In the Real Estate Market

John Claflin to Lead New R. E. Organization

Will Be Watchful of Property Owners' and Other Interests.

ASSOCIATION FORMED AT BIG CONFERENCE

Committee Consists of Fifteen Men, Representing Seven Bodies of Greater City.

As the result of conferences and meetings of the committees of a number of the influential real estate organizations of greater New York an important step was taken yesterday in the formation of what is to be called the Advisory Council of Real Estate Interests.

The council was organized by the election of John Claflin, as chairman, and an executive committee was appointed consisting of Cyrus C. Miller, chairman; Laurence M. D. McGuire, Alfred E. Marling, Adolph Bloch and Clarence H. Kelsey.

While the primary purpose of this organization is to conserve the interests of real estate owners and to seek fair treatment for them, its scope will be considerably broader than this. The organization will, to a large extent, be concerned with whatever is of vital interest to the sound development of the city. The extent to which these two basic ideas are to be carried out is reflected in the composition of this committee.

It will consist of fifteen men, made up of seven delegates from seven associations of greater New York, three of whom have already been selected and have appointed delegates, to-wit: the Real Estate Board of New York, the United Real Estate Owners' Association and the Allied Real Estate Interests. The delegates of the association named are Laurence M. D. McGuire, Adolph Bloch and Alfred H. Marling, respectively. The remainder of the council is made up of eight citizens, selected with a view to their ability to serve the purposes contemplated. These are: John Claflin, of H. B. Claflin & Co.; Charles A. Peabody, president of the Mutual Life Insurance Company; Thomas M. Mulry, president of the Emigrant Industrial Savings Institution; Frederic B. Pratt, of "Thrift"; Cyrus C. Miller, former Borough President of the Borough of the Bronx; Albert G. Milbank, of Nasten & Nichols, attorneys; William J. Amend, of the firm of Amend & Amend, and Clarence H. Kelsey, president of the Title Guarantee and Trust Company.

The Advisory Council of Real Estate Interests is formed for the purpose of consulting and advising in relation to legislation, ordinances and regulations and all other matters affecting the real estate owners of greater New York.

It aims to bring about harmonious and effective action to protect the real estate interests, and will endeavor to strengthen the various realty organizations in their respective fields.

It consists of representatives of the strongest and most useful realty organizations of the five boroughs and a number of members at large, chosen with a view to their ability to assist in securing the objects of the council.

It will endeavor to co-operate with the various state and city departments having to do with real estate owners and their property, and to secure fair consideration of their interests and just treatment. It will seek to make known through the press and other means of publicity the wishes and true interests of real estate owners, and secure for them proper consideration in the regulation of their own affairs.

It will hold regular meetings and consider any important action or situation that may affect real estate in this city, and endeavor to recommend such a course to be followed by its constituent members and other real estate bodies as will best serve the city and the real estate situated in it. It will not attempt to bind its constituent associations or other bodies to follow its advice, but it is expected that the conclusions of the committee will carry weight, and will be such as to further the interests of the real estate community generally, so that they will be indorsed by all the associations and be adopted and executed by them.

$130,000 Bronx Property Loan

Wetmore & Atwood have placed for the Podgur Realty Company a first mortgage of $130,000 at 5 per cent for five years, on the northeast corner of Simpson and 163d sts., plot 100x110 feet, and improved with a six story elevator apartment house, recently completed.

The City Mortgage Company has made two loans of $155,000 each on the apartments to be erected at 226 to 240 West 70th st. by the 220 West Seventieth Street Company, I. Randolph Jacobs, president. Each house will have a frontage of 66.8 feet. Rouse & Goldstone drew the plans for the new structure.

Plans for New Skyscraper.

Plans by Warren & Wetmore for a nineteen story store and office building to be erected by Vanderbilt Concourse Corporation at the southwest corner of Vanderbilt ave. and 45th st., a plot 100.5x98.8 feet, next to the twenty story Yale Club site, have been filed. The cost is estimated at $900,000. The land was leased recently from the New York Central Railroad through Frank M. Widner, jr., by the corporation, which is composed of David H. and J. M. Todd and Harman V. Smart, who will erect the structure.

Realty Notes.

The Everett M. Scixas Company has been appointed agents for the property 604 to 610 West 178th st., known as the Corde Court, and the Highland apartment house, at 499 West 135th st.

M. H. Gaillard, formerly connected with the McVickar, Gaillard Realty Company for fifteen years, has removed his office from 489 Fifth ave. to 2299 Broadway, corner of 83d st.

Slawson & Hobbs negotiated the sale of the dwelling house 305 West 104th st. for Georgiana Brower to Joseph S. de Casanova, reported yesterday.

Herman Kolodizky is the buyer of the dwelling house 1908 Madison ave., the sale of which by Harry B. Davis was reported on April 10.

Staten Island Property Sold.

Moffatt & Schwab, of Tompkinsville, Staten Island, have sold for Judge Henry A. Fuller, of Wilkes-Barre, Penn., as trustee for Edith Conyngham Marsh, Mary Conyngham Frieze and Redmond Conyngham, to Edward A. Lemon, of Stapleton, the fine house immediately adjoining Curtis High School, St. George, and known as 108 St. Mark's Place, and at present occupied by Redmond Conyngham. Mr. Lemon will take possession about May 1 and improve the premises for his own occupancy.

MUST GIVE HOME ADDRESS

Information Required of Buyer in Recording Real Estate.

Walter Lindner, solicitor of the Title Guarantee and Trust Company, has sent out notices to attorneys and real estate owners, calling attention to Chapter 309 of the Laws of 1914, which takes effect May 1, 1914. It adds the following sentence to Section 333 of the real property law:

"After May 1, 1914, a recording officer shall not record or accept for record any conveyance of real property executed subsequent to said first day of May, 1914, if in a city of over 200,000 inhabitants, according to the last federal census, unless the street number of the residence of the purchaser shall be stated therein, and such residence and street number shall be recorded with the conveyance."

46TH ST. HOUSE SOLD BY ESTATE

Property Near Parcels Bought Recently by Phipps's—Other Sales Reported Yesterday.

Pease & Elliman have sold to an investor for the estate of William Tousey, Dr. Sinclair Tousey and E. A. Carley executors, the four story dwelling house 14 East 46th st., on a plot 25x100 feet. The property is opposite the entrance of the Ritz-Carlton.

Less than two weeks ago Dr. Bishop, through Pease & Elliman, sold to the Henry Phipps estate the two five story houses at 24 and 26 East 46th st., on a plot 40x100 feet. Dr. Bishop had bought the property a few days earlier from Seth W. Johnson.

The Phipps estate owns the southwest corner of Madison ave. and 46th st., with a frontage of 100 feet on the avenue and 25 feet on the street. The property bought from Dr. Bishop adjoins the corner holdings. Besides this the Phipps estate owns the abutting property at the northwest corner of Madison ave. and 46th st., giving the estate control of a plot of 16,000 square feet.

The Rutherford Court apartment house, a six story elevator structure on plot 100x150 feet, at the southwest corner of Amsterdam ave. and 175th st., has been sold by Charles M. Rosenthal to John M. Wellbrock. The property has been held at $300,000. In part payment the buyer gave a forty-acre country estate, with home and outbuildings, at Smithtown, Suffolk County, Long Island, valued at $50,000.

Other sales announced follow:

Manhattan.

101ST ST.—Joseph F. A. O'Donnell has sold to Mrs. H. Reese 72 West 101st st., a five story flathouse, 25x100.11 feet, near Columbus ave.

138TH ST.—Charles Wynne has resold 115 West 138th st. to an investor. It is a five story double flathouse, on lot 25x100 feet, between Lenox and Seventh aves. Mr. Wynne purchased this property two weeks ago.

The Bronx.

PROSPECT AVE.—Eugene J. Buscher has sold for the Putnam Realty Company the plot 100x95 feet, on the west side of Prospect ave., 270 feet south of 187th st.

BASSFORD AVE.—John Drakard has sold to Bernard J. and Alfred B. De Fasse 2250 Bassford ave., a four story flathouse, on plot 25x100 feet. In part payment the buyers gave a lot on the corner of Seneca and Longfellow aves., three lots at Cranford, N. J., and acreage at Atlantic City. Charles A. Furthman represented the seller.

Commercial Leases.

Louis Schrag has leased for Thomas Kelly the five story business building 453 Sixth ave.

M. & L. Hess have leased part of the second floor at 90 West Broadway to the Cambridge Glass Company; parlor floor at 49 West 28th st. to I. Perlberg, and offices at 172 Fifth ave. to Kansas & Co.

The Louis Becker Company has leased for David Cohn the large store 1970 Amsterdam ave. for three years, from May 1, 1914, to Antonio Palagano.

The Charles F. Noyes Company has leased offices in the Smith-Gray Building, Broadway and Warren st., to the Ensign Manufacturing Company and the Munson Supply Company.

Royal Scott Gulden leased the store at 402 Madison ave. to Charles Stollberg, an art dealer, for S. Osgood Pell & Co., agents, and the first loft in 22 East 41st st. to Mark C. Lyman, tailor, for the Cross & Brown Company, agents.

Huberth & Huberth rented in 1789 Broadway offices to Edward Thayer, John B. Stam & Co., and the Klear-Vieu Company.

Brooklyn Parcels Sold.

Westervelt Prentice has sold for the Shults Bread Company the two dwellings, on plot 50x120 feet, at 179 and 181 Powers st. to T. L. Neff & Son, who will reimprove the site with a two story factory building; for Rosie Schoenbrund the two story building, on lot 18x100 feet, at 708 Humboldt st.; for John Klein 276 Ainslie st., a two story dwelling, on lot 25x100 feet; for Eliza Bleicker 397 Graham ave., a two story dwelling, on lot 18x75 feet; for Jennie Ritter 131 Devoe st., a two story dwelling, on lot 25x100 feet, and for W. S. Ross 21 Devoe st., a two story house, on lot 25x100 feet.

Somerville & Somerville sold for Mary L. Behrens forty-two lots on Chester ave., Tehama and Clara sts., to Isaac W. Weldon, who will improve with one and two family dwellings.

Dwelling House Leases.

L. W. Elberson and Wilmerding & Field leased the dwelling house at 136 West 36th st. to August Mazon.

Pease & Elliman leased for Drayton Burrill to Herman Alberts the four story and basement dwelling house at 151 West 58th st. and to Carl Stolberg the three story dwelling house at 143 East 27th st. Also apartments in 144 East 40th st. to F. T. Howard and in 510 Park ave. to Miss Louise Koerner.

The Allwin Realty Company leased for a term of years the four story and basement dwelling house at 221 East 28th st. to Mrs. Margaret Drake.

Bureau of Research Offices.

Larger quarters are to be provided for the Bureau of Municipal Research in the Smith-Gray Building, Broadway and Warren st., the present location of the bureau, which is to be extended over another floor. The additional space has been rented through the Charles F. Noyes Company for five years at a rental aggregating about $50,000.

IN THE AUCTION MARKET.

The following real estate transactions were recorded yesterday at the Real Estate Exchange salesroom, 14 and 16 Vesey st.:

By Joseph P. Day.

WEST 163D ST, 543 to 549, n s, 19 ft east of Broadway, 6 sty apt house, on a plot 110x99.11; sold to the plaintiff for $145,000.

At The Bronx Exchange:

By James L. Wells.

EAST 140TH ST, 382, s s, 84.6 ft w of Willis ave, 2 sty dwlg house, on lot 22x75; withdrawn.

RECORDED LEASES.

(With name and address of lessee.)

APRIL 16.

Manhattan.

56TH ST, 300 to 304 East (all); Frank Hillman Realty Co to Morris Siegel, 346 East 67th st; 3 yrs from May 1, 1914 $9,000; attorney, Samuel Wacht, jr, 149 Broadway.

57TH AVE, 500 (south part store); Walter J Salomon to Simon Lindau, 2109 Broadway; 8 yrs from May 1, 1914; $13,000; attorneys, Loudon & D, 55 Liberty st.

3D AVE, n e cor 19th st, 28x110 (the land); Lucius H Beers and ano, trustees, to Margaret A Moore and ano, exrs, 2327 Walton ave; 21 yrs from May 1, 1914; $2,000; attorney, Title Guarantee and Trust Co, 176 Broadway.

WEST BROADWAY, 383 and 385, and Wooster st, 69 and 71 (top loft); Lawrence Holding Co to Harold W A Dixon et al, Upper Montclair, N J; 5 yrs from Feb 1, 1914; $3,750; attorney, Edgar R Mead, 30 Church st.

VANDERBILT AVE, s w cor 45th st, 100.5x90.8 (the land)); N Y C & H R R R Co and ano to Vanderbilt Concourse Corporation, 103 Park ave; 21 yrs from March 1, 1914; $30,000; attorneys, Rounds, R, D & D, 62 Cedar st.

48TH ST, 526 to 530 West (all); Stancourt Laundry Co to National Coat and Apron Supply Co; 9 yrs from May 1, 1914; $3,762; attorney, Francis Myers, 97 Hudson st.

116TH ST, 125 and 127 East (all); Arnold Amusement Co to Lawrence M Schwager, 163 West 34th st; 13 yrs from May 1, 1914; $5,000; attorneys, H A & C E Heydt, 2 Rector st.

MADISON AVE, 62 (store); Irving T Smith to Andonios Thiodoratos, 139 Delancey st; 4½ yrs from completion of premises; $1,200; address, 21 and 23 East 27th st.

8TH AVE, 2748 (corner store and basement); Josephine Goldsmith to Edward J Coughlan, 2748 8th ave; 5 yrs and 1 mo from April 1, 1914; $1,800; attorneys, Shiland & H, 149 Broadway.

108TH ST, n s, 200 ft e of Broadway, 75x100 (all); Tilyou Realty Co to Dofry Realty Co, 111 West 104th st; 19 yrs from Dec 1, 1912; $10,000; attorney, Abraham Crossey, 53 Park Row.

The Bronx.

CHARLOTTE ST, 1517 to 1525 (five bldgs); Fleischmann Realty and Construction Co to Hyman Kaliman, 442 East 1224 st; 3 yrs from Sept 1, 1912; $13,500; attorneys, Kheel & O, 51 Chambers st.

CAULDWELL AVE, 708 to 726; all; Jacob Wiegan to Morris Newman, 1004A De Kalb ave, Brooklyn; 3 yrs from May 1, 1913; $14,500; attorney, Joseph A Whitehorn, 791 Broadway, Brooklyn.

PROSPECT AVE, 1915; north store; John E Schmults to Hannah K Blumenstein, 1915 Prospect ave; 5 yrs from May 1, 1913; $1,140 to $1,200; attorney, Max Thierer, 831 East 163d st.

188TH ST, 623 East, n e cor Hughes ave; all; Salvatore Pullce to Roseline Garofalo, 2422 Arthur ave; 5 yrs from May 1, 1914; $1,524; attorney, Pietro Cinelli, 2399 Arthur ave.

RECORDED TRANSFERS.

(With name and address of purchaser and attorney.)

APRIL 16.

Manhattan.

AMSTERDAM AVE, w s, at s l estate Eliza B Jumel, runs w 100x s 100 to Croton st x e 100 to ave x n 100 to beg; Harry A Braun to Andrew T McKegney, 2486 Devoe terrace, Bronx, March 3; $100; attorney, Edw Mienling, 258 Broadway.

AVENUE D, s w cor 12th st, runs w 170x s 103.8x w 19 to e s dry dock st x s 103.3 to n s 11th st x e 124x5x e 145 to w s Ave D x n 13.1 to beg; Dry Dock st, s e cor 12th st, 103.3x99; Delos McCurdy and ano exrs of Geo W. Quintard, to Laura A Palmer, 922 5th ave, heir of Geo W Quintard; March 27; $163,000; address, 66 Broadway.

BROADWAY, 625 w s, 34x200 to Mercer st; Sound Realty Co to Fred'k W Fieder, jr, 128 Broadway; mtge, $245,000; April 9; $100; attorney, Max Marx, 128 Broadway.

SAME PROPERTY, Fred'k W Fieder, jr, to Sound Realty Co, 128 Broadway; mtge, $245,000; April 11; $100; same attorney.

ELIZABETH ST, 168, 25x100; mtge, $33,300; Henry st. 23, n s, 25x87.2; mtge, $30,000 (foreclosure April 14); James G Wallace, ref, to John Aspinwall, Newburgh, N Y; April 15; $4,000; attorneys, Elkus, G & P, 170 Broadway.

LEXINGTON AVE, e s, 40.5 ft n of 59th st, 20x60; Susan M De Moya to Harold S De Moya, 715 East 17th st, Brooklyn; one-fifth part in t, all liens; Dec 13, 1913; $1; address, 1358 East 12th st, Brooklyn.

MADISON AVE, 1998, e s, 40.2 ft n of 127th st, 20x95; Thekla Livingston to Herman Kolodsky, 580 3d ave; mtge, $4,500; April 14; $100; attorney, Title Guarantee Co, 176 Broadway.

MADISON AVE, 1881, s e cor 122d st, 19x100; Meyer Frankel to Eugenie Gordon, on premises; all liens; Dec 20, 1913; $100.

PEARL ST, 458 e s, 71.6 ft s of Park Row, 22.5x89.5x22.5x86.1; David Freed to Louis Barnett, 51 East 97th st; mtge, $23,000; March 24; $100; attorney, A H Mittlemann, 44 Cedar st.

PINEHURST AVE, n e cor 179th st, 100.2x100; Beatrice Brower to Lombardy Realty Co, 160 Broadway; April 10; $1; attorney, E A Landauer.

1ST AVE, e s, 25 ft n of 115th st, 25.5x75; Antonio Marino to Pietro Alvino, 319 East 17th st; mtge, $11,000; April 15; $1; attorney, Lawyers Title Co, 160 Broadway.

2D AVE, w s, 24 ft n of 22d st, 24.11x63.8; John Benzur to Elea Palmer, 221 West 106th st; all liens; April 11; $100; address, 221 West 106th st.

3D AVE, n e cor 58th st, runs n 50.2x e 105x n 50.2x e 50x s 100.5 to 58th st x w 155 to beginning; William N Meagher to Graham-Siegel Co, 378 Grand st; all liens; Feb 6; $100.

SAME PROPERTY, Graham-Siegel Co to 3d Ave and 58th St Co, 31 Broadway; all liens; April 14; $1; attorney, Jos B Cosgrove, 378 Grand st.

3D AVE, 1893, e s, 50.5 ft s of 105th st, 25.3x74; 3d ave, 1895, e s, 25.2 ft s of 105th st, 25.3x74; Meyer Frankel to Eugenie Gordon, 1881 Madison ave; all liens; Dec 20, 1913; $100.

5TH AVE, n e cor 111th st, 50.11x100; Realty Realization Corp to Franconia Realty Co, 1400 5th ave; mtge, $82,000; April 15; $1,000; attorney, J A Kohn, 1400 5th ave.

7TH ST, 233 East, n s, 25.1 ft e of Ave C, 18.1x48.9; Gussie Haynes and ano to Sophie Jacobowitz, 233 East 7th st (mtg $10,500) April 15; $100; attorneys, Kogan & G, 302 Broadway.

7TH ST, 301 East, n s, 49.7 ft w of Lewis st, 99.1x79.8; same to same (mtg $32,500); April 15; $100; attorney, same.

21ST ST, n s, 249 ft e of 2d ave, 23.6x86.9; J W and Marie Benzur to Helen P Benzur, 121 West 106th st; all liens; April 4; $100; address, 221 West 106th st.

29TH ST, n s, 83 ft w of 7th ave, runs n 60x e 19x n 38.9x w 39x s 98.9 to st x e 19 to beginning; Mary Helfrich to Minnie Miller, 65 West 104th st; all liens; April 15; $1; address, 901 Columbus ave.

37TH ST, 331 East, n s, 407 ft e of 2d ave, 20x100; Michael Katz to Annie and Elizabeth Bonnie, 329 East 37th st (mtg $7,000); April 3; $100; attorney, Title Guarantee and Trust Co, 176 Broadway.

70TH ST, 222 West, n s, 250 ft w of Amsterdam ave, 15x100; Mary K Patton to Ida L Mechisky, 222 West 70th st; Jan 8, 1913; $1; attorney, W G Patton, 218 Canal st.

70TH ST, 46 West, s s, 250 ft e of Columbus ave, 25x100.5; Samuel Sachs to Harry F Louchheim, 2 Pearl st, Deal, N J (mtg $25,000); April 14; $100; attorney, Lawyers Title Co, 160 Broadway.

77TH ST, s s, 150 ft w of Ave A, 25x204.4 to n s 76th st; Edith Boden to Anton Bohaty, 425 East 75th st (mtg $17,500); all liens; April 15; $100; attorney, Title Guarantee and Trust Co, 176 Broadway.

82D ST, 118 West, s s, 175 ft w of Columbus ave, 25x102.2; Magdalena O Heckmann to Fredk Schlueter, Park Ridge, N J (mtg $27,000); April 14; $1; attorney, J M Breen, Hall of Records.

98TH ST, 127 West, n s, 373.11 ft e of Amsterdam ave, 24.9x100.11; David Dreyfuss to Rosie Frey, 4 Mountain st, Poughkeepsie, N Y (mtg $16,000); April 16; $1; attorneys, Hirschman & D, 299 Broadway.

109TH ST, 209 East, n s, 128.6 ft e of 2d ave, 25.6x100.11; Barnett Goldfein et al to Giovanni Guglielmetti, 323 East 104th st (mtg $22,500); April 15; $100; attorney, Title Guarantee Co, 176 Broadway.

125TH ST, 317 East, n s, 210 ft e of 2d ave, 20x99.11 (mtg $9,500); 125th st, 319 East, n s, 220 ft e of 2d ave, 20x99.11 (mtg $9,500); Jennie A Moffat to Jas M Ryder, Ossining, N Y; b and s; April 16; $100; attorney, Lawyers Title Insur Co, 160 Broadway.

141ST ST, 415 West, n s, 152.1 ft w of St Nicholas ave, 15.4x99.11; Margaretta E Littell to Peter E Tallman, 415 West 141st st (mtg $12,500); Jan 4, 1913; $1.

148TH ST, s s, 75 ft e of Convent ave, 100x99.11; Corkeman Realty Co to Trojan Realty Corporation, 55 Liberty st (mtg $165,000); Jan 23; $100; attorney, Henry B Singer, 55 Liberty st.

150TH ST, s s, 136 ft e of Broadway, 64x99.11; Harry H Treadwell to Mt Neboh Congregation of Washington Heights, 2005 Amsterdam ave; Feb 7; $100; attorney, Title Guar and Trust Co, 176 Broadway.

162D ST, s e cor Fort Washington ave, 151.11x102.2; Friedman Constr Co to Sallie H Walker, 2 West 55th st (mtg $210,000); Apr 14; $1; attorney, E A Isaacs, 55 Liberty st.

166TH ST, n s, 100 ft w of Amsterdam ave, 50x99.11 (foreclosure March 23); Edw D Dowling, ref, to Edw D Fife, jr, 137 West 146th st; correction and confirmation of deed recorded March 21, 1914; April 15; $2,000; attorneys, Marks & M, 61 Park Row.

166TH ST, same property; Standard Investment Co to David Levine, 2311 5th ave, Brooklyn (mtg $55,000); all liens; April 15; $4,000; attorneys, Marks & M, 61 Park Row.

The Bronx.

BECK ST, s s, 175 ft n of 159th st, 25x100; Richard Plechner to Joseph Corbett, 906 Cauldwell ave; April 16 (mtge $7,500); $100; attorney, Title Guarantee and Trust Co, 176 Broadway.

BOSTON RD, w s, 212.2 ft n of 167th st, 170.6x162.11; 32-2 Weissagar Amusement Construction Co to John M Hoffman Corpn, 3025 3d ave; April 11 (mtge $47,000); $100; attorney, Title Guarantee and Trust Co, 176 Broadway.

CAMBRELLENG AVE, w s, 196.7 ft s of Pelham ave, 25x100; also Cambrelleng ave, w s, 221.7 ft s of Pelham av, 24.6x100; Thomas N Cuthbert, ref, to Louise Gottschalk, 178 West 81st st; April 9; $3,500; attorney, Charles E Ledecker, 2 Rector st.

COSTER ST, 652, e s, 20x100; Brown-Weiss Realties, a corpn, to Edward D Fife, jr, 137 West 46th st; April 15 (mtge $6,000); $1; attorneys, Cardoo & M, 128 Broadway.

CROTONA AVE, e s, 150 ft n of 183d st, 50x100; George A Mosher to Lord-Robert Realty Co, Inc, 160 Broadway; April 6 (mtge $41,500); $1; attorney, J F Benalm, 160 Broadway.

SAME PROPERTY; Lord-Robert Realty Co, Inc, to George A Mosher and ano, 329 So Clinton st, Syracuse, N Y; April 15 (mtge $43,500); $1; attorney, J F Benalm, 160 Broadway.

HAVEMEYER AVE, s e cor Eastern Boulevard, 91x105; Colonial Realty Co to Marie S Judge, 2259 Houghton ave; April 10 (mtge $6,500); $585.

INWOOD AVE, e s, 279.11 ft n of Gerard ave, 25x112.6; Harriet McKiernan to Lucy McKiernan and ano, 1369 Inwood ave; Feb 24, 1913; $100.

LOT 14, block C, map of part of M S Arnow estate; Marie S Judge to Lizzie B Hickox, 2246 Gleason ave; April 10; $1; attorney, Frank Gass, Westchester, N Y.

MONTEREY AVE, w s, 203.1 ft s of 179th st, 50.9x96.1x50.9x97; also Monterey ave, w s, 253.11 ft s of 179th st, 50.9x96.7x50.9x98.4; Minnie Cohen to Angel Construction Co, Inc, 1228 Hoe ave; April 14; $1; attorney, Title Guarantee and Trust Co, 176 Broadway.

SAME PROPERTY; Angel Construction Co, Inc, to Minnie Cohen, 410 East 141st st; April 15 (mtg $67,000); $1; attorney, same.

MONTEREY AVE, w s, 50.9 ft s of 179th st, 50.9x98.4x50.9x96.3; also Monterey ave, w s, 101.7 ft s of 179th st, 50.9x97.1x50.9x98.4; also Monterey ave, w s, 152.4 ft s of 179th st, 50.9x97.7x50.9x97.10; Fanny Simonoff to Angel Construction Co, Inc, 1224 Hoe ave; April 14; $1; attorney, Title Guarantee and Trust Co, 176 Broadway.

SAME PROPERTY; Angel Construction Co, Inc, to Fanny Simonoff, 1299 Franklin ave; April 15 (mtg $162,500); $1; attorney, same.

SIMPSON ST, 961, w s, 42x110.5x42x110.11; Podgur Realty Co to Sarah Dreier and ano, New Brunswick, N J; April 15 (mtg $29,000); $100; attorney, Joel Krone, 299 Broadway.

SOUTHERN BOULEVARD, n w cor Fairmount Place, 54.11x105.10x59x128.6; Borough Estates to P J Building Co, Inc, 906 East 176th st; April 2 (mtg $12,250); $100; attorney, P J Dwyer, 1821 Waterloo Place.

SOUTHERN BOULEVARD, w s, 240.6 ft s of 1824 st, 46.11x122.2x44x106.11; Mary S Croxson to James G Bassmann, 429 East 120th st; April 15; $100; attorney, New York Title Insurance Co, 135 Broadway.

SAME PROPERTY; James G Bassmann to Frederick Kuhn, 763 West 171st st; April 15 (mtg $21,500); $100; attorney, same.

TRINITY AVE, w s, lot 86, map Grove Hill, 50x150; Taxpayers' Realty Co to Bernhard Mayer, 41 East 72d st; April 15 (mtg $10,000); $100; attorney, Lawyers Title Co, 160 Broadway.

UNION AVE, 1176, e s, 19x100; Madeline Spangenberg to Oscar A Price, 49 West 125th st; April 15 (mtg $5,500); $100; attorney, Title Guarantee and Trust Co, 176 Broadway.

VANDERBILT AVE, e s, 125 ft s of 178th st, 25x150; Christoph Sturz to Arthur L Sturz and ano, 4234 Park ave; April 15 (mtg $2,000); $100; attorney, A L Sturz, 142 Lincoln ave.

WASHINGTON AVE, w s, part lot 441, map Unionport, 25x108; Vincenzo Caruso to Nicola Gatto, 1550 Odell st; March 19, 1913; $100.

WEBSTER AVE, n w cor of 179th st, 23.4x100.8x42.11x94; Smada Realty Co to Leonard J Langbein and ano, Cresskill, N J; April 6 (mtg $21,700); $100; address, 802 Broadway.

3D AVE, n w cor of 170th st, 57.10x91.7x—x87.9; Raymond J Quinn, trus, to Maria S Bitondi, 227 Front st, Hartford, Conn; April 13 (mtg $57,000); $70,310.

140TH ST, 382 East, s s, 22x75; Wm H Harden to Christine Wilkie and ano, 2075 Crotona ave; April 15; $100; attorney, J Heiderman, 783 Elton ave.

142D ST, n s, 100 ft w of Clifton ave, 25x100; Mary A McArdle to Evangelisch Lutherische Concordia Gemeinde, 596 Oak Terrace; April 15 (mtg $700); $100; attorney, Title Guarantee and Trust Co, 176 Broadway.

169TH ST, 280 East, s s, 17x95; Thornton Bros Co to Augusta Detlefs, 280 East 169th st; April 15 (mtg $3,300); $100; attorney, Title Guarantee and Trust Co, 176 Broadway.

198TH ST, n s, 97.6 ft w of Decatur ave, 19.11x85.8x19.9x86.2; Antonie Hann to Herman J Schnittger, 121 East 105th st; April 11 (mtg $5,500); $1; attorney, Title Guarantee and Trust Co, 176 Broadway.

RECORDED MORTGAGES.

(With name and address of purchaser and attorney.)

Interest 5 per cent unless otherwise stated.

APRIL 16.

Manhattan.

AMSTERDAM AVE, 1334, w s, 25 ft s of 126th st, 25x100 (prior mtg $10,000); Annie Hopfensack to Frances Kreutzer, 123 E 86th st; April 15; due and interest as per bond; $2,000; attorney, Theo Baumeister, 25 Nassau st.

FULTON ST, s s, 33.1 ft e of Church st, 24.9x77; Raudenbush Cafe, Inc, to S Liebmann Sons Brewing Co, 26 Forrest st, Brooklyn; April 15; demand; $19,000; attorneys, Liebmann & Tanzer, 32 Broadway.

WILLETT ST, 59, w s, 25x100; Rebecca Blaustein to Emilie Macher, 159 Donaldson, Rutherford, N J; April 12; 3 yrs; $1,500; attorney, A Grassick, Hall of Records.

1ST AVE, e s, 25 ft n of 115th st, 25.5x75; Pietro Alvino to Antonio Marino, 271 East 154th st; April 15; 2 yrs; $5,000; attorneys, Strasbourger, E & S, 74 Broadway.

7TH ST, n s, 40.7 ft w of Lewis st, 20.1x79.8 (mtg $32,500); 7th st, n s, 25.1 ft e of Avenue C, 18.1x48.9 (mtg $10,500); Sophie Jacobowitz to Ella Goodman, 5702 14th ave, Brooklyn; April 15; instalments; 6 per cent; $3,000; attorneys, Kheel & Orenstein, 51 Chambers st.

37TH ST, 331 E, n s, 407 ft e of 2d ave, 20x100 (prior mtg $7,000); Annie & Eliz Bonnie to Michael Katz, 158 E 82d st; April 12; due and interest as per bond; $3,000; attorney, Title Guarantee & Trust Co, 176 Broadway.

40TH ST, n s, 250 ft w of 7th ave, 150x98.9; Emma M Vynne to 73d St Realty Co, 105 Broadway; April 16; due as per bond; $15,000; attorney, Taylor, K & H, 165 Broadway.

63TH ST, 123 W, n s, 345.10 ft w of 6th ave, 19.5x99; Evelyn C Manley et al to Elsie K Powell, 139 E 70th st; April 14; 5 yrs; $10,000; attorney, W M Powell, 72 Wall st.

63TH ST, s s, 275 ft w of 6th ave, 50x100.5; Herald Sq Holding Co to Union Dime Savings Bank, 701 6th ave; April 16; due May 1, 1919; $165,000; attorneys, Woodford, B & B, 1 Madison ave.

69TH ST, 105 W, n s, 42 ft w of Columbus ave, 19x100.5; Edw H Kelly to Charles E Townsend, Newburgh, N Y; April 14; 1 yr; $1,500; attorney, E H Kelly, 271 Broadway.

70TH ST, 46 West, s s, 250 ft e of Columbus ave, 23x100.5; Harry F Touchheim to Samuel Sachs, 709 5th ave; April 15; 3 yrs; 4½ per cent; $25,000; attorney, Lawyers Title Insurance and Trust Co, 160 Broadway.

72D ST, 228 East, n s, 308 ft e of 3d ave, 17x102.2; Alois M Reimer to United States Trust Co, 45 Wall st; April 16; due April 1, 1917; $6,000; attorney, Stewart & S, 45 Wall st.

77TH ST, s s, 150 ft w of Ave A, 25x204.4; Anton Bohaty to Edith Boden, 222 East 76th st; April 15 (prior mtge $16,000); 3 yrs; $1,500; attorney, A C Horgan, 165 Broadway.

94TH ST, n s, 145.10 ft w of Madison ave, 21.11x100.8; Sarah Hirsch and ano, exrs, to Charles Strauss, 317 West 75th st; April 15 (prior mtge $20,000); due April 1, 1917; $15,000; attorneys, Strauss, R & B, 141 Broadway.

109TH ST, 209 East, n s, 128.6 ft e of 2d ave, 25.6x100.10 (prior mtge $20,000); Giovanni Guglielmetti to Dora Goldfein and ano, 209 West 116th st; April 15; due Oct 15, 1917; 6 per cent; $1,800; attorney, Title Guarantee and Trust Co, 176 Broadway.

150TH ST, s s, 136 ft e of Broadway, 64x99.11; Mount Neboh Congregation of Washington Heights to Harry H Treadwell, 152 West 183d st; April 16; due as per bond; $20,000; attorney, Title Guarantee and Trust Co, 176 Broadway.

181ST ST, s s, 25 ft e of 11th ave, 75x119.6; Dumbia Realty Co, Inc, to Max Silverstein, 140 Lewis st; April 15; due as per bond; $16,000; address, 309 Broadway.

The Bronx.

AMUNDSON AVE, w s, 400 ft s of Randall ave, 25x100; Terkel G Christiansen to Railroad Co-opera B and L Asso, 103 Park ave; April 15; installs 5 per cent; $500; attorney, E J Crandall, 154 Nassau st.

BOSTON ROAD, w s, 212.2 ft n of 167th st, 162.11x170.6; John M Haffen Corpn to Columbia-Knickerbocker Trust Co, 60 Broadway; April 15; due April 15, 1924; 6 per cent (to secure bonds); $1,000,000; attorney, Title Guarantee Co, 176 Broadway.

BRYANT ST, s s, 150 n of Lafayette ave, 25x100; Albert Gerhards to Albert H Marckwald and ano trus, Short Hills, N J; April 15; due May 1, 1916, 6 per cent; $2,500; attorney, Title Guarantee Co, 176 Broadway.

CROTONA AVE, e s, 150 ft n of 183d st, 50x100; Lord Roberts Realty Co to Estates Mtg & Securities Co, 160 Broadway (prior mtg $41,500); April 15; due Sept 1, 1914; 6 per cent; $2,000.

GLEBE AVE, s e cor Rowland ave, 100x200, to Frisby ave; Julia A Collins to Dorothea Hemzig, 2030 Westchester ave; April 14; 3 yrs; 6 per cent; $4,000; attorney, Frank Gass Inc, Westchester, N Y.

EAGLE AVE, 897, w s, 78.9x100; Katie H Hebron to Title Guarantee and Trust Co, 176 Broadway; April 16; 5 yrs; 5 per cent; $6,500.

FULTON ST, s e s, being lot 20, map Washingtonville, 40x125; Martha P Frank to Anna Pakowsky, 1658 Bryant ave; April 14; 1 year; 6 per cent; $300; attorney, I V Schouten, 44 Court st, Brooklyn.

MARMION AVE, w s, 75 ft s of 179th st, 66.1x150.2; Joseph Diamond Constn Co to Comity Mtg Co, 40 Wall st; April 16; 1 yr, 5½ per cent; $45,000; attorney, S G Thomas, 40 Wall st.

MONTEREY AVE, w s, 50.9 ft s of 179th st, 50.9x99.3; Angel Construction Co to Lawyers Mortgage Co, 59 Liberty st; April 14; due, etc, as per bond; $28,500; attorney, Title Guarantee and Trust Co, 176 Broadway.

SAME PROPERTY; same to Morris Morgenstern, 53 Lenox ave (prior mtg $28,500); April 14; 3 yrs, 6 per cent; $6,000; attorney as above.

MONTEREY AVE, w s, 101.7 ft s of 179th st, 50.9x98.6; same to Lawyers Mortgage Co, 59 Liberty st; April 14; due, etc, as per bond; $28,500; attorney as above.

SAME PROPERTY; same to Morris Morgenstern, 53 Lenox ave (prior mtg $28,500); April 14; 3 yrs, 6 per cent; $6,000; attorney as above.

MONTEREY AVE, w s, 152.4 ft s of 179th st, 50.9x97.10; same to Lawyers Mortgage Co, 59 Liberty st; April 14; due, etc, as per bond; $28,500; attorney as above.

MONTEREY AVE, w s, 202.1 ft s of 179th st, 50.9x97; Angel Construction Co to Lawyers Mortgage Co, 59 Liberty st; April 14; due, etc, as per bond; $27,500; attorney as above.

SOUTHERN BOULEVARD, w s, 240.6 ft s of 1824 st, 46.11x123.2; Joseph G Bassmann to Mary S Croxson, 106 Pierrepont st, Brooklyn; April 15; due, etc, as per bond; $51,500; attorney, New York Title Insurance Co, 135 Broadway.

SOUTHERN BOULEVARD, w s, 110.5 ft n of Kingsbridge rd, 31.11x88.5; Martha A Gibson to Samuel Wacht, 790 Riverside Drive; April 15; demand, 6 per cent; $1,000; attorney, Samuel Wacht, 149 Broadway.

SOUTHERN BOULEVARD, n w cor Freeman st, 54.11x128.6; P J Building Co to Borough Estates, 3219 3d ave; April 2 (prior mtg $10,250); due, etc, as per bond; $3,995.70; attorney, Jos P Fallon, 141 Broadway.