THE REAL ESTATE MARKET

BENEDICT BROTHERS LEASE A NEW BROADWAY SITE.

A Twelve Story Mercantile Building to Go Up in Twenty-eighth Street West of Seventh Avenue—West End Plot Bought for a Fine Apartment House.

The Duncan Realty Company, which acts as the realty holdings of the Duncan estate, has leased for a term of twenty-years the six story building at the northeast corner of Broadway and Fulton street to Benedict Brothers, jewelers, now at the southwest corner of Broadway and Liberty street. The Fulton street corner has been for many years occupied by Hanan & Son, shoe dealers, whose lease expires May, 1912.

Private Sales.

NINETY-EIGHTH STREET—J. J. Plousky has sold No. 8 to 12 West Ninety-eighth street, two six story apartment houses on plot 100x100.11, adjoining the San Salvador at the south corner of Central Park and Ninety-eighth street.

TWENTY-EIGHTH STREET—A. C. & J. A. Marks have sold for a client No. 214 to 218 West Twenty-eighth street, three four story buildings on plot 50x98.9. The buyer will erect a twelve story mercantile building on the site.

EIGHTY-NINTH STREET—Franklin Pettit has resold the plot 75x100 on the north side of Eighty-ninth street 100 feet east of West End avenue. The buyer, Harry B. Mulliken of Mulliken & Moeller architects, will erect an eight story apartment house on the site.

145TH STREET—Duff & Brown have sold for a client No. 528 West 145th street, a three story and basement stone front dwelling on lot 17.6x99.11, between Amsterdam avenue and Broadway.

THIRTY-SIXTH STREET—Eli M. Cohen has sold No. 233 West Thirty-sixth street, a three story dwelling on lot 18.6x98.9.

SEVENTY-NINTH STREET—B. Stein has sold Nos. 427 and 429 East Seventy-ninth street, two four story tenements on plot 52x102.2.

ELEVENTH STREET—Anna V. Warren has sold to Edward Rice of Flushing, L. I., No. 621 East Eleventh street, a five story tenement on lot 25x100.

EIGHTH AVENUE—William H. Archibald and Pease & Elliman have sold for the Van Siclen estate the five story flat with store at No. 349 Eighth avenue, between Twenty-seventh and Twenty-eighth streets, on lot 25x81.

TWENTY-FOURTH STREET—William H. Archibald and Pease & Elliman have sold for William F. Good the three story dwelling at No. 437 West Twenty-fourth street, on lot 20.0x98.9.

125TH STREET—M. F. Kerby has sold for Mrs. Houlihan and Cronin No. 253 East 125th street, a two story cottage on plot 50x100.

TREMONT AVENUE—M. J. Kerby has sold for Mrs. Adah M. McDermott two lots on the south side of Tremont avenue 100 feet west of Southern boulevard.

BATHGATE AVENUE—Gilbert Van Der Smissen has sold to Frances E. Gribben the lot, 25.2x84.4 on the west side of Bathgate avenue, 77.4 feet south of 180th street for $7,500.

Miscellaneous.

T. A. Hill is the buyer of Nos. 246 and 248 West Thirty-sixth street, sold recently by The M. Morgenthau, Jr., Company was the broker.

The Title Guarantee and Trust Company has loaned $170,000 to the No. 158 West Fifty-eighth Street Company on the nine story apartment house in course of construction at No. 158 West Fifty-eighth street.

The mortgage is for five years at 6 per cent. until completion and thereafter at 5 per cent.

Fitch Medbury was associated as broker in the lease of the top loft in the building at Nos. 14 and 16 East Thirty-third street for the Lisle Realty Company to F. A. Burdett, reported yesterday.

William J. Roome & Co. have been appointed agents of the Colonial Building, at the southwest corner of Columbus avenue and 101st street.

Oscar Houston is the buyer of No. 536 West 114th street, sold recently by A. C. Brown through the Cross & Brown Company.

The Charles F. Noyes Company were the brokers in the sale of No. 565 to 567 West 42d street for Mary P. Satterlee to the Hudson Realty Company, reported yesterday.

Bush Terminal Co. Buys in Manhattan.

The Bush Terminal Company, which owns a number of docks and warehouses in the South Brooklyn waterfront from Thirty-ninth street south, is to have a transfer station in Manhattan. The company is the buyer of the old tenements at No. 331 to 339 East Twenty-ninth street, sold for the Bathgate Realty and Construction Company through the Douglas Robinson, Charles S. Brown Company. The plot is 103x98.9x115.5 feet, between First and Second avenues. The old buildings are to be replaced with a ten story structure to which merchandise arriving at the Brooklyn docks will be transferred for distribution to various points in Manhattan.

John D. Rockefeller Buys More Land in Pocantico Hills.

John D. Rockefeller has added to his large estate at Pocantico Hills a twenty-five acres of land, part of which is heavily wooded, and a stone mansion. The property, which is located on one of the highest points in Westchester county, was purchased by Mr. Rockefeller from Mrs. Cora S. Forbes-Sproutas.

Suburban News.

The Godfrey Land and Building Company has sold at Oakcroft, Upper Montclair, a plot 99x125, on Princeton place to Francis B. Myers, a lot on Godfrey road to Charles B. Winslow and nine lots on Carteret street, Glen Ridge, to W. S. Parker.

Pease & Elliman have rented for J. B. Tippan his cottage at Nassau, L. I., for the summer season to F. H. Goodsell.

The McVickar, Gaillard Realty Company has leased for Miss Sarah P. McLoun, her country place, consisting of ten acres, at Oyster Bay to Paul Allan Curtis, also for Mrs. Brandreth, her country place at Bellerose, L. I., to Harlan W. Whipple.

Leases.

Fitch F. Medbury has leased for Mary E. Wright the four story and basement building at No. 1 West Forty-eighth street to Edward Margolies and Lew M. Fields for twenty-one years. The building will be altered for business.

The Durose Company has leased for the Wixon estate to A. L. Stantley the nine story and basement dwelling at No. 21 West Nineteenth street for three years.

Building News.

Plans have been filed for a twelve story fireproof apartment house to be erected at the northeast corner of Park avenue and 34th street for the No. 520 Park Avenue Company at a cost of $350,000. Jos. A. Boring is the architect. Further details will be found in another column.

Cocker, architect, has filed plans for a two story fireproof garage to be built on the West End avenue to take the place of the old two story stable. Thomas F. Ryan is the owner of record and the cost is put at $30,000.

Plans have been filed for making alterations to the four story flat on the east side of Lexington avenue 82.2 feet north of Seventy-first street, for Joseph Rose, owner. The alterations consist of building a four story extension, installing show windows and remodelling the entire building for stores at a cost of $4,000. Harris & Messinger are the architects.

Max Horenberger, architect, has filed plans for making improvements to the four story tenement and store at No. 90 Division street, for Samuel Goldberg, owner of the property, at a cost of $5,000.

Plans have been filed for removing the present four story private dwelling at No. 585 Fifth avenue to Bedford, at a cost of $4,000. A. A. Millner is the architect.

Plans have been filed for new buildings in the Bronx comprise a three story theatre on the north side of Tremont avenue, east of Westchester avenue, for the Damascus Amusement Company, Knickerbocker, president, to cost $40,000; a four story brick tenement on the southeast corner of 167th street and Morris avenue, for Maria O'Connor, to cost $40,000; a one story frame church at the northeast corner of Newbold avenue and Morris avenue for the Rev. John Dolan, to cost $1,500, for building a frame extension on the two story frame dwelling at No. 267 Bedford Park boulevard, for Charles C. Donike, at a cost of $1,000; building a two story frame addition to the two and a half story clubhouse of the Chippewa Democratic Club on the east side of Ferris place south of Tremont avenue, at a cost of $5,000, and building an addition to the two story frame dwelling at No. 1425 Wilkinson avenue for Jos. Fischer, at a cost of $1,000.

Yesterday's Auction Sales.

[At 14 Vesey Street.]

BY JOSEPH P. DAY.

Reconveyance street, No. 306, south side, 175 feet east of Avenue A, 37x100.5; six story tenement; State Investing Company vs. Simon Fischer; referee to sell; due on judgment, $6,874.39; subject to taxes, &c., $1,477.39; subject to a mortgage of $24,000. Withdrawn

167th street, south side, intersection of northwest side of Crescent avenue, runs northwest 100.1x north 98.4x east 71 feet; vacant; J. G. Rogers vs. J. F. Ferris et al.; due on judgment, $1,227.69; subject to taxes, &c., $500.30; to the plaintiff. $1,000

Ninety-eighth street, No. 138, north side, 425 feet east of Amsterdam avenue, 24.9x100.11; five story tenement; J. A. Stewart et al., executrix, vs. Charles Schwartz et al.; due on judgment, $2,568.25; subject to taxes, &c., $900; subject to prior mortgages of $21,000; to the plaintiff. 4,000

146th street, south side, 71 feet west of Crescent avenue, runs east 99.4 to Pleasant avenue, 4 southwest 20.8x west 75.2x north 100x east 25 feet; to beginning; vacant; Walter Grant vs. J. T. Ferris et al.; due on judgment, $2,809.47; subject to taxes, &c., $538.29; to the plaintiff. 1,000

BY SAMUEL MARX.

Seventieth street, No. 312, south side, 296 feet east of Avenue A, 24x100.5; six story brick tenement; State Investing Company vs. Abraham Weinberg et al.; due on judgment, $8,141.06; subject to taxes, &c., $1,477.39; subject to a mortgage of $24,000. Adjourned to July 15

115th street, north side, 375 feet west of Lenox avenue, 25x100.11; vacant; A. M. Hersch vs. Harris Mandelbaum et al.; action 2, partition, to the United States Trust Company, as trustee; action 3, partition, to the United States Trust Company, as trustee. $11,000

115th street, north side, 425 feet west of Lenox avenue, 25x100.11; vacant; same vs. same; action 3, partition, to the United States Trust Company, as trustee. 10,000

BY BRYAN L. KENNELLY.

Jefferson avenue, north side, 50 feet east of Tox avenue, 75x100; Eastchester; Joseph May vs. E. J. May et al.; due on judgment, $4,562.59; to the plaintiff. $1,800

Crimmins avenue, west side, 27.1 feet north of 141st street, 21.4x80; vacant; E. N. Robinson, trustee, vs. B. F. Gilbney; due on judgment, $5,261.88; subject to taxes, &c., $67.11; to the plaintiff. 3,000

BY DANIEL GREENWALD.

Thirty third street, No. 328, south side, 325 feet east of Second avenue, 25x98.9; four story tenement, stores and two story building in rear; Sheriff's sale of all right title, &c., which Michael Grennan had on September 15, 1909, or since. Withdrawn

MISCELLANEOUS MARKETS.

Coffee Quiet and Steady—Provisions Irregular.

Coffee did not move decisively either up or down. It was quiet and irregular within narrow limits. Early in the day some months were slightly lower on easier cables from Europe and local liquidation. Later the tone became steadier on light offerings and purchases to spot interests.

Spot coffee here was quiet. Rio No. 7, 9½c. Futures closed steady and unchanged to 1 point higher. Havre and Hamburg unchanged to 1½ lower. Rio was unchanged. Exchange was 2 higher at 16 2-32d. Receipts, 8,000 bags, stock, 160,000. Santos was unchanged. Receipts, 18,000 bags, stock, 2,174,000. Sao Paulo receipts, 33,000 bags. Jundiahy, 41,000 bags. Prices here as follows:

	High. Close.	Low. Close.	Prev Close.
July	6.50 6.50	6.50@6.75	6.70@6.75
Sept	6.85 6.85	6.85@6.90	6.85@6.90
Dec	6.85 6.85	6.85@6.90	6.85@6.90
Jan		6.87@6.89	6.87@6.89
March	6.90 6.90	6.90@6.91	6.90@6.91

Provisions. Lard quiet. July futures closed at 12.05@12.20. September, 12.30@12.40. Prime Western, $12.70; refined Continent, $12.85; South American, $13.35. Pork quiet, mess, $25@$25.50. Beef quiet, family, $19.50@$20. Butter—Creamery extras, 28½@28¾c. Cheese—State, whole milk, colored, fancy, 13c; white, 14½c. Eggs—Western firsts, 17@18c. Cottonseed oil—Spot, 7.84@7.90; July, 7.84@7.85; October, 7.19@7.20; December, 6.48@6.50; January, 6.47@6.48. Chicago, July 6: The early advance in hogs and light Western movement opened provisions higher. The improvement in prices was met with liberal offerings, packers leading the selling, and this pressure precipitated marked declines and a weak closing. Poor cash trade and the accumulation of Western stocks of product during June were the bearish factors. Prices were as follows:

	Open Long.	High Est.	Low Est.	Clos ing.	Prev Close.
Lard—					
July	12 17½	12 17½	11 97½	12 00	12 07½
Sept	12 17½@20	12 20	11 97½	12 02½	12 10
Nov	11 70	11 70	11 52½	11 52½	11 57½
Ribs—					
July	12 67½	12 67½	12 37½	12 40	12 67½
Sept	12 20 32½	12 22½	11 92½	12 00	12 12½
Oct	11 72½	11 72½	11 55	11 57½	11 70
Pork—					
July	24 75	24 75	24 00	24 35	24 52½
Sept	22 40	22 40	22 15	22 20	22 35

SUGAR—Raw quiet. Centrifugal, 96 test, 4.30c. Muscovados, 89 test, 3.80c. Refined quiet. Granulated, 4.90@5.15c.

NAVAL STORES—Quiet and steady.

Live Stock Market.

WEDNESDAY, July 6.

Receipts of beeves were 1,649 head, including 66 cars for sale on orders and 7 for the market, making with the few state cattle 19 cars on sale. Steers were rather slow and quoted steady to lower, bulls and cows in light supply but not many wanted and prices barely steady. The yards were well cleaned of common and choice steers sold at $5.60@$5.80, per 100 lbs.; bulls at $3.50@$5.40; cows at $2.25@$5.20. Dressed beef slow at 9@12c. per lb. for native sides, 8@10c. for Texan beef, 12@14c. for hinds and ribs, 8@11c. for chucks. Liverpool and London cattle and beef markets unchanged. Exports from this port to-day 2,000 quarters of beef.

Receipts of calves were 2,711 head, including 566 for butchers and 1,645 for the market. Veals were very firm on light receipts and 50c. @$1 higher. Buttermilks also were advanced 75c.@$1. The pens were cleared. Common to choice veals sold at $4@$10.50 per 100 lbs., culls and throwouts at $6@$7.50. Dressed calves higher at 12@18c. for city dressed veals, 9@13c. for city dressed butter milk calves and 9@12c. for country dressed calves.

Receipts of sheep and lambs were 5,352 head, including 9 cars for slaughterers and 13 for the market, making with the state carload 14 cars on sale. Sheep were steady and in demand, lambs active and strong, the pens were cleared. Common to prime sheep sold at $3@$4.75 per 100 lbs., common to choice lambs at $7@$9, yearlings at $5@$7. Dressed mutton strong at 8@9c. per lb., dressed lambs at 12@16c.

Receipts of hogs were 2,537 head, including about 30 head for the market. Firm for live hogs at $9.00@$10 per 100 lbs.

Court Calendars This Day.

Supreme Court—Appellate Division—Motion calendar called. Court opens at 10.30 A. M.

Supreme Court—Special Term.—Part I.—Motion calendar called at 10.30 A. M. Part II.—Ex parte matters.

Surrogate's Court—Chambers.—For probate wills of Margaretha Schultz, Louisa Randell, Edward Kann, Isaac Rodman, Solomon Getsman, Eugene Widmayer, Edward Sauer, Max Radlein, Stewart M. Brice, Fanny Kellner, Daniel B. Hathaway, Robert B. Wade, Susan M. Clarkson at 10.30 A. M.

City Court—Special Term.—Court opens at 10 A. M. Motions.

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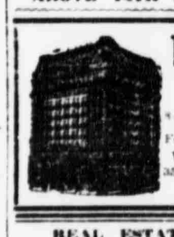

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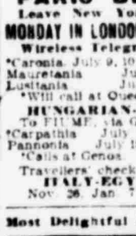

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Express Sailings

Kais. Wm. d. Gr. July 12 Kronp. Wilhelm July 26
Cecilie July 19 Kaiser Wm. II Aug. 2

LONDON PARIS BREMEN **German** THURSDAYS 10 A. M.

Twin Screw Sailings

Barbarossa July 7 Bremen July 21
G. Wash'n (new) July 14 Friedrich d. Gr. July 28

GIBRALTAR NAPLES GENOA **Lloyd** SATURDAYS 11 A. M.

K. Luise July 9 K. Albert July 30
Berlin (new) July 16 P. Irene Aug. 13

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