PRICES NO HALT TO CONSTRUCTION

Commercial Progress Warrants Expenditure, Which Is Greatest in Years.

$831,402,000 THE TOTAL

This Figure Represents Operations Planned for This Quarter of Country.

Comparative building and engineering statistics, based upon contracts actually awarded in New York State and northern New Jersey from January 1 to July 1, 1917, aggregated $158,281,000, according to the *Record and Guide*.

With the exception of 1913, when the total reached $158,017,500, in no year since 1910 have the figures exceeded those of 1917. In May there was a striking falling off in work throughout the country, but a better feeling is prevalent to-day and activities are being resumed.

In June the figures read $9,089,000, divided as follows: Residential work, $3,370,000; manufacturing, $2,233,000, and miscellaneous, $4,486,000. The Government mobilization construction work in New York State and northern New Jersey amounted to $3,703,000. No navy work is considered in these figures.

These figures show a decided increase over those for June, 1916. During that month the total was $5,535,000, of which $2,949,000 went into residential structures, $144,000 into manufacturing buildings, and $2,422,000 into operations of other characters.

The total number of building and engineering operations for which contracts were awarded in that section north of the Ohio and east of the Missouri River aggregated $831,402,000, which is almost 33 per cent. more than last year and approximately 100 per cent. more than the average yearly total since 1910.

In Greater New York the falling off in residential construction is confined to tenement houses, while the large increase in manufacturing buildings is due directly to the enlarging of the capacity of plants in the section so as to care for Governmental orders and also to supply goods which were formerly made in Germany but now are manufactured in this country. The $2,000,000 increase in other structures is taken up largely by public and philanthropic institutions and churches.

Speculative building has received a setback, but on the other hand investment building is going ahead at a normal rate. The reason for the latter situation is that prospective builders realize that prices will not recede for some time to come. But little help from the Government is looked for as far as steel is concerned, except by the most optimistic. The demand for properties, particularly for manufacturing and commercial uses, is large and owners have splendid opportunities even at the present high cost of construction to rent from the plans on long term leases and receive adequate returns on their investment. In many cases amortization plans are being put into effect, so that when a recession does come the owners will be financially strong.

The price of fabricated steel has been advanced to a still higher level. Mill shipments of shapes are now quoted at 4.669c. to 5.769c. New York, for delivery from one to four months.

There has been during the last month practically two markets, the Government's and that of the private consumer. As a rule the price to the Government is from 15 to 20 per cent. lower than the private purchaser's. Assuming that the Government is to take 10 per cent. of the total output this means increasing the prices to the public unless such a plan of price regulation as is now talked about is put into effect.

Scientific investigation and expert regulation of steel prices might well result in encouraging builders to resume operations which are needed whether there is a war or not.

The production of coal in the United States last year was the greatest in the history of the country. Franklin K. Lane, Secretary of the Interior, is responsible for the statement that a new record was set for the first six months of the present year. At least 270,000,000 tons of bituminous coal was produced since January 1. This amount exceeds the output for the first six months of 1916 by at least 20,000,000 tons.

The limit has not been reached, however, for as the railroads are able to work out to better advantage the problem of car supply the consumer will receive steadily increasing quantities.

Wholesale lumber prices underwent a considerable advance. Yellow pine (merchantable 1905 f. o. b. New York), 8 to 12 inches, 16 to 20 feet, advanced from $33-$41 to $40-$50, and 14 to 16 feet from $43-$47 to $55-$70. Hemlock, Pennsylvania, f. o. b. New York, is now quoted at $29; hemlock, West Virginia, $27; spruce, Eastern, random cargo, narrow, delivered, $32-$37; quartered oak, $90-$95, and plain oak, $68-$70. Spruce lath is easier and quoted at $5.50-$5.75.

Lime (standard 300 lb. bbls., wholesale), Eastern common, $1.90, and Eastern finishing, $2.10. The demand is not particularly heavy. Cut nails are quoted at the record price of $4.65 f. o. b. Pittsburg. Wire product manufacturers have advanced prices of wire nails to the basis of $4 a keg and to $4.05 a hundred pounds for bright basic wire. The Government recently placed an order for 42,000 kegs of wire nails at $3.20 a keg, mill base. One-half of this order will be filled by the American Steel and Wire Company. The latter concern still maintains the $3.20 price.

The price of Portland cement is holding firmly at the $2.12 level, which is equal to $1.60 mill base to consumers. Prediction is made that the existing scarcity of window glass will be severely felt next autumn. There has been no change in discounts.

SIXTH AVENUE CORNER SOLD.

James A. Dowd has sold for the Peter Doelger Brewing Company the five story building at the southwest corner of Sixth avenue and Fifty-fourth street. The building has a frontage of 25.2 feet on Sixth avenue and 100 feet on Fifty-fourth street.

FLAT AND DWELLING DEALS.

HOE AVENUE—The Duross Company has sold for D. H. Holloway to an investor the two five story flats at 1832 and 1835 Hoe avenue, between 172d and 173d streets. This property was given in part payment for the northeast corner of Madison avenue and 124th street, reported sold recently.

EAST 174TH STREET—Joseph Horowitz sold to Agudas Tipheres Israel Company, 511 East 174th street, a three story tenement, 20x100.11, for $13,700.

WEST 131ST STREET—Porter & Cole have sold for the estate of Patrick Redding 323 West 131st street, a three story dwelling on lot 25x99.11.

RICHMOND DWELLING BUYER.

The Mathews Realty Company has sold through W. S. Hirt the house at 111 Davis avenue, corner of Forest avenue, West Brighton, Staten Island, to Taylor Sudlow.

AUCTION SALES THIS WEEK.

MONDAY, JULY 9.

[AT 14 VESEY STREET.]

By Joseph P. Day.

197TH ST, 238-246 W, s s, 243.5 w 7th av, 77.1x92, five 5 sty bldgs—E A Morrison et al, trtes, agt Kings Farm Realty Co et al; action 1; A T Mason, atty; due, $42,670.95; taxes, &c, $1,701.

197TH ST, 248-256 W, s s, 420.6 w 7th av, 77.1x92, five 5 sty bldgs—Same agt same; action 2; due, $42,672.96; taxes, &c, $1,705.46.

197TH ST, 210-218 W, s s, 160.6 w 7th av, 45x92, three 5 sty bldgs—H C Bronson agt Kings Farm Realty Co et al; Daly, H & M, attys; due, $24,709.32; taxes, &c, $1,013.35.

207TH ST, 536 W, s s, 250 e 11th av, 25x98.9, 5 sty tnt—S M Warner and ano, as comm, agt Cassandra Mendelson et al; E G Kremer, atty; due, $16,433.11; taxes, &c, $1,019.64.

8TH AV, 2149, e s, 50 n 131st st, 24.11x99, 5 sty flat—Moncure Burke et al, exrs, agt Louis Young et al; Clark, P M & R, attys; due, $17,862.01; taxes, &c, $438.20.

By Henry Brady.

88TH ST, 168 W, s s, 217 e Amst av, 17x100.8, 3 sty dwlg—Greenwich Savings Bank agt E C Eckerson et al; Middlebrook & R, attys; due, $10,707.83; taxes, &c, $253.53.

By Samuel Marx.

117TH ST, 227-39 W, n s, 280 w 7th av, 120x47.4x irreg, 5 sty lofts & strs—Leon Tuchman agt 227 West 17th St Co et al; Louis Manheim, atty; due, $16,533.86; taxes, &c, $39.60; prior mtg, $113,000.

By Samuel Goldsticker.

63D ST, 147 W, n s, 414.8 w Columbus av, 18.6x100.5, 4 sty dwlg—A C Williams agt P J Cosgrove et al; Alexander & G, attys; due, $15,377.95; taxes, &c, $488.75.

[AT 3208 THIRD AVENUE.]

By James J. Donovan.

FORDHAM RD, s w c Crotona av, 87.1x294.1x89.2x209.5, vacant—N Y Title & Mtg Co agt M Levy; M A Hulett, atty; due, $9,614.37; taxes, &c, $193.25.

TUESDAY, JULY 10.

[AT 14 VESEY STREET.]

By Samuel Marx.

81ST ST, 221 E, n s, 264.1 e 3d av, 25.4x102.2, 5 sty tnt; also

24TH ST, 336-38 E, s s, 125 w 1st av, 50x98.9, two 4 sty tnts & strs—Adam Reinhardt agt E F Reinhardt et al; Crane & B, attys; partition.

HENRY ST, 312, n s, 72 e Scannell st, 24x78.8, 5 sty tnt—G P Sanborn, trte, agt Isaac Male et al; Baylis & S, attys; due, $22,707; taxes, &c, $942.98.

By Henry Brady.

124TH ST, 595 W, n s, 16 w Amsterdam av, 50x100.11, 6 sty apt house—Metropolitan Life Ins Co agt C L Brookheim et al; Butcher, T & F, attys; due, $37,-148.77; taxes, &c, $3,708.95.

CANNON ST, 119-21, w s, 158.4 n Stanton st, 41.7x100, 6 sty tnt and strs—S E Furnald and ano, trtes, agt Rosi Neidenberg et al; Richard Kelly, atty; due, $478,-707.39; taxes, &c, $1,746.90.

By Joseph P. Day.

95TH ST, 127 W, n s, 234 w Columbus av, 16x100.8, 3 sty dwlg—A L Morgan agt People of State of N Y et al; Appleton, P & H, attys; due, $12,427.98; taxes, &c, $271.90.

LUDLOW ST, 169, w s, 125 n Stanton st, 25x87.6, 5 sty tnt and strs—H C Mostyn et al agt Pauline Goldfather et al; Blackwell, Brown, attys; due, $22,430.87; taxes, &c, $393.49.

WILLETT ST, 27, w s, 169.4 n Broome st, 21.10x100, 4 sty tnt and strs—Citizens' Savings Bank agt Israel Koenigsberg et al; Small & R, attys; due, $15,256.01; taxes, &c, $617.71.

By Joseph & Co.

34TH ST, 309 E, n s, 100 e 2d av, 21.5x98.9, 4 sty tnt and strs—H A Catlin agt G M Archer et al; E S Clinch, atty; partition.

By Herbert A Sherman.

74TH ST, 102 W, n s, 100 w Columbus av, 20x102.2, 6 sty flat and strs—Rector, Calvary Church agt Leo Katz et al; M A Hulett, atty; due, $22,838.21; taxes, &c, $1,262.85.

[AT 3208 THIRD AVENUE.]

By L. J. Phillips & Co.

TRIANGULAR block bounded by w s Eastern Boulv, Middletown rd and Jarvis av, 800.1x720.2x754.1—A M Huntington agt Wm Henderson et al; Cadwalader, W & T, attys; due, $22,100.82; taxes, &c, $6,638.10.

By Joseph P. Day.

BRYANT AV, 1071-1075, n w cor 165th st, 110x100, 2 sty flats—Max Fine agt Ronnele Construction Co et al; Morrison & S, attys; due, $8,511.48.

By James J. Donovan.

SOUTHERN BOULEVARD, w s, 305 s 167th st, 80x100, vacant—L J Ashforth agt Amundson Realty Co et al; Harold Swain, atty; due, $15,634.81; taxes, &c, $450.

By Arthur C. Sheridan.

COSTER ST, 652, e s, 440 s Spofford av, 20x100, 2 sty dwlg—A E Queren agt Hunts Point Estates et al; L B Harbrouck, atty; due, $4,955.82; taxes, &c, $148.33.

WEDNESDAY, JULY 11.

[AT 14 VESEY STREET.]

By Joseph P. Day.

8TH AV, 871, n w cor 52d st, 23.5x80, 4 sty tnt and strs—Franklin Savings Bank agt Wm Cahill et al; W M Powell, atty; due, $41,990.62; taxes, &c, $1,990.82.

92D ST, 13 W, n s, 441 w Columbus av, 20x100.8, 3 sty dwlg—Trustees of Fund for Aged Infirm Clergymen of Protestant Episcopal Church agt P S Ketterer et al; Harrison, E & B, attys; due, $18,-377.73; taxes, &c, $316.49.

By Arthur C. Sheridan.

CANAL ST, 164-168, s w cor Elizabeth st, 47x100x47x irreg, 6 sty bldg—E F De Beisedon and ano, trtes, agt Margt Schrenkeiser et al; Dean, T & M, attys; due, $31,782.31; taxes, &c, $80.13.

[AT 3208 THIRD AVENUE.]

By Joseph P. Day.

MORRIS AV, 730, e s, 50 s 158th st, 25x101.10, to Park av x 27.9x89.2, 3 and 2 sty bldgs—Harlem Savings Bank agt M J Broderick et al; E S Clinch, atty; due, $5,379.93; taxes, &c, $209.84.

By George Price.

NELSON AV, s e cor 176th st, 24.6x100, vacant—City of New York agt Margt McCarthy et al; Lamar Hardy, atty; due, $1,772.67; taxes, &c, $1,211.14.

By James J. Donovan.

CAULDWELL AV, 406, e s, 74.9 n 156th st, 22.5x84.2, 2 sty dwlg—Harry Meyer agt Wolf Burland et al; Harold Swain, atty; due, $2,337.17; taxes, &c, $362.

By Joseph & Co.

FORDHAM ROAD, 552 E, s s, 25 s Lorillard pl, 31x103, 2 sty dwlg—Harlem Savings Bank agt A S Connelly et al; E S Clinch, atty; due, $4,659.69; taxes, &c, $336.72.

THURSDAY, JULY 12.

[AT 14 VESEY STREET.]

By Joseph P. Day.

HUDSON ST, 641, w s, 81.11 s Perry st, 18.10x72.6x irreg, 4 sty tnt and strs—W H Sage, trus, agt Lillie Lowenstein and ano; H S Schoonmaker, atty; due, $2,-712.63; taxes, &c, $1,631.59.

183TH ST, 515 W, n s, 199.6 w Amsterdam av, 16.6x52.8, 3 sty dwlg—H B Wetryche-Whitmore, trus, agt A C Brew et al; Wherry & M, attys; due, $3,146.12; taxes, &c, $997.26.

By Arthur C. Sheridan.

ELIZABETH ST, 153, w s, 8.10 s Kenmore st, 25x94, 3 sty front and rear tnts—John Molinari agt J L Molinari et al; K C & M V McDonald, attys; partition.

By Samuel Marx.

MADISON AV, 1822, w s, 20.11 s 119th st, 20x75, 3 sty dwlg—I M Otz agt A M Brody et al; Rabe & K, attys; due, $18,-666.12; taxes, &c, $264.83.

[AT 3208 THIRD AVENUE.]

By Charles A. Berrian.

WEBSTER AV, 2368, e s, 289.3 s 197th st, 50.2x100.10, 5 sty flat—E E Romer et al agt Webster Av Realty Corpn et al; M G Palliser, atty; due, $6,582.85; taxes, &c, $1,150; sub to bldg loan mtg, $29,000.

TRANSACTIONS RECORDED.

TRANSFERS.

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

Downtown.

(South of Fourteenth street.)

LEONARD ST, 19-21, n s—City of New York to Geo P & Fredk H Sanborn, 28 Livingston st, Bklyn, all liens, July 5; attys, Bowers & S, 46 Cedar st; exch and $1

SAME PROPERTY—Geo P & F H Sanborn to Saml Kilpatrick, 554 Jefferson av, Bklyn, b and s and c a g, all liens, June 29; attys, same $100

ELDRIDGE ST, 105, w s, 25x100; Eldridge st, 107, w s, 25x100—City of New York to Geo P & Fredk H Sanborn, 28 Livingston st, Bklyn, all liens, July 5; atty, Title Guar & T Co, 176 Bway $1

SAME PROPERTY—Geo P Sanborn et al to Witty Realty & Constr Co, 50 Eldridge st, b and s, c a g, all liens, June 29; attys, Baylis & S, 141 Bway $100

WILLETT ST, 70, e s, runs e 124.4x s 30x w 24.3x s 8.1½x w 100.4 to st x n 30.3 to beg—Arthur A Alexander and ano, trustees will Arthur L Levy, to Rzeszower Verbruederungs Verein, on the premises, b and s, all liens, July 6; attys, Dean, T & McB, 140 Bway .$21,000

East Side.

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

72D ST, 107 E, 21x102.2—Norman and Ella L Hapgood to Emilie Hapgood, 126 12th st, q c, June 19; atty, A B Spingarn, 111 Liberty st $1

101ST ST, 242-3 E, 49x100.11—Gertie Halpin to Marie Kahrs, 1493 Edgewater road, Bronx, b and s, mtg $26,410, all liens, July 6 .....$100

West Side.

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

84TH ST, 247 W, 18.7x99.9—Harriet S Fischer (Mrs) to Reskinder Realty Co, 499 6th av, all liens, June 15; atty, P M Simon, 499 6th av $100

88TH ST, 9 W, 18.9x98.9—Consolidated Chandelier Co to Abraham Greenblatt, 109 Madison av, Connellsville, Pa, all liens, June 30; atty, A M Wattenberg, 233 Bway $100

46TH ST, n s, 268.9 e 7th av, 18.9x100.5—Alex Davidson to Geo J Stillman, 62½ Pavonia av, Jersey City, June 27; address, 133 Newark av, J C $1

SAME PROPERTY—Geo J Stillman to Alex and Hannah Davidson, 147 W 46th st, June 27; address, same .....

57TH ST, 140 W, 20x100—Beconsat Realty Corpn to Alliance Realty Co, 115 Bway, mtg $14,000, all liens, b and s, July 6; attys, Babbage & S, 111 Bway $100

Uptown.

(Manhattan Island, north of 110th street.)

112TH ST, n s, 150 w 2d av, 17.6x100.11—James G Phyfe to Fannie W Phyfe, 2048 7th av, July 3; atty, Title Guar & T Co, 176 Bway $100

116TH ST, 58 E, 20x100.11—Central Trust Co to Broadway-John St Corpn, 206 Bway, b and s, c a g, all liens, May 15; 116TH ST, 60 E, 20x100.11—Same to same, b and s, c a g, all liens, May 15; atty, Lawyers T & T Co, 160 Bway $1

116TH ST, 62 E, 20x100.11—Same to same, b and s, c a g, all liens, May 15; atty, same $1

115TH ST, 207 E, 24.2x100.11—Lena E Hatchis to Benedetto Zumpetta, 311 E 101st st, mtg $13,500, all liens, record 1 from Sept 19, 1916; atty, Title Guar & T Co, 176 Bway $100

SAME PROPERTY—Benedetto Zumpetta to Michele Langone, 333 E 115th st, mtg $13,500, all liens; atty, same $1

129TH ST, n s, 462.8 w 7th av, 18.6x99.11, with a l to strip 0.2½x— on s—Bowery Sav Bank to Wm F and Sarah C Jackson, 248 W 129th st, tenants by entirety, b and s, c a g, July 6; attys, Cadwalader, W & T, 40 Wall st $100

LENOX AV, e s, 15 n 122d st, 24.11x84—Pauline Levy to Roamer Realty Corpn, 299 Bway, mtg $15,400, July 6; attys, Gettner, S & A, 299 Bway $100

7TH AV, s w c 142d st, 74.11x75—Emanuel Kanarvogel to City Real Estate Co, 176 Bway, b and s, c a g, all liens, June 28; atty, Title Guar & T Co, 176 Bway $100

SAME PROPERTY—City Real Estate Co to Emanuel Kanarvogel, 631 E 9th st, b and s, all liens, June 24; atty, Title Guar & T Co, 176 Bway $100

INTERIOR LOT begins 105.10 n 164th st and 100 w Amst av, 20.6x38x20.6x37.7—Mary T A J Ryan to Richd B McPolin, 2143 Amst av, 1-3 part, a t, b and s, c a g, July 6; atty, Jno Whalen, 206 Bway $1

165TH ST, n s, 100 e Amst av, 20.6x45.5x—x42.7—Same to same, a t, b and s, c a g, July 6; atty, same $1

166TH ST, s s, 150 e Amst av, 25x102.8x25.3x98—Mary T A J Ryan to Richd B McPolin, 2143 Amst av, 1-3 part, b and s, c a g, July 6; atty, John Whalen, 206 Bway $1

207TH ST, w s, 100 n Seaman av, 58x160—A-1 Building Corpn to T G Galardi & Co, 105 Park av, July 2; atty, O Englander, 302 Bway $100

SAME PROPERTY—T G Galardi & Co to Louisa H Just, 2871 Bainbridge av, Bronx, b and s, c a g, July 2; atty, same $100

9TH AV, s w c 208th st, 99.11x100—A-1 Building Corpn to T G Galardi & Co, 105 Park av, mtg $12,000, all liens, July 2; atty, Oscar Englander, 302 Bway .$100

HUDSON RIVER, mean h w l, 6 n of c l 218th st, on Randell's map, runs e 510.8 to c l 14th av x s 485.11 to pt 31.1 n of c l 216th st x e 668.1x s s 21x s 94.5 to w s Prescott av x n 47.1x s 45 to h w l Spuyten Duyvil Creek x s w along creek, Harlem River and Harlem ship canal to beg, contains 29 and 65-100 acres, with water and riparian rights lands under water, wharfage, &c—Geo P and Fredk Sanborn to City of New York, mtg $70,333.33, all liens, June 29, real estate bureau, Finance Dept, N Y C .....Exch

Bronx.

(Borough of The Bronx.)

MOSHOLU PARKWAY, n w cor Knox pl, 116.7x46.9x160x198.1—Wm Blair, ref, to Joseph Worster, 1051 Decatur st, Tiklyn, July 6; atty, T G & T Co, 176 Broadway $13,219

ST ANN'S AV, s w cor 144th st, 25x100—Geo W Dantel to John G Dantel, Blauvelt, N Y, May 21; atty, R H Bergman, 2219 3d av $100

MORRIS PARK AV, n s, 20 w White Plains rd, 75x94—Clara G Schmitt to Aaron Knitck, 761 Morris Park av and ano, mtg $21,000, July 6; atty, T G & T Co, 176 Bway $1

3D AV, w s, 189.7 n 178th st, 54x103.9—Gertrude Kane to L Napoleon Levy, 18 W 126 st, May 7; atty, L Napoleon Levy, 128 Bway $1

3D AV, 2896, e s, 25x irregular—Sparta Rlty Co to Frank Mucha, 4912 5th av, Bklyn, mtg $15,000, July 3; atty, H J Radin, 105 Claremont Parkway .$100

BROOK AV, w s, 87.6 n 170th st, 37.6x90—Augusta Lachman to Isaac Levy, 164 E 161th st and ano, March 17; atty, G Eichhorn, 299 Bway $100

WESTCHESTER SQ, n e cor Grant av, 100x28x89—Courtlandt Nicoll, ref, to Wane F Gere, 732 Van Nest av, July 3; attys, Knox & D, 27 Cedar st $9,876

LAFONTAINE AV, e s, being lot 128, map Nathaniel Jarvis, Jr, 1894-1905—Harry Pressner to Russo-Iodice Rlty Co, Inc, 2364 Lorillard pl, July 6; atty, T G & T Co, 176 Bway $100

MORTGAGES.

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

Downtown.

(South of Fourteenth street.)

LEONARD ST, 19-21, n s, July 6—Samuel Kilpatrick to Lincoln Trust Co, 264 5th av, exr, &c, Fredk C Gebhard, 3 yrs, 5%; attys, Bowers & S, 46 Cedar st $10,000

ELDRIDGE ST, 105 and 107, w s, 2 lots, each 25x100, July 6—Witty Realty & Constr Co to Elias Surut, 128 W 121st st, 5 yrs, 5%; attys, Goldfogle & Dorf, 271 Bway $36,000

WILLETT ST, 70, e s, 124.4x30.7x irreg, July 6—Rzeszower Verbruederungs Verein to Arthur A Alexander, 433 Fort Washington av, and ano, trustees, 3 yrs, 5½%; attys, Dean, T & McB, 140 Broadway $17,000

MACDOUGAL ST, 125, w s, 24x84, July 6, ½ part—Jennie F Belardi to Jno L Fogliasso, Centre av, Fort Lee, N J, due and int as per bond; atty, L Porrina, 233 W Bway $1,000

East Side.

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

32D ST, 313 E, 20x98.9, July 6—Cath and Paul Toner to Owen Lavelle, 423 W 24th st, 3 yrs, int as per bond; atty, P Toner, 355 W 23d st $2,000

86TH ST, s s, 240.4 e Avenue A, 37.6x102.2, July 6—Frank A Schorer to Saml Mannheimer, 1185 Park av, 1 yr, 6%, pr mtg $23,000; atty, M S Schecter, 291 E 149th st $1,000

99TH ST, 220 E, 25x100.11, July 6—Oscar H Sage, trus, agt Lillie Lowenstein and ano; H S Schoonmaker, atty; due, $2,-712.63; taxes, &c, $1,631.59.

183TH ST, 515 W, n s, 199.6 w Amsterdam av, 16.6x52.8, 3 sty dwlg—H B Wetryche-Whitmore, trus, agt A C Brew et al; Wherry & M, attys; due, $3,146.12; taxes, &c, $997.26.

By Arthur C. Sheridan.

ELIZABETH ST, 153, w s, 8.10 s Kenmore st, 25x94, 3 sty front and rear tnts—John Molinari agt J L Molinari et al; K C & M V McDonald, attys; partition.

By Samuel Marx.

MADISON AV, 1822, w s, 20.11 s 119th st, 20x75, 3 sty dwlg—I M Otz agt A M Brody et al; Rabe & K, attys; due, $18,-666.12; taxes, &c, $264.83.

[AT 3208 THIRD AVENUE.]

By Charles A. Berrian.

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TRANSACTIONS RECORDED.

TRANSFERS.

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

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(South of Fourteenth street.)

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SAME PROPERTY—Geo P & F H Sanborn to Saml Kilpatrick, 554 Jefferson av, Bklyn, b and s and c a g, all liens, June 29; attys, same $100

ELDRIDGE ST, 105, w s, 25x100; Eldridge st, 107, w s, 25x100—City of New York to Geo P & Fredk H Sanborn, 28 Livingston st, Bklyn, all liens, July 5; atty, Title Guar & T Co, 176 Bway $1

SAME PROPERTY—Geo P Sanborn et al to Witty Realty & Constr Co, 50 Eldridge st, b and s, c a g, all liens, June 29; attys, Baylis & S, 141 Bway $100

WILLETT ST, 70, e s, runs e 124.4x s 30x w 24.3x s 8.1½x w 100.4 to st x n 30.3 to beg—Arthur A Alexander and ano, trustees will Arthur L Levy, to Rzeszower Verbruederungs Verein, on the premises, b and s, all liens, July 6; attys, Dean, T & McB, 140 Bway .$21,000

East Side.

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

72D ST, 107 E, 21x102.2—Norman and Ella L Hapgood to Emilie Hapgood, 126 12th st, q c, June 19; atty, A B Spingarn, 111 Liberty st $1

101ST ST, 242-3 E, 49x100.11—Gertie Halpin to Marie Kahrs, 1493 Edgewater road, Bronx, b and s, mtg $26,410, all liens, July 6 .....$100

West Side.

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

84TH ST, 247 W, 18.7x99.9—Harriet S Fischer (Mrs) to Reskinder Realty Co, 499 6th av, all liens, June 15; atty, P M Simon, 499 6th av $100

88TH ST, 9 W, 18.9x98.9—Consolidated Chandelier Co to Abraham Greenblatt, 109 Madison av, Connellsville, Pa, all liens, June 30; atty, A M Wattenberg, 233 Bway $100

46TH ST, n s, 268.9 e 7th av, 18.9x100.5—Alex Davidson to Geo J Stillman, 62½ Pavonia av, Jersey City, June 27; address, 133 Newark av, J C $1

SAME PROPERTY—Geo J Stillman to Alex and Hannah Davidson, 147 W 46th st, June 27; address, same .....

57TH ST, 140 W, 20x100—Beconsat Realty Corpn to Alliance Realty Co, 115 Bway, mtg $14,000, all liens, b and s, July 6; attys, Babbage & S, 111 Bway $100

Uptown.

(Manhattan Island, north of 110th street.)

112TH ST, n s, 150 w 2d av, 17.6x100.11—James G Phyfe to Fannie W Phyfe, 2048 7th av, July 3; atty, Title Guar & T Co, 176 Bway $100

116TH ST, 58 E, 20x100.11—Central Trust Co to Broadway-John St Corpn, 206 Bway, b and s, c a g, all liens, May 15; 116TH ST, 60 E, 20x100.11—Same to same, b and s, c a g, all liens, May 15; atty, Lawyers T & T Co, 160 Bway $1

116TH ST, 62 E, 20x100.11—Same to same, b and s, c a g, all liens, May 15; atty, same $1

115TH ST, 207 E, 24.2x100.11—Lena E Hatchis to Benedetto Zumpetta, 311 E 101st st, mtg $13,500, all liens, record 1 from Sept 19, 1916; atty, Title Guar & T Co, 176 Bway $100

SAME PROPERTY—Benedetto Zumpetta to Michele Langone, 333 E 115th st, mtg $13,500, all liens; atty, same $1

129TH ST, n s, 462.8 w 7th av, 18.6x99.11, with a l to strip 0.2½x— on s—Bowery Sav Bank to Wm F and Sarah C Jackson, 248 W 129th st, tenants by entirety, b and s, c a g, July 6; attys, Cadwalader, W & T, 40 Wall st $100

LENOX AV, e s, 15 n 122d st, 24.11x84—Pauline Levy to Roamer Realty Corpn, 299 Bway, mtg $15,400, July 6; attys, Gettner, S & A, 299 Bway $100

7TH AV, s w c 142d st, 74.11x75—Emanuel Kanarvogel to City Real Estate Co, 176 Bway, b and s, c a g, all liens, June 28; atty, Title Guar & T Co, 176 Bway $100

SAME PROPERTY—City Real Estate Co to Emanuel Kanarvogel, 631 E 9th st, b and s, all liens, June 24; atty, Title Guar & T Co, 176 Bway $100

INTERIOR LOT begins 105.10 n 164th st and 100 w Amst av, 20.6x38x20.6x37.7—Mary T A J Ryan to Richd B McPolin, 2143 Amst av, 1-3 part, b and s, c a g, July 6; atty, Jno Whalen, 206 Bway .$1

165TH ST, n s, 100 e Amst av, 20.6x45.5x—x42.7—Same to same, a t, b and s, c a g, July 6; atty, same $1

166TH ST, s s, 150 e Amst av, 25x102.8x25.3x98—Mary T A J Ryan to Richd B McPolin, 2143 Amst av, 1-3 part, b and s, c a g, July 6; atty, John Whalen, 206 Bway $1

207TH ST, w s, 100 n Seaman av, 58x160—A-1 Building Corpn to T G Galardi & Co, 105 Park av, July 2; atty, O Englander, 302 Bway $100

SAME PROPERTY—T G Galardi & Co to Louisa H Just, 2871 Bainbridge av, Bronx, b and s, c a g, July 2; atty, same $100

9TH AV, s w c 208th st, 99.11x100—A-1 Building Corpn to T G Galardi & Co, 105 Park av, mtg $12,000, all liens, July 2; atty, Oscar Englander, 302 Bway .$100

HUDSON RIVER, mean h w l, 6 n of c l 218th st, on Randell's map, runs e 510.8 to c l 14th av x s 485.11 to pt 31.1 n of c l 216th st x e 668.1x s s 21x s 94.5 to w s Prescott av x n 47.1x s 45 to h w l Spuyten Duyvil Creek x s w along creek, Harlem River and Harlem ship canal to beg, contains 29 and 65-100 acres, with water and riparian rights lands under water, wharfage, &c—Geo P and Fredk Sanborn to City of New York, mtg $70,333.33, all liens, June 29, real estate bureau, Finance Dept, N Y C .....Exch

Bronx.

(Borough of The Bronx.)

MOSHOLU PARKWAY, n w cor Knox pl, 116.7x46.9x160x198.1—Wm Blair, ref, to Joseph Worster, 1051 Decatur st, Tiklyn, July 6; atty, T G & T Co, 176 Broadway $13,219

ST ANN'S AV, s w cor 144th st, 25x100—Geo W Dantel to John G Dantel, Blauvelt, N Y, May 21; atty, R H Bergman, 2219 3d av $100

MORRIS PARK AV, n s, 20 w White Plains rd, 75x94—Clara G Schmitt to Aaron Knitck, 761 Morris Park av and ano, mtg $21,000, July 6; atty, T G & T Co, 176 Bway $1

3D AV, w s, 189.7 n 178th st, 54x103.9—Gertrude Kane to L Napoleon Levy, 18 W 126 st, May 7; atty, L Napoleon Levy, 128 Bway $1

3D AV, 2896, e s, 25x irregular—Sparta Rlty Co to Frank Mucha, 4912 5th av, Bklyn, mtg $15,000, July 3; atty, H J Radin, 105 Claremont Parkway .$100

BROOK AV, w s, 87.6 n 170th st, 37.6x90—Augusta Lachman to Isaac Levy, 164 E 161th st and ano, March 17; atty, G Eichhorn, 299 Bway $100

WESTCHESTER SQ, n e cor Grant av, 100x28x89—Courtlandt Nicoll, ref, to Wane F Gere, 732 Van Nest av, July 3; attys, Knox & D, 27 Cedar st $9,876

LAFONTAINE AV, e s, being lot 128, map Nathaniel Jarvis, Jr, 1894-1905—Harry Pressner to Russo-Iodice Rlty Co, Inc, 2364 Lorillard pl, July 6; atty, T G & T Co, 176 Bway $100

MORTGAGES.

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

Downtown.

(South of Fourteenth street.)

LEONARD ST, 19-21, n s, July 6—Samuel Kilpatrick to Lincoln Trust Co, 264 5th av, exr, &c, Fredk C Gebhard, 3 yrs, 5%; attys, Bowers & S, 46 Cedar st $10,000

ELDRIDGE ST, 105 and 107, w s, 2 lots, each 25x100, July 6—Witty Realty & Constr Co to Elias Surut, 128 W 121st st, 5 yrs, 5%; attys, Goldfogle & Dorf, 271 Bway $36,000

WILLETT ST, 70, e s, 124.4x30.7x irreg, July 6—Rzeszower Verbruederungs Verein to Arthur A Alexander, 433 Fort Washington av, and ano, trustees, 3 yrs, 5½%; attys, Dean, T & McB, 140 Broadway $17,000

MACDOUGAL ST, 125, w s, 24x84, July 6, ½ part—Jennie F Belardi to Jno L Fogliasso, Centre av, Fort Lee, N J, due and int as per bond; atty, L Porrina, 233 W Bway $1,000

East Side.

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

32D ST, 313 E, 20x98.9, July 6—Cath and Paul Toner to Owen Lavelle, 423 W 24th st, 3 yrs, int as per bond; atty, P Toner, 355 W 23d st $2,000

86TH ST, s s, 240.4 e Avenue A, 37.6x102.2, July 6—Frank A Schorer to Saml Mannheimer, 1185 Park av, 1 yr, 6%, pr mtg $23,000; atty, M S Schecter, 291 E 149th st $1,000

99TH ST, 220 E, 25x100.11, July 6—Oscar and Rose Lustig to Sophia Walz, 215 Webster av, Jersey City, due June 30, 1920, 6%; atty, Albert J. Appell, 51 Chambers st $2,000

109TH ST, 26 E, 21.6x100.11, June 29—David Davis to Louis Davis, 1216 Madison av, 3 yrs, 6%; atty, Isidor Bache, 51 Chambers st $1,500

Uptown.

(Manhattan Island, north of 110th street.)

116TH ST, 58-62 E, 2 lots, each 20x100.11, May 15—Broadway-John St Corpn to Central Trust Co, 54 Wall st, due as per bond, 4½%; attys, Joline, L & R, 54 Wall st $40,500

129TH ST, n s, 462.8 w 7th av, 18.6x99.11, with a l to strip 0.2½ adj on s, July 6—Wm F Jackson to Bowery Sav Bank, 128 Bowery, 3 yrs, 4½%; attys, Cadwalader, W & T, 40 Wall st $5,500

HUDSON RIVER, mean h w l, 6 n of c l 218th st, on Randels map (for dimensions see transfers), contains 29 and 65-100 acres, with water and riparian rights lands under water, wharfage, &c, June 12—Geo P and Fredk Sanborn to Hy B Fischer, 120 W 70th st, due July 18, 5%; attys, Baylis & Sanborn, 141 Bway $70,333.33

Bronx.

(Borough of The Bronx.)

WEBSTER AV, w s, 256.2 n 194th st, 25.1x90.6x25x88.1—Henry R Murray to Herman H Kramer, on White Plains av near Pelham Parkway, July 6, due as per bond; atty, T G & T Co, 176 Bway .$2,500

LOT 271, blk G, amended map Mapes estate—Mary A Stromberg to Victoria Corbett, 758 Beck st, July 6, due as per bond; atty, T G & T Co, 176 Bway .$2,200

MOSHOLU PARKWAY NORTH, 3734, n s, 110.7x69.9x100x100.8—Joseph Woerter to Jas G Wentz, 335 West End av, July 6, due as per bond; atty, T G & T Co, 176 Bway $10,000

GARRISON AV, 1104-1110, s s, 57.4x123.4x50x151.4