THE COURTS.

A RAILWAY COMPANY'S LIABILITY.

A judgment against Hugh J. Jewett as receiver of the Erie Railway in favor of Edward P. McKinney and others, involving the question whether a railroad company could relieve itself from the effects of its own negligence by the language of the shipping contract, was affirmed by one of the last decisions of the Court of Appeals. The firm of McKinney & Everts, of Binghamton, bought in Chicago a cargo of green hams which were shipped to them over the Erie and North Shore line. The car came through on regular time, but without any way-bill to indicate to the station agent to whom the car belonged. The next day a memorandum way-bill giving the name of the consignees arrived, but in some way was mislaid so that McKinney & Everts did not receive it until 5 o'clock on Saturday, the day following its receipt and two days after the car had arrived. It was then too late to remove the cargo that night and it was left in the car until Monday morning. When the goods were taken out on Monday they were found to be badly injured by the delay. When the railroad company was sued for the damage to the goods, it rested its defence chiefly on clauses in the bill of lading such as these: "The company will not be responsible for the delay to perishable articles, nor for the effects of heat and cold," and "the goods while at the depot awaiting delivery shall be held by the railroad only as warehousemen," etc. The Court of Appeals affirms the judgment of the General Term and of the Trial Term. Judge Finch in writing the opinion of the Court says that no language in the shipping contract short of a distinct mention of negligence will relieve a railroad company from the liability to make good any damage that may result through its negligence to the goods carried by it.

W. A. McKinney and I. I. Newton, of Binghamton appeared for the plaintiffs; Messrs. Chapman and Lyon, of the same place, for the company.

TAXES ON MORTGAGED PROPERTY.

The recent decision by the Court of Appeals in the suit of Sidenberg against Ely disposes of an interesting question with regard to the payment of taxes on mortgaged property. The Excelsior and the Ætna Insurance Companies had formerly owned the mortgage in question, and had, while they were the owners, paid the taxes and assessments upon the mortgaged premises. These payments were assigned to Mr. Sidenberg, together with the mortgage, and he continued the payment of the taxes on the property. On a default in the payment of interest, Mr. Sidenberg brought suit to recover not only the amount of the mortgage, but also for the accumulations of taxes and assessments which he had paid and interest. These accumulations had more than doubled the original amount of the mortgage. The defendants contended in defence of the suit that as they had not authorized the payments of taxes, etc., the plaintiff could not recover them. This defence has been overruled by the decision of the Court of Appeals, which sustains the opinion of Judge Van Hoesen at the Special Term, and Judges Van Brunt and Larremore at General Term.

Judge Miller, in writing the opinion of the Court of Appeals, says substantially that where the owner of mortgaged premises refuses or neglects to pay taxes or other public charges which are imposed upon the premises, the owner of the mortgage has the right to pay them to protect his security, and the money so paid may be added to and becomes a part of the mortgage debt, which may be recovered upon a foreclosure of the mortgage.

William Strauss appeared for Mr. Sidenberg; Messrs. J. Lozier and W. Rockwell for the defendants.

COURT CALENDARS—NOVEMBER 13.

SUPREME COURT—CHAMBERS—Held by Donohue, J.—Calendar called at 11 a. m.—Nos. 1, 8, 27, 28, 39, 49, 50, 52, 61, 64, 65, 76, 78, 84, 85, 87, 98, 108, 109, 110, 117, 119, 128, 130, 137, 150, 175, 177, 182, 190, 192, 193, 207, 214, 216, 217, 223, 224, 232, 236, 240, 244, 245, 248, 249, 252, 256, 258, 259, 261, 262, 263.

SUPREME COURT—SPECIAL TERM—Held by Larremore, J.—Nos. 680, 93, 432, 546, 566, 433, 644, 245, 611, 415, 6 8, 602, 678, 681, 684, 687, 691, 698, 702, 706, 777, 306, 308, 636, 324, 411, 504, 188, 252, 88, 37, 416, 443, 446, 449, 458, 473, 503, 508, 509, 512, 535, 413.

SUPREME COURT—CIRCUIT—PART I—Held by Lawrence, J.—Nos. 1831, 2233, 1978, 1261, 1086, 1723, 1562, 2143, 2398, 2117, 2160, 2206, 687, 698, 880, 1113, 1983, 1427, 1733, 1777, 2275, 1561, 2223, 2189, 2231.

PART II—Held by Barrett, J.—Nos. 1909, 1486, 1448, 529, 1775, 1229, 1338, 1419, 1761, 1910, 2468, 2378, 677, 1, 81, 1573, 843, 884, 1907, 1908, 1891, 2365, 2124, 2061, 1719, 532, 866.

PART III—Held by Van Vorst, J.—Nos. 1707, 2526, 1645, 2746, 1714, 1035, 2160, 84, 1907, 1737, 1453, 2329, 843, 2, 46, 698, 1017, 2160, 1625, 889, 665, 1315, 1153, 1090, 1573, 2493.

SUPREME COURT—GENERAL TERM—Adjourned until the 24th inst. at 10:30 a. m.

SUPERIOR COURT—GENERAL TERM Held by Sedgwick, C. J., Freedman and Russell, JJ.—Appeals from orders.—Nos. 1 to 18 inclusive. General calendar Nos. 1, 29, 31, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 47.

SUPERIOR COURT—SPECIAL TERM—Held by Truax, J.—Nos. 30, 39, 12.

SUPERIOR COURT—TRIAL TERM—PART I—Held by Arnoux, J.—Nos. 853, 395, 41, 2, 427, 548, 432, 444, 358, 400, 584, 339, 537, 446, 390, 259, 404, 439, 360, 485, 472.

PARTS II and III adjourned for the term.

COMMON PLEAS—GENERAL TERM—Held by Van Brunt, P. J., J. F. Daly and Van Hoesen, JJ.—Nos. 91, 95, 97, 98, 73, 93, 94, 96, 103, 108, 109, 111, 113, 114, 115, 116, 118, 121, 122, 123, 124, 125, 126, 128, 129, 130.

COMMON PLEAS—SPECIAL TERM—Held by Beach, J.—Nos. 1, 3, 5, 8.

COMMON PLEAS—TRIAL TERM—PART I—Held by C. P. Daly, C. J.—Nos. 2268, 2508, 2145, 2118, 2120, 1715, 371, 2259, 2442, 2346, 1629, 2128, 2134, 758, 2135.

PARTS II and III adjourned for the term.

SURROGATE'S COURT—Before Rollins, S.—Contested will of Frederick Grote at 10 a. m. In the matter of the estate of David S. Jackson at 11 a. m. Contested will of Alonzo C. Yates and Ellen M. Mallen at 2 p. m.

WHAT BARBERS HAVE TO CONTEND WITH.

"Them five-cent barbers does our trade no harm," said a barber recently in Eighth-ave. with a superior air. "They has their own trade, which is cheap, and would shave themselves if they couldn't get it done for 5 cents and their hair cut for 10 cents, so we wouldn't get many of them anyhow. And then them five-cent barbers never lives very long; they all dies off."

"How is that?" he was asked, the questioner being anxious to ascertain the cause of so strange a fatality.

"Why, you see," continued the barber, "they inhales so much bad air and the breaths of their customers that they soon get infected themselves. A friend of mine as never knew a sick day in his life thought he'd start a cheap barber shop. In three months he was taken sick with malaria and he began to run down. So he went to see a doctor, who told him he'd got the heart disease bad and he might die at any minute, if he didn't get out of that shop."

"What did he do?"

"Well, he's living yet, but he had to give up that place or it would have killed him by this time. The barber business aint what it used to be, though. The bosses has to work now a good deal harder than the men, and when a wet day comes, it knocks off all the profits. The other Saturday when it rained, I only took in $12, when I ought to have taken in $45. It will take me two or three weeks to get even again. When the weather's bad and rainy, people don't care so much how they look, and they won't take trouble to shave or get their boots blacked, but the workman gets his wages all along just the same. My boss, when I worked down in Spring-st. ten years ago, saved money. He put it in houses, and he's worth $50,000 to-day. But there wasn't another shop within five squares of him, and his customers would come in and wait a couple of hours to get shaved. Now if they find a crowd in one shop they go right off to the next one. There wasn't more than half a dozen shops then between Canal and Hudson, and Eighth-ave. and Twenty-third-st.; now there's more than that between Fourteenth and Twenty-third-sts. No, the business is all broke up now in New-York, and if I was a young barber I would go out West and open a shop. Though in the West, where they burn sort coal, the barber has to wash the dust off the customer's neck and ears when he shaves him. But every place has its disadvantages, and I would rather go out West than open a cheap barber shop and get the malaria and the heart disease."

CANVASSING JERSEY CITY VOTES.

The Jersey City Board of Canvassers met in the Court House yesterday afternoon and canvassed the vote of the VIth Congressional District and Hudson County. The majority for McAdoo for Congress is 3,535. Hughes for Coroner received 2,018 majority. The majorities in the Assembly districts are: Wanser (Rep.), 310; Kelly (Dem.), 425; Cator (Rep.), 194; Chapman (Dem.), 58; Cole (Rep.), 592; Clarke (Dem.), 254; McLaughlin (Dem.), 2,318; Shannon (Dem.), 835; Sickles (Dem.), 232; Rich (Dem.), 741.

Dry Goods.

Sale to be Continued.

STILL GREATER REDUCTIONS

IN EVERY DEPARTMENT.

LACES.

BLACK AND WHITE SPANISH LACES AND NETS, DUCHESSE AND POINT LACE HANDKERCHIEFS, SCARFS, FICHUS, AND BARBES, SPANISH ET HUS AND SCARFS, IMITATION LACES IN ALL WIDTHS,

AT LESS THAN COST OF IMPORTATION.

HANDKERCHIEFS & EMBROIDERIES.

DESIRABLE GOODS AT VERY LOW PRICES.

DRESS TRIMMINGS.

PASSEMENTERIES AT HALF THEIR VALUE. FRINGES, GIMPS, MARABOUTS, &c.

SPECIAL CLOSING OUT

OF FINE BUTTONS AT 25c. PER DOZEN; REDUCED FROM $3 AND $5 PER DOZEN.

DUNCAN A. GRANT,

28 West Twenty-third-street.
19 West Twenty-second-street.

Situations Wanted--Females.

A1.—SWEDISH, French, German first-class servants, such as cooks, laundresses, chambermaids, waitresses, nurses, lady's-maids, general housework, butlers, waiters, usefulmen, coachmen and gardeners; city or country; also depot for the American Cook Book printed in the Swedish and English languages. 155 East 29th-st., CARL GRIMSKOLD.

AT MAURICE LINDQUIST'S SWEDISH, FRENCH, and GERMAN EMPLOYMENT OFFICE, 1,295 Broadway, between 33d-st. Elevated Station and Parker House, a number of professional Cooks, Laundresses, Walter, Chamber, Parlor Maids, Waiters, Footmen.

AT MLLE. EKSTROM'S Swedish, French and German Employment Office ladies will now find capable servants—cooks, laundresses, waitresses, chambermaids and girls for general housework. Also male servants, butlers, footmen, &c. MLLE. A. EKSTROM, No. 178 Lexington-ave., cor 31st-st., New-York.

CHAMBERWORK, HOUSEWORK, WAITING, COOKING, &c.—By good Protestant girls, for city and country, for very moderate wages. At the PROTESTANT HOME BUREAU, 138 6th-ave., above 10th-st.

COMPANION, &c.—By a lady as lady's companion, or would be housekeeper for respectable family. References. Mrs. F., 181 East 43d-st.

COOK, HOUSEWORK.—By a German girl; will do general housework for a private family; is a good cook and laundress; can furnish first-class references; good cook and laundress; can furnish first-class references; for city or country. Call at 272 6th-ave., between 17th and 18th-sts.

COOK, &c.—By a first-class cook, who thoroughly understands cooking in all its branches; is also a good baker; best of city references; no washing. Can be seen for two days at 81 East 22d-st.

COOK or LAUNDRESS.—By a Swedish woman; first-class city references. Call or address 150 East 36th-st.

COOK, &c.—By a young woman as good cook; excellent washer and ironer; good city references. 218 West 17th-st.

COOK.—By a first-class cook (no washing); understands all its branches; good city reference. Call for two days. A. M. C., Tribune Uptown office, 1,238 Broadway.

COOK and LAUNDRESS—WAITERMAN, &c.—By a man and wife, colored, as cook and laundress and waiterman and useful; good references. At the PROTESTANT BUREAU, 138 Sixth-ave., 4 doors above 10th-st.

COLORED WOMAN wishes family washing by the week or dozen. Address W., 150 West 32-st.

FAMILIES, institutions, hotels, restaurants, and boarding-houses promptly supplied with help of every kind, both male and female, at CARPENTER'S BUREAU, 108 6th-ave.

GENERAL HOUSEWORK.—By a German girl; city or country. 519 West 42d-st.

GENTLEMEN'S Apartments and Offices cleaned and kept in good order by a neat colored girl. Address ANNIE, Tribune Uptown Office, 1,238 Broadway.

HOUSEWORK, &c.—By a capable young Protestant girl, housework, upstairs work or nurse; neat and capable; good worker; moderate wages; city or country. Call at 272 6th-ave., between 17th and 18th sts.

LADY'S-MAID, &c.—By a first-class lady's-maid, French; dresses hair perfectly; is a good seamstress and dressmaker; has four years' references. Can be seen at JACQUINS, 602 6th-ave.

LAUNDRESS.—By a respectable woman to go out by the day, good references given. 148 West 45th-st., rear building.

LAUNDRESS, &c.—By a young woman to go out by the day to wash, iron or clean. 129 West 19th-st., ring first bell.

NEW EPISCOPAL COOPERATIVE UNION.—First-class servants for all situations, at their new parlors, 82 East 124th-st.

NURSE, &c.—For growing children and to do plain sewing, or would wait on a delicate lady; best city references. Call or address 386 Grand-st.

NURSE and SEAMSTRESS and USEFUL MAID.—By a tidy, light-colored young woman for city or country for very moderate wages; has good references. At the PROTESTANT BUREAU, 138 6th-ave., above 10th-st.

WASHING and IRONING.—By a respectable woman to take in washing and ironing; the best of references can be given. Call or address 435 East 16th-st., second floor.

Situations Wanted--Males.

ADVERTISEMENTS FOR THE NEW-YORK TRIBUNE WILL BE RECEIVED AT THE UPTOWN OFFICES, No. 1,238 Broadway, corner Thirty-first-st., until 8 p. m., and 308 West Twenty-third-st., corner Eighth-ave., No. 92 East Fourteenth-st., corner Union-square, 760 Third-ave., corner Forty-seventh-st., at the HARLEM OFFICES, Nos. 1,007 and 2,300 Third-ave., corner One-hundred-and-twenty-fifth-st., up to 8 p. m., at regular of fice rates.

COACHMAN.—Present employer desires to secure a good place for a reliable and faithful man; address or call upon W. C. WHITNEY, 74 Park-ave., N. Y.

COACHMAN.—By a single man, Protestant; thoroughly understands his business in all its branches; is safe and trustworthy; the best city references; ten years in the last place. R. G., Box 44, Tribune Uptown Office, 1,238 Broadway.

COACHMAN, GROOM and USEFULMAN.—By a man who thoroughly understands the care of horses, carriages and harness; good groom and driver; city or country; moderate wages; strictly temperate and obliging; three years' reference. Call or address 876 Broadway, N. Y.

COACHMAN.—By a gentleman for his coachman; single man; Scotch; city or country. Address EMPLOYER, Tribune Uptown Office, 1,238 Broadway.

COACHMAN, &c.—By a sober, reliable man, single; thoroughly experienced in the care of horses, carriages, &c.; good, careful driver; can tend furnace and make himself generally useful; best reference from last employer. Address P. L., Box 17, Tribune Office.

FARMER.—By an experienced American married man, age 30 years; small family; best references. Apply at CARPENTER'S EMPLOYMENT BUREAU, 108 6th-ave.

GARDENER.—By a single man who can take care of a conservatory or greenhouse; understands the care of flowers, grapes and vegetables; has the best of references. Address C., Tribune Office.

MANAGER and HOUSEKEEPER.—By a man and wife, unencumbered, of correct habits, with a gentleman of quiet family, who would appreciate and pay for a well ordered house and first-class table; man would market and provide for all wants of house or grounds; would go to Far West; references all required. Address J. N. G., 103 West 125th-st.

Board and Rooms

East Side.

ADVERTISEMENTS FOR THE NEW-YORK TRIBUNE WILL BE RECEIVED AT THE UPTOWN OFFICES, No. 1,238 Broadway, corner Thirty-first-st., until 8 p. m., and 308 West Twenty-third-st., corner Eighth-ave., No. 92 East Fourteenth-st., corner Union-square, 760 Third-ave., corner Forty-seventh-st., at the HARLEM OFFICES, Nos. 1,007 and 2,300 Third-ave., corner One-hundred-and-twenty-fifth-st., up to 8 p. m., at regular of fice rates.

A PRIVATE FAMILY will let pleasant furnished rooms, with or without board, at 316 East 41st-st. Location good; terms moderate; accommodations unexceptionable.

ADJOINING St. Denis Hotel, 795 Broadway.—Handsomely furnished sunny rooms to gentlemen; bath; all conveniences; to permanent parties rent moderate.

A PRIVATE family will rent one or two newly and handsomely furnished rooms; convenient to several first-class restaurants; references. 410 Lexington-ave.

FURNISHED ROOMS.—Elegant, sunny, outside rooms, en suite, for the winter. No. 503 5th-ave.

MURRAY HILL, 5TH and 6TH-AVES.—Nicely furnished rooms, with board; $25 for two adults; accommodations for six or seven. A. DAILEY, 74 West 35th st.

PLEASANT furnished rooms to let, with or without board; location excellent; terms moderate; second door from St. Mark's Church, 127 East 10th st.

TO ONE or two single gentlemen, two furnished rooms with all conveniences on 5th-ave., between the Windsor and Buckingham Hotels, in a house occupied only by the owner and his small family. Address M. O. H., care of Dr. ELSBERG, 614 5th-ave.

WESTMINSTER APARTMENT HOUSE, 113 and 115 East 16th st., near Union square; entirely new, elevator, steam heat, &c. Apply on premises.

12 GRAMERCY PARK.—Several large desirable rooms, one on parlor floor, with first-class board; references.

38 EAST 20TH-ST.—Suit of rooms with private table or without board; private bathroom, also single rooms.

38TH-ST., 40 EAST.—An elegantly-furnished suite of apartments, with or without private table.

46 EAST 30TH-ST.—Pleasant second floor front parlor, inclosed bed, $10; weekly board if desired; private family; also two furnished rooms on a flat; privilege housekeeping.

144 MADISON-AVE.—Richly furnished parlor and second floors en suites; other suite and rooms; private table or superior board; strictly first-class accommodations.

523 MADISON-AVE., above 53d-st.—Handsomely furnished suite of apartments with first-class board; references exchanged.

West Side.

A.—NEATLY FURNISHED, sunny hall and square rooms, second and third floors, with superior table, for desirable parties. 57 West 47th-st.

A SELECT FAMILY numbering two or three may secure an elegant second floor near "The Buckingham" superior table and attendance; references. 74 West 35th-st.

CENTRAL, convenient and very desirable furnished rooms, single and in suites, 27 West 34th-st., eight doors west of 5th-ave.; one elegant suite, consisting of four rooms on second floor, with private table if desired. References exchanged.

LARGE and small rooms, handsomely and comfortably furnished; house in central location, near restaurants and caterers. 22 University-place, near 4th st.

3 LIVINGSTON-PLACE, on Stuyvesant Park.—A suit of rooms on second floor, with first-class board; references.

38 WEST 10TH-ST., between 5th and 6th-aves.—A very desirable floor, with bathroom, &c., to rent to gentlemen, or a family who would like meals served by a caterer; also, single rooms; references.

44 WEST 10TH-ST., near 5TH-AVE.—Front rooms, handsomely furnished, with first-class board and home comforts, at moderate prices.

Miscellaneous.

AN elderly gentleman can have quiet home with care in private family; healthy location; moderate terms. No. 68 Jefferson-ave., Jersey City Heights.

WANTED.—For the winter in a private family, by a young lady, (student) nice sunny room with heat and board; central location; terms moderate; references. Address QUIET, Tribune Uptown Office, 1,238 Broadway.

REAL ESTATE.

NEW-YORK, Saturday, Nov. 11, 1882.

RECORDED REAL ESTATE TRANSFERS.

NEW-YORK CITY.

Robbins-ave, n w s, lot 324, 25x100; Wm McEntee and wife to P Corcoran	$1,825
Same property; Patrick Corcoran to Christina Donnelly	1
Same property; G Hart and another, executors, to W McEntee	1,825
74th-st, n s, 187 6 ft w of Lexington-ave, 17.6x102.2; F Johnson and wife to Eliza Aldhous	20,000
Madison-ave, n w s, lot 35, West Farms; Jas Barry and wife to N Hore	5,000
9th-ave, n e cor of 58th-st, 125x100.5; J M Ruck to A Eller	1
94th-st, n s, 125 ft e of 11th-ave, 25x39.10; H A Mott et al, executors, etc, to Adelaide M Bell	1,150
64th-st, s s, 100 ft w of Lexington-ave, 15x100.9; Mary M Warner and husband to G S Weston	19,500
88th-st, n s, 275.3 ft w of 9th-ave, 26x98.9; Mary A Schaaf to J Braun	7,700
3d-ave, e s, from 10th to 10th-st, 201.10x100; Jas R Jennings and wife to C A Cox	50,000
Madison-ave, w s, 83.10 ft n of 104th-st, 16.8x70; J M Hudson to Mary E Hoguet	9,005
Terrace-place, e s, 56.6 ft n of 158th-st, 26.3x118.1; 25x126.3; William J Underwood and wife to E C Edel	3,000
34th-st, s s, 194 ft w of 1st-ave, 23x98.9; C B Quinlan and wife to Anna M Cary	15,000
Madison-ave, s w cor of 99 h-st, 109x120; C Hitzelberger to Kate Hitzelberger	1
44th-st, n s, 275 ft w of 9th-ave, 50x100.5; C M Martin to R Guggenheimer	14,000
4th-ave, w s, 25.6 ft s of 125th-st, No 2,300; P Bissing et al, executors, to T I Baxter	9,000
3d-ave, w s, 125 ft n of 167th-st, 25x145x141x148; C Rosenthal and wife to J G Bauer and wife	4,350
152d-st, s s, 158 ft e of Courtland-ave; 45x115.4; Agnes Mang and husband to J & M Haffen, jr	1,800
129th-st, s s, 369 ft e of 8th-ave, 20x99.11; C P Twigg to W F Adams	18,000
124th-st, n s, 185 ft w of 5th-ave, 18.9x100.11; P G Plimpton to O N Hitchcock	24,000
81st-st, s s, 250 ft e of 7th-ave, 6.10x54.11x98.9; also plot adjoining; Peter Bowe, sheriff, to W D Hennen	500
Lafayette-ave, 125 ft s of Gray-st, 75x100; A W Gleason, referee, to E Allen	690
Lafayette-ave, 100 ft s of Gray-st, 25x100; same to S A Van Dorn	805
Bremer-ave, s e cor of Orchard-st, 108.5x25; Mary Hynes and husband to M Brown	950
Monroe-st, No 94; Ann Falon and husband to Marla Mulvey	4,500
70th-st, s s, 100 ft w of 9th-ave, 16.8x100.5; C H Lindsley and wife to W R Travers	283,000
79th-st, s s, 157 ft e of 4th-ave, 18x102.2; G J Hamilton and wife to A W Steele	19,000
9th-st, n s, 93 ft w of 3d-ave, 25x92.3; P Trainor to Mary Reilly	1
127th-st, n s, 100 ft e of 8th-ave, 50x99.11; W J Merritt and wife to Jennie I. Ropes	55,000
Brook-ave, n e cor of 162d-st, lot irregular; Harriet E Parry et al to J Pokusky	4,000
44th-st, n s, 275 ft w of 9th-ave, 50x100.5; R Guggenheimer and wife to Thomas Moore and another	14,750

City Real Estate for Sale.

ADVERTISEMENTS FOR THE NEW-YORK TRIBUNE WILL BE RECEIVED AT THE UPTOWN OFFICES, No. 1,238 Broadway, corner Thirty-first-st., 308 West Twenty-third-st., corner Eighth-ave., No. 92 East Fourteenth-st., corner Union-square, 760 Third-ave., corner Forty-seventh-st., at the HARLEM OFFICES, Nos. 1,007 and 2,300 Third-ave., corner One-hundred-and-twenty-fifth-st., up to 8 p. m., at regular of fice rates.

A GREAT BARGAIN.—Three splendidly located and full size lots on the highest part of 121st-st., between Morningside Park and the Grand Boulevard, on grade and the most promising site of the West side, will be sold for $3,300; easy terms. Apply to W. JENNINGS DEMOREST, 15 East 14th-st.

A PLOT of nearly 800 bulkheaded waterfront lots in New-York Harbor, for sale; a bargain. R. A. YOUNG, Engineer, &c., 20 Exchange-place.

BUSINESS property for investment in First, Third and Fourteenth Wards, paying 5 to 9 per cent net. CARL SCHURZ, 233 Broadway.

FOR SALE—Or would exchange for larger house, No 248 East 51st-st., 3-story brownstone. RULAND & WHITING, No. 5 Beekman-st.

FOR SALE.—On East 73d st., near Lexington-ave., 3-story brick house, $13,500. RULAND & WHITING, No. 5 Beekman-st.

FOR SALE.—Three-story, high stoop, basement houses 68th-st. 2d and 3d-aves. ready for occupancy, $13,000 to $15,000. Apply to JOHN D. CRIMMINS, 1,037 3d-ave., or 218 East 68th-st.

FOR SALE.—Full front dwellings on 17th, 18th, 19th, 20th, 21st, 22d, 23d and 25th-sts. west of 4th-ave., $6,500 to $7,500; price for 48 lots, $300,000 to $40,000. J. L. CARPENTER, 56 East 23d st., Y. M. C. A. Building.

FOR SALE.—Nos. 130, 132, 134 122d-st., 6th and 7th-aves., Mount Morris Park; three out of seven elegant new brown stones; built to day's work; appreciated when examined. Inquire on premises. Owner and builder, BARTLETT SMITH.

FOR SALE or LEASE; easy terms; large blocks bulkheaded water fronts for manufactories, chemical works, &c. R. A. YOUNG, Engineer, &c., 20 Exchange place.

FOR SALE.—Three elegant 3-story and basement brownstone houses, 17.4x55 feet; lot 100 feet 11 inches; fine location; plumbing perfect; fine cabinet finish; care work appreciated; will sell cheap. 130, 132, 134 West 122d st., 6th and 7th-aves., near Mount Morris Park. Information on premises. Owner and builder BARTLETT SMITH.

ONE LOT on 85th-st., between 9th and 10th-aves., near Elevated station, on grade and now ready for building; will be sold for $3,300; a great bargain. W. JENNINGS DEMOREST, 15 East 14th-st.

THREE full lots on the Morningside Plateau, 121st-st., east of the Boulevard; on the crest of the high ground, on grade and with a splendid view of the surrounding country, about the highest ground west of Central Park; will be sold cheap, and on easy terms. Apply to owner, WM. JENNINGS DEMOREST, 15 East 14th-st., City.

Brooklyn Property for Sale and To Let.

FOR SALE on very easy terms, a four-story brick dwelling on the west side of Columbia Heights, midway between Fulton and Wall Street Ferries, overlooking the bay and running through to Furman-st., with a 2-story store on Furman-st.; lot 25x100; a small amount only of cash required. Address P. LESTER, Tribune Office.

Auction Sales of Real Estate.

ADRIAN H. MULLER, Auctioneer.

ABSOLUTE SALE BY EXECUTORS OF VALUABLE BROADWAY AND OTHER IMPROVED PROPERTY.

Adrian H. Muller & Son will sell at auction on Wednesday, November 22, at 12 o'clock, at the Exchange Salesroom, No. 111 Broadway, the valuable property

No. 552 Broadway, with lot and buildings in rear, known as No. 10 Crosby-st.

No. 554 Broadway, running through to Crosby st.

The marble front building No. 185 (Chatham-st., extending to New Bowery.

No. 254 Water-st., and No. 12 Peck Slip,

by direction of Levi A. Lockwood and Dwight S. Herrick, Executors, &c., of the late John Simpson, to close the estate.

The sale will be without reserve; 60 per cent of the purchase money may remain on bond and mortgage for 3 years at 5 per cent, at option of purchaser.

Maps and particulars may be had of auctioneer, No. 7 Pine-st., or of Executors, at office of LOCKWOOD & CROSBY, No. 90 Nassau-st.

J. COLE, Auctioneer.

JAS. COLE'S SON WILL SELL, ON WEDNESDAY, NOVEMBER 15, 1882, At 12 o'clock m., At the Commercial Exchange, 369 Fulton-st., opposite City Hall, Brooklyn,

66 building lots, in the best improved part of the 17th Ward, on Graham, Humbolt and Van Cott-aves., and on Leonard, Eckford, Russell, North Henry, Bayard, Morton and Van Pelt-sts. This property is mostly in graded streets, and surrounded by good improvements. Van Cott and Graham-aves. and Bayard-st. are paved; the whole is accessible by three lines of horse railroads from nearly all the ferries. Terms liberal. Maps and full particulars at the office of C. T. McEACHAM & CO., agents, 55½ Gates-ave., near Sumner-ave., Brooklyn, and at the office of the auctioneer.

LOUIS MESIER, Auctioneer, 166 BROADWAY.

PARTITION SALE

OF THE RESIDUE OF THE

JUMEL PROPERTY,

AT MERCHANTS' EXCHANGE SALESROOM, NO 111 BROADWAY,

ON NOVEMBER 14, 1882.

ROE & MACKLIN, Plaintiffs' Attorneys, 156 Broadway.

PHILO T. RUGGLES, Referee, 59 Liberty-Street.

Country Property for Sale and to Let.

COUNTRY PROPERTY OUR SPECIALTY.—Farms, mills, hotels, stores, &c., everywhere; lists free. PHILLIPS & WELLS, Tribune Building.

FOR SALE.—1,600 acres of Florida pine lands for cash, or exchange for city or near-by property. Address "FRANKLIN," P. O. Box 2,814, New-York.

FOR SALE.—210,000 acres of very desirable Coal and Hard Wood Timber Land, on the waters of the Cumberland River, Kentucky; title perfect. For maps and all information address KENTUCKY, Tribune Office.

FOR SALE, AT POUGHKEEPSIE, TO CLOSE THE ESTATE, THE HOMESTEAD OF THE LATE C. W. SWIFT, On the Hyde Park Road, ten minutes walk from the Office, consisting of NINE ACRES OF LAND, With two-story and attic FRAME DWELLING, containing, say, 15 rooms, with gas and heated by steam. Carriage-house and ample out-buildings. Apples, pears and fruit of all kinds in abundance. For particulars apply to WALTER CORLIES, agent, 8 Garden-st., Poughkeepsie.

ORANGE, N. J.—Absolute auction sale (without reserve); D. M. Seaman, Auctioneer; Tuesday, Nov. 14, 12 m., Exchange Salesroom, 111 Broadway. A unique cottage residence and plot of ground, corner Bevenue-ave.; top Orange Mountain; 1st east of residences Messrs. J. O. Ward and W. J. A. Fuller, near residences Messrs. John Crosby Brown, George V. Brecker, general McClellan, Dr. F. E. Marcey and others; located about 600 feet above tidewater; 30 minutes (superb macadamized avenue) to Orange depot. Further particulars of EDWARD P. HAMILTON, 2 Pine-st., N. Y.

ON HUDSON, near Peekskill.—About 150 acres of land, with farmhouse and fine barn, for sale at a bargain. For further particulars inquire of C. B. T., 82 Beekman-st., N. Y.

Real Estate Wanted.

WANTED.—To purchase or rent, in Carmansville, for immediate possession; a small frame or brick house, with stable and about half acre of ground; must be in perfect order. Address with full particulars R.E.CROW, northwest corner Duane and Hudson-sts.

City Property To Let.

APARTMENTS to let in the finest apartment house yet erected on West Side. Apply to JOHN G. PRAGUE, architect and owner, on premises, Nos. 35, 37, 39, 41 and 43 West 61st-st.

ALL IMPROVEMENTS, elegant, new, single third and fourth flats, 248 West 123d-st.; reference required; owner on premises.

TO RENT or LEASE.—To a Private Family, a 3-story brown stone house in 45th-st., West and near 5th-ave., in perfect order and completely furnished. Inquire 239 East 27th-st.

TO LET.—A new and very attractive three-story high-stoop dwelling No 343 East 68th-st., the only one unrented of a row of eight; all improvements; street restricted; rent low to desirable tenant. L. J. CARPENTER, 56 East 23d-st., Y. M. C. A. Building.

Legal Notices.

IN THE CIRCUIT COURT OF THE UNITED STATES, FOR THE WESTERN DISTRICT OF PENNSYLVANIA.—THE EAGLE LOCK CO. vs. ROBERT J. CROMIE, et al.—No. 316. November Term, 1882.—In Equity.—And now, to-wit: August 28, 1882, this cause came on to be heard upon motion or complaint for an order on Robert J. Cromie, one of the above named defendants, a nonresident of the State of Pennsylvania, to appear, plead, answer or demur to the bill of complaint filed herein, and it appearing to the Court that this suit is brought to enforce a lien or claim to certain real estate situate in said Western District of Pennsylvania, viz.: For the foreclosure of a certain mortgage made, executed and delivered by said Robert J. Cromie to one Peter V. Winters for six certain lots of land situated on Saw Mill Valley Plank Road, in the Tenth Ward of the City of Allegheny, State of Pennsylvania, said lots being numbered 2, 3, 10, 11, 12, 13, in Ferguson's plan of lots of the Montgomery estate, recorded in plan book, vol. 4, page 194, in the Recorder's Office of Allegheny County, Penn. Also of No. 4, in Philip Gerst's plan, situated on the south side of Union-st., 60 feet from the corner of Washington street, in the Thirteenth Ward of the City of Allegheny, Penn., which said mortgage by virtue of sundry assignments became vested in the complainant.

And for the foreclosure of a certain other mortgage made, executed and delivered by said Robert J. Cromie to said Peter V. Winters for those certain lots of ground in the City of Allegheny, and numbered nine, ten, eleven and twelve in a plan of lots laid out by A. J. Pentecost and others; recorded in plan book, vol. 5, page 208, and which said mortgage by virtue of sundry assignments is now vested in the complainant.

And it appearing to the Court from petition and affidavit filed that the said Robert J. Cromie is a nonresident of the State of Pennsylvania, and has not voluntarily appeared to said suit, and that he is not an inhabitant of and cannot be found within this district; it is therefore ordered that the said Robert J. Cromie do appear, plead, answer or demur to said bill of complaint, on or before the first Monday of December next. And it further appearing that it is impracticable to obtain a personal service of this order upon the said Robert J. Cromie, it is ordered that publication of the same be made by an insertion thereof in the New-York *Daily* Tribune, of New-York City, *once a week for six* consecutive weeks; and it is further ordered that this order shall also be served upon the person or persons in possession or charge of said properties, if any there be.

By the Court.

(Seal.) From the Record. Witness my hand and seal of said Court this 28th day of August, A. D., 1882. H. D. GAMBLE, Clerk.

O. C. PINNEY, Solicitor for Complainant.

SUPREME COURT, City and County of New-York. The Mutual Life Insurance Company, of New-York, plaintiff, against Benjamin Richardson, the Lake Forest University, Joseph Richardson, and Fanny Richardson, defendants. Summons to the above named defendants: You are hereby summoned to answer the complaint in this action, and to serve a copy of your answer on the plaintiff's Attorney within twenty days after the service of this summons, exclusive of the day of service, and in case of your failure to appear, or answer, judgment will be taken against you by default, for the relief demanded in the complaint, dated August 8, 1882. O. H. Palmer, Plaintiff's Attorney, office and post office address, No. 146 Broadway, New-York City, New-York. To the Lake Forest University: The foregoing summons is served upon you, by publication, pursuant to an order of the Hon. George C. Barrett, Justice of the Supreme Court, dated the 6th day of October, 1882, and filed with the complaint, in the office of the Clerk of the County of New-York, at his office in the Court House in the city of New-York, County and State of New-York. O. H. PALMER, Plaintiff's Attorney. Oct. 9, 1 aw, 6w, Mon.

Ocean Steamers.

ANCHOR LINE. U. S. Mail Steamers. NEW-YORK and GLASGOW, via DERRY. From Pier 20, North River, New-York.
ANCHORIA....Nov. 18, 4 p. m. | CALEDONIA....Dec. 2, 11 a. m.
BOLIVIA....Nov. 25, 5 a. m. | ETHIOPIA....Dec. 9, 3 p. m.
Rates of passage to GLASGOW, LIVERPOOL, BELFAST or LONDONDERRY, Cabins, $60 to $80. Excursion tickets at reduced rates. Second Cabin, $40. Steerage outward, $28. Prepaid, $30. For book of "Tours in Scotland," rates, plans, &c., apply to HENDERSON BROTHERS, 7 Bowling Green.

BORDEAUX LINE. New and fleetest of the French line of Steamers. NEW-YORK AND BORDEAUX DIRECT. CHATEAU LAFITTE, 4,000 tons, about Nov. 15. CHATEAU LEOVILLE, 4,000 tons, Wednesday, Nov. 22. Travellers for France, Spain and Italy. Provence, Pavia, Nice, &c., will save time and expense by taking this line. Cabin (including wine), $80. Steerage, $35. For passage apply to P. LE BOULANGER, 46 Beaver-st.

CUNARD LINE. NOTICE—"LONG ROUTE" FROM NEW-YORK TO LIVERPOOL VIA QUEENSTOWN. FROM PIER NO. 40, NORTH RIVER.
SCYTHIA....Wednesday, Nov. 15, 8 a. m.
BOTHNIA....Wednesday, Nov. 22, 2:30 p. m.
CAPADOCIA....Wednesday, Nov. 29, 8 a. m.
GALLIA....