# REAL ESTATE.

## BUSINESS AT THE EXCHANGE.

At the auction sale yesterday Richard V. Harnett sold in partition by order of the Supreme Court, under the direction of John Clinton Gray, referee, the five-story brick building No. 844 First-ave., being the northeast corner of Forty-seventh-st.; the house was built in 1873 to the approval of the Building Department and rents for $2,940 per annum; Mr. Elsner was the recent owner. The building was sold subject to a slight encroachment. Before the sale George W. Carr, the plaintiff's attorney, stated that two surveyors had examined the premises, and found that the south wall extended 3¾ to 4 inches on the street; this it was thought would depreciate the value $500 or $1,000, as the city might bring an action in ejectment. The property sold, however, for $24,250 to David M. Koehler; The above figure is considered good. Immediately after the above sale, Mr. Harnett sold fifteen shares of the New-York Steam Power Company for $562 a share to A. F. Stone, a stock broker of No. 78 Broadway. Auctioneer John F. B. Smyth sold under foreclosure, a lot 25 by 100.2 feet on the north side of East Eighty-fifth-st., 150 feet east of Fifth-ave., for $17,000 to the plaintiff.

Mr. Harnett has issued bills for the sale of the estate of Mary Devlin, deceased, next Tuesday. The property is on the east side of Park-ave., twenty-five feet north of Seventieth-st., and known as No. 1,219 Park-ave.; it consists of a handsome four-story high stoop brownstone house, finely decorated throughout, with all conveniences, and trimmed with hard wood. Next Thursday Mr. Harnett will sell the estate of John G. Warren. It includes the four-story brick buildings Nos. 30 to 38 Cedar-st., southeast corner of William-st. The plot is 123.10¼ feet in Cedar by 8 feet in William and 125 feet on the rear. On Wednesday George H. Scott, of Scott & Myers, will close the estate of Thomas H. Vantine by offering the plot of ground 37.6x100.11 on the south side of One-hundred-and-twenty-third-st., 237.6 feet west of Ave.-A. On the same day Morris Wilkins, of E. H. Ludlow & Co., will offer the following property, being the estate of M. Hendricks, No. 23 Water-st., with four-story brick building; No. 107 Broad-st., with a three-story-and-store brick building; Nos. 77 and 79 Broad-st., running through to No. 34 South William-st., with a similar building to the one above, having a frontage of 40.6 feet in Broad-st. and 19.6 feet in South William-st.; No. 32 South William-st., adjoining the above and having a similar building; No. 60 Water-st., near Old Slip, with a three-story-and-store brick building; Nos. 219 and 221 Hudson-st., northwest corner of Watts-st., with two-story store and attic brick buildings; and No. 489 Canal-st., adjoining the above Hudson-st. property, with a similar building, and having a frontage of 20 feet 9 inches; the property is all rented, the leases expiring May 1, 1887 and May 1, 1888.

At the brokers' meeting there was a call for New-York improved or unimproved property, in exchange for six three-story flats in Brooklyn. Property in Broadway, from Grand to Twenty-third-st., to cost from $100,000 to $150,000. The following property was offered; a flat 50x100 on the northwest corner of Fifth-ave. and One-hundred-and-tenth-st., for $50,000; a large house at Greens Farms, Conn., water front on the Sound, to rent for $1,500; a five story brick and stone corner store and tenement in West Fifty-eighth-st. for $26,500; a country seat and thirty acres, sixteen miles south of Albany, for $20,000; a house and eighty-four acres about one hour from New-York on the New-Haven Railroad, for $18,000, and three pieces of store property in Ninth-ave., below Twenty-fifth-st., for $75,000.

NEW-YORK, Friday, April 9, 1886.

The following sales were held at the Exchange and Auction Room today:

*By Richard V. Harnett & Co.*

| | |
|---|---|
| 1 5-story building with lot, No 844 1st-ave, n e cor of 47th-st, lot 24.6x90; D M Koehler | $24,250 |
| *By John F. B. Smyth.* | |
| 1 lot n s East 85th-st, 150 ft e of 5th-ave, 25x102.2; Robert G Dun | 17,000 |

RECORDED REAL ESTATE TRANSFERS—N. Y. CITY.

The following shows the real estate transactions recorded in the Register's office yesterday:

| | |
|---|---|
| 22d-st, s s, 87.6 ft e of 7th-ave, 18.6x85.6; H Wronkow and wife to J Morette and another | $20,000 |
| 2d-ave, e s, 116 ft s of William-st, 24 ft wide and irregular; W McMahon and wife to J Farley | 3,300 |
| 10th-ave, n w cor of 62d-st, 200.10 to 63d-st, x 50.1x100.5x125x100.5x375; P Milhan to J J Milhan and another | 1 |
| 33d-st, n s, 250 ft e of 2d-ave, 16x98.9; G Tompkins to H Wronkow | 10,000 |
| 24th-st, s s, 116 ft e of 8th-ave, 36.1x98.9x9.7x84.10x49.9x14.3; same to same | 20,000 |
| 56th-st, n s, 50 ft e of 9th-ave, 16.8x100.5; S Lesser and wife to E Robinson | 17,000 |
| 116th-st, s s, 100 ft e of 10th-ave, 100x100.11; Dore Lyon and wife to H C Mecherstein | 16,000 |
| 25th-st, s s, 294 West, 15.6x98.6; I Osborn and wife to Anne Levi | 11,900 |
| 5th-st, n s, 178.6 ft e of 1st-ave, 21.10x90.10; R Hahn et al, executors to M J Hirschbein | 10,300 |
| Lots Nos 184, 186 and 188, R E Cannon estate, 12th Ward; W Man, referee to H Clark | 5,725 |
| 67th-st, 100.5 ft n of 10th-ave, 100 ft n of 9th-ave, 20x—x5x5; E H Schermerhorn to F A Cassidy | 1,254 |
| 5th-ave, No 50, 25x115; and also s s of 13th-st, 115 ft w of 5th-ave, 16x77.7; H L Warner to M Moore | 80,000 |
| 3d-ave, s g cor of 167th-st, 30x50; and also s e cor of Washington-ave and 167th-st, 90x75.4; Michael J Tierey and wife to M E M Monghan | 15,000 |
| 19th-st, s s, 50 ft w of Irving-place, 25x92; Marcus Tully et al to M W Johnson | 30,000 |
| 80th-st, (76.7 ft n of) 95 ft e of Madison-ave, 25.6x5; E Kilpatrick and wife to F Eckman | 235 |
| 104th-st, n s, 200 ft e of 4th-ave, 2.4x100.11; Mary B Caldwell to T Kane | 11,000 |
| 118th-st, n s, 210 ft w of 5th-ave, 25x100.11; Ed B Stead and wife to D Frank | 10 |
| 9th-ave, n e cor of 45th-st, 100.5x100; Geo Shepherd and wife to C E Mattiage | 50,000 |
| 110th-st, n s, 200 ft e of 4th-ave, 25x100x75x100; H McDonal et al to C Nordoll | 1,000 |
| 26th-st, n s, 568.10 ft w of 8th-ave, 15.5x98.9x15.11x98.9; D L Noves et al to G E Kitching | 8,300 |
| Wooster-st, e s, 200 ft n of Spring-st, 100x100; Peter Bruner and wife to W Moore, exr, ½ interest | 50,000 |
| South 5th-ave, e s, 2.0 ft n of Spring-st, 75x100; same t same, ½ interest | 50,000 |
| Lexington-ave, n w cor of 93d-st, 100.8x100.5; David Frank et al to W J Walsh and another | 42,000 |
| Union-ave, w s, 201.4 ft n of Georgeast, 50x140; Chas Sass and wife to A Moebus | 2,500 |
| 16th-st, No 6, 4 1 est, 25x103.8; J Weil et al to Jos Roth and another | 16,350 |
| 148th-st, n s, lot No 56, 50x106.6, W J Carew et al to J Hoffman | 3,700 |
| Greenwich-ave, n w cor of West 11th-st, 81x29x80x12, C Clark and wife et al to M Clark | 10,000 |
| 120th-st, n s, 350 ft e of 8th-ave, 25x89.11; John R Conkey to J Carr | 22,000 |
| 47th-st, Nos 403, 405 and 407 East, 70.1x100.2; S L Eisner to W H Koller | 37,500 |
| 2d-ave, s w cor of 1st-st, 17.7x59.2; executors for H S Moore to P Bruner | 25,000 |
| Greenwich-ave, n w cor of West 11th-st; Ida S Elder to Mary Clark | 667 |
| Same property; Annie E Elder to Mary Clark | 667 |
| Greenwich-st, Nos 216 and 220; G L Garretson to F W Miller and another | 1 |
| 51st-st, n s, 125.9 ft e of 4th-ave, 50x100.5; Amelia Lucy to Frances Miller, ½ interest | 2,300 |
| Same property; F Miller and another to G H Chatillon | 8,000 |
| 94th-st, n s, 300 ft e of 10th-ave, 46.6x100.8x48.8x100.8; the Metropolitan Building Co, limited, to F M Jencks | 9,000 |
| 94th-st, n s, 48.6 ft e of 10th-ave, 68x100.8; F M Jencks to Margaret A Stewart and another | 18,737 |
| Broome-st, Nos 389 and 391, 33x50; Peter C Nickel and another to Emilie Bartel | 9,000 |
| Same property; Theresa Kiefer et al to same | 18,000 |
| 113th-st, n s, 79 ft e of 2d-ave, 1x100; Chas T Cromwell to Isaac Oppenheimer | 1 |
| 1st-ave, Nos 1,363 and 1,365; M Donoghue to Hannah Myer | 30,000 |
| Catharine-st, No 49; M Barnett and wife to M S Koz etc | 21,000 |
| 100th-st, s s, 20 ft e of Lexington-ave, 25x80.11; T F Cooke and wife to Ely Greenebaum | 21,500 |
| 106th-st, s s, 45 ft e of Lexington-ave, 50x80.11; same to Louisa Heidorfer | 42,000 |
| 5th-ave, e s, 37.11 ft n of 125th-st, 18x80; H E Fisk and wife to Lucretia A Marthe | 21,250 |
| 40th-st, n s, 325 ft e of 7th-ave, 20x98.9; Aug Taber and wife to N Y Colored Mission | 1 |

## Auction Sales of Real Estate.

RICHARD V. HARNETT & CO., Auctioneers, 73 Liberty-st., will sell at auction Tuesday, April 13, at 10 a. m. sharp

By order of Executrix.

Estate John McColgan, deceased, stock of leather, fine Morocco, curacoa skins, sumac pure, tools, benches, vats and implements,

at 8 Jacob-st.

W. P. O'Connor, esq., Agent, 57 Pine-st.
W. J. Larduer, esq., Attorney, 110 Broadway.

RICHARD V. HARNETT & CO., Auctioneers, WILL SELL AT AUCTION Thursday, April 15, at 12 o'clock noon, at the Real Estate Exchange and Auction Room, 59 to 61 Liberty-st.

ORANGE, NEW JERSEY,
Highland Avenue Station,
24 MAGNIFICENT BUILDING SITES,
on Highland and Lincoln aves.,
Within 5 minutes' walk of depot, 40 minutes from New-York City.

Perfect healthfulness; beautiful surroundings; superb location for private residences; neighborhood unequalled; macadamized roads and flagged sidewalks.

Maps at Auctioneers', 73 Liberty-st.

## Real Estate Agents.

**J. ROMAINE BROWN,**
**62 West 33d Street,**
NEAR BROADWAY,
**REAL ESTATE AGENT AND BROKER.**

Special attention given to care and management of property for owners, including renting, selling, collecting and appraising. Loans negotiated.

**SCHUYLER & GILES,**
32 LIBERTY-ST. and 9TH-AVE. and 71ST-ST.,
Offer some exceptional bargains in private dwellines, lots, flats, tenements and investment properties.

## Steamboats and Railroads.

PENNSYLVANIA RAILROAD.

On and after MARCH 22, 1886.
GREAT TRUNK LINE
AND UNITED STATES MAIL ROUTE.

Trains leave New-York, via Desbrosses and Courtlandt Streets Ferries, as follows:

For Harrisburg, Pittsburg, and the West, with Pullman Palace Cars attached, 9 a. m., 6, 7, and 8 p. m. daily. New-York and Chicago Limited of Parlor, Dining, Smoking, and Sleeping Cars at 9 a. m. every day.

Williamsport, Lock Haven, 9 a. m., 8 p. m.; Corry and Erie at 9 a. m., connecting at Corry for Titusville, Petroleum Centre, and the Oil Regions.

For Lebanon, 9 a. m., 3:20 p. m., and 12 night.

Baltimore, Washington, and the South, "Limited Washington express" of Pullman Palace Cars daily, except Sunday, 10 a. m., arrive Washington 4.40 p. m. and 3.40 p. m.; arrive Washington 9.05 p. m.; regular at 6.20, 8.00, and 8.30 a. m., 1.00, 4.30, and 9.00 p. m., and 12 night. Sunday, 6.15 a. m., 4.30 and 8 p. m., and 12 night.

For Atlantic City, except Sunday (Through Parlor Car), 1.00 p. m.

For Cape May, except Sunday, 11.10 a. m.

Long Branch, Bay Head Junction, and intermediate stations, via Rahway and Amboy, 9 a. m., 12 noon, 3.40, 5.00 p. m. on Sunday, 8.45 a. m. and 5 p. m. (do not stop at Asbury Park).

For Old Point and Norfolk, via New-York, Philadelphia and Norfolk Railroad, 9 a. m. week-days and 8 p. m. every day; via Baltimore and Bay Line, 4.30 p. m. week-days.

Boats of "Brooklyn Annex" connect with all through trains at Jersey City, affording a speedy and direct transfer for Brooklyn travel.

*From Arrive:* From Pittsburg, 7.30, 8.40, 11.30 a. m., 6.55 and 9.35 p. m. daily. From Washington and Baltimore, 6.20, 6.50 a. m., 1.20, 3.20, 3.30, 5.30, 9.20 and 10.35 p. m. Sunday, 6.20, 6.50 a. m., 3.20, 9.20 and 10.35 p. m. From Philadelphia, 3.50, 6.20, 6.50, 7.30, 8.40, 9.20, 9.30, 10.40, 11.30 a. m., 1.20, 2.00, 3.20, 3.30, 5.30, 6.20, 6.55, 7.20, 8.50, 9.20, 10.35 p. m., and 12.20 night. Sunday, 3.50, 6.20, 6.50, 7.50, 8.40, 11.30 a. m., 3.20, 6.20, 6.55, 9.20, 9.35, 10.35 p. m.

## City Property For Sale.

**Have your Real Estate Titles**
EXAMINED AND INSURED BY
**TITLE GUARANTEE AND TRUST CO.,**
**55 LIBERTY-ST., NEW-YORK.**

FOR SALE OR TO LEASE.—The spacious houses northeast corner of Sixth Avenue Boulevard and 122d-st., having every comfort and convenience for a large family desiring a healthy, luxurious home; there are fourteen large rooms in each, richly decorated, and abundance of closets, wardrobes, bathrooms, &c. Apply to janitor on premises, or JOHN H. SHERWOOD, Owner, 115 h-st. and 6th-ave.

FOR SALE.—Four-story brown-stone cabinet finished dwelling; 19 and 20 front on 7th-ave.; 122 and 123d-st. JOHN W. SMITH owner, builder.

ONLY three unsold of row of elegant houses situated on south side of 72d-st.; these houses are finished throughout in hard woods, of latest and best designs. Inquire at office, No. 446 West 72d-st., GEORGE J. HAMILTON, builder.

## Business Property for Sale and to Let.

A VERY DESIRABLE STORE and BASEMENT on Beekman, running through to William-st., to let. RULAND & WHITING, 5 Beekman-st.

TO LET.—Large factory building, 418 to 426 Water-st. RULAND & WHITING, 5 Beekman-st.

WELLES BUILDING.

BROADWAY AND BEAVER-ST.

Desirable offices to let in this thoroughly fire-proof building at very moderate rent; no extras. Also, large room on the first floor, suitable for Banking, Insurance, Telegraph, or any other large company; in complete order. Apply to JAMES STIKEMAN, in said Building.

## City Property To Let.

# HOUSES TO LET

BY

**J. ROMAINE BROWN,**
**62 West 33d-st., near Broadway.**

THE FOLLOWING UNFURNISHED HOUSES.

| | |
|---|---|
| 26th-st., near Broadway, 4-story | $3,300 |
| 33d-st., near Broadway, 3-story | 2,500 |
| 34th-st., near 6th-ave., 4-story | $2,000 and 3,000 |
| 35th-st., between 5th and 6th aves., 3-story | 2,100 |
| 36th-st., near 4th-ave., 4-story | 2,700 |
| 38th-st., near 7th-ave., 4-story | 1,500 |
| 42d-st., near 6th-ave., 4-story | 3,500 |
| 45th-st., near 5th-ave., 4-story | 2,400 |
| 46th-st., near 5th-ave., 4-story | 2,200 |
| 49th-st., between 5th and 6th aves., 4 story | 2,500 |
| 55th-st., near 8th-ave., 4-story | 2,500 |
| 55th-st., near 8th-ave., 3-story | 1,600 |
| 57th-st., near Park-ave., 4-story | 3,700 |
| 69th-st., near Madison-ave., 4-story | 2,000 |
| 69th-st., near Madison-ave., 4-story | 2,250 |
| 70th-st., near Madison-ave., 4-story | 2,200 |
| 93d-st., near 9th-ave., 4-story | $1,200 to 1,500 |

Particulars can be had on application.

HOUSES TO LET, unfurnished, on 11th, 19th, 21st, 49th and other streets near 5th-ave., at reduced rents. T. S. CLARKSON & CO., 4 Pine-st.

TO RENT.—The desirable dwelling No. 4 West 47th-st. Dining room extension. B. W. WILLIAMS, 2 West 47th-st.

TO RENT.—A number of first-class furnished and unfurnished houses. B. W. WILLIAMS, 2 West 47th-st.

THE desirable houses, 59 West 35th-st., $1,700; 159 West 46th-st., $1,800. B. W. WILLIAMS, 2 West 47th-st.

TO LET.—Four-story brownstone dwelling, 44 WEST 46TH-STREET. ROBERT I. BROWN, 20 Nassau-st.

TO LET.—To a private family, a new three-story brownstone house, fully furnished; immediate possession; rent $1,350 per annum. Apply on premises, 210 West 131st-st.

## Brooklyn Property For Sale and To Let.

A FURNISHED HOUSE on BROOKLYN Heights to let. RULAND & WHITING, 5 Beekman-st.

## Country Property For Sale and To Let.

AGENCY FOR MONTCLAIR.—Houses to let and for sale. Desirable building sites. Attractive prices. CLARENCE B. TURBS, 5 Beekman-st., Room 75.

A BOOK entitled "Suburban Homes on the Picturesque Erie," of interest to all persons desiring to locate or buy suburban property, can be had upon application to C. N. V. WARD, Eastern Dist. Pass'r Agt., 187 West-st.

A SPLENDID COTTAGE by the sea; elegant new dwelling, 10 rooms, at the bay side, west of Seaside House, on Cockaway beach; good surroundings, owner residing in adjacent cottage; every summer's excellent well water and marble washstands throughout; price, $3,500; half cash, balance to suit purchaser. Call in forenoon only at HITCHCOCK'S Real Estate Office, 14 Chambers-st., N. Y.

AT SCHOOLEY'S MOUNTAINS, two hours out a handsome new Queen Anne cottage; 13 rooms; all improvements; two acres lawn and shade; splendid views; good fishing and hunting; refined and very healthy; price $9,000 to prompt customer; terms to suit. MILTON T. WOOLLEY, 132 Nassau-st.

# A PARADISE AT AUCTION.

The beautiful home of Hon. Z. Montgomery, known as La Punta, embracing 80 acres, nicely improved, at the head of San Diego Bay, California, within 40 minutes drive of the Western terminus of the Great Transcontinental Railroad, just completed, is to be sold at auction, for cash, April 24. Seekers of health and fortune desiring a home at a great bargain in the most salubrious and rapidly improving section of California should not let this opportunity pass by unimproved.

BETTER THAN PAYING RENT; better interest and more safe than depositing in any bank; splendid two-story (six good sized rooms) and brick cottage just being finished, one block from depot, in the highest and prettiest part of Corona, L. I.; only 25 minutes from 34th-st. and 7th-st. and 45 minutes from New-York City Hall via James Slip ferry; two lots of choice land prettily fenced, excellent well water to each; price $1,800, half cash, balance monthly payments to suit purchaser; Corona is the most thriving village on the North Side Railroad; 40 trains daily; excursion tickets, 25 cents, commutation, 60 cents per week, or 60 cents per trip; good stores of every kind, three churches, public and private schools and rapidly increasing population; splendid building lots at from $100 to $250 according to nearness to depot, payable $5 or $10 monthly; call in forenoon or write for map. Address HITCHCOCK'S REAL ESTATE OFFICE, 14 Chambers-st., N. Y.

FOR SALE OR RENT—Fishkill-on-Hudson.—Large private residence; modern construction; 15 rooms; hot and cold water; furnace; gas; piazzas with beautiful river views; all in perfect repair; ample outbuildings; 200 feet above river; 5 minutes from railroad and steamboats. E. S. TURNER, Newburg, N. Y., or CLARENCE GORDON, 4 Pine-st., New-York.

FOR SALE.—The delightful residence recently occupied by the late Alfred B. Kingsland, esq., situated in the beautiful village of Keeseville, N. Y., near Lake Champlain. Elegant brick house and lawn, coachman's house, carriage house and stable, all in complete order, with modern improvements and conveniences. Can be had for less than one-half actual cost with immediate possession. Any one wishing a country residence at a very low price, will do well to look at this property. Apply to M. M. VAIL, 18 Broadway, New-York City.

FARM and Country Seat for sale at Goshen, Litchfield Co., Conn.—178 acres of land, large house and commodious outbuildings, good hunting and fishing; within a mile of two lakes; commands a fine view of Litchfield Hills. Can be had at a bargain. Address J. W. SHEPARD, Room 208, 280 Broadway, New-York City.

FOR SALE.—Silk manufacturers take note. I am offering for sale the Newark City Silk Mills, located on Bank, Howard and Wickliffe sts., Newark, N. J. The buildings are of brick, substantial, large, well lighted and conveniently located. They will be sold low and on easy terms. Address ARTHUR DEVINE, 179 Market-st., Newark, N. J.

FOR SALE—POUGHKEEPSIE, N. Y.—The late residence of R. P. Carpenter; substantial brick house with modern improvements, 20 rooms, gas, water, billiard room, conservatory, piazzas, about two acres of ground, (capable of subdivision), shade and fruit trees; location pleasant; terms reasonable; immediate possession given. Apply to SALAH M. CARPENTER, 44 North Hamilton-st., Poughkeepsie, N. Y.

FOR SALE or TO RENT.—At Great Neck, L. I., two beautiful residences situated on Manhasset Bay (15 minutes from train or boat). For particulars inquire of J. B. HILL or CHARLES W. ROGERS, Great Neck, L. I.

MADISON, N. J.—Beautiful country seat; sale low; every improvement; stabling; over 7 acres. EDWARD P. HAMILTON & CO., 96 Broadway.

MORRISTOWN.—To rent for season or longer, a furnished house on South-st., with stable. Address MORRISTOWN, Box 1,318 Post Office, N. Y.

MONTCLAIR, N. J., Real Estate Agency. Every variety of residence property in best locations. Sale or rent. HOWE & PARSONS, 79 Cedar-st., N. Y.

NARRAGANSETT PIER.—To rent furnished Cottage; all modern improvements; open fireplaces, bath-room, hot and cold water; 14 rooms; garden and grounds. Address A. B. MILLER, Tribune Uptown Office, 1,238 Broadway.

ORANGE, N. J.—Furnished and unfurnished houses to let. P. KINGSLEY, cor. Main and Cone sts.

RARE CHANCE; 16 acres on Delaware River, suited for amateur or private gentleman; best soil, fruit, etc. Address Chance, Wilburtha, Mercer Co., N. J.

SUMMIT, N. J.—Real estate a specialty. Furnished and unfurnished houses to let for season or year. E. G. POTTER, opposite station.

TO RENT.—With or without furniture, large house on two-acre lot of land, in country, six miles from Hartford, Conn., five minutes from steam-car station; fresh air and all the attractions of the country. P. O. BOX 474, Hartford, Conn.

**$2,000** Will buy an EARTHLY PARADISE. W., 216 McCulloch-st., Baltimore, Md.

## Hotels.

GRAMERCY PARK HOTEL.
GRAMERCY PARK AND 20TH-ST.
No. 35, 36, suites and single rooms; first-class table; privilege of park; reference.

THE CHELSEA.—Elegant table d' hote dinner 75c.—5:30 to 8 p. m. Public restaurant 226 West 23d-st. C. M. DEDERER.

## Flats and Rooms To Let.

APARTMENTS.—First floor, sunny, pleasant northwest corner 44th-st. and Lexington-ave.; 7 rooms, bath, etc.; steam heat, hot water, all modern conveniences; decorated, &c.; occupied four years by doctor and dentist; rent $1,000; other apartments $45. Apply O'REILLY BROS., storage offices corner Lexington-ave and 44th-st.

ELEGANT APARTMENTS FOR BACHELORS.—Fifth-ave., corner 42d-st., in fire-proof building of AMERICAN SAFE DEPOSIT COMPANY. Finest location in the city.

TO LET—APARTMENTS IN THE ABSOLUTELY FIREPROOF CENTRAL PARK BUILDINGS, CORNER 59TH AND 59TH STS. AND 7TH-AVE., FACING CENTRAL PARK. RENTS FROM $2,000 TO $4,000. Apply to LESPINASSE & FRIEDMAN, 1-3 Broadway, or C. Chilton, Superintendent, at buildings.

MODERATE RENTS.—Single flats, seven and eight large rooms, all improvements; gilt picture moulding; natural ground; only refined families received; no children. Mrs. PIERCE, 335 East 119th-st.

NO. 210 EAST 10TH-ST.

Choice apartments of four, five and six rooms containing every improvement; in excellent condition; ready for occupancy.

Rents are very moderate, from $25 to $43 per month.

Convenient to elevated and horse railways.

Can be seen by applying to janitor on premises or to HIRAM MERRITT, 53 3d-ave.

THE BLACKBURN APARTMENT HOUSES

NOS. 400, 402 AND 404 WEST 61ST-ST.

Apartments of seven and eight rooms with all improvements, in excellent condition, supplied with passenger elevators, steam heat for rooms and coal for ranges.

The neighborhood is first-class, being in close proximity to the Park.

Convenient to station of Elevated Railroad and cross-town cars.

These apartments must be seen to be appreciated. Rents from $50 to $71 per month.

Can be seen by applying to Janitor, on premises, or for further information apply to HIRAM MERRITT, 53 3d-ave.

THE CHELSEA.—Absolutely fire-proof; apartments handsomely decorated, furnished and unfurnished; three and five rooms and bath; every convenience; elevator all night; restaurant first-class. Table d'hote and a'la Carte. Apply at the office, No. 222 W. 23d-st.

"THE EVELYN," West 78th-st., opposite Manhattan Square. The finest apartment building on the West side. Absolutely fireproof, steam heat, elevators, electric lights, elegant decorations. A few only remaining, two with six bedrooms. Rents from $1,100 to $1,800. Diagrams sent.

TO LET.—Apartments of five rooms, at No. 20 East 110th-st., between University-place and 5th-ave. Contain all improvements; in good order. Also a flat of four rooms in same house; very suitable for a physician. Can be seen at any time by applying to janitor on premises, or of HIRAM MERRITT, 53 3d-ave.

15TH-ST., EAST, 226 (opposite Stuyvesant Park.)—Third and fifth floors, 8 rooms; in splendid condition; 25 feet house $65 and $55 per month. Inquire of janitor or L. E. KUSHMAN, 208 East 14th-st.

## Board and Rooms.

### East Side.

20 GRAMERCY PARK—86 Irving Place.—Handsomely furnished suit of rooms, parlor floor, southern exposure, private bath; also square and single rooms.

38 EAST 20TH-ST.—A parlor floor with private bath-room; private table or without board. Also single rooms for gentlemen.

### West Side.

DOCTOR'S OFFICE, handsomely furnished rooms, between 5th and 6th aves., near 34th-st. References exchanged. EVERETT DIRECTORY, 74 West 35th-st.

34TH-ST., 11 WEST.—An elegantly furnished first and second floor, with or without private table; references.

## Spring Resorts.

**THE BRIGHTON,**
ATLANTIC CITY.
Open all the year.
Hot and cold sea water baths.
F. W. HILLSLEY & SON.
Parlor car through to Atlantic City on Train leaving New-York at 1 p. m. via Pennsylvania Railroad.

HIGHLAND HOUSE,
Westfield 4 miles from Meriden, Conn., will open June 1, 1886. Fourth season. Three hours from New-York; 12 trains daily; fine drives, charming scenery; no malaria; boating, bowling, etc. Apply to GEO. H. WILCOX, Meriden, Ct.

HADDON HOUSE,
Ocean Front, North Carolina-ave.,
ATLANTIC CITY.
Every improvement, as developed, for the comfort and convenience of guests, both in winter and summer.
E. LIPPINCOTT.

LONG BRANCH.—Elegant rooms with strictly first-class board; cottage and location the best on Ocean-ave., near West-end. Particulars at 675 5th-ave.

PRESTONS' SUNNYSIDE,
A delightful Mountain Resort.
For circular address JAMES H. PRESTON, Wernersville, Penn.

PAVILION HOTEL and cottages, ISLIP, LONG ISLAND, will open for the season May 29. JAMES SLATER, of the Berkeley, Fifth-ave, corner 44th-st., owner and proprietor.

## Situations Wanted—Females.

MALE AND FEMALE HELP
AT
THE PROTECTIVE EMPLOYMENT ASSOCIATION
Established in 1852. Incorporated 1884.
S. ODELL, President. | E. V. ODELL, Treasurer.
W. H. PROSSER, Secretary. | M. A. KELLOGG, Attorney
Main office removed to
597 6TH-AVE., and 1334 BROADWAY,
Near 3 o'clock.
Brooklyn, {318 and 320 Fulton-st., near Pierrepont. Also, 840 Fulton-st., near Vanderbilt-ave.
The references of all applicants for situations are invested.

MAID and SEAMSTRESS.—Would attend an invalid lady. Protestant. No. A 21, at 597 6th-ave.

LAUNDRY or LAUNDR and CHAMBERMAID.—Prefers country. No. X 500, at 597 6th-ave.

NURSE INFANTS'.—Scotch Protestant. No. Z 32, at 597 6th-ave.

LAUNDRESS.—First-class; private family; prefers country. No. A 20, at 597 6th-ave.

HEAD WAITER.—Colored; thoroughly competent. At 597 6th-ave.

COACHMAN.—Reliable. Address H. M., 597 6th-ave.

PRIVATE WAITER.—Competent. All reference. Address F. P., 597 6th-ave.

CHAMBERMAID and SEAMSTRESS or NURSE.—Cut and fit. No. Z 100, at 597 6th-ave.

COOK.—First-class; private family. No. A 72, at 597 6th-ave.

A.—A.—A.—A.
MRS. L. SEELY,
(Formerly Miss L. Campbell.)
Has taken the office known as the
WORLD EMPLOYMENT BUREAU,
17 WEST 28TH-ST.
bet. 5th-ave. and Broadway,
as a
BRANCH OF 68 WEST 22D-ST.

Parties having subscription tickets can have the use of both offices.

All references strictly investigated and are on file for inspection.

Servants disappointing families will be excluded from my offices.

MRS. L. SEELY,
68 West 22d-st.

A.—MRS. SEELY'S EMPLOYMENT AGENCY, 80 East 54th-st.—First class domestic servants for all capacities; charges moderate, and servants' references undergo close investigation.

A LADY of education and culture, accustomed to travelling, desires an engagement as lady's travelling companion or chaperon to young ladies; compensation no object; references given and required. Address SIGMA, Tribune Office.

CHAMBERMAID, WAITRESS, &c.—By a young girl to do chamberwork and waiting; or would do housework; good city references. 258 West 41st-st., 2d floor.

CHAMBERMAID, &c.—By a Swedish girl as chambermaid and seamstress, waitress or nurse; excellent reference. Call at 1,295 Broadway, corner 33d-st. Second floor.

CHAMBERMAID or WAITRESS.—By a young German girl speaking English; understands her business thoroughly. Call at present employer's, before 12, 26 West 32d-st.

COOK or HOUSEWORK.—By neat, capable Scotch girl, city or country; good cook, excellent laundress; strong, willing, fond of children. Call 272 6th-ave., near 17th-st., upstairs.

COOK and LAUNDRESS.—By a very capable Scotch girl; city or country; has best reference; good cook and excellent laundress; honest, sober and obliging; not afraid of work; neat and tidy; best breads, soups, &c. Call at 272 6th-ave., near 17th-st., upstairs.

COOK, LAUNDRESS, CHAMBERMAID.—By two German Protestant girls; one as cook and laundress, the other waitress, chambermaid, nurse; together or separate; best references. 140 West 41st-st.

COOK.—First-class cook in private family; understands her business thoroughly; city references. 210 West 15th-st.

COOK and CHAMBERMAID.—By a first-class cook and chambermaid a situation together; best city reference. 161 East 60th-st.

COOK, HOUSEWORK, CHAMBERWORK, WAITING, &c.—By good German girl for city or country. Can be seen at 138 6th-ave., above 10th-st.

CHAMBERMAID and NURSE.—By a competent person; will assist in waiting or family sewing; several years' city reference. Call at 922 6th-ave., first floor. No cards.

LAUNDRESS.—First-class; wishes ladies' and gents' and family washing to do at home; no acids or chlorine used; terms reasonable. Call at the store 117 West 40th-st.

MADAME JACQUIN,
602 6th-ave., near 35th-st., up-stairs,
Has completed the improvement of her office, and is prepared with first-class and well recommended SERVANTS for a supply for her numerous customers.

MRS. CRAMER, formerly of the World newspaper Employment Bureau, is Directress of the Bureau at the same location, 1,257 Broadway, first floor upstairs, between World and Times uptown offices. Correct system of certified references.

MAID or NURSE.—By a competent young Protestant North German girl to grow children. Call or address A. P., 446 West 55th-st., city references.

NURSE.—By a Protestant young woman; care of infant from four or five weeks old to bring up on bottle; best city references; wages $18 to $20; can be seen in St. George's Chapel, 207 East 16th-st., from 11 to 3 p. m.

SICK NURSE.—By a first-class English woman; would care a lady in confinement, or attend a person with rheumatism; can cure it; references. FRANCES, Tribune Uptown Office, 1,238 Broadway.

SWEDISH cooks, chambermaids, nurses, laundresses, waitresses, seamstresses, housework girls; the finest and most efficient help, male and female, to be found, 1,295 Broadway, corner 33d-st. 2d floor.

## Bankers and Brokers.

GWYNNE & DAY. Established 1854.
No. 45 Wall Street, New-York.
TRANSACT A GENERAL BANKING and BROKERAGE BUSINESS in RAILWAY SHARES, BONDS, &c.

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ATTORNEYS AND AGENTS OF
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COMMERCIAL CREDITS.
CIRCULAR CREDITS FOR TRAVELLERS.
CABLE TRANSFERS AND BILLS OF EXCHANGE ON GREAT BRITAIN AND THE CONTINENT.

**Kissam, Whitney & Co.,**
**Bankers and Brokers,**
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INTEREST ALLOWED ON DEPOSIT ACCOUNT SUBJECT TO DRAFT AT SIGHT. GOVERNMENT, STATE, MUNICIPAL AND RAILROAD SECURITIES BOUGHT AND SOLD ON COMMISSION, FOR CASH OR UPON MARGIN.

**P. W. GALLAUDET & CO.,**
**BANKERS,**
COMMERCIAL PAPER, STOCKS AND BONDS,
UNITED BANK BUILDING.
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H. FITCH, Jr., Member N. Y. Stock Exchange. NEW-YORK.

ZIMMERMANN & FORSHAY,
BANKERS AND BROKERS, 19 Wall-st., New-York.
Members of the New-York Stock Exchange.
STOCKS AND BONDS BOUGHT AND SOLD ON COMMISSION.
Dealers in Bullion, Specie, Foreign Bank Notes, etc., fine GOLD and SILVER BARS for JEWELLER'S USE.
Exchange on Europe. Deposits received subject to check, and 4 per cent interest allowed on daily balances exceeding $1,000.

## Dividend Notices.

GALLATIN NATIONAL BANK,
NEW-YORK, March 31, 1886.
THE DIRECTORS of this Bank have this day declared a DIVIDEND of FIVE (5) PER CENT out of the earnings of the last six months, payable April 6, 1886. The transfer books will remain closed until that date.
ARTHUR W. SHERMAN, Cashier.

## Legal Notices.

IN THE ORPHANS' COURT of Delaware County, Pennsylvania.
In the partition of the real estate of WILLIAM SHUPERRISON, deceased, to FRANCIS SHUPERRISON, brother of said decedent: An inquest in partition will be held on said real estate on May 8, 1886, at 2 o'clock p. m., and you are notified to be present. W. F. MATHUES, Sheriff of Delaware County, Penn.

## Ocean Steamers.

PACIFIC MAIL STEAMSHIP COMPANY'S LINES FOR CALIFORNIA, JAPAN, CHINA, CENTRAL AND SOUTH AMERICA AND MEXICO.
From New-York, pier foot Canal-st., N. R.
For an Francisco via the Isthmus of Panama.
NEW-YORK leaves Saturday, April 17, noon.
GREAT REDUCTION IN RATES to SAN FRANCISCO.
Cabin, $40. Steerage, $20.
From San Francisco, 1st and Brannan sts., For China and Japan.
CITY OF RIO DE JANEIRO sails Tues., April 13, 2 p. m.
For freight, passage and general information apply at Company's office on the pier, foot Canal-st., N. R.
H. J. BULLAY, Superintendent.

Hamburg-American SS. Line for Hamburg.
Moravia, April 10, 10 a. m. | Rugia, April 17, 4:30 p. m.
Westphalia, April 15, 3 p. m. | Gelria, April 22, 8:30 a. m.
First Cabin, $60 & $70 and $75. Steerage, $25. Round trip at reduced prices. Send for "Tourist Gazette."
KUNHARDT & CO.,