REALTY TRADING NEWS AND COMMENT

Operators, Investors and Builders Resume Activity in Several Sections.

NO CONSTRUCTION FILED

Threats of Big Owners to Get Court Decision on Zoning Plan Interests Builders.

Real estate buying was more noticeable yesterday than on previous days of the week. Not only was improvement noticed in the amount of trading done but also in the character of the business. Builders took a prominent part in the day's happenings, buying sites in upper sections of the city for improvement. Investors were also in the field. For example, the Pyle estate added to its holding in Greenwich Village, which now covers an entire block front and which no doubt will be improved. Professional traders were active on Washington Heights, where they bought more than they sold. Investment purchases led in The Bronx and in Brooklyn. No new construction of a commercial nature was recorded during the day. Builders are holding back, so to speak, to see the outcome of the threat by big land interests to invoke the courts to save them from the operation of the building and zoning restrictions. Builders, though interested and for the time being awaiting results, are not hopeful of the outcome. In fact many believe that it is best to put restrictive measures into force now rather than later, for it is the general belief that something would have to be done eventually to safeguard light, air and values.

PYLES ADD TO HOLDINGS.

The Pyle estate has bought 581 and 583 Broome street, two old buildings three stories high owned by the Kelly estate for a long time. The Pyle estate bought the property to even out its holdings at that point, which now comprise 200 feet on Broome street, 200 feet on Watts street and 170.10 feet on Hudson street, which constitutes the entire block front on the latter street. J. Irving Walsh negotiated the sale of the Kelly property.

NEW USE FOR OLD DWELLING.

Pepe & Bro. have sold for Ray Weill to James F. Navoni, 108 Washington place, a three story and basement colonial house, on lot 22x75. The owner will alter the house into a duplex apartment. The alteration will be along colonial lines.

FLATS AND LOTS IN A TRADE.

The Martonbert Realty Company has sold to the Bi-State Realty Company of Newark 232 West 122d street, a five story flat, on plot 34x100.11, and 121 West 115th street, a five story flat, on lot 25x100.11. In part payment the Martonbert company takes a plot of twelve lots on Thirty-second street, Broadway-Flushing.

BUILDER SECURES FLAT SITES.

WEST 189TH STREET—Gertie A. Gorman has sold the plot, 100x100, on the south side of 189th street, 100 feet west of St. Nicholas avenue, to the Washington Place Building Company, which will erect two non-elevator apartment houses. A building and permanent loan of $84,000 has been secured from the Lawyers' Mortgage Company. Mrs. Gorman at one time owned the entire six square blocks lying between 184th and 190th streets, from Amsterdam avenue over to Broadway. George V. McNally negotiated the sale.

WEST 179TH STREET—Ennis & Sinnott have bought from the S. B. Building Corporation 706 and 708 West 179th street, a five story apartment, on plot 50x92.6, adjoining the southwest corner of Broadway.

WEST 162D STREET—The Henry Morgenthau Company has sold to H. Miller 520 West 162d street, a five story apartment house, on plot 40x100. The sellers recently acquired the property in a trade.

EAST 95TH STREET—The Delco Holding Company has sold 216 and 218 East Ninety-fifth street, two five story flats, on plot 50x100.8, to Levi M. Scoville, who resold 218 to Adelia A. Lankenan.

WEST 145TH STREET—The Duff & Brown Company has sold for George J. Roll to Dr. William S. Gregory 412 West 145th street, a four story American basement dwelling, on lot 16x100.

COAL MAN THEATRE BUYER.

M. F. Burns of Burns Bros., coal dealers, is the buyer of the Burland theatre and store properties on Prospect avenue between 163d and 165th streets, which was sold on Wednesday. In part payment for this property, which was bought for investment, Mr. Burns has given the vacant block bounded by 168th, 169th streets, Clay and Teller avenues, to Wolf Burland. The block fronts 584 feet on each avenue and 160 feet on each street.

FLAT BUYING IN THE BRONX.

HOME STREET—Heller & Sussman have sold for the Mason Construction Company a plot, 113x100, on the south side of Home street 100 feet west of Prospect avenue, to the Ensign Construction Company, which gives in exchange the five story apartment house, on plot 50x100, at the northwest corner of Tiffany street and Whitlock avenue. The Home street site will be improved with flats.

UNION AVENUE—Gertie Halpin has sold the three story frame building on the southeast corner of Union avenue and 156th street to S. Susskind.

BROOKLYN HOMES IN DEMAND.

J. D. H. Bergen has sold 394 Union street, corner of Hoyt street, for Alice M. Ostrander to J. H. Degenhardt; 572 Court street for the People's Trust Company, as trustee, to M. Samuels; 239 Carroll street for Burchard Dutcher, as executor, to Mary M. and Gertrude W. Walsh, and 239 Atlantic avenue for the Samuel Frost estate to William S. Bridge.

E. K. Ramee has sold the two story dwelling at 1224 Putnam avenue for Elizabeth Keesler to William A. Hohn. The same broker has sold the six family apartment at 214 Schaeffer street for Smith & Son to James Coogan.

Frank H. Malone and H. O. Harris have sold the plot, 80x100 feet, on the north side of Eighty-second street 260 feet west of Twenty-fourth avenue for Martha C. Horgen to a builder for improvement.

Leonard Davidson & Co. have sold the two family and store brick building at 251 Myrtle avenue, in the Ridgewood section, for Mary Sandman to Mary Hefner for occupancy.

ASSEMBLYMAN SELLS FLAT.

The Cross & Brown Company and Felt & Tibbitt have sold for Assemblyman Nicholas Nahrbauer, Jr., the four story brick apartment house at the northeast corner of Van de Venter avenue and Eleventh avenue, in the Steinway section of Long Island City.

NEW WHITESTONE COLONY.

Louis Galucci has sold to the Manhattan and Suburban Homes Company fifteen lots on the south side of Fourteenth street, between Seventh and Eighth avenues, Whitestone, L. I. The buyer has an option on sixty other lots at Whitestone owned by Mr. Galucci as a site for 100 dwellings.

BUYS CENTRE ISLAND PLOT.

Raymond Smith has sold a plot on Centre Island to C. P. Stewart; eight acres at Oyster Bay Cove to Huntington Norton, and four acres adjoining the Norton piece to John B. Dennis.

GREENWICH ESTATE SALE.

Thomas N. Cooke has sold the estate of Emma F. McNall to H. A. Sturgis, a commission merchant of this city, for $14,150. The property is in South Greenwich avenue, near the Indian Harbor Yacht Club, and consists of half an acre of land with a Spanish villa and garage.

TENANT BUYS 76TH ST. HOUSE.

Charles Hirschborn is the buyer of the dwelling at 23 West Seventy-sixth street, sold recently. Mr. Hirschborn occupies the house. L. J. Phillips & Co. negotiated the sale.

John H. Dierks is the buyer of 171 West Seventy-eighth street, sold recently by the Bond and Mortgage Company, and the dwelling at 107 West 131st street, also sold by this company, was bought by Mary Tapsher.

TO MAKE OVER 5TH AV. BLDGS.

Plans have been filed for making over the five story dwelling and the five story mercantile building at 312 and 314 Fifth avenue at a cost of $10,000 for Ovington Bros. Company as lessees. The estate of A. F. Shaler and the estate of I. Loring are the owners. Hutton & Buys are the architects.

LENDS TO BRADSTREETS.

The Title Guarantee and Trust Company has made a loan of $350,000 to the Bradstreet Company on the building at the northwest corner of Lafayette and Howard streets.

ART MOVES NORTH ON 5TH AVE.

Dealers Take Store Near 49th St., Having Subleased Old Stand.

Lewis & Simmons of 581 Fifth avenue, dealers in antiques and works of art, have leased for a long term of years the store, basement and first loft at 605 Fifth avenue, near Forty-ninth street. The lease was made with the Kernochan estate, through Pease & Elliman, and is said to call for a yearly rental of about $22,000. An interesting feature of these negotiations is a report that the store which Lewis & Simmons now occupy at 581, on the block to the south, near Forty-seventh street, has been subleased to Youman's, Inc., hatter, through the same firm of brokers.

EXPORTERS TAKE MORE SPACE.

William D. Bloodgood & Co. have leased for Charles F. Noyes Company, agent, 5,000 square feet in the building at 47 and 49 West street to Gaston, Williams & Wigmore.

The M. Rosenthal Company has leased to Pecci & Greenbaum the third floor at 41 West Twenty-eighth street for the United States Trust Company.

L. Tanenbaum, Strauss & Co. have leased with Cammann, Voorhees & Floyd the third loft at 475 Broadway to Seller & Rosenbloom.

Scherick & Mendel have leased the eleventh floor at 461 Fourth avenue, the northeast corner of Thirty-first street, to S. E. Goldman & Co., importers of white and cotton goods; the tenth floor at 39-41 West Thirty-eighth street to Moses Fischer, importer and dealer in art linens, and at 502-504 Broadway, third loft to Goodman, Cohen & Co., manufacturers of shirts. Tucker, Speyer & Co. were associated in the lease of the Thirty-eighth street loft.

The Cross & Brown Company has leased space at 30 East Forty-second street to the Permutit Company, and with Huberth & Huberth the sixteenth floor at 729 Seventh avenue to the International Film Corporation. The International Film Corporation now occupies two floors in this building.

Manning & Trunk have leased the third floor of 41 West Forty-sixth street to Aninie Faucher.

ARTIST RENTS 55TH ST. HOUSE.

James Anderson Hawes has leased his former residence, 60 East Fifty-fifth street, for five years to George L. McElroy for his residence and studio. Mr. Hawes has leased for a year for his residence the house at 23 East Sixty-fifth street through Frederick T. Barry. Ashforth & Co. negotiated the Fifty-fifth street lease.

J. B. English has leased for L. L. Hill the three story dwelling at 225 West Forty-eighth street to K. Lynch.

RESULTS AT AUCTION.

Public Offerings Yesterday in the Manhattan and Bronx Salesrooms.

[AT 14 VESEY STREET.]

By Joseph P. Day.

BROOME ST. 295-97, s e s, 43.11 w Eldridge st, 32.10x87.11, sty tnt and strs—Samuel Kadin agt Solgus Realty Co et al; action 1; due, $9,539.81; taxes, &c, $8.07; prior mtg, $40,000; readvertised for August.

BROOME ST, 299, s e s, 76.10 w Eldridge st, 30.10x87.9, 7 sty tnt and strs—Same agt same; action 2; due, $10,197.89; taxes, &c, $23; prior mtg, $40,000; to the plaintiff.....$44,000

LENOX AV, 422, e s, 17 n 131st st, 16.7x85, 3 sty dwlg—E J Lauer agt Margret Petroll et al; due, $8,454.83; taxes, &c, $129.80; to the plaintiff.....$7,000

By Samuel Marx.

132D ST, 29 E, n s, 80 w Madison av, 20x99.11, 3 sty dwlg—John Kolner agt Michael Schlesser et al; due, $6,141.25; taxes, &c, $108.20; prior mtg, $4,500; to the plaintiff.....$5,128

By Henry Brady.

46TH ST, 216 W, s s, 216.4 w Broadway, 18.7x100.5, 5 sty bldg and str, leasehold—Sheriff's sale of all right, interest, &c, which Annie Moore had on Jan 1, 1916, or since.....Adjourned to August 3

[AT 3208 THIRD AVENUE.]

By Charles A. Berrian.

PROSPECT AV, 2078, e s, 100 s 180th st, 25x99, 3 sty flat and strs—R A Powers, exr, agt Giosue Galiani et al; due, $9,075.12; taxes, &c, $250.94...Withdrawn

PEROT ST, s s cor Armand pl, 88x88, vacant; also Perot st, S s, s 22 Armand pl, 42x80, 2 sty frame dwlg—D P Reid agt Gladys Reid et al; partition; to W J Chestnut.....$4,550

By James J Donovan.

BRYANT AV, 1445, w s, 80 s Jennings st, 20x100, 3 sty flat—J E Corea and Lawyers Mortgage Co agt Annie Kantorowitz et al; due, $8,215.18; taxes, &c, $196.48; to the plaintiff.....$7,000

By Herbert A. Sherman.

ELWOOD PL, n w cor Briggs st, 91.1x53.5x72.3x50—Carlo Delu agt Linda Parodi; due, $979.81; taxes, &c, $256.28; to the plaintiff.....$800

MECHANICS' LIENS.

Manhattan.

LEWIS ST, 7-9—Hyman Weithorn agt Abraham, Frederick & Isaac Lewenthal, owners and contractors.....$462.15

AUDUBON AV, 280, and 180th st, 516 W—Abraham Chapoff agt Casper B Ughetta, owner, John Labor, contractor.....$10

SEAMAN ST, s s, 100 e Academy st, 100x100—Norwalk Lock Co agt Franklin Holding Co, Inc, owner; Frank Wilson Construction Co, owner and contractor.....$150

57TH ST, 156-8 E—Chas Hamilton & Co Inc, agt Edw J Burns, owner; Thos J Brady, contractor.....$135

Bronx.

BRYANT AV, e s, 100 n Aldus st, 100x240—G B Raymond & Co agt Washington Place Bldg Co, owners, Fort Masonry Co, contractors.....$182.52

COLLEGE AV, e s, 50 s 168th st, 100x200—G B Raymond & Co agt James C Gaffney, owner; Fort Masonry Co, contractor.....$181.52

PELHAM BAY PARK, property known as "Sunken Garden," situated on the Pelham Bridge road near Split Rock road, about 1,000 ft n City Island road. —x— —Frank Zambetti agt City of New York, owners; International Garden Club of New York City, lessees; William H Henderson, Jr, Inc, contractors.$776.44

PELHAM BAY PARK, property known as "Sunken Garden," situated on the Pelham Bridge road near Split Rock road, about 1,000 ft n City Island road. —x— —O'Connell Cont Co, Inc, agt City of New York, owners; International Garden Club of New York City, lessees; Frank Zambetti, contractor.....$434

TRANSACTIONS RECORDED.

TRANSFERS.

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

Downtown.

(South of Fourteenth street.)

INTERIOR LOT, begins 56.3 e Elizabeth st and 50 s Canal st, 25x43.9—Wm Prager to Richard Jost, 231 Lenox road, Bklyn, ½ part, July 26; atty, Title Guarantee & T Co, 176 Bway.....$5,750

SAME PROPERTY—Isaac Lowenfeld et al, exr, to same, ½ part, July 26; atty, same.....$5,750

BROOME ST, s s, 134.8 e Hudson st, 22x85; Broome st, s s, 156.8 e Hudson st, 22x69.6—Henrietta Keily to Adelaide McAlpin Pyle of Morristown, N J, mtg $10,000; July 27; atty, Title Guarantee & T Co, 176 Bway.....$1

HOUSTON ST, 40 E, n w cor Mulberry st, 35.1x100.5x25.5x98.9—Fredk Joseph et al, exrs, &c, to Clarence W Gaylor, 359 Lenox av, mtg $40,000, all liens, July 7; address 30 Pine st.....$1

9TH ST, 6 W, s s, 124.1 w 5th av, 22.3x93.11—Archibald S White to Richd S Childs, 23 5th av, mtg $32,500, all liens, July 18; atty, Title Guar & T Co, 176 Bway.....$1

9TH ST, 8 W, s s, 146.5 w 5th av, 31.6x93.11—Archibald S White to Richd S Childs, 23 5th av, mtg $37,500, July 18; atty, Title Guar & T Co, 176 Bway.....$1

11TH ST, s s, 169.10 w University pl, 25x94.10—Jos L Hyde and ano, exrs, &c, to Agnes Farrell, 11 W 102d st, all liens, July 26; atty, Title Guarantee & T Co, 176 Bway.....$100

East Side.

(East of Fifth avenue, between Fourteenth and 110th streets.)

17TH ST, 106 E, s s, 175.8 e 4th av, 25x92—Chas W Hayes to Herman B Goodstein to 1361 Mad av, mtg $25,000, all liens, h and s c a g, June 26; atty, Lawyers Title & Co, 160 Bway.....$100

50TH ST, 401-403 E, n e cor 1st av, 39.11x80—Delancey Properties Corp to Farmer Realty Corp, 233 Bway, all liens, July 19; attys, Sternberg, J & P, 232 Bway.$1

95TH ST, 216-218 E, s s, 298.9 w 3d av, 50x100.8—Delco Holding Co to Levi M Scoville, 268 W 132d st, all liens, Dec 17, 1915; atty, H H Holbert, 1511 3d av.$1

96TH ST, 218 E, s s, 298.9 w 2d av, 25x100—Levi M Scoville to Adelaide Lankenau, 306 E 162d st, mtg $13,000, all liens, July 25; atty, same.....$100

102D ST, n s, 80 e 3d av, runs n 62.9x e 25x n 28.2x e 25x s 100.11 to st x w 50 to beg—Jos Mescon to David Klein, 299 Bway, mtg $24,000, a t, Dec 20, 1915; address, 299 Bway.....$1

West Side.

(West of Fifth avenue, between Fourteenth and 110th streets.)

89TH ST, 23 W, s s, 214 w Central Park W, 20x100.8, partition June 29—Algernon S Norton, ref, to 23 W 89th St, Inc, 1 Liberty st, July 27; atty, W L Pallister, 1 Liberty st.....$28,100

Uptown.

LEXINGTON AV, e s, 19.11 s 129th st, 20x60—Cath A Weldon to Eugene Oppenheim, 2048 7th av, mtg $7,750, July 25; atty, Thos A McGrath, 233 Bway....$100

131ST ST, 64 W, s s, 185.4 e Lenox av, 16.8x99.11, foreclos July 14—Julia M Wright, ref, to Matthew McNamara, 1239 Franklin av, Bronx, July 22; atty, Thos J Banon, 116 Nassau st.....$5,000

133D ST, 61 E, n s, 113 w Park av, 17x99.11, foreclos July 24—Jas A Foley, ref, to Robt J and J Lizzette Cummings, 426 Passaic av, Passaic, N J, mtg $16,500; July 27; attys, Dilworth & W, 15 Broad st (above mtg).....$1,200

135TH ST, s s, 329 w Amsterdam av, 45.10x99.11—Hudson Realty Co to Swift Realty Co, 30 E 42d st, mtg $53,000, all liens, July 26; atty, Jas Frank, 30 E 42d st.$1

LENOX AV, 553, n w cor 138th st, 25x75—Annie, wife Isaac Davidson, to 553 Lenox Av Corpn, 549 Lenox av, all liens, July 26; atty, Title Guar & T Co, 176 Bway.....$100

149TH ST, 520 W, s s, 250 w Amsterdam av, 15x99.11—Wm W Johnson and ano, trus, to Leslie B McClure, 503 W 148th st, mtg $8,000, July 17; atty, Mel Hopper, 30 E 42d st.....$9,000

ST NICHOLAS PL, 44-50, e s, 75 s c 153d st, 99.1x100, foreclos July 19—Alfred H Townley, ref, to Falkenau & Hammerschlag, 35 Nassau st, mtg $110,000, all liens, July 27; attys, Goldsmith, R, M & B, 35 Nassau st.....$45,000

170TH ST, n s, 100 e 11th av, 25x100—Mary J Calhoun and ano, extrs, to Alex Walker, 414 Riverside Drive, mtg $3,000, July 17; atty, N Y Title & Mtg Co, 135 Bway.....$10,000

173RD ST, s s, 225 e Fort Wash av, 25x—Anna H Ahrens to Arthur F Simpson, 656 W 178th st, mtg $46,000, all liens, b and s, July 25; atty, Title Guar & T Co, 176 Bway.....$1

SAME PROPERTY—Arthur F Simpson to Anna H Ahrens, 442 W 162d st, mtg $42,000, all liens, b and s; atty, same.....$100

POST AV, n s, 100 w Harwthorne st, 300x150—Jno J Mahoney to Maho Const Co, 120 Bway, rerecorded from June 28; atty, A Meyer, 120 Bway.....$100

VERMILYEA AV, n s, 100 w 207th st, 50x100—Aldus Const Co to Winco Realty Corpn, 61 Bway, mtg $120,000, July 26; atty, Title G T Co, 176 Bway.....$100

Bronx.

(Borough of The Bronx.)

WHITLOCK AV, e s, 150 n Tiffany av, 25x130.11—Annonziata Fucci to Down Town Bldg Co, 30 Nassau st, mtg $16,000, July 8; atty, Deyo & B, 111 Broadway.....$1

CRESTON AV, w s, 173 s 183d st, 20x180—Ida F Freitag to Gabel, Inc, 2721 E 17th st, July 20; atty, C W Walter, 76 Central av, White Plains, N Y....$65

LOTS 89, 201 & 202, map Joel Wolfe estate—Constance C Crosby and ano to Fillmore Holding Co, 111 Bway, mtg $1,700, July 6; atty, A Smith, 111 Bway..$1

LOT 3, map David B Cocks, Bernard Bernstein to Anna L Droege, 228 E 65th st, June 13; atty, O H Droege, 229 Bway.....$1

LOT 135, map Hunts Point Estates—Herman Wiener to Morris Abend, 47 W 129th st, ½ part, mtg $1,000, July 22; atty, Madden & J, Yonkers, N Y....$100

LOTS 11 TO 13 and 24 to 29, parcel 22; lots 10 to 14 and 16 to 19, parcel 21, map Wm B Ogden—Wm N Cohen to Aldus Constn Co, Inc, 15 Wm st, July 20; atty, Lawyers T & T Co.....$1

TREMONT AV, s s, 150.6 w Southern Blvd, 75x100—Creston Co to Mt Hope Bldg Co, 139 W 189th st, mtg $5,000, July 20; atty, F A Susco, 15 Wall st.....$100

TREMONT AV, s s, 225.6 w Southern Blvd, 50x100—Mary C Variant to same, mtg $9,700, July 26; atty, same.....$100

136TH ST, s s, 627.6 e St Ann's av, 48.8x100—Louis C Hartman, ref, to Rose Rudinsky, 1241 47th st, Bklyn, mtg $31,000, July 25; atty, M C Levy, 119 Nassau st.....$6,500

136TH ST, s s, 578.10 e St Ann's av, 48.8x100—Maurice J Dix, ref, to same, mtg $31,000, July 25; atty, same.....$5,500

136TH ST, s s, 536.8 e St Ann's av, 48.8x100—Jas P Hennessy, ref, to same, mtg $31,000; July 25; atty, same..$5,500

CLAY AV, 1316, e s, 19x80—Theophila Rubin to Harry Rubin and ano, 221 Sherman av, July 26; atty, N Barbach, 38 Park Row.....$1

RYER AV, s e c 180th st, runs s 34.5x e 65x e 37.9x n 25x104.6—Cornelia A Cardashian and ano (trus) to Anthon Lubesey, 140 1st av, mtg $23,500, July 25; atty, T G & T Co, 176 Bway.....$26,000

WESTCHESTER TURNPIKE, n s, at n e s Classon av, 57.4x109.7x83.7x126.11, sub lots 4 to 7, map McGraw estate—Emma Van Gelder to August Baur, Oct 24, 1906; atty, J H Supple, 37 Nassau st.....$100

LOTS 303 and 304, map McGraw estate—Benoit Wassermann to Juliette Schmitt, 1546 Penn av, Pittsburg, Pa, July 12 (confirmation deed); atty, T G & T Co, 176 Bway.....$1

3D AV, s e c 172d st, 50x100.6—Chas B Bretzfelder (ref) to Julius Bashwitz, 460 Riverside Drive, July 14; atty, T G & T Co, 176 Bway.....$50,000

UNION AV, e s, 321.3 n 161st st, 30x171.8—William Armstrong (ref) to Henry Acker, 2472 Grand av, July 26; atty, T G & T Co, 176 Bway.....$6,500

HILL AV, e s, 300 s Randall av, 50x100—Land Co C of Edenwald to Wm Lange, 525 E 72d st, 2pl to 4, atty, Land Co C of Edenwald, 161 Charles st.....$1

BRYANT AV, w s, 340 s 165th st, 126x100—D H Jackson Co to Harry H Jackson, 1004 Morris av, mtg $36,000, July 18; attys, Goldsmith, R M & B, 35 Nassau st.....$1

MORTGAGES.

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

Downtown.

(South of Fourteenth st.)

DUANE ST, 130 s s, 46.11 w Church st, 28.11x16.9x29x116.9, suppl mtg imposing mtg for $50,000 on foregoing, as recorded June 2, 1911, to cover also Duane st, 132 s s, 75.10 W Church st, 42.1x116.9, July 26—Alister Greene to East River Sav Inst, 291 Bway, due as per bond; atty, Lawyers T & T Co, 160 Bway...$1

11TH ST, s s, 169.10 w University pl, 25x94.10, July 26—Agnes Farrell to Lawyers Mort Co, 59 Liberty st, due as per bond.....$20,000

SAME PROPERTY AND DATE—Same to Timothy F. Fay, 407 State st, Bklyn, due as per bond, pr mtg $20,000; address 59 Liberty st.....$20,000

East Side.

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

17TH ST, 106 E, s s, 175.8 e 4th av, 25x92, June 26—Herman B Goodstein to Chas W Hayes, 106 e 17th st, due as per bond; attys, Ver Planck, P & S, 149 Bway.....$20,000

SAME PROPERTY AND DATE—Same to same, due as per bond, pr mtg $20,000; atty s, same.....$1

17TH ST, 106-8 s s, 175.8 e 4th av, 25x92, July 26—Herman B. Goodstein to Jno. Schepps, 810 6th av, due as per bond, pr mtg $25,000; atty, Sol H Elsler, 261 Bway.....$5,000

72D ST, n w c Park av, 40x102.2, July 26—Alister Greene to East River Sav Inst, 291 Bway, 5 yrs, 4½%; atty, Lawyers, T & T Co, 160 Bway..$40,000

72D ST, 65 E, n w c Park av, 20x102, mtg for $40,000, recorded Ap 8, 1907, to cover supplemental mtg; also 72d st, n s, 50 w Park av, 20x102.2, July 26—Same to same, due as per bond; atty, same...$1

West Side.

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

BROADWAY, 1418, e s, 76.10 n 39th st, 25.3x114.2x24.8x107.3, leasehold, July 26—Alger Realty Co. & ano to Morris Wolf, 1733 Montgomery av, Phila, Pa, 1 yr, 6%; atty, Title Guarantee & T Co, 176 Bway.....$12,500

48TH ST, n s, 300 w 11th av, 25x75, July 26—Wm G Draddy, New Rochelle, N Y, and Ellen M Ritch, Sound Beach, Conn, to Lily Hahn, 160 W 87th st; atty, Lawyers Title & T Co, 160 Bway...$2,500

Uptown.

(Manhattan Island, north of 110th st.)

149TH ST, 520 W, s s, 250 w Amsterdam av, 15x99.11, July 17—Leslie B McClure to Wm W Johnson, 612 North Bway, Yonkers, N Y, and ano, trustees, due July 26, 1919, 5%; attys, Merrill, R & T, 100 Bway.....$8,000

Bronx.

(Borough of the Bronx.)

156TH ST, 417-19, n s, 100x0.1x50x50x50x0.1 x100x50—Bronx Torrens Land Co to Solomon C Powell, 35 W 81st st, July 1, 3 yrs, 6%; atty, Jos J Silver, 51 Chambers st.....$2,500

BRIGGS AV, 2955, w s, 25x irregular; also Briggs av, s w cor 201st st, 56.11x99.3 to 201st st x114.5; also land in New York and Suffolk counties, Isaac Steigerwald to John P Munn, 18 W 58th st, and ano, July 25, prior mtg $55,000, due as per bond; atty, Jackson & P, 1 Madison av.....$20,000

LOTS 11 to 13 and 24 to 29, parcel 22, map Wm B Ogden—Aldus Constn Co to Wm N Cohen, 515 Park av, July 26, 3 yrs, 6%; atty, Title Guar & T Co, 176 Bway.....$12,500

TREMONT AV, s s, 150.6 w Southern Boulevard, 125x100—Mount Hope Bldg Co to City Bank, 15 Wall st, July 26, on demand, 6%; atty, F A Snow, 15 Wall st.....$60,000

WHITLOCK AV, e s, 164.5 n 141st st, runs n 305.5x e 190.11 x s 305.1 x w 211.11 to 141st st, s s, 121.11 e Southern Boulevard, 12.11x161.6—Norcross Bros Co to Felix Rackemann, 1 Brush Hill rd, Norfolk, Mass, and ano, prior mtg $50,000, July 25, 1 yr, 6%; atty, A P Haller, 22 E 33d st.....$40,000

3D AV, s e cor 172d st, 50x100.6—Julius Bashwitz to Title Guar & Trust Co, 176 Bway, July 26, due as per bond; atty, T G & T Co, 176 Bway.....$32,000

RYER AV, s e cor 180th st, 34.5x65x37.9x 25x104.6—Anthon Lubsey to Cornelia A Cardashian, Atlantic Highlands, N J, and ano, trustees, July 25, due as per bond; atty, T G & T Co, 176 Bway.....$23,500

BATHGATE AV, w s, 122.8 n 183d st, 25x169.3 to Bassford av x25x170—Mary A Conway to John Seeke, 1249 Brook av, July 25, due as per bond; atty, T G & T Co, 176 Bway.....$3,000

SATISFIED MORTGAGES.

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

UNIVERSITY PL, 66-8, e s, 76.9 n 10th st, runs n 43.3x w 100x s 25x w 6.11x s 18.2x e 105.7 to beg, July 11, 1913—Mary H Hazelton to Wm L Marshall; atty, Wm H Maloney, 41 Wall st.$15,000

67TH ST, n s, 131.8 w Bway, 131.8x88.9x92x75.5, Bway, w s, 84.9 x 68th st, 25x119.4x28x130.2, Feb 16, 1910—Florence Joel, South Norwalk, Conn, to the Lincoln Society of Friends; attys, Eisman, Levy, C & L, 135 Bway.....$1

ESSEX ST, 146, e s, 225 n from n w c Rivington st, 25x100, June 21, 1905—Himan & Hannah Phelps to Geo Frank, atty, Hugo Cohn, 19 Ave A.....$1,200

23D ST, 430 W, s s, 316.8 w 9th av, 16.8x94.9, Dec 29, 1908—Elphalet L Davis to Wm Gordon Phelps; atty, Lawyers Title & T Co, 160 Bway.....$1

PRESCOTT AV, s s, 718.10 e Bolton rd, 103.2x141.4x101.2x145.4, being lots 452-454, map 735, part of Pickman Homestead property, May 15, 1905—Mary E Bannon to Robt B Johnston, trustee; atty, Warren C French, 41 Park Row.....$4,000

PRESCOTT AV, s s, 614.2 e Bolton rd, 101.8x145.4x101.2x145.5, lots 449-451, same map, same date—Same to Emma F Pertstetch; atty, same.....$4,000

167TH ST, 271 W, s s, 27 w Park av, 18.9x89.11, Feb 20, 1909—Anthony M Rowland to Thos Reilly; attys, Kirk & Conry, 87 Nassau st.....$2,000

PLEASANT AV, s w c 107th st, 100.11x175, July 24, 1914—Bertha Rothbold to Marie Lambert; atty, Robt D Geswein, 59 Wall st.....$12,000

187TH ST, n e c 57th st, 57.3x17.9, Dec 1, 1890—Emma Gebhart, ty Emigrant Industrial Sav Bank; atty, Wm C Orr, 21 Chambers st.....$6,000

SAME PROPERTY, Dec 23, 1898—Same to same; atty, same.....$1,500

ASSIGNMENTS OF MORTGAGES.

Manhattan.

125TH ST, n s, 40 e Lenox av, 37.6x99.11—Elsie K Powell to Cath W Sewall, 29 E 77th st; atty, Wilson M Powell, 7 Wall st.....$5,000

MERCER ST, 1-3; Water st, 160—Wolcott G Lane et al, exrs, to Lorillard Spencer, 960 Park av; attys, Miller, K, L & T, 40 Bway.....$1

58TH ST, n s, 150 w Park av, 50x100.5—Bond & Mtg Guar Co to Title Guar & Trust Co, 176 Bway.....$105,000

8TH ST, n s, 250 w Central Park W, 20x102.2—Alfred Heinshenner et al, exrs, to New York Foundation, 52 William st; atty, Lawyers Title & T Co, 160 Bway.....$35,000

SAME PROPERTY—N Y Foundation to Adolph Lewisohn, 9 W 57th st; atty, Title Guar & T Co, 176 Bway.....$35,000

BROADWAY, n s cor 67th st, 56.9x32x75.5 x131.8 Bway, w s 84.2 x 68th st, 25.1x130x25x119.4—T Dwight Pouchet to Lincoln Society of Friends, 147 W 125th st, rerecorded from Dec 11, 1915; atty, Title Guar & T Co, 176 Bway.....$1

HAMILTON TERRACE, e s, 469.6 n 141st st, 19x88.5—Christine G Openhym to Lawyers Mtg Co, 59 Liberty st.....$12,000

Bronx.

DAVIDSON AV, e s, 117 n North st, 17x115—H Gerald Chapin, exr Mary G Chapin, to Ida C Shotwell, at Chappaqua, N Y; atty, H G Chapin, Chappaqua, N Y.....$4,000

LOTS 400 to 402, map Eliz R B King City Island Homes, Inc, to Bankers Trust Co, 14 Wall st; attys, White & C, 14 Wall st.....$1

BROOK AV, w s, 98 s 169th st, 70x90—John J Bell to Dollar Savs Bank, 2308 3d av; atty, Mackelar & G, 43 Cedar st.....$1

BRYANT AV, e s, 73.2 s 181st st, 38x115—Christopher Easton, indiv and exr, to Otto W Wuertz, 273 Prospect av; atty, T G & T Co, 176 Bway.....$26,500

LOT 52, map attached to report of Stedman, ref—Grant Squires, exr, to Jas W Greason, 100 Morningside av; atty, Grant Squires, 299 Madison av.....$4,000

TYLER ST, w s, 413 s n 174th st, 16.6x106—Eliz Steinmuller to Josephine Proben, Sea Cliff, L I; atty, Geo A Steinmuller, 1511 3d av.....$1,500

WENDOVER AV, 495—Title G & T Co to John Yard on Cotint rd, Sandwich, Mass, exr; atty, Title G & T Co, 176 Bway.....$30,000

MT HOPE PL, n s, extends from Monroe av to Grand Blvd and Concourse, 2—Same to Emil Frank, 970 Park av; atty, same.....$9,000

RECORDED LEASES.

Manhattan.

139TH ST, 54-64 W, all—Jacob A Epstein to Philip Zabludovsky, 68 W 139th st, 3 yrs, from 1—to 31—, 1919, July 1; atty, Samuel A Kahan, 63 Park Row.....$14,000

9TH AV 502, all—Mary O'Leary to Max Hazelkorn, 502 9th av, 5 yrs from May 1, 1916; atty, A Brenner, 302 Bway.....$2,200

19TH ST, 3 E, all—Bond & Mtg Guar Co to W S Ensign Corpn, 141 5th av, 10 yrs from Feb 1, 1917.....$4,500 $5,500

120TH ST, 121 E, shop—Margaret Murphy to William Murphy, on premises, 5 yrs from May 1, 1916.....$480

151ST ST, 526-28 W, all—Jonas Luxenberg and ano to Jacob Wiegan, 521 W 175th st, 4 yrs from Aug 1, 1916; atty, Philip Bernstein, 74 Bway.....$7,600 to $8,000

LIS PENDENS.

Manhattan.

132D ST, 41 E—Clara Kinkeldey, extr, agt Mt Gilead Baptist Church et al (foreclosure of mtg); attys, Beals & Nicholson.

CHARLES ST, s w cor Waverly pl, 75x38.10—W Bennett Marx agt Annie Lipman et al (foreclosure of mtg); atty, L J Marx.

80TH ST, 139 and 141 E—Moss Estate, Inc, agt Louise A Phillips (foreclosure of mtg); attys, Creevey & Rogers.

Bronx.

3D AV, 3318—Josephine Guidet Buckley agt Louise Fretz et al (foreclosure of mtg); atty, S M Fischer.

LOTS 85 and 86 (part of) map of North Melrose—Mark A Schwartz agt Charles T Streeter Constn Co et al (foreclosure of mtg); attys, Morrison & Schiff.

NEW REALTY CORPORATIONS.

Hancock Holding Corporation, Manhattan; capital, $10,000; directors, Abraham I. Menin, Kate Menin and Jacob M. Gudalia.

Owner's West Sixty-sixth Street Garage, Manhattan; capital, $90,000; directors, Rudolph C Culver, Frank L Gibbs and Samuel G. Meeker.

Heights Leasehold Corporation, Manhattan; capital, $1,000; directors, Morris Greenblatt, Frank E. Rosenbaum and Ida Mondschein.

Tompkyn Realty Corporation, New Rochelle; capital, $10,000; directors, Peter A Cameron, Charles J. Dunlap and Walter C. Otto.

Bland Mercantile & Realty Co, Manhattan; capital, $1,000; directors, Katherine M. Doelger, Caroline Doelger and Hannah Frieger.

BROKERS IN 77TH ST. SALE.

L. J. Phillips & Son were the brokers in the sale of the Howard Conkling property at 310 East Seventy-seventh street, reported a few days ago.

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