THE REAL ESTATE MARKET.

MANY SMALL TRADES REPORTED FROM BROKERS' OFFICES.

A Large Proportion of These, However, Are Sales Concluded Several Weeks Ago—The Market Generally Is Quiet—Moses Taylor Pyne Residence Sold.

The brokerage business reported yesterday included a considerable number of deals particularly in the common run of tenements, flats, dwellings, and lots. The increased size of the news budgets of the past two days has given an appearance of activity to the market which is really quite foreign to it at the moment. The transfers recorded on Tuesday and Wednesday show that a large proportion of the private sales reported by brokers on those days were actually concluded a month or so ago. In other words, the brokers delayed reporting the sales until the passing of the title, which usually takes place not less than thirty days after the signing of the contract.

More titles are closed and recorded on the last and the first day of the month than at any other time. Meanwhile, many brokers withhold their sales from publication until just before the transfer, on the principle that, while they wish to receive mention in connection with the deals, it is not prudent to say much about them so long as they remain in the contract stage and may be abandoned by one or the other of the principals on the payment of a penalty, usually a small one, hard to collect. The comparatively large news budgets of the past two days, therefore, have little bearing on the actual condition of the current market.

Charles H. Easton & Co. have sold Nos. 436 to 442 West 136th street, four five-story three-family flats, on plot 100x112, for John C. Barr to John A. Johnson of Brooklyn, and have resold them for him to Marian Reinkoph.

Collins & Collins, in conjunction with J. Clarence Davies & Co., have sold four lots at the junction of 143d street and Third and Melrose avenues for J. & M. Haffen to Warner Van Norden.

The Hudson Realty Company, of which Maximilian Morgenthau is president, has sold to Conrad T. Kruse and Clarence C. Mulford Nos. 207, 209 and 209½ Wooster street, a plot containing 6,250 square feet. The buyers will erect a seven-story loft building from plans by Mr. Kruse. They obtain possession Nov. 1. The sale was negotiated by Bleiman & Co.

Albert Niederman has sold No. 80 East 109th street, a four-story brownstone dwelling, 17x80, to George Kessler, at $12,500.

The S. B. Shaw Company and I. R. Jacobs & Co., have sold for a client No. 47 East Eighty-eighth street, a five-story apartment house, on lot 25.6x100, to Leon and Nathan Hirsch who own the abutting northeast corner of Madison avenue.

Moses Taylor Pyne has sold No. 42 West Fifty-third street, a four-story and basement brownstone dwelling, on lot 25x100.5. The asking price was $105,000.

Duff & Conger have sold for Dr. James W. S. Woolley to Dr. Sigmund Tynberg No. 1329 Madison avenue, a three-story and basement dwelling, on lot 20x74.

Edmond Kelly has sold to a Mr. Thompson No. 107 East Sixtieth street, a four-story and basement brownstone dwelling, on lot 20x100.5.

Henry A. Koelsch, who recently bought a plot of fourteen lots at the junction of Tremont avenue and 176th street through James L. Libby & Son, has sold the corner plot to a Baptist church.

W. F. & C. H. Smith have sold for the Kountze estate to H. Huncke the plot of four lots on Morris avenue, 225 feet north of Brunswick avenue. The buyer will erect four two-family detached brick dwellings.

Henry M. Denton has sold to T. W. Shotwell the two lots on the north side of Lawrence street, 125 feet west of Columbus avenue, with an abutting lot on 127th street. The property was to have been sold at auction on Monday, but was withdrawn.

William Lemberg & Co. have sold for Samuel Wocht the northwest corner of Rivington and Suffolk streets, two new six-story tenements, on plot 59x75x78, to an investor.

Louis Lese has bought from Carrie Cornell and Louisa Smith Nos. 1644 and 1646 Park avenue, two five-story flats, on plots 50x90, and from Schmeidler & Bachrach No. 169 East 109th street, a three-story dwelling, on lot 25x100.11.

The West Side Realty Company has sold for the Van Axte estate the northeast corner of Bleecker and Barrow streets, old buildings on plot 75x65x irregular.

John Katzman has bought a plot 101x110, on the east side of Fifth avenue, between 118th and 119th streets, and has sold with a building loan the northwest corner of Avenue D and Seventh street, old buildings, on plot 36.6x77. He has also sold to a Mr. Weisberger No. 164 Attorney street, a six-story tenement, on lot 24.9x100.

Lowenfeld & Prager have sold to Goodman & Simon 66 and 68 Avenue D, a four-story tenement, on lot 57x72.

Charles R. Farnolo & Co. have leased for Dr. Louis Haupt three four-story tenements at the northwest corner of Twelfth street and Avenue A for five years, at an aggregate rental of $18,000, to Joseph Collasso.

Nathan Adelsdorfer is the buyer of No. 1095 and 1097 Park avenue, southeast corner of Eighty-ninth street, the sale of which by Kassel Oshinsky was reported yesterday.

Clifford N. Shurman & Co., have opened a real estate office in the Windsor Arcade Building.

Barton Chapin and Sidney W. Hughes, formerly associated with McVickar & Co., have formed a partnership for transacting a general real estate business, with offices at No. 62 Cedar street.

W. J. Huston & Co. have sold to R. R. Mastin the northwest corner of 182d street and Audubon avenue, 25x79.9.

Plans have been filed at the Bureau of Buildings, Manhattan, for two three-story brick substations for the Underground Rapid Transit road, as follows: Orchard Nos. 29-33 City Hall place, 58.2x99.9; the other at Nos. 108-110 East Nineteenth street, 50x91.10. They will be built of granite and limestone, with terra cotta trimmings. The second and third floors will be used for the storage of electric motors and machinery. The cost of the two is placed at $115,000.

To-day's Auction Sales.

BY PETER F. MEYER.

124th street, Nos. 503 to 509, north side, 100 feet west of Amsterdam avenue, 100x100.11, two six-story brick flats; J. H. Yockel vs. William Preuss, Jr., et al.; J. P. Everett, attorney; Charles Putzel, referee; due on judgment, $36,659.64; subject to taxes, &c., $4,000; prior mortgages, $130,000.

BY HERBERT A. SHERMAN.

St. Nicholas place, east side, at intersection of centre line of 153d street, 50x100; Edgecombe avenue, west side, at intersection of centre line of 153d street, 25x100; P. P. Faye et al., as executors, vs. E. O. Beale et al.; C. F. Miller, attorney; John Hunter, Jr., referee; due on judgment, $17,885; subject to taxes, &c., $1,489.76.

BY BRYAN L. KENNELLY.

Forty first street, No. 306, south side, 92.6 feet east of Second avenue, 16.3x67x17.10x59.9, four story brick dwelling; W. P. Sheridan, as trustee, &c., vs. Patrick O'Neill et al.; Black, O. G. & B., attorneys; John Hunter, Jr., referee; due on judgment, $5,486.93; subject to taxes, &c., $182.59.

BY VINCENT A. RYAN.

Seventy-fourth street, south side, 77 feet east of Avenue A, 21x102.2, two-story brick building; M. J. Wilgoba vs. E. J. Schnugg et al.; Quackenbush & W., attorneys; J. J. Coleman, referee; due on judgment, $7,628.35; subject to taxes, &c., $455.12.

115th street, No. 4, south side, 100 feet east of Fifth avenue, 20x100.11, five story brick flat; Milton Hopkins and another, as executors, vs. Minnie Abraham et al.; Henry Stanton, attorney; E. P. Billington, referee; due on judgment, $18,009.72; subject to taxes, &c., $585.59.

Yesterday's Auction Sales.

BY BERNARD SMITH & SONS.

151st street, north side, whole front from St. Nicholas avenue to St. Nicholas place, 65.9x92.7; on St. Nicholas avenue 185.3x90.7 to St. Nicholas place; Citizens' Savings Bank vs. Arthur Gorsch, et al.; due on judgment, $40,532.98; to George J. Maurer for $42,800

BY VINCENT A. RYAN.

119th street, No. 118, south side, 215 feet east of Fourth avenue, 25x100.10, five story brick flat; C. C. Moore vs. G. W. Place, et al.; due on judgment, $16,571.88; subject to taxes, &c., $1,090.75; to the plaintiff for $17,200

Madison avenue, No. 1690, south west corner of 112th street, 20.11x50, five story brick flat; Germania Life Insurance Company vs. William Schneider, et al., due on judgment, $13,391, subject to taxes, &c., $912.62; to Henry R. Steele for 20,550

BY BRYAN L. KENNELLY.

West End avenue, No. 696, east side, 18.5 feet south of Ninety fourth street, 22x43x irregular, four story American basement dwelling; public auction sale; to Mary F. Stanley for $17,525

BY D. PHENIX INGRAHAM.

Forty eighth street, No. 523, north side, 325 feet west of Tenth avenue, 25x100.5, five story stone front flat; W. A. Briggs vs. W. H. Redfield, et al.; due on judgment, $2,985.45; subject to taxes, &c., $561.87; to Edward E. Haskell for $17,995

Real Estate Transfers.

DOWNTOWN.

(South of Fourteenth st.)

(The letters q. c. stand for quit claim deed; b. and s., for bargain and sale deed; c. a. g., for deed containing covenant against grantor only.)

Av D, 66-8, s e s, 37x72; Pincus Lowenfeld and ano to Aaron Goodman and ano, mtge $15,000 ..... $1

Bedford st, s e cor Commerce st, 21x50x29.10x50; Bedford st, 72, e s, 23.8x50.5x50.2x50; Siegfried Wittner to Joseph Wittner, mtge $35,000 1

Broome st, 282, n s, 24.3x75; Emma L Gallagher to George Eswein, q c 1

Broome st, 282, n s, 24.3x75; Charles D Haws and ano to same, q c 1

Same property; Margaret E Smith and ano to same, q c 1

Same property; Cecilia H Spofford to same, q c 1

Broome st, 282, n s, 24.3x75; John H H Haws to George Eswein, q c 1

Same property; Rachel C Haws to same, q c 1

Broome st, 192, n s, 25.3x75.1x24.11x75.5; Rebecca Werner to Hyman Adelstein and ano, mtge $16,000 100

Broadway, 373, w s, 24.10x150x24.4 to alley; Broadway, 375, w s, 25x150; Henry Corn to Matthew H Beers, mtge $250,000 100

Delancey st, s s, 25 e Norfolk st, 25x75; Samuel Greenfeld to City of New York 26,250

Greene st, 19-21, w s, 45x100; Wooster st, 14, e s, 22x100.9x21.9x100.4; Wooster st, 16, e s, 51.8x100; Matthew H Beers to Henry Corn 1

Houston st, 317, s w cor Attorney st, 20x54; Leon Pearl to Regina Kaner, mtge $6,000 1

Henry st, 160, n s, 20.11x100; Samuel Wacht and ano to David Davis, mtge $32,000 100

Lispenard st, 23-25, n s, 50x100; Isaac Fromme, referee, to William G Pigueron 48,000

Malden lane, 60, and Liberty st, 21; Susan W Nichols to Wesley Thorn 100

Orchard st, 134, e s, 25.11x87.6x25x87.6; Louis Gordon et al, to Charles A Faust 1

St Marks pl, 109, n s, 24.8x93.11 irreg, with strip; Henry Altman and ano to Katie Spielholtz, mtge $38,500 46,500

Thompson st, 80, e s, 25x88; Isaac Heifer to Emanuel Arnstein and ano, mtge $21,000 1

2d st, 112 E, 25x121.11; Bernard Gordon to Harry Abrahams and ano, mtge $10,000 100

4th st, s s, 102 e Avenue C, 41x96.2; Max Berkowitz et al to Elias Kahn, r s $5, mtge $20,000; rerecorded 100

10th st, 351 E, 25x94.9; Sadie Dorfman and ano to Solomon Klingensteln, mtge $20,750 1

11th st, 249 W, 25x100; Annie P Evans and ano to Thomas O'Donnell, mtge $28,000 1

12th st, n s, 400 w 5th av, 25x½ block; Mary A Tucker et al, execrs, to George A Hearn 38,750

13th st, 449-51 W; 10th av, 40-56; 14th st, 452-56 W, leasehold; Joseph and John F Connor to Connor Bros Co, all title, b and s 1

EAST SIDE.

(East of Fifth av, between Fourteenth and 110th sts.)

1st av, w s, 25.5 x 59th st, 75x100; George Doctor et al to Max Katz and ano, mtge $78,000 ..... $1

18th st, 303 E, 20x54; Ellen W E Parton and ano to Mary J Moorhead 9,500

21st st, 232 E; Franz Rulland wife to Charles W Doherty, mtge $27,500 100

40th st, 336 E, 25x98.9; David Klein to Mondine Herzog, mtge $15,350 1

45th st, 60 w Madison av, 20x100.5; Albert G Hyde and ano to George W Stetson 1

51st st, 342 E, 20x100.5; Victoria Hirsch, widow to Paul Schluck, mtge $7,000 100

60th st, n s, 125 e Park av, 20x100.5; William Spence to Francis G Lloyd 1

83d st, s s, 274 e 3d av, 17x100; Charlotte Evers, widow to Frederick W Evers, mtge $3,000 1

86th st, n s, 175 e Av A, 50x138.1x50x137.11; Thomas L Sturges to Margaret A Lyon, all title, b and s 1

88th st, 47 E, 25.6x100.8; Bella Bimberg to Seymour P Kurzman, mtge $28,000 1

93d st, 161 E, 14x63; Ross Kohn to Kate Ehlers, mtge $6,000 10,000

102d st, 205 e 3d av, 25x100.11; Solomon Friend to Samuel Goldberger, mtge $12,000 100

109th st, 80 E, 17x80.10; Lena C Niedermann to George J Kessler and wife, mtge $7,000 1

WEST SIDE.

(West of Fifth av, between Fourteenth and 110th sts.)

7th av, s e cor 55th st, 50.5x100; Robert S Clark to Frederic J Middlebrook, mtge $125,000 ..... $100

8th av, 888, s e cor 53d st, 22x80; Robert T Oxley and wife to Maria L Meincke et al, 2 15 part 4,000

11th av, 428 w cor 51st st, 50.2x50.11; Elizabeth O Finney to Michael Hegg, all liens, b and s, c a g 1

Broadway, s e cor 57th st, 136.2x166.5x116.8x114.3, mtge $850,000; 59th st, n s, 75 w Park av, 25x100.10 to 51st st x irreg, mtge $236,000; 52d st, s s, 75 w Park av, 50x100.5 mtge $50,000; Broadway, s e cor 60th st 113.4x100.8x100.10x161.8; 74th st, n s, 409.2 w Columbus av, 45.9x102.2, ½ part, mtge ½ of $60,000; 74th st, n s, 408 w Columbus av, 82x102.2, mtge, ½ of $200,000, ½ part, all title Broadway, w s, 58th st, s s, 8th av, e s, 57th st, n s, block, except, 8th av, e s, 155.6 s 58th st, 49.6x80, ½ part and all title, mtge ½ of $600,000; the Central Realty, Bond and Trust Co to United States Realty and Construction Co 1

22d st, s s, 350 e 8th av, 25x98.9; Teresa M Flintoff to Henry Roehler and wife 100

26th st, 526 W; Margaret Cox to Sophia Hirschfeld 1

34th st, n s, 200 e 6th av, 24x98.9; Charles P Buckley and ano, execrs to Thirty fourth Street National Bank 155,000

39th st, 333 W, 25x98.9; George H Leopold et al to New Amsterdam Realty Co 1

40th st, 143 W, 20x98.9; Albert J Adams and wife to Francis S Kinney, mtge $35,000 1

43d st, 527 W, 25x100.5; August Herzog to Frederick Wilkens, mtge $14,000 19,000

46th st, 111-15 W, 75x100.5 x irreg; John A Johnson to Bronx Investment Co, mtge $75,000 1

50th st, s s, 250 w 6th av, 25x100.5; Mary Casson to Farrand O Smith and ano, mtge $18,000 1

51st st, s s, 150 w 8th av, 20x100.8; Charles F Myers to Charles Lane 1

51st st, s s, 100 w 8th av, 20x100.5; John H Rohrs to Charles Lane 1

52d st, 63 W, 20x100.4; Bernhard Lowenstein et al, exrs, and trustees to George H Robinson 50,000

Same property; Leon B Lowenstein, et al, to same 1

53d st, n s, 175 w 6th av, 25x100.5; Maximilian Toch, indiv and as trustee et al, to Toch Realty Co, mtge $26,000 100

55th st, 158-60 W, 50x100.5; Sarah M Walker to Mary E Bannon 67,500

Same property; Mary E Bannon to Frederic Middlebrook, mtge $52,500 100

58th st, n s, 220.6 w 8th av, 104.6x100.5, the Equitable Life Assurance Society of United States to Charles Schmidt, Jr, c a g 1

60th st, n s, 150 e 9th av, 25x100.5; Adrian L Henry to Nicholas Henry, mtge $25,000 1

60th st, 16 W, 18x100.5; William J Goulding to William F Donnelly, mtge $18,000 10

60th st, 42 W, 23x100.5; Lizzie S Flint to Adele Bloomingdale 52,000

77th st, 137 W, 20x102.2; Herman Cohen to Elsa J Lindenmeyer, mtge $10,000 1

84th st, n s, 501 w West End av, 16x102.2; Wilbur C Fisk to Wolcott G Lane, mtge $15,000 1

88th st, n s, 200 w Amsterdam av, 25x100.8; Teresa C Donnelly to Archibald C M J Stewart, mtge $76,000 1

92d st, n s, 33 w West End av, 25x78.5 x irreg; Caroline L Foley to Robert D Green, mtge $90,000 48,000

100th st, 155 W, 25x100.11; Albert Cahlman to Isidor Kaphan, mtge $26,500 1

Same property; Isidor Kaphan to Lena Kaphan, mtge $21,500 1

HARLEM.

(Manhattan Island, north of 110th st.)

2d av, 2266, e s, x 100x26x100, 2d av, 2268, e s, 26x100; Peter J Warren to Loretta A Warren, 1 3 part, mtge $2,333 ..... $1

8th av, 2216, w s, 25x85; Frenville B Winthrop, referee to the Farmers' Loan and Trust Co 18,750

8th av, 198 w s, 25x100; Samuel Siegler and ano, to Herman Barger, mtge $23,500 100

5th av, 1365, e s, 25x100; Solomon Domberger, to Marcus Lederer, mtge $25,000 100

7th av, 2369, e s, 24.11x100; Henry Marks to Jakobina Ramsperger 100

Amsterdam av, s w cor 116th st, 463.8 to 114th st x 775 to Broadway; Society of the New York Hospital to Real Estate Mortgage Co 1

Haven av, w s, 50 n from s s 170th st runs w 103.3x s 100x e 103.3x n 100; Wilber McBride to William L Mitchell 18,300

Lenox av, 450-52, e s, 75 s 133d st, 49.10x84; 134th st, 28 W, 26x96.11; Louis McCord to Amelia McCord, mtge $60,000 1

Lexington av, n e cor 121st st runs n 100.11x e 99x s 19.11x w 37.4x s 81 to 121st st x w 61.8; Max Marx to Fulton McMahon, mtge $73,000 100

Lenox av, e s, 75.10 n 117th st, 25x100; Sadie Gelb to Rosa Gelb, mtge $24,000 34,000

Madison av, 1829, s e cor 119th st, 25.11x100; Charles J Muller to Arnold Kohn, mtge $33,000 1

110th st, n s, 166.8 w 2d av, 16.8x100.11; Edward S Harper to Martha Gerwin 1

114th st, 48 W, 17.8x100.11; Frances H Graham to Joseph Hyams, mtge $10,000 1

130th st, n s, 75 w Lenox av, 16.8x99; Augustus G Cobb to Louise A Cobb $171

142d st, 52 W, 15x99.11; John B Carss to John Grossman, mtge $8,000 1

147th st, s s, 88 w St Nicholas av, 19x74.11; Fulton McMahon to Max Marx, mtge $10,000 1

148th st, 535 W, 16.8x99.11; William T Jerome to Isaac Graf, mtge $11,000 1

149th st, s s, 100 w 8th av, 25x99.11; Davis Karp to Anna M Jenny, mtge $17,500 1

163d st, 436-42 W, 100x112.6; John C Barr to John A Johnson, mtge $80,000 1

Same prop; John A Johnson to Miriam Rheinstrom, mtge $80,000 1

BRONX.

(Borough of the Bronx.)

3d av, 3825 w s, 45.3 s Wendover av, 20x100; Lily J Mueller to Sere Fried, mtge $15,000 ..... $10

Briggs av, n w s, 152.4 n e Travers st, 25x100; John H Ross and wife to Blanche Duffy, mtge $3,000 1

Brook av, w s, 202.7 n 168th st, 17.8x90; Margaretha Muller to Simon Krelelsheimer mtge $3,000 100

Jerome av, n e cor 184th st, 67.6x100 with strip adjoining; Carrie J Singhi to Augustus A Levey, mtge $16,000 100

Ogden av, e s, 150 n 164th st, 25x70; Harry W Graham to Anna M Morell, mtge $5,500 1

Ogden av, w s, 5 s 164th st, 25x90; Joseph H Jones to Jennie W Graham, mtge $6,000 1

Stebbins av, e s, 761.4 n Freeman st, 25x100.4 x25x108.7; Attelie Noll to Mary A Costello, mtge $3,500 1

Stebbins av, e s, 761.4 n Freeman st, 25x110.4x25x108.7; Joseph Noll and wife to Mary A Costello, mtge $3,500 1

Tinton av, 1230, e s, 22x132; William H Wright and wife to Caroline M Amend, mtg $5,000 1

Valentine av, w s, 86.10 s 192d st, 31.3x100; William H Wright to Wilber T Wright and wife, tenants by entirety 1

12th st, s s, 255 e Avenue B, 25x108; Unionport; Wilhelm H F Lange to Joseph Hickl, mtge $1,000 1

135th st, 804 E, 29x100; Gertrude Boecher to Fritz Hartz, mtge $11,000 1

135th st, s s, 473 e St Ann's av, 75x100; Joseph L Louther to Joseph Sasahi, mtge $5,000 100

135th st, s s, 475 e St Ann's av, 75x100; David McClure, referee, to Joseph L Louther 7,000

139th st, s s, 625 e Willis av, 25x100; Mary M Merritt to Mary Roberts and ano, mtge $4,000 1

146th st, s s, 150 e Leggett av, 50x100; Charles O'Sullivan to Lewis Dorfman, mtge $550 1,200

Lot 357 Map Portion Hunt estate; Robert F Rudell to Edward J Cahill 1

Lots 355 and 356, Block J, amended H P Rose Mapes estate; Anna M Schulze to Marie Fluin, mtge $2,845 1

Lot 327 Map Portion Hunt estate; Louise Josephson to Sophie Knepper, mtge $2,341 1

Recorded Leases.

DOWNTOWN.

(South of Fourteenth st.)

[Where no interest is stated read 5 per cent.]

Broadway, s w cor 93d st; George A Fisher to Henry M Wasself, 5½ yrs $1,500-2,000

46th st, 66 and 68 W; Holland Realty Co to Eliza A Oliver and ano, 5 yrs 12,000

Monroe st, 154; Morris J Simon and ano to Louis Mondshine, 3 yrs 3,825

3d av, 1969; Leopold Kreielsheimer to Charles Baldwin, 5 yrs 840

100th st, 341 E; John Schreiner to Angelo Tozzo, 4 yrs 1,740

3d av, 757, n e cor 47th st; Peter McCormick to P J O'Neill, 4 8-12 yrs 2,550

84th st, 34 W; Leo Montel to Santi Puglisi, 5 yrs, 45 days 1,200-1,400

Recorded Mortgages.

DOWNTOWN.

(South of Fourteenth st.)

[Where no interest is stated read 5 per cent.]

Avenue D, 66-68; Aaron Goodman and ano to Pincus Lowenfeld and ano, 1 yr, 6 per cent $2,500

Broome st, 192; Hyman Adelstein and ano to Rebecca Werner, due March 29, 1904, 6 per cent 5,000

Chrystie st, 92; Charles A Faust to Mathias Faust, 3 yrs, 6 per cent 3,000

East Houston st, 317, s w cor Attorney st; Regina Kaner to Leon Pearl, 5 yrs 15,000

Greenest, 19-21; Henry Corn to Title Guarantee and Trust Co, 2 yrs, 4½ per cent 70,000

Same property; same to Matthew H Beers, prior mtge $70,000, 1 yr 20,000

Wooster st, 14-16; same to Title Guarantee and Trust Co, 2 yrs, 4½ per cent 25,000

Henry st, 160; David Davis to Samuel Wacht and ano, 3 yrs, 6 per cent 9,000

Lispenard st, 23-25; William G Pigueron to Atlantic Dock Co, 1 yr, 6 per cent 75,000

Madison st, 295-97, n w Montgomery st; Alfred R Conklin to James A Trowbridge, prior mtge $10,000, due Nov 30, 1903, 4½ per cent 15,000

Malden lane, 60; Wesley Thorn to Susan W Nichols, 3 yrs, 4 per cent 110,000

Norfolk st, 152; Tobias Cohen to the Society for the Relief of the Destitute Blind, 5 yrs, 4 per cent 24,000

Orchard st, 131; Charles A Faust to Henry De F Weeses, as trustee, due Jan 1, 1908, 4½ per cent 23,000

Same property; same to Mathias Faust, prior mtge $23,000, 3 yrs, 6 per cent 7,000

Rivington st, 40; Charles A Faust to Mathias Faust, 3 yrs, 6 per cent 4,000

St Marks pl, 18th st), 109; Katie Spielholtz to Henry Altman and ano, installs, 6 per cent 7,000

6th st, 309-11; Leonor Spielberger and ano to Anna C S Hassey, 2 yrs, 6 per cent 6,000

EAST SIDE.

(East of Fifth av, between Fourteenth and 110th sts.)

1st av, n e cor 83d st; Fortuna Real Estate Corporation to Frederick H Comstock, due Sept 10, 1907, 4 per cent $22,000

18th st, n s, 60 e 2d av; Mary J Moorhead to Henry C Nobie, 3 yrs, 4 per cent 5,000

30th st, s s, 100 e 4th av; George O Gordon to Lawyers Title Insurance Co, 3 yrs, 4 per cent 15,000

45th st, n s, 60 w Madison av; George W Stetson to Helen M Valentine, 2 yrs 20,000

48th st, n s, 240 w 2d av; William F Hubinger to German Savings Bank, prior mtge $8,000, 1 yr, 6 per cent 1,000

64th st, 158 E; Eugene Vallens to Abraham Cohn, due April 1, 1905, gold 14,000

69th st, n s, 125 e 4th av; Francis G Lloyd to Van Norden Trust Co, 1 yr, 4 per cent 30,000

83d st, s s, 100 w 1st av; Jakobina Ramsperger, widow, to Augusta Bolender, 1 yr 4,000

86th st, 444 E; Antonio Belletti to Cathalina Gerlardis, prior mtge $10,000, 1 yr, 6 per cent 1,000

Same property; same to Frederick Schuck, 3 yrs, 4½ per cent 10,000

93d st, 161 E; Kate Ehlers to the State Bank, 2 yrs, 6 per cent, prem 1,500

97th st, n s, 200 w 1st av; Peter J Clarken to Frank B Colton, prior mtge $24,000, 2 mos, 6 per cent 1,330

101st st, s s, 170 e Lexington av; Clementine M Silvermann to Jacob Willetts as trustee, 5 yrs 18,500

102d st, n s, 305 e 3d av; Samuel Goldberger to Solomon Friend, prior mtge, 1 yr, 6 per cent 800

106th st, 50 E; George J Kessler and ano to Lena C Niedermann, prior mtge $7,000, due Jan 2, 1905, 4 per cent 3,000

WEST SIDE.

(West of Fifth av, between Fourteenth and 110th sts.)

7th av, s e cor 55th st; Robert S Clark to Frank H Presby, 3 yrs, 4½ per cent $125,000

8th av, s e cor 53d st; Maria L Meincke, et al to Isabel R Clark, all title, 5 yrs, 6 per cent 4,000

22d st, s s, 350 e 8th av; Henry Koehler to Dry Dock Saving Institution, 5 yrs, 4½ per cent 23,000

Same property; same to Teresa M Flintoff, prior mtge $23,000; installs 9,000

34th st, n s, 137.9 e 9th av; Adolph Rupp to North River Savings Bank, due May 1, 1904, 4 per cent 2,000

34th st, n s, 200 e 6th av; the Thirty fourth Street National Bank to Lawyers Title Insurance Co, 5 yrs, 4 per cent 100,000

39th st, 58 W; Benjamin B Davenport to Margaret I Knapp, demand, 6 per cent 5,000

39th st, 333 W; New Amsterdam Realty Co to Title Guarantee and Trust Co, due Sept 2, 1915, 4½ per cent 10,000

51st st, s s, 120 w 8th av; Charles Lane to Robert H McCormick and ano, trustees, 2 yrs 12,500

51st st, s s, 160 w 8th av; same to Henry W de Forest, trustee, 2 yrs 12,500

52d st, 63 W; George H Robinson to Louis Marshall, 1 yr, 4½ per cent 35,000

55th st, 158 W; Mary E Bannon to Title Guarantee and Trust Co, 1 yr 52,500

58th st, n s, 220.6 w 8th av; Charles Schmidt Jr, to Equitable Life Assurance Society, due July 1, 1905, 4½ per cent 130,000

58th st, n s, 220.6 w 8th av; Charles Schmidt, Jr, to Robert D Green, prior mtge $130,000, due July 1, 1905, 4½ per cent 40,000

68th st, 16 W; William F Donnelly to Bennett E Slegelstein, prior mtge $23,000, 1 yr 10,000

Same property; same to William J Goulding, due April 1, 1903 5,000

78th st, 234 W; Laura Donnelly to North River Savings Bank, 3 yrs, 4 per cent 10,000

92d st, n s, 33 w West End av; Robert D Green to Meyer L Sire, 1 yr, 4 per cent 14,000

HARLEM.

(Manhattan Island, north of 110th st.)

2d av, w s, 50.10 s 111th st; Abraham Kleinberg and ano to Maurice Herrmann, 3 yrs, 4½ per cent $9,000

5th av, 1348; Hermine Burger to Samuel Siegler and ano, prior mtge $28,500, 3 yrs, 6 per cent 3,000

Amsterdam av, s w cor 116th st, 463.8 to n s 114th st x 775 to Broadway; Real Estate Mortgage Co to Society of the New York Hospital, 8 mtges, 5 yrs, 4 per cent, ag, gregate 1,500,000

118th st, s s, 220 w 3d av; William J Skelly to Emigrant Industrial Savings Bank, 1 yr, 4 per cent 4,500

115th st, n s, 225 w 1st av; Domenico Riccio and ano to Italian Savings Bank, 1 yr 13,000

Lenox av, e s, 75.10 n 117th st; Rosa Gelb to Sadie Price, prior mtge $24,000, 4 yrs 4,000

117th st, n s, 173.1 w 5th av; Charles Adams to Aaron M Jacquole and ano, building loan, 1 yr, 6 per cent 24,000

142d st, 522 W; John Grossman to Henry R Carson, 1 yr 1,000

BRONX.

(Borough of The Bronx.)

Brook av, w s, 202.7 n 168th st; Simon Kreielsheimer to Margaretha Muller, 1 yr $1,000

Franklin av, w s, 93.5 s 170th st; Charlotte Hoburg to Kate Kunnig, 3 yrs, 6 per cent 500

146th st, s s, 150 e Leggett av; Lewis Dorfman to Charles O'Sullivan, 4 yrs 150

Lind av, s e s, 257.10 s w Union st; Ellen Corcoran to Ellen Shea, 1 yr, 6 per cent 1,000

Ogden av, w s, 5 s 164th st; Jennie W Graham to Joseph H Jones, 1 yr, 6 per cent 900

Tinton av, 1230; Caroline M Amend to the Emigrant Industrial Savings Bank, 1 yr, 4 per cent 4,510

135th st, 804 E; Fritz Hartz to Gertrude Boecher, 5 yrs 1,500

135th st, s s, 475 e St Ann's av; Joseph R Loubter to the Lawyers' Title Insurance Co, 1 yr 5,000

139th st, s s, 625 e Willis av; Mary Roberts and ano to McVickar Realty Trust Co, 3 yrs, 4½ per cent 5,000

Mechanic's Liens.

236th st, s s, 100 w Katonah av, 135x100; Georgose Lanardi vs Mrs Lewis Schneider, 121st st, 309-11 W; Solomon Mandel vs Frank Brettel & Co $74.00

42d st to 45th st, Vanderbilt av and Depew pl, three blocks; Henry C Fischer vs New York and Harlem Railroad Co, et al 68.00

Same property; Mauritz F Westergren vs same 453.00

Thompson st, 108; Solomon Lashinsky vs Giovanni M Malatesta and ano 321.00

Satisfied Mechanic's Liens.

51st st, 246-8 E; Frank Straub vs Max Gold, Sept 5, 1902 ..... $80.00

113th st, 66 E; Simon Klein vs A Cohn, June 25, 1902 ..... 19.00

149th st, 47-51; Standard Frame and Sash Co vs Ernest Califano, Sept 18, 1902 ..... 250.00

160th st, s s, 105 e Union av, 57.1x39.3; Hans Hills vs Elise Pacher, March 11, 1902 ..... 75.00

97th st, n s, 200 w 1st av, 50x100; Jackson Architectural Iron Works vs Peter J Clarken, June 26, 1902 ..... 398.00

William st, 27; New York Architectural Terra Cotta Co vs John T Williams, July 22, 1902 ..... 2,100.00

Building Loan Contracts.

117th st, n s, 173.1 w 5th av, 16.3x100.11; Aaron M Janjoie and ano loan Charles Adams $24,000

Lispenard st, n s, 75 w Church st, 50x100; Atlantic Dock Co loans William G Pigueron 75,000

Foreclosure Suits.

132d st, n s, 277.6 w 8th av, 17x99.11; Thomas O'Connor vs Harold C Titus, ind and as admr, et al; atty, J J Brady.

142d st, s s, 375 w 6th av, 18x99.11; Sara A Lawrence and ano vs Maggie Spence and ano; atty, R P Lee.

1st av, 848; H Aymar Sands and ano, execrs &c, vs Dennis J Mahony, et al; atty, J M Bowers.

Broome st, s w cor Attorney st, 19.8x50irreg; Paul Mayer vs David Beck, et al; atty, Bowers & S.

123d st, n s, 190 e Park av, 25x100; Leon Noel vs Arthur Clarke, et al; atty, G D Beale.

Eagle av, w s, 126.6 s Westchester av, 15.1x120; Eagle av, w s, 141.9 s Westchester av, 15.2x120; John Leisch et al, trustees vs Wm F Kayser et al (2 actions); C W Bennett, atty.

Lis Pendens.

18th st, s s, 160 w 1st av, 20x92; Margaretta Madden vs Charles C Madden and ano (partition); atty, A Fincke.

Plans Filed for New Buildings.

BOROUGH OF MANHATTAN.

148th st, n s, 120 e 7th av, one story inspection shed; Rapid Transit Subway Construction Co, 21 Park row; owner, Van Vleck & Hunter, architects; cost $95,000

City Hall pl, 29, 31, 33; three story power station; same owner and architects; cost 60,000

100th st, 108-110; three story power station; same owner and architects; cost 60,000

BOROUGH OF THE BRONX.

149th st, n s, 175 w Morris Park av; two-story gas house; Central Union Gas Co, premises, owner and architects; cost $20,000

197th st, s s, 110 e Bainbridge av; two-story stable; Harry C Adams, premises, owner; W C Dickerson, 3d av and 149th st, architect; cost 1,000

Amethyst av, e s, 175 n Morris Park av; two and a half-story school; City of New York, owner; C B J Snyder, 500 Park av, architect; cost 65,000

Plans Filed for Alterations.

MANHATTAN AND THE BRONX.

Items under $1,000 omitted.]

102d st, 221 E; improvement to tenement and store; Samuel Goldberger, 1 Delancey st, owner; Horenburger & Straub, 122 Bowery, architects; cost $1,000

West Broadway, 465-69; improvement to factory; John J Saltzman, 997 W 129th st, owner; Parfitt Bros, 26 Court st, Brooklyn, architects; cost 3,500

56th st, 417 W; improvement to tenement; Hubert Rexer, 156 Broadway, owner; Henry Regelmann, 133 7th st, architect; cost 1,000

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**F. C. P