## AUCTION SALES.

### Nash & Hodgson.

RARE CHANCE FOR INVESTMENTS.

CHOICE STORE PROPERTIES.

TWO ELIGIBLE THREE-STORY BRICK STORES, Nos 45 and 47 Front street, and Nos. 46 and 48 Fulton street, between Poydras and Gravier streets, leased at three thousand dollars per annum.

TWO WELL-BUILT THREE-STORY BRICK STORES OR DEPOTS AND LOT ADJOINING, Nos. 389 and 391 Decatur street, adjacent to the Pontchartrain Railroad Depot, leased at three thousand dollars per annum.

TWO DESIRABLE THREE-STORY BRICK STORES OR ICE DEPOTS AND LARGE LOT OF GROUND, on Felicity Road, near Fulton street.

AND

TWO LARGE AND VALUABLE LOTS OF GROUND, adjoining the same, thirty-two by one hundred and twenty-eight feet, about.

ALSO,

THE CHOICE BRICK STORE AND BUSINESS STAND, No. 570 Magazine street, opposite the Magazine Street Market, known as

THE ICEBERG COFFEEHOUSE, leased at twelve hundred dollars per annum.

THE WHOLE WITHOUT RESERVE, FOR A division of interest, and to close the estate in the matter of the

SUCCESSION OF J. L. WARNER, DECEASED.

Second District Court—Docket No. 32,442.

BY NASH & HODGSON—W. I. HODGson, Auctioneer—Office No. 170 Gravier street.—On SATURDAY, April 2, 1870, at twelve o clock M., at the St. Charles Auction Exchange, in the basement rotunda of the St. Charles Hotel, by virtue of and in pursuance of an order of the Hon. Louis Duvigneaud, Judge of the Second District Court, parish of Orleans, dated January 5, 1869, Court docket No. 32,442, for account of the succession of Jotham Lord Warner, deceased, will be sold—

**First District Property.**

TWO VALUABLE BRICK STORES.

1. TWO VALUABLE LOTS OF GROUND, together with the buildings and improvements thereon, situated in the First District of this city, in the square bounded by Front, Fulton, Poydras and Gravier streets, designated as lots Nos. 13 and 14, measuring as follows, to wit: Lot No. 13 measures 21 feet 3 inches front on Front street, 23 feet 2 inches and 1 line front on Fulton street, by a depth of 115 feet 11 inches and 4 lines on the side next to Gravier street, and 115 feet 4 inches and 2 lines on the other side line next to lot No. 14.

Lot No. 14 measures 21 feet 3 inches front on Front street, 23 feet 2 inches and 1 line front on Fulton street by a depth of 115 feet 4 inches and 2 lines on the side line next to lot No 13, and 114 feet 9 inches and 3 lines on the other side line next to lot No. 15 and Poydras street.

The improvements consist of two substantial and well built three story brick stores, with iron shutters and iron columns, on stone base, on each front, and known as Nos. 45 and 47 Front street, and Nos. 46 and 48 Fulton street, leased together to W. F. Witherell, Esq., until October 31, 1870, at the rate of $3000 per annum.

**Third District Property.**

TWO VALUABLE BRICK STORES.

2. TWO VALUABLE LOTS OF GROUND, together with the buildings and improvements thereon, situated in the Third District of this city, in the square bounded by Decatur (late Victory), Chartres (late Moreau), Elysian Fields and Marigny streets, designated by the letters A and D, which adjoin each other, and measure as follows, to wit:

Lot No. A measures 55 feet front on Decatur street, by a depth of 126 feet 9 inches, between parallel lines.

Lot No. D measures 21 feet 4 inches front on Decatur street, by a depth of 111 feet 4 inches, between parallel lines.

The improvements consist of two substantial and well built three story brick stores on lot No. A, known as Nos. 389 and 391 Decatur street, leased to the Crescent City Ice Company, together with the adjoining lot No. D, which has a shed on it, until December 31, 1870, at the rate of $3000 per annum.

**Fourth District Property.**

ELIGIBLE BRICK STORE, OPPOSITE THE MAGAZINE STREET MARKET, ON MAGAZINE STREET.

3. ONE VALUABLE LOT OF GROUND, together with the buildings and improvements thereon, situated in the Fourth District of this city in the square bounded by Magazine, Constance, St. Mary and St. Andrew streets, designated as lot No. 7, measuring 20 feet front on Magazine street, by a depth of 53 feet, 5 inches and 1 line, between parallel lines.

The improvements consist of a new and eligible two-story brick, slate roof store, with brick back buildings known as No. 570, Magazine street, occupied below as the "Iceberg" Coffeehouse, and above by Judge Thomas S. Collins, of the Sixth Justice's Court, leased for four years from January 1, 1870, at the rate of $1200 per annum.

ELIGIBLE THREE-STORY BRICK STORE, WITH THREE LARGE LOTS OF GROUND.

4. THREE VALUABLE LOTS OF GROUND in the Fourth District of this city, in the square bounded by Felicity road, Fulton, St. Mary and Rousseau streets designated as lots Nos. 1, 2 and 3, which adjoin each other, and measure as follows, to wit:

Lot No. 1 measures 38 feet front on Felicity road by a depth of 127 feet 10 inches and 5½ lines, between parallel lines.

Lots Nos. 2 and 3 measure each 32 feet 4 inches front on Felicity road by a depth of 127 feet 10 inches and 5½ lines, between parallel lines.

The improvements on lot No. 1 consist of a substantial and well built three-story brick store, with iron shutters, formerly used as an ice depot, and known as Nos. 28 and 30 Felicity road, now occupied as a wheelwright and blacksmith shop.

The whole of the above properties in American measure, according to plans made by Messrs. Pilie & Murray, architects, dated March —, 1870.

Terms and conditions—One-third cash in United States treasury notes, and the balance on a credit of one and two years, in equal payments, in the notes of the purchasers, to their own order (divided into coupons, as may be required, to suit the parties in interest) with interest at the rate of eight per cent per annum from the day of sale, and special mortgage, with vendor's privilege, until final payment. The mortgage to embrace the five per cent clause for attorneys' fees in case of suit on any portion of the credit payments. The buildings to be kept fully insured and the policies to be transferred to the vendors; in addition to which, the several purchasers will assume all taxes for the current year, 1870.

Acts of sale before Edward Barnett, notary public, with the United States stamps attached, at the expense of the purchasers. fe26 mh5 12 26 ap2

### By Sheriff Maxwell.

SALE BY THE SHERIFF OF THE PARISH OF ORLEANS IN ORDER TO EFFECT A PARTITION.

VALUABLE IMPROVED REAL ESTATE IN THE SECOND DISTRICT.

WILLIAM E. FITZGERALD VS. MARY E. COONEY, WIDOW OF JAMES WILLIAM FITZGERALD, NOW POWERS.

Second District Court for the Parish of Orleans—

No. 33,362

SUIT IN PARTITION.

BY VIRTUE OF A JUDGMENT RENDERED January 26, 1870 (suit in partition), and signed January 31, 1870, to me directed by the honorable the Second District Court for the parish of Orleans in the above entitled cause, I will proceed to sell at public auction, at the Merchants and Auctioneers' Exchange, Royal street, between Canal and Customhouse streets, in the Second District of this city, on SATURDAY, March 19, 1870, at twelve o'clock M., in order to effect a partition, the following described property, to wit—

1. A LOT OF GROUND, together with all the buildings and improvements thereon, situated in the Second District of this city, in the square bounded by Hospital, Royal, Ursuline and Bourbon streets, measuring, French measure, twenty seven feet front on Bourbon street by a depth of sixty feet front on Hospital streets, forming thus the corner of said two streets.

2. And another LOT OF GROUND, situated in said district and square, together with all the buildings and improvements thereon, adjoining the above described lot, measuring thirty-two feet front on said Hospital street, by forty-five feet in depth, at which depth said lot widens three feet six inches, by a further depth of fifteen feet on the side adjoining the property now or lately belonging to Mrs. Monde, which bounds said lot on the left.

The buildings and improvements on said two lots comprise—

1. An elegant two-story Brick Dwelling House, slate roofed, No. 86 Hospital street, with veranda in front, with parlor and dining-room, with fireplaces and hall in the basement, and two rooms, with fireplaces and hall, up stairs; a two story frame kitchen, slate roofed, outhouses, etc., cistern, waterworks, yard paved with brick, coach gate, gas laid through the house.

2. A one story Frame House, shingle roofed, No. 88 Hospital street, outhouses, etc.

3. And a one-story House, bricked, between posts, shingle roofed, No. 90 Hospital street, built at the corner, outhouses, etc.

Plans thereof will be on exhibition at the Exchange some days previous to that of sale.

Terms—One-third cash, and the balance in one and two year's credit from the day of sale, for notes of the purchaser, bearing eight per cent interest per annum, from date to payment, to be secured by vendor's privilege and special mortgage on the property sold. The buildings and the improvements to be insured for two years, to the amount of notes due thereon and the policy transferred to the Sheriff for the benefit of any holder of said notes. The purchaser to pay five per cent attorney's fees, in case of suit to recover the payment of said notes, and to be secured like the notes.

THOMAS L. MAXWELL, Sheriff of the Parish of Orleans.
fe15 mh4 19

## AUCTION SALES.

### By G. De Feriet.

COMFORTABLE RESIDENCE, ON MORALES STREET, BETWEEN PIETY AND DESIRE STREETS.

SUCCESSION OF HERMAN HENRY KREIENbrock—No. 33,413.

BY G. DE FERIET, AUCTIONEER—Office No. 50 Royal street.—SATURDAY, March 19, 1870, at twelve o'clock M., at the St. Charles Auction Exchange, will be sold by public auction, by virtue of an order from the Hon. Louis Duvigneaud, Judge of the second District Court for the parish of Orleans, dated February 2, 1870, the following described real estate belonging to said succession, to wit—

A LOT OF GROUND, with the buildings and improvements thereon, situated in the Third District of this city, designated by the No. 2, of square No. 16, bounded by Morales, Urquhart, Piety and Desire streets. Said lot of ground measures 22 feet 4 inches front on Morales street, by 121 feet in depth, between parallel lines.

The buildings and improvements consist of a wooden house, retired from the street, and containing four rooms, two of which with fireplaces, privy, cistern, etc.

Terms—One-half cash and the balance on a credit of one year, in a note bearing eight per cent interest per annum from date, secured by vendor's privilege and mortgage on the property sold; and the buildings to be kept insured against fire until payment of the note, and policy transferred to vendors. In case of suit for the collection of the note, attorney's fees at the rate of ten per cent, to be paid by the purchaser, who is also to pay the taxes for 1869, and the costs of the act of sale (including internal revenue stamps), to be passed before Abel Dreyfous, notary public. fe15 22 27 mh5 12 19

POSITIVE SALE TO EFFECT A PARTITION.

OF VALUABLE IMPROVED PROPERTY ON GRAND ROUTE ST. JOHN, CAMPEMENT AND OTHER STREETS,

IN THE MATTER OF ADELAIDE CONTI ET ALS VS. FELICITE ROUSSEAU ET ALS—

No. 33,430.

TO EFFECT A PARTITION.

BY G. DE FERIET, AUCTIONEER—Office, No. 50 Royal street.—SATURDAY, March 19, 1870, at noon, at the St. Charles Auction Exchange, in the Basement Rotunda of the St. Charles Hotel, will be sold, by public auction, by virtue of a judgment rendered on January 6, 1870, and signed on the twenty-ninth of the same month and year, the following described real estate, viz:

1. A LOT OF GROUND, with the buildings and improvements thereon, situate in this parish, on the right bank of the Bayou St. John, and designated by the No. 88, measuring 33 feet 7 inches and 2 lines front on said Bayou, 33 feet 8 inches wide in the rear, 111 feet 9 inches in depth on the side toward Esplanade street, and 108 feet 8 inches and 8 lines in depth on the other side.

The buildings and improvements consists of a frame house, containing three rooms and a side gallery, cistern, shed, privies, etc

2. A PORTION OF GROUND situated in Faubourg Pontchartrain, Third District, in the square bounded by Campement, Florides, Sauvage and St John streets, fronting to and forming the corner of St. John, Campement and Florides streets, measuring 155 feet front on Campement street by 80 feet front on each of said St. John and Florides streets.

The building and improvements consist of a large dwelling, containing five rooms and front gallery, a two-story kitchen or back building, containing three rooms above and three rooms below, gallery, etc. Also, shed, chicken house, servant's room, a large stable, 12x20, oven, two wells, two cisterns, fig, orange and other trees.

3. TWO LOTS OF GROUND, in the suburb Pontchartrain, in the Second District, designated by the Nos 5 and 6, measuring each 31 feet 11 inches front on Grand Route St. John, 32 feet in width in the rear, by about 106 feet in depth.

The buildings and improvements consist of a wooden house, containing four rooms, a large gallery in front, large shed or awning in the rear of the house, a back building, containing two rooms, well, cistern, double privies, etc.

Terms—The share of the minors of age being one-eighteenths each cash; the share of the widow being nine-eighteenths, one-half cash; and the balance on a credit of one year, bearing eight per cent interest, with mortgage on the property, and the share of the minors being one-eighteenth each; one-fifth cash, and for the balance the purchaser shall return he same and pay to each minor the portion accruing to them respectively when he or she attains the age of majority or is dispensed with the time prescribed by law for attaining the same, the whole to be secured by special mortgage and vendor's lien on the property sold, the purchaser to insure the buildings standing on the improved property and transfer the policy of insurance to the tutrix; said insurance to be renewed yearly until the amount due to the minors by the purchasers be fully paid in capital and interest, and in case of neglect or refusal on the part of said purchasers to effect such insurance and transfer the policy as aforesaid, the tutrix be authorized to effect such insurance at the expense of the purchasers, and to secure the eventual advances for insurance; the property sold to remain mortgaged in favor of minors.

Acts of sale, with United States internal revenue stamps attached, before A. E. Bienvenu, notary public, at purchasers' expense.
fe15 22 27 mh5 12 19

### By Placide J. Spear.

SUCCESSION OF MRS. J. B. ST. AMAND.

Second District Court of New Orleans—No. —.

THE ELEGANT AND RECENTLY BUILT FAMILY RESIDENCE, CORNER RAMPART AND BARRACKS, AND A VALUABLE SQUARE OF GROUND, FRONTING ON CANAL STREET.

BY PLACIDE J. SPEAR, AUCTIONeer.—Office No. 46 Exchange alley.—SATURDAY, March 19, 1870, at twelve o'clock M., will be sold, at the St. Charles Auction Exchange, on St. Charles street, between Gravier and Common streets, by virtue and in pursuance of an order from the Honorable Louis Duvigneaud, Judge of the Second District Court of New Orleans, dated February 16, 1870, for account of the above succession, to wit—

1. A CERTAIN LOT OF GROUND, situate in the Second District of this city, in the square bounded within Rampart, Barracks, St. Claude and Esplanade streets, forming the corner of Rampart and Barracks, and measuring 38 feet 4 inches and 3 lines front on Rampart street, by a depth and front on Barracks street of 89 feet 6 inches and 2 lines together with all the buildings and improvements thereon, and all rights, ways, servitudes and privileges and advantages thereunto belonging, acquired by J. B. St. Amand per purchase from Francis Fernandez, per act passed before E. G. Gottschalk, notary public, on the ninth November. The improvements consist of a splendid family residence, built in 1867, containing a large hall in the centre, two large and well ventilated bedrooms fronting on Barracks street, a large arched parlor, a very large dining-room in the rear, water closet and cabinet in the main building, pantry, dessert-room, two exceedingly large rooms in attic; the gas is introduced all over the house. A two story kitchen, having four rooms, coal room, privy, waterworks and cistern; the yard flagged with the best and handsomest square stones. The city railroad cars of the Dauphine and Esplanade line pass in front of this property going and returning. The buildings are built of the very best materials, and in every respect should call the attention of families in quest of a first-class residence, and in the most respectable neighborhood of the Second District.

2. A CERTAIN SQUARE OF GROUND, situated in the Second District of this city, in the faubourg Jackson, in the rear of this city, designated by the number 62, on a plan drawn by John Schrube, dated March 22, 1836, and deposited in the office of H. B. Cenas, then a notary in this city. Said square is comprised within Canal, Customhouse, St. Patrick, and Olympic streets, and is composed of 30 lots, numbered from 1 to 30 inclusive, and measures, more or less, 300 feet on each of said four streets. Acquired by said J. B. St. Amand by purchase from the Louisiana State Marine and Fire Insurance Company, per act passed before E. G. Gottschalk, notary public, on the tenth of August, 1865. The said lots to be sold separately.

Terms and Conditions—For the property corner Barracks and Rampart streets one-third cash, balance on a credit of one and two years; for the square of ground on Canal street, one-fourth cash, balance on a credit of one, two and three years, for notes specially mortgaged and secured by vendor's lien on the property sold, bearing interest at the rate of eight per cent per annum from date of sale until final payment, the mortgage to contain the clause of five per cent attorney's fees to be paid by the purchaser in the event of suit for the recovery of the amount of any of said notes, given in part payment of the purchased price, the buildings on said property corner Rampart and Barracks streets, to be kept insured until payment of the notes, and policies transferred to the vendor, purchasers to assume the payment of taxes of 1869, over and above the price of adjudication.

Acts of sale, together with internal revenue stamps, before E. G. Gottschalk, notary public, at the expense of purchaser. fe18 23 mh4 11 18 19

### By J. B. Walton.

ONE SQUARE OF GROUND IN CARROLLTON

SUCCESSION OF JAMES McINTOSH.

BY J. B. WALTON, AUCTIONEER—Office No. 162 Common street.—ON SATURDAY, March 5, 1870, at twelve o'clock M., at the St. Charles Auction Exchange, by virtue and in pursuance of an order of the Honorable Louis Duvigneaud, Judge of the Second District Court for the parish of Orleans, dated January 26, 1870, in the matter of the Succession of James McIntosh, court docket No. 17,391, will be sold for account of the above named succession, the following described property, to wit—

ONE SQUARE OF GROUND, being No. 8, containing fourteen lots, numbered from one to fourteen, situated in Carrollton, parish of Jefferson, measuring 330 feet front on each Leonidas and Monroe streets, 300 feet front on each Napoleon and Tenth streets, as per plan by Henry Moelhausen, dated November 11, 1845.

Terms—One-third cash, in United States Treasury notes, balance in one and two years, with eight per cent interest per annum from date, and mortgage, until final payment, and five per cent attorney's fees in event of suit.

Act of sale before A. Hero, Jr., notary public at the expense of purchaser, including United States revenue stamps. ja30 fe6 13 20 27 mh5

## AUCTION SALES.

### By J. B. Walton.

PLANTATIONS

AT

PRIVATE SALE.

BY J. B. WALTON, AUCTIONEER,

**No. 162 Common Street.**

VALUABLE SUGAR PLANTATIONS

IN THE

PARISHES OF ST. MARY, LAFAYETTE, AVOYELLES, IBERVILLE, EAST AND WEST FELICIANA

ON EASY TERMS

**Parish of St. Mary**

A SUGAR PLANTATION, situate on both sides of Bayou Sale, having a front of about 17 arpents on both sides of said bayou by a depth of 40 arpents; also, a Tract of Land, situated as the above, having 5 arpents front on both sides of said bayou by 40 arpents deep—a total front of 22 arpents and a superficial area of about 1800 arpents. Improvements: A good sugarhouse, fine steam engine, corn cribs, stables, negro cabins, two comfortable dwelling houses, eight acres of good seed cane, about 800 barrels of corn, hay, eight mules, some cattle, etc. This place is situated about nine miles from Centreville and about fourteen miles from Franklin, and the best sugar or cotton land in Louisiana.

A SUGAR PLANTATION, situate in the parish of St. Mary, about two miles above the town of Franklin, containing about 747 arpents on the Bayou Teche, having a fine two-story new dwelling house, sugar house (horse power) negro cabins, and cut buildings, all in good condition; 13 acres of seed cane, about 600 barrels of corn, hay, fodder, etc.; 500 acres cleared lane, balance wood; the best sugar land in the State.

A SUGAR PLANTATION, formerly John M. Foote's plantation, situated on the Teche, about eight miles above the town of Franklin, having a front of about 8 arpents, by a depth of 40 arpents; the side lines diverging so as to give a superficial area of 850 acres, more or less; immediately in the rear of the above plantation there is 143 98-100 acres, belonging to the same plantation. Improvements: Dwelling house, out buildings, sugar house, engine, etc., all in bad repair. On the place there is one of the finest cane presses in the parish. The Teche is navigable the whole year.

A LARGE SUGAR PLANTATION in the parish of St. Mary, about three miles below Pattersonville and six miles above Brashear City, having a front of 31 arpents on the right bank of the Atchafalaya river, by a depth of 40 arpents, lines diverging, making about 1328 superficial arpents. Improvements: Two-story slate roof dwelling and two wings attached, thirteen rooms; overseer's house, seven teen negro cabins, saw and grist mill, with portable engine, cooper and blacksmith shops, sugar house, two sets kettles, stables, corn house, cow shed, brick dairy, etc.

A TRACT OF LAND in the parish of St. Mary, fronting on Bayou Chaffer, and known as the Polk Island place, containing about 570 superficial acres, with improvements.

**Parish of Lafayette.**

A SUGAR PLANTATION, in the parish of Lafayette, known as the Emile Mouton plantation, about 2½ miles north of Vermilionville, containing about 600 acres of land, of which 125 is wood land; having an excellent large dwelling, negro quarters, blacksmith shop, all in good order; large brick sugar house and engine, ready for sugar making; 16 acres of seed cane; corn, fodder, mules, horses, carts, wagons, agricultural implements, etc.

A TRACT OF LAND, in the parish of Lafayette, 1½ miles west of Vermilionville, containing 252 arpents, 80 arpents of wood land, 150 arpents under a good fence, dwelling, kitchen, corn crib, negro cabins, etc., all new.

A TRACT OF LAND, in the parish of Lafayette, two miles west of Vermilionville, fronting Bayou Vermilion, containing 470 arpents, 80 acres of which are timbered with oak, ash, hickory and gum, a large finished dwelling house, kitchen, storeroom, servants' rooms, carriage house, stable, etc. A new sugar house (horse power), capacity to do five to six hogsheads in twenty-four hours, two large corn cribs, negro cabins, 30 arpents of cane stubbles and all necessary farming utensils.

A TRACT OF LAND, in the parish of Lafayette, containing 800 arpents, 775 arpents cleared, balance wood, good fences, dwelling house, kitchen, storeroom, chicken house, laborers' hotel, etc., 24 arpents of fine cane. This property is situated twelve miles west of Vermilionville.

**Parish of Avoyelles.**

A SUGAR AND COTTON PLANTATION, known as the "Sunflower plantation," about twenty-eight miles above the town of Washington, containing 2000 acres of land, about 600 acres cleared, balance heavily timbered, all susceptible of cultivation. A fine, large sugar house, a very fine steam engine, a large three story cotton gin house, a good dwelling house and other outbuildings, negro quarters, stables, barns, etc., seed cane to plant 200 acres, 150 acres of one year stubbles.

**West Feliciana.**

A TRACT OF LAND of 1729 arpents in the parish of West Feliciana—700 acres cleared and under cultivation, near the Mississippi river, and fronts on Thompson's Creek, which is navigable by our packets. Improvements consist of ten negro cabins, cotton gin and brick sugar house in good running order. There are on the place fifteen large mules, a large lot of farming utensils, one thousand bushels corn, seed cane in windrow to plan forty acres.

A TRACT of 1000 acres of wood land in the parish of West Feliciana, on the Mississippi river, four miles below Bayou Sara. Improvements: A small dwelling house, two good cabins, etc. This is a very desirable place for a woodyard.

**East Feliciana.**

A TRACT OF LAND in the parish of East Feliciana, containing 700 acres of land, five miles below Port Hudson, on the Mississippi river—300 acres cleared. Improvements consist of eight negro cabins, small levee in front. This is a very desirable place, both as regards fertility and facility for obtaining labor.

**Parish of Iberville.**

A SUGAR PLANTATION, in the parish of Iberville, five miles below the town of Plaquemine, on the right bank of the Mississippi river, measuring 5½ arpents front on said river by 80 arpents in depth, with brick sugar house, steam engine, kettles, grist mill, negro quarters, overseer's house, stables, corn crib, carts, wagons, plows of all dimensions, and tools of all kinds, seed cane to plant 100 acres, 3-00 barrels of corn and forage, 9 first rate mules and two American horses. ja9

WITHOUT RESERVE.

ELEGANT MANSION ON CANAL STREET, AND THREE LOTS OF GROUND CORNER OF MARAIS STREET, in the First District, late residence of Thomas P. May, Esq.

AND

THE SUPERB AND COMPLETE ASSORTMENT OF HOUSEHOLD FURNITURE OF THE ESTABLISHMENT.

BY ORDER OF THE SOLICITOR OF THE TREASURY and for account of the United States Government.

BY J. B. WALTON, AUCTIONEER.—Office No. 162 Common street.—TUESDAY, May 31, 1870, at twelve o'clock M., at the St. Charles Auction Exchange, in the basement rotunda of the St. Charles Hotel, by order of the Solicitor of the Treasury, and for account of the United States Government, will be sold by auction, to the highest bidder, the following described valuable property, to wit—

THAT ELEGANT RESIDENCE situated at the corner of Canal and Marais streets, First District, built by Mr. Armand Heine, for his own occupation, and subsequently owned and occupied by Thomas P. May, Esq. The buildings are of modern construction and architecture, and contain all the conveniences and improvements in use in the best dwellings of the present day. They embrace spacious halls, drawing rooms, parlors, dining saloon, library, bed rooms, closets, baths, servants' apartments, etc., all finished in the best style, without regard to cost.

The property embraces three lots of ground in the square bounded by Canal, Gasquet, Marais and Villere streets, designated by the Nos. 1, 2 and 3 on a plan drawn by Joseph Pilie, surveyor, on the third May, 1869, deposited in the office of Lucien Hermann, late a notary in the city, measuring, each, 31 feet 3 inches and 10 lines front on Canal street, by a depth, between parallel lines, of 127 feet 10 inches and 5 lines, a 1 American measure; lot No. 1 forming the corner of Canal and Marais street, together with the use of an alley in the rear of said lots, opening on Marais street, common to said lots, and being ten feet wide.

This property, from its elegant construction, and convenient and accessible location upon Canal street, presents an unusual opportunity to secure a superior residence

Terms and conditions—One third cash in United States treasury notes, the remainder in the notes of the purchaser to his own order and by him endorsed, payable at one and two years, in equal amounts, bearing interest at eight per cent annum from date until paid and special mortgage and vendor's privil ged upon the property until final payment. The morigage to embrace the clause of five per cent or attorney's fees in case of suit to recover payment of the notes or any part thereof should they not be punctually paid at maturity. The buildings to be insured by the purchaser to the satisfaction of the agent of the united states government and to be kept insured, until final payment, and the policies to be transferred to the vendor.

Act of sale before ——, notary public, at the expense of the purchaser, including all stamps required by law.

The extensive assortment of elegant Rosewood, Drawing-room, Parlor, Dining room Library and Bedroom FURNITURE, MIRRORS, PAINTINGS, ARTICLES OF VIRTU, CURTAINS, CARPETS, etc. The entire contents of this elegant establishment will be sold on the premises, on THURSDAY, June 2, 1870, prior to which time catalogues will be furnished and more particular notice given.
fe27 mh5 13 20 27 ap3 10 17 24 my1

## AUCTION SALES.

### By Louis Stern & Bros.

SIX HUNDRED CASES BOOTS, SHOES AND BROGANS.

BY LOUIS STERN & BROS.—M. STERN, Auctioneer.—FRIDAY, March 4, 1870, at ten o'clock A. M., at their salesroom, No. 16 Chartres street, will be sold, without limit or reserve—

600 CASES BOOTS, SHOES AND BROGANS, comprising an assortment suitable for Men's, Boys' Ladies', Misses' and Childrens' wear, and adapted to city and country trade. These goods are fresh and desirable, in good order and regular sizes, and will be sold in lots to suit purchasers.

Terms—At sale. mh4

### By B. J. Montgomery.

VALUABLE VACANT PROPERTY

IN THE

FIRST DISTRICT, AT AUCTION.

SUCCESSION OF WILLIAM T. STOCKER—

No. 33,227.

BY B. J. MONTGOMERY, AUCTIONeer—Will be sold on SATURDAY, April 2d, 1870, at twelve o'clock, at the St. Charles Auction Exchange, by virtue and in pursuance of an order of the Honorable Louis Duvigneaud, Judge of the Second District Court for the parish of Orleans, dated January 14, 1870, No. 33,227 of the docket of said court—

A CERTAIN LOT OF GROUND situated in the First District of this city, in the square bounded by Johnson, Perdido, Poydras and Frieur streets and measuring 30 feet 3 inches front on Poydras street by a depth and front on Johnson street of 120 feet. Plan exhibited at place of sale.

Terms—One-half cash in treasury notes, and balance at twelve months credit, in note of purchaser bearing eight per cent per annum, and vendor's privilege.

Act of sale before A. Hero, Jr., notary public, including revenue stamps, at the expense of the purchaser. fe27 mh13 27 ap2

FURNITURE—FURNITURE.

BY B. J. MONTGOMERY, AUCTIONeer.—Will be sold, every TUESDAY, THURSDAY and SATURDAY, at the Old Auction Mart, 87 Camp street, and every MONDAY, WEDNESDAY and FRIDAY, at No. 75 Camp street, adjoining the Old Auction Mart, at eleven o'clock—

A general assortment of new and second-hand FURNITURE, such as Rosewood, Mahogany and Walnut Bedsteads, Armoirs, Bureaus, Washstands, Parlor Furniture, Marble-Top Centre Tables, Carpets, French Plate Mirrors, Mattresses, Cooking Stoves, etc.

ALSO,

A large invoice of Cottage Beds, Cane and Woodseat Chairs, etc.

Terms—Cash. ja28

HORSES AND MULES.

IMPORTANT SALE OF FINE HORSES AND Mares, Mules, Buggies, Harness, etc., at auction.

BY B. J. MONTGOMERY, AUCTIONeer.—Will be sold on SATURDAY, March 5, 1870, at half-past ten o'clock, at the spacious Stables, 213 and 215 Gravier street—

Elegant SADDLE AND HARNESS HORSES and MARES, in pairs and single.

CITY AND COUNTRY MULES.

—ALSO—

Top and Open BUGGIES, BAROUCHES, HARNESS, etc.

Terms—Cash in United States Treasury notes. ocl0

VALUABLE STORES NOS. 38 AND 40 ROYAL STREET, NOW OCCUPIED BY MESSRS. MITCHELL, CRAIG & CO., AT AUCTION.

SUCCESSION OF CYRUS FLINT, NO. 33,352, AND THE LIQUIDATION OF THE LATE COMMERCIAL FIRM OF C. FLINT & JONES.

BY B. J. MONTGOMERY, AUCTIONeer—Will be sold, on SATURDAY, March 5, 1870, at twelve o'clock, at the St. Charles Auction Exchange, basement St Charles Hotel, by virtue and in pursuance of an order of the Hon. Louis Duvigneaud, Judge of the Second District Court for parish of Orleans, dated February 1, 1870, No. 33,352 of the docket of said court, and the liquidation of the commercial firm of C. Flint & Jones—

1 A CERTAIN LOT OF GROUND, together with the buildings and improvements thereon, situated in the Second District of this city, in the square bounded by Royal, Customhouse and Bienville streets and Exchange alley; said lot measures 32 feet front on Royal street, 126 feet 2 inches in depth, between parallel lines, all American measure.

The building consists of a four-story Brick Store, with warehouses in the rear, and known as the No. 38 Royal street.

2. A CERTAIN LOT OF GROUND, together with the buildings and improvements thereon, situated in the Second District of this city, in the square bounded by Royal, Bienville and Customhouse streets and Exchange alley, and measuring, in French measure, 30 feet front on Royal street, by 118 feet and 6 inches in depth, between parallel lines.

The building consists of a five-story brick store, and known as the No. 40 Royal street.

Plans exhibited at place of sale.

Terms—One-fourth cash in United States Treasury notes; balance at one, two and three years' credit, in notes secured by special mortgage and vendor's privilege, bearing eight per cent interest from date of sale, with the five per cent attorneys' clause in case of non-payment; the building to be kept insured, and policy transferred to the vendors.

Act of sale, including the internal revenue stamps, at the expense of the purchaser, before Andrew Hero, Jr., notary public.
fe26 13 20 27 mh4 5

### By E. A. Deslonde.

ONE-STORY FRAME DWELLING ON BIRONNE STREET.

SUCCESSION OF RICHARD P. RICE.

BY E. A. DESLONDE, AUCTIONEER.—Office No 11 Commercial Place—SATURDAY, March 19, 1870, at twelve o'clock M., at the Merchants and Auctioneers' Exchange, on Royal street, by virtue and in pursuance of an order of the Hon. L. Duvigneaud, Judge of the Second District Court, dated New Orleans, February 12, 1870, docket No. 32,768, will be sold for account of above succession—

A LOT OF GROUND, situated on Baronne (lately Bacchus) street, in the square No. 95, bounded by Thalia, Baronne, Dryades and Erato streets, measuring 32 feet front on Baronne street, by a depth of 127 feet 10 inches and 5 lines, between parallel lines, American measure, according to a plan by Frederick Wilkinson, deputy surveyor general, dated March 2, 1839, deposited in the office of H. P. Cenas, late notary public.

The improvements consist of a one-story frame dwelling.

Terms—Cash in United States treasury notes.

Act of sale before George Christy, notary public, at the expense of purchaser. fe15 22 28 mh1 8 15 19

BUILDING LOTS

ON

JULIA STREET, FLORIDA LANDING, ON THE NEW CANAL,

AND ON

PRIEUR, JOHNSON AND CYPRESS STREET

Succession of George A. D. Kemper.

BY E. A. DESLONDE, AUCTIONEER—Office No. 11 Commercial Place—SATURDAY, March 19, 1870, at twelve o'clock M., at the Merchants and Auctioneers' Exchange on Royal street, by virtue and in pursuance of an order of the Hon. L. Duvigneaud, Judge of the Second District Court for the parish of Orleans, dated February 16, 1870, docket No. 33,255, will be sold for account of above succession—

THIRTEEN LOTS OF GROUND, situated in the square bounded by Prieur, Johnson, Cypress and Julia streets, designated by the Nos. 1 to 12, inclusive, and No. 26. Lots Nos. 1 to 11, inclusive, front on Julia street, and the New Canal at the point known as Florida Landing. Lot No. 1 forms the corner of Julia and Johnson street, and measures 27 feet 7 inches and 4 lines front on Julia street by a depth and front on Johnson street of 115 feet, between parallel lines. Lots Nos. 2, 3, 4 and 5 measure, each, 27 feet front on Julia street by a depth of 115 feet, between parallel lines. Lot No. 6 measures 27 feet front on Julia street by a depth of 141 feet 3 lines, between parallel lines. Lots Nos. 7, 8, 9 and 10 measure, each, 27 feet front on Julia street by a depth of 115 feet, between parallel lines. Lot No. 11 forms the corner of Prieur and Julia streets and measures 27 feet 7 inches and 4 lines front on Julia street by a depth and front of 115 feet on Prieur street, between parallel lines. Lot No. 12 measures 26 feet 3 lines front on Prieur street by a depth of 135 feet 7 inches and 4 lines. Lot No. 26 measures 26 feet 3 lines front on Johnson street by a depth of 135 feet 7 inches and 4 lines.

TWO LOTS OF GROUND, situated in the square bounded by Julia, Roman, Prieur and Cypress streets, designated by the Nos. 16 and 17. Lot No. 16 measures 28 feet 9 inches and 1 line front on Cypress street, 28 feet 9 inches and 6 lines in the rear, by a depth of 141 feet 3 inches and 4 lines on the line nearest to Prieur street, and 148 feet 10 inches and 3 lines on the opposite side. Lot No. 17 measures 28 feet 9 inches and 1 line front on Cypress street, 28 feet 9 and 6 lines in the rear, by a depth of 148 feet 10 inches and 3 lines on the line of division with lot No. 16, and 146 feet 3 inches and 2 lines on the opposite line nearest to Roman street, all according to plans by Pilie and Murray, surveyors.

Terms and Conditions—One-third cash, in United States Treasury notes; the remainder payable in one and two years, in the notes of the purchasers, payable to their own order and by them indorsed, bearing interest at the rate of eight per cent per annum, and secured by special mortgage upon the property until final payment. The mortgage to embrace the five per cent clause for attorneys' fees in case of suit to recover payment on any or part of the notes. The notes to be divided into coupons, to effect a partition between the parties in interest.

Acts of sale before ——, notary, at the expense of purchasers, including cost of stamps required by law. fe19 26 mh4 11 18 19

## MEDICAL.

DR. J. BRADFIELD'S

FEMALE REGULATOR.

**Woman's Best Friend.**

This valuable medicine is prepared for women exclusively, and to be used by women only. It is adapted especially to those cases where the womb is disordered, and will cure any irregularity in the "menses," except in such cases as require a surgical operation. As these last are very rare, the Female Regulator is of almost universal application. In a sudden check of the "monthly courses," from cold, trouble of mind, or like causes, it acts like a charm, by restoring the discharge in every instance, thus relieving the fever, headache, pain in the small of the back and "lower stomach," flushes of heat about the face, chilly sensations, burning of the eyelids, and general restlessness. Taken in time, all these symptoms pass away immediately, without injury to the constitution. Frequently, however, the proper remedy is not applied in time, the disease becomes chronic, and the foundation laid for numberless evils to the constitution of the woman. The next "turn" comes around, and there is no "show," or perhaps the "whites," will appear. There will be some uneasiness about the womb, but very little or none of the natural fluid escaping. The complexion becomes sallow, bowels swollen, a sort of greenish caste about the face, constant dull aching pains in the head, weight in the lower stomach and back, with or without whites, palpitations of the heart, pallor, exhaustion, indigestion, weariness, languor, aching across the loins, loss of appetite, pain in left breast, tightness across the chest, cough and giddiness. If still allowed to go on, "green sickness" will be fully developed; the headache becomes severe, with loss of memory, diminished sensibility, sick stomach, dyspepsia, no relish for food, loss of flesh, increased fluttering of the heart, swelling of the feet, legs and body, and occasional spitting of blood. The slightest effort causes hurried breathing, almost to suffocation. The skin is flabby, and has a "doughy feel." This is a sad picture, but it is the condition of thousands of women between the ages of fifteen and forty-five, who are brought to the grave by ignorance, or neglect to take the proper remedy.

To all who are afflicted with any of the symptoms above mentioned, in connection with an irregularity of the "