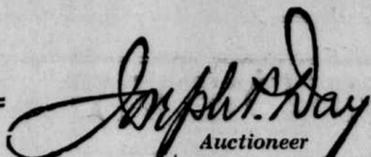


REAL ESTATE AT AUCTION. REAL ESTATE AT AUCTION. REAL ESTATE AT AUCTION. REAL ESTATE AT AUCTION. REAL ESTATE AT AUCTION.

REAL ESTATE AT AUCTION. REAL ESTATE AT AUCTION.

CITY REAL ESTATE.



Special Sales Day REAL ESTATE AT AUCTION Next Tuesday, July 12th

At noon in the Exchange Salesroom, 14 Vesey Street New York City

Executors' Sale

Estate of Mary A. P. Draper, Dec'd

George W. Wickersham and Edward J. Hancy, Esqs., Executors.

Vacant Plot, East Side of First Avenue, North of 125th Street and extending to the Harlem River. Size 382.3 1/2 x 300.6 1/2 x 110.11 1/2 x irregular. This plot is now under lease to the Pennsylvania R. R. at \$12,125 net per year.

Block Front, West Side of First Avenue, 126th to 127th Streets. Size 140x199.10 x irregular.

Southwest Corner, First Ave., 126th St., Size 149.10x90x99.11 x irregular.

Cadwalader, Wickersham & Taft, Attorneys for Executors, 40 Wall St., New York City.

Estate Sales

Estate of John J. Murphy, Dec'd. Exec. Charles F. Murphy, Executor. 204 East 22nd St. (Cor. Southeast Corner 2d Ave.) 3 story brick building with store. Immediate possession. Size 25.0x77.8. EMERY C. WELLS, Atty., 25 West 43d St., N. Y. City.

Manhattan Property W. S. Post Ave. at Amsterdam Ave. Vacant plot, ready for improvement. Size 20.5x100x112.

Business Investment 35 East 19th St. (Bet. Broadway and 4th Av.) 3 story brick business building. Size 20.0x22. JOSEPH J. DREYER, Atty., 1265 Broadway, N. Y. City.

Country Dwellings Sea Cliff, L. I. Bay Ave., bet. 17th & 18th Sts. Two cottages, to be sold separately. Overlooking beautiful Hempstead Harbor. One house fully furnished. Size 120x160 and 60x90.

Estate Sales Estate of Mary Jane Dalton, Dec'd. Execs. G. McGuire, Executor. Brooklyn Homesites North Side 73d St. (Bet. East of Narrows Ave.) Vacant plot of 4 lots, to be sold separately. Size about 20x77.11 each.

East Side West St. (200 Ft. South of Ave. M.) Vacant plot of 4 lots, to be sold separately. Size 20x100 each.

North Side 70th St. (Bet. 19th, 20th and 21st Aves.) 2 vacant plots of lots, each to be sold separately. Size 20x100 each.

W. S. Crotona Ave. (170 Ft. South of East 187th St.) (Borough of the Bronx) Vacant plot of 4 lots, to be sold separately. Size 25x100 each. 50% on mortgage.

Bronx Business Property E. S. Broadway 227 N. of West 28th St. Thru to Putnam Ave. Vacant plot, 150.01 ft. on Broadway 1300.96 ft. to Putnam av. 110.01 ft. on Putnam av. x irreg.

20 Bronx Lots To be sold separately. Formerly part Lorillard Spencer Estate. Colden, Burke, Adeo Aves. These lots are ready for immediate improvement and are near two subway stations. Size irregular. Messrs. NEWMAN & JOSEPH, Atty., 201 Broadway, N. Y. City.

W. S. White Plains Road (Bet. Westchester and Gleason Aves.) Vacant plot of 3 lots, to be sold separately. Size 20x164.12; 20x165.69; 20x162.84.

Connecticut Property Near Greenwich Large Tract of about 65 1/2 Acres Close to Cos Cob station of New York, New Haven & Hartford Railroad. Suitable for country estate or for development.

Send for Bookmap

67 LIBERTY ST., NEW YORK CITY

The Estate of James Gordon Bennett

JAMES GORDON BENNETT, late owner of the New York Herald, selected as a location for his New York City home the highest point on Manhattan Island—the site of historic Fort Washington, on Washington Heights. These 500 lots were sold by me at Public Auction, in 1919—SOME SALE!

JAMES GORDON BENNETT in seeking an investment "with a future" went just over the City line and selected the finest and highest section of Yonkers, Westchester County, overlooking the entire surrounding country and Long Island Sound—SOME SELECTION!

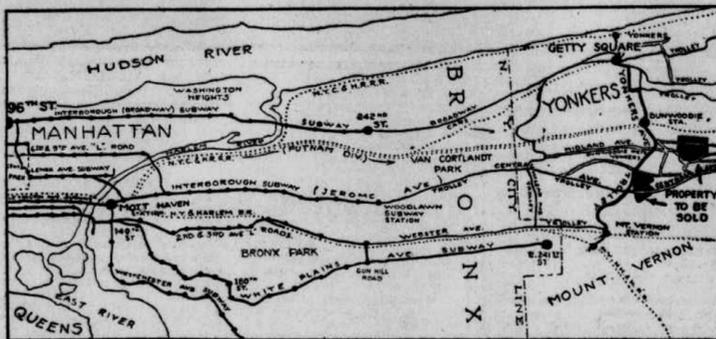
This is one of the finest locations near New York for an all-year home or a bungalow, and I consider it a great privilege to be able to offer this superb estate, in separate lots, to the rent payers and home seekers of New York, Yonkers and Mount Vernon, "at their own price."

Mr. Bennett's will provided that his residuary estate should go to found "The James Gordon Bennett Memorial Home for New York Journalists" for the purpose of aiding journalists who may be unable to care for themselves or need a home or aid.

Yonkers Ave. is the future "42nd Street" of Yonkers—the principal cross thoroughfare of Westchester County, and the route of the trolley line that links all the railroad stations in Yonkers and Mt. Vernon.

Central Ave., the main automobile highway between New York and White Plains, is a continuation of Jerome Ave. The Central Ave. trolley car line connects directly with the Woodlawn Terminal Station on the Jerome Ave. extension of the Lexington Ave. subway, the 6th and 9th Ave. Elevated Lines.

STUDY THIS MAP AND VISIT THE BENNETT PROPERTIES TO-DAY



941 YONKERS BUNGALOW LOTS

on YONKERS AVE. CENTRAL (JEROME) AVE. and Midland, Cook, Seminary, Bennett and adjacent Avenues, to be sold separately at

Absolute Executors' Auction Sale

by order of

Rodman Wanamaker, Esq., and Guaranty Trust Co. of New York, Executors,

NEXT SATURDAY, JULY 16th

at 2 P. M., rain or shine, on the premises, under mammoth tent, corner of YONKERS and CENTRAL AVES., Yonkers, N. Y.

GO TO THE PROPERTY TO-DAY

Take Interborough-Lexington Ave. subway (Jerome Ave. train) to WOODLAWN TERMINAL STATION, and change to Central Ave. trolley. Get off at property, at intersection of Central Ave. and Yonkers Ave. From Yonkers or Mount Vernon take Yonkers Ave. trolley to Central Ave., where my representatives will be stationed.

10% on day of sale, 10% in 30 days,

80% in monthly instalments of 2%.

70% at 6%—60% at 5 1/2%—50% at 5% may remain on mortgage.

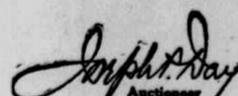
The Yonkers Avenue trolley line passes right through one section of the Bennett properties, and connects with the Central Ave. trolley line, which runs to the Woodlawn terminal station of the Jerome Ave. subway extension. The Yonkers Ave. line also connects with all the transit lines that centre in Getty Square, Yonkers, and with the stations at Mount Vernon, on the New York and Harlem Division of the N. Y. C. R. R. and the N. Y., N. H. & H. R. R. The Dunwoodie station on the Putnam Division of the N. Y. C. R. R. is located midway between the Bennett estate properties on Dunwoodie Heights.

The Dunwoodie Golf and Country Club

and St. Joseph's (Dunwoodie) Seminary are adjacent to the lots to be sold, in the immediate vicinity of which a large number of houses are now built and occupied. Westchester Title & Mortgage Company Policies Free.

Savings Bank Books, on proper assignment, as well as Liberty Bonds, at market value, will be accepted as deposit.

Stetson, Jennings & Russell, Attorneys, 15 Broad Street, N. Y. C. Jay & Candler, Attorneys, 48 Wall Street, N. Y. C.



Send for Bookmap

TELEPHONE CORTLANDT 0744

ARTHUR C. SHERIDAN REAL ESTATE AUCTIONEER Public Auction

NEXT SATURDAY (JULY 16) AT 3:30 P. M. ON THE PROPERTY To Highest Bidder Regardless of Price BY ORDER OF MYRON H. OSBORNE, ESQ.

Famous Jersey Coast Estate "CASTLE WALL"

Completely Furnished Residence & 20 Acres of High Land Having 30 Mile Uninterrupted View of Atlantic Ocean at

ELBERON, N. J.

60 at 4%, 70 at 5%, 80 at 6%, on Mtge.

SAME DAY AT 3:30 P. M.

ON THE PREMISES, BY THE ORDER OF HARRY CONTENT, ESQ., MYRON H. OSBORNE, ESQ., AND THE ESTATES OF W. E. CHILDS & T. SANDFORD ROSS.

The Business Property S. E. Cor. Ocean & Brighton Aves.

WEST END, N. J.

Plot 800x300 Including Stores, Buildings, Bulkheads, Waterfront and Riparian Rights

SATURDAY JULY 30

AT 3 P. M. ON THE PROPERTY BEAUTIFUL RESIDENCE OF MRS. DILLON BROWN

"White Feather Farm"

Modern Furnished Dwelling, All Necessary Outbuildings and 18 Acres

ON SOUTH MAIN STREET

NEW CANAAN, CONN.

BOOKLET OF SALES AT AUCTIONEER'S OFFICES, 152 E. WAY, N. Y.

"Swept By Ocean Breezes"

MANHATTAN BEACH

A CLEAN SWEEP

Saturday July 30th

At 2:3 P. M. on the Premises

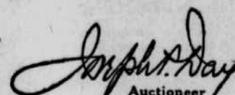
10 Houses and 297 Lots

Will Be Closed Out at

ABSOLUTE AUCTION SALE

By Order of the Beaumere Realty Company and Other Owners

SEND FOR BOOKMAP NOW IN PRESS



67 Liberty St. New York City Telephone 0744 Cortlandt

Special Sales Day REAL ESTATE AT AUCTION THURSDAY, JULY 28th

At noon in the Exchange Salesroom, 14 Vesey St., New York City

CHOICE MANHATTAN LOTS

S. W. WEST 153RD ST. (Bet. Riverside Drive and Broadway)

7 vacant lots to be sold separately. Five lots, Size 23x99.11 each, located 290.3 feet west of Broadway, and 2 lots, Size 23x99.11, located 290.3 feet west of Broadway.

ESTATE SALE

Estate of R. W. COURNEY, Dec'd. George W. Courtney, Esq., Executor. 312 SPRING ST. (Bet. Hudson and Greenwich Sts.) 3 story brick tenement, with store. Size 20x75.

13 ROCKAWAY LOTS

On Bayville Drive and Whitton Av. BELLE HARBOR, L. I. To be sold separately. Size 20x100 each. Near Ocean and Bay.

SEND FOR BOOKMAP

67 Liberty Street New York City

BROOKLYN PROPERTY

N. S. DEAN ST. (Bet. Troy and Schenectady Aves.) Two vacant lots, to be sold as one parcel. Size 40x107.24.

COUNTRY ESTATE

NEAR DANBURY, CONN. Tract of about 4 acres. Improved with 2 story frame residence, containing 8 rooms.

SEND FOR BOOKMAP

67 Liberty Street Telephone Cortlandt 0744

Downtown Business Property FOR SALE

Exchange Opportunity Broadway Building Thru to Mercer St. Size 25 x 200

Rented to three tenants who operate and pay all expenses except taxes and insurance. Price, \$150,000 Mortgage 6% 110,000

Cash Investment, 40,000 Rent (term leases), 16,000 Interest, ins. & taxes, 9,093

Income on investment of \$40,000, \$6,907

113-5 Leonard St.

Near Broadway 42.7 x 104

New 5 story building. High ceilings, electric elevator, heavy carrying capacity. Immediate possession. Price \$175,000 easy terms or 150,000 all cash.

324-6 Broadway

Near 21st Street 39.9 x 113.4 x irregular. Area, 4,200 sq. ft.; 4 stories. Price, \$165,000

Mortgages, \$12,500 6% Will lease entire building for long term at \$12,000 net. Very cheap.

640 Broadway

Block front on Bleecker Size 25 x 196

9 stories and basement; Store & Office Building. Present rents, \$70,000

Price, \$550,000 Mortgage, \$250,000 at 5 1/2%

Attractive terms.

20 Fulton St.

Corner Front St. Frontages—Fulton St., 53.9

Front St., 56.1 Area, 3,100 sq. ft.

Desirable for jewelry and light manufacturing. Price, \$125,000. Favorable terms.

40 Water St.

N. W. Corner Counties Slip 25.8 x 52.6

Area, 1,350 sq. ft. 5 stories. Entirely new building. In heart of coffee, sugar, shipping, exporting and importing district.

Possession at once.

60-62 East 11th St.

Near Broadway 42.6 x 94.7

7 stories and basement. Substantial Manufacturing Building.

Total Rents, \$30,000 Price, \$145,000 Mortgage, \$73,750 at 5%

Small cash payment required.

Chas. F. Noyes Co.

118 William Street Phone John 2000.

Above 14th St. to 59th St. (Inclusive). East River to North River.

Byrne & Bouman

30 East 42d St. TELEPHONE 2371 VANDERBILT

OFFER

Business Building

12 story; vicinity new garment center; short distance from Pennsylvania Depot; price \$50,000; rental \$5,500; terms can be arranged.

PRIVATE DWELLINGS

Several Homes in Chelsea Section. LOUIS SCHRAG, 142 W. 23d St.

Forties, Grand Central Zone

A five story tenement, with stores and basement; rental \$3,912; price \$25,500. JOHN PETERS, 210 E. 14th St.

Above 58th St.—5th Av. to East River.

A—A—4 EAST 67TH STREET

Substantial four story and basement brick dwelling; 27x100; restricted; rent high; price \$125,000; less than land value; small cash payment; immediate possession; might consider leasing for long term of years or take smaller house in part payment. Brokers protected. F. B. ROBERT, 217 Broadway, Barclay 1245.

Rental, \$2,200; Price, \$15,000

Nineties; Five story double flat. Bank mortgage \$10,000. Favorable investment. JOHN PETERS, 210 E. 14th St.

Above 58th St.—5th Av. to North River.

A REAL OPPORTUNITY

Facing American Museum Park (77th St.)

Very handsome 4 story and basement dwelling, in perfect condition, 15 rooms, 3 baths; house built very deep. Property with improvements cost owner \$100,000. Will sell to quick buyer for \$60,000. Very liberal terms. Suitable high class residence; alteration, sanitarium, school, etc. We recommend this property highly and quick action is urged. Guaranteed possession to suit.

Wood, Dolson Co., Inc. Broadway & 80th St. Schuyler 1100.

LOOK AT THESE

Private House Bargains

10th St.—18 ft. .... Price \$14,000

12th St.—44,000 cash. .... Price \$15,000

18th St.—4 story; steam. .... Price \$20,000

18th St.—4 story; steam. .... Price \$21,000

12th St.—18 ft. .... Price \$18,000

12th St.—4 story; steam. .... Price \$20,000

2nd Lenox Ave. .... Price \$20,000

BARGAIN FOR SALE

4 story elevator, new law apartment house with stores, all leased to At tenants at low rentals. Size about 72x100. Total annual rent, \$30,000; asking price \$200,000. Will consider small free and clear property in part payment. Full particulars

SLAWSON & HOBBS

109 West 72nd Street.

AUCTION SALE

Saturday, August 6th, at 12 M., on the premises, ZABRISKIE HOUSE

Catherine St. and Rhode Island Avenue NEWPORT, RHODE ISLAND

An exceptionally finely constructed stone dwelling, architecturally attractive, in splendid order and most desirably located. Fine plumbing, hot water heating, electricity, built for year-round occupancy. The dwelling contains on the first (and only) floor, large hall, conservatory, drawing room, library, dining room, parlor, kitchen, servants' hall, large bathroom, second floor, 2 master's bedrooms, 2 baths, 4 servants' rooms and bath. GARAGE same stone construction and design as dwelling, with room for two cars, chauffeur's room and bath, electricity. The above buildings are situated on a plot of 1 1/2 acres of land, surrounded by a fine stone wall, with iron grill at entrance. This place contains particularly fine trees. The dwelling faces the proper exposure for both summer and winter. AN OPPORTUNITY to purchase a HOME in AMERICA'S finest Resort desirable winter as well as summer residence. TERMS 10% of purchase money at time of sale on signing contract, balance at end of thirty days. Apply to

DEBLOIS & ELDRIDGE 152 Bellevue Avenue Newport, R. I. & 10 East 43rd Street New York

ARTHUR C. SHERIDAN, Real Est. Auctioneer

152 Broadway, Cort. 1528.

MONEY TO LOAN AND WANTED ON BOND AND MORTGAGE.

PRINCIPALS ONLY \$10,000, \$15,000, \$20,000, \$25,000, \$30,000

On Loan on Improved Property only. EUGENE J. BUSHER CO., Inc., 140th St. and Courtlandt Av.

BUILDING LOAN MONEY

Long term loans in any amount on four, five and six story walkups. ELISHA SNIFFIN, 135 Broadway. Phone 5039 Rector.

FIRST MORTGAGES

MORGENTHAU JR. & CO. 1120 BROADWAY, CORT. 3-304

HARRY S. BEALE

CO., INC. 247 Vanderbil. 505 Fifth Ave., N. Y.

2D MORTGAGES BOUGHT

Also cash any amount, for second mortgages. GEO. A. BOWMAN, 115 West 42d St.

CITY REAL ESTATE. CITY REAL ESTATE.

Horace S. Ely & Company

REAL ESTATE

Announce their removal from No. 21 Liberty Street

to No. 76 William Street

corner Liberty Street John 222

SEND FOR BOOKMAP

67 Liberty Street Telephone Cortlandt 0744

CITY REAL ESTATE.

EST. 1852 ASHFORTH & CO. 501 FIFTH AV. MURRO HILL

William G. MacLean, Inc. RENTING SPECIALISTS 429 Gt. Ave., Watkins 2047

BUSINESS HESS PROPERTY

George B. Coran, Real Estate, 10 East 24th Street, New York.

WM. D. KILPATRICK, 140 Broadway Cortlandt 3405

CITY REAL ESTATE.

F. & G. PFLOMM, REAL ESTATE, 1333 Broadway, at 35th St. Management of Business Properties a Specialty.

SPEAR & CO., COMMERCIAL PROPERTY.

810 LINDAVAY, STUYVESANT 097.

FREDK & CO.

777 MADISON AV. 2ND FLOOR, 2ND FLOOR

HARRY S. BEALE

CO., INC. 247 Vanderbil. 505 Fifth Ave., N. Y.

DOUGLAS L. ELLIMAN & CO.

115 East 40th St. Phone 9264.

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