COMPROMISE SILVER BILL.

THE AGREEMENT REACHED AT THE CARLISLE CONFERENCE.

A Bill Which Proposes to Suspend Silver Purchases and to Provide for the Coinage of Legal Tender Silver Dollars—Little Prospect that the Measure Will Pass.

WASHINGTON, Feb. 20.—Representative Livingstone of Georgia has prepared and will introduce a bill on the lines of an understanding reached yesterday at a conference between Senator Carlisle and seventeen Democratic members of the House, representing the various elements (except the radical free coinage men) of the party, on the silver question. Among those present were Messrs. Livingstone and Turner of Georgia, Cox of Tennessee, Breckinridge of Kentucky, Breckinridge of Arkansas, Bynum of Indiana, Clark and Oates of Alabama, Bacon of New York, Tracy, Williams, and Andrew of Massachusetts, and Brawley of South Carolina. Messrs. Cox of Tennessee and Livingston of Georgia have heretofore voted steadily with the free coinage men, and most of the other Southern men present have, as a rule, voted rather reluctantly with the silver men on most propositions. The full text of the bill agreed upon, which is a substitute for the Andrew Cates bill, is as follows:

SECTION 1. That the Secretary of the Treasury shall set apart so much of the silver bullion, at the coinage value thereof, purchased under the act entitled "An act directing the purchase of silver bullion and the issue of Treasury notes thereon," approved July 14, 1890, as may be necessary, including the silver dollars heretofore coined under said act, to redeem all the outstanding United States Treasury notes issued in payment for silver bullion so purchased, and shall retain the same in the Treasury, to be used for that purpose only; and he shall cause the residue of the silver bullion purchased under the aforesaid act to be coined, at the rate of $3,000,000 per month, into silver dollars of the weight of 412½ grains, troy, of standard silver, as provided in the act of Jan. 18, 1837, on which shall be the devices and superscriptions provided by said act, which coins, together with all silver dollars heretofore coined under the provisions of said act of July 14, 1890, shall be a legal tender, at their nominal value, for all debts and dues, public and private, except when otherwise expressly stipulated in the contract. The standard silver dollar coined under this section shall be covered into the Treasury as a miscellaneous receipt.

SEC. 2—Any holder of the coin authorized by this act may deposit the same with the Treasurer of the United States or any assistant treasurer, in sums of not less than ten dollars, and receive therefor certificates in denominations of one, two, five, and ten dollars and multiples of ten dollars corresponding with the denominations of United States notes; and the coin deposited for or representing such certificates shall be retained in the Treasury for the repayment of the same on demand. Such certificates shall be receivable for customs, taxes, and all public dues, and when so received may be reissued.

SEC. 3—The Secretary of the Treasury is hereby directed to suspend the purchase of silver bullion under the said act of July 14, 1890, until the residue of the silver bullion belonging to the United States has been coined, as required by the first section of this act.

The out and out free coinage men announce that they will fight the proposition to the death. Mr. Pierce of Tennessee said:

"The silver men at that conference will find that they cannot speak for the free silver men in this House. No agreement that they make will be acknowledged by the free silver men, who have learned to know that in finance whatever Wall street asks is against the interests of the agricultural and laboring people. I want no better guide how to vote than that Wall street is for or against a measure. They are opposed to anything in the interest of the exporting States of the West and South. I don't believe they can get another rule from the Rules Committee. They have already received exactly what the free silver men got."

Mr. Lanham of Texas said: "I believe in a rigid insistance on the Sherman law until free coinage comes or something better."

Mr. Bacon of New York said that the Sherman law was working great harm, and sooner or later a repeal must come or the country would be brought to the verge of ruin in a business way. Then drastic measures would be taken.

Mr. Clark of Alabama, who was one of the men at the conference, said that in his opinion it was very doubtful whether the proposed measure could pass, as it was late in the session and members had different views.

The proposition was shown to the Republicans by Mr. Tracey of New York, and they were asked if they would support it. Nearly all of the Republicans who voted with the anti-silver men the last time, including Mr. Reed, replied that they would not do so. It therefore seems likely that this latest attempt to repeal the Sherman Silver Bullion Purchase act cannot gain the votes necessary to its passage, as the free coinage Democrats say they will refuse to vote for it, and the Republican defection more than offsets the Democratic gain made as a result of the conference. The proposition which found much favor at the conference and in the House among free coinage men provided for coinage of the bullion now in the Treasury and the reenactment of the Bland law, but Mr. Williams of Massachusetts and other gold men refused absolutely to vote for any measure providing for further silver purchases in any amount.

Several of the gentlemen at the conference tell an amusing story of how they came to be there, which shows they were neither guests of Mr. Carlyle nor self-appointed visitors, and that each was unaware of the fact that the others were to be present. The story is that during the latter part of the week most of those persons at the conference met a gentleman named Kenney, whom they understood was connected with a publication known as *American Industries*, and was also interested with Josiah Quincy in the *Economist*. On Saturday each of them received a formal note, in effect as follows:

Mr. Carlisle requests that Mr. —— call on him at his residence, 1,426 K street, N. W., at 4 o'clock Sunday afternoon, Feb. 19, for an informal conference on a compromise of the silver question.

Mr. Carlisle the same day found awaiting him a note, signed by Kenney, informing him that certain Democratic members of the House, representing all shades of opinion on the silver question, the extreme free coinage men excepted, would call on him at 4 o'clock on Sunday afternoon for a conference on the silver question. Mr. Carlisle met the gentlemen, whom he supposed had called on him by their own appointment, and they naturally felt a little flattered that Mr. Carlisle had invited them. The visitors, knowing the object of the conference, the silver question was discussed and an understanding was reached.

As they were about to go, Mr. Breckenridge of Arkansas called. He was asked to stay to dinner, it then being Mr. Carlisle's dining hour. On their way to the table he apologized to Mr. Carlisle for his late arrival by saying that he had not received his invitation until a late hour that afternoon. Mr. Carlisle assured Mr. Breckinridge that he had not sent him any invitation, whereupon that gentleman fished the invitation out of his pocket and presented it to his host. Mr. Carlisle produced the note he had received, and mutual explanations followed.

SAVINGS BANK MEN VISIT THE MAYOR.

He Can't Help Them Get Leave to Invest in City Bonds Outside the State.

Mayor Gilroy's office was filled with savings banks Presidents yesterday. They had come to urge him to favor the passage of the law offered in the Senate by Senator Mullin of Oswego, allowing savings banks to invest in the securities of twenty-six cities in other States than New York. Their excuse for asking the Mayor to intervene was that in case of a panic the banks might have to sell large blocks of New York city securities, and thus injure the city's credit. The Mayor did not think he ought to take any stand relative to the bill. Comptroller Myers, who has consistently opposed a similar measure for a number of years, remains passive this year.

The Brooklyn Tabernacle's Debts.

The big Brooklyn Tabernacle is still struggling under a heavy pressure of financial obligations, and if money is not soon forthcoming the church may again be put in the hands of the Sheriff's officers. On April 1 an urgent debt of $20,000 has to be met, and on Sunday Dr. Talmage made this announcement from the pulpit: "We will have to raise this amount if we want to maintain our integrity as a church." A special meeting of the ladies of the congregation was held yesterday, and plans for getting the money adopted.

Brooklyn Hibernians Endorse the Home Rule Bill.

At a meeting of the Ancient Order of Hibernians in Brooklyn on Sunday Mr. Gladstone's Home Rule bill was endorsed. It is expected that the rival wings of the order in Kings county will so far harmonize their differences this year as to agree on a joint parade on St. Patrick's day.

Too Frightened to Run Away from Fire.

There was a fire in the rag-sorting shop in the cellar of 44 East Broadway yesterday afternoon. Two girls who worked upstairs were too frightened to run, and Roundsman Masterson of the Madison street station carried them out. He also carried out an old man who had been overcome by the smoke and had fallen near the door. The damage was small.

Hawthorne's Literary Methods

How the author of "The Scarlet Letter" wrote his books; his methods of composition; his best working-hours; the stories of his most famous works. An inner glimpse of Hawthorne's workshop, as

Told by His Own Daughter

Mrs. Rose Hawthorne Lathrop, in a notable article which will be published during the year in THE LADIES' HOME JOURNAL.

Send One Dollar for One Year to The Curtis Publishing Company, Philadelphia

Ribbons.

Extra quality *Satin Moire,* (3 and 3½ inches.)

25 cts per yard.

All shades.

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CONSPIRACY NOT PROVED.

Rutgers Female College Not Entitled to Damages from Jacob B. Tallman's Estate.

The action of Rutgers Female College to recover $100,000 damages from the estate of Jacob B. Tallman, a former trustee of the college, on allegations that he had conspired to get the old college buildings 487, 489, and 491 Fifth avenue for himself, was dismissed yesterday by Justice Lawrence of the Supreme Court.

It was charged that Henry M. Pierce, President of the college along about 1870, had conspired with Tallman to cut mortgages upon the property. The property was sold in foreclosure of a mortgage for $52,000, alleged to have been fraudulently issued, on June 3, 1870, and was purchased by James P. Pierce of California, a brother of President Pierce, for $117,000. Tallman, who became a trustee in June, 1871, purchased the buildings from James P. Pierce for $120,000, and leased them to the college at $6,000 a year. Justice Lawrence says there is no proof of a conspiracy between Tallman and President Pierce.

Tallman died last July leaving over half a million dollars' worth of real estate in this city. He drew his own will, and his brother, Cornelius H. Tallman, has an action pending in the Supreme Court as executor for a construction of it.

Col. Bartlett's Will.

WHITE PLAINS, Feb. 20.—The will of the late Col. Wm. H. C. Bartlett of Yonkers, who died Feb. 11 last, was offered for probate in the Westchester County Surrogate's Court to-day, and disposes of personal property to the amount $200,000 and real property of the value of $50,000. The testator, after giving his daughter, Elizabeth W. Bartlett, $15,000 in railway bonds, leaves the remainder of his estate in trust to his wife. At her death it is to be divided equally among his seven children. Col. Bartlett was a Colonel in the United States army, actuary of the Mutual Life Insurance Company of New York, and a professor of military tactics at the West Point Military Academy.

Real Estate Sales.

By Richard V. Harnett & Co.: Foreclosure sale of the four-story brick building, with lot 25x100x75x8 irregular, No. 657 Eighth avenue, southwest corner of Forty-second street, $103,500.

By Bryan L. Kennelly: Partition sale of four lots on Sedgwick avenue, eastside, Twenty-fourth ward, $3,600.

Real Estate Transfers.

68th st, s s, 455 e Columbus av, 19.6x100.5; John D Crimmins to Julia Morris	$1
68th st, s s, 397 e Columbus av, 19.6x100.5; same to same	1
68th st, s s, 416.5 e Columbus av, 19.3x100.5; same to same	1
68th st, s s, 435.6 e Columbus av, 19.3x100.5; same to same	1
68th st, s s, 475 e Columbus av, 20x100.5; same to same	1
68th st, s s, 358.6 e Columbus av, 19.3x100.5; same to same	1
68th st, s s, 377.9 e Columbus av, 19.3x100.5; same to same	1
Amsterdam av, n e cor 90th st, 25.8½x100; Jerome Buck, ref, to John H Oeters	16,250
92d st, 140 West; James Brown and wife to Louisa E Hamilton	1
56th st, s s, 250 w 5th av, 25x100.5; Thomas H Hubbard to Sibyl F Hubbard	1
83d st, n s, 138 w Av A, 30x100.4; Michael Conlan et al to Jacob Jung	1
83d st, n s, 119 w Av A, 19x100.4; M Conlan et al to Adam Mack	1
84th st, s s, 250 e 2d av, 25x102.2; Geo Erreger and wife to George Erreger, Jr, and ano	1
84th st, s s, 275 e 2d av, 25x102.2; same to Louis Hoffmer and ano	1
Centre line 83d and 84th sts, 176 w Av A, 11.5x irreg; Alphonse Hoguenauer and wife to J Jung	600
45th st, n e cor Park av, runs n 185 to land of Hannah E Conant, 100.5x100; Alfred De Witt to Samuel Lachenstadt, 6-35 parts	34,285
Same prop; Geo De Witt, exor, &c, to same, 6-35 parts	28,571
Same prop; same et al, exors, &c, to same, 6-35 parts	34,285
Same prop; Thomas D De Witt, trustee to same, 6-140 parts	8,571
Same prop; Fredk N De Witt et al to same, 18-140 parts	25,714
Same prop; Edwd De Witt Mason et al to same, 18-175 parts	20,571
Same prop; same trustee to same, 6-175 parts	6,857
Same prop; same and L D Mason, exors, &c, to same, 6-175 parts	6,857
Same prop; James Chambers et al to same, 6-35 parts	34,285
1st av, e s, 21.2 s 22d st, 27x85; Annie M Flanagan to Annie C Shumway	1
106th st, s s, 170 w Madison av, 75x100.11; Henry B Weseman and ano to Bernhard Rosenstock	1
Block of land, 146-147th sts, Lenox and 7th ave (12th ward); Julia Morris to John D Crimmins	1
124th st, e s, 400 e Columbus av, 39x88; Thomas J Jenkins and wife et al to Longacre Realty Co	80,000
Water st, 185, and 85 Pine st; Chas E Appleby and ano, trustees, &c, to Geo W Helme	60,000
12th st, 155 West; John E Kaughran to Lucy F Cooke	19,000
Ludlow, n e cor Rivington st, 22.4x40x22.3x40; Peter Donald and wife to Myer Bach	16,000
Hudson st, 187; Patrick McIntegart and ano to Joseph H Cain	1
Same prop; same to same	1
23d st, 345 and 347 West, and 340 and 348 West 24th st; Samuel D Levy, ref, to Louis M Jones	20,500
29th st, 44 East; Glorianna Baker et al to Margaret Vance	1
26th st, n s, 125 e 2d av, 25x98.9; Chas Keker and wife to Friedrich Hartung	34,050
24th st, 29 West; Katie Dick to Geo S Riley	1
82d st, s e cor Riverside Drive, 22.2x76.5; Francis M Jencks and wife to Frank L Smith	1
Same prop; Frank L Smith and wife to Alexander Sullock	48,500
120th st, n s, 73.8 e St Nicholas av, 16.8x100.11; Nelile Van Tassel to Hiram Jelliff	18,500
Boulevard, n w cor 103d st, 203.7x116.3 x 104th st x100.11x irreg; Francis M. Jenks and wife to Jacob Lawson	1
131st st, s s, 318.4 e 8th av, 16.8x99.11; Augustus McCollom to Sherwood McCollom et al	1
Perry av, e s, 425 s Gun Hill Road, 20x41x100 x55x34x100; Patrick Gormon to B J Hughes and ano	1,350

RECORDED MORTGAGES.

Bach, Myer, to Peter Donald, n s Rivington st, e Ludlow st, 4 yrs	$14,000
Crimmins, John D, to Mutual Life Ins Co, s s 147th st, and w s 146th st, 6th and 7th avs, 1 yr	150,000
Devlin, Samuel, and wife to Andrew Devlin, 38 Essex st, 6 yrs	2,500
Di Sessa, Nicolo, et al, to Augustus C Franzioli, 116 Mulberry st, 1 yr	2,446
Dannat, Nicholas, and wife to John J Bell, s s 140th st, e Morris av, 1 yr	850
Duffey, Jane, and ano to Kate E Rogers, lots 37 to 39, map building lots at Tremont, 2 yrs	1,500
Eberle Adam, to Geo S Carter, e s Madison av, s 170th st, 5 yrs, 2 morts	4,446
Hollander, John H, and wife to Matilda E Goodwin, n s 46th st, w Lexington av, 1 yr	5,000
Hamilton, Louise E, to James Brown, s s 92d st, w Columbus av, 2 yrs	5,500
Hartung, Frederick, to Charles Koker, n s 26th st, e 2d av, 1 yr	13,000
Hughes, Bernard J, and ano to Patrick Gormon, n s Perry st, Gun Hill road, 5 yrs	1,000
Hughes, Louis, and wife to G De W Clocke, trus, e s Ryer av, n 184th st, 1 yr	200
Jung, Jacob, to Michael Conlan and ano, n s 83d st, w Av A, 1 yr	16,400
Same to Alphonse Hoguenauer, interior lot, w Av A, n 83d st, 1 yr	600
Lyons, Jeremiah C, and wife to Leo Schlesinger, w s Broadway, n 4th st, 1 yr	80,000
Murray, Wm A, and wife to Chas G Janier, 8th av, s w cor 14th st, 1 yr	1,800
Moen, Mary C, and ano to Chas T Harbeck and ano, trustee, n s 70th st, e Boulevard, 2 yrs	82,000
Murray, Wm A, and wife to P G Decker, n s 125th st, w 8th av, 1 yr	5,000
Neuman, Adolph, et al to Anthony Reichardt, e s 12th st, e Av A, 3 yrs	13,500
Rothschild, Abraham, and wife to Joseph C Levi, trustee, n s 74th st, e 1st av, 5 yrs	8,000
Riley, George R, to Kate Beck, n s 24th st, e 6th av, 3 mos	4,000
Sossau, Gertrude J, and ano to Louisa Blank, trustee, e s Av A, n 82d st, 2 yrs	8,000
Traunel & Co to Irving Savings Inst, Greenwich st, n w cor Warren st, 2 morts, 1 yr	89,500
Vance, Margaret, to John A Brown, Jr, 44 East 20th st, 2 yrs	22,000
Wack, Adam, and wife to John Eichler Brewg Co, n s 83d st, w Av A, 6 morts	8,000
Watson, Margaret K, to Hannah Peyser, admx, Madison av, s e cor 42d st, 3 yrs	42,000
Same to M. B. Maclay, exr, Madison av, s e cor 42d st, 2 yrs	7,000
Zwicke, Herman, and wife to Samuel Gibson et al, n s 103d st, w 3d av, 2 yrs, 2 morts	6,000

RECORDED LEASES.

Katz, Abraham, and ano to Michael Donohue, 304 1st av, 10 yrs	$1,400
Schwerin, Henrietta, to J W Lynn, Amsterdam av, 116, 5 yrs	1,500
Wohlers, Henry, to Rudolph Zahn, 1,624 2d av, 5 yrs	1,400
Walters, Wm, to Isaac Rothschild and ano, 2,507 8th av, 3 yrs	552
Cotter, John, to E Bohlen, 356 Willis av, 5 yrs	$720 to 800
The U S Mfg Co to E G Soltman, 307 to 311 East 53d st, 5 yrs	1,500
Gartmuller, Louise, to Paul Jaenisch, 1,606 Av A, 3 yrs	420

Leading Hotels.

STURTEVANT HOUSE, Broadway, 28th and 29th Sts., New York. HENRY J. BANG, PROPRIETOR. (Formerly at Broadway and Walker st., also 231 Broadway, and Congress Hall, Sharon Springs.) Most favorably located for business men and families. Within easy reach of all business centres and places of amusement. This hotel will be COMPLETELY RENOVATED AND NEWLY EQUIPPED throughout at once. 300 rooms, all bright and cheerful. EUROPEAN PLAN, $1.00 per day and upward. AMERICAN PLAN, $4.00 per day and upward. REDUCTION TO PERMANENT GUESTS. Table d'hote dinner in cafe, 75 cents, from 6 to 8 P. M. Best in the city. A la carte at all hours. All the best foreign wines at moderate prices. American and imported beers always on draught at the ordinary prices. Recognized headquarters of commercial visitors and of the officers of THE ARMY AND NAVY.

HOTEL VIANO and restaurant, 59 East 18th st.—Heated rooms; daily, $1 up; weekly, with board, $12 up; elevator.

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THE Continental HOTEL NEWARK. THIS HOUSE Is run for the benefit of the public. It is homelike, clean, and comfortable. The best hotel in Newark. Good enough for anybody. A splendid place for "kickers"—because it don't cost much. $2 per day.

HOTEL TERRACINA, Redlands, Cal. In the San Bernardino Valley. Magnificent mountain scenery. Rates, $3.50 to $5 per day. Handsomely illustrated souvenir sent on application to C. T. HEDGE, Proprietor.

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ATLANTIC CITY, N. J. THE IRVINGTON. REOPENS FEB. 6. OPPOSITE ON THE BEACH. Steam heat, elevator, music, smoking and billiard rooms; filtered water used for all purposes; first-class in every respect. Send for circular. CHAMBERS & HOOPES.

WINDSOR HOTEL, JACKSONVILLE, FLORIDA. Under the personal supervision of Mr. A. H. Palmer, late of the Fifth Avenue Hotel, New York city. The Windsor is a Select, Homelike Hotel, With superior Service and Cuisine; has all modern conveniences, and its location, facing the park, is the best in the city.

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25TH ST., 234 WEST.—Nicely furnished rooms; hot and cold water; heated, with or without board.

28TH ST., 46 WEST.—Imperoyal Restaurant; handsomely furnished rooms, with bath.

30TH ST., 59 WEST.—Nicely furnished front room; use of bath, gas; gentlemen only; references exchanged.

31ST ST., 328 WEST.—Large and small furnished rooms, with all conveniences, between 8th and 9th av.

32D ST., 378 WEST.—Square room, neatly furnished, use running water, closets, gas; suitable for light housekeeping.

33D ST., 344 WEST.—Physician, moving family uptown, desires to let part of two floors, retaining office; occupancy March 1.

34TH ST., 223 WEST.—Newly decorated, handsomely furnished, large, sunny front room; ample closets.

35TH ST., 74 WEST.—A second floor handsomely furnished; improvements; board optional; 5th av., near Windsor; references.

42D ST., 118 WEST.—Small furnished rooms with grate fire, bath and gas.

46TH ST., 201 WEST.—Nicely furnished large front room, suitable for two gentlemen; separate beds; conveniences.

49TH ST., 204 WEST, near Broadway.—Handsomely furnished front rooms; bath, gas, hot and cold water.

Furnished Rooms to Let—Brooklyn.

COLUMBIA HEIGHTS, 65.—A large, furnished front room; running water, gas, heat.

DUFFIELD ST., 222.—Large furnished front room on second floor, hall room connecting or separate; improvements; reference.

ST. FELIX ST., 59, on the Hill, convenient to cars.—Neatly furnished rooms, 2d and 3d floors; improvements.

Furnished Houses to Let—City.

TO RENT—Furnished, for three years, 21 East 37th st.; full sized; in thorough order and beautifully furnished. DE BLOIS, HUNTER & ELDRIDGE, 9 West 27th st.

Unfurnished Rooms Wanted.

SMALL unfurnished bachelor apartment, between 14th and 30th sts. and Lexington and 6th avs. BOHEMIAN, box 126, Sun up-town office, 1,265 B'way.

Flats and Apartments To Let.

27TH ST., 455, 457, AND 459 WEST. Three and four room apartments, with improvements; all light, newly painted and decorated; halls heated and carpeted; rents $11.50 to $15. Janitor or H. V. MEADE & CO., 422 8th av.

FLATS, WITH OR WITHOUT STEAM HEAT; LIGHT, well-ventilated apartments, at reasonable rents. Apply on premises, 402 West 58th st., or to J. E. WHITAKER, 278 Boulevard, near West 74th st.

FREE TO MARCH 15. 227 to 235 West 143d st.; 5 rooms and bath; rent $16 to $18. Janitor on premises. COLLIN H. WOODWARD, 304 West 145th st.

FLATS, elegant order, 7 rooms and bath; halls steam heated; private neighborhood. Apply to janitor on premises, 174 East 71st st., or PETER A. LALOR, 1,035 3d av., near 61st st.

FLATS AND APARTMENTS, unfurnished and furnished, in all parts of the city. FOLSOM BROTHERS, 826 Broadway, cor. 12th st.

FLATS, elegant order, 7 rooms and bath, on 3d av.; all improvements; rent $25 to $30. Apply to PETER A. LALOR, 1,035 3d av., near 61st st.

MORTON ST., 42.—Handsomest new elegantly decorated house in 9th ward; portico stoop; private baths and closets; no children; open Sundays; $20 to $25.

NEWLY RENOVATED. Flats of 5 and 6 rooms and bath, $15 to $20. 302 to 308 West 145th st., near station. COLLIN H. WOODWARD, 304 West 145th st.

PLYMOUTH, 305 Columbus (9th) av., near 74th st.—Fine apartments; 7 rooms and bath; all light and thoroughly heated; $40; superior neighborhood and accommodations.

VICTORIA, 11th st., near 6th av.—Five rooms and bath, handsomely decorated, all new; low rents. Janitor, 67. W. DOWNS, 154 6th av.

YOU LOOK AT THESE, WE'LL DO THE REST.—57 and 59 E. 104th st., six rooms and bath. 12 to 22 E. 106th st., ditto, buffet, washstands. 71 to 75 E. 106th st., ditto, elegantly decorated. 252 to 260 W. 115th st., ditto, mantel mirrors. MARKUS & ROSENSTOCK, 39 Nassau st.

YOUR ATTENTION, PLEASE! Four and five room flats; hot and cold water; $14 to $17. 2,000 and 2,002 Av A, near 19th st. COLLIN H. WOODWARD, 304 West 145th st.

6TH AV., 818.—Six rooms to let; newly painted and decorated; rent $25 per month.

13TH ST., 645 EAST.—Attention! Fine apartments, with improvements, to let cheap.

93D ST., 65 EAST.—ATTRACTIVELY SITUATED, NEW FLATS, HIGH, BREEZY, OPPOSITE NEW CENTRAL PARK; BEAUTIFULLY DECORATED; 7 ROOMS AND BATH; $42 TO $45. PAINSTAKING JANITOR.

103D ST., 152 EAST.—Several finely decorated flats; very large light rooms; all improvements; $18 up.

125TH ST., 248 EAST, near 3d av.—Apartments of three and four rooms, all light; cheap rent.

$13. $14, $16.—Three rooms and bathroom; owner supplies hot water; all improvements. 334 East 119th st.

Flats and Apartments Wanted.

WANTED—Three unfurnished rooms or part of flat in nice locality below 59th st., on west side; rent not to exceed $10 per month. Address TENANT, box 102 Sun up-town office, 1,265 Broadway.

Flats and Apartments—Brooklyn.

TO LET—In the finest residential portion of Brooklyn, elegant steam heated apartments of 8 rooms and bath; private halls; handsomely decorated; all modern improvements; fireproof servants' staircases and dumbwaiters in extension. Inquire at office on premises, 574 Bedford av., corner Rodney st., Brooklyn, within easy reach from 23d st., Roosevelt st., and Grand st. ferries.

WILLOUGHBY ST., 145.—Upper part of house to let; five rooms; gas, use of kitchen; $23 monthly.

Dwelling Houses To Let.

CONVENT HILL, 2, 128th st. and St. Nicholas av.—Elegant detached dwelling; rent $900 per year; all modern improvements. Apply to PETER A. LALOR, 1,035 3d av., near 61st st.

DESIRABLE HOUSES, unfurnished and furnished, in all parts of the city. FOLSOM BROTHERS, 826 Broadway, cor. 12th st.

HOUSE—New Brighton, S. I., 12 rooms, all improvements, $40. Box 211, 1,338 3d av., N. Y.

113TH ST., 261 WEST.—Elegantly decorated; all modern improvements; rent $1,000 per year; 10 rooms; tiled bath. Apply to PETER A. LALOR, 1,035 3d av., near 61st st.

Real Estate For Sale—New Jersey.

A DEPARTURE FROM OLD METHODS. WE IMPROVE, THEN SELL. CHOICE LOTS AND VILLA PLOTS IN THE PINES, surrounding the stately LAKEWOOD CASINO, Now being built by us at the terminus of one of Lakewood's most beautiful drives. Electric light and water supply on the premises, avenues 75 feet wide, board walks, stone walks, restricted ground, high altitude, railroad station on ground. Titles guaranteed without cost to purchaser. Lots 50x150 and larger at MODERATE PRICES and EASY TERMS. Inspection of our property invited. Conveyance free. THE LAKEWOOD REAL ESTATE CO., 171 Broadway, corner Cortlandt st., New York.

$2,150 PRICE, $1,800 mortgage, payable $25 monthly.—Detached new modern eight-room house, electric light, city water, furnace, range, &c.; 15 miles from New York, at intersection Central, Lehigh Valley, and Baltimore and Ohio railroads; high and healthy. "Aldene:" commutation 5c. each way; excursion, 2:15 Wednesday, from foot of Liberty st. CONDICT, owner, 22 Court st., Brooklyn.

ORANGE, N. J. (this vicinity specialty).—Bargains for sale. E. P. HAMILTON & CO., 96 Broadway, N. Y.

SMALL HOUSE, 8 rooms, kitchen, summer kitchen, full lot, Griffith st., Jersey City Heights; price $1,800. R. GEISSLER, 52 Lafayette place, N. Y.

Real Estate For Sale—Country.

FARMS—All sizes, easy terms; 60-page catalogue free. Call HOSLEY, 38 Park row, room 117.

THE NEW JERSEY LAND BUYER for February contains information of value to persons seeking suburban homes; price 10 cents. If your dealer hasn't got it, send stamps to the publishers, 724 Temple Court, New York.

Real Estate For Sale—Staten Island.

ERASTINA, 45 minutes; delightful 7-room Queen Anne cottage, large garden, only $1,050; $200 down; rare chance; easy terms. THOMAS F. PAYNE, 96 Broadway.

Real Estate for Sale or Exchange.

FOR SALE OR EXCHANGE for New York property well located; a commodious house, 12 rooms; all modern improvements; lot 42x70; located northwest section. WILSON & CARR, 229 F st., N. W., Washington, D. C. Mention price.

79TH ST., north side; 80th street, south side; 80th st., north side, and Amsterdam av. front.—Choicest plot of lots on west side; 28 lots, averaging six feet below grade; the centre of great improvements; free and clear; no assessments to come; for sale, easy terms ($1,000 cash each lot), or exchange for improved property. J. S. ROBINSON, Owner, 145 Broadway.

Real Estate Wanted.

DON'T SACRIFICE your investment property! Have it managed profitably. Consult GEO. A. BOWMAN, 255 West 42d st.

Real Estate for Sale—City.

A BARGAIN.—Twenty-fourth ward; ten-room house; all modern improvements; $1,500 cash. ATWATER, 39 Nassau st.

FOR SALE—Several specially desirable houses on Murray Hill, 34th to 40th sts. DE BLOIS, HUNTER & ELDRIDGE, 9 West 27th st.

FOR SALE—147 East 45th st. Apply to owner. HAWKESWORTH, 255 Greenwich st.

40 CHERRY ST., near Pearl—Vacant; 32x64; $11,500; easy terms. EDWIN ELY, 103 Gold st.

For Sale or To Let—City.

FOR SALE or to let, 4-story and basement house, 352 West 120th st.; nicely decorated; immediate possession. WALTER SCOTT & CO., 272 West 125th st.

FOR SALE or to rent, three story and basement house, in good order; 401 Manhattan av. WALTER SCOTT & CO., 272 West 125th st.

Real Estate for Sale—Brooklyn.

A MODERN 20-foot front, two-story, basement and cellar high-stoop house, 10 large rooms, for one or two families; large lot, 30x150 feet; $3,000; easy terms. 62 Vanderbilt st., Windsor Terrace, adjoining Prospect Park. Jay, Smith, and 9th st. cars from Fulton and Hamilton ferries or bridge.

BRICK DOUBLE FLAT, 4 stories, with stores, electric and janitor service; all occupied; rentals $1,296; pays 13 per cent. PARSONS & PERRYMAN, 189 Montague st., Brooklyn.

BEAUTIFULLY LOCATED LOTS for sale cheap; also my furniture, on account of going back to Europe. HAAS, 314 Prospect av., South Brooklyn, or 737 7th av., New York city.

FOR SALE—848 Carroll st., between 8th av. and Prospect Park, Brooklyn, over 32 feet front; three stories; front of bluestone and Roman brick; built by owner for his own occupation; perfect order; neighborhood restricted. CHAS. ROBINSON SMITH, 49 Broadway, New York.

FOR SALE—$5,250, bargain, house and two lots; desirable twelve-room basement and cellar; frame; ground, 40x140; shade trees; two blocks from Sumner av., Kings Co. Elevated R. R. station. Apply to RUSTIN & ROBBINS, Real Estate Agency, 44 Court st., opposite City Hall, Brooklyn.

THREE-STORY DOUBLE FRAME BUILDING, rents for $672 per year; well located; near elevated station; on Stockton st., near Tompkins av., Brooklyn; price, $6,000; easy terms. FRANCIS E. CLARK, 800 Myrtle av., Brooklyn.

$200 CASH, balance easy, price $3,750, buys fine two-story basement, cellar, brick house; all improvements; 20 minutes to bridge, Kings County Elevated; bargain; possession. E. A. LOVELL, 60 Cedar st., New York.

For Sale or To Let—Brooklyn.

FOR LEASE FROM MARCH FIRST, merchant stores, 1 foot Van Dyke st., South Brooklyn, comprising eight first-class brick warehouses, piers, and basin; also about fifty vacant lots in rear suited for yardage purposes. Apply H. D. BROOKMAN, 43 Exchange place.

TO LET—Five minutes' walk from City Hall and ferry, eight elegant all light-room flats; price $35 per month. Apply to F. O'BRIEN, 222 Atlantic av., Brooklyn.

Real Estate For Sale—Long Island.

SPLENDID BUILDING LOTS near Long Island Sound, $25 up; $5 down, same monthly. Send for circular. J. S. LEWIS, Northport, Long Island.

Real Estate For Sale.

THE FLORIDA HOME SEEKER Tells of cheapest routes, hotel board, Where to locate for health and profit, Where to buy homes on $1 and up monthly payments. Three months for 10 cents. Sample free. THE FLORIDA DEVELOPMENT CO., 59 FRANKLIN ST., N. Y., ROOM 18.

FARM AGENCY.—Stamford, Greenwich, Darien, and New Canaan farms for sale cheap. HUBBARD'S Agency, Stamford, Conn.

PERMANENT OR PORTABLE COTTAGES, city, suburban, or for export; all styles, purposes; plans free. PORTABLE HOUSE CO., 234 Broadway, or Tenafly, N. J.

TIMBER LANDS FOR SALE.—40,000 acres Florida yellow pine timber; on railroad; $3 acre. Apply LYMAN O. DANA, 287 Broadway.

WANTED—Particulars of property for sale or rental; no charge for registration. DE BLOIS, HUNTER & ELDRIDGE, 9 West 27th st.

$5 FOR BUILDING LOTS.—Positively this week only; 32 miles; near station; installments. APPLEBY, 85 Pine st.

To Let for Business Purposes.

THE SCOTT & BOWNE BUILDING, Cor. Rose, Pearl & New Chambers sts., is nearly completed and is the most perfectly EQUIPPED POWER BUILDING In New York, having all Modern Improvements, and is Absolutely Fireproof. Has a photograph gallery on top, and is steam heated; otis freight and passenger elevators; gas and electric light, and is in every way fitted for printers, bookbinders, lithographers, electrotypers, &c. It has magnificent light, and the floor space can all be utilized. Its location is most commanding, being at the junction of four streets, which makes it exceptionally desirable for the ease which it affords in doing business. This building will be ready for occupancy in April, and leases will be made for 10 years to suit tenants. May 1, APPLY TO OWNERS. SCOTT & BOWNE, 132 South Fifth Avenue, New York.

ALDRICH COURT, Nos. 41, 43, & 45 Broadway. COLUMBIA BUILDING 29 Broadway, 2, 4, and 6 Morris St. OFFICES In both of these buildings TO LET. A Large Cellar for Wines or Storage. FOUR RAPID ELEVATORS IN EACH BUILDING. ELECTRIC LIGHTS DAY AND NIGHT. NO EXTRA CHARGES. Apply at either building to SPENCER ALDRICH.

A BARGAIN.—Corner factory, second loft, 75x120, only 25 cents rent a year per square foot, including 10-horse steam power; steam heat and elevator; convenient to all fast freight lines. Apply 66 Duane st. ACME STATIONERY AND PAPER CO.

AT 61 CORTLANDT.—First and second large, light new lofts, each 24x70. IRA O. MILLER, 76 Nassau.

A DESIRABLE LOFT to rent, with power. 320 P