REAL ESTATE MARKET NEWS AND COMMENT

Builder Adds to Dyckman Site---Company Acquires Chelsea Flats---Hotel in 45th Street Leased.

There was more business done yesterday than on any preceding day this week. It wasn't sensational business, no million dollar deal having been reported, the largest sale of the day probably not having involved more than $100,000. In place of sensational business there were a number of ordinary sized deals which to the observer of the market is a good omen. A builder in the Dyckman section added 100 feet to a plot on which he is to erect apartment houses. In the Chelsea district a realty company recently formed bought two large flats. Through the middle East and West sides several flats and dwellings passed to new interests. A hotel in the Times Square section was leased and in the Bronx builders were active acquiring land for improvement.

DR. WAIT SELLS DYCKKAN PLOT.

Dr. Wesley Wait of Newburgh, heir of the Knapp estate, which owns considerable property in the Dyckman section, has sold another parcel of his realty in that section. Through Hall J. How & Co. Dr. Wait has sold to Joseph Marx, a builder, a plot on the west side of Academy street, 225 feet north of Broadway. It comprises four lots fronting 100 feet on Academy street and from 137.6 feet to 153.3 feet deep. The early part of the month Mr. Marx bought the 100 feet adjoining this plot to the south, on which he will erect two five story apartments, plans for which have already been prepared. Mr. Marx no doubt will continue his flat house operations over the plot acquired yesterday. In March the southwest corner of Seaman avenue and 207th street was sold by Dr. Wait.

BUYING CHELSEA FLATS.

The International Real Estate Company, a concern of few days standing, has started operations by purchasing several flats in the Chelsea section of the city. From the Frankfort Realty Company the new firm bought yesterday the property at 332 to 360 West Fifteenth street, two six story modern flats on a plot 100x100.3, east of Ninth avenue. The houses have been owned by the selling company since September, 1911. In THE SUN of yesterday morning the sale of 336 to 342 West Twenty-sixth street was reported. It was learned yesterday that this property was bought by the International Real Estate Company. It is the first property to be acquired by the new concern. The Twenty-sixth street properties are six story flats on a plot 100x100. The International Realty Company was incorporated by L. Kleban and Solomon Lent.

SELL FLAT BOUGHT AT AUCTION.

WEST 35TH STREET.—Jacob J. Tabolt has sold through P. T. Canavan 412 West Thirty-fifth street, a four story tenement, on lot 25x98.9, which he bought at auction on April 22.

EAST 113TH STREET.—Paul A. McGolrick has sold to A. L. Garrabrant for Bernard Lichtenstein 20 East 113th street, a five story single flat on a lot 18.9x100.

MADISON AVENUE.—Paul A. McGolrick has sold to A. L. Garrabrant for Herman Cassel 1694 Madison avenue, a five story double flat with stores on a lot 25x100.

EAST 133D STREET.—Paul A. McGolrick has sold to A. L. Garrabrant for Willie Ehrenhaus 61 East 133d street, a five story tenement on lot 27x99.11.

WEST 125TH STREET.—Paul A. McGolrick has sold to A. L. Garrabrant 551 West 125th street, a five story double flat with stores on lot 25x99.11.

EAST 93D STREET.—Daniel B. Freedman has resold 63 East Ninety-third street, a three story and basement dwelling, on lot 14.6x100.8, between Madison and Park avenues to a client of Porter & Co. for occupancy. The seller took in part payment property at Englewood, N. J.

WEST 93D STREET.—William A. Bragg has sold 173 West Ninety-third street, a three story brick dwelling, on lot 17x100.8, near Amsterdam avenue.

FIFTH AVENUE.—Joseph F. A. O'Donnell has bought from Herman Harris 1462 Fifth avenue, a five story flat, on lot 25x100, adjoining the northwest corner of 118th street.

BUILDERS SELL 3D AVE. REALTY.

THIRD AVENUE.—Richard H. Scobie and Richard Dickson have resold for the P. J. Dwyer Building Company 3351 Third avenue, a two story building, on lot 25x63, near 165th street.

THIRD AVENUE.—Richard Dickson and Richard H. Scobie have resold for the P. J. Dwyer Building Company, 3396 Third avenue, a three story building, on lot 25x141x irregular, near 166th street.

ARTHUR AVENUE.—A. Blumenthal has sold for the Peerless Holding Company the plot 50x93, on the east side of Arthur avenue, 94 feet north of 180th street, to a builder who will erect a five story apartment house.

LORING PLACE.—Joseph P. Day has resold for Thomas J. Brennan, lots 62 and 63 of the Hennessy estate to Peter C. Munn, represented by E. Osborne Smith & Co. The lots have a frontage of 50 feet on Loring place and are 90 feet deep, 125 feet south of 179th street. The new owner will improve the plot with a two family house.

$800,000 BROOKLYN DEAL.

Amos S. Lamphear has sold for the Gotham Realty Company to a New Jersey corporation the two eight story apartment buildings, the Woodhull, on Pierrepont street near Hicks, and the Graydon, on Montague street opposite the Heights Casino. The Woodhull occupies a plot 55x100 feet and the Graydon a plot 100x100 feet. The deal involves about $800,000.

Walter T. Scott has sold 102 Sanford street, near Myrtle avenue, a three story double frame flat, to a client.

Alfred Muller has sold for H. C. Hansen 240 Conover street to a client for investment. Two lots in Flatbush were given in part payment.

Henry Piersch & Co. have sold the three story dwelling at 292 Park place, above Vanderbilt avenue, for Sarah Bardell to Virginia Mack for occupancy.

Wood, Harmon & Co. have sold lots at South Marlboro to T. E. Bagnall, R. L. Branson, H. A. Ligon, Jr., W. M. Dailey, R. B. Lincoln, N. P. Olney, Leon Fisher, W. S. Colins, C. S. McCants, F. W. Smitely and B. Hirsch.

The Buckley & Morton Company has sold 599 St. Mark's avenue, a three story and basement brick residence on lot 20x125, near Bedford avenue, for W. J. Battey to a client for occupancy.

PHYSICIAN BUYS JAMAICA HOME.

Dr. James G. Cline of Manhattan has bought from the Everett Realty and Construction Company the Colonial brick house at 31 Shelton avenue, two blocks north of the new main station in Jamaica. This house is at the northeast corner of Shelton avenue and Middletown street.

FIVE MORE FLATS FOR WINFIELD

James B. Thomas has sold for James H. Knapton and Peter F. Guteri the plot, 100x95, at the northeast corner of Woodbine avenue and Fisk avenue, Winfield, L. I., to a construction company for improvement with five three story brick tenement apartment dwellings.

PARK HILL CORNER SOLD.

Joseph P. Day has sold for J. Frank Walters of Los Angeles, Cal., to Ignatius A. Scannell the southeast corner of Alta avenue and Lakeside drive, having a frontage of eighty-five feet on Alta avenue and 103 feet on Lakeside drive. The parcel is located in the Park Hill tract, owned by the American Real Estate Company.

BUYS TO STRAIGHTEN BOUNDARY

Joseph P. Day has sold for the Corn Exchange Bank to Lydia L. Stoeger a strip of land about 10x250 feet, being part of the easterly line of a tract of eighteen acres owned by the seller on California road, Mount Vernon, N. Y. The sale of this parcel straightens out the boundary line between the two parcels.

$100,000 MORRISTOWN SALE.

MORRISTOWN, N. J., May 15.—The Adolphe de Bary place, adjoining the Twombly estate and formerly occupied by them, has been sold to Leland H. Ross of Normandie Park. The property, including fifteen acres, consists of a magnificent stone mansion of old country type, barns, garages and outbuildings. The price paid was in excess of $100,000, according to the purchaser.

NEW YORKER BUYS CONN. PLACE

Mrs. E. J. Laidlaw has sold through Thomas N. Cooke her Colonial residence with three and one-half acres of land and a garage at Brookridge Park, Greenwich, Conn., to H. W. Hamil of New York.

WASHINGTON PL. HOUSE BUYER.

Abraham Weinstein is the buyer of the dwelling at 125 and 127 West Washington place, 44x97, reported resold yesterday by Lowenfeld & Prager. The site will be improved with an apartment house.

Mrs. W. Dickinson is the buyer of the dwelling at 46 West Forty-ninth street, sold recently by Mrs. Sarah Knight.

Lowenfeld & Prager are the buyers of the three family house at 853 Westchester avenue, reported sold yesterday by the Schoen Westchester Realty Company for Katie Beman.

GARAGE FOR F. G. BOURNE.

Will Spend $40,000 on 60th Street Building for His Machines.

Plans have been filed by Isaac H. Green for a three story garage at 259 and 261 West Sixty-ninth street, with a repair shop on the second floor and chauffeurs' living apartments above. It will be fireproof, with a frontage of 50 feet and a depth of 115 feet. Frederick G. Bourne is the owner of record. The cost has been estimated at $40,000.

OFFICES DISPLACE GARAGE.

The three story garage at 121 West Forty-fifth street is to be made over for occupancy as a store and offices for James Hebron as owner. Laurence M. Loeb is the architect and has estimated the cost at $10,000.

FRAME TENEMENTS FOR BRONX.

Fred Hammond has filed plans in The Bronx for two two story frame tenement houses, each 25x65, on the west side of Bear Swamp road, 45.6 feet north of Van Nest avenue, for Edward A. Schill at a total cost of $10,000.

TULLYS FORM NEW COMPANY.

The Tully Building Company was incorporated yesterday. Josephine T. Tully, John J. Tully and C. T. Tully are the incorporators of the concern, which is capitalized at $1,000. The company will improve the twenty-six Bronx lots bought by John J. Tully about a week ago from the Star Holding Company. Fourteen of the lots are at the northeast corner of College avenue and 166th street and the other twelve at the northwest corner of Findlay avenue and 166th street. Seventeen five story apartments will be erected on the property, according to an announcement made at the time of sale. The operation will represent an expenditure of $600,000.

$500,000 LOAN ON HARVARD CLUB.

Supreme Court Justice Lehman granted permission yesterday to the Harvard Club of New York to borrow $500,000 from the Union Trust Company on a second mortgage covering the land at 27 to 31 West Forty-fourth street and 28 to 36 West Forty-fifth street and the club building at 27 and 29 West Forty-fourth street and 28 and 30 West Forty-fifth street. The mortgage bears 6 per cent. interest and runs for twenty-five years from June 1 next. The petition of the officers of the club stated that $450,000 of the money to be borrowed will be used to erect an addition to the present clubhouse and the other $50,000 for certain alterations and to furnish the addition. The property is now encumbered by a first mortgage for $750,000. The present value of the club's real estate and buildings is $1,125,000 and with the proposed addition the property will be worth $1,600,000. The furnishings and equipment of the club are worth $40,000.

RESULTS AT AUCTION

Public Offerings Yesterday in Manhattan and The Bronx.

[AT 14 VESEY STREET.]
By Joseph P. Day.

WADSWORTH AV. 248x256, w s, 60.2 n 185th st, 154.5x115, withdrawn; also Bway, e s, alt 65 ft n 185th st, 149.5x176.4x irreg; vacant; also Wadsworth av, e s, 49.8 n 185th st, 155.2x200x156x200, vacant—Benj Blossom, agt N Y Real Estate Security Co et al, due $39,844.72, taxes, &c, $3,212.75; sub to pr mtge aggregating $100,000, to the plaintiff $127,250

60TH ST, 115 W, n s, 175 w Col av, 25x100.5, 5 story tnt—A E Wohlfrom, agt L P Comellas et al, action 1, due $4,774.09, taxes, &c, $1,225.87; sub to a pr mtg $20,000, to the plaintiff $25,333

60TH ST, 117 W, n s, 200 w Col av, 25x100.5, 5 story tnt—Same agt same, action 2, due, $2,586.54, taxes, &c, $213.60, sub to a pr mtg of $20,000, to the plaintiff $23,333

By Samuel Goldsticker.

87TH ST, 6 W, s s, 108 w Central Park W, 22x100.8, 5 story dwg—J G Lyle agt O A Norman et al, due, $27,348.55, taxes, &c, $1,275.95, to the plaintiff $20,000

By Henry Brady.

1ST AV, 2354, e s, 40.11 n 121st st, 19.9x80, 4 story tnt & strs—E. C. Schaefer et al agt Edw Sharum et al, due, $4,280.43, taxes, &c, $240.15, to Basilius Busch, a party in interest $8,770

By M. Morgenthau, Jr., Company.

18TH ST, 315 E, n s, 160 w 1st av, 20x92, 3 story dwg—W K Gronholm agt H A James et al, due $2,779.83, taxes, &c, $10, to the plaintiff $12,000

[AT 3208 THIRD AVENUE.]
By Samuel Marx.

FORDHAM AV, n s, 450 w Main, 100x190; also Bay av, s s, 485 w Main, 50x100, City Island—J G Lock, exr, &c, agt M L Roeder et al, due, $7,546.17, taxes, &c, $100, to Charles P Halleck $6,005

NEW REALTY CORPORATIONS.

The following realty corporations were chartered at Albany yesterday:

Midcity Realty Corporation, Manhattan; capital, $350,000; directors, Henry C. Harbey Alfred Seton and L. C. Bonnard, New York city.

832 Broadway Corporation, Manhattan; capital, $25,000; directors, J. Oliver Plutkett, Brooklyn, Myron J. Levin and Sigmund Bach, New York city.

Marion Assets Corporation, Manhattan; capital, $25,000; directors, Marion B. Krebs, Oscar Krebs and Otto Krebs, New York city.

Aldorf Construction Company, Manhattan; capital, $1,000; directors, Alexander Aronson, Anson T. White and Dinah Berkowitz, New York city.

Fully Building Company, Bronx; capital, $1,000; directors, Josephine T. Tully, John J. Tully and C. T. Tully, New York city.

LEASES WINTER GARDEN STORE.

Candy Co. Takes Space Next to Theatre Entrance for Five Years.

Dell's, candy dealers, will pay $7,000 a year for the store adjoining the entrance to the Winter Garden at Broadway and Fiftieth street for the next five years, according to a lease signed yesterday by the company with the Winter Garden Company through Edward Margolies.

The Cross & Brown Company has leased the third floor at 250 West Fifty-fourth street to Ernest D. Anderson, and wit Ewing, Bacon & Henry offices in 18 East Forty-first street to the International Peace Forum.

The Julius Friend, Edward M. Lewi Company has leased from the plans the eighth floor in the Waldorf Building at 2 to 16 West Thirty-third street, through to Thirty-second street, to C. Stern & Mayer, importers of neckwear, for a term of years.

Myer Bondy has leased the top loft in 258-260 Greene street to Halle Bros.; second loft in 203-205 Greene street to Henry Kopperl; fourth loft in 626 Broadway to Harry Kalish for Friedman Bros. & Sons, and fourth loft in the Puck Building to the Manhattan Ladies Hat Company.

DOWNTOWN OFFICE TENANTS.

Myron Reynolds as agent has leased space to the following tenants in the 42 Broadway Building: United Electric Service Company, the Stock Exchange house of Cornwall, Reed & Meyer, the Stock Exchange house of Charles Morgan, A. J. Eveland, Leon B. Bolleverie, Frank G. Robins, Goodhue & Ray, S. F. Peavey, Jr., National Fruit Company, Finn & Co. Popper & Sternbach and Efficiency Sales Company.

45TH STREET HOTEL LEASED.

The Hotel Maurice at 116 to 118 West Forty-fifth street, has been leased by L. and T. Bartholdi, proprietors of the Bartholdi Inn, further west on Forty-fifth street. The lease is for a period of years, during which the Bartholdis will pay $200,000 in rent. The Maurice is a ten story building on a plot 40 feet wide and 100.5 feet deep. It was built about ten years ago by George Brown. Since then the house has changed hands several times. It is now the property of the Broadway Mortgage Company. The hotel is about 140 feet west of Sixth avenue. The hotel has 120 rooms, which will be increased to 140 rooms by the lessees. With the lease the Bartholdis are given the privilege of buying the hotel any time within the next three years. The deal was negotiated by Hill & Rice.

CITY DWELLINGS RENTED.

Pease & Elliman have leased for Mrs. George L. Cheney the dwelling at 131 East Fifty-seventh street to Miss May Lippincott.

ROCKAWAY COAST RENTALS.

John F. Scott has rented for Charlotte D. Bellairs her house on Lakeside avenue, Cedarhurst, L. I., to Willard D. Straight of Old Westbury, L. I.

The Lewis H. May Company has leased: At Far Rockaway, for E. B. Corey, cottage Lalla Rookh on Franklin avenue to Ernst Hoeber; for Harry A. King, cottage on Bayview avenue to Joseph Skolny; for Charles J. Nunan cottage Shore Acres on Atlantic avenue to Julia Rothschild; at Cedarhurst, for Arthur R. Smith, cottage on Atlantic avenue to Irwin Wile; for Lloyd L. Craft, cottage on Washington avenue to C. M. Horne; for William E. Walling, cottage on Broadway to Lawrence B. Cohen; at Lawrence, for Andrew Weston, cottage on the Turnpike to Raymond Ayers.

WANT SUBWAY ALONG PARK.

There will be a mass meeting under the auspices of the Real Estate Owners Protective Association at the Riverside Theatre Building, Ninety-sixth street and Broadway, on Monday evening to advocate the construction of a subway along Central Park West, north of Fifty-ninth street.

TRANSACTIONS RECORDED.

TRANSFERS.

(With name and address of owner and attorney. If attorney's name is omitted address party of second part.)

Downtown.
(South of Fourteenth st.)

SOUTH ST, 84, n s, 17.9x74.5x18.1x74.7, n e s; South st, 83-85, lot in rear, 54.5x90x55.7x90; South st, 85, n s, 17.9x74.7x18.1x74.9, n e s—Owners Bldg Co to Edw M James, 97 Hamilton pl, mtg $168,000, all liens, May 15; atty, Saml A Herzog, 299 Madison av $100

STANTON ST, 62, n s, 254 e Eldridge st, 25.4x75—Harry Goldstein to Thos J Keane, 28 E 130th st, mtg $22,000, a t, May 15; atty, Leo Schafran, 51 Chambers st $100

10TH ST, s s, 20.8 e 4th av, 12.2x92.8—Joseph Koppel to Defiance Real Estate Corpn, 135 Bway, Jan 7, mtg $117,500; atty, S L Cohen, 135 Bway $1

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

4TH AV, s w cor 30th st, 90x—440 Fourth Av Co of N Y to 440 Fourth Av Corpn of Mass, 49 Wall st, May 12, mtg $750,000; atty, T G Co, 176 Bway $100

LEXINGTON AV, w s, 67.8 s 32d st, 22x80—Wilmore Realty Co to Alpha Holding Co, 165 Bway, May 15, mtg $27,000; atty, T G Co, 176 Bway $1

69TH ST, n s, 175 e Av A, 41x100.4—Jacob Morris to Nathan Kean & Co, 503 E 69th st, May 5; atty, T G Co, 176 Bway $1

SAME PROPERTY—Nathan Kean & Co to Lenox Hill Settlement Assoc, 446 E 72d st, May 11; atty, T G Co, 176 Bway $1

72D ST, 55 E, n s, 250 e Madison av, 19.8x102.2x irreg x 102 R Brisbane to Louise F Henry, 50 E 58th st, mtg $21,000, c a g, all liens, May 15; atty, T G Co, 176 Bway $100

3D AV, 1442, w s, 24.4 s 81st st, 25x100, all of this, 8th av, 169, w s, 22.2 n 15th st, 22.2x100, to r t and l—Chas Wolinsky to Rachel Wolinsky, 92 St Nicholas av, all liens, Sept 15, 1913; atty, A Rosenblum, 320 Bway $1

85TH ST, 231 E, n s, 25x100.8—Berent C Gerken to Marie I Bloomfield, 1404 Park av, mtg $11,000, May 12; attys, Lurie & H, 30 Nassau st $100

PARK AV, w s, 75 n 103d st, 25.11x80—Eleanor Frank to Chas Bakal, 1762 3d av, May 15, mtge $14,000; attys, Rosansky & G, 41 Park Row $100

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

16TH ST, n s, 264.4 e 10th av, 36x92—John H Tietjen et al to James S Hannan, Inc, 445 W 18th st, May 15, mtge $12,000; atty, T G & T Co, 176 Bway $100

20TH ST, s s, 175 w 8th av, 25x91.11—Kath T Moore to Casimir de R Moore, 109 E 28th st, sub to 21 yrs lease from Nov 1, 1893, May 1; attys, Jas M Wells Sons, 191 9th av $100

22D ST, n s, 58 w 8th av, 21x84.4—Casimir de R Moore to Kath T Moore, Scarborough, N Y, sub to 21 yrs lease from Nov 1, 1893, May 1; attys, Jas M Wells Sons, 191 9th av $100

28TH ST, s s, 200 w 10th av, 125x98.9—Warner Realty Co to Edm T Mihnne, 301 W 109th st, mtge $90,000, all liens, May 11; atty, R J Horner, 185 Madison av $1

26TH ST, s s, 300 e 8th av, 100x98.9—Gerdes Realty Co to International Real Estate Co, 15 William st, mtge $104,000, May 14; atty, L T Co, 160 Bway $100

49TH ST, 138 W, s s, 274.6 e 7th av, 25.8x100x irreg—Chas G Hraskmar to Geo W White, Jr, 77 Wall st, pt of 15 Maiden lane, ½ part, mtg $81,000, May 11 ..... $1

56TH ST, 439 W, n s, 25x100.5—Jonas Weil et al to Bertha Kaufman, 1496 Lexington av, h and s, all liens, May 8; attys, Weil & Meyer, 38 Beekman st $100

56TH ST, n s, 275 e 10th av, 25x100.5—Bertha Kaufman to Jonas Weil, 21 E 82d st, and ano, h and s, all liens, May 14; attys, Weil & Mayer, 38 Beekman st $100

72D ST, 164 E, n s, 100 e Amsterdam av, 50x102.2—Michael F Loughman to Western Holding Co, 507 5th av, May 15, mtg $38,000; atty, T G Co, 176 Bway $100

83D ST, n s, 428.9 e Columbus av, 20x80—Mildred Waring to Harold L Naughton, 632 Madison st, Bklyn, q c, Apr 22; atty, A W Venino, 58 Wall st $1

92D ST, s s, 70 e West End av, 17x100.8—Mary E Reed to Richard H Johnston, 47 Riverside Drive, mtg $17,000, May 13; atty, Chas M Russell, 30 Church st $1

Uptown.
(Manhattan Island, north of 110th st.)

111TH ST, n s, 426 e 7th av, 14x100.11; 111th st, n s, 455 e 7th av, 15x100.11—Rental Mtg Securities Corpn to Helen M Dames, 532 Flatbush av, Bklyn, May 15; atty, T G Co, 176 Bway $1

SAME PROPERTY—Land Map Realty Corpn to same, mtg $20,500, May 15; atty, same $300

112TH ST, s s, 125 e Bway, 50x100.11—Alpha Holding Co to Wilmore Realty Co, 115 Bway, May 15, mtg $34,400; atty, T G & T Co, 176 Bway $100

113TH ST, 20 E, s s, 281.3 e 5th av, 18.9x100.11—Bernard Lichtenstein to Anna Garrabrant, Mt Hope, N Y, mtg $16,000, all liens, May 8; atty, Paul A McGolrick, 261 Bway $1

125TH ST, 551 W, n s, 75 e Bway, 25x99.11—Samuel H Hunter to Anna L Garrabrant, Mt Hope, N Y, all liens, mtg $27,000, May 8; atty, Paul A McGolrick, 261 Bway $100

126TH ST, 237 W, n s, 300 w 7th av, 25x99.11 (foreclosure, May 13)—Alfred L Rose, ref, to J Leland Wills, Amityville, L. I, May 15; attys, Martin & Howe, 265 Bway $12,000

129TH ST, s s, 250 w Lenox av, 50x99.11; 129th st, s s, 425 e 7th av, 25x99.11—Fannie D Welch to German Sav Bank, 157 4th av May 1; atty, Myer Auerbach, 42 Bway $1

133D ST, 61 E, n s, 113 w Park av, 27x99.11—Willy Ehrenhaus to Anna L Garrabrandt, Mt Hope, N Y, all liens, mtge 16,500, May 5; atty, Paul A McGolrick, 261 Bway $1

BRADHURST AV, w s, 173.2 s 145th st, 18.2x—x138x80.3—Maximilian J Jahelka to Chas W Lindsley, Pompton Lakes, N J, mtg $6,000, May 8; atty, T G Co, 176 Bway $100

ST NICHOLAS AV, e s, 299.4 n 145th st, 18.8x100—Greystone Holding Co to Lizzie J Waugh, Coney Island, N Y, May 14; atty, H B Davis, 52 Bway $100

163D ST, 535-541 W, n s, 210 e Bway, 155x99.11—Placid Realty Co to Berent C Gerken, 67 E 87th st, mtg $142,000, May 14; attys, Whaley, Wise & P, 27 William st $100

AUDUBON AV, ne cor 170th st, 100x126—Delmar Realty Corp to Henry Morgenthau Co, 30 E 42d st, May 14, mtg $35,000; atty, T G Co, 176 B'way $1

SAME PROPERTY—Henry Morgenthau Co to F M & S Corp, 117 W 119th st, b and s, May 14; atty, T G Co, 176 B'way $1

AMSTERDAM AV, s w cor 174th st, 50x100—Henry Morgenthau Co to Delmar Realty Corp, 135 B'way, May 11; attys Stoddard & M, 128 B'way $1

BROADWAY, nw cor Emerson st, 125x irreg—Hannah Freedman to Wm P Allen, Rye, N Y, May 15, mtg $30,000; all liens; address (?), 10 Wall st $100

Bronx.
(Borough of The Bronx.)

INTERVALE AV, e s, 144.3 n 166th st, 50x100—Pincus Lowenfeld et al to 1st St Realty Co, 111 B'way, May 14, mtg $5,500; atty, L T Co, 160 B'way $1

CEDAR AV, being lot 220 map Lacopia Park, 25x100—Tripoli Realty Co to Gordon Boyd, 517 W 110th st, May 14, mtg $600; atty, T G Co, 176 B'way $1

LOTS 238 to 239, same map, 75x100—Same to Chas E Buckingham, 809 W 127th st, May 14, mtg $1,275; same atty $1

138TH ST, s s, 118.2 e Cypress av, 99.10x irregular; also 138th st, s s, 218 e Cypress av, 100x irregular—Samuel Strasbourger et al to David L. Weil, 365 W 114th st, one-third part, Aug 22, 1913; attys, Strasbourger E & S, 74 B'way $1

FOX ST, e s, 150 e Westchester av, 43.9x105.6, 182d St Realty Co to Katie Beaman, 853 Westchester av, May 14, mtg $41,500; atty, H G Guttman, 3196 3d av $1

179TH ST, n e s, 542.5 n Southern Boulevd, 100x150—Smada Rlty Co to J W R Rlty Co, Inc, 3114 3d av, May 14, mtg $16,000; attys, Hirleman & V, 391 E 149th st $100

211TH ST, s s, 100 e White Plains rd, 34.7x57.10—Francis S McAvoy, ref, to Richard J Doyle, committee, 404 Sackett st, Bklyn, May 14; attys, Austin, McL & M, 137 B'way $3,000

235TH ST, n s, 175 e Oneida av, 25x100—Chas V Hallay, ref, to Adelaide R Kavanagh, 410 E 237th st, May 8, mtg $2,500; atys, Huntress & Co, Webster av and 233d st ..... Omitted

NORTH RD, n s, plot begins 5 from n bldg line ld Country Club Land Assn at point 45 n e from n w cor lot 36, being w part lot 36, map Country Club Land Assn, containing 1 acre—James A Hoyt to Frank H C Hoyt, Westchester, N Y, May 13; attys, F M Weiss & Co, 120 Westchester sq $100

184TH ST, 17 W, n s, 16.3x80—Realty Realization Corp to Wm H Meagher, 17 W 184th st, May 1, mtg $5,000; atty, T G Co, 176 Bway $1

GATES PL, e s, 588.6 n Mosholu Parkway North, 9.2x47.1x76.2x50x100—Meyer Gatling Investing Co to Winnifred W Gatling et al, 311 W 84th st, Apr 27; attys, Fitch, H G, 32 Nassau st $1

VYSE AV, s w cor 172d st, 35x100—Sherpe Bldg Co to Jas T Barry, 1149 Boston rd, May 14, mtg $40,000; atty, L T Co, 160 Bway $100

PLEASANT AV, w s, 300 s 2d st, 40x100—Veritas Realty Co to John Tormey and ano, May 17, 1905, mtg $2,000; atty, L T Co, 160 Bway $100

GRANT AV, 891, w s, 45.2x80.5x45x84.3—Edw D Holton, ref, to Mosdyck Co, 42 Bway, May 14; attys, Dean, T & McH, 160 Bway $5,000

BRUNNER AV, e s, 90.11 s Bussing av, 50x100—Agnes Agnew to Henry Seinfel, 1309 Eastern Parkway, Bklyn, May 12; atty, T I Schwartzman, 44 Court st, Bklyn $1

LOT 104, map 165, his estate Mary J Halloway—Ethel Entwistle to Wm I & Irene C Brown, 2789 Valentine av, May 14; atty, G Frey, 3429 3d av $100

CROTONA PARK NORTH, n s, 177 e Prospect av, 50x97.6x50x98—Ethel Entwistle to Wm I & Irene C Brown, 2789 Valentine av, May 14; atty, G Frey, 3429 3d av $100

COLLEGE AV, s e s, at n e s 170th st, 112.6x50x114.11x50—Ethel Entwistle to Wm I & Irene C Brown, 2789 Valentine av, May 14; atty, G Frey, 3429 3d av $100

BOSTON RD, 956, e s, 20.8x6.8x irreg x Lizzie Stengele to John P Fetzer, 2012 Quarry rd, May 14, mtge $10,000; atty, T G & T Co, 176 B'way $100

SAME PROPERTY—John P Fetzer to Lizzie Stengele, 2012 Quarry rd, May 12, mtge $10,000; atty, John P Fetzer, 966 Boston rd $100

RATTLESNAKE CREEK, centre line adj n s land Phebe L Willis, 69.128x66x124—Sarah A Smith to Ella B Mercer, town of Westchester, N Y, Apl 4, 1892; atty, T H Hodge, Mount Vernon, N Y $100

SAME PROPERTY—Ella B Mercer to John Mercer, 170 Mill lane, Eastchester, N Y, May 9, mtge $600; atty, Thos H Hodge, Mount Vernon, N Y $100

JEROME AV, w s, 50 s Gerard av, 50x200—Geo W Archer to Abr Oppenheimer, 32 Clark pl, May 15; atty, T G & T Co, 176 Bway $100

CENTRAL AV, e s, 51.6 n Mt Hope pl, runs w 3.5 to a s e Jerome av s n 0.10x, e 3.6 to beg—Edwin Blumenstiel et al, exrs, to Chas W Lindsley, Pompton Lakes, N J; atty, T G & T Co, 176 B'way $18

SAME PROPERTY—Chas W Lindsley to Edmund Coffin, 13 W 87th st, May 13; atty, same $1

CENTRAL AV, e s, 41.8 n Mt Hope pl—Chas W Lindsley to Edmund Coffin, 13 W 87th st, May 12, mtg $10,000; atty, T G & T Co, 176 B'way $100

LONGFELLOW AV, w s, 300 s 172d st, 75x100—John O'Leary to O'Leary Realty & Const Co, 891 E 187th st, May 15, mtg $50,000; atty, L T Co, 160 B'way $100

SOUTHERN BOULEVARD, e s, 200 s 172d st, 75x100—Jas T Barry to Sherpe Bldg Co, 1528 Crotona Park East, May 15, mtg $19,800; atty, L T Co, 160 B'way $100

COLES AV, e s, LAND, 5 s, at centre line Laconia av, contains 43.928 acres—Arthur W Shaefer et al to Laconia Land Corpn, 299 Madison av, Apr 16, 11 deeds; atty, T G & T Co, 176 B'way $1

MORTGAGES.

(With name and address of lender and lender's attorney.)

Downtown.
(South of Fourteenth st.)

NORFOLK ST, 30, e s, 25x100—Chebra Schaare Tefilla Anschel Kohrnier to Esther Stark, 30 Norfolk st, pr mtge $22,000, May 14, 2 yrs, 4½ p c; attys, Warshaw & B, 11 Nassau st $1,000

ESSEX ST, e s, 125 s Rivington st, 16x80—Nettie Kerner et al to Mathilda Sobol, 325 E 84th st, May 13, due as per bond; atty, S S Kogan, 302 Bway $12,000

STANTON ST, n s, 47.5 e Ridge st, 26x100—Maier Klasman to August Ruff, 52 W 120th st, May 15, due as per bond; atty, John C Ruff, 309 Bway $5,000

BLEECKER ST, e s, 50 n Jones st, 25x75—Lorenzo Ciaffone to Joseph Libonati, 376 W Bway, May 15, pr mtge $22,500, due as per bond; attys, R & E J O'Gorman, 51 Chambers st $2,000

WEST WASHINGTON PL, 124, s w s, 20x100.2 to 4th st, 181 W—The Gerbereux Co to Title G & T Co, 176 Bway, May 14, due and int as per bond $11,000

BANK ST, s s, 40 w 4th st, 20x42—Ella M W Scarsi to Eleanor Walker, trustee, 258 W 74th st, May 4, due May 14, 1917, 5 p c; atty, Edw H Kelly, 271 Bway $1,750

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

31ST ST, n s, 123 e 4th av, 22x98.9—Japan Paper Co to A Lan Maynard et al, exrs, Princeton, N J, pr mtge $30,000, 5 yrs, 4½ p c, May 13; atty Geo Waddington, 37 Wall st $5,000

72D ST, n s, 280 e Madison av, 19.8x—Louise F Henry to Bankers Trust Co, trustee, 16 Wall st, May 15, due as per bond; atty, T G Co, 176 Bway $25,000

PARK AV, w s, 75 n 103d st, 25.11x80—Chas Bakal to Simon Frank, 100 W 119th st, May 15, pr mtge $11,500, 3 yrs, 6 p c; attys, Lese & Connolly, 35 Nassau st $2,500

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

16TH ST, n s, 204.4 e 10th av, 30x92—James S Hannon, Inc, to John H Tietjen et al, East Newark, N J, prior mtg $16,000, 2 yrs, 6 p c, May 15; atty, T G Co, 176 Bway $3,000

54TH ST, n s, 95 e 6th av, 13x100—John A Parker to Helen M Kelly, gdn, 2 W 55th st, May 15, 3 yrs, 5 p c; atty, T G Co, 176 Bway $28,250

72D ST, s s, 100 e Amsterdam av, 50x102.2—Western Holding Co, Inc, to Michael F Loughman, 225 W 86th st, prior mtg $285,000, May 15, 10 yrs, 5 p c; atty, T G Co, 176 Bway $110,000

87TH ST, s s, 87.8 e Amsterdam av, 108x100.8—West Side Const Co to Benj Mordecai, 319 W 105th st, May 14, prior mtg $325,000, due as per bond; attys, Stoddard & M, 128 Bway $30,000

93D ST, s s, 175 e West End av, 17x100.8—Richard H Johnston to Mary E Reed, 262 W 93d st, prior mtg $17,000, due Nov 1, 1933, 4½ p c, May 15; atty, C S Reed, 44 Chambers st $17,000

WEST END AV, 769 W—Kath L Jockel to Caroline Betz, 991 E 179th st, May 14, prior mtg $105,000, demand, 6 pc $250

Uptown.
(Manhattan Island, north of 110th st.)

124TH ST, s s, 281.3 w Lenox av, 18.9x100.11—Frank H Hiltes to Henry V Dexhenner, Leonia, N J, May 15, pr mtg $11,475, 3 yrs, 6 p c; atty, Fred V Mayforth, 99 Nassau st $1,000

127TH ST, n s, 100 w 2nd av, 29.11x99.11—Eugene Driscoll to Consumers Brew Co, 1011 Av A, May 14, 3 yrs, 5 p c; atty, Stoddard, W & S, 35 Nassau st $3,000

161ST ST, n s, 300.6 e Bway, 16x99.11—Wm H Spicer to Henry Siebert, Jr, Corp, 562 W 161st st, May 13, pr mtg, $7,000, due as per bond $2,500

AUDUBON AV, n e cor 170th st, 100x120—F M & S Corp to Henry Morgenthau Co, 30 E 42d st, May 14, pr mtg, $160,000, due June 15, 1916, 6 p c; atty, T G Co, 176 Bway $20,000

AMSTERDAM AV, s w cor 174th st, 50x100—Delmar Realty Corp to Martha B Mosher, 1939 7th av, May 14, pr mtg, $40,000, due as per bond; atty, Stoddard & M, 128 Bway $12,000

183D ST, n s, 100 w Amsterdam av, 170x74.11—Placid Realty Co to Abel King & ano, 148 E 65th st, May 14, pr mtg, $120,000, 2 yrs, 6 p c; atty, Lese & C, 35 Nassau st $7,000

SHERMAN AV, n s, 100 w 204th st, 50x150—Vermilyea Realty Co to Martin M Stone & ano, 867 E 238d st, Bklyn, pr mtg, $42,000, 2 yrs, 6 p c, May 15; atty, Albert Zimmerman, 206 Bway $8,000

Bronx.
(Borough of The Bronx.)

TREMONT AV, n s, 44.1 e Washington av, 28.9x93.5—Moses Lowenstein to Merchants Realization Co, Inc, 116 Nassau st, May 14, 4 mo, 6 p c; attys, Newman & B, 116 Nassau st $2,000

184TH ST, 17 W, n s, 16