Saland to Comfort Realty Co.

m164TH st W, nwe St Nicholas av, see St Nicholas av, nwe 164. m166TH st W, see Audubon av, see Au-lubon av, see 166th.

m166TH st, swe Audubon av, see St Nich-plas av, see 166.

m166TH st, 530 W, see St Nicholas av, sec 166.

m167TH st, 444-6 W, see 167th, 448-50 W m167TH st, 444-50 W, see 157tH, 448-50 W.
m167TH st, 448-50 W (8:2111), ss, 238.7 e
Ams av, 59.8x57.9x50x90.3; also 167TH
ST, 444-6 W (8:2111), sws, 111.8 nw Colonial Pkway, 59.8x74.3x50x41.8; Mar4; Mar
6'13. due, as per bond without interest:
Jacob Starkman to Herman Zagor, 64 E
122. 2,000

122.

\*\*m176TH st W (8:2133), ss, 100 w Audubon av, 2 lots ea 75x87.1; 2 bldg loan mtgs ea \$65.000; Feb28; Marl'13; due Sept 1'13; 6%; Placid Realty Co, 35 Nassau to Van Dyck Estate, 331 Mad av. 130,000 m176TH st W (8:2133); same prop; two certfs as to above mtg; Feb28; Marl'13; same to same.

"180TH st W, nec Pinehurst av, see Pine-urst av, nec 180.

hurst av, nec 180.

\*\*m180TH st W (8:2177), ss, 97 e Haven av, 50x100; Mar4; Mar5'13; 5y5%; Munden (Constn Co to Bendheim Constn Co. 128 43,000

m180TH st W (8:2177); same prop; certf as to above mtg; Mar4; Mar5'13; same to nom

m186TH st W (8:2177); same prop; natg \$43,000; Mar4; Mar5'13; 3y6%; sam

m180TH st W (8:2177); same prop; cert s to above mtg; Mar4; Mar5'13; same to

"180TH st W, sec Haven av, see Haven av, sec 180.

180TH st W, sec Haven av, see Haven

mIS3D st, 567 W (8:2154), ns, 160 e St Nicholas av, 20x99.11; Mar4'13; 5y5%; Nel-son A Lawton to Lawyers Mort Co, 59 Lib-

m1918T st W, see Wadsworth av, see Wadsworth av, sec 191.

mAv A. 205 (2:440), ws, 51.9 s 13th, 25.9x 100: given to secure loan of \$3,000; pr mtg \$26,000; Feb28; Marl'13; installs; 6%; Abr or Abram Salkin, Bklyn to Max Moskowitz, 147 Grand.

MAV A, 1333 (5:1460), nwc 71st (No 443), 29,4x75; PM; Feb27; Feb28'13; due &c as per bond: \_nas W Knoche, 207 E 68 to Jacob Fritz, 1419 Clinton av. 6,000

mAv A, 1666; sobrn agmt; Feb27; Mar3'13; Wm Liesenbein with same. nom mAv A, 1668 (5:1584), es, 50.4 s 88, 25.2x 75; Mar3'13; 5y4½ %; Adolph Bloch to German Savings Bank of City of NY, 157 4 av.

mAv A, 1668; sobrn agmt; Mar3'13; Rosa Simm with same.

"Av A, 1670 (5:1584), es, 25.2 s 88th, 25.2 x75; Mar3'13; 5y4½%; Adolph & Henry Bloch to German Savings Bank of City of NY, 157 4 av. 12,000

of NY, 157 4 av.

"Av B, 207 (2:395), es, 29.3 s 13th, 24.1x
93.2x24.3x93.2; pr mtg \$---; Mar3'13; demand, 6%; Tillie D Goodman to Jonas
Weil, 21 E 83 & ano. 1,000

"Av B, 207 (2:395); ext of \$17,000 mtg to
Mar1'18, at 5%; Mar3; Mar6'13; Lawyers
Title Ins & Trust Co with Tillie D Goodman.

"Audubon av, swe 166th, see St Nicholas

"Mudubon av (8:2123), sec 166th, 34.11x 95; Feb28'13; 3y5%; American Exchange Realty Co to Emigrant Indus Savings Bank. 38,000

"Audubon av (8:2123), same prop; certf as to above mtg; Feb27; Feb28'13; same to same.

"Audubon av (8:2123), same prop; s gmt; Feb25; Feb28'13; Julius Liber

"Amsterdam av, 1627-33 (7:2057), sec 141st (No 476), 99.11x35; supplemental to mtg recorded Dec17'08; pr mtg \$75.000; Mar6'13, due, &c, as per mtg recorded Dec17'08; N Y Real Estate Security Co to N Y Trust Co, 26 Broad.

M Y Trust Co, 20 Broad.

"Bowery, 223½ & 225 (2:426), es, 111.1 n
Rivington, run se99.10xs11.3xe48xn25xe
33.10 to an alley 10 ft wide xn24.1xw184.3
to es Bowery xs38.11 to beg; all title to
any strip adj PM; pr mtg \$100,000; Feb
27; Mar4'13; 2y6%; Salvation Army, a
corpn, 120 W 14, to Saml A Berger, 56 E
87.

\*\*\*Brondway, 1651-65 (4:1023). nwc 51st (No 215), 201 to 52d (No 224) x103.11x 200.10x108.2; leasehold; pr mtg \$9,000; Mar 1; Mar5'13; 1y6%; Waldemar Co to Elmer M Kimbark, 617 Pavonia av, Jersey Cit NJ.

mBroadway, 1651-65; certf as t ntg; Mar4; Mar5'13; same to same

mBroadway, 3100 (7:1978), nec 123d, 100.11 x100; supplemental to mtg recorded Dec 17'08; pr mtg \$188,000; Mar3'13; due &c as per mtg recorded Dec17'08; NY Real Estate Security Co to NY Trust Co, 26 Broad.

mBroadway, 3100; ext of \$18,000 mtg Febl'18 at 6%; Mar3'13; Chas M Ros ...al with Geo J Schroder, 3100 Eway

mBrondway, 3136-42 (7:1980), nec 125th (No 553), 99.11x75; also 135TH ST E (10:-2547), ss, 725 e St Anns av, runs e 125 to Cypress av, xs125.11 to ns Southern blvd xsw121 to 134th xw29.10xn200 to beg; agmt amending mtg; Feb28; Marl'13; Brown-Weiss Realties, a corpn, with Hunts Point Estates, 165 Bway.

"Broadway (7:1980); also 135TH ST 2547), same prop; certf as to above a Feb27; Marl'13; same to same,

mBrondway, 3136-42 (7:1980); ext of \$125,000 mtg to Feb1'18 at 5%; Feb27 Feb28'13; Brown-Weiss Realties, a corpn. with Seamens Bank for Savings in City NY, 76 Wall.

Broadway, 3136-42; consent to above at agmt; Feb27; Feb28'13; same to same.

Broadway, 3136-42; certf as to above tg; Feb27; Feb28'13; same to same. — Broadway, es. 64 n 185th, see Wads-worth av. ws. 60.2 n 185.

mBroadway (8:2167). es, 39 3 n 185th, runs n 150xe176.4xs2.1xe35xs154.5xw191 to beg; pr mtg \$---; Mar3; Mar4'13; due Sept3'13, 6%; Comfort Realty Co to Fredk Saland, 6,500

mBrondway (8:2167), same prop; certf as to above mtg; Mar3; Mar4'13; same to same.

"Claremont av, 182 (7:1993), es, 100 n 125th, 40x100; supplemental to mtg re-corded Dec17'08; pr mtg \$39,000; Feb26; Mar3'13; due &c as per mtg recorded Dec 17'08; NY Real Estate Security Co to NY Trust Co, 26 Broad, trus.

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mColumbus av, 55 (4:1114), sal Ls; Feb 26; Feb28'13; demand, 6%; Martin J Flan-agan to Lion Brewery, 104 W 108. 2,888.01

agan to Lion Brewery, 104 W 108. 2,888.01

"Columbus av. 635 (4:1204); sal ls; Mar
1; Mar5'13; demand, 6%; Otto H Gauggel
to Jacob Ruppert, a corpn, 1639 3 av. 5,000

"Columbus av. 770 (7:1852); ext of mtg
for \$20,000 to Feb3'18, at 4½%; Feb25;
Mar6'13; Adolf M yer, 11.5 Lex av, with
Walter F Kingsland, 22 Ave du Bois de
Boulogne, Paris, France.

"Greenwich av. 111-12. (2:215)

"Greenwich av, 111-13 (2:615),; ext of \$45.000 mtg to Nov2'16 at 5%; Feb14; Mar4'13; Fredk W Senff with Jacob Saalberg, 267 W 89.

"Haven av, 214 (8:2177), es 50 s 1801 50x97; Mar4; Mar5'13; 5y5%; Mund Constn Co to Robt Graves at Mineola, N et al trus Margt J P Graves for Edw Loughman. oughman.

Haven av, 214; certf as to above mtg
ar4; Mar5'13; same to same.

ar4; Mar5 13; same to same.

\*Haven av, 214; pr mtg \$43,000; Mar4; ar5 13; 3y6%; same to Bendheim Construents.

\*8,000

"Haven av, 214; certf as to above mtg; Mar4; Mar5'13; same to same.

"Haven av (8:2177), sec 180th, 100x147; sobrn agmt; Mar4; Mar5'13; Bendheim Constin Co with Robt Graves, Mineola, LI et al, trus Margt J P Graves for Edw J Loughman.

LI et al, trus Marges.

Loughman.

mHaven av (8:2177), sec 180th, 100x147;
ext of \$11,750 mtg to Mar4'16, at 6%; Mar
4; Mar6'13; Bendheim Constn Co with
Munden Constn Co, 149 Bway.

mLexington av, 742 (5:1394), nwc
sal Ls; Feb26; Feb28'13; demand, 6%;
Jas J Tierney to Geo Ehret, 1197 Park
av.

av.

"Madison av, 21-5 (3:854), sec 25th (Nos
36-42), runs e175xs98.9xw75xn24.8xw100 to
av x n 74 to beg; pr mtg \$1,500,000; Feb
28'13; due &c as per bond; Musgrave
Realty Co to Carl Vietor, 56 E 56 et al.
300,000

"Madison av (3:854), sec 25th, -x-certf as to mtg for \$300,000; Feb28; Marl '13; Musgrave Realty Co to Carl Victor

et al.

"Madison av. 1919 (6:1748); ext of \$12,000 mtg to Feb17'16 at 5%; Feb20; Feb
28'13; Lawyers Mort Co with Hospital for
Deformities & Joint Diseases. nom
"Manhattan av. 403 (7:1943), ws. 19.11 s
117th, 18x50; Feb28'13; 5y5%; Reuben E
Fichthorn, 153 E 150, to Nellie T McCafferty, 243 E 116.

"Northern av (8:2177), nwc 180th, 100x60;
Mar3'13; 3y5%; Emmay Realty Co. 802 W
181 to Empire City Savings Bank, 231 W
125.

"Northern av (8:2177); same prop; certf

Northern av (8:2177); same prop; certs to above mtg; Mar3'13; same to same

mPark av. 754 (5:1386), ws, 67 s 72d runs w24xs6xw23xs1xw4xs7xw16xs23.2xe72 to av xn35.2 to beg; Mar3'13: 5y4\\% \%; Henry de Coppet to U S Trust Co, 45 Wall. 50,000

Coppet to U S Trust Co, 45 Wall. 50,000

"Park av, 968-76 (5:1494), swe 83d (No
72), 102.2x90; PM; pr mtg \$500,000; Feb
28'13; due May2'17, 5½%; Benj Stern to
Leo S Bing & ano, 2170 Bway. 100.000

"Park av, 1080 (5:1500); ext of two mtgs
aggregating \$32,750 to Oct15'17 at 4½%;
Oct15'12; Mar3'13; Greenwich Savings
Bank with Jacob Gundlach, 250 E 52 &
Josephine Pfriemer, 250 E 52. nom

"Park av, 1441 (6:1634), nec 106th, —x
—; Feb25; Feb28'13; demand, 6%; Michl
W Keogh to Geo Ehret, 1197 Park av.
2.000

mPinehurst av (8:2177), nec 180th, 100x 101.5x100x109.9: Mar3: Mar4'13: due, &c, as per bond; Emmav Realty Co to Germania Life Ins Co, 50 Union sq. 150,000

mPinehurst av (8:2177), same prop; certfis to above mtg; Mar3; Mar4'13; same

mRiverside dr. 276 (7:1888), sec 100th st (Nos 322-4), 101.6x140.8x100.11x150; or mts \$700.000; Mar6'13, installs, 6%; Wm T Evans to West Side Constn Co, 324 W

"Riverside dr, 740 (7:2098), nec 151st; cancellation of asn of rents recorded Apr 27'11: Feb24; Marl'13; Chas M Rosenthal to Edw A Hannan. nom

"St Nicholas aw (S:2122), nwc 164th, runs wi...xn125xe124.10 to ws av xs133.4 to beg; bldg loan; Mar3; Mar4'13; 1y6%; Albion Constn Co to Montrose Realty Co. 135

mSt Nicholas av (8:2122), same propertf as to above mtg; Mar3; Mar4'13;

same to same.

"St Nicholas av (8:2122), same prop;
PM: pr mtg \$265,000; Mar3; Mar4'13; due
Oct1'15, 6%; same to Chas Buek Constn
Co, 7 E 42.

40,000

mSt Nicholas av (8:2124), sec 166th (No 530), 54.10x62 3 to Audubon av x55 6x90.4; pr mtg \$45 000; Mar4'13; 3y5%; Mary V Kealey to Emigrant Indus Savgs Bank

"Riverside dr. 202-8 (4:1252), sec 936 (No 318), 145x78.10x141.8x117.3; Mar5'13; due, &c. as per bond; Wm T Evans, Mont-clair, NA to Union Dime Savings Bank, 701 6 av.

701 6 av.

"Seaman av (8:2249) ns. 25 e Emerson pl, runs ne273.3xnw179.9xne153.2xnw181.8 xse31.8 to Emerson pl xsw468.7xe25xs108.5; also SEAMAN AV (8:2249), nec Emerson pl, 25x108.5x25x109: Mar1: 3y % as per bond; Mar3'13; Louis B Rolston to Farmers' Loan & Trust Co, 22 Wm.

10,000

"Seaman av, nec Emerson pl, see Seaman v, ns, 25 e Emerson pl.

v, ns, 25 e Emerson pl.

"Wadsworth av (8:2167), ws, 60.2 n 185th,
0x115x49.2x115; bldg loan; Feb10; Mar4
13; 1y6%; Comfort Realty Co, 10 W 40,
10 Ver Planck Estate, 331 Mad av. 50,000

"Wadsworth av (8:2167), same prop;
eertf as to above mtg; Feb10; Mar4'13;
same to same.

same to same.

"Wadsworth av (8:2167), ws. 60.2 n
185th, runs n154.5xw115xn2.1xw176.4 to es
Bway xs149.5xe306 to beg; ext of \$20,000
mtg to Jan9'14 at 6%; Dec26'12; Mar4'13;
N Y Real Estate Security Co & Edw Fagan with Benj Blossom.

"Wadsworth av (8:2167), ws. 60.2 n
185th, 53.1x115x52.4x115; also WADSWORTH AV (8:2167), ws. 113.4 n 185th,
50.8x115; also WADSWORTH AV (8:2167),
ws. 164 n 185th, 50.8x115; pr mtg \$155,000;
Mar3; Mar4'13; due Sept3'13, 6%; Comfort Realty Co to Fredk Saland, 243 E 5.
6,500

"Wadsworth av (8:2167), same prop; ertf as to above mtg; Feb10; Mar4'13; certf as to a same to same

mWadsworth av, ws, 113.4 n 185th, see Wadsworth av, ws, 60.2 n 185.

mWadsworth av, ws, 164 n 185th, see Wadsworth av, ws, 60.2 n 185.

Wadsworth av (8:2167), ws, 110.2 n 5th, 50x115; bldg loan; Feb10; Mar4'13; 6%; Comfort Realty Co, 10 W 40, to er Planck Estate, 331 Mad av. 50,000 Wadsworth av (8:2167), same prop

"Wadsworth av (8:2167), same prop; certf as to above mtg; Feb10; Mar4'13; same to same.

"Wadsworth av (8:2167), ws, 160.2 n 185th, 54.5x115; Feb10; Mar4'13; 1y6%; Comfort Realty Co, 10 W 40, to Ver Planck Estate, 331 Mad av. 55,000

"Wadsworth av (8:1267), same prop certf as to above mtg; Feb10; Mar4'13; same to same.

"Wadsworth av (8:2169), es, 50 s 191st, 33.11x100.2x77.4x100; bldg loan; Feb2s; Marl'13; 1y5%; 191st St Constn Co to Henry Morgenthau Co, 165 Bway. 80,000

"Wadsworth av (8:2169), same prop certf as to above mtg; Feb28; Marl'13; same to same.

"Wadsworth av (8:2169), same prop; PM; pr mtg \$112,000 on this & other prop; Feb28; Marl'13; due Septl'16; 6% same to same. 20,000

"Wadsworth av (8:2169), sec 191st, 50x 100; bldg loan; Feb28; Marl'13; 1y6%; 191st St Constn Co to Henry Morgenthau 20, 165 Bway.

"Wndsworth av. (8:2169), same prop; certf as to above mtg; Feb28; Marl'13; same to same.

same to same.

"Wadsworth av (8:2169), same prop; pr
mtg \$92,000 on this & other prop; Feb28;
Marl'13; due Septl'16; 6%; same to same.
15,000

"West Broadway, 542-4 (2:537), ws, 161 s 3d, 43x90x38x irreg; ext of \$72,500 n to Dec2'17 at 41/6%; Nov19'12; Mar3' Abr & Louis Gerstenzang with Lucius Beers et al.

"West End av, 521-9 (4:1247), nwc 85t (Nos 301-7), 102 2x150; bldg loan; Mar Mar5'13; due Septi'17, 6% until completion bldg & 5\% % thereafter; West End Eighty-Fifth Co, 220 5 av to Met Life DCo 1 Mad av.

"West End av, 521-9 & 85th, 301-7 W; ertf as to above mtg; Mar5'13; same to

same.

"West End av. 521-9 & 85th. 301-7 W;
sobrn agmt; Mar5'13; same to same.

"18T av. 1714 (5:1568), es. 25.6 s 89th.
25 1x81; Feb27; Feb28'13; due, &c. as per
bond; Mortimer Realty Co to Title Guar
& Trust Co. 176 Bway.

14,500

& Trust Co, 176 Bway.

"1st av, 1714 (5:1568), es, 25.6 s 89th.—x—; certf as to mtg for \$14,500; Feb27;
Mar1'13; Mortimer Realty Co to Title Guar
& Trust Co.

"1ST av, 2068 (6:1700); sal Ls; Mar6'13,
demand. 6: Michl Policastro to Geo Eh-

m2D av, 193-5 (2:468), nwc 12th (Nos 39-41), 613x90; PM: Feb28; Mari'13; 10y, %; Jos Hahn, 794 E 158 to Geo Ricard, 17 W 139.

317 W 139.

m3D av, 165 (3:897); sal Ls; Feb28; Mar 1'13; demand; 6%; Max Soviner to A Hupfels Sons, a corpn, 842 St Anns av. 3,000

m3D av, 1326 (5:1410); ext of mtg for i18,000 to Feb17'16 4% %; Feb14; Mara'13; Sankers Trust Co, a corpn. 16 Wall, trste ath A Kane with Bertha Kaufmann, 1767 atv. nom 1763 (6:1647), es. 25.9 s 98th, 25x nom 29; PM; pr mtg s—; Marl; Mar3'13; 2y6%; E Loewenthal & Son, Inc, a corpn to Henry H Jackson, 63 E 92. 6,000 m3D av, 1884 (6:1632); sal Ls; Mar6'13, demand, 6%; Richd F Schaake to Geo Ehret, 1197 Park av.

ret, 1197 Park av.

\*\*M4TH av. 260-6 (3:849), swc 21st (Nos 54-60), 92x100; certf as to change of name in mortgage recorded Augl'12 from 252 Fourth Avenue Co; Nov1'12: Mar6'13; 252 Fourth Avenue Co to

Movi 12. Mar6'13; 252 Fourth Avenue Co to whom it may concern.

"5TH av. 424-34 (3:840), ws. 49.5 s 39th, runs w 100 xn49.5 to ss 39th (Nos 2-14), x w159xs98.9xw0.1xs98.9 to ns 38th (Nos 1-11), x 1260 to av xn148.1 to beg; bldg loan; Mar1; Mar3'13; 5y6.% until expiration of ly after the first advance is made & 5% thereafter; Frank V & Jno H Burton to Title Guar & Trust Co. 176 Bway. 5,500,000

"5TH av. 557 (5:1281), es. 50.5 s 46th. 25 x100; pr mtg \$235,600; Feb28'13; 1y6%4 Montrose Realty Co to Chelsea Realty Co, 135 Bway.

m6TH av, (2:574), sec 11th; sal Ls; Mar5; Mar6'13; demand, 6%; Matthias Steineu & Edw Arnheiter to Lion Brewery, 104 W 108.

77TH av, 493-5 (3:812), es, 40.1 s 37th, 40.3x75x39x75; pr mtg \$85,000; Marl; Mar5'13; due &c as per bond; Brookside Realty Co to Hannah Lippman, 416 W 122, 14,500

Co to Hannah Lippman, 410 W 122.

\*\*MSTH av, 2055 (7:1846), ws. 75.7 n 111th, 25.6x100; given as security for ten notes; pr mtg \$39,500; Mar3; Mar6'13, 1y6%; Marvel Baking Co to Goldmeyer Co. 408 2,000

m9TH av, 98 (3:740); ext of \$20,000 mtg to Marl'18, at 5%: Janl4: Mar6'13; Law-years Mort Co with Eva Kramer. nom

years Mort Co with Eva Kramer.

m9TH av, 878-86 (4:1048), nec 57th (No 363), 100x20; PM; pr mtg \$55,000; Feb28;
Marl'13; 3y interest as per bond; Henry C Copeland to Farmers Loan & Trust Co, 14,000 m10TH av, 263-5, see 26th, 502 W.

m10TH av, 764 (4:1061); sal Ls; asn Ls by way of mtg as collateral for note of \$8,-100 at 5%; Dec31'12; Mar6'13; Michl Heffernan to Jas Everards Breweries, a corpn, 12 E 133.

corpn, 12 E 133.

m14TH av (8:2256-2257), ws, from 214th to 215th & bounded w by Hudson River, contains 3 144-1,000 acres; also PLOT (8:-2259), begins at stake in line of fence bet lands of Childs & de Rivera at pt 75 w 14 av, runs s259.10xw389.5 to Original h w mark on es Hudson River xn259.11xc382.3 to beg, being w part lot 23 map Saml Thomson, contains 2 301-1,000 acres, with all title to land under water; sub to rights of way & wharfage & rights to land in Hudson River & easement over Bolton rd & lands conveyed to Hudson R R R Co; PM; pr mtg \$55,000; Mar1; Mar 3'13; due, &c, as per bond; Frank M Van Wagonen, East Orange, NJ, to Mitchell A C Levv, 35 Nassau.

mPlot begins at stake, etc, see 14 av, ws.

"Plot begins at stake, etc, see 14 av, ws, rom 214th to 215th sts.

<sup>m</sup>Plot begins 60 from ss Canal & 100 from Washington, see Washington, 466-70.

#### MISCELLANEOUS MORTGAGES.

#### Borough of Manhattan.

<sup>m</sup>Certf (miscl), as to chattel mtg for \$800; Feb27; Feb28'13; Ideal Windshield Co to Frankel Display Fixtures Co.

mLand at Hempstead, L I (miscl); certf as to mtg for \$10,000; Feb26; Feb28'13; Windsor Land & Impt Co to Anna F Hodgins.

mLand in Kings Co (miscl); certf as to mtg \$7,000; Feb20; Mar6'13; Goldschmidt Realty Co inc to Morris Weintraub.

#### MORTGAGES.

#### Borough of the Bronx.

mAldus st (10:2746), ss, 79 e Hoe av, 42x 107; sobrn agmt; Feb27; Marl'13; Ameri-can Re-1 Estate Co to Wm H Judd, Stam-ford, Conn & ano trstes Edgar Lock-

mAldus st, swe Hoe av, see Hoe av, swc Aldus.

\*\*MBarretto st (10:2723), nec Simpson, 105x 50; pr mtg \$----; Feb28'13, 3y6%; Simbar Realty Corpn to Herman Rosenberg, 1018 E 163.

mBarretto st (10:2723); same prop; ce as to above mtg; Feb28'13; same to sam

mCrotona Park E (11:2939), ss, 175 w Suburban pl, 50x130; ext of \$42,000 mtg to Marl'18 at 5%; Mar3; Mar4'13; Julia L Butterfield with Frank A Wahlis Co, nom

mCrotona Park E (11:2939), ss, 175 w Suburban pl, 50x130; certf as to mtg for \$45,000; June6'12; Mar4'13; Frank A Wah-lig Co to Manhattan Mtg Co.

mElsmere pl, 871 (11;2960), ext of \$4,000 mtg to Dec31'14 at 6%: May12'11; Marl'13; Sarah H Osnato with Twelfth Ward Bank of City NY.

mFox st, 667 (10:2684), ns, 394.4 e Av S John, 40.7x125; pr mtg \$28,000; Feb28 Mar1'13; due &c as per bond; Winfre Watson to Maze Realty Co, 2650 Bway

<sup>m</sup>Fox st (10:2724), es, 193.10 s Westche ter av, 226.11x107.11x227x105; PM; Feb1 Mar4'13; 2y5%; Fanny Rudomin to He drik Hudson Co, 220 5 av. 47.7

mFox st (10:2724), es, 193.9 s Westchester av, 226.11x107.11x227x105; PM; pr mtg \$\\_\_; Feb11: Mar5'13: 1v6%: Rebecca Goldberg to Fanny Rudomin, 882 Beck.

mGilbert pl. 1215 (10:2761). ns. 100 w Faile, 25x100; PM; pr mtg \$8,000; Feb5; Mar5'13; installs, 6%; Bernard J Depasse to Carrie Lazar, 724 Beck.

Home st, ss, at nws West Farms rd, see Jest Farms rd, nws at ss Home.

"Hugenot st (\*). nes, abt 237 w White Plains av. 33.4x100, So Mt Vernon; Mar 1; Mar5'13, 3yb%: Margt Brett, 441 So 8 av, Mt Vernon, NY, to Wm P Oakley, 88 E Lincoln, Mt Vernon, NY. 2,200

mSimpson st. 940 (10:2723-2725), nec 163d No 1010), 100x110x103.11x110; bidg loan; Mar3'13; demand, 6%; Podgur Realty Co o City Mort Co, 15 Wall. 140,000

mSimpson st, 940; certf as to above mtg; Mar3'13; same to same.

mSimpson st. 940: PM: pr mtg \$140,000: Mar3'13; due Dec15'15, 6%; same to American Real Estate Co, 527 5 av. 30,000

Simpson st, nec Barretto, see Barretto, ec Simpson.

mest simpson.

"Simpson st (10:2724), ws, 287.8 s Westchester av, 82x105.11x82x105.1; PM; Mar
5'13; demand, 5%; Simpson Constn Co to
Chas Riley, 112 W 121.

"Simpson st (10:2724), ws, 287.8 s Westchester av, 41x105.6x41x105.1; bldg loan;
Mar5'13; demand, 6%; Simpson Constn
Co to Chas Riley, 112 W 121.

"Simpson st (10:2724), some proposed.

mSimpson st (10:2724), same prop; consent & certf as to above mtg; Mar5'13; same to same.

mSimpson st (10:2724), ws, 328.8 s West-chester av, 41x105.11x41x105.6; Mar5'13; demand, 6%; Simpson Constn Co to Chas Riley, 112 W 121. 25,000

mSimpson st (10:2724), same prop; consent & certf as to above mtg; Mar5'13; same to same.

\*\*Same to same.

\*\*Simpson st (10:2724), ws, 369.8 s Westchester av, 129.1x107.4x129.1x105.11; PM;
pr mtg \$-----; Feb11; Mar5'13; 1y6%; Rebecca Goldberg to Fanny Rudomin, 882
Beck.

3,000

"Simpson st (10:2724), ws, 369.8 s West-chester av, 129.1x107.4x129.1x105.11; PM; Feb10; Mar4'13; 2y5%; Fanny Rudomin to Hendrik Hudson Co, 220 5 av. 27,000

mTiffany st (10:2712), es. 425 s 163d, 5 110; sobrn agmt; Feb28'13; Steinmetz Co stn Co & Henry Morgenthau Co with Sus R Kendall, 10 W 55, et al, trstes Isaac Kendall.

mTiffany st, 904 (10:2712); ext of \$39,500 mtg to Feb28'18 at 5%; Feb28; Mar5'13; City Mort Co with Steinmetz Constn Co, 1416 Glover.

m134TH st E, nwc Southern blvd, see Bway, 3136-42, Manhattan.

m135TH st E, nwc Cypress av, see Bway, 3136-42, Manhattan.

m135TH st E, swe Cypress av, see Bway, 3136-42, Manhattan.

vay, 3136-42, Manhattan.

Bway, 3136-42, Mannattan.

"136TH st. 448 E (9:2280), ss, 425 e Willis av, 25x100; PM; Feb27; Feb28'13, 5y5%; Elkan Kahn to Lawyers Mtg Co, 59 Liberty.

10,500

mil36TH st, 623-5 E (10:2549), ns, 276.11 w Cypress av, 50x100; Feb28; Mar4'13; 5y 5%; Jacob Kauffman to Laura F Tileston, 422 West End av, 14,500

m136TH st, 623-5 E; sobrn agmt; Feb25; Mar4'13; same & Barnett Kanter & Saml Kretenberg with same.

m137TH st E (10:2549), ss, 1050 w Home, also 105 e St Anns av, 50x100; bldg loan; Feb28'13; due Feb1'14, 6%; Hogan & Di Genno Constn Co to Concourse Impt Co, 1150 Clay av.

m137TH st E (10:2549), 34,000

137TH st E (10:2549); same prop; certis to above mtg; Feb28'13; same to same

m140TH st, 331-7 E, see Alex av, 302-12.
m143D st, 278 E, see College av, 383.
m143D st E, see College av, see College av, sec 143.

"156TH st. 493 (9:2364), ns, 49.11 w Brook av, 24.11x99.11x23.11x99.11; pr mtg \$17,000; Feb13; Feb28'13; due &c as per bond; Franz Schostal, 1808 Park av, to Eliz Rippel, 1822 Crotona av. 2,500

m158TH st, 794 E, see Union av, swc 158. m162D st, 868-70 E (10:2690), ss, 220 e Prospect av, runs w60xs99.4xe & se58.10 xne10.6xn113.1 to beg; pr mtg \$56.400; Mar4; Mar5'13; 3y6%; Fred F French Co to Ignatz Rosenbaum, 70 Lenox av. 7,000 m162D st, 868-70 E; certf as to above mtg; Mar4; Mar5'13; same to same.

m162D st, 868-70 E; secretary's certf as to resignation & appointment of trstes under two mtgs; Mar4; Mar5'13; Paul W Lippmann, secretary of Creditors of Fred F French Co to whom it may concern.

m163D st, 1010 E, see Simpson, 940.
m166TH st, 770 E, see Tinton av, swc
166th.

m165TH st E, nwe Morris av, see Morris ev, nwe 165.
m166TH st W, nee Nelson av, see Nelson ev, nec 166th.

m167TH st E, es, abt 120 s Bryant av, see Westchester av, ws, 120.4 s Bryant av. m167TH st E, nec West Farms rd, see Westchester av, ws, 120.4 s Bryant av.

m168TH st, 454-6 E (9:2389), ss, 91.2 w Wash av, 2 lots, each 24.11x42.7; 2 mtgs each \$1,625; 2 prior mtgs, \$—; Feb20; Mar6'13, 2y6%; Frank Netusak to Model Constn Co, 314 E 164.

m172D st E, nec Vyse av, see Vyse av,

m173D st E, nwe Clay av, see Clay av, we 173.

nwc 173.

m172D st E, sec 3 av, sec 3 av, sec 172.

m179TH st E (11:3080), ns, 150.4 w Crotona av, runs n100xw45.1xse along Cambreleng av. 25.11x still se 77.8 to 179th, x e 20.3 to beg: Mar5; Mar6'13, 3y6%; Arthur Erber, 153 E 79. to Nicholas Wapler, 670 Napier av, Woodhaven, NY. 2,500

m179TH st E, nec Vyse av, see Vyse av, 2064-8.

m180TH st Œ (11:3029), ss, 96.5 w Park av, runs s95xw9.11xs18.11xw8.1xn113.10 to st xe18 to beg; Mari; Mar3'13: due, &c, as per bond; Jas Lynch, 412 E 180, to Ernst C Kerl, 1381 Boston rd. 2,500

"182D st E. swe Washington wash av, 2193 on map 2191-5.

"183D st, 372 E (11:3143); ext of \$4,000 st feb25'18 at 5%; Feb25; Mar3'13; Sarah Lowenberg with Cecelia Hess, 372 nom

m183D st, 453-5 E (11:3038), ns, 204.7 w Wash av, 35x100; PM; pr mtg \$22,000; Jan27; Mar6'13, due. &c, as per bond; Creston Co to Fannie A Dodge, at nwc Gun Hill rd & Webster av.

m183D st, 449-51 E (11:3038), ns, 239.7 w Wash av, 35x100; PM; pr mtg \$20,000; Jan 27; Mar6'13, due, &c, as per bond; Creston Co to Fannie A Dodge at nwc Gun Hill rd & Webster av.

m183D st E, sec Creston av, see Creston

"184TH st E, nec Park av, see Park av,

mIS4TH st E (11:3024), es, 192.8 nw Webster av, 40.5x81.6x40.5x80.11; pr mtg \$25,500; Mar3; Mar4'13; due &c as per bond; Orosant Constn Co, 367 E 184 to Dora D'Ambrosio, 340 E 116. 4,500

m184TH st E (11:3024), same prop; certf as to above mtg; Mar3; Mar4'13; same to as to above mtg; Mar3; Mar4'13; same to same.

m187TH st E. nec Bathgate av, see Bathgate av, nec 187.

m187TH st, 651-7 E, see Hughes av, nwc 187.

m188TH st, 663-71 E (11:3075), nwc Cambreleng av, 100x95; ext of \$55,000 mtg to Marl'18 at 5%; Mar3; Mar4'13; Equitable Trust Co & ano trste under deed of trust with Garibaldi Realty & Constn Co, 671 E 188.

m205TH st E (12:3311), ss, abt 250 e Grand blvd & concourse, 52.4x111.3x50x 127.2; Feb28'13; 3y6%; David G Baird, Elizabeth, NJ, to N Y Title Ins Co, 135 Bway.

Bway.

15,000

206TH st E (12:3313), ns, abt 120 e

Grand blvd & Concourse, runs n100xe25x
s92.9 to st, xw26 to beg; Mar4; Mar5'13,
due, &c, as per bond; Mandel Constn Co
to Alice E Keller, 252 West 76.

206TH st E (12:3313); certf as to above
mtg; Mar4; Mar5'13; same to same.

214TH st E (Av A), (\*), ss, 69.1 w Barnes
av, 23.10x100x27x100; PM; Feb28; Mar1'13;
due, &c, as per bond; Harold Swain to
Mary A Ferris, 159 W 87.

3215TH st E (\*), ss, 229.6 e Barnes av.

mary A Ferris, 159 W 87.

\*\*\*n215TH st E (\*), ss, 229.6 e Barnes av, 50x97; ext of \$3,500 mtg to Feb10'16 at 5½%; Feb10; Mar6'13; Eleanor B Brown with Domenico Fazio, 822 E 215. nom with Domento Fazio, 822 E 215. nom
"224TH st E (10th av) (\*), ns. 280 w
White Plains av, 100x114, Wakefield; pr
mtg \$\_\_\_; Aug12'12; Mar4'13; due Nov12
'12; 6%; Jas F Moore to Peter Cleary, 115
Marion, Bklyn.

m224TH st E (\*), ss, 171.8 w Bronxwood av, 33.4x114; Mar3; Mar5'13; installs, 6%; Virginia Pleasants or Pleasant to Lena Moser, 948 Trinity av.

m227TH st, Si0 E (\*), ss, 105 e Barnes (4th) av, 25x114; Mar3'13; 3y6%; Jacob Ratz to Geo Kilian, 4025 Barnes av. 600

m227TH st, S10 E; Feb28; Mar3'13; due, &c, as per bond; Geo Kilian, 4025 Barnes av ,to Jasper M O'Dell, 670 E 225. 2,800 m229TH st E (\*), ss, 420 e Barnes av, 30 x114.6; ext of \$3,500 mtg to July1'18, at 5%; Mar5'13; Karl Gutscher with Jno H Carstens, 842 E 229.

m235TH st E (2!st av) (\*), ss, 280 w White Plains rd, 50x114; Mar4'13; 3y5½ %; Helen M Knapp to N Y Title Ins Co, 135 Bway.

mAlexander av. 302-12 (9:2303), nec 140th (Nos 331-7), 100x100; ½ pt; all title; PM; Mar1; Mar3'13; due, &c. as per bond; Jas Baird to Ida P Clark, 14 E 28. 16,000

mAmundson av (\*), ws, 250 s Randall av, 25x100; Feb28'13, 3y6%; Signhild Hagman, 601 S 5 av, Mt Vernon, to Eastchester Savgs Bank, 9 S 3 av, Mt Vernon, NY.

Anthony av, ws, 100 s Prospect pl, see ay av, es, 223.6 n 174.

mAnthony av (11:3156-3161), ws, 350.3 n Burnside av, 25x100; Feb28; Mari'13; due July1'18; 5%; Wm Nesbitt, 2071 Anthony vv to Hugo Wegener, 328 E 236. 5,000

mArthur av, es, 45 n 187th, see Hughes av, nwe 187.

mAv St John (10:2686), es, 11.4 s Prospect av, 20.3x98.1x20.2x99.8; Mar1; Mar6 '13, 2y6%; Bertha Leichtag to Carrie Terpening, 46 W 66.

Terpening, 46 W. oc.

<sup>m</sup>Barnes av (\*), nec 218th, 57x105, Wakefield; Feb28; Mar3'13; 3y6%; S Emeline

Mauat to Jas B Kilsheimer, 251 W 92.

3,500

mBartholdi av (\*) ns, 50 e Pine av, 25x 100, except pt for Bartholdi av; Marl; Mar 3'13, due July1'16, 6%; Herman Albrecht to Mahala H Wright, White Plains, NY.

mBathgate av, 1625 (11:2914), ws, 90.2 n 172d, 35x114.5; Mar3; Mar4'13; 5y5%; Rosle Pusrin, 1625 Bathgate av to Josef Scholz, 465 E 143.

"Hathgate av (11:3056), nec 187th, 72.6x 31.10, except pt for av; Mar3; Mar5'13; due Junel'16, 5%; Margt V Tully to Ro-sina B Knox, 32 Woodland av, New Ro-chelle, NY. 4,500

"Birchall av (\*), ws. 175 n Sagamore, 50x 100; given as collateral security for note of \$650; Mar3; Mar4'13, due. &c, as per bond; Mary A Loughlin to Michl J Sulli-van, 343 E 141.

mBlackrock nv (\*), ss, 305 w Olmstead. av. 25x108; pr mtg \$——; Mar3; Mar5'13: 2y6%: Jos Zacharzowsky to Andw Hollv. 2120 Newbold av.

mBlondell av (\*), es, 25 n Evadna, 25x100; Mar3; Mar4'13; 3y5½%; Wm M Fleisch-man, 1435 Williamsbridge rd to Chas Bolton, 1339 Bristow. 2,500

Bolton, 1339 Bristow. 2,500

"Boston av (12:3254), ses, 442 ne Perot, 24.6x72.6x25.7x79.11; Feb28'13, installs, 6%; Jos Polsenski, 3142 Kingsbridge ter, to Teachers Co-op Bldg & Loan Assn, 170 E 5,400

mBriggs av (12:3301), ws, being gore bounded e by Briggs av, s by line 142 s 197th & nw by nws old Williamsbridge rd (closed), being nws of lot 12 on tax map; agmt extending lien of two mtgs aggregating \$6,000 so as to cover above premises; Mar3; Mar5'13; Geo Stubenvoll with Fredk W Budd, 263 Henry, Bklyn.

mCambreleng av (11:3075), nwc 188th (Nos 663-71), 95x100; pr mtg \$55,000; Mar 3; Mar4'13; 3y6%; Garibaldi Realty & Constn Co to Abr Felt, 1835 Diamond, Philadelphia, Pa.

"Cambreleng av (11:3075) same prop; sertf as to above mtg; Mar3; Mar4'13; ame to same.

mCambreleng av, nwe 188th, see 188th,

663-71.

"Castle Hill av, nwc Chatterton av, see Chatterton av, nwc Castle Hill av.

"Cedar av (11:2881), es, 223.11 s 177th, 16.3x102x18.8x111.3; Deci'12; Mar3'13; 3y 5½%; Milton Bldg Co Inc, a corpn, to Central Mort Co, 60 Wall.

"Cedar av (11:2881), es, 256.5 s 177th, 16.3 x83.6x18 x92.11; Deci'12; Mar3'13; 3y 5½%; Milton Bldg Co Inc, a corpn, to Central Mort Co, 60 Wall.

"Codar av (11:2881), es, 256.5 s 177th, 16.3 c 10.3 c 10.

\*\*Mccdar av (11:2881), es, 272.8 s 177th, 16.3 x74.3x18.8x83.6; Decl'12; Mar3'13; 3y5'½%; Milton Bldg Co Inc to Central Mort Co, 60 Wall. 5,000 mCcdar av (11:2881), es, 240.2 s 177th, 18.3

mCedar av (11:2881), es, 240.2 s 177th, 18.3 x92.9x18.8x102; Decl'12; Mar3'13; due Dec l'15, 5½%; Milton Bldg Co Inc to Central Mort Co, 60 Wall.

mChatterton av (\*), nwc Castle Hill av, 103x18x0193x180.10; also WATSON AV (\*), nwc Zerega av, 89.11x216.1 to Haviland av x89.8x216.1; also POWELL AV (\*), sx 279.1 w Castle Hill av, runs \$103xw10 to nes 177th xnw104.11xn48.10 to Powell av xe99.10 to beg; PM; Feb28; Mar1'13; 1y 6%; Wm W Buckley, Cranford, NJ to Louisa L Ransom, 482 4 av.

mClay av (11:2790), nwc 173d, 104x48x89.6 x49.11; ext of \$38.000 mtg to Mar4'18, at 5%; Mar4; Mar5'13; Manhattan Mort Co with Mandel Constr Co, 1062 Morris av.

mClay av (11:289f), es, 223.6 n 174th, runs e100xs25xe100 to Anthony av xn100xw200 to Clay av xs75 to beg. except part of Clay & Anthony avs; Feb28'13, 1y5½%; Julia E Hard to Emigrant Indust Savgs Bank.

Bank. 8,000

mClinton av. 1812-4 .1:2949), ses, 19 5 ne
175th, 39.1x90.2x38.9x90.2: also CLINTON
AV, 1818 (11:2949), ses, 77.11 ne 175th, 19.3
x90.2x19.5x90.2: also CLINTON AV, 1824
(11:2949), ses, 135 9 ne 175th, 19.4x90.2x19.5
x90.2: pr mtg \$33,500; Mar3'13: installs,
6%: Inter City Land & Securities Co to
Estates Mortgage Securities Co, 160 Bway.
2,000

mClinton av, 1812-14: Clinton av, 1818, & Clinton av 1824; certf as to above mtg; Feb28; Mar3'13; same to same.

mClinton av, 1812-14, Clinton av, 1818. & Clinton av, 1824; asn rents to secure above mtg; Mar3'13; same to same.

mClinton av, 1818 & 1824, see Clinton av, 1812-4.

mCollege av (9:2323), sec 143d, 25x100; Feb28; Mar5'13; 5y5%; Wm H Kroepke to Augusta Kroepke, 413 E 146. 1,600 mCollege av, 383 (9:2323), swc 143d (No 278), 25x100; Feb28'13; due Jan1'18, 5%; Wm H Kroepke to Hugo Wegener, 328 E 236.

6.500

"Creston av, 2268 (11:3163), es, 126.4 s
183d, 16.8x89.6; also CRESTON AV (11:3163), sec 183d, 93x179; Feb20; Mar5'13;
3y5%; Eureka Realty Co to Bettie Wise,
2173 Bway et al trste Nathan Wise for
Herbert Wise,

mCreston av, 2268, & Creston av, sec 183d: same prop; certf as to above mtg; Feb20: Mar5'13; same to same.

mCreston av, sec 183d, see Creston av, 2268.

mCypress av, ws, at nws Southern blvd, see Bway, 3136-42, Manhattan.
mDecntur av (12:3349), ns, 245 w 205th, 25x100; ext of \$6,000 mtg to Janl'16 at 5%: Feb27; Mar3'13; Aug Kalkhof to Jno R Lang, 3153 Decatur av.

R Lang, 3153 Decatur av. nom

mEagle av. 581-3 (10:2616), ws. 251.1 n
149th, 47.10x120; Mar3; Mar4'13; 3v5%;
McGlade Bldg Co. Inc. 367 E 143 to Irene
B Braman, 321 Clinton av, Bklyn. 36,000

mEagle av. 581-3; certf as to above mtg;
Mar3: Mar4'13; same to same.

mGarrison av (10:2740), ses, 70.3 ne Manida, 43.10x101.8x38x81.4; ext of \$27.000
mtg to Febil'18 at 5%; Febil: Mar3'13;
Jno A Rutherfurd trste Alfd G Myers with
Burnett-Weil Constn Co. nom

mGrand blvd & Conserved.

mGrand blvd & Concourse, 964 (9:2461), es. 344 s 164th, 100x188.5x100x1912: Mar 5'13: 3y5'½%; Mildred E White Stamford, Conn, to Emigrant Indus Savgs Bank. 13,000

Grand blvd & concourse, 964; PM; Mar5 13; 1y6%; same to N Y Life Ins & Trust Co. 52 Wall.

Co, 52 Wall.

"Haviland av, swc Zerega av, see Chatterton av, nwc Castle Hill av.

"Hoe av, 969 (10:2742), ws, 42 s Aldus, 42 x111; Mar5'13; due, &c, as per bond; Eberhardt Realty Co to Workmen's Sick & Death Benefit Fund of the U S of America, 1-2 3 av. Hoe av. 969; certf as to above mtg;

"Hoe av, 969; sobrn agmt; Mar5'13; American Real Estate Co with same. nom

"Hoe av (10:2742), swc Aidus, 42x111;
Feb5; Feb28'13, 4y5%; Eberhardt Realty
Co to Herman Rosenberg, on Howard av,
Stapleton, SI.

mHoe av (10:2742); same prop; cert bove mtg; Feb26; Feb28'13; same to

mHoe av (10:2742); same prop; sobrn agmt; Feb27; Feb28'13; American Realty Co with same.

mHoe av, 1483-5 (11:2981); ext of \$36,000 mtg to Feb28'16 at 5%; Feb28'13; Century Mtg Co with Martin Tully Realty Co, 810 E 173.

mHughes av (11:3077), nwc 187th (Nos 615-7), runs w87.6xn45xw83.6 to es Arthur aw xn25xe170.11 to Hughes av xs70 to beg; PM; Mar1; Mar3'13; due, &c, as per bond; Mary E Conlon, Margt V Gleason, Susan C McShane & Eliz F Weyand to Henry Iffland, 877 Cauldwel lav. 6,000 "Hull av (12:3332), es, 350 s 204th (Woodlawn rd), 25.11x100.4x34x100; Mar1; Mar3'13; due Julyl'16, 6%; Chas H Schroeder to Sarah A & Mahala A Wright, joint tenants, White Plains, NY. 2,000 "Huxley av (13:3423), es, 125 n 259th, 25 x93.9x25.2x96.9; PM; Mar6'13; 3y4½%; Joseph W Cummin to Henry Forster, 138, E 40. "Lyon av (\*), ns, 30 w Parker av, 25x100;

E 40.

"Lyen av (\*), ns. 30 w Parker av, 25x100;
PM; Feb27; Feb28'13, 3y5½%; Mabel A
Pragnell, 819 Ritter pl, to Mary E Egner,
319 E 93.

4,500

"McGraw av (\*) ss, 56 e Beach av; ext of \$2,700 mtg to May13'16 at 5½%; Feb 13; Feb28'13; Sarah J Gedney, 208 W 118, with Mary A Sheehan, 1806 McGraw av.

mMelrose av, 759 (9:2403), ext of \$25,000 mtg to Mar4'18 at 5%; Mar4'13; Wm Bauman with Gustav Rheinauer, 31 E 126 & Leopold Barth, 50 E 96. nom mMorris av (9:2448), nwc 165th, 50.10x 102 8x40.6x103.4; agmt as to share ownership in mtg; Mar6'13; Emanuel Neuman with Sol Bashwitz. nom

"Morris Park av. 686 (\*), sal Ls; Mar4
'13; demand; 6%; Henry Reckard to Jacob
Ruppert, a corpn.

Ruppert, a corpn.

\*\*Rekard to Jacob Ruppert, a corpn.

\*\*Melson av (9:2513), nec 166th, 75.2x101.1 

\*\*x75.4x99.2; PM; pr mtg \$5,000; Feb27; Feb 28'13; due &c as per bond; Woodycrest Methodist Episcopal Church, a corpn, to N Y Soc of the Methodist Episcopal Church, a corpn, 150 5 av.

\*\*The second second corpn, 150 5 av.

\*\*The second corpn, 150 5

mRhinelander av (\*), ns. abt 165 w Still-well av, 46.3x100x38.4x100.4; PM; Feb20; Mar6'13, 3y5%; Thos L Fletcher to Hud-son P Rose Co, 32 W 45, 602

son P Rose Co, 32 W 45. 602

\*\*\*Rosedale av. 1434 (\*), es. 175 s Merrill, 25x95; Mar4'13; 5y5%; Jos Schallhart to Mary Kiss, 112 Bloomfield, Hoboken, NJ. 5,000

\*\*Sherman av (9:2450-2453), es, 100 n 167th, 449.6x200; PM; pr mtg \$---; Mar 6'13. due Aug1'13, 6%; Otto J Schwarzler to Yorktown Realty Co, 3436 Bway.

"Southern blvd, nwe 134th, see Bwa; 3136-42, Manhattan.

mSouthern blvd, 1078 (10:2744), es, 228.7 n West Farms rd, 40x100: PM: pr mtg \$30,-000; Feb25; Mar3'13; 5v6%; Emma 1 Wan-ner to Jos Fox, 127 E 79.

"Southern blvd, nws, at ws Cypress av, see Bway, 3136-42, Manhattan.

see Bway, 3136-42, Manhattan.

"Teller av, 1312 (11:2782), es, 91.3 n 169th, 16.5x80; Mar4: Mar5'13; due &c, as per bond; Anna Grohman to Title Guar & Trust Co.

"Tinton av (10:2665), es, 346.11 n 152d, 24x160 1x22x100; pr mtg \$4,700; Feb27; Mar3'13; 3y5%; Chas Flynn to Emil Frick, 120 E 85.

Frick, 120 E 85.

"Tinton av (10:2660), swc 166th (No 770),
100x66.10x100x66.9: PM; pr mtg \$10.000;
Feb27; Feb28'13, 1y6%; Ferdinando Cioffi,
1116 Intervale av. to Max J Klein, 22 Mt
Morris Park W, & ano.

"Tibbett av (13:3415), es, at ss land
Parkway Heights Co; runs e89.9xs58.7xw
128.2 to av xn87.6 to beg; estoppel certf;
Mar3; Mar4'13; Jno C & Estelle B Updegrove to Metropolitan Savgs Bank. nom
"Tremont av cr. 177th st. nes. abt 280 xx

"Tremont av or 177th st, nes, abt 280 w Castle Hill av, see Chatterton av, nwc Castle Hill av.

"Union av (10:2655), swe 158th (No 794), runs wl13.11xs50xe101.5 to nws Westchester av, xne18.6 to av xn36.3 to beg; pr mtg \$70,000; Feb28; Mari'13; due Feb1'18; 6%; Jos Hahn to Jos Schwartz, 156 S North Carolina av, Atlantic City, NJ. 12,000

mUnion av (10:2655), same prop; sobrn agmt; Feb28; Marl'13; Lena Vogel with

"Union av (10:2655), same prop; ext of \$10,000 mtg to Feb1'18 at 6%; Feb28; Mar1'13; Jos Schwartz with Jos Hahn, 794 E 158.

mVyse av, 1477 (11:2988), ws, 225 n Jennings, 25x100; PM; pr mtg \$3,500; Feb28; Marl'13; due &c as per bond; Gunhild Tompson to Caroline G Flowers, 10 Pinehurst av.

hurst av. 750

mVyse av, 1522 (11:2996), nec 172d, 50x
100; Mar3; Mar4'13; 5y5%; Mondschein Co,
198 Bway to Jos F Stier, 117 W 58. 45.000

mVyse av, 1522; certf as to above mtg;
Feb17; Mar4'13; same to same.

mVyse av. 2064-8 (11:3132), nec 179th
119.11x101.xx116.8x103.4; sobrn agmt; Feb
25; Mar1'13; Philip Sugarman et al with
Norma Realty Co, 156 Bway.

mVyse av. 2064-8; sobrn agmt; Feb26;
mVyse av. 2064-8; sobrn agmt; Feb26;

mVyse av. 2064-8; sobrn agmt; Fe Marl'13; same with Lawyers Mtg Co

"Wallace av (\*), ws. 100 n 205th, 31.6x 102.7x54.10x100; Mar3; Mar4'13, 3v6%: Frank Ceva to Fredk E Westphal, 137 E 122.

mWashington av (11:2901), ws, 145.2 s 170th, 21x150, except part for av; pr mtg \$\\_\_; Mar1; Mar3'13; 2y6%; E Loewenthal & Son Inc to Henry H Jackson, 63 E 92.

mWashington av. 2059 (11:3036), ws. 210.10 s 180th, 37.6x145; Mar6'13, 5v5%; Fanny Gruen, 116 E 90, to Selmar Hess, 956 Mad av.

"Wishington av. 2193-5 on map 2191-5 (11:3037), swc 182d, 62.2x85, except part bet 182d & Fletcher; PM; pr mtg \$\\_\]; Jan23; Mar5'13; 1y6%; Clement H Smith Co, a corpn, to Geo Hahn, 160 E 95.

mWatson av, nwc Zerega av, see Chaterton av, nwc Castle Hill av.

mWendover av (11:2895), ss. 26 e Brook-av, 75x104.3x75x104.8: pr mtg \$37.500; Feb 21; Mar6'13, 3v6%; Wendover Hall Co to Richd Mackenzie, 5735 Bway, & ano. 5.000

mWest Farms rd, nec 167th, see Westchester av, ws, 120.4 s Bryant av.

mWest Farms rd (10:2753), nws, 51.10 sw
Home, runs w91.11 to es Bryant av xs117.5
to West Farms rd xne150.1 to beg; pr mtg
\$—; Mar5'13; due, &c, as per bond; Absar Realty Co to Manhattan Mort Co, 200
Bway.

"West Farms rd (10:2753), same propertf as to above mtg; Mar5'13; same to

"West Farms rd (10:2753), nws, at ss Home, runs sw51.10xw91.11 to es Bryant av xn2.8xn37 7 to Home xe120.6 to beg; pr mtg \$—; Mar5'13; due, &c, as per bond; Absar Realty Co to Manhattan Mort Co, 200 Bway.

"West Farms rd (10:2753), same prop; certf as to above mtg; Mar5'13; same to

mWestchester av (10:2751), ws, 120.4 s
Bryant av, runs w113 8xn81.3 to ses 167th
xsw111.11 to West Farms rd. xs152.4xe06.9
& again e96.9 to av xn150 to beg; PM: Feb
28'13, 5y5%; Board of Managers of the
Diocesan Missionary & Church Extension
Soc of the Protestant Eniscopal Church,
in Diocese of N Y, to Charlotte F Trowbridge, 834 President, Bklyn. 70,000

"Westchester av, nws, at ws Union av, see Union av, swc 158.

"White Plains av (\*), & land in North Pelham & Yonkers: same prop; certf as to aboe mtg; Feb26; Mar5'13; same to same.

mWhite Plains av (\*), ws. 150 s Mace av, 50x100 (PM pr mtg \$5.000): also land in North Pelham & Yonkers: Mari: Mari'i3: 3v6% Phelan Bros Constn Co to Leodegar Siebert, 574 74, Bklyn.

mWillis av. 124 (9:2278), es, 25 n 133d or Southern blvd, 25x80; PM; pr mtg \$13,500; Feb28; Marl'13; due &c as per bond; Everett Harrison, 35 S Willow, Montclair, NJ to Sandrock Realty Co, 261 Bway.

1,000

"Willis av, 269 (9:2299), ws, 50 n 136th,
25x96; PM; pr mtg \$20,000; Mar4; Mar5
'l': due Septl'15, 6%; Jno J McDonough to
Patk J Dwyer, 1827 Southern blvd. 2.875

"Willis av, 211 (9:2299), ws, 75 n 136th,
25x96; PM; pr mtg \$20,000; Mar4; Mar5'l3;
due Septl'15, %; Jno J McDonough to
Cornelius J Carey, 906 E 176.

mWillis av. 307 (9:2303): sal Ls: Feb25; Marl'12; demand; 6%; Henry Reisinger to A Hupfels Sons, a corpn, 842 St Anns av. 5.000

"Zerega av, nwe Watson av, see Chat-erton av, nwe Castle Hill av.

"Zerega av. swe Haviland av. see Chatterton av, nwe Castle Hill av.

"3D av (11:2929), sec 172d, 50x100.5; agmt as to share ownership in mtg; Feb19; Mar (13: Title Guar & Trust Co with Julius Bashwitz, 460 Riverside dr.

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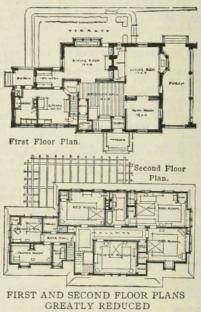
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