Teachers.

A YOUNG LADY, just graduated and having a diploma, would like to obtain a position to TEACH the English branches in a school in this city or Brooklyn. Address Miss G. W., Box 1,532, P. O., N. Y.

A HARVARD GRADUATE, who has had experience in the best private schools, desires engagements to TEACH Latin, Greek, and Higher English. ENTIES, 54½ West 33d-st., Tribune Up-town Office.

A YOUNG LADY, having had much experience in the care and instruction of children, desires a position as GOVERNESS in this city or vicinity; satisfactory references given. Address K. R., Box 235, Orange, N. J.

A THOROUGHLY competent young lady desires a position as GOVERNESS to instruct children; or in a boarding-school as TEACHER of the English branches; highest references given. Address S., Box 439, New-York P. O.

A YOUNG LADY desires to instruct one or two children in the ELEMENTARY ENGLISH BRANCHES, including music; will take her own piano, if desired; very moderate compensation, including board, expected; references. Address F. W., Bookstore, 77 University-place.

FAMILIES desiring competent resident or visiting TEACHERS of LANGUAGES, MUSIC, &c., can secure them by addressing or calling at Mrs. MITCHELL'S TEACHERS' BUREAU, 67 West 35th-st.

HARVARD UNIVERSITY.—Private instruction. Mr. WM. M. NEWELL, 115 East 26th-st.

LADIES and gentlemen desiring to engage good TEACHERS of the modern languages will find a number of capable and reliable Professors at Mrs. MITCHELL'S TEACHERS' BUREAU, 67 West 35th-st.

TEACHER.—A gentleman who has, for four years, been employed as Teacher of the ENGLISH BRANCHES, in one of the schools of this city, wishes to make a similar engagement for the coming year. Address A. E. B., 233 Adelphi-st., Brooklyn.

TEACHERS' BUREAU, 67 West 35th-st.—Schools and Parents promptly supplied with efficient and reliable Teachers, especially for Languages, Music and Drawing. Those only will be recommended who have been examined and found thoroughly capable; highest references given. ALNA E. MITCHELL, nee Regnet, 67 West 35th-st.

REAL ESTATE.

NEW-YORK, Thursday, Sept. 17, 1874.

At the Exchange Salesrooms to-day, James M. Miller sold by order of the Supreme Court under direction of A. H. Wallis, referee, three houses on Nineteenth-st. near Eighth-ave., and 13 lots of ground with three story dwelling thereon, in the new Twenty-third Ward formerly Morrisania. The property was all purchased by parties in interest, and full details of the sale will be found below.

AUCTION SALES NEW-YORK REAL ESTATE.

by James M. Miller.

2 three story and basement brick house with stable in rear known as Nos. 249 and 251 West 19th-st. north side, 518.10½ ft of West 7th-ave., 37.8x91	$13,900
3 story and basement brick house lot, No. 253 West 19th-st., north side, 220.10 ft e 8th-ave., lot 23x112.5x4	13,100
2 lots south-east corner of Railroad-ave. and 6th-st. new 234 Ward, with 2 story frame house, 25x40, lots 50x100	2,500
2 lots s s Gun-st., 100 ft w of Railroad-ave., each 25x100	1,000
3 lots e s of Railroad-ave., 50 ft s of 6th-st., each 25x100	1,000
3 lots e s Railroad-ave. 150 ft s of 6th-st., each 25x100	1,650
4 lots e s Railroad-ave., 175 ft s of 6th-st., each 25x150	3,000

OFFICIAL TRANSFERS OF REAL ESTATE.

NEW-YORK CITY.

24th-st, n s, 250 ft e of 4th-ave, 25x98.9; Samuel A Kendall, Brooklyn, to Cornelia Fleming ..... Nominal
24th-st, n s, 2.40 ft e of 4th-ave, 25x98.9; Cornelia Fleming to Samuel A Kendall $8,000
Same property; Cornelia Fleming to J Warren S Dey 18,000
60th-st, corner line 200 ft, 11th-ave, runs s 52 ft to original high-water line Hudson River x s following curves to center line 59th-st, and a 192 ft x n 204 ft x n to beginning; Lebbeus B Ward, Morristown, N J, to William H. Vanderbilt 50,000
113th-st, s s, 265.3 ft w of 2d-ave, 16x81x—x50.7, h and l; John H. Dunne to Ellen S. Dunne 1,100
117th-st, s s, 375 ft e of 2d-ave, 50x100.11; Isidor Falk to Bernard Ferner 38,000
Fordham-ave, lot No. 216, Ballagate Farm Morrisania, 50x128.8; Fordham-ave, lot No. 217, Ballagate Farm, Morrisania, 50x127x50; Susan McMullan to John M Cook and James L Weeks 200
1st-ave, n e cor 47th-st, 100.5x150; Eliza, wife of Henry Eisner, to David M Koehler 50,000
Same property; David M Koehler, to Henry Eisner 50,000
4th-ave, Union-square, No 4 e s, 25.6 ft s of 24th-st, 25x123.6, 15th-st, s s, 173 ft e of 4th-ave, runs e 25x s 96.8x w 29x s w 23.11x s 15.2x s 82.3 to beginning; Samuel Kellinger to James M Miller 100,000
4th-ave, w s, 63.3 ft s of 125th-st, 18.10x99; George Ruston, Freeport, Ill, to Elizabeth M Ruston, Plainfield, N J ..... Nominal
6th-ave, w s, 50.8 ft n of 80th-st, 25x100. Edward F Smith to Jenny A Smith, e s 20,000
12th-ave, n w cor 104th-st, 50x102.4. Peter F Meyer to Edward M Dixon 2,827

Original high-water line Hudson River, 30 ft n of s s 59th-st runs w 1,248.7 to w s of 13th-ave., or permanent exterior line city x e 260.11, to center line of 60th-st., x e 1,404 ft to original high-water line x s, following curves of said line to beginning; Lebbeus B. Ward, Morristown, N. J., to William H. Vanderbilt, e e g 200,000

LEASES RECORDED.

28th-st, n s, map 504, T. B. Clark, 25x98.9, 21 years, per year $350
The New-York Life Insurance and Trust Co., executors to John Farrell, same property, John Farrell to Doris, wife of Charles A. Buddensick 4,000
28th-st, n s, indefinite location, 21 years, per year 350
The New-York Life Insurance and Trust Co., executors, same property, John Farrell to Doris, wife of Charles A. Buddensick 4,000

City Real Estate for Sale.

A BARGAIN—An elegant four-story brownstone DWELLING in 47th-st., near 5th-ave. in first-class order and frescoed throughout; price low. P. H. GRADY, 827 6th-ave., or G. A. KISSAM, 6 Pine-st.

FOR SALE—The large, first-class brownstone front HOUSE, No. 17 West Twenty-first-st. Apply at 103 Fulton-st., of PETER A. H. JACKSON.

FOR SALE, price to suit the times—New and elegant brown-stone DWELLING corner of Madison-ave. and 66th-st; owner on the premise at all times.

FOR SALE.—The large four-story brownstone front HOUSE and lot of ground No. 17 West Twenty-first-st; lot 30x100; with immediate possession. Apply at 103 Fulton-st., of PETER A. H. JACKSON.

FOR SALE—408 West 58th-st., 3-story and basement brown-stone front HOUSE and LOT; one block from Central Park; in good order; possession at once; would exchange for a small place near New-York Central Railroad; some cash required.

FOR SALE—By A. J. BLEECKER, SON & WHITE, Auctioneers, 35 Pine-st:
A 4-story, brick HOUSE in Clinton-place, Eighth-st., near Fifth-ave., with brick stable in rear.
A HOUSE and LOT on Sixth-ave., near Forty-ninth-st.
For SALE or to LET, a fine new brown-stone HOUSE and LOT in Seventy-fourth-st., near Fifth-ave.; 20x75.
TO LET—The three 4-story, brick BUILDINGS and LOTS Nos. 126, 128, and 130 East Twenty-fourth-st., well known as the Charlier Institute.

3 NEW first-class DWELLINGS, less than one block from Central Park, will be sold at a bargain. Also No. 308 West 58th-st., just thoroughly painted and frescoed. Apply to WM. BEDELL, builder and owner, No. 308 West 58th-st.

Brooklyn Real Estate for Sale.

A HOME—New, Modern HOUSE, elegantly FURNISHED; 12 rooms; s m, 20x40; lot, 20x100; on Willoughby-ave., Brooklyn; price, $10,000, $7,000 of which can remain on mortgage. Apply from 10 to 4, No. 27 Clinton-place, N. Y.

FOR SALE to close a Trust—The elegant two-story and mansard DWELLING with double lot, south-east corner Lee-ave. and Hewes-st., at half price of New-York property; terms favorable; open to inspection. GEORGE BIDGOOD, office MAN & PARSONS, 59 Pine-st.

FOR SALE ON VERY EASY TERMS.
No. 102 Pineapple-st.—Frame store and house; lot, 27x60.
Nos. 49, 51 and 53 Nassau-st.—Frame dwellings; lot, 44x100.
Nos. 206 and 208 Washington-st.—Frame dwelling; lot, 46x70.
Nos. 179 and 197 Willow-st.—3-story and basement brick houses.
No. 43 Willoughby-st.—3-story brick house; lot, 25x100.
No. 87 Hicks-st.—3-story brick house; lot, 25x100.
No. 158 Remsen-st.—3-story brick house; lot, 25x100.
W. P. COOK, 235 Washington-st., Brooklyn.

New-Jersey Real Estate for Sale.

A GOOD INVESTMENT.
FOR SALE—50,000 acres of LAND in Southern New-Jersey; will be sold in one body or in tracts of 5,000 acres and upward. These are good lands, and are opened up by navigation and railroads. They contain good water powers, good wood, and cedar lumber. Address R. WRIGHT, Elwood, N. J.

CHOICE FARMS for SALE in Orange County, along the Erie Railway, two hours from New-York, from 10 to 300 acres each. Prices, $25 to $100 per acre; well watered, healthy location. Terms easy. Taxes low. No town bonds to pay. Call and see or address DANIEL HASKINS, Otisville, Orange Co., New-York.

FOR SALE, in Paterson, at Market-st. Station, new HOUSE and GROUNDS, with yearly commutation to N. Y. City. JAS. TOMPKINS, 96 Liberty-st., N. Y.

ORANGE, N. J. (Specialty).—REAL ESTATE for SALE or RENT; low prices; easy terms. HAMILTON & WALLIS, 30 Pine-st., N. Y., or opposite principal depot, Orange.

ORANGE, N.J.—Great variety property for sale and to rent. Office hours from 1 to 3 p. m. I. H. GERRY, 39 Nassau, cor. Liberty-st.

Country Real Estate for Sale

AN UNIMPROVED TRACT, one hour in Jersey, within 1,500 feet of station, to EXCHANGE for City or Brooklyn PROPERTY. J. D. CONDICT, 149 Broadway.

A HOME AS A PRESENT.—Ten neat two-story dwellings (now nearly completed) are to be distributed at a meeting of the lot purchasers in Garden City Park property at Real Estate Hall, 355 Third-ave., on Christmas Eve, 1874. NO EXTRA CHARGE. You pay but $5 monthly on your $150 lot, and have your chance GRATIS. Every sixty-fourth purchaser will receive a complete dwelling and the lot it now stands on. Come and see them. Free excursions daily at 9 a. m. from store, 355 Third-ave., and special train on Sundays at 11 o'clock from Long Island Railroad Depot at Hunter's Point, returning at 2:45 p. m. Free tickets and maps at Hitchcock's Real Estate Headquarters, 355 Third-ave., corner of Twenty-sixth-st.

FOR SALE or EXCHANGE, 160 acres of LAND in Wood County, Wisconsin. Address LAND, Tribune West Side Office, 308 West 23d-st.

FARM for SALE CHEAP.—A highly improved Farm near IOWA CITY, Iowa, 134 acres, well fenced, good for grain or stock; wood and water; good house and barns; terms $31 per acre, half cash, balance long time. Inquire of GEORGE FLEMING, Brooklyn Daily Times, or address J. G. HENDRICK, Windham, Johnson Co., Iowa.

$1,000 DOWN and Balance to Suit the Purchaser.—A fine large, light, and well-located FACTORY, only five miles from this city, on railroad line (freight depot at door); 40-horse engine, 40-horse boiler, Rogers' planer and molder; save your rent and own your factory. Call upon BENJAMIN W. HITCHCOCK, at Real Estate Headquarters, corner Third-ave. and Twenty-sixth-st., between 9 and 11 a. m.

Houses and Farms Wanted.

WANTED on Central Railroad of New-Jersey—Farm or Country RESIDENCE, 20 to 60 acres, $8,000 to $12,000, in Exchange for house in Brooklyn. BULAND & WHITING, 5 Beekman-st.

WANTED—On a Lease, a 5-story building 25x200 or 50x100, west of Bowery and south of 14th-st. BULAND & WHITING, No. 5 Beekman-st.

Auction Sales of Real Estate.

E. A. Lawrence, Auctioneer.

E. A. LAWRENCE & Co.

Lots, Astoria Lots.

1,126 Lots in Auction

Supreme Court Sale to foreclosure. By order of the Supreme Court of Queens County.

ON FRIDAY, SEPT. 18, 1874,

AT 11 O'CLOCK, AT SCHNEIDER'S SCHUETZEN PARK HOTEL,

Near the Premises, Astoria, by

E. A. LAWRENCE & Co.,

Under the direction of ALFRED T. ACKERT, esq., Referee.
GREATEST AUCTION SALE OF BUILDING LOTS THAT EVER TOOK PLACE IN THE VICINITY OF NEW-YORK.
1,126 SPLENDID LOTS IN ASTORIA, LONG ISLAND CITY.
These lots are situated between Newtown-road, Grand-st., and Flushing-ave., the main street of Astoria, and in the most beautiful and healthy part of Long Island City.
The beautiful village, just across the East River, is not alone an excellent home for

Working People and Business Men of New-York,

BUT IS ALSO AN EXCELLENT PLACE

For Speculators in Property.

These lots are sure to rise rapidly in value.

The Location is High and Healthy, Property Attractive and Accessible.

Manufacturers had never a better opportunity to buy property in the vicinity of New-York.
A large population, factories, hotels, and stores surround the property, Steinway's great piano factory, and others.
THE BLASTING OF HELL GATE, AND THE ERECTION OF A BRIDGE OVER THE EAST RIVER FROM SEVENTY-SEVENTH-ST. TO ASTORIA, WILL MULTIPLY THE VALUE IN A SHORT TIME.
The sale takes place by order of the Supreme Court, and in foreclosure of a mortgage therefore
THE LOTS WILL BE GIVEN TO THE HIGHEST BIDDER FOR WHATEVER THEY WILL BRING.

A Rare and Unusual Opportunity of Purchasing Property.

TERMS.

Ten per cent and auction fee on day of sale, twenty per cent in thirty days, when title deeds will be delivered. Balance of seventy per cent on bond and mortgage, if desired, at seven per cent, payable in three annual instalments, with interest.
Maps and particulars at the office

Of the Auctioneers, No. 128 Broadway,
(BASEMENT);
Office of the Referee, No. 9 Pine-st.,
AND
Office of the Trustees, No. 11 Avenue A, New-York City.

To reach Property take ferry-boat at Thirty-fourth-st., and Ninety-second-st. Ferry, thence by horse cars; or take Harlem steamboats from Peck Slip or Eleventh-st. landing at dock foot of street in Astoria, from whence it is an easy walk to the lots.

Real Estate to Exchange.

A FINE RESIDENCE at Astoria.—House with every convenience, and ground fronting on the East River, looking up the Sound, to EXCHANGE for a place on the Hudson. Address P. O. Box 4,270, New-York P. O.

TO EXCHANGE for a SMALLER HOUSE and cash, a very desirable house on Madison-ave. below 34th-st; equity $25,000. HOLMES BROTHERS, 46 East 23d-st.

City Property to Let.

A BEAUTIFUL parlor and basement FLOOR to LET; house newly painted, perfect order, range, hot and cold water, stationary tubs, separate gas meter, &c. Rent low; plenty of closets and sub-cellar; 7 rooms. Inquire at 444 West 44th-st.

A RARE CHANCE.—To LET, a large and very elegant HALL, suitable for dancing-schools, church, society, or any other purpose. This hall was formerly occupied by the Trinity Mission as a chapel, Nos. 593 and 595 3d-ave; also, to let, the 2d and 3d floors of an old and well-established business resort, situated in a most flourishing part of the city; either are to be had at a moderate rent. Inquire of the OWNER, No. 322 West 31st-st.

FLATS TO LET.—First floor, six rooms, 142, and third floor, 144 East 14th-st., in elegant order; baths, &c.; low rent; for small families without children. Apply to janitor.

HAVING REMOVED to the COUNTRY, I will let or sell my residence, No. 323 West 57th-st., at a low price; high ground; street 100 feet wide; near Central Park; lot 25x100; elegant brown-stone front, high-stoop, frescoed in oils, and paneled throughout, mirrors, gas fixtures, stationary tubs, refrigerator, &c., and in the center of one of the handsomest blocks in the city. Apply at No. 11 Great Jones-st. A. J. JOHNSON

TO LET—A few beautiful FRENCH FLATS in the new brown-stone houses Nos. 307 to 326 East 79th-st., grand entrance to the park; rent moderate; janitor on the premises.

TO LET—Corner of 2d-ave. and 77th-st., large and roomy SHOP, with 4 LOTS OF GROUND, suitable for any kind of manufacturing. Apply to E. KILPATRICK, corner of 66th-st. and Madison-ave.

TO RENT.—A four-story high-stoop brown-stone HOUSE, 17x65, newly and handsomely furnished and in complete order, to private family only; rent $300 per month. Call on premises, No. 25 East 48th-st.

TO LET—First Story—Salesroom and Apartments of Five Rooms, at 622 Broome-st.; good locality for Artificial Flowers and Feathers, or Hair Manufactory, Tailor, or Barber, with baths. Inquire on premises.

TO RENT—Two neat two-story COTTAGE HOUSES, on 1st-ave., Mount Vernon, three minutes' walk from depot; rent $180 per year. Inquire of JOHN C. RANKIN, Mount Vernon, or M. CHAMBERLAIN, No. 111 West 42d-st., New-York.

TO LET—The entire DWELLING PART of 76 6th-ave., corner Waverley-place; contains six rooms and bath-room; abundant closet room; rent, $700 per annum. Keys at Mr KIELE'S, No. 78.
STORE, FIRST FLOOR, and BASEMENT of 127 Waverley-place; rent, $800 per annum; will rent separately.
CARPENTER SHOP, 45 Thomas-st.; $20 per month.
BASEMENT STORE, rear ROOM, and wide HALL-WAY, at 46 Hudson-st.; $400 per annum; just put in good order. Keys with GEO. SCHMIDT.
STORE, ROOM in rear of store, and front BASEMENT ROOM, at 131 Waverley-place; rent, $600 per annum.
THORNTON M. RODMAN, Real Estate Agent, 696 Broadway, N. E. corner 4th-st.

33 WEST 45TH-ST., near 5th-ave.—Four-story, high-stoop, brown-stone HOUSE. 371 BROADWAY.

107 EAST 59TH-ST.—FOR RENT, fully and elegantly or partly furnished; Furniture, Piano, Bronzes, Paintings, Decorated Dinner Sets, &c., for sale.

Brooklyn Property To Let.

PARLOR FLOOR of No. 102 Pineapple-st.; front room is suitable for an office or shop, being but two doors from Fulton-st. W. P. COOK, 235 Washington-st., Brooklyn.

TO LET on BROOKLYN HIGHTS—A large and very superior, thoroughly furnished HOUSE; the best location, near the Ferries, with immediate possession. Apply to E. C. ESTES, 7 State-st, New-York, or S. HONDLOW, Brooklyn.

Country Property to Let.

AT BERGEN POINT, N. J.—Handsomely furnished HOUSE, containing 12 rooms; all modern improvements; carriage house, &c.; convenient to cars or boat. Address, D. E. C., Post-Office Box 989, New-York.

FOR RENT—Furnished, a large house in Elizabeth, N. J., within five minutes' walk of depot, in the pleasantest part of the city; all modern conveniences; price, $75 per month. Address E. M. W., Box 3,249, New-York Post-Office.

FURNISHED HOUSE to LET in Jersey City, five minutes from ferry; brown stone; three rooms deep, large attic, gas, water; 25 tons coal in cellar; furnace and grates; house in excellent order; ten bedrooms, large parlor, dining-room, and butler's pantry on one floor; basement and large kitchen. Address Box I, Jersey City.

IN JERSEY CITY—In Brull's new building on Newark-ave.; an elegant STORE; entrance on two streets; a good business location; store, 25x95. Apply at 159 Newark-ave., in barber shop.

TO RENT or SALE—FURNISHED HOUSE, 12 rooms, on "Tappan Zee" River front; boats, fruits. WM. J. GREEN, Nyack.

TO LET—A first-rate CORNER STAND for the grocery or provision business, on Hoboken Hights; rent low to a good tenant. Apply to A. H. WATSON, West Hoboken, N. J.

TO LET IN YONKERS—15 minutes walk from depot; a lovely HOUSE; bath, hot, cold water, and gas; $35 a month. Apply 443 West 47th-st.

TO LET—Large COTTAGE, nine rooms, extensive grounds in front laid out in garden and bowling green or croquet lawn, situate on Palisade-ave. West Hoboken, opposite 23d-st., New-York, commanding a magnificent view of city, river, and bay; the house adjoins the largest public hall on the Hights, and is well adapted for a first-class restaurant; both garden and restaurant in proper hands would doubtless be well patronized. Apply to A. H. WATSON, West Hoboken, N. J.

Sales by Auction

A. MEKWIN, Auctioneer.

BY BANGS, MERWIN & Co., 656 Broadway, near Bond-st.—Sales of Books, Works of Art, Fancy Goods, &c. FRIDAY, SEPT. 18, at 4 p. m.—Sales of MISCELLANEOUS BOOKS, new and popular publications, &c.

Stationery.

WRITING PAPERS, ENVELOPES, PRINTING, STATIONERY, &c. at low figures. Samples by mail. LIVINGSTON & MIDDLEDITCH, 4 Barclay-st., (Astor House) N. Y.

Hotels.

THE ST. JAMES HOTEL

(Cor. 26th-st. and Broadway),

is NOW OPEN on the European plan. The Hotel has been thoroughly renovated, repainted, and refurnished in the most comfortable and elaborate manner.

C. T. JONES & SORTON.

Furniture.

MISFIT CARPETS.—Good second-hand and misfit CARPETS a specialty; all sizes, rich patterns, very cheap. 112 Fulton-st., near Nassau, side entrance.

PHELPS, DOREMUS & CORBETT, Nos. 264 and 266 Canal-st., Propose to sell for net cash, on or before JAN. 1, 1875, THEIR IMMENSE STOCK OF CABINET FURNITURE AND UPHOLSTERY GOODS.

T. G. SELLEW, DESKS OFFICE AND LIBRARY FURNITURE, No. 103 FULTON-ST., NEW-YORK. BANKS AND OFFICES FITTED UP. FINE CYLINDER DESKS.

WEEKLY OR MONTHLY PAYMENTS for FURNITURE, CARPETS, and BEDDING, at B. M. COWPERTHWAIT & & CO'S, Nos. 155 and 157 Chatham-st. AN IMMENSE STOCK AND LOW PRICES.

Dentistry.

50,000 PEOPLE have had teeth extracted under our pure fresh gas without pain or injury; $1 first; 50 cents each additional. Our new metallic enamled sets are the lightest and best in use. Prices of all operations very moderate. New location, 45 East Twenty-third-st., opposite Association Hall. Dr. WAIT & SON.

Board and Rooms.

Below Fourteenth-st.

ADVERTISEMENTS FOR THE NEW-YORK TRIBUNE WILL BE RECEIVED AT THE UPTOWN OFFICES, Nos. 54 1-2 West Thirty-second-st., or 308 West Twenty-third-st.; 504 Third-ave., corner Thirty-fourth-st.; at the HARLEM OFFICE, No. 2,281 Third-ave. cor. One-hundred-and-twenty-fourth-st. (Harlem Savings Bank Building); and at the BROOKLYN BRANCH OFFICE, No. 323 Washington-st., next door to the Post-Office, up to 8 p. m., at regular office rates.

A NICELY FURNISHED SQUARE ROOM on second floor, with ample closets and bath attached, to gentlemen only, without board. 181 West 10th-st.

A STRICTLY private family, owning their own house, would like a gentleman and wife to BOARD; good table, modern conveniences; references required. Apply at 34 8th-ave., near 12th-st.

LARGE, elegantly furnished front PARLOR and APARTMENTS, for genteel parties, Fall and Winter. Cream stone house, 21 West 9th-st., near 5th-ave.

TWO GENTLEMEN may have a ROOM at $2 25 each, or, with board, at $7, in a small family. Address BOND-ST., Tribune Office.

TO LET—With private table, together or separately, two elegantly FURNISHED FLOORS of eight large rooms; none but those disposed to pay liberally for first-class accommodations need apply at No. 12 West 9th-st.

9 WASHINGTON-PLACE.—ROOMS to LET, with or without board, on first and second floors, furnished or unfurnished. Table boarders taken.

42 WEST WASHINGTON-PLACE.—A private family will LET handsomely-furnished ROOMS to gentlemen of quiet habits; the house unexceptionable in every particular, and first class; reference exchanged.

115 WAVERLEY-PLACE, near the Park.—A handsomely furnished front PARLOR, with BOARD, and other rooms; also table boarders taken; house has all modern improvements.

237 WEST 4TH-ST., near 10th-ave.—Unfurnished SECOND FLOOR, with BOARD; exclusive use of bathroom; also furnished rooms with board; terms moderate.

West Side.

A 1.—Neatly Furnished ROOMS to LET on second and third floors, with good Board, at reasonable terms. Apply at 151 West 12th-st.

A PRIVATE FAMILY will LET to a gentleman, without board, a pleasant front ROOM, nicely furnished, with fire and gas; bath-room on same floor. 140 West Forty-23d-st., between Broadway and Sixth-ave.

NO. 236 WEST 21ST-ST.—A private family occupying their own house, will let a large room on third floor handsomely furnished to one or two gentlemen, with or without breakfast. References exchanged.

NOT "hard to find a good boarding place."—Second floor front ROOMS, newly and elegantly furnished; all conveniences; brown-stone private house, within five minutes' walk of Broadway, Fifth-ave., and the great hotel center; first-class BOARD (home-made food) $30 per week; no extras; parlor floor dining-room; highest reference given. Address RELIABLE, Station F.

PARTIES desiring ROOMS, with or without BOARD, apply to E. A. DAILEY, 588 6th-ave., Everett Library Rooms. Register established nine years.

SPLENDID FAMILY SUIT.—Large parlor, private dining-room, and two chambers, all connecting and on first floor; strictly first-class house and table. 50 West Nineteenth-st.

TWO handsome suites of ROOMS TO BE LET, with excellent board.—Location 140 W. 14th-st. References given and required.

2D STORY FRONT—Southern exposure, a nicely furnished ROOM, with BOARD, to gentleman and wife or two gentlemen. 121 West 16th-st., near 6th-ave.

4 WEST 28TH-ST., first door from 5th-ave.—Handsomely FURNISHED ROOMS on second and third floors to let with first-class Board, in a private German family; references.

5TH-AVE., No. 138, bet. 18th and 19th-sts.—A suite of newly-furnished ROOMS to LET to gentlemen; also very desirable single rooms; quiet, private house.

5TH-AVE., No. 273, between 29th and 30th-sts.—SECOND FLOOR, handsomely furnished, to let with strictly first-class Board.

24TH-ST., No. 53 WEST.—Light, cheerful, pleasant ROOMS, neatly furnished, new carpets, with BOARD; three-story, brown-stone house; location unexceptionable; quiet American family. Call day or evening.

29 WEST 18TH-ST.—A quiet HOME may be had as above, in a large, well-furnished house, with few boarders.

37 UNION-SQUARE, fine location.—Large and small FURNISHED ROOMS on third and fourth floors, $4 to $10 a week; board if desired. MRS. LAWRENCE.

38TH-ST., near Fifth-ave.—Newly and elegantly furnished ROOMS, with first-class private table. Apply to E. A. DAILEY, 588 Sixth-ave.

157 EAST 30TH-ST., between Lexington and 3d-aves.—Well furnished ROOMS, with or without breakfast; full BOARD would be given to desirable parties; references.

256 WEST 34TH-ST.—Private family in first-class house will let, with or without private table, two handsome parlor ROOMS also, two nice rooms on second floor, without board.

265 4TH-AVE., corner 21st-st.—Nicely furnished ROOMS to RENT, with board; location central; references.

350 WEST 21ST-ST.—Handsomely furnished large and hall ROOMS, with BOARD; large closets, water, gas, &c.; table unexceptionable; convenient to Elevated Railroad Depot, Broadway stages, &c; reference.

352 WEST 15TH-ST.—A private family has one or two nicely-furnished ROOMS to let, with or without board; good neighborhood; terms low.

443 WEST 47TH-ST.—Furnished ROOMS, with first-class BOARD, for families or single gentlemen, in a private family; all modern improvements; references required.

East Side.

A NICELY furnished PARLOR and BEDROOM to LET reasonable; will be let singly if desired; location desirable. Apply at 240 East Twenty-first-st.

A COUPLE of nicely-furnished ROOMS to let—At 102 East 17th-st., first door east of 4th-ave.; none but those wishing to pay first-class prices for first-class rooms need apply.

A NICELY FURNISHED large ROOM and BEDROOM adjoining, second floor, brown-stone house; gas, bath; all conveniences; fine neighborhood; rent moderate; references. 168 East 60th-st.

A SMALL FAMILY will LET a SECOND FLOOR, with private table; spacious apartments handsomely furnished, bath, &c.; references given and required. No. 14 East 32d-st., between 5th and Madison-aves.

A FAMILY OF TWO, occupying their own house, will LET two nice furnished front ROOMS, suitable for gentlemen or gentleman and wife; modern improvements; terms very moderate; references required. 208 East 35th-st.

ALL FAMILIES returning to the city, and all others, can find at BOOKHAM'S a large number of reliable HELP of different nations, Protestant and Catholic, and all servants can be suited in best situations immediately. Removed to 309 4th-ave.

ENTIRE SECOND FLOOR; also, THIRD FLOOR FRONT, and other desirable rooms to RENT, with BOARD, 108 East 23d-st.

FURNISHED ROOMS to LET—In a private family; terms moderate; references required. No. 118 East Twenty-second-st.

FIRST and SECOND FLOORS.—FAMILIES wishing to make arrangements for ROOMS with BOARD can find superior accommodations at Nos. 106 and 128 East 23d-st.

FIRST AND SECOND FLOORS.—Families wishing to make arrangements for rooms, with board, private table if desired, can find superior accommodations at Nos. 106 and 128 East 23d-st.

LARGE ROOM—Furnished as parlor and bedroom; hot and cold water baths; abundant closet room, etc; near Fifth Avenue Hotel; overlooks Madison-square; suitable for gentleman and wife, or two or three gentlemen; rent low. Address or apply to A. P. LYON, Fifth-ave. Building, 180 Fifth-ave.

ONE ENTIRE SECOND FLOOR, together or separately, with BOARD; also, third floor, large front room, and same on fourth floor, desirable for gentlemen. 108 East 23d-st.

TO LET—FRONT ROOM and HALL ROOM adjoining, singly or together; well furnished; water, gas, closets, &c. 667 Lexington-ave.

TO LET.—Three or four nicely furnished ROOMS, separate or together; BOARD if required, at private house No. 77 Second-ave.; terms moderate.

1 HANDSOMELY-FURNISHED SECOND FLOOR, with BOARD; also, single ROOMS. 153 Madison-ave., corner of 32d-st.

1 BLOCK from Broadway, 114 East 19th-st.—Just opened, elegant accommodations with BOARD, en suit and singly; private table if desired; convenient and first-class location references.

23D-ST., EAST, No. 116.—A large fourth-floor front room TO LET, with BOARD suitable for two gentlemen; also hall room, on third floor; highest references.

24 AND 26 EAST 47TH-ST., having been renovated throughout, are now ready for parties wishing ELEGANT ACCOMMODATIONS with or without private tables, and every comfort; Windsor Hotel block; references.

38 EAST 20TH-ST.—One parlor FLOOR, private bath-room, closets, &c.; also, second floor, with private table or without board.

38TH-ST., No. 67, WEST, between 5th and 6th-aves.—A party just opening an excellent house is desirous of letting PARLOR, SECOND and THIRD FLOORS en suite; house magnificently furnished throughout; private table only; references.

53 IRVING-PLACE. ELEGANTLY FURNISHED ROOMS at moderate prices to first-class permanent parties. House has all modern conveniences; neighborhood and surroundings unexceptionable. References.

70 IRVING-PLACE (Gramercy Park).—House 27 feet wide; rooms handsomely furnished, extra large, and sunny; on third and fourth floors; location unexceptionable and central; house and table first-class.

71 IRVING-PLACE (Gramercy Park).—Two or three handsomely furnished ROOMS TO LET, singly or en suite; carpets, bedding, and furniture all new; family strictly private; terms moderate.

Amusements.

AMERICAN INSTITUTE. FORTY-THIRD ANNUAL EXHIBITION now open at AMERICAN INSTITUTE HALL, Second and Third-aves., between Sixty-third and Sixty-fourth-sts. GRAND CONCERT each day from 2 to 5 and 8 to 10 o'clock. Open daily from 9 a. m. to 10 p. m. Admission 50 cents; Children, half-price.

FLORAL DISPLAY AT AMERICAN INSTITUTE EXHIBITION. Second and Third-aves., between Sixty-third and Sixty-fourth-sts. THE MOST RARE AND BEAUTIFUL PLANTS Ever exhibited in this city. SEE OTHER ADVERTISEMENTS. Admission 50c.; Children 25c.

BRYANT'S OPERA HOUSE, 23D-ST. EVERY EVENING at 8. SATURDAY MATINEE at 2. THE WORLD-FAMOUS DAN BRYANT'S MINSTRELS. DAVE REED, NELSE SEYMOUR, BOB HART, W. H. BROCKWAY, W. HENRY RICE, DAN BRYANT, HOGAN, EMERSON, &c.

BOOTH'S THEATER. last two nights of the engagement of Mr. JOHN McCULLOUGH, who will appear as Pierre in Boucicault's revision of the sublime tragedy of VENICE PRESERVED. TO-MORROW (SATURDAY) EVENING, FAREWELL BENEFIT. MATINEE of "Venice Preserved" TO-MORROW at 1:30. KING RICHARD III. Mr. McCULLOUGH as Richard, and Mr. WALDRON as Richmond. MONDAY, Sept. 21, Mr. and Mrs. BARNEY WILLIAMS.

BROADWAY (COLOSSEUM) AND 35TH-ST. In consequence of the great danger attending the production of Paris in Flames, the management regret having to withdraw it for the present, substituting

Matinée		Evening.
Promenade Concerts.	THE	Promenade Concerts.
Prof. Sedgwick's	STORM	Prof. Sedgwick's
Life Among the Mormons.	OVER	Life Among the Mormons.
The Devil's Gorge.	PARIS!	The Devil's Gorge.
The Sybil's Cave.		The Sybil's Cave.
Organ Recitals,		Organ Recitals,
Miss Angie Schott's Masks and Faces.	with the Superb and Thrilling effects of LIGHTNING, THUNDER, WIND, and RAIN.	Miss Angie Schott's Masks and Faces.
Matt Morgan's		Matt Morgan's
Moore's Melodies.		Moore's Melodies.
Promenade Concerts.		Promenade Concerts.

Doors open at 2 p. m. and 7:30 p. m. Carriages may be ordered at 4:30 and 10:30 p. m.

METROPOLITAN THEATER, 585 Broadway. Madam VIOLETTE PICAUT'S PARISIAN CAN CAN OR CHAHUT DANCERS. MORE NEW STARS AND SENSATIONS. MATINEE WEDNESDAY AND SATURDAY AT 2.

NIBLO'S THEATER.—C. R. THORNE, Lessee and Manager. EVERY EVENING and SATURDAY MATINEE at 1:30. KIRALFY BROTHERS' GRAND COMBINATION in the SPECTACULAR DRAMA of the DELUGE; Or, PARADISE LOST! 200 Beautiful Young Warriors, Superb Corps de Ballet, Magnificent Costumes, Grand Marches, New Scenery, &c., &c.

N. J. STATE AGRICULTURAL SOCIETY. THE SIXTEENTH ANNUAL FAIR will open MONDAY, Sept. 14, and continue through the week, at Waverly Station, 11 miles from New-York, on the Pennsylvania Central R. R. A grand display of Horses, Cattle, Sheep, Swine, and Poultry; Fruit, Flowers, and Farm Products. Four days' good Trotting. Railroad excursion tickets, with admission to the grounds, at reduced rates. AMOS CLARK, jr., President. P. T. QUINN, Corresponding Secretary. WM. M. FORCE, Recording Secretary.

PARK THEATER, Broadway, between 21st and 22d-sts. A HIT. MR. JOHN T. RAYMOND as COL. MULBERRY SELLERS, in MARK TWAIN'S American Drama, "GILDED AGE." EVERY NIGHT and SATURDAY MATINEE.

SAN FRANCISCO MINSTRELS. BIRCH, WAMBOLD, AND BACKUS, NEW OPERA HOUSE, Broadway, corner Twenty-ninth-st. IMMENSE SUCCESS! HUNDREDS TURNED AWAY NIGHTLY! THE MOST BEAUTIFUL THEATER IN THE WORLD.

TONY PASTOR'S OPERA HOUSE, 201 Bowery, opposite Spring-st. GRAND MATINEE TO-DAY, FRIDAY, AT 2½ O'CLOCK. (Remember, there will be NO MATINEE on SATURDAY.) GRAND MATINEE TO-DAY, FRIDAY, AT 2½ O'CLOCK. TONY PASTOR AND HIS GREAT STAR TROUPE. TONY PASTOR AND HIS GREAT STAR TROUPE. GRAND MATINEE TO-DAY, FRIDAY, AT 2½ O'CLOCK. LADIES ADMITTED FREE THIS EVENING. LADIES ADMITTED FREE THIS EV