

# RECORDS SECTION

of the

# REAL ESTATE BUILDERS RECORD AND GUIDE.

This section includes all recorded Conveyances, Mortgages, Leases, in the Borough of Manhattan and Bronx and the recorded Wills in the Borough of Manhattan.

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(32)

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## STREET INDEX OF RECORDED CONVEYANCES AND WILLS

Showing street and number of Manhattan Conveyances and Wills recorded during the current week.

An asterisk (\*) indicates a cross reference.

<p>Attorney st, 152. Bank st, 40. Barrow st, 53-7. Broome st, 448. Canal st, 26-30. Cannon st, 8. Christopher st, 87. *Commerce st, 19-23 (or Barrow, 53-7). *Cuylers alley (n s), 32-28 (or Front st, 56). Duane st, 164-6 (or Hudson st, 21-9). East B'way, 158-62. Eldridge st, 8. Elizabeth st, 155. Essex st, 109. Forsyth st, 33. Forsyth st, 54-56. Front st, 56 (or Cuylers alley (n s), 32-28). Hamilton pl, 31 (or 139th st W (s s), 2070-49). Hamilton pl (e s), 2070-12 (or 138th st, n s). *Hamilton pl (w s), 2070-1 (or B'way, 3400). Henry st, 112. Houston st, 186 E. Howard st, 12-20 (or Lafayette, 140-8). *Hudson st, 21-9 (map 21-31) (or Duane st, 164-6). *Lafayette st, 140-8 (or Howard, 12-20). Lewis, 11, 111, 117. Madison st, 256. Peck slip, 38. Pitt st, 7. Prince st, 123. St Nich pl (e s), 2054-89-91. *Scammel st, 59 (or Water, 630). South st, 12. Spring st, 83. Sullivan st, 224-8. Vesey st, 53. Washington st, 385-7. Water st, 96-8. Water st, 630 (or Scammel st, 59).</p>	<p>William st, 130-4. 2nd st, 109 E. 4th st, 330 E. 6th st, 431 E. 8th st, 55 W. 9th st, 640 E. 11th st, 521 E. *12th st, 239-41 E (or 2d av, 193-5). 12th st, 623, 703, 711 E. 15th st, 102-6 E. 19th st, 159-61 W. 21st st, 244-6 E. 22d st, 491 W. 27th st, 360 W. 28th st, 29 E. 29th st, 4 E. 31st st, 32-4 E. *31st st, 300 E (or 2d av, 562). 34th st, 113-139 &amp; 145-7 W. 35th st, 138-44 W. 35th st, 145 W. 36th st, 130, 136-8 W. 38th st, 223-31 W. 40th st, 149-51 E. 43d st, 213 E. 48th st, 323 E. 49th st, 325 E. 51st st, 446 W. 55th st, 347-55 W. 56th st, 17 W. 57th st, 218 &amp; 249 E. 57th st, 513-5 W. 58th st, 406 E. 58th st, 508-12 W. 60th st, 100-4 E (or Park av, 511). 61st st, 241 W. *64th st W (s s), 1116-59 (or B'way, 1914-6). *67th st, 436 E (or Av A (w s), 1461-28). 69th st, 312 W. 70th st, 401½ E. 72d st, 150 E. 74th st, 210, 320 E. 75th st, 441 E. 82d st, 222 E. 83d st, 607 E. 83d st, 166 W. 88th st, 213-7 W.</p>	<p>*90th st W (s s) or West End av, 619). *91st st, 259 W (or West End av, No. 640). 94th st, 235 E. 94th st, 29 W. *96th st, 138 E (or Lex av, 1486). 96th st, 68-70 W. 99th st, 169 E. 99th st, 102 W. 100th st, 317 E. 101st st, 70 W. 103d st, 166, 211-5 E. *104th st, 44-6 E (or Madison av, 1529). 104th st, 165 E. 106th st, 55 E. 108th st, 115, 302-4 E. 110th st, 4-6, 223-31 E. 110th st, 342-4 E. 111th st, 113 W. 113th st, 16 E. 113th st, 105 E (map 105-9). 114th st, 334-8 E (map 336-8). 114th st, 351, 423 E. *114th st W (s s), or Riverside Dr, 417. 115th st, 203 E. 115th st, 415 W. 116th st, 8, 104, 151 E. 116th st, 424-6 E. 116th st, 28 W. 117th st, 422 E. 117th st, 145 W. 118th st, 14-6 W. 119th st, 141 E (or Lex av, 1934-34½). 120th st, 345 E. 120th st, 120 W. 121st st, 227 W. 122d st, 8 W. 123d st, 246 W. 124th st, 244, 507-9 W. 125th st, 53 W. 127th st, 56 E. 127th st, 29 W. *128th st, 43-5 E (or Mad. av, 2015-9). 128th st, 137 W. 129th st W (s s), 1968-46-52.</p>	<p>*129th st W (n s), 1727-33 (or 5th av, 2100). 132d st, 76 W. 133d st, 131 W. 136th st, 24-8, 142 W. 138th st, 104-6 W. *138th st (n s), 2070-1 (or B'way, 3400). *138th st (n s), 2070-12 (or Hamilton pl, e s). 139th st, 205 W. *139th st W (s s), 2070-49 (or Hamilton pl, 31). 142d st, 68 W. 142d st W (s s), 2088-106-109. 144th st, 203-5 W. 148th st, 232-8 W. 156th st, 560 W. 171st st, 564 W. 172d st, 510 W. 175th st W (n s) or St Nich av (e s), 2133 pt lt. 178th st, 508, 603 W. *179th st, 830 W (or Northern av, 37-43). 180th st W (s s), 2153-37. 184th st, 567 W. Av A, 252. Av A (w s), 1461-28 (or 67th st, 436 E). Adrian av, 46. Adrian av, 63 (or Terrace View av, 2). Broadway, 481. *Broadway 1128-30 (or 5th av, 206-8). Broadway, 1323. Broadway, 1914-6 (or 64th st W (s s), 1116-59). Broadway, 3400 (or 138th st (n s), 2070-1). Claremont av, 192. Edgecombe av, 106, 149-51. Lenox av, 363. Lexington av, 993-5, 1664. Lexington av, 1486 (or 96th st, 138 E).</p>	<p>*Lexington av, 1934-34½ (or 119th st, 141 E). Madison av, 1181. Madison av, 1529 (or 104th st, 44-6 E). Madison av, 1694, 1824-6. Madison av, 2015-9 (or 128th st, 43-5 E). *New Bowery, 66-8 (or Park Row, 227-9). Northern av, 37-43 (or 179th st, 830 W). *Park av, 511 (or 60th st, 100-4 E). Park av, 987-91, 1384. Park Row, 227-9 (map 229-31) (or New Bowery, 66-8). *Pleasant av, 311-3. Riverside Dr, 417 (or 114th st W (s s), 1895-76). *St Nich av (e s) or 175th st W (n s), 2133 pt lt. *Terrace View av, 2 (or Adrian av, 63). West End av, 619 (or 90th st W (s s), 1250-100). West End av, 640. 1st av, 1622. 2d av, 193-5 (or 12th st, 239-41 E). 2d av, 457, 560-2. 2d av, 838, 1167, 2032. 3d av, 1885-7, 2316-8. 3d av, 2334. 5th av, 206-8 (or Broadway, 1128-30). 5th av, 2100 (or 129th st W (n s), 1727-33). <b>WILLS.</b> 6th st, 224 E. 34th st, 345-9 E. 43d st, 441 W. 48th st, 220 E. 85th st, 523 E. 113th st, 534-8 W. 119th st, 63 W. 127th st, 219 W. 2d av, 1063. Adrian av, 53.</p>
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### EXPLANATIONS 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 warranty.

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

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

The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given. When the date of drawing is other than in the current year the stated year is given. When both the dates are in the same year the year follows the second date.

The figures in each conveyance, thus, 2:482-10, denote that the property mentioned is in section 2, block 482, lot 10.

It should also be noted in section and

block numbers that the instrument as filed is strictly followed.

A \$20,000-\$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1913.

T. S. preceding the consideration in a conveyance means that the deed or conveyance has been recorded under the Torrens System.

Flats and apartment houses are classified as tenements.

Residences as dwellings.

All Christian names, streets, avenues, states and months are abbreviated when possible, also in some instances names of Banks, Trusts and Insurance Companies.

The number in ( ) preceding the serial number to the right of the date line, at head of this page is the Index number for the Checking Index.

The Star following names of street or avenue in the Bronx Conveyances, Leases and Mortgages indicates that the property recorded is in the annexed district, for which there is no section or block number.

### KEY TO ABBREVIATIONS USED.

(A)—attorney.  
A.L.—all liens.  
AT—all title.  
ano—another.  
av—avenue.  
admr—administrator.  
admtrix—administratrix.  
agmt—agreement.

A—assessed value.  
abt—about.  
adj—adjoining.  
apt—apartment.  
assign—assignment.  
asn—assign.  
atty—attorney.  
bk—brick.  
B & S—Bargain and Sale.  
bldg—building.  
b—basement.  
blk—block.  
Co—County.  
C a G—covenant against grantor.  
Co—Company.  
constn—construction.  
con omitted—consideration omitted.  
corp—corporation.  
cor—corner.  
c l—centre line.  
ct—court.  
certf—certificate.  
dwg—dwelling.  
decd—deceased.  
e—East.  
exr—executor.  
extrx—executrix.  
et al—used instead of several names.  
foreclos—foreclosure.  
fr—from.  
fr—frame.  
ft—front.  
individ—individual.  
irreg—irregular.  
impt—improvement.  
installs—installments.  
lt—lot.  
ls—lease.  
mtg—mortgage.  
mos—months.  
Mfg—manufacturing.























133.7; PM; Feb3'14; 3y6%; Josephine B Hamlin & Harriet K Taylor to Geo M Thompson, Bound Brook, NJ, & ano, trstes. 4,800

**Old rd (\*)**, ss, 93 w Pugsley av, 100x86.8 x100x94; Jan21; Jan31'14; due &c as per bond; Agnes Murphy to Geo D Forsyth, Rochester, NY. 1,000

**Park av, 3105-7** (9:2420); certf as to payment of \$3,000 on a/c of mtg; Nov17 '13; Feb2'14; Clara R Gould, by atty, to Jno Eggers. —

**Parker av, nec Glebe av**, see Glebe av, nec Parker av. —

**Prospect av, 1373-5** (11:2968); ext of \$6,000 mtg to Jan8'17 at 5½%; Jan16; Feb3'14; Alfd Jaretski with Ernest C Olpp, Sr. nom 400

**Prospect av, 1409** (11:2962), ws. 43 n Jennings, 40x103x41.10x90.10; Feb4; Feb5 '14; due &c as per bond; Delia C Lennon to Mary M Egan, 639 Crotona Park N. 2,000

**St Lawrence av (\*)**, es, 225 n Mansion, 25x95, except pt for St Lawrence av; Jan 29; Jan31'14; due &c as per bond; Luigi Alfieri to Rebecca Del Gaudio, 1812 Gleason av. 300

**St Lawrence av (\*)**, es, 225 n Mansion, 25x100; ext of \$5,500 mtg to Jan1'15, at 5%; Oct9'09; Feb5'14; Rebecca Del Gaudio with Chas Detterer. nom

**Southern blvd, 1881** (11:2959), ws, 103.3 n 176th, 18.11x82.1x16.6x91.6; Feb3'14; 3y 5%; P J Dwyer Bldg Co Inc, a corpn, to Margt Knox, 478 Mott av. 7,000

**Southern blvd, 1881**; certf as to above mtg; Feb3'14; same to same. —

**Southern blvd** (11:2980), es, 125 s Jennings, 75x100; ext of \$2,000 mtg to Jan30 '15 at 6%; Jan30; Feb3'14; Wm Reiss with Rose Fells, 115 S 9, Bklyn. nom

**Southern blvd** (10:2725), ws, at ses Westchester av, runs w126.3xse31.2xs60.7x w24.4xs61.6xe4xs29.10xe116.9 to So blvd xn 243 to beg; Jan30'14; due Mar1'19, 5½%; American Real Estate Co, 527 5 av, to Metropolitan Life Ins Co, 1 Mad av. 275,000

**Spofford av, ns, 200 w Brown av**, see Whitlock av, nec 144. —

**Stebbins av** (10:2696), sec 163d, 127x230 to Rogers pl; Feb1; Feb4'14; 1y6%; Grossman Bros & Rosenbaum, a corpn, to Geo F Johnson, Hanover Township, NJ. 80,000

**Stebbins av, 885-93** (10:2689 & 2696), ws, 169.1 s Westchester av, 120x100; PM; pr mtg \$55,000; Jan29; Jan30'14; installs, 6%; Maria M Bohling & Louise F Habisreitinger to Foxvale Realty Co, 193 Bway. 18,000

**Stebbins av, 885-93**; ½ pt; pr mtg \$102,000; Jan29; Jan30'14; 1y6%; Louise F Habisreitinger, New Rochelle, NY, to Jno Bohling, 1007 So blvd. 5,000

**Stebbins av** (10:2689-2696), ws, 249.1 s Westchester av, 40x100; ext of \$26,000 mtg to Jan29'19 at 5%; Jan29; Jan30'14; City Mtg Co with Foxvale Realty Co, 193 Bway. nom

**Teller av** (9:2429-2434), nwc 166th, 40x 100; ext of \$30,000 mtg to Jan30'19, at 5%; Jan30; Feb5'14; U S Savgs Bank with O J Schwarzler Co, 1100 Brook av. nom

**Theriot av (\*)**, es, 12.8 n Davis, 25x100; Jan30; Feb2'14; due Jan30'17, 6%; Raffaele Dimatteo to Marian A Connor, 3124 Hull av. 400

**Tinton av, 731**, see Westchester av, 756. —

**Valentine av, 2886** (12:3302), ses, 380.9 ne 198th, 25x98.2x25x98.3; Jan29; Jan30'14; 2y6%; Patk M Burke to Wm Beaman, 447 St Anns av. 2,500

**Wyse av** (11:3127), ws, 86.7 s 180th, 38.6 x105.3x38.6x103.8; PM; pr mtg \$29,000; Feb 2; Feb3'14; 2y6%; Phelan Bros Constn Co to Eberhart Bldg Co, Inc, a corpn, 1462 1 av. 4,000

**Wyse av** (11:2988), ws, 150 n Jennings, 50x100; pr mtg \$35,000; Feb2; Feb3'14; due, &c, as per bond; Hargton Bldg Co Inc to Peter Sinnott, 967 E 165. 5,000

**Wyse av** (11:2988), same prop; certf as to above mtg; Feb2; Feb3'14; same to same. —

**Wyse av, 1471-3** (11:2988), ext of \$35,000 mtg to Feb2'18 at 5½%; Feb2; Feb4'14; Lawyers Mort Co with Hargton Bldg Co, Inc, a corpn, 1478 Wyse av. nom

**Washington av** (9:2369), sec 165th, 100x 100.8, except part for av; bldg loan; pr mtg \$—; Feb2; Feb4'14; 1y6%; Academy Constn Co, 147 E 125, to Peerless Holding Co, 46 Cedar. 56,500

**Washington av** (9:2369), same prop; certf as to above mtg; Feb2; Feb4'14; same to same. —

**Washington av** (9:2369), same prop; pr mtg \$—; Feb2; Feb4'14; 1y6%; same to Pincus Lowenfeld, 106 E 64, & ano. 13,000

**Washington av** (11:2910), es, 401.5 n 169th, 50x125, except pt for av; pr mtg \$—; Jan31; Feb2'14; due &c as per bond; W A J Bldg Corpn to Manhattan Mtg Co, 200 Bway. 45,000

**Washington av** (11:2910), same prop; certf as to above mtg; Jan31; Feb2'14; same to same. nom

**Washington av, 1336** (11:2910), es, 376.5 n 169th, 25x125, except pt for av; PM; pr mtg \$8,500; Jan31; Feb2'14; due &c as per bond; Walter H Spinning to Thos F Lan- cer, 1336 Wash av. 2,100

**Webster av, 2599-2600** (12:3276), swc 194th, 112.6x30.9x108.2x52.11; PM; Jan30; Feb3'14; 5y5%; Mary Annan to Thos Re- gan, 127 W 121. 20,000

**Webster av, nwc 195th**, see 195th st E, nwc Webster av. —

**Westchester av, 756** (10:2654), es, 44.5 s 156th, runs s25.2xe86.6xne13.9 to ws Tin- ton av (No 731) xn29.11xsw6.10xw65.8 to beg, 4-sty bk tnt & str; PM; Jan23; Jan 30'14; due &c as per bond; R & G Realty Corpn to Fannie M Gross, Plainfield, NJ. 16,000

**Westchester av, 756**; Jan23; Jan30'14; due &c as per bond; same to Josh W Meyer, 35 W 85. 5,500

**Westchester av, ses, at ws So blvd**, see So blvd, ws, at ses Westchester av. —

**Whitlock av** (10:2736), nec 144th, 100x 75, except part for Garrison av; also SPOFFORD AV (10:2737), ns, 200 w Brown av, 50x100, except part avs; Jan1; Feb4'14; 3y6%; Hugh Duffy to Marie A Hoyer, 1745 Park av. 1,000

**White Plains av (\*)**, nwc 222d; sal Ls; Jan24; Jan30'14; demand, 6<sup>cc</sup>. Leo Lewin- ger to A Hupfels Sons, a corpn, 842 St Anns av. 2,000

**White Plains av, 3989 (\*)**, ws, 54.3 s 226th, 25x80; Jan31; Feb2'14; due &c as per bond; Wm H Keating to Title Guar & Trust Co, 176 Bway. 5,000

**Zulette av (\*)**, ss, 125 e Mapes av, 25x 100; pr mtg \$—; Jan26; Feb2'14; 3y6<sup>cc</sup>. Chas Holdorff to Edw Regenhart, 444 Gregory av, Weehawken, NJ. 500

**3D av, 4171** (11:2924); ext of \$12,000 mtg to Feb2'17 at 5½%; Jan30; Feb3'14; Chris- tine G Openhym with Alfrd Kierschner, 367 E 198. nom

**3D av** (11:2911), ws, 47.9 s St Pauls pl, 26x130; estoppel certf; Feb4; Feb5'14; Moses Cowen to whom it may concern. —

**3D av** (11:2911); same prop; ext of \$5,400 mtg to Jan1'19 at 4½%; Jan27; Feb5 '14; Moses Cowen with Loyal Bldg Co. —

## MISCELLANEOUS MORTGAGES.

Borough of the Bronx.

**Land in N Y County** (misc): certf as to mtg for \$105,000; Jan28; Jan30'14; Pod- wil Realty Co to Lincoln Mtg Co. nom

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