MORSE, NOELL & WHALEY

JUNE 16, 1885 – DEC. 7, 1885

MORSE, WHALEY & NOELL

OCT. 13, 1884 - TO - JUNE 12, 1885

From October 13th 1884
to
June 12th 1885

—MANN'S—
PARCHMENT COPYING PAPER.

(TRADE-MARK REGISTERED.)

This Parchment Paper is **MUCH STRONGER** and shows a **CLEARER COPY**, than any other ever made for the purpose. The ink is **LESS LIABLE TO SPREAD**, and can be written upon with a pen.

DIRECTIONS FOR COPYING.

Place a piece of blotting board under the leaf of Copying Paper; then with brush, wet the leaf. Rub in the surplus water with the hand; then place the written letter on the leaf, leaving the blotting-paper under the leaf, to take up any excess of water that may yet remain; place it in the press, and in 10 or 15 seconds a perfect copy will be secured.

☞ **The leaves WILL DRY AS SMOOTH AS SILK by placing the book in the Press after Copying.**

☞ Place the oil sheets between the copies just made, to prevent blending or setting off.

Another way when many letters are copied.

Procure a tin box with lid to hold 20 blotting pads.

Dip half the lot of blotters in water, let them drain off a few moments; then place a dry blotter between each wet one, give them a few minutes squeeze in Press and they will remain wet for three days; then take an oil sheet, place it to the left; then lay a wet blotter; then turn leaf of Copying over on blotter; then lay your letter on; then another oil sheet, and so on, and you can copy all your letters at one time, thereby saving time. With a little care and experience as to wetting at first, you will be so well pleased, as never to go back to old way.

MANN'S PARCHMENT IS DESIRED, AT SMALL COST.

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Republican County Central Committee

OF SAN DIEGO COUNTY.

San Diego, Cal.,

C.

Original 4

Mrs Catina P. de Mayer,
Paca. San Diego Co. Cal.

Dear Madam,

The balance of the purchase money for Lots 3 & Block 74, Orig. Town of Ft. Yuma, was paid to Baby - $100. deducting this from, standing valid claim for January 22, 1881, $50 will leave to your credit $149.25 subject to your order. You wished us to write to you to inform you when the money was paid, and you said you would inform us what to do with it.

Yours truly,
[illegible]

Oct 13th 4

Dr W. Woodruff,
Berlin, Conn

Dear Sir,

About two months ago we sent you samples of rock crystal, by Mello Rangerlow Esq, from Capt M. Washburn's placers in the San Jacinto Mountains in this County, and wrote you about the same under date Aug 5th addressed to Berlin, Ct. We have received no acknowledgment of our letter or the receipt of the package. The specimens you must have been expecting the Summer months. Capt W has just returned from his mine, says he will be able to furnish larger specimens than those sent which were as large as those you saw when he was. The prospects of San Diego are much better than they were. The road on our road are about completed and there is no longer a doubt but that the road will be extended to your San Bernardino & connection with C. P. R. R.

Oct 14th 4.

George F. Hoosier Esq.
Sonoma Cal.

Dear Sir,

Yours Oct 8th duly received. On consideration therewith we return your abstract of San Diego perfectly. We have enquired for your map of New San Diego, but unable to get any clue to it. We thought perhaps Sues might have it as the successor of Davis child to the abstracts, but it comes not before. We enclose with the abstract a general map of the town. Showing New San Diego, to which you can refer. We write you fully concerning your property on the 18th inst which will be in answer to yours written some time ago and give you all the information you require on those points. We give in relation to your property. The best amount of cash we can secure that is 15

Yours truly

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Republican County Central Committee

OF SAN DIEGO COUNTY.

San Diego, Cal.

Oct 14th 4.

H. H. Bancroft Esq.
San Francisco, Cal.

Dear Sir,

In yours 5th inst you complain about a charge of Commission on the Sainsevain purchase. The understanding was, when you commissioned us to negociate the purchase of the property, that you should pay us Commission. It was done in the purchase from Jewell, and had your first offer of $1600 to Sainsevain been accepted we should have expected it. Because he wrote to you (ignoring us in the transaction) and you answered ignoring the offer, did not change matters. In our final negociation, we got from S. all we could — did not "close the transaction hastily" and you are wrong in supposing that "we thought it easier to make the money out of you than out of the Jew."

In your letter of August 20th, you say: — "I am not. Keep after the lots at the price, and he can pay every dollar of expense and commissions out of the $1600, or let it alone. I am not at all particular." And in your postscript thereto, you say — "I have just received a postal from Mr Howard stating that the transaction had been completed and deed recorded."

been in timely receipt of this communication, we should certainly have acted differently, and negotiations for the purchase of the property might now be remaining [illegible] He had acted already under instructions [illegible] — but, if you still think there is no earthly excuse for our demanding the amount, we will rest in peace upon it — we care as little about it as you say you do for $50 — you can deduct $30. from the balance of the account now due, and remit us the remainder, $12.75, being for items disbursed on your account at your request, and in which we have [illegible]

As regards the purchase of property in Block 238, after much time and consideration given to the matter, we have obtained and reported the lowest prices at which the lots were had. To offer the price you name, $50. per lot, would be useless. The price of the two Bank lots was $250. which was reduced to $125. when we told them the price at which the other was offered. Should you wish to purchase at the prices named you can send the money as requested and we will [illegible]

The outlook for San Diego is improving favorably. There are nearly 1000 men at work in Mexicali Canyon, and it is generally believed that this place will be transferred to the Cajon Pass as soon as work is completed in the Canyon, and that trains from San Diego to the East will be running by the first of April next.

[illegible]

October 14th 17

C. C. Van Rensselaer
Bloomingdale, Canada.

Dear Sir

We have fundamentally examined your property. Lots A. B. & C. with the Hunter Alt. are worth from £50 to £75. The 4th & Hunter's Alt. from £50 to £100. and the 5th lot, taken general, from £50 to £125. This is, however an uncertain property to have by sale at the present time.

We remember Jane Hunter when he was here on Niagara business. We told him that your things had been unfortunately in the way of those Rebels & our troops had to burn Barracks & carried away with them. Such as Light Cavalry & have it required long work commencing on the extensive barracks will be a connection with the Allowance & Ferry, but as soon these things are arrange we long expected here. Our regards to him

Yours truly,
Mark Prior & Co.

October 1st 4.

Cotton Bros.

Los Angeles Cal

Yours of 13th inst duly received. We know of a party, residing in Los Angeles, owning property in this City who we think likely to exchange for [illegible]

but we know of no one wishing to exchange Country property. You might try Mr [illegible] [illegible] Mr. P. Murer, Steam Bakery Broker, Los Angeles.

We have the property for Sale on our books at the sum of $2,500 and at that price we consider it very cheap and in case of any misunderstanding might be sold at that price easily or even more. [illegible] though Mr. M may ask more for it now, than when talking with us, the inclination generally being [illegible] The property is Lot No. [illegible]

Block 213 Horton's Add. 100 ft Square on the
Cor. 8th & Dakota St on the rise of the hill, com-
manding fine and desirable residence site.
The house is well built and cost about $2000.
and has been occupied by Capt Geo. A.
Johnson, Collector of the Port. We will write
more particularly should there be a chance for
trade. It is a difficult matter to effect exchanges of property. But we will
bear your proposition in mind, and let you
know should we hear of any one wishing to
exchange. In case of a trade we ex-
pect a division of commission and de-
pend upon your working at that end
of the line which we attend to this.

Yours truly,

Brown, Davis & Stacey

San Diego, Cal., October 17th 4.

A. E. Magill, General Agent,
San Francisco, Cal.

Dear Sir,

We received 14th inst. telegram from Alfred Williams, General Manager, – that "North America, Pennsylvania, Hartford & N.Y. Bowery, had joined Pacific Insurance Union, the 13th." & to day we are in receipt of Postal to the same effect. We are also in receipt of "Daily Alta" of 13th inst containing marked advertisement of "Presents to Home" at – "Immense Reduction of Fire Insurance Rates!" which looks to us as though you preferred war rather than going into the "Compact!" We understand, that besides your two companies, there is one other outside of the Union. It looks to us as though the president will have to get that you [illegible], but we will stand by you, hoping [illegible] Reduction Rates for insurance upon Court House. Look for you thinks Union Compact, and we expect there will be a change in this. The Pa. Hartford was 1% for one year

Continuation. October 17th 4

and 25 for 6 yrs on £30,000 - besides, acting for the agents representing companies of Jacob & Carson on firm footing in a bid offering to insure £80,000 for one year, for Prem. £180. gold coin, or its equivalent in County warrants. Notwithstanding which, there was a tie bid of £180. Carolina to insure gold coin, and another bid for [illegible], which ab 92 of enabled the bounds to get away with the insurance. We did not consider it altogether a fair one, as we were not asked by the Board what we consider, in warrants, the equivalent to £180. gold coin, as we might have done something less than £ If you desire it, we will ascertain the name of the [illegible]

We have plenty of time to work it up between now and the 15th Nov. We would like to get it for the prestige which it will give us to obtain other insurance business, and if the throwing off of commission will induce the Phoenix & Home, we will gladly do so. We shall have to quote determine the rate.

Yours truly

[illegible]

October 18th 4.

Gustavus Sitgreaves Esq.
Tucson. A. T.

Dear Sir,

Recently Geo Peace purchased some portion of Pueblo Lot 277, a corner of which adjoins your lot (or 277 which is joined in together with five acres lot 310 and he been locate [illegible], and noticed by your F. McBrown.) We have the city surveyed by Hoy who makes the south line of lot 278 come down 6 or 8 feet within the house. Mr Hunly lives 2 years journey, taking a strip of your property, 160 long, about. Mr Brown came to inform me to day that Peace had dug post holes and set the posts in and that it looked as though he intended to take possession, and wanted me to give him a notice to push upon your fence forbidding him to do so. Col. Noell wish to see Peace about the matter,

to wait till we can hear from you. and he has agreed to do so. He thinks he has the right to take possession of the land as quarter of Survey contrary to law & takes a portion of yours and that you were not obliged to have your lines made correct according to Survey made in May.

We understand that you have the property surveyed and fenced it in, which to your agent has been in possession and paid the taxes on it, and whether the Survey was correct or not, having been in possession so long you have the legal right to hold the land against any other Survey that may be made, and for anyone to enter within your enclosure and take possession, is an illegal [illegible]

Dear Sir we think that you have no title to the land for Sam Madden or other.

We have examined your deed, and find that Mr Quit claim to you and also to you under the power of Attorney from [illegible] the heirs of the [illegible] which has not been recorded. They were not the legal [illegible] We think you have a good paper title, but whether you have or not, to have quiet possession and paying the taxes, we give it to you. [illegible]

Oct 23d 4.

C. B. Richards Esq.

19 Spruce St. New York.

Dear Sir:— Your October 3d duly received. We are glad to hear that you got a deed from William Parsons and that you have made sale of Lot 8 Block 96, Ohio. San Diego Co. to Mr. W. Stewart, thereby settling all differences between you and him.

Having been instrumental in making this sale we charge the usual commission. From your letter, July 23, 1883, we quote:— "If you can sell that lot (Lot 7 Blk 10) for $200, and also those two lots 7 & 8 in Block 10, Middletown for $200, you may do so. Try and get enough on that amount to pay your commission, but if not, I will pay it from that amount."

Knowing that Mr. W. Stewart was in possession of Lot 7 Blk 10, we, accordingly, made the proposition to sell to him at $200, as the party most likely to purchase. He made you the counter-that he would purchase provided a good title could be given. He refers you to our letter, Oct 10th 1883, that you may understand fully the efforts made — the information given about the particular lots and your business generally. We also refer you to our letter, Nov. 9th 1884, giving further particulars in regard to the [illegible], and informing you of the instructions of Orange Kenyon Esq

the title and regaining possession of it as against Stewart holding adversely — that notwithstanding he wanted the property and would pay more than it was worth rather than give it up.

Shortly after this we saw from the Records that on March 12, 1884 you had presented a quit claim deed to the disputed property from William Parsons, and afterwards we learned that you had sold it for $1,100 to Mr. Thomas for $300. Your recent letter informs us that "he had communicated with you about it and wanted to buy it for twice your price."

This seems to imply that you think we are not entitled to a commission, though, we infer from Letter as above he substantiated the justness of our claim. Any correspondence that you and Stewart might have had, and which finally led to a sale, did not deprive our right to the commission already earned. You wished us to act. We brought the matter to Stewart's attention, and gave you points and information which brought about the sale, which otherwise would have been much, and within a short time Stewart would have acquired title by prescription, and you would have been out just so much. We have devoted much time and attention to your matters and have given you numerous valuable information regarding your property. Our aim is to serve our clients faithfully, and all we ask is a reasonable compensation for services rendered. The account for $[illegible] is submitted to the Court for deliberation since 1883, as in keeping by you and you [illegible] because the [illegible] and keep the [illegible] We think [illegible] for $[illegible], the property and [illegible] of our [illegible] of a party who would probably [illegible] The [illegible] the Assessor did not [illegible] pay [illegible] before [illegible] The case is in your [illegible] [illegible] and [illegible] expect with a [illegible] pay the [illegible] for the year 1878 with [illegible] enough to pay [illegible] Yours truly

October 22 Dr. Cr.

C. B. Richards.

1884				
Jany	19	To	Balance as rendered.	6 51
Mar	7	"	Cash for Jury Certificates & Wits. & J. Blair & W. Middleton, Sect. Mar. 1884.	
"	"	"	for State & County Taxes, 1883.	6 53
"	"	"	Cash: Ins. for attending Court & mileage.	2 00
"	"	"	" on Cash to Mar. 1884 for Sundries.	
Oct	22	"	Sect. March 12/84 to W. W. Stewart for $20.00.	15 00
"	"	"	Balance due us at this date.	30 04

Upon receipt please send P/O for the amount and inform us about removal of lease to Geo: Schorpp. We think the cut of the land including 1882 ought to be something more than last year — say from $5 to $10.00.

Should you wish us to sell the rake on credit do so provided the lands may be rented to some other party willing to pay more rent.

Yours &c.

Yours &c. per [illegible]

October 28th 4.

Alfred Tillman, Genl Mgr.
Pacific Express Union,

Dear Sir, -

Your communication 20th inst received. Replying thereto we would state that both letters we received a circular from S. L. Brownwell, Secy, announcing Bank circular "Pacific Express Union".

We answered Mr Brownwell Oct 5th inst - that having been agents of Phillips & Hown for more than twenty years we did not feel like "throwing off the old love for the new." - thus indicating our choice between their companies and those belonging to the "Compact". We supposed that this was all that was necessary.

Yours Respectfully
[illegible]

October 23d 4

J. G. Martin,
Hawbuck. Van Dyck & Co. Cal.

Dear Sir:—

The balance of the money due you on the Corbett mortgage, $200, has been received and paid to E. B. Hitchcock, according to your instruction. We enclose receipt. Please acknowledge the receipt of same. We also enclose our bill of fees rec, showing balance $4.00. which please send us, and oblige

Yours truly
(Mort. Trust & Guar. Co.)

Oct 23d 4.

H. H. Bancroft Esq.
121 Market St. San Francisco,

Dear Sir:-

When here, and about leaving, you said in case we heard of any lots on 5th St for sale at a reasonable price to inform you of it.
At the present time we can offer you lots C. Block 204 Hayden's addition, on the west side of 5th Street, (being the corner opposite the new two story lathed & plastered residence put up by Christenson about a year ago.) for $200. which includes a deed and all expenses except recording and sending deed to you. You may remember this particular lot going to and coming from "Florence Hotel". The lot is somewhat broken, where the little ravine crosses 5th Street but not more so than those you purchased from Vanderaine. If you should decide to purchase please let us know soon as we have the refusal at the price for a reasonable time only. We can hear from you. Yours truly

Rose Crowell & Hickey.

San Diego, Cal October 24th 4.

A. E. Maginn, Genl Agt. S. F.

Dear Sir,

Your 20th Oct received, you refer to a second circular letter of the 18th inst, which has not yet come to hand. For your management the first up take to be of the sale of Lots 11th & 12th fronting on Horton Square, & adjoining, rather. There are several buildings projected and in the course of erection. Perhaps we might secure some of the sales by a little judicious advertising, at your friendly reduced rates, which, otherwise may go to the "Union". If you think favorably of it, we would like you to prepare an advertisement, or make suggestions regarding it. We think the public should know of the advantages offered by the "Phoenix & Horn", that they may avail themselves of them, and we know of no better way than by advertising, otherwise, they are unknown as hitherto. We will keep quiet about the Court House bid, and I make it his the last moment.

Yours, truly. Morse, Mooe & Phelan.

Pres. Secretary of [illegible]

October 24th 4.

Mrs A. M. Gates,
Potsdam.

Dear Madam,

We wrote you that Pelton had given his note for $75. in settlement of rent to Jany 1st 1884. Recently the income paid through Hamilton & Co. We had with you signed any lease, supposing he do so for the year ending Jany 1st 1885. He said that the note given was for rent to [illegible]. We gave him a receipt for the note, being for rent to Jany 1st 1884, once so he understood it at the time agreeing to come in to sign the lease to Jany 1st 85, when instead that it was today. Then he objected to the amount rent charged, $75. which was also understood at the time of signing the note. All these conditions were in accordance with a letter written to him some time previous. We consulted with Cleveland about matters and he said that Pelton should carry out the agreement, but if it would facilitate a settlement we might put the rent at $50. for the second year ending Jany 1st 1885, and as to signing the lease now, it would make no difference, having acknowledged himself as a tenant, when he gave the note. [illegible]

of the first year not. Valon has given us a great deal of trouble, we think him rather a hard case but hope to get $50. more out of him December next in time for the payment of taxes.

We enclose statement of account to date showing balance to your credit of $35.50 at the present time.

Real estate is very quiet now and probably will remain so till after the Presidential election. Our railroad repairs are being made, but it will be some months before completed, though it is expected that the road will be used for horse ley putting on stages connecting the completed portions. We certainly hope for more people this year than last year, and that then will be some buyers. Our town and County is settling up slowly and surely, and there is considerable enquiry for lands. You wrote that you wished to dispose of a portion of your property and therefore we requested you and Mr Wright to specify prices upon the Middleton Racey tract and the track near Mahomet as the prices most likely to sell.

Mr Wright replied that Mr Carroll Gates intended going to San Luis Obispo to look after matters and make his selection, he would ask no price. We should be pleased to see Mr Wright explain to him about the situation of your property.

The abstract shows that there are some back taxes due on your property and that some effect has been made to the State and to individuals. We shall have to deal with the Treasurer regarding this. We do not think there is anything serious affecting the title to any of your property if attended to within a reasonable time. We can now sell lands, and if you think proper we will see the matter are attended.

Yours truly

[illegible]

Oct 27th 4.

Friend Morse.

Los Angeles.

Dr Shorkton is on the war path this morning — you [illegible] do not have the roof of his house fixed. he will do it himself and take it out of the rents. has made enquiry about the matter & says the Utah code provides for such cases.

You wrote to my Powell the 12th inst about patching up the roof — that Okely would fix it for $10 or $12. He will get him to watch her we can hear from her. If he will not do this don't you think it will be best to have Okely to fix it? Things are quiet. nothing important. yours. I in the morning of the Cashier Dr Orbitube

Yours &c

[illegible]

October 28th 4.

T. A. Harden Esq.
Garnett. Kansas.

Dear Sir:- Yours 20th inst. addressed to D. Cleveland has been ~~answered~~ handed to me to answer.

Ira Brown of Chicago, Ill, owns the East ½ of Pueblo Lot 1296, San Diego, containing 80 acres of land, about 10 miles North of the town of San Diego on the wagon road to Los Angeles, & about one mile from the Pacific Ocean. This part rough side hill and part valley land. mostly the latter, a portion of which is good orchard and vineyard land. There is no particular demand for this kind of land at the present time, owing to it being so far away. It is assessed at $12. per acre and might be sold at from $3 to $5. per acre. We believe the time is not distant when this land can be worth from $50 to $100 per acre, but none proper can have to come in, at present price. Lands near town are worth from $50. to $150. per acre according to quality. Yours

October 28th 4.

T. H. Harder Esq.
Garnett. Kansas.

Dear Sir:- Yours 20th inst. addressed to D. Cleveland has been ~~[illegible]~~ handed to me to answer.

Ira Brown of Chicago, Ill, owns the East ½ of Pueblo Lot 129 C. San Diego, containing 80 acres of land, about 10 miles North of the town of San Diego on the wagon road to Los Angeles, & about one mile from the Pacific Ocean. This part rough side hill and part valley land - mostly the latter, a portion of which is good orchard and vineyard land. There is no particular demand for this kind of land at the present time, owing to it being so far away. It is assessed at $2. per acre and might be sold at from $3 to $5. per acre. We believe the time is not distant when this land can be worth from $50 to $60 per acre, but more proper men have to come in, the great present time. Lands near town are worth from $ 50. to $150 per acre according to quality. [illegible]

San Diego, Cal. November 15th 4.

A. E. Magill Esq.
Genl Agt. San Francisco, Cal.

Dear Sir

Please find enclosed two policies—

No 1150.	cancelled for	$18.78
" 1161.	cancelled for	8.90
	Amount returned premium	$27.68

We have done this without detriment to the assured, and we think, to the interest of the Companies having insured the prospects, together with the contents, for a longer term, though for a longer term. (3 years.) The premium on [illegible] and contents to abt. your specified rates but the premium on barn and contents is not less than $1.88. Mr Hedden claims to us that he could get it at $1.50, at which rate he would give us the premium, so we took the risk at that, which we hope will be satisfactory. We will pass your instructions regarding insurance of Court house, the lists for which will be sent [illegible]

Yours Truly

[illegible]

Dec. 7159	House,	Unexpired Aug 15. 82.	for $4,500	$24.75	Prem.
" 7161	Barn.	" Sept 1. 82.	" .600	11.28	"
		Premium Paid.			$36.03
" 7159	Aug 18. 82.	to Nov 15. 82.	2 9/12 mos	$6.00	
" 7161	Sept 1. 82.	" " "	2 1/2 "	2.35	
		Premium earned.			$8.35
		~~Amt. to be credited against new policies~~			~~$27.68~~
		~~New Policies, Nov 15. 1882. for 3 years.~~			
		Ca. house & contents,	$8,500 Rate for 3 yrs $1.10		$93.50
Dec.		" barn & "	1,400 " " 3 " $3.00		42.00
		Amount Premium			$135.50
		Deduct as above			27.68
		Balance paid.			[illegible]

[illegible]

[illegible]

[illegible]

San Diego Nov 17th 4

A. J. Magill Esq.
Sec & Agent
Dear Sir

The bids for insurance upon the Court House were opened to day, and our bid for the Phoenix of Hartford being the lowest it was awarded to us.

The clerks notice calling for proposals was very indefinite, neither the amount required nor the term being mentioned.

The bids were four as follows:-

G. W. Hazzard "upon $30000. @ 65c or for $192. gross premium"

T. H. Higgins "upon $30000. @ 60c or for a total sum of $177." for 1 year — 120 for 3 years"

Steel & Soby "upon $30000. for a total sum of $185.

E. W. Morse "at the rate of 45c upon $30000. (or for any other reasonable sum) for 1 year — at 80c for 2 years — at 110c for 3 years"

All bids were for county warrants

at par.

We have issued the policy and received the Warrant — $135.

At the present time county warrants are worth only 85c but we believe they will come approximate to 90c. This warrant will probably be redeemed in a year from next January. What disposition shall we make of it? Sell it for cash, or permit to run to hold?

We presume the 15c rate you suggested was intended for coin, but we used the discretion you gave us and named the same (bigger for county scrip, for we were determined to get the risk if possible and — "we have met the enemy and they are ours"

However if you think we have done too low we are willing to make it up from our commissions.

Kind daily regard and affection to all.

E. F. Morse Agt.

November 5th 4.

Mr. [illegible]

San Luis Rey. Cal.

Dear Sir,

We saw Hamilton, Assessor, to-day, and he changed the description of your property on the assessment roll from "3. West" to "4 West". Referring to the return of your property made by you, to the Deputy Assessor, we then find, ~~[illegible]~~ Range "3. West"; so that the error was not the fault of the Assessor. The Tax Collector's Receipt, which you have for the payment of your taxes for the present year, is on Range, "3 West". If you will send it to us we will get it exchanged for a proper receipt.

Yours truly.

Morse, Noell & Miller

November 26th 1.

N. V. Vandeland,

Lamed, Dawes Co. Nebraska.

Dear Sir

Your favor Nov 20th giving us the agency of your property, upon the recommendation of Hadah C. Chase was received today. We accept of the charge with thanks to Mr Chase for his consideration, and will attend to all matters in connection with your property. We presented your order to Mr Chase, and he has paid us $50.00, which amount we place to your credit towards the payment of taxes.

Please find enclosed statement of all taxes against your property and state of Geo F. Dick, showing, after deducting $50.00, a balance of $24.00 to be sent to us, upon receipt of which we will pay the taxes and transfer deed you executed recently. You had better send us that the money will reach us before Dec 20th. We are informed that the general rate of N.P.R.R. lands is going to be 1st at $6.00 per month. We think that the rate may be advanced a little in the course of a month or so, that is in case business improves as we have reason to anticipate it will. We will use our discretion in your interest. There is some improvements going on here, in anticipation

of a speedy completion of the grade on our rail road, which was so much washed away (in some places for several miles) by the heavy rains last winter as to become entirely impassable as a through road. It is now decided, upon completion of our expands, to extend the road beyond Van Buren Court House to a connection at Doggett, with the Atlantic & Pacific, when we shall have direct and through route with the East. Our County is rapidly filling up. The population of the town is about 4,000, rather more than it was a year ago. With the exception of the N½ of Sec K Block 11 of our property is assessed for more than it could be sold for at the present time. The N½ of Sec K Block 11 might be sold for [illegible] It is an outrage of an assessor to value property outside of Sec K, the main st, [illegible] The frequent make and [illegible] of land being made at [illegible] the property is [illegible]

We go before the Board of Equalization year after year and find it impossible to get the figures reduced. The County Board invariably is influenced by the State Board of Equalization which has the power to raise the entire County assessment, and not infrequently they exercise it. It is only in extreme cases that the County Board [illegible]

for the reason that if they undercut, one they must do so small to make it equitable. The Deed map and plat which were given upon Union information regarding Van Buren, City and County [illegible]

November 29th 1.

Mrs E. A. Pendleton.

Alexandria. Va.

Dear Madam,

We have not written for the reason that we had nothing in particular to communicate. At the present time taxes are due. We enclose statement. We have some funds to your credit, but not enough to pay. We expect to receive the clear of the Jamaica, which will give us ample funds, about the middle of December, but should it so happen that we do not get them in time, we will advance what is necessary. Things are about the same with us here in San Diego. There is no decided improvement in the sales of real estate, though more firmly held in anticipation of a speedy completion of the repairs on our railroad and the extension of it beyond San Bernardino to Yuma to a connection with the Atlantic & Pacific, which will give us through and direct connection with the East which we shall hope to realize some time within a year from now. Mr Cleveland is here in the enjoyment of tolerable good health. We received the answer

We received to-day your letter of the 15th and have noted its contents. Yours truly, Morse, Mills & Morse

November 29th 4.

Mrs.
Lucy A. Wood.
San Francisco. Cal. (1495 20th St.)

Dear Madam,

Yours Nov 18th received. We regard the Lots 1 & 2 in Block 25 Horton's Addition, we find they are assessed for 1884 to "Unknown", valued at $75. and $50. respectively. We consider the lots worth $300. and we think we can sell them for that provided you wish to do so, taxes paid and free from encumbrances. An abstract in that case would be necessary which we can obtain about $5 Our commission on sale will be 5%. You can let us know what you think about it.

We see your lots assessed to Unknown and therefore presume you have no agent here to attend to returning your property. We are aware that much trouble lays on these land lots. If you wish us to pay the taxes remit us the money by P.O. and if you have other property we will inform you of the amount, and notify you so that it is properly returned to the assessor.

Yours truly, Morse, Noell & Whaley.

December 27 4.

Mr. A. M. Gates. Patchin,

Santa Clara Co. Cal.

Dear Madam

Your favor November 26th duly received. The enclosed statement of taxes for 1882. amounts $96.82. Crediting balance on hand $95.00 leaves $1.82 to be remitted by you which please send to reach us before Dec 29th when state & County taxes become delinquent and if not paid 5% additional will be charged. We were in hope to have made a further collection from Felton, but it appears that he has written to you and that you are willing to grant him more indulgence, which it will be impossible to collect from him. We hope to see you soon and explain to him the situation of your property more fully than we can do by writing.

The abstract made by Reed & Calley shows that you own lots 13. Block 113 to Levi Goodrich Patd. 16. 1874. Therefore we deduct the taxes upon this lot which you have paid for several years from your statement. Referring to Goodrich's tax lot we do not find the same assessed to him. Therefore it will go delinquent unless he should be informed of it.

The abstract also shows that you own the E½ of the S E¼ of

Lot 1342. Gentlemen to Wm Goodrich January 1 1870.

You have been paying taxes upon the premises for several years past, (three years we are not able to say without an examination of the records) and we are informed that Mr Goodrich was also paid the taxes upon the same. Being clearly an case of double assessment Whether you can recover back the taxes paid is a question. Perhaps it might be wise for you when to bring with him all your receipts for many years past, when he comes down and we will see if anything can be done with them. He had the assessor to strike off this property from your list. This year it is your duty [illegible]

The abstract also shows that you still owe 10 acres in the S.E. 1/4 of Public Lot 1346 which has been omitted by your list to the Assessor for several years past. It was charged to the State for the taxes of 1866 - and again charged for the taxes of 1867. The City now are delinquent since 1869 and State & County since 1867 as shown by the abstract of Rice & Daly. By redeeming from the State and paying the taxes due you title to the property can be made good. There is no pressing necessity for this, though the sooner done the better it will be on account of the interest charges thereon. We think it advisable to pay the taxes for this year and have therefor included the amount in the State interest & charges. Hope you will return it on your name. The Executors deeds have been given to Miles P. Rhoeland for the National City lots & also for taxes 1869 to J. S. Rice and Chipindale assigned to Miles P. Rhoeland, as shown by the abstract of Rice & Daly. Only 20 acres in S.E. 1/4 of Public Lot 1346 appears upon the abstract, to have been [illegible] by Collector to the State for the taxes. Please examine your receipts to see if you paid taxes for same. If the receipts show property [illegible] the abstract of Rice only will be [illegible] without a search. We have our [illegible] upon the Michelangelo for more than a year, but no appearance of claimants. This is another case might be [illegible] and no respectable person will claim it. We have not yet seen the [illegible]

Pasadena Cal.

Joseph Tasker Esq.
Los Angeles, Cal.

Dear Sir, We are on the track of the things owned by Mrs. Helena Julinia Parni, Italian gardener, purchased the two tanks & frame work, also the small pump and small horse power.
Mr Rooney has the large horse power and we believe the large pump. Parni wants to know how much you want for your half interest in the two tanks, frame work and the small horse power. I wish you to be explicit as possible, to name a low price as it is rather risky business to have to pay a visit to this place and really paid Mrs Hoke for the pump, about as they are worth. He says the pump is worthless, & no good, and he was retaining it, and the other things do well & he thought wrong with you for them.
Kindly let me hear from Hoke personally and I will arrange with Parni for his share in the things. Please answer at once as soon as you can do so. Yours truly,

Mrs M. Wilson

Eug 4th 4.

C. J. Babb Esq.
Eugene City.

Dear Sir,

Your 25th December duly received. The $2.70 referred to is the amount we were required to pay the Express Company on $470, which you March 27th, after the delivery of the Deed to Mr Low as per your instructions to them. It came near breaking the trade. Mr Low said he would not pay it. That he never heard of such a thing as requiring a man to pay express charges on a remittance of money to another in which he had no interest, but rather than disappoint you in the deal we paid the amount, he got the deed and you got the money. He fairly earned all the commission we received in this trade and bore him in showing your property in order to effect a sale, and we hope that after this explanation you will not think of withholding the amount by refusing to refund all the money we were compelled to pay for your benefit. We have had a great deal of trouble with you in regard to this matter, and if you had had anything on the transaction you would have [illegible] the money direct to Mr Low. We did not intend the National Ranch property for your benefit. It was the Bob who had added it, and we told him the occasion upon the ground that you had given us a date after the 8th Monday, the March 1884 you were figured upon for the Ranch. That might be true for the Contract & Deed with him dated Feby 27th 1884 on which day he primarily became the owner, you having failed out the contract, and furnished him a deed which might have been the [illegible] of the Contract. The effect to have made a bond that day with

December 8th,

Michael A. Aguirre Esq.

San Bernardino Co. Cal.

Dear Sir,

[illegible]

POOR ORIGINAL

BEST COPY

POSSIBLE

Yours truly.

December 8th, 1

Michael A. Arnine Esq.

San Gorgonio, San Bernardino Co., Cal.

Dear Sir,

Yours of 3d inst. duly received. The amount of taxes on property assessed to Rudolph R. Aguirre (including personal) amounting, with cost fee, to $29.40, should be made up before Dec 20th, at which time State & County taxes will become delinquent, when 5% additional will be charged. Aguirre is absent in Mexico. We first took the Sheriff's deed to C. McCloskey Sept. 18th 1883. Now San Diego was then in 1878 for delinquent State & County taxes of the fiscal year ending April 1878 under judgment rendered in favor of Rafael & Pedro, & I have my said title. Your copy of taxes are considered good, and unless you can produce the receipts for the taxes on this City for the year 1878 it will be cheap to pay which arrangements, if any, can be made for the redemption of the property from him. Otherwise I shall offer to have otherwise the 5th in point hereto for the same year back. He is in the City at present. Where you can see him, or write to him and a certain which arrangement he will make.

Yours truly. Wm. Vore Attorney.

Rudolph, on behalf of your family, may claim the homestead exemption.

Stamford 9th 4

L. L. Bonnell, Secty.
California Insurance Co,

Dear Sir:-

In reply to your Circular, Sept 30th, we wrote you Oct 8th, also Alfred Stillman, Gen'l Agt of "Pacific Insurance Union" Oct 23d of our choice of Agency - preferring that of the Phoenix & Home. Since then we have not considered ourselves authorized to act as agents of Companies belonging to the "Union", and have been expecting the appointment of other agents and a requisition for our property belonging to those Companies.

You will please authorize some one to receive our books, papers, documents and other property in our hands belonging to The California Insurance Company, and return to us our Bond given June 21st 1884.

At present time there is an indorsement required to be made upon Policy No 60.027, as per our by enclosed memorandum. If you can arrange this without sending Policy you will greatly oblige the parties interested. Yours Cordially Benj F. Smith, Treas & Secy

Sydney 10th 1882

[illegible]

other property in our hands belonging to the agency of your Companies and release us from further responsibility.

At the present time permission is required to make alterations and repairs upon the premises owned by ~~[illegible]~~ [illegible]

[illegible] without [illegible] making the policy void upon [illegible] we feel greatly obliged [illegible]

[illegible]

December 13th 4.

Messrs Brown & Brune,
40 Saint Paul St. Baltimore, Md.

Dear Sirs,

Your favor 19th ult. containing check for $10.00, duly rec'd. Enclosed please find tax receipts covers respectively assessed to you belonging to Geo. Magruder Brune, including Lot C-Blk 793, claimed by F. J. Hesse. Upon examination we find that Hesse purchased this lot at delinquent State and County Tax Sale March 4th for delinquent taxes 1886, ~~and that~~ assessed to unknown owners, and that Certificate No 894 was issued to him, but up to present time no deed has been given by the Sheriff. At same sale, there being no purchaser, Lot K-792 was also assessed to Unknown Owners struck off to the State of California according to law, and is held under Certificate No 897. We have seen Hesse who offers to clear the record to C-793 for $10. We cannot recommend this being done as it is a pretty good lot being only back title land and may some day be disposed of to advantage. Lot K-792 is only back title land and can be redeemed from the State upon payment of the tax costs and interest, and Hesse are

we will ascertain the amt necessary. We did not look very particularly but we think these were the only two lots sold for that year. This happened before we had charge of the property. We do not know who was attending to the property of the estate at the time, or we would enquire how it was that these lots were not returned to the assessor or if the taxes were paid for 1880 and if the receipts could be produced. You can you have a receipt for the payment of the taxes upon these lots for 1880 please send it to us and we will notify the matter without paying anything to State or redeeming from the State. Sometimes it happens that property is sold upon which the taxes have been paid and to satisfy in order the transaction of the [illegible]

We think no one is in actual possession of any of the lots, to state definitely it would be necessary to examine particularly each of the lots which we promise to do at our leisure.

The outlook for San Diego is more favorable than it has been at any time heretofore. Our R.R. which was badly washed away last winter is about repaired and trains will again be running before the end of this year to San Bernardino and work on the extension to a connection with the Atlantic & Pacific at Yuma will be commenced, when things are in [illegible]

S. E. Gibbs Esq

J. P. Jesse A. Adams, Philadelphia, March [illegible]

We have made enquiries for your [illegible] and [illegible] obtained it from Mr. J. Mounsey. The annexed statement of taxes which we are informed, he forwarded to you, we think it advisable to send, [illegible] which have been received. Leaving amount to reach us from Chicago, at which [illegible] [illegible] unfinished.

The prospects of San Diego were never better than at present, and we think the boom, so long looked for, will be here soon. Our Rail Road, which was so badly washed away by the rains last winter, will soon be repaired and [illegible] to San Bernardino, and work commenced soon after on the extension to a connection with the Atlantic & Pacific at Daggett. Our country is fast filling up and some fine buildings have been erected in town. Hoping to hear from you [illegible]

Dec 16th 4.

James Workman Esq.
56 Alice Street Los Angeles Cal.

Dear Sir.

Please find enclosed bay receipts on your property for 1884. We have not yet paid the Poll Tax. The assessor says that if you have paid it in Los Angeles County to send us the receipt, but if you have not done so you had better pay it here as your property will be held responsible for it. Let us know the situation at once that we may pay it before it goes delinquent — Dec 23rd, as on that day [illegible]

Yours truly
[illegible]

San Rafael Cal.

John A. Tancey Esq.,
Oakland, Cal.

Dear Sir,

Enclosed please find City warrants on property in this county assessed to you and to Mrs Christian A. Tancey, amounting with our fees, to $3800. amount Year 1888. leaving a balance due us of $78 which have the honor to remit.

The discrepancy occurred in this way: At the time of sending the Redemption the City assessments were over still in the hands of the assessor and on arrival at the bar, taking the rate from the County assessment roll, on being the copy of the other, omitting known the arrangements taken for 1888 on the Stanczyc property. Supposing at the time that the City Rate on them had been paid, but when we came to pay the bar we saw that it was indorsed in City demanded paying the Dance, but on re- to you [illegible] we now satisfied that the City has been paid for 1888, and then paid the amount required by City [illegible] Mr Tancey. We forward duplicate you on the [illegible] City, [illegible] of one dollar only.

Dec 16th 4.

J. E. C. Lee, U.S. Army.
San Antonio, Texas.

Dear Sir,

Please find enclosed tax receipts for 1887. Upon prospecting is assessed at $120 per acre, and might at present time be sold at from $150 to $200 per acre. We can offend $150 first. It is mesa land, lemmae miles from the business portion of the town, not required for any purpose at the present time. We know of no sales having been made of similar lands in the vicinity of late years past.

The outlook for San Diego is brighter than it has been at any time in the past. Our Rail Road, which was badly washed away by the storms of last winter, has been repaired so that trains will be running to San Bernardino in the course of a few days and arrangements are made to extend the road beyond that point to a connection with the Atlantic & Pacific at [illegible]. When this is done we shall look for much brighter times than heretofore.

With regards Yours Very Truly [illegible]

Judge W. H. Ogden.

El Cajon. San Diego Co. Cal.

Dear Sir,

We have had Cash Steele to examine the house Corner of 5th & J. Steele and he reports to put both in good order for renting will cost fifty dollars, or a little more or less. He will repair the rooms throughout, [illegible] the ceilings, put in all glass taken out, & make all necessary repairs in the houses and fences. If you decide this done and put in coaches, we think we can rent the houses at Del Mar for month each then being now a demand.

As the expense of fitting up is more than we expected we thought it best to inform you before ordering the work done.

Awaiting your earliest reply, we remain

Yours Very Truly,

[illegible]

Geo. Michener Esq.

Dec 18th 4

Dear Sir

The Jolly Coal

place at Lon[illegible] as

[illegible] for sale at pr.

We have been informed

would like to purchase the

[illegible] that can be found

[illegible] Court

[illegible] may make for the

[illegible] shortest time

[illegible] than the time mentioned

[illegible]

[illegible]

Yours

[illegible]

Geo. Michener Esq.

Dear Sir

Please forward 250

[illegible] Plaster 1

[illegible] 50 x [illegible] freighting on Ship

[illegible]

The [illegible] explains the con-

[illegible] I [illegible] the [illegible] required

[illegible] the [illegible]

[illegible]

[illegible] at the earliest [illegible]

[illegible] we have [illegible]

[illegible] three [illegible]

[illegible]

to receive

Please [illegible]

[illegible]

Yours &c

George Vallerdebal

Dec 17th 4.

Thos E. Davis Esq.
Harrisville. Va.

Dear Sir.

Your kind 6th enclosing B/N received. We return herewith here receipts. The prospects with us are more favorable. Rail Road upon money completed & trains will be again running to San Bernardino before January 1st and work on extension to a connection with Atlantic & Pacific at Daggett will be commenced soon after. [illegible] much brighter times. Our County is fast settling up, having increased 50 p/c since last census, and many fine buildings have been erected in the town. If your intention is to come here you can not do so any too soon to avail yourself of some of the [illegible] We have a large line of property, prices have not yet advanced materially yet, but we expect they will soon. We send some reading matter. Yours truly

[illegible]

San [illegible]

Mr. H. Thorne Esq.

C/o Messrs. Van Reemsen, &c.

Dear Sir,

Your letter with enclosure of $87 duly received. We have paid bayer 1884 Pecan first received by night.

We have with some difficulty heard of Mr. Howard, the gentleman whom you think likely to purchase your interest in the Van Facinto Ranch.

There are no buyers here as yet, that is, not many, and we do not look for them in quantity till much time as we have thought. P.P. Exposition, when we shall hope to do better than we are doing, and hope to give both you and satisfaction to our clients in the time of their liberty.

Yours very truly,

[illegible]

Dec 17th

To the Hon. Capt.
San Bernardino Cal.

Dear Sir

Your favor 13th inst. with enclosure, which I received day before yesterday, Wash. County & City of L.A. Your prospects, as stated therein, are, I will be coming to San Bernardino by the 1st January and with the exception they and Mr Coggeshall, be a connection with the Wilmington people, will be commenced immediately and pushed to a speedy completion. Our country is fast filling up and we have commenced improvements. Since March twelve months ago and many fine buildings have been and are in the course of erection, being finished this year. There is beginning to be some demand for property but no speculation as yet. The resources of the business portion and some favored location. Things remain about the same as 4th ult in the vicinity of your property.

[illegible]

Dec 18th

Wm B. Carter Esq.
Pasadena. Los Angeles Co.

Dear Sir -

You spoke about selling your ranch [illegible] price. The thing we may be able to do is if you could be within the price he mentioned then [illegible] $5000 and $6000. perhaps as the cattle pasture. We are told that there is a party who will give $6000 for it, perhaps he may be induced to advance that he mentioned $5000. You can please write us in regard to it and give some description.

We are expecting some capitalists for the ranch property.

With regards,

Yours very truly,

[illegible]

[illegible]

Dec 15th 4

F. A. Ballard Esq. Eugene City, Oregon

Dear Sir

Your favor of the 9th inst duly at hand. We like you say regret that there should be any misunderstanding about money, and that that we had given in our last a sufficiently plain explanation. Had you sent the deed to us or to the consolidated Bank, as we suggested, we could have bought a draft for 20 to 30 and sent you. But as you sent it by express with instructions to collect the money with all charges they demanded of us [illegible] for delivery of the deed, [illegible] them or let the sale go by the board and they selected the mode of sending the money to you and [illegible]. We did not know how they identified the receipt of your letter as it was not our fault, we did not think we ought to bear the expense of sending you the money and charged you with it at the time. We now have an offer of 500.00 for Block 207 free to pay commission & taxes. We submit it to your consideration to take or not as you may think best, Abernethy will not about [illegible] to offer it present on lot 4 & 5 [illegible].

Very Truly Yours
Jno. Wall Hockaday

[illegible] [illegible]

[illegible] [illegible] [illegible] Esq.
[illegible] [illegible]. [illegible] [illegible] [illegible].

Dear Sir:

[illegible] [illegible] [illegible], [illegible] [illegible] [illegible] the [illegible] [illegible] [illegible] on your [illegible] property. [illegible] [illegible] and [illegible] will [illegible] [illegible]. The [illegible] [illegible] [illegible] [illegible] [illegible] you, as you wish, and give your [illegible] of the amount required to the Bank.

[illegible] 1[illegible]

[illegible] H. [illegible]

[illegible] Bermudiana, [illegible] bar.

Dear Sir,

[illegible]

[illegible]

[illegible]

[illegible]

Nov 22 [illegible]

Jas. Thompson Esq.
New Orleans. Louis.

Dear Sir,

Yours of your letter of the 18th with accompanying an order of Court for the sale of the property, without your respective becoming [illegible], we have it, and hereafter [illegible] attempt. The $[illegible] for taxes was duly received. Taxes on Lot the 5th [illegible] in March and on [illegible] from [illegible] was made after the 15th April, on the 10th March, he is with [illegible] for any day this year. High on the 5th [illegible] of March next year, when the lots is again made. your property will be [illegible], and from the amount of the assessment, the [illegible] of $100 will be deducted, you will pay the balance [illegible] and also on the 5th, which will be assessed [illegible]

December 22d 1.

Mrs Dolores A. de Reo.

Los Angeles, Cal.

Dear Madam,

Your favor of 5th inst. duly received. As you request we tried to dispose of some of your Mus San Diego Cts. We met a gentleman who offers to purchase eighth of them, as follows - F-757, I-774, C, D, E, F-778, A-779, and K-781, for $1200. Cash, which is about all that can be obtained for them at present. We consider the offer a good one, but it is for your consideration and determination, and therefore we report it to you - We hope for your answer soon as pay taxes before the 29th inst.

Yours very truly,

Frank C. Ellis & Co.

Dec 22d 1.

Mr Treasurer & Chancery.

Treasury Chamber 8th Dec.

Dear Madam,

The amount of taxes assessed on your property for 1852, is £96.06

Then is a balance on our books to your credit, after deducting allowances upon land & poor houses. 15.95

Herewith enclose receipts for taxes £59.01 which please deduct accordingly. Nothing has arrived yet from the Office to 5th Dec on correspondence with Chinese hands.

The sum 10 cases from Canton were paid by him, and taxes on 10 from Shanghai were also paid by them. The rest stand at the credit of your account. Yours.

As presently entitled credit for £57 [illegible]

[illegible]

Mrs. [illegible]

c/o. H. F. Crane. 456 8th St. Oakland. Cal.

Dear Madam,

Mr. Chas. C. Fox, to whom we sold your house and lots, has made demand upon us to pay the taxes for the year 1884, and threatens suit in case they are paid. According to law the party owning the property on the first monday in March is legally bound to pay the taxes for that year, and as the sale took place on May 7th, you are legally bound for the taxes, which amount to $24.66. If you will remit the amount to us we will attend to the matter without. Hoping soon to hear from you, I remain

Yours very truly,

Monroe [illegible]

Dec 26 4.

J. M. de Pay Esq.

Dear W. R. Huff. & Lewis & Co. Los Angeles. Cal.

Dear Sir

Yours of 5 instant, J.G.H. duly received. We have paid the taxes upon property assessed to Mary Lucas & Consolatta and have made every effort. We have tried to obtain the payments of the taxes for the years 1884, 1885 & 1888, previous to 1888 we are unable to do, and to ascertain if paid would require the services of a detective, which I cannot do from a margin the fees of Pres & P. Money you require to know more definitely or regarding the title of the property we will ascertain the cost and inform you. Title we believe the property is year and in the

Yours truly

[illegible]

Dec 24th 4.

Mrs M. A. Moore,
Stephensville. Ky

Dear Madam.

Your favor 18th inst. awaiting
f.d. duly received. We have paid bills due
your Infirmary and received Subscription to "Dem".
[illegible]

It is impossible to say what your property
will sell for at any future time. We cannot say
what it is worth about now. The 60 acres
should be worth $800, and the 20
in Mr S. addition at $50. al.
Times are improving, — our Mill Rooms will be running
again in the first of the year and we look for immediate
work on the extension to Ben Hennessy's a connection with the
Cincinnati & Memphis at Duggett. Whenever you decide to come, let me
know & I will do the best I can for you. We think the Sol S. property in
[illegible] may be sold [illegible] $35 to $6 for another year,
[illegible]

Dec 21st 74.

Austin Robert, Esq.
San José, Cal.

Dear Sir,

Your favor 17th inst duly received. In regard to Lots 4 & 5 in Block 78, New San Diego, claimed by you under deed from John Robertson & wife Aug 6. 1872. Referring to our letter to you June 27. 1888, we do "that we recommended that you have an abstract of title made and submit the same to some one competent to pass upon the title" and "that if you better to know exactly what your title is worth, if anything, rather than pay out more money". We can but recommend the same thing at the present time. We have inquired the cost of abstract from Rice & Bacon. It will be $15.00. If you wish this, send the money, with power for ourselves and we will examine further into the matter and do if any thing can be done with the parties claiming adverse to us.

If we find your title bad we will then notify you about it.

Dec 28th 4

John H. Kendall Esq.
Tonica, Lasalle Co. Ill.

Dear Sir

Your letter to the Postmaster of this place has been forwarded to me, which we will do as fairly as we have been taught that "honesty (in all things) is the best policy".

The present population of San Diego is about 3500
Population of the whole county is about 12000
The great majority are native born Americans with a slight admixture of English, Irish, French, German, Italian, Scandinavian &c and possibly a couple hundred native Californians & Mexicans and about 150 Chinese.

"What are your most objectionable features &c?" Well, in an objectionable sense, I think the greatest objectionable feature is the small supply of water. (Though this small supply helps to make the mild climate.) At present the lands immediately around the town are uncultivated [illegible] because lack of water [illegible] all sized, and are

lay when [illegible] will be brought [illegible] [illegible] latter part of the [illegible] the country [illegible] extensive [illegible]. During the [illegible] time the [illegible] with [illegible] "[illegible]" which are very dry and generally of a high temperature — they are very electrical and very disagreeable to [illegible] sensitive persons. [illegible] they are very slight occurring only a [illegible] times during the year, but are more frequent [illegible] in the interior, though this county suffers less than [illegible] any other in the state except perhaps the [illegible].

The town is small and lacks the advantages a larger place would afford. We believe society here is exceptionally good. We have excellent schools, nearly all the different denominations are represented by church buildings — [illegible] about these things.

[illegible] the [illegible] ([illegible]) sell at [illegible] $100. a [illegible] — a block away from the business center; two blocks away about $30 = per foot and so on. The best lots on [illegible] are held at about [illegible] figure. Desirable residence lots are [illegible] at [illegible] $200 to $600. all within half a mile [illegible] business.

[illegible] from two to four miles away un[illegible] are held at [illegible] $40. to $100. per [illegible].

[illegible]

San Diego 4

Joseph de Olivan,
San Pedro, N. M.

Dear Sir,

I learn from [illegible] that [illegible] on your prospects for the [illegible]. After paying horses and our commission there will be remains in our hands to your credit. [illegible]

[illegible]

Our prospects are better than ever. Our road to Arizona and Texas will run again Jany 1st and work on the extension from San Bernardino to a connection with A. & P. Road be commenced immediately and prosecuted special commission. Our County is fast filling up and many fine buildings have been put up in the last [illegible] years.

[illegible]

[illegible]

[illegible] 28th [illegible]

[illegible]

[illegible] Co.

Dear Sir

Enclosed please find
[illegible] Co.

Mr. Fillmore who has been
stopping [illegible] here, leaves by the
[illegible] for the South.

We [illegible] had abundant rain
in this county, the [illegible]
[illegible]
[illegible] build [illegible]
[illegible] travelling

The outlook for a good [illegible]
[illegible]

[illegible]

Yours truly

P.S. [illegible]
[illegible]

[illegible] 28th [illegible]

[illegible] Esq

Dear Sir

[illegible] Enclosed [illegible]
[illegible]
[illegible] with [illegible]

We have had plenty of rain
[illegible]
[illegible]
[illegible] many long
[illegible] although
[illegible] advantage
[illegible] them
[illegible] at once for
[illegible] enough to [illegible]
[illegible]

Yours truly

Dec 28th 4

[illegible]

Gentlemen

We have paid your taxes, & as you suggest will hold the tax receipts for you. [illegible]

[illegible]

Yours Truly

[illegible]

[illegible]

Dec 28 [illegible]

[illegible]

Dear Sir

Enclosed plan [illegible]

[illegible]

[illegible] to be found [illegible]

[illegible] but [illegible]

[illegible] will [illegible] but

[illegible]

[illegible] in [illegible]

[illegible] than for

the [illegible]

[illegible]

[illegible]

[illegible]

[illegible] railroad

[illegible]

[illegible] commenced [illegible]

[illegible] extension [illegible]

[illegible] with [illegible] the

Atchison Topeka & S. F. R.R. Co. a
continuous line of road from
Kansas City to San Diego.
This will of course benefit [illegible]
immensely after it is once thoroughly
established.

The "California Southern" R.R.
[illegible] from San Diego to [illegible]
[illegible] about 120 miles
[illegible] San Bernardino [illegible] Cajon
[illegible] on the Atlantic
& Pacific R.R. [illegible]
by the A. T. & S. F. R.R. Co.

We have [illegible]
[illegible] this [illegible]
[illegible] business [illegible]
[illegible] family.

Yours Truly

[illegible]

[illegible] for [illegible]

people [illegible]
being fortunate in their [illegible]
and they have need to be
since the County divide so
many cases upon the merits of
technicalities.

Mr Howard pays to the
trouble and expense to
[illegible] but can [illegible] other
course for [illegible]

[illegible]

[illegible]

Ed

Of course the deed should be
returned to Mr Howard, not
to me.

M. L. B.

Dec 31 84

C. Wells Esq.
Harrisburg City.

Dear Sir,

Mr. Jones received check for $87.00 for his account with United Gas Works, for use of Reighler Ranch, Sandusky Ranch, less commission [illegible] amounting $5.130 to proportional part of the rent. Might perhaps be considered as Reighler's account on the back of the receipt. Mr. Jones will accumulate his rent in the H. of J. of January 1885, but bring the account with him, so give you the benefit of any difference.

He owned the rents up to the date we took leases for the payments of taxes in December 1884, for which he has the money due.

If you wish can draw him a receipt more fully.

Yours very truly,
Miles Brown, Agent.

do not get much of an
idea of your system from
the circular.

Our City has a population
of about 30,000 and the entire
county about 12,000.

The sales of Abstracts,
including searches, which are
[illegible] offered and are
[illegible] at $8,000.

We should like to understand
[illegible] fully the difference between
your system and that which
is generally used, also the
[illegible] of which your business
[illegible] is made.

The abstracts below
[illegible] the [illegible] County
[illegible] [illegible] [illegible]

[illegible]

[illegible]

Jany 2d 67.

J. M. Templeton Esq.
[illegible]

Dear Sir

[illegible] we have paid [illegible] W. C. Squires, [illegible] bill [illegible] your order. Enclosed please find receipts. [illegible] you will find [illegible]

[illegible]

Jany 2d 67.

C. M. Rockefeller. U. S. Army.
Fort D. A. Russell. Wy T.

Dear Sir

Your favor Dec 24th with check for $60.05 duly received. We have paid bills on your requisition. Herewith enclosed please find collectors' receipts.

Your Ord B-128 might be used today

Yours Very Truly
[illegible]

Tampa, Fla.

Chas. M. Keene Esq.
(202 Market St. N. Y.)

Dear Sir

Yours 28th ult containing money order for $48.00 duly received.

Please forward receipts for taxes on property attached to Cor. Co. lying in this County.

Yours very truly
[illegible]

Tampa 2nd 5.

Dr. M. S. Evans,
U. S. Signal Service.
Jacksonville Florida.

Dear Sir.

Yours 30th ult. received covering remittance of $100. We have paid your bills. Our client pulled and has receipts. Our suit could commence running yesterday through the Non Resident. We can extension beyond has been commenced. We look for hearing when the connection is made with Atlantic & Pacific.

[illegible]

Jany 2d 6.

J. A. Baker Esq.
Catlin, Kas.

Dear Sir,

Yours Dec 16th enclosing $5.00 recd. We have paid taxes and herewith enclose receipts.

Balance due from last year to us. One fee	2.40 .50
Balance due Mrs Caroline Baker	2.65

The balance is owing to Chas W. Whitmore who claims the property (1 Blk 200 Middlesex, it having been deeded to him in the first place [illegible] of [illegible] instead of to J. Vanhorn [illegible]. It was an error in the deed [illegible] which between the parties interested should be rectified. Consequently you are liable to [illegible]. There [illegible] other lots 11 Blk 2-199 and 12-200 [illegible] undivided between Whitmore and Vanhorn. We have brought the matter to the attention of Whitmore and he will endeavor to make some arrangement with the widow of Vanhorn so that we may save the lots either and [illegible] that [illegible] subject to [illegible] the matter [illegible]. We hope to be [illegible] by [illegible] to a [illegible] with the [illegible]. There is [illegible] the [illegible].

[illegible] 5.

[illegible]

[illegible]

[illegible]

[illegible] Dec 26th enclosing draft, $39.90, to pay taxes on the Estate of Mrs. [illegible]. We have paid [illegible] County State & Town funds receipts [illegible]:

amount paid	$36.32
our fee	2.00
	$38.32

Balance to Credit of Mrs Pike, of bank deposit $.38
Previous Balance, from last year: 1.10
Total Balance to Credit of Mrs Pike. $1.48

This is owing to Mrs A. D. Pike having paid the taxes on [illegible] Hotel for, belonging to Mrs Pike, which we returned in her name, and also returned to Mr. [illegible] [illegible] The bill [illegible] go to Mrs Pike, as [illegible]

[illegible]

[illegible]

[illegible]

Jany 20 65.

Revd E. B. Greene,

St. Mary's City, Md.

Dear Sir,

Your Dec 1st & 7th with enclosures & Proof are received. We have paid your bills. Enclosed please find receipts.

[illegible]

Our P. M. [illegible] away last winter & [illegible] opened. The first Sunday [illegible] the book for letters [illegible] the weather [illegible] to a connection with the attempts [illegible] Vacapis going on a through [illegible] that we can now [illegible] have been for [illegible] time past. With thanks for yr [illegible] we remain

Your very [illegible] Mary [illegible] & Mission

Jany 2 [illegible]

Mr. [illegible] Esq.
Bridgeworth

Dear Sir,

[illegible] Jany 29th Inst. with $10.16.
[illegible] We have paid keys on
[illegible] Bonnet [illegible]
[illegible] is again running here
[illegible] consequently yesterday.
We will soon be commenced beyond
[illegible] connection with Atlantic & Pacific
and when completed we hope
[illegible] impediments in the
[illegible] of [illegible]

[illegible]
[illegible]

[illegible] 5

[illegible]

[illegible] 28th [illegible] and
[illegible] I can [illegible] say
that [illegible] gradually [illegible], the
[illegible] [illegible] so that [illegible]
[illegible] [illegible] making
[illegible] [illegible] and a large
[illegible] [illegible] on the extension
[illegible] [illegible] on the
[illegible]

[illegible] [illegible] be built for
[illegible] [illegible] [illegible] hay have
[illegible] [illegible] [illegible] the bags and
[illegible] [illegible] [illegible] which
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible] [illegible]

[illegible]
can be obtained. [illegible] lines over the [illegible] and considerable
one of the best and most [illegible] in the [illegible] to be had, taking
into consideration climate, change of water
& grass, distance from [illegible], the little [illegible]
& quiet &c. [illegible] stream running
water and is one than a dozen springs.
There is a good house with six rooms, [illegible]
brought into house [illegible] can easily accommodate 100 [illegible] also another cottage
with 5 rooms, and a [illegible] house. A hundred
acres of barley last year, seventy hundred [illegible] to be
cultivated if needed. Everything [illegible]
with a [illegible] fence, another 40 acres under cultivation
and fine, [illegible] 5 miles, [illegible] telephone. [illegible]
about 1000 pounds [illegible] can be hired by a half
mile [illegible] and a school [illegible] close.

[illegible] another [illegible] commercial
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible] [illegible]
other [illegible] [illegible] [illegible] [illegible] [illegible]
[illegible] [illegible]

Jany 3d. 5.

Messrs Benson & Sons.

40 St Paul St. Baltimore. Md.

Dear Sirs:

In our letter to you [illegible]

of Gen Magruder's Est.) we promised to examine particularly each of the lots at our leisure. We have done so and upon that none of them are in the possession [illegible] being without fences and fen and clear [illegible]. T. 751 is a hide lot, C 7½ dry water, T. [illegible] dry water, and C. 493 [illegible]

As regards the title of the Magruder's heirs to the property we think there can be no doubt, but without [illegible]

just called upon Mr Cleveland, but did not find him in. It is probable that he may have an abstract, or at least he will be able to tell about the title.

[illegible]

Jany 30 65.

Mrs E. A. Pendleton.
Highland Plantation.
Alexandria Va.

Dear Madam.

We collected the rent from Freeman on your interest, January 1st, for the present year. We have paid State, County, School & City Taxes on your property for 1864. Please give receipt & return the same back. We have balance on hand to your credit. Our railroad has been repaired and can commence running June 1st. We beyond San Bernardino, in a commotion with the Atlantic & Pacific at Doggett's. Send communicated, and when quietness will make things better than they have been. With regards to your health and husband and wishing you your property, we remain.

Yours very truly
[illegible]

Dany 7th 61

C. V. Rudd Esq.

Lyons, N.Y.

Dear Sir

Your favor 22d ult. covering certificates, duly rec'd. We have paid taxes State, County and City on Estates of Mrs Beardslee and C. V. Rudd. Herewith please find certificates enclosed, also statement of accounts, showing balance due, $[illegible]. Our Rail Road washed away last winter has been repaired, and has commenced running to Van Hornesville. The prospects are [illegible] on the extension beyond. Bacon notion bills in Atlanta & Pacific at Daggett, has been commenced, and when finished (in about a year from now,) will give us an independent through line East, which we think will [illegible] and then we shall be able to sell the property [illegible] in no particular [illegible] in anticipation of a sale we would recommend you to see the proper [illegible] to have [illegible]

January 5th 5.

M. McKie Esq.
Kiesqua, Wis.

Dear Sir:

According to your request we send you Statement of disbursements and receipts on account of your property, corner 5th & D St. also State and County receipts for taxes.

Balance due us	$21.56
City Taxes due	20.56
Due Julian for repairs to Roof.	31.00
Balance [illegible]	$73.12

We were informed by Brown in regard to the condition of the roof, which appears to have been in many a very bad condition. We had some repairs made by Williams, which were thought might be sufficient for the season but when the hard rains set in the roof commenced leaking badly and Mr Spragg insisted on that [illegible] it was fixed immediately [illegible]

Julian at work (Williams being so busy,) and it is nearly complete, and, when done, we think it will be satisfactory. The $81.00 is an approximation of the cost. Julian says it will be about $82. not more a dollar more or less than this - so we think it will be quite a [illegible]

We have advanced money for furniture and repairs, the first money received from the government being Nov 27th $60. and then again Dec 16th. $220. the amounts to come to hand very irregularly. We hope to get the December rent some time this month, and then after the rent will be paid quarterly. The first quarter being paid some time during the [illegible]

We understand from Mr Harmer that you have requested him to see if we can get the alterations made for less than Mary offered to do them for, and we fre- [illegible]

Our R. R. has been repaired, and cars commenced running Jany 14th, to San Bernardino. The extension beyond this point to a connection with the Atlantic & Pacific, at Barstow is commenced and will be pushed to a speedy completion. When completed we will look for better times. With regards [illegible]

M. McKee. Building [illegible] January 5th 4 Dr. 6 Cr.

1884.

August 23		[illegible] Insurance.		30 25
[illegible]		[illegible] for repairs.		15 00
Nov	1	Repairs to Rev. (Williams)		2 75
Dec	29	[illegible] 1884		[illegible]
		Commissions for paying taxes, collecting rents and general superintendence [illegible]		
Nov	27	By Cash [illegible]		60 00
Dec	10	[illegible]		[illegible]
	20	[illegible]		21 56
				141 56

Jany 5th 5.

Jas Shea Esq.

Box Minna Ch. S. F.

Dear Sir.

We paid Mrs Ellen Powers Stokes County taxes before becoming delinquent expecting before now to receive a remittance from you $9.220. The taxes are now due and will soon become delinquent. Please send money without delay and oblige

Yours [illegible]

Jany 5th 5.

Reuben Vaughn Esq.

Columbus. Bartholomew Co. Ind.

Dear Sir.

We have paid your taxes expecting before this to receive a remittance from you as per statement sent you Nov 12th. $1.05 You will please forward the money and then upon receipt of the receipts

Yours [illegible]

Jan 5th 5.

Wm H. Curtis Esq.

Sir

Dear Sir,

We will forward you receipts upon receiving amount as per statement enclosed, Nov 11th, $2.10. having paid them before they became delinquent, thus saving a additional expense to you. expecting hereafter to have received funds from you.

[illegible]

C. C. Jenn Esq.

Clarksburg. W. Va.

Dear Sir,

We send State much Taxes not this, requiring $4.80 to pay in. No funds received. Of wch send add 25¢ fine for the 5 delinquent for State and County and we will pay and forward the receipts. [illegible] delinquent Feby 20 but as the [illegible] will be advertised before that time, you had better remit without further claim [illegible].

We have received no remittance from them 3 times [illegible] this year.

[illegible]

Jany 5th 5.

Messrs Osborn & Morris.
Clarksburg W. Va.

Gentlemen.

We sent statement Nov 12th. [illegible] No funds received. [illegible] more on the 1st delinquent [illegible] and we will pay [illegible] Otto Tax as soon and will become [illegible] Wetzel Co, but as the State and County will be advertised before that time, you had better remit without further delay and save additional expense. [illegible] in the same fix as you are. We have received no remittance from him as yet, and write him by this mail.

[illegible]

Page 5

George W. Hooper Esq.
Sonoma Cal.

Dear Sir,

We have [illegible] bales and herewith enclosed please find the receipt. We are write about other matters soon.
With [illegible] and best [illegible] for the [illegible] [illegible]

[illegible]

P.S. [illegible]
[illegible] with them yet. The
[illegible]

January 5th

Mrs. Gridley, Boston Ms.

Gridley, Butte Co Cal.

Dear Madam.

We paid you State and County taxes before becoming delinquent. Expecting before the tax-collector a remittance of $87.11 as requested in our letter of Dec 20th. We may have an now due and we soon become delinquent. We are in receipt of some rents due within back. So think if you have with such sum in money, instead of sending $87.11 you had only send us $80. which will be sufficient. The prospects are better days we hope to make a better showing from this year than the last, and may be able to send the [illegible]

Please not. acknowledge the receipt of this letter. We were sorry State and County tax. We hope [illegible]

[illegible]

[illegible]

[illegible] 12 1880

Eugene City. Oregon

Dear Sir.

We have paid your State and County taxes upon becoming delinquent, expecting be- [illegible] thereafter.

The taxes are now due and will soon be [illegible] delinquent. We hope you will [illegible] the money on your statement. [illegible] and ship

Yours very truly
[illegible]

P.S. We wrote you the 15th submitting offer of $500 for the 214 [illegible] to pay you a profit about $5. and commission. But have received no reply thereto. We to the back office we can win for the property and therefore reported it for your consideration, to accept or not as you

[illegible]

R. 5.

[illegible]

Dear Sir

Your of 28th Dec received. We have closed the trade with Carson who made the offer for Block 217 $850. and have sufficient deposit from him to bind the bargain. There are [illegible] which person sign, acknowledge and return to us or to the Merchants Nat Bank to be delivered upon payment of $451.10. the difference being our comm. $85 abstract & Tax $18.90 [illegible] we will account with you [illegible] Jan 2 [illegible] and for $451.10 without expense to you. If sent to Bank, you will [illegible] Carson's offer for the lots is $850. you to guarantee abstract and tax commission. You can accept the offer if the best we can do & prudent for us to sell for money we recommend you he would further do we might, we can do better. There are no buyers here [illegible] for the [illegible] funds [illegible]

[illegible]

January 8th 5.

Mrs A. M. Bates.

Petaluma Sonoma County. Cal.

Dear Madam

We received by express $8.82 which, with balance on hand, $36.50, has enabled us to pay your son for property assigned to you, also on 10 acres in 1852 & 1853, amounting to $94.82 and our fee of $20.00 attending to claim. Have paid current last weights.

On Lot 13 Block 113 National City, [illegible]

We have notified his agent, Mr Pendy, who will probably notify Mr G. that [illegible]

We will do on your say in regard to Mr Hill, [illegible]

We think he [illegible] but should your Mom come here he can [illegible]

We understand that the Commissioner is offering to sell his 20 acres in 1852 adjoining the 10 acres assigned by Mr Wright [illegible]

Yours [illegible]

[illegible]

January 1st 6.

M. S. Sundelland Esq.

Lawrd. Pawnee Co. Kansas.

Dear Sir

[illegible] the house examined the records and find that only the [illegible] of Lot K in Block 114 was deeded by Josiah Brooks to Daniel M. Brooks. It was an error of the [illegible] The deed from Daniel Barkley conveys to you the West half of Block [illegible] The deed from [illegible] conveys to you the East half of Block [illegible]

Ch. E. Horton conveys to you the East half in Block 197 of the town and part of Block 116 of the town and as you return every [illegible] Block, you must have [illegible] Block. The paid your taxes, also Dan McCrick's [illegible] Jerusalem [illegible] 197. The Blair Brook [illegible] upstairs between him and Van Bourendine and hands are now running daily. Work has been commenced on the extension of Bonnett on the line of J. L. Clark's [illegible] about 80 rods which should be built gives us an independent [illegible] Yours truly [illegible]

Jan. 9th 5.

Geo. A. Aguirre Esq.
Los Angeles. Cal.

Dear Sir

Your favor 8th with enclosing deed of gift received from Donation of C. Pacheco, duly rec'd. We return the same signed by him, also the receipt & have credited for $14.48 being the balance due on the account of Mrs Bolcomo de Rico.

Yours very truly
Mott, Rolfe & Bailey

P.S. We wrote you on the 22d (1884) an offer we had for some of your land in San Diego, which we obtained at his request. The price rather a low one, but about all that could be obtained at the present time and we reported it for his consideration. The party making it was prepared to enquire of us had you been here from time to time therefore the reason of our writing the postscript. We will hope to hear [illegible]

Jan 10th

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible] is the S½ of Section [illegible]

[illegible] 3 E. It was

school lands.

[illegible]

[illegible]

Mrs. Helen D. Gridley — January 9th 1884 — 5 — Co.

1883.					
June	23	To	Cash and [illegible] for [illegible]	3 00	
"	"	"	Cash paid recording 3 deeds. McClain, Jones & Jones.	4 35	
"	"	By	" from Mrs Gridley		6 25
"	28	"	" " "		140 00
July	10	To	" paid recording 3 deeds. Haggard, Hamilton & Hamilton	2 75	
"	"	"	" " " 1 " Charles	1 35	
"	26	"	" " Stamps for Steps. McClain House	3 10	
Aug	6	"	" " Hazardous, mowing & Showers	100 00	
"	27	By	" from Mrs Gridley. enclosed in letter		310 00
Sep	3	To	" paid Journeyman for [illegible] repairs buildings	3:6 00	
"	"	"	Comp: due for in Superintendent's [illegible] 25. 5%	31 35	
Oct	6	"	Cash. paid Higgins. balance rent house on Elm.	5 35	
Nov	6	By	Cash. from Mr Jones rent for house 50 [illegible]		[illegible]
"	8	To	" paid for Glass & fitting on Stairs. 8 lights.	1 75	
"	"	By	" from C. Jones. rent house 3 mos. for half to Mar		5 00
Dec	31	"	" " " " " 5 " " 1st		5 00
"	"	"	" " " " " [illegible]		18 00
"	"	To	" paid Mrs Stephens for Jones rent long time.	20 00	
"	5	By	" from C. Jones. rent to Dec 6th ([illegible])		1 00
"	24	"	" " Dr Hammon. rent 6 mos to Jany 1st		7 00
"	31	To	Comp: rent to Dr Hammon rent 6.	3 00	
"	"	"	" " Deductions to date	3 50	
1884.					
Jany	5	By	Cash. from Mrs Griffin. rent 3 mos to Jany 5th		6 00
"	19	To	" paid State & Co Tax. 1883. on [illegible] 36	19 10	
"	"	By	" from Dr Hammon. 6 mos rent to Feby 1st		7 00
"	25	To	" paid State & Co Tax. 1883. on [illegible]	6 82	
"	"	"	Comp: rent to Mrs Griffin Feby 5th	3 00	
"	"	"	" " " for Dr Hammon	50	
"	31	"	Cash paid City Tax. 1883. on [illegible] 36	7 36	
Feby	9	By	" from Jones. allowance for City Improvements [illegible]		3 45
"	1	To	" paid City Tax. 1883. on [illegible]	3 69	
"	"	"	Comp: attending to payment of Taxes 1883	5 00	
"	12	By	Cash from Mrs Griffin to Mar 5th		6 00
"	25	To	" paid glazing. 6 lights house	50	
March	5	By	" from Griffin to April 5th		6 00
"	19	To	" Wages due to date Mrs Stephens [illegible]	1 50	
			Footing [illegible]	[illegible]	[illegible]

1786				Account Journal		
March	30	By	Cash	for B. Wynes. 2. Inclosures to May 4.		6 00
April	8	"	"	Mrs Griffin. to May 5		6 00
"	"	16	"	paid Postage on letters. 10 cents (Sundry)	36	
"	24	"	"	wanting deed for Rowell.	1 25	
"	"	"	"	filing Writs. Mr Clain Case.	1 50	
"	29	"	"	Cutting Shadow	1 00	
May	5	By	"	from B. Wynes to June 4th		6 00
"	9	"	"	Mrs Griffin to June 5th		6 00
June	6	To	"	paid printing in Water Mrs Clain case	22 00	
"	1	By	"	from Mrs Griffin to July 4th		6 00
"	13	"	"	Griffin to July 5th		6 00
"	27	To	Cash	paid Entering 3 Homes, furnishing the [illegible]	15 75	
July	3	By	"	from Mrs Griffin to Aug 5th		6 00
"	12	"	"	B. Wynes to Aug 4th		6 00
"	31	To	"	paid wanting deed for Clark. [illegible]	1 25	
"	"	"	Comp.	on for attorney to foreclose [illegible]	18 75	
Aug	28	By	Cash	from Sturgeon. with Mr Clain case [illegible]		5 00
Sept	15	"	"	" " " "		5 00
"	16	"	"	" Mrs Condell [illegible]		5 00
"	"	To	"	paid [illegible]		
"	27	"	"	[illegible] Fosse. [illegible]	2 70	
Oct	11	By	"	from Virginia Condell 1 to Nov 14		10 00
"	5	"	"	Sturgeon to Nov 8th		5 00
"	20	"	"	Frank Brown to Nov 23d		5 00
"	27	"	"	" " to Dec 27th		5 00
Nov	3	"	"	Mrs Condell to Dec 14		10 00
"	11	"	"	Strutcher unknown. to B. Cole		5 00
"	22	"	"	Sturgeon to Dec 8th		5 00
Dec	1	"	"	Strutcher to Jan. 15th		5 00
"	17	"	"	Strange [illegible] [illegible]		5 00
"	20	"	"	Sturgeon to Jan. 8th		5 00
"	23	"	"	Brown to Jan 23d		5 00
"	24	To	"	paid State & County Tax 1786	64 23	
"	31	By	"	from Virginia Condell to Jan 15th		10 00
1787 Jan	2	"	"	Strutcher to Feby 10th.		5 00
"	6	To	"	paid [illegible] for Mr Clain house.	4 25	

1885 Jan. 2	[illegible]		
" 6	[illegible]		50 00
" 9	1	Freight	
" 14		paid City Papers	20 50
" "		Composing & distributing 18 issues of Times & Tribune & Business, Museum, Press & Advertiser	10 00
" "		on 21 other corrections since Oct 12/84	10 00
" "		on for attending to bags for 1884	2 00
" "			65
" 20		Balance carried to new a/c	
San Diego - Jany 9. 1885.		Morse Bodle & Whale	

Jany 10th 5.

G. G. Jones Esq.
Clarksburg. Mo.

Dear Sir

Your favor of Jany 8th enclosing $50. for $18.40 was received. We have paid your bags and also Osborne & Morris for 1884. Herewith please find receipts. The 5% penalty on express amounts to 25¢ and on O & M's. 10¢. You will account on the account in future blanks. The $50 for $47.00 was received the 10th of October. and we supposed that we had acknowledged the receipt of it at the time. Yours respectfully

Jones Bay Times
Morse Bodle & Whale

January 18th 6.

A. E. Magill Esq.
San Francisco. Calif.

Dear Sir

We have paid the taxes on the property as requested. Herewith please find receipts.

Unknown for 2. Bills, State & Cty. $2.24
" " J. Jachin " " " 8.22
Fee for paying same 1.00
Cash charged in [illegible]

With regards,
Yours very truly
Thos. E. [illegible] Treasy

[illegible] Lot [illegible] being Block [illegible] Horton's Addition
[illegible] San Diego, (adjoining residence of Mrs. Chase)
[illegible] Hotel in Campfield of San Diego County, California
[illegible], 41834. 2 Rooms [illegible]
4 Rooms in Mansard with pantries and closets [illegible]
[illegible] Elegantly laid out grounds, shrubbery,
lawns and fountains. 31 orange. 2 pear. 1 apple,
1 peach, 2 quince, 1 apricot, 2 [illegible] Plum, 2 [illegible],
[illegible] bearing from 8 to 10 years old.
6 [illegible] of grape vines. 10 years old, all bearing, with
cistern. Well supplied with water with windmill
force pump, and tank [illegible] gallon capacity, also
pipes conducting water through the premises with hydrants
2 Cisterns [illegible]

Carriage house, 2 stories, 30 x 40. accommodation for 10 horses,
[illegible] and [illegible] hay. Barn about [illegible]
capacity for 40 tons of hay. [illegible] detached from residence on the
[illegible] and about 200 feet from residence. also chicken house, and
other outbuildings. These premises are supplied with
water through pipes from the house grounds. Price $3,000
The house is well and completely furnished, and fitted,
[illegible] in good condition and well maintained, also
a good horse and buggy, [illegible] and single harness, [illegible]
chickens. Will sell everything in and about the
premises including horse and buggy [illegible]
San Diego, Cal. For further information address
Mrs. [illegible] Whitney
[illegible] 12th 1886. [illegible]
House and grounds for sale separately, for $1,000 [illegible]

Jany 13th 5.

James Shea Esq.
Boston Minna St. S.P.

Dear Sir,

Yours 9th inst with $9.22, received. We have paid taxes, Mrs Ellen Parsons, and herewith please find Tax Receipts, State, County and City, $8.22

[illegible] .50

We will attend to returning the property to the assessors for 1875.

Yours Very Truly
Frank Newburyport

Jany 13th 5.

Mrs E. A. de Troyes,
Vanta Cleve. Cuz. Boston

Dear Madam,

Yours 8th of the 9th inst received. We enclose herewith 450 in Postage Stamps, being the balance of your account to date. We will attend to returning your property to assessors for 1875.

[illegible]

James Windle Esq
London England

Dear Sir,

We have sold the balance of your San Diego Property. Please find herewith enclosed statement of account, also Bill of Exchange on Imperial Bank, London, payable to your order for £270.6.1, ($1338.056) covering balance. We should have wanted some bill for the settlement of taxes, the amount of which after prorate assessed to you for the year 1856 being $186.94. Some of the purchasers with whom no arrangements were made relating to the payment of taxes, claimed that you should pay them. We have paid only a small proportion of the amounts which we were notified to pay. We apprehend there will be no difficulty about the balance, particularly now, that all your property is disposed of. Give our pleasant thanks upon the closing.

We hope you may meet in the future with some more remunerative than have been thus in San Diego property.

Thanking you for your patronage with kind regards, we remain

Yours Very Truly,
[illegible]

James Ariella. January 10th 5.

1884

Sept	27	By Cash	from A. G. Reed for Lots 8 & 9 Blk 121. Horton's Addition	280 00
Oct	4	To	paid Cal. Arg. Chron on your order	14 40
	6	By	from A. G. Carson for Lots 1 Block 147. Horton's Addition and Blocks 7 & 11. Cutteywell's do.	1200 00
		To	for abstracts required by Carson.	10 00
			Drawing quit claim deed & acknowledgment Lots 1 & 2 Block 147. Horton's Addition & Cutteywell's do. to Carson & Shook from whom you derive title	
			Express on Deeds $1.00 & 25	1 25
	27		Cash paid City, State & County Taxes on W½ B. 112. L. 147 Horton's & Lots 7 & 11 Blk. Cutteywell's Addition.	42 40
			Commission, according to Agree. 1884.	
Nov	13		Cash. Check on Imperial Bank, London, payable to your order. £293 5 1 Exchange for Express to	
				$1.485 00 1485 00

San Diego, Cal.
Jany 1st 1885

Aug 14th 5

[illegible]

[illegible] heard

We have interviewed the Pacific Livery Stable people and have with us here their statement [illegible] stock and prices. Their estimate at $1600.00, they consider a very low one but for cash down they will never sell for $1600.

They state that their horses are all young [illegible] not sold on account of the old stock.

They claim their profits are 20% and before if [illegible] on their bank book for the past [illegible] looked well. [illegible] did not [illegible] the [illegible]

Mrs Wallace came the last [illegible] inquired of her son the Dry goods Merchant, if his mother would sell and he replied that she allowed her to sell, but as she was getting [illegible] the head therefore declined [illegible] would probably sell if she [illegible] what the [illegible] paid for

[illegible] the partners has a nice new

dwelling house with [illegible] [illegible] [illegible] half [illegible] and all the [illegible] interest in the stable and his dwelling house for $7000. The dwelling is in a good [illegible] [illegible] from the stable.

The town is now full of strangers at [illegible] all the stables are filled. Mrs. Birdsall has been running a very profitable business lately. The railroad is running regular, connecting at Tolleston with the west bound train of the Lake Shore and there are now about two men at work on the Exposition.

I think you would have me [illegible] the business and you will [illegible] [illegible]. We have received [illegible] that might suit you.

These people say they are doing a good business and are highly believing they are, but do not offer to sell because it is [illegible] but I am sure the partner is competent to carry on business and the other desires to sell business and [illegible]. In this [illegible] climate where [illegible] the livery business [illegible] allowed with the extreme [illegible]

Jany 10th 5.

Geo: H. Cooper Esq.
Sandusky, Ohio.

Dear Sir,

The return with Tax receipt, received by Mr Pauly, Tax Collector, who says, please excuse the oversight.

State and County tax receipt (including arrears Tax $2.26) amounts to $11.75
City Taxes 4.81
which amounts agree within 20¢ the statement. $16.36

The School Tax is noted at the bottom of the Tax Receipt.

Yours truly,
Warren [illegible]

116

Jany 16 [illegible] 5.

M[illegible] Ellen C. [illegible].
College Hill, Ham. Co. O. No. 127.

Dear Madam,
Yours [illegible] duly received. We have made enquiry concerning your property: the S½ of the N.E.¼, Sec. 18. S. R. 2. W. containing 40 acres [illegible] [illegible] [illegible] we consider whether [illegible] Mr [illegible] C. [illegible] [illegible] [illegible] [illegible] [illegible] a purchaser [illegible] [illegible] to [illegible] [illegible] [illegible] [illegible] [illegible] that [illegible] to Mr [illegible] [illegible] [illegible] [illegible] [illegible]. [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible]

[illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] neither [illegible] [illegible] [illegible] County [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] and found [illegible] we [illegible] [illegible] [illegible] [illegible] [illegible] [illegible]. The [illegible] [illegible] about [illegible] [illegible] [illegible], but [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible]

[illegible] [illegible] to the attention [illegible] [illegible] N.C. [illegible] [illegible].
[illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible]

Jany 18th 6.

W. R. Huff Esq
No 6 Court St Los Angeles. Cal.

Dear Sir.

Your favor 14th inst received. The abstract of the property named including all of Northern addition will cost $20.00. It will come down to 25 pages besides examination of titles. It must through 2 land districts and mistake [illegible] [illegible] the consider the price asked [illegible] Should you determine to obtain it, please send us the money that we may pay [illegible] It will be a complete abstract.

Yours [illegible]
[illegible]

Jany 15th 5.

J. C. Abels Esq.

Rooms 137 & 139 Phelan Block 108 Market St. S.F.

Dear Sir.

Yours Dec 23, 84 duly received. It appears that we have been laboring under a mistake regarding your ownership of 3/8 Lots and in Pueblo Dn 146. When time in the fall of 1881 you wrote us to pay the taxes for that year which we did you having sent us the money. The receipt for that year was endorsed to "Unknown Owners", and believing from the interest you had in the matter our Mr Whaley thought that it must be yours and so returned it to the Assessor for 1882 & has continued to do so 3 times in succession. We paid the taxes for 1882 and sent you the receipts, also paid the taxes for 1883, the receipts please find enclosed. This year the taxes have not yet been paid. You state in your letter that the property belongs to our Mr Decker and that you wrote to him & his agent and hand him our statement & letter. We having lost from him, and not knowing the gentleman's address, we thought we would trouble you again. Will you please have Mr Decker the enclosed tax receipts for 1883. and say to him that if he will send us $4.70 we will pay taxes & forward to you and send him the receipts. This had the effect of closing the property to advertised and sold. And if Mr Decker wishes we will return the property for 1885 in his name and with your & his consent of payment. For a fee of $1.00. With regards. Yours truly Wm L. Neale & Bro.

[illegible] people [illegible]
[illegible] hope
[illegible] railroad and they would bring
[illegible] as soon as Diego would get a
large share of their (San Francisco's) business
[illegible]. There are now about 1000
men at work on the "Extension" and
we see no reason to doubt that within six
months we shall be the terminus on this
Coast of the U.S. & [illegible] R.R. one of the most
powerful [illegible] corporations in the U.S., and
which has the reputation of running its
railroads on business principles.
[illegible] length
reasonable. We have but one
railroad [illegible] — we hope one day that the
other roads [illegible] and the
"Utah [illegible]" will reach us, however,
it [illegible]. We now have rail
connection with San Bernardino, and running
the "[illegible]" at Colton has speedier connection
with all the [illegible] the U.S.
[illegible] (?) miles distant
from the [illegible] of the oil — and all [illegible]
[illegible] to [illegible] export.

[illegible]

here — [illegible]
[illegible] you.

POOR ORIGINAL

BEST COPY

POSSIBLE

May 17th 6.

J. Mr. De Pay Esq.
Los Angeles, Cal.

Dear Sir

Your favor of the 12th inst received. We have been [illegible] & Daly. They say that the price named for the abstracts, in our letter to Mr. Duff, yesterday, is extremely low, $20 for [illegible] than can with make any reduction to get up one as you propose, or for merely a [illegible] abstract [illegible] would be equal to [illegible] Business

Would you [illegible]

the abstract plan [illegible]

[illegible]

Some time before March [illegible] sent us a list of the property, and in whose name it is to be [illegible] ed. [illegible] Things are looking better here, and there is a prospect from [illegible]

[illegible] 5

[illegible]
[illegible] Cal

Gentlemen

[illegible] Kinsley of the [illegible] Ill. writes me that "the land lying on the north side of the road from Flagstaff to Peach Springs, is a gently rolling surface well grassed to the Grand Cañon, with now and then deep ravines or ravines leading to the Grand Cañon. There is generally a growth of scrub cedar and piñon but water is scarce." All our lands are well grassed and have some water and much water can be saved by reservoirs &c."

[illegible] Edwin Carter writes me that all his lands on the south side of the railroad near Cañon Diablo to Williams is in negotiation and will probably be sold in a month or [illegible] and all on the north side of the road from Williams and Cañon is sold and paid for.

Aug. 7th 5

Dr. F. Gerdes
Berlin, Prussia

Dear Sir

Your favor dated [illegible] duly received. The March [illegible] Sibley, we might have been [illegible] your further letter now in regard to [illegible] Washburn was in Baden and requested to be with [illegible] you again [illegible] if you have also further information for him regarding the value and demand for the article. He thinks that if he had any encouragement he might make profitable [illegible] for you as well as himself. San Diego is more than just a Eastern [illegible]. [illegible] is separated and work commenced on the extension of accumulators with Atlantic & Pacific. Still recommendations of Mitchell & Watson are our agencies [illegible]

[illegible] number of acres [illegible]
[illegible]
[illegible] $12,000.00 in
cash payment [illegible] $20,000.00 in
1000 head of cattle.

He can [illegible] further
[illegible] particulars [illegible]

Very truly
[illegible]

[illegible] 1[illegible]

[illegible] Esq.

[illegible] Boulevard,

[illegible]

[illegible] hospitable to such the [illegible]

[illegible] not [illegible]

[illegible] not in our line to make such [illegible] and if unpossessed for the [illegible] to accept, hardly will our [illegible] make the attempt.

[illegible]

[illegible]

We have the note of [illegible]

[illegible]

Jany 20th [illegible]

R. [illegible] Esq.

Columbus, Ind.

Dear Sir,

[illegible]

[illegible]

[illegible]

[illegible]

[illegible] from the business [illegible]

[illegible] Mountain

in the future, will [illegible]

[illegible] as we expect it will [illegible]

[illegible] indication, [illegible]

[illegible]

Yours [illegible]

[illegible]

James Street 4

James Watkins Esq.

38 Wilton Road. Westminster

Dear Sir. Upon your kind enquiry on Thursday evening. We regret that we frequently took after your property at Pentonville City, owing to the distance of our office from thence which a drawback to you on no consideration.

If Mr. Bourgeois is unable to attend to the collection of the rents on disposal of the premises, we would recommend that you place the matter in the hands of some person residing at Pentonville City, who can attend to it more conveniently. The expense of a journey to Pentonville City attended by business from and return would require the greater part of the rents and as Mr. Bourgeois in town occasionally will enquire from him how matters stand and inform you what he says, though it will be better that you communicate [illegible]

Lawrence 19th 5

S. A. Treat Esq.

Dear Sir

Your letter was overlooked in the removal of our office, but as "it is never too late to do good" we drop pearls and the letter heading, excuse us, now reply.

Our Town Site Commissioner has 300 population.

We think it will rapidly increase and therefore must be a good point for business locally.

There are here on the Kansas Pacific Railroad, four hundred miles west of Kansas City, 285 miles from St. Louis.

Your further information will be sent on application.

Yours truly

Thos. Ewell & Co.

Lawrence

James Ewing Esq.

Burlington Kansas

Dear Sir

Currently is probably the very best place in the country for people of moderate means. The climate has been mild winter and summer days to visit are less than in any other portion of the United States.

We send Pamphlets & further information. Shall be pleased to answer in detail on application.

Yours truly

Thos. Ewell & Co.

January 1925

John De Lancey Esq.
Oakland Calif.

Dear Sir.

If you will name a price for Lot C. Block 9. (provided it is such quality in excess of the present rate of property in the immediate vicinity,) we may be able to negotiate a sale of it, to the party owning the balance of the block. We can probably get a good fair price ~~for~~ such as will be to your advantage to sell. As yet, there is no quick demand for property, or advance in prices. Whenever you sell Lot C. and wish to remit the money here, we will be pleased to submit to you a list of lots, well located, from which to make selection. You will please answer at your earliest convenience, as the party wishing to purchase, resides at a considerable distance from here, and time must elapse before we can report as to the acceptance of your offer.

Yours Very truly,
Moore Bros. & Co.

January 5.

Mrs Ellen V. Dibble.
College Hill Hamilton Co. Ohio.

Dear Madam

We wrote you a few days ago that if we had an opportunity to sell your 40 acres (the S½ of N½ of NW¼ Sec. 30, T. 3 S. R. 2 W.) we would do so. Since then we have sold it to J. W. Dibble, for one year from January 20th 1885, for the sum of $[illegible]. Upon enquiries made, it appears all that is worth at the present time, which will pay, or rather reimburse the amount of taxes paid for 1884, and our commission. Examining the assessment, we find you have paid for 1884 Taxation, Force & Poll $[illegible]

We send you a perfect order for $3.42.

Cert. of Dam. .08

Our Commission for selling & collecting. [illegible]

Trusting that this will be satisfactory to you

We remain Yours Very Respectfully

[illegible]

Jany 22nd 5

W. B. Amick, Esq.
Cassadiga.

Dear Sir.

Your pump is such a order. I have examined it. reports that the piston is worn so badly, that it cannot be repaired. we have to put in a new piston, first class will cost $46. Second class $36 same style and [illegible] Your tenant complains that he can get no water and will have to move unless the pump is fixed up. Let us hear what is to be done. Perhaps you had better come down and attend to it yourself.

Yours truly
[illegible]

P. S. Please send us $100 to pay city taxes on [illegible]

New Haven, Conn. May 20th 5.

G. F. Magin Esq

Dear Sir,

Your favor received duly referred May 17th. The North feels that it is their interest to divide up the insurance, both as regards of North American was insured for $25,000, which brings the amount up to $75,000 this year at the same rate as last, 1.00.

London & Lancashire Co	$50,000
North Western National	3,000
Phenix of Brooklyn	2,000
	$10,000

Yours Truly
[illegible]

Aug 23 [illegible]

[illegible]

[illegible]

There are [illegible]

[illegible]

[illegible] 12 x 60 feet in a fine brick [illegible]

[illegible]

Aug 23 [illegible]

[illegible]

Jany 23d 5,

[illegible]

[illegible] Do Congress
[illegible] from [illegible] We have read the
description of both deeds, and come to the
[illegible]
intended. Both to make certain [illegible]
mitted the deed, to the recorder, and he was
of the same opinion and recommended that
we had taken [illegible] to be [illegible]
[illegible]

You will excuse our interfe-
rence in the matter, but we have done no more
than we would expect from you under similar
circumstances. If, however, you desire the deed,
recorded as they are, return them to us. [illegible] of
exercise [illegible] each. To encourage [illegible] and
[illegible] to [illegible] [illegible]

[illegible] 24 1885.

P.S. He did not make the last morning
through as I could make down [illegible]
satisfactorily of the [illegible]
[illegible]

Lassalette made to [illegible] de Peu & bros 7 in Every
"40 acres of land in 1189 Northern Addition"
being outlots nos parts of lots, which are mentioned
[illegible] and as mentioned, is a portion of "Van Meigs
Homestead Tract", which is a subdivision of the S.E. 1/4 of
Public Sec. 1152. [illegible]

Van Every Conveys 40 acres in 1189 of the
Northern Addition to de Peu. and then
de Peu to Wm. Lane, as described in
the unrecorded [illegible]
[illegible]
the description, in all three cases [illegible] 5 day
the [illegible]

Going back further, and examining [illegible] to
Lucia P. Lassalette. April 1st, 79. only a small portion of which
is known as Outlots [illegible] Conveyed to Lucy M.
Meigs by the, or her husband at. [illegible] [illegible]
[illegible] Addition & a subdivision of the S.E. 1/4 of Public [illegible]
[illegible] Wm. Lane making further conveyance and if they [illegible]
[illegible]

January 24th 5.

N. McKee Esq.

Prosqua. Wisconsin.

Dear Sir

Your favor of 14th inst. with draft for $43.12 duly received. We have paid City Taxes 1884 on brick building cor. 5th and E. streets, $20.56 also Juliano bill for repairs to roof, $30.05 Enclosed please find receipts. Prospects are beaming to come here. Our streets present a lively appearance than some months ago. The extension of our R.R. beyond San Bernardino is being rapidly pushed and will probably be completed in-side of six months, when we may hope for more business, and. Should you arrange your affairs, to come then as you say you will, we think you will find things more prosperous than you e[illegible]

Yours Truly,

Pierce, Neff & Graham

			Valuation.
		4	200
		[illegible]	200
	1.2.3.10.11.12	13	1.000
	7	17	150
	9	20	150
	4.5.6.7.8.9	27	1.000
	3	30	125
	5.6.14.15	38	1100
	1.2.10.11.12	40	500
		50	1.200
	3.4	[illegible]	200
		102	500
	(Sta.) Fract 12	15	50
	(Sta.)	[illegible]	50
	Sec. 11 by P.R.	181	100
	4.7.8.9	195	50
	1.4.10.11.12	200	
1/15	2.3.7.8.9	[illegible]	150
	Fract	[illegible]	150
	Side Section	[illegible]	5
	Fract	236	25
		258	[illegible]
		271	[illegible]
	(Sta.)	279	50
	14	285	5
	12	290	5
	1.2	291	200
	9	292	10
	12	297	10
	7	298	25
	1.11.12	299	600
	12	300	[illegible]
Middletown	171	21	120
	6.8.9.10.11.12		50
	15.16.17.18.19.20		6

Public Lands, N.Y. 2/S.E. [illegible]

Inclosed

1.11.1.2	3.0.0	
	6.0.0	
	1.0.0	
	50	
	60	
	33	
	£	

Fitzhugh, Jr. & Co.
Commission Merchants.

Wm. Ellis Viands. No. 1 Sheet
1703. Containing 20 Acres
325. Subtract 10 Acres
Total Valuation.

Chas. Ogden Esq.
Annapolis Md.

Aug 27th 0

Thomas S. McNeal Esq.

Dear Sir

Yours of 21st received. We have first herewith the statement you desire in regard to the lands owned by Col. Stevenson &c. in the City. We believe it to be a fair and impartial estimate of their value at the present time.

We know the exact location of the most valuable lots, but of many of the less priced ones we could only judge of their location by the map, (which is practically perfect as to) and from our general knowledge of the ground.

Yours truly

Thomas Doll & Whale

July 25. 6

Friend [illegible]

We have just received a letter from [illegible] D. McKean [illegible] that [illegible] request [illegible] [illegible] statement of the [illegible] property there with [illegible] of the present [illegible] cash price"

We have [illegible] substantially, which you will see in the open letter addressed to him, enclosed.

We [illegible] would not sell at [illegible] prices if forced on the market, but on the other hand we believe a purchaser [illegible] of buying [illegible] [illegible] pay as higher than these prices for lands similarly situated.

Of course it was impossible for us to visit and locate on the ground each lot, and perhaps some choice lots on commanding points or otherwise may be valued too low, and again some with objectionable features may have been placed too high, but judging from the map, which is partially topographical, and our own knowledge of the ground we believe we have made a fair and impartial valuation,

Yours truly,
Messrs. [illegible]

We have thought proper to enclose our letter for McKean to you (having received no instructions in the matter from you direct) which you can drop into the Post office or otherwise dispose of as you think best.

Chapin [illegible] have [illegible] [illegible] Clark & I shall see Hall about it [illegible] morning. [illegible] J. M. K.

The town is full of strangers all the hotels are full, and there is a good deal of inquiry for lands and some few sales, [illegible] but not much if any higher yet. But we [illegible] they will be soon.

[illegible]

January 26th 5.

Ed. W. Kinnan Esq.
R.R. Blue Lake,
Vanderbilt Co. Cal.

Dear Sir,

Your letter of the 18th enclosing bills has received, and the same, transmitted to C. Dooley, Collector, who says person to receive the money on Friday. Regretting our oversight in the matter, we remain,

Yours very truly,
Moore, Wells & Stanley

San Luis Jany 26th 5

J. E. Wagstaff Esq.

Dear Sir

We think the risk reported to day is a very desirable one — the rate is low but we could not have obtained it at any higher figures. The building is quite new and everything about it left up in first class condition. It is used as Railroad Co. Hotel and built by them for that purpose they allow no bar or liquor about the house.

We made the correction suggested in your [illegible]

The [illegible] of the railroad the "Pal[illegible] Southern" — from San Bernardino to Daggett — to a connection with the Atlantic and Pacific R.R. is being rapidly pushed forward [illegible] thousand men now at work on it and when [illegible] much greater prosperity [illegible] is considerably better than it was last year [illegible]

Yours [illegible] F. H. Moore Agt.

Jany 27th 5.

A. J. Batt Esq.

Your favor 19th inst enclosing deed to A. G. Gasson for Block 217, duly received and found satisfactory. We enclose draft on San Francisco for $151.50/100, being net proceeds due you. Please acknowledge receipt. We also enclose State, County and City Tax receipts for 1884.

In regard to Lots 1, 2, 3, Block 170:- Mr Gasson makes offer of $200. for them, and, at his request, we send you blank deed. He refuses to pay one more. So if you accept his offer, it will be necessary for you to pay commission and abstract $15. thus netting you $185. We have tried and been unable to obtain any better offer.

If offer not accepted, you can retain the deed. We enclose blank acknowledgement which please have properly filled in & acknowledged.

Yours very truly,

Nedra

The best time to come out here is just when you are ready.

Farmers near the coast commence putting in Sherry grain crops in October and finish in March. Further in the interior they commence later but end about the same time on a little later.

We send pamphlet & papers.

Yours

Thos. McMillan

San Diego

Mrs Cornelius Carroll.

Bernardo. San Diego Co. Cal.

Dear Madam.

Your favor 27th inst. rec'd. We have entered your claim for sale on our lists, and, as soon as any of your land, near your farm, are entered. We would like a more particular description of the location, giving section, township &c. Thanking you for your patronage, we remain,

Your very truly
Morse, Moody & Wade

Aug. 28th 5.

Wm. H. Curtiss Esq.

44 Broadway, N. Y.

Dear Sir,

Your favor 20th inst. enclosing $C. $2.10 received. The season has weight, for 1884. Will return probably, for 1886, and give you timely notice of payments of taxes. Our town is about to take a start. The County is settling up and many fine buildings are being built in the town. Our R. R. is running now to San Bernardino, and work on extension to Yuma, in connection with Atlantic & Pacific, is being rapidly pushed forward and when completed will give us an independent through line east. Your property in Park Ads is far from the business center of the town, and it will be a long while before it is worth much. Should like to see you something is seen before a rise.

Your truly Morse, Moody & Wade

[illegible] the mortgage and the deed are indivisible [illegible] and indefeasible. The mortgage does not specify the time from which the note had to mature, therefore may not be enforced. The deed to [illegible] from [illegible] 28 [illegible] provides that the [illegible] made "subject to the [illegible]" [illegible]

[illegible]

[illegible] 28th 6

[illegible]

Jany 30th 5.

Mrs Dolores A. de Pico.
Los Angeles. Cal.

Dear Madam.

Your letter of 19th inst. duly received [illegible] We think you have acted wisely in not accepting the offer made for your lots, as we believe they are doing what you ask for them, though impossible to do them in the [illegible] The church of course of course lot would sell for $250. just now, but we will try to sell one of the inside and in case we can do something near [illegible] ($250) we shall [illegible] though we have, upon [illegible] unless, some one comes to us [illegible]

The Cathedral [illegible] that we had done [illegible] It would be an acquisition to Los Angeles. [illegible]

Feb 8th

[illegible]

[illegible] enclosed find draft
[illegible] 1275.55 as per bill of sale covering [illegible]
[illegible] of Lots 2 & 3 in Block 14 to
[illegible] $750.

Paid on [illegible] 6.00
" " [illegible] 1.25
[illegible] 50.50 43.25
Net proceeds $706.25
Draft for [illegible] exchange 70c 706.25

We [illegible] remarks regarding the [illegible]. We think better prices will [illegible] [illegible] but [illegible] little [illegible] though [illegible] considerable inquiry.

[illegible] Yours [illegible]

, and return to

the Patie

divisional Rou

Rock

the Thoms

Mr. Abe M. Maley

Feb 6 5

[illegible] per month.

[illegible] room about 10X12

[illegible]

[illegible]

Miss Cook [illegible]
[illegible] and [illegible]
[illegible] if she would [illegible]
she would [illegible] make
[illegible] you [illegible]
[illegible] we have always
[illegible] that you would not
[illegible] in place of the [illegible]
[illegible] to the
[illegible] that would bring in a
[illegible] rental, but you had not yet decided
how soon you would do so.

I have written very fully as I promised Miss
Cook [illegible] in early answer to
[illegible] make [illegible] to
the [illegible] matter.

[illegible] language there are a great many [illegible]
[illegible] and in the [illegible] in the [illegible] the
[illegible] but in [illegible] the [illegible]
[illegible]

Sidney Oct 5

J. E. Atkins Esq.
Sole Executor.

Dear Sir,

We have not heard from Mr Atkins in reply to our letter on the subject of the debt of $200 due. The same is outstanding, with the usual interest, unless punctually paid. If you will kindly call Mr Atkins attention to this matter, and ask to forward the Papers, we will be obliged, if may save time and trouble. We wish also to be remembered the amount due on our fees and for two years premium.

Yours truly
Dunn, Moore & Sheley

[illegible] 5.

[illegible] Williams

Gents

Your favor [illegible] we send statement of property assigned to Mrs. A. J. Williams in which you may have some int. The same is now advertised as delinquent, and will be sold [illegible] 13th [illegible] next. The [illegible] on the same [illegible] [illegible] advertising [illegible]. We gave you a abstract of the [illegible] some time in August last. We [illegible] that your interests amount to [illegible], but as we understand that you are [illegible], you will [illegible] be able to [illegible] about that. If you wish to pay the tax, you will please send us [illegible] — [illegible] for City, with 50c (for cost of advertising) — [illegible] for attending to same.

[illegible] allowed to paying [illegible] $4.10

Yours [illegible]

July 5th 6.

Mrs. Wm. C. [illegible]
San Jose. Cal.

Dear Madam.

James [illegible] did not pay the [illegible] on [illegible] $[illegible] and the [illegible] is [illegible] you will see by [illegible] with [illegible] has been paid, which is now delinquent and will soon be advertised. We have made enquiries for the man but cannot learn [illegible] [illegible] By law he is required to pay the [illegible] [illegible] on you [illegible] pay and [illegible] money from [illegible] Does not suppose that you want your [illegible] as [illegible] [illegible] [illegible] [illegible] the [illegible] as advertised. [illegible] by being delinquent, with 5% thereon [illegible] If you will send us this amount we will pay tax & advertising $ 8. 7 We charge you no fee for attending to the business. We are perfectly [illegible] [illegible] [illegible] [illegible]

Feby 6th 85.

Mr. Robert Fox
San José, Cal.

We receive slip of Scott's S. Block 780, advertised for State & County Taxes, sale Feby 28th 1886. If you have any instructions to give us regarding the same, please inform us before that date, and oblige

Yours truly
Pacific Mail S.S. Co.

Hobey 7th 5.

John C. Bell Esq.
Los Angeles. Cal.

Dear Sir.

We found the lots of property advertised by P. Bandry, in the Los Angeles "Times", and in compliance to your request have valued the same, according to recorded list. The property, generally, is well. The valuations given are rather above. Have below that the property would go for if offered for sale. There is not much doing yet in the sale of property and not much a-doing except in some particular

When we have direct through communication, such from Taggett, by rail, we may look for some decided improvement. Though things are going ahead gradually. We think that auction sales conducted as you propose, to be a success, and rather premature, and would recommend before deciding, to pay us another visit that you may judge for yourself if I am in my

Yours respectfully

Hickory Gully 5

Mr. Linane

Woodlands Yoo B. Co.

Dear Sir.

That you may satisfy yourself as to the outlook of this place we send by mail some documents for perusal and convey, besides recommend you to come to take a look.

Money will seems on mac estate can be let for from 9 to 12% per annum.

Yours truly,

Morte. Mellor & Whaley.

Nov. 10th 6.

A. C. Moore Esq.
Do Well Va. S. E. Ohio.

Dear Sir.

We have an offer of Six hundred dollars for Block No 2, Calumet addition, standing, we believe, in the name of Mrs Sarah B. Moore, your wife. We recommend this as a fair price, but leave it for you to decide. The sum of Two & one half is necessary to finish one block, and commissions will be 5% on each of two, & the deed we will discharge, and send to you, without expense, on hearing you decide to accept. If the offer you can have and receive by power of and wife to A. G. Gordon, only se- and send same to ing or to Consolidated National Bank of Omaha Nebr. in exchange upon payment of money. Lots cost $[illegible] Blocks in immediate vicinity of yours have recently been sold for $[illegible] each which [illegible]

[illegible]

[illegible]

[illegible] August November 1881 we bought
[illegible] undivided half of
[illegible] (lot number 32) at Blue Sun City
[illegible] $100 cash.

[illegible] August 1869 70, Mr Vincent
[illegible] that his lot had been jumped,
[illegible] to take the necessary steps
[illegible] the lot, running till forty
[illegible] lot.

[illegible] in getting rid of the
[illegible] this was being done, the
[illegible] allowed to be sold for the taxes
[illegible] purchased by E. Langhorty Oct 30, 1871
[illegible] Langhorty
[illegible] Langhorty lends some
[illegible] the consideration
[illegible] "[illegible]". About the
[illegible] coming out of part of
[illegible] the [illegible] one house
[illegible] belonging of course
[illegible] for within

[illegible]

[illegible] for long with the whole lot. I [illegible] Vincent [illegible] could have passed the [illegible] right on the [illegible]. [illegible] and if [illegible] or they may have [illegible] that by [illegible] of [illegible] name. So that you were held a [illegible] upon the whole lot (which includes the half [illegible] from Vincent). Mr Southam by his [illegible] services only earned the half, which [illegible] paid him.

Since 1875 and up to the time Vincent made the [illegible] the undivided half of this lot [illegible] either to Vincent or to Southam [illegible] and the taxes thereon paid by him. Since the purchase by us, it has been assessed to us and the taxes paid by us. Leaving the [illegible] line, the other undivided half, has been assessed to you [illegible] from 25th [illegible] with other lots [illegible] undivided half [illegible] Gibson [illegible] recommend [illegible].

Mr. Vincent [illegible] old agreement stating that [illegible] time Vincent [illegible] having the [illegible] had never told it [illegible]

From the [illegible] which I [illegible] you [illegible]

sense of justice will prompt you to do. That is to make us a Relinquishment for the half lot purchased by [illegible] Vincent.

We would like to have you verify the matter if you are not satisfied with it, by writing to some acquaintance in your town. If you have one, or we will have an abstract of the lot made and sent on.

Trusting you will be kind enough to answer this at your earliest convenience.

Yours truly

Moore Hall & Whaley.

by E. H. Moore

Feby 11th 5.

Hon. B. D. Williams.

San Buenaventura. Cal.

Dear Sir.

Yours of 9th inst to hand. We send you copy of Power of Attorney from which you can judge as to your title to the property. We can't make out that you have any title, under Act, to more than lots 13 & 14 Block 342, and 1/10 undiv. to Public lots no 328, equal to 5 acres. The lots are in the Old Town of San Diego and the P.O. upon the march just to the south of Old Town. The lots were assessed for $10. and P.O. 325. containing 5 acres, for $50. It would be difficult to sell the property for that amount. The parties have paid taxes for several years past for your mother. They are willing and at the present time for Half of B Lots are willing to pay. If you send us a power, City — $4 $3.10 and for $1.00 making total $8.10 Thanks additional for your mother that of was hardly worth while to have the taxes paid, and the expense of getting out, you can perfect the title. The taxes on the lots are not in arrears to 1883.

Please to see the property as it is, then let us know if we can sell from the proceeds.

Yours Truly

Mark Kelly

Notary Public

No. 12 5

[illegible] saying that Capital is "[illegible]" and on these days of hair-splitting [illegible] by a [illegible], they [illegible] be.

[illegible] has instructed [illegible] to be the correction.

[illegible] the 2d line of the first page, fill in the blank with the word "with".

(The [illegible] was placed in the wrong place & the other was a blank).

2d [illegible] the Justice of the Peace affix his seal [illegible] in accordance with his [illegible], & recall these (seals) if [illegible] method will answer.

[illegible] the [illegible] line correct has entitled [illegible] "[illegible] this [illegible] day of February" [illegible] "[illegible] this [illegible] day" [illegible] — in lieu [illegible]

Return to Mr Howard [illegible]

Yours truly & [illegible]

[illegible]
and the people [illegible]
well for very much better
times.

We will try to pay the
money for good but have
not much hope that we
can do so.

Yours truly

[illegible]

[illegible]

[illegible]

Feby 14th 5.

George H. Vossler Esq.,
Genoa, Cayuga,

Dear Sir,

We have arranged with Dan Tighe. Enclosed, please find quit claim deed from St J. Black for you to sign and acknowledge. If you approve of the settlement E. Parker, his lawyer, told him it was like throwing $100. away. That in fourth title was good, but if we wished the records to show it plainly he would pay the money.

We are negotiating the Edi Courtney matter. The same is clouded, with other lots Lot. F. 282. to Wallace Leach. We have Ann Leach, who says that if things are as we represent, there will be no trouble about it. She leaves by steamer to-day, and on her return will examine the papers. Her quit claim deed to the lot will make your title C.K. and have expired of Genoa.

We also enclose deed for undivided half of Lot. 4 Blk 152/5C, to E. P. Noble, instead of E. Rogers, as

wrote, which please sign and acknowledge. We will deduct taxes &c and send you a check for balance.

If you wish to redeem the eight tide land lots over to the State, as shown by your abstract we will have the statement made up. The calculation is made by the County Auditor up to the time of payment, including any taxes since unpaid with interest thereon. Then is the amount of tax with 25% added thereto, and interest at the rate of 7% per annum after delinquency. To this the law allows him to charge a fee of $1.00 upon each patent for searching and the further sum of $0.50 for certification of each certificate. The $1.00 will be $8.00 charge for each of the eight certificates, besides taxes, 25% delinquency and the interest, amounting to something, probably over $50. For all the auditor will not make the calculation unless he is sure of getting his money. He will be paid for the time and trouble.

In regard to tide land lots and their redemption, we wrote you our views fully Oct. 9. 1884. to which letter we beg to refer you.

Yours very truly
[illegible]

Feby 14th 5.

C. E. Davis Esq.
462 Eighth St. Cincinnati Ohio.

Dear Sir.

The enclosed notice of Sheriff's Sale, which may interest you or your father. The property advertised is valuable, and should Howe become the purchaser, beyond the chance of redemption, it is very likely he would spare with it for many times the amount required to satisfy the aforesaid of the amount of judgments. These tide lands are appreciating in value and it is probable that the rights to the owners of them will be accommodated. The sum for which they are advertised, $1288 00, is not [illegible] yet, I need, the probability is that it will be the whole property [illegible]

We do not think you would [illegible] to allow the property to be sold, and hope you [illegible] Mr. Howe [illegible] for your father and he [illegible] of. [illegible]

May 14th 6.

Mrs Celia Brinkman,

Encinitas, San Luis Co, Cal.

Dear Madam,

We are instructed by Judge Witherby to request you to return the Stove and other things unlawfully taken by you from his house; and, also to send him Ten Dollars to pay the costs of sending an Officer after you the other day. By giving this your prompt attention you can save yourself prosecution and further expense.

Yours Respectfully,

[illegible]

Feby 17th 5.

Mrs Geo. E. Baugh
San Jose Cal.

Dear Madam:
We have advanced money to pay taxes, State & County & City, on property mortgaged to James Hall, which we now delinquent. We enclose the bills. You will please send us the money at your earliest convenience

Paid State & County	$3.05
" City	1.10
Our fee advancing money & paying	50
	$4.65

Mr Hall is legally bound for the payment of taxes on his mortgage, and in dealing with him you will be [illegible] N and save the [illegible]
Mr Oberhaugh left on last steamer to New Sou Jose.

Yours very truly
[illegible]

[illegible]

[illegible] enclosing
and W. Lyth & Co's Check for $205.
came to hand this day.
Deducting cash & checks and expts. leaves you
$185. for which amount we send draft on
Pacific Bank, San Francisco, payable to your
order by our E. W. Moore. Please acknowledge
receipt of same, and oblige

Yours truly
Moore, Flint & Co.

J. Mallon Smith, Esq.
Nos Angeles, Cal.

Dear Sir,
Which was first received W. C.
Flint & Co. Portland, Oregon, for?
We think we can do
ah a reasonable price. Is not
expressing a good [illegible]
Please address us at
[illegible]

Yours [illegible]
[illegible]

Feby 17th 5

G. P. Abell, Esq

We have seen Judge Witherby in regard to renting his Lodging House, and he authorized us to say, we can rent it the [illegible] month for $12.00 in consideration for cleaning up and making the alteration proposed by Mr. Reed from the Hall to the dining room (at her own expense) and $20.00 per month afterwards, monthly in advance. If Mr R. wishes to take it on these terms please let us know by return mail

Very Truly Yours

[illegible]

Friday Oct 5.

Jas: H. Rudd Esq.
Lyons. N. Y.

Dear Sir:—

We have thought, possibly, you may not understand the situation of Lots J and K in Block 159. New San Diego.

It seems that J. was acquired by Mr Wm Beardsley at delinquent tax sale, and K. acquired in the same way by Mr C. E. Rudd.

As tax titles are not considered very good in this State, we would recommend that you have both of the lots deeded, as in case anyone taking possession of Lot J. (which has no house on) it would be a difficult matter for you to regain possession. At one time we believe both of the lots were fenced, but it decayed and was carried away piece by piece, and there no longer remains a vestige of it.

The extra expense of fencing both of the lots in our enclosure will be only a little more than to fence J. alone and will be an advantage to K. The one upon

11

which the house stands, and we think that the extra rent which we may get for the house will shortly repay the cost.

The expense will be for fencing both of the lots about $25. If you will send us the money we will attend to having the work done immediately upon receipt of it.

The house is now rented at $23 per month which is all that can be had for it at present.

We have some little funds on hand since making last statement say $41.50 which you can deduct from the amount above named.

Yours very truly
Morse Rose & Haley

Feby 20th 5.

D. B. Minick Esq.
Cranston.

Dear Sir.

We rented your house to Mrs Ferguson for $10. Commencing Feby 12th.
We have paid Francis & McKee $8.00 from which we enclose their receipts.

Yours very truly
Morse Rose & Haley

February 2nd 5

Mrs Mahilda Anderson

Dear Madam:

Some time in December, at the request of your Son Richard, who said you would send in the money soon, we paid State and County tax upon your City lots in the Mission Tract, $2. [illegible] Looking over the City Tax Roll, we find that the same frequently delinquent and will soon be advertised and sold, if not paid, which we [illegible] The amount of City Tax is $12.50 to which add [illegible] and, to Collector for making delinquent [illegible] 50 making total for payment of [illegible] $13.50

The total State & County tax is [illegible]

Yours very truly

[illegible]

Feby 27th 5.

Mrs B. L. Hollenbeck
San José, Cal.

Dear Madam.

Your of 13th inst. came to hand after some little delay, owing to its having been sent [illegible] to Mr Foster instead of the [illegible] in the real estate business of Foster & [illegible] Woods. We find your contract with them for the sale of 20 acres being T 1/2 of [illegible] 10 [illegible] 100. Oh would be impossible to sell it at this price at present. It is such desirable land, being either [illegible] or [illegible] estate. It is [illegible] probable [illegible] 550 [illegible] we doubt if more than this could be obtained for it at the present time. Good land in the vicinity has been sold for much less than you ask for yours. There is very little activity in real estate; daily we feel at about the selling rates for [illegible] [illegible]

[illegible]

You as trustee would a transfer all the Connection in issue at Sargent on the line [illegible] Dear Sir, [illegible] probably [illegible] thought it right to make by [illegible] will

We will [illegible] your [illegible] and [illegible]

Better pay it and save more [illegible]. If you will [illegible] [illegible]

We would be [illegible] have an agent to look after your property, and if you decide we will act as such, return your property to the Interstate Ele. Company [illegible] that it is properly listed upon the Books, attend before the Boards of Trustees [illegible] inform you of the amount of taxes. [illegible] and upon the receipt [illegible] to pay [illegible] and return the [illegible]

February 28th 5.

Alex. B. Fraser Esq.
13 Middagh St. Brooklyn. N. Y.

Dear Sir:-

We write you at the request of D. Cleveland Esq. who has given us your address, in regard to property assessed to Mrs Mary Beaver. County sold for delinquent taxes. 1884. for State and County. The same property is delinquent for City Taxes and advertised to be sold March 28th.

The legal to redeem that sale for State & Co. $22.4
City Taxes. 5% delinquency and percent cost. if paid before the time of sale. March 28th. 1885. 6.74
Add our fee for attending to the same 2.00
The amount to be sent to us to redeem before March $31.17

Should the property be sold for City Taxes. to redeem the certificate, will require an additional [illegible] If you wish to send us the money we will attend to the matter for you and obtain the tax certificates [illegible] send them to you with the City Certificate, and if we can get your [illegible] for the property we will do so and obtain the amount towards this year's taxes, that is in case you should wish us to attend to redeeming the same and giving you notice of the accrued taxes [illegible] 12.00, [illegible] 3.75 [illegible]

March 5th 5.

Mrs Matilda Anderson.
Poway.

Dear Madam,

We are requested to write you to learn if you wish to lease you 80 acres in the Mission Valley for one year with privilege of four years longer, and the rent per annum — in case of sale the party to have the right to gather the growing crops for the year in which sale may be made and remove his fences and other improvements. Public Lot 1109, adjoining your 160 acres, is leased by J. Stevens, as we are informed by him, at $80 per annum for 5 years, which at 8 per cent, would give you $40, a rather low rate for a term of years, considering the probability of the taxes being higher within the next five years. We had the parties you wished to see, but that we would make the proposition.

Yours very truly
Thos. Hall & Wife

March 8th 5.

Mrs Helen E. Gridley.
Gridley, Butte Co. Calif.

Dear Madam,

The bid which we made for you for Lots 9 & 10 in Block 10, adjoining property of Mrs Weyhouse, has been accepted for $363.00
Cost of Deed 3.00
Making total of $366.00
We have on hand to your credit 41.00
Balance to be furnished by you $325.00

The deed is now ready for delivery, but we have from the Broker two days time to hear from you. You will therefore oblige us if you please send us the money that it may reach us in time.

We have examined into the title and believe it [illegible]

Yours very truly,
[illegible]

a portion of the property. As it was owing through your action that placed me in this fix, it is no more than justice that you should relieve me from it, and make good the conveyances made by me to Mr Moore and Frank. It has been a source of great annoyance and trouble to me for several years past, and prevented any making other arrangements to relieve me from embarrassments.

By coming in and attending to the matter personally, you can probably arrange a settlement which will be satisfactory to all parties concerned. I think, therefore, you will give the matter your prompt attention, and if unable to do so immediately, inform me when you will be able to do so

Yours Truly

[illegible]

New York — 18 0

M. St. Dodson Esq.

Ponca. San Luis Co. Cal.

Dear Sir,

My son Horace Pitts wrote you some time ago in reference to Smith, Minden, Adams & Dodson. Rev. Tracey wishing you to come to town to arrange the same. My son Frank informed me that you were engaged in some law suits at San Luis Rey about that time, which may have then prevented your coming. Since settlement has been arranged so far as our Rent is concerned, and as his property has been released, and had you been here, the whole matter, probably, might have been settled. I would much like to be released from that judgment, and my mortgagee Frank he would like to have the cloud removed from their title to the property. Conklin threatens to take deed from the Sheriff for the balance of the property purchased by him at the sale. I understand that he is willing to compromise the matter [illegible] in money after

[illegible]

March 4th 5.

Messrs Dennis & Cook,

24 S. Main St. Los Angeles Cal

Dear Sir,

We sold Mr Hiram P. Smith, introduced by you some fortnight. Your commission on same is $18.00, which amount is subject to your order.

Things are about the same as when your last Dennis was here, but we are hopeful of the billet being in prospect.

Yours truly,

Morse, Noell & Whaley.

March 6th 5.

M. H. Roberts Esq.

133 Water & 88 Pine St. N.Y.

Dear Sir,

Yours 25th ult. duly received. Mr G. B. Richards, at one time, owned considerable of the Florida [illegible] of the City of New Liege, which is divided to his brother, Joseph Richards, who, we believe, is still the owner, being assessed to him. Their company about seven hundred acres, situated at "La Jolla", bordering on the Ocean, and upon Pacific Bay, several miles from the business centre of the town of San Diego. The property is assessed at about two dollars per acre, and might possibly be used for about four dollars per acre, but it would be difficult to sell, for the reason that for years, and there being no demand for such [illegible] land in the immediate vicinity of "La Jolla" was advertised for more than two years, which we understand were recently sold, but for price we are unable to give, but we learn from Mr. Richards that it is any time they were in his hands, he would have sold the 800 or 900 at $6 p. A. The "La Jolla" Valley Ranch and the land bordering on Pacific Beach, belonging to Mr. Richards, are designated for [illegible] purposes, but New Liege must grow considerably before the [illegible] land will sell for [illegible]

Yours truly, [illegible]

March 6th 5.

Mrs E. A. Pendleton.

Richland Plantation.

Alexandria. La.

Dear Madam. Your two lengthy communications [illegible] with the misfortune brought on your house in Angelina he enclosed me letters of Jany [illegible] the Lexington and the many other [illegible] such as it was addressed to his care, we are surprised that he should have delivered the letters [illegible] particularly, as you had written him in the [illegible] respecting you. He promises to be more careful in future that there may be no occurrence of the same thing, and [illegible] shall write, as you wish, to [illegible] to deliver all letters from us, addressed [illegible] Regarding Mr Pendleton [illegible]

March 6th 5

Mr Jeff. Gordon,

West Market, Alexandria D.C.

Mrs Elizabeth A. Randolph, Richland Plantation, Alexandria D.C. has given us instructions to forward all letters addressed to her to you.

It appears that, unintentionally, we neglected to do this in one instance recently, simply addressing it to your care — and that you placed the letter in her husband's box, which, ultimately, fell into his hands and caused her much uneasiness.

Will you be so kind, hereafter, as to deliver all letters we may send to her (addressed to you, or by mistake, addressed to your care) to her plantation, and much oblige.

Yours truly,

Morse, Ware & Finney

Mrs Elizabeth A. Randolph, Richland Plantation, Alexandria D.C.

Yours truly,

Morse, Ware & Finney

March 5

[illegible]

[illegible]

[illegible] March [illegible]

[illegible] 202 [illegible] of

[illegible] Carlisle way

[illegible]

[illegible] 28 to 30 according

[illegible] If you will [illegible]

us ten dollars [illegible] we will have an abstract

made out [illegible] give you an

[illegible] statement of the present

[illegible] title to the lot.

[illegible] the abstract in case you

[illegible] desire to sell, as it is the

[illegible] for the seller to furnish an

[illegible] required [illegible] sale.

[illegible]

[illegible] expense, the whole charge

[illegible] abstract [illegible] be

[illegible]

March 7th 5.

Wm E. McCorkle Esq.,

Los Angeles, Cal.

Dear Sir: Yours of inst. rec'd, in reply —

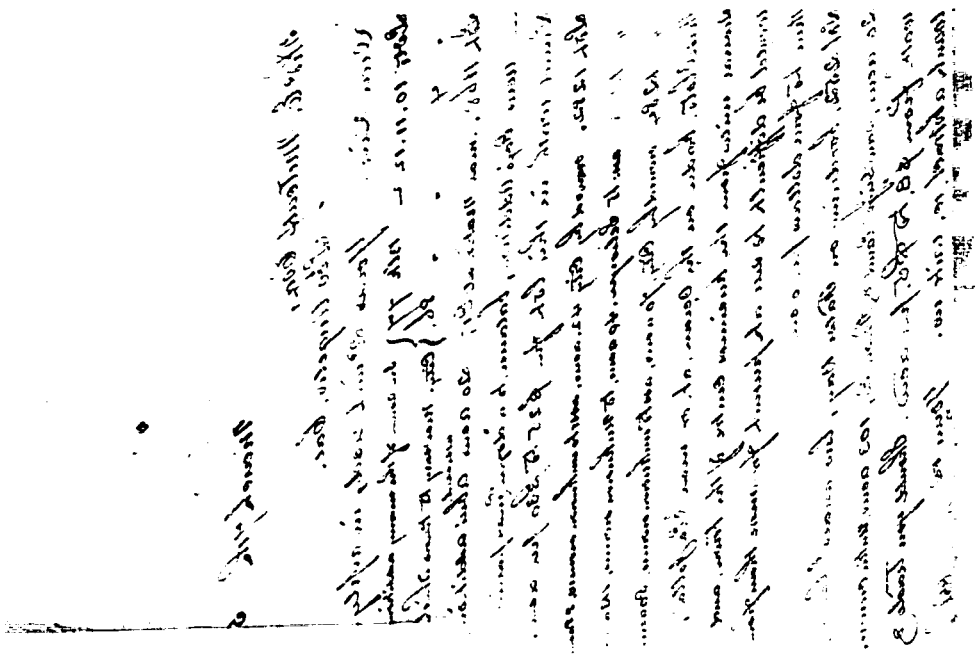
Lots 10.11.12 — Blk 77 } In some of the many additions to
" 4 " " 86. } City. Nearly 15 times that.

Lot 1168. was made at $1, 20 acres actual that adjoining
new City addition, balance in adjoining farms
Valued with in this lot for $25 to $30 per acre.

Lot 1282. owned by City 42 acres, with unknown owners, 8 acres
" 1283 with 15 Schooper, 40 acres, 15 unknown owners, 18 acres
" 1284 owned by City, 70 acres, with 15 unknown owners. These
three lots, lie on the Ocean, at or near Santa Monica,
commanding views from the business center of the town, and
would be difficult to see the ocean for more than from
three to four dollars per acre.

Lot 252. bordering on Water Bay, two owners, 80
acres, one large town of 103 acres with owners
water, from $8. to $10. per acre. Should you trade or
want a deed, write me. Yours &c

Wm E. McCorkle



For and in consideration of various sums of money loaned and advanced to me at different times during the last five or six years past, and in order to secure the payment of the same to him with interest thereon; I hereby transfer, assign and set over to him for the payment of the same, any interest or profit which I may have at the present time or may hereafter acquire in the firm of Moore, Noell and McAlary, including the profits arising out of any real estate owned by the firm and standing either in the name of E. W. Moore or C. P. Noell, and I hereby authorize C. P. Noell to pay over to E. W. Moore my share of any proceeds arising from the sale of any such real estate

[illegible]

[illegible]

March 9th 6.

William H. Davis Esq
P.O. Box 209. Oakland. Cal.

Dear Sir,

The two letters advertised have been called for or returned to the writer.

The property was deed March 2nd 1885 to Dr. A. J. Hunt, all as advertised, for $196.24¢, and can be redeemed at any time with six months from the day of sale upon payment of the amount with two per cent per month interest.

Yours truly,
Morse, Noell & Wheeler

March 9th 5.

[illegible] Esq.

[illegible] Bank. Los Angeles. Cal.

Dear Sir,

Your mortgage for $1200. on [illegible] will be due and payable March 25th. He is [illegible] unwilling to extend or renew the [illegible]. He told me both with him, Rich, stating [illegible] if the money was [illegible] off [illegible] you [illegible] an amount to the Contract when you note and mortgage are due, March 25th, [illegible] Bank of San Diego, or to us, time to attend to the matter for you.

[illegible] on the building will [illegible] March 25th, and in case you wish [illegible] renew, you will please send us $200 [illegible] we will forward the Money to you.

Yours truly,

[illegible]

We will attend to returning your property to the assessor for 1885, and have amount of taxes [illegible] as of the 22 day of March 1885.

March 10th 65.

John E. Mason Esq.
Room 6 – 306 Pine St. San Francisco, Cal.

Dear Sir,

Your favor of March 1st duly received. Everything in San Diego about the same as when you were here – no particular demand for real estate and should we have a dry season as indicated at the present time, we can expect no change for the better till we are relieved from Sandemandino & Darcin is completed. We have mentioned the sale of your property to several parties, but no disposition to purchase during the pending of your interest being an undivided one with the Estates of Steele, which have not yet been probated and no distribution is to be made at present. If you could make a division of the property with the Steele it would be advantageous to them and facilitate the sale of yours, probably at an earlier price than you ask. A partition suit would be expensive but Judge Ames thinks a division could be made, as all the Steele heirs are of age, by an interchange of deeds between them and you. We talked about it to the Steele heirs and they agreed to make the suggestion of an interchange of deeds. We told him that we supposed you would make no objection if an arrangement could be effected, though we had not seen you.

Yours truly, Wm. Witte, Jr.

March 10th 5

[illegible]

[illegible] Policy "May
[illegible] been issued in the
[illegible] "for the last 3 years
[illegible] was thought to [illegible]
[illegible] be both if in good
[illegible] and then from
[illegible] Phoenix and Home
[illegible] "Union" goes-
[illegible] that [illegible] reaching us on
[illegible] their circumstances
[illegible] with towards
[illegible] assured [illegible]
[illegible].

Yours truly

[illegible] Moore

Agent

March 11th 6.

J. C. Baker Esq
Castalia, Cal.

Dear Sir,

Your favor 22d. duly received. We have had the matter of Mrs Caroline Baker's property under consideration. We would like to know if probate proceedings have been had in the estate of L. W. Bergantz showing who is whom the present title of the said property is vested, which would be necessary before making [illegible] such proceedings could have [illegible] from [illegible]. The property claimed by Mrs. Baker might be used as present title being all right [illegible]

In regard to Lot 1 in Blk 299, we have written to Mr Stetson and must await his answer before [illegible]. Possibly he may be able to arrange with the [illegible] or to make an amicable settlement of the two lots including 1-299, claimed in the Pentkhouse [illegible] of Brian Lehman [illegible]

[illegible] the title to the [illegible] to the [illegible] of the [illegible]

As the title [illegible] was [illegible] [illegible] bone, and [illegible] you are [illegible] wrong in attaching [illegible] The legal [illegible] Sunbom would be the proper person to [illegible] to [illegible] for [illegible]

[illegible]

[illegible]

[illegible]

[illegible]

[illegible]

March 10th 5.

C. A. Wetmore Esq.

(200 Montgomery St, San Francisco, Cal.)

Dear Sir,

We write to inform you that Mary E. Crane has recently sent to N. H. Conklin Esq. her Power of Atty, with instructions to close out her property here and, as lots 1, 11, 12 in Block 300 and lots 12 of Block 200 were deeded to you, and also to C. S. Vanhorn, in the partition suit [illegible], you may wish to become your interest individed, to the same. Talking with Conklin about a matter he said that there was a mistake in the dividing up the lots in the suit, belonged to Vanhorn and that you had deeded your interest to him to him. We told him that he needs did not know this, and that you claimed an interest in the property.

We find upon inquiry that you have an attachment made by Wm. C. Green Esq, March 1st, 1855, on your note, endorsed by C. S. Vanhorn and Mary E. Vanhorn, by deed recorded in Book M 224 of Deeds on pages 246 et seq. on page 5th of Deeds

Lot 1 Block 299, and other property [illegible] said [illegible] Major in Middlesex [illegible] book, and W. A. Gregory to [illegible] recorded in said book No 24 of deeds on pages 33[illegible]. Conveyed said Lot 1 in Blk 299, to C. H. Bagnall, said [illegible] in deeds and his Estate now in Probate in said County claimed [illegible] by Caroline Baker, the sister of C. H. Bagnall, now claim to be the owner of said Lot 1 in Blk 299, and return the same to the Addison. We are recently in receipt of a letter from Mrs Baker, who wishes to perfect her title. This might be done by an interchange of quit claim deeds between you and Mrs Grim. You to quitclaim Lots 1 of 299 and 12 of 300, and she to quit claim 11 and 12 of 299 [illegible] arrangement. The matter between you and Mrs Grim would be [illegible], and Mrs Baker likes to the [illegible] [illegible] [illegible] [illegible] [illegible].

We will attend to returning your property to the [illegible] for the present year, and shall [illegible] the Everett Company, unless differently advised, the same [illegible] year excepting Lot of Blk 1, which [illegible] you [illegible]. If there be other exceptions of [illegible] on the Everett B, please inform us.

Yours very truly,

[illegible]

March 10th 5.

Geo. P. Hooper Esq.

Dear Sir,

Your favor of the 4th enclosing quit claim deeds to Wm Pigin for 1-750, and to C. P. Mollo for one half 1-752, duly received. We have delivered the deeds and received the money. The Cotton would have preferred your signing the transfer deed, but as the records show the title of 1-752 to be clearly in you, the kind of deed does not much matter so long as it conveys the title.

We saw Mr Leach on his return, and he said he would quit claim the Donaldson Lot, F-783, upon the payment of $13.55 the amount he is out in his settlement with Coughlin. He is not justly entitled to anything, and we think it an imposition to demand it. While we do feel like paying him rather than incur the trouble of a suit, we think it will be cheaper and obviate the necessity of forcing, besides, rendering the deed of [illegible] to the lot [illegible] On his [illegible] that may [illegible]

ness of the matter, we obtain the amount of the [illegible]
for. The probable amount would be [illegible] The
[illegible] cost [illegible] We enclose your
Statement of account to date also draft on Van
Planedes for [illegible] the
sum claimed to be accounted [illegible]
Litigation [illegible] We will be some time before the
State tax receipts can be obtained - then comes con-
siderable red tape in the matter before the Com-
ty Auditor and Treasurer and the [illegible]
We will attend to [illegible] and shall hope, so long
[illegible] to
keep it straight [illegible]
We are [illegible] from being likely in San Diego,
and unless we have some more rain soon, we can
not expect any change for the better. We shall
time as connection is complete by the building
of the gap [illegible] you have shaded on your
tiff please answer on receipt of this before
may lose us further time in Washington [illegible]

March 13th 5.

Port Gamble. Wash. Ter.

Yours 3d inst duly received. We are
[illegible] for the [illegible] Nos 3 & 4 Addition
16. 17 & 18 Block 81
17. 34. 35 & 36 " 177
31 & 32 " 82 Seventy dollars each
41 & 42 " 210 [illegible]
[illegible] the lots are in good [illegible]
[illegible] the [illegible] the offer [illegible]
[illegible] hundred [illegible] They may probably be worth more in the future [illegible]
or impossible to say. Should you accept the offer please notify us immediately, when we will require a deposit from the parties, and forward you the deed to sign. An abstract will be required. Regarding the South 2 Lots P. Gamble's home stead, the Owner positively refuses to make any [illegible] for it, but wishes you to open negotiations to create it. Should you determine not to accept the lots on the above [illegible] please open negotiations to ascertain [illegible]

[illegible]

[illegible] been abolished [illegible] these [illegible]

[illegible] that [illegible] could [illegible] although there are [illegible] below the [illegible] line, [illegible] to [illegible] below [illegible] The [illegible] the two latter have [illegible] could [illegible] the [illegible]

[illegible]

[illegible] for that market.

The dealers are also advocating [illegible] generally to select pigs [illegible] enlarged.

Many of the large breeders [illegible] collected in [illegible] together [illegible] large [illegible] This is [illegible]

[illegible]

[illegible] be [illegible] [illegible] permanent [illegible] [illegible]

[illegible]

[illegible]

March 17th 8.

Wm B. Coutts Esq.
Pasadena. Cal.

Dear Sir.

Your, Feby 26th 1888, duly rec'd. The only offer we can for your ranch at San Marino is from George H. Wilcheim, made sometime in December last for $8000, provided you make a compromise with the lit igants so as to have 7½ acres of land. He took him to have understood that such a compromise could be made with them. He did not agree to give the money at the time because you were absent & he was much harder than usual, and for the reason that we did not can't sell the ranch clear of litigation for less than $9,500. Should you now be willing to sell to Mr Wilcheim, inform us, and we will write to him to see if he agrees to the offer. The 40 acres mortgaged for delinquent taxes & the Harris, again in for some portion and poll tax, $26.00, and purchased at sheriff's sale by B. Hanford for Mr Wilcheim, mortgagee.

Yours truly,
Brown, Hoag & Davis.

March 17th 8.

Wm B. Coutts Esq.
Pasadena Cal.

Dear Sir. Since writing yesterday, we on mature reflection of a letter from Mr. Howard concerning as to the probability of making a sale of your ranch down, also advising that Mr Wilcheim foreclose his mortgage under the judgment in favor of [illegible]. He would recommend your doing this and [illegible] [illegible] which will [illegible] [illegible]

The week mentioned in regard to Wilcheim's offer of $8000 provided you make a compromise with litigants, made in December last, [illegible] [illegible] and if you [illegible] [illegible] again, [illegible]

[illegible]

Though your letter of Feby 26th from San Bernardino and a P.S. to Angeles intimating you, we can not [illegible] [illegible] Hoping [illegible] your [illegible]

March 28th 5.

Mrs A. M. Gates.
Gilroy. Cal.

Dear Madam

Your favor March 11th received. We agree with you, we believe Mr Pettis is occupying the land owned jointly by you and Mr C. B. Wright 40 acres, part of Pueblo lot 1346, to state differences which require a survey. The party occupying the brick house (on both lots) for storage is about to pay, certain, which will be arising. The arrangement made by any was by Mr Cleveland, who informed us that the party would move his things out and then we could work the building. Our bill "Debt" has been up a long while, we have had several applications, but owing to the disputable nighborhood it is in, no respectable party would work it, though we might have united it to disputable parties, which Mr C. told us you would not consent to do, I move the fence [illegible]

Mr Backus has made large improvements on the Ch. during the past year, the Steeple, the Clock, Vestry below, School above, are all of which are occupied. He has also laid down a stone sidewalk, is doing laid the in the same way at the Church. We think the improvements are noticed both from immediate and probable future returns. Our County is rapidly settling up and more improvements going on in the Town than at any time since 1821. The Canal & the Rail Road have received from numerous the mines, there is more enquiry for property and sales are being made the new comers - the demand continually increasing prices have risen materially a second cotton mill on the Otsego, (the first being burnt down) and a woolen Mill in Cooperstown location, the influence being on the prosperity in the vicinity of Otsego Hotel. Work on the extension from Canal from Unadilla Bridge to connection with Utica & Susquehanna is being pushed forward and will be completed some time before the end of next year. Work on the Rail Road from the distance being about 50 miles and when done we think expect better times. The Rail road will be opened

The Chamber
Plaintiff moves to have the

Mr. [illegible]

Wm H. Evans Esq.

P. O. Box [illegible] Oakland, Cal.

Dear Sir,

Your favor of the 14th inst is at hand. We understand that you can return the property recently purchased for Hunt, if we pay back $196.[illegible] at once, within six months, with 2½% interest added, for the time it has accrued. Hence now you can return all the property purchased for him on Bay at this last date, and the Jerman deed, also that purchased by Brady at the Jerman deed, which has been [illegible] to him, everything [illegible] in 1878 [illegible] has [illegible]

as we understand, as follows – 1, 2 – 29, 1 [illegible] – 53, 4 – 28, 2 & 3 – 49, 4 – 29, 2 – 36, 3 – 24, 12 & 31 – 21, 11, 12, 13 & 14 – 18. [illegible] Lot [illegible] Plaza [illegible] Lots. [illegible] 1, 2, 3 & 4 – 92, 12 of 2 & 3 – 7, all of 3 & 4 – 89, all 2 – 33, [illegible] C 33 – 38 – 101, [illegible] 107, L [illegible], K [illegible], B – 51, F – 790 [illegible] Lots 2 & 3 – 31, 4 – 33 at La Honda, [illegible] all purchased at the [illegible] Lots, & all that you advertised, and [illegible] the [illegible] we do not think he believes that you have returned the property [illegible]

March 20th 5.

Mr. P. Fraser & Co.

13 Middagh St. Brooklyn. N. Y.

Dear Sir,

Your N. of 10th enclosing draft $31.17 date received, we have paid Ctr Tax for 2d Reissue 3 Certificates A.B.C. for 5m, State & Co 19.00

Our fee. attending to same. 2.00

Balance, towards taxes, 1885. 10.93 31.17

We enclose Ctr Tax receipt and Certificates 1643. 1644. 1646.

Mr Cleveland wishes us to attend to returning the prosecutor, which we will do hereafter, and give you timely notice of the fragments of papers. So that you will have no other person etc. to deal for the [illegible]

We [illegible] will do the work [illegible] to sell [illegible] like the division [illegible] is well located [illegible] street [illegible] and might be sold at the present time [illegible] for $3000 [illegible]

[illegible]

March 23rd 5.

Messrs Dennis & Cook

240 Main St, Los Angeles.

Gent.

Mr Gilman P. Smith purchased for his wife, from Paulin & Cox, $100 worth of prosperity, and from us, also in his wife's name $75.50. You then owed us $87.75, We enclose $90 for each, less cash of order. $67.

Upon the same [illegible] we shall be pleased to receive other payments with letters [illegible] in case of sale, will promptly remit [illegible] Commissions.

We receive [illegible], but hardly expect to be able to send us buyers from our wide business do so, of dry goods products.

We have seen the "Herald" marks on the same for your kind offer to send one. We send you the latest folder, issued by Chamber of Commerce. There are in Anaheim improvements, but no doubt you may be some time in the fall on completion of your [illegible] B. Leggett

[illegible] Yours, [illegible]

March 26th 5.

J. H. Wilson. Clerk Dist. Court. Custer County.
Rosita. Colorado.

Dear Sir,

Our Mr C. P. Mell, Notary Public, was appointed by your Court, Commissioner in Chancery, James Hodges vs Charles Price and M. E. Wilson for the purpose of taking the testimony of one Sherry of your county. [illegible] The testimony was taken, and the Commission returned to you by mail, in a registered package, with Commissioner's fee of five dollars. We would like to know the amount forwarded to us, or, at least, know the name of the long [illegible], and if you will kindly inform us upon this point, you will much oblige

Yours very truly
[illegible]

We understand that the case was compromised - if this was so, some provision should have been made for the payment of the Commissioner's fee. If you will please attend to ascertaining the amount for us you can remit total [illegible] is right for your trouble and [illegible]

March 26th 5.

James McKinnon Esq.
St Alisso Road, Los Angeles, Cal.

Dear Sir

We have paid your note and mortgage to Charles H. Dow, the same being cancelled & owed. You will please find the same enclosed, herewith.

Yours truly,
Moore, Noble & Hazard

Received

March 31st 1865.

Mrs. Dellia D. Gridley,
Dear Madam.

We received from Mr. Weybourn $325, (March 31st) and with funds on hand, paid in full of Lots 9 & 10, Block 10, Middleborough $363. Cash of Deed $3, recording $2.

The deed, by the Court, having been confirmed to you, as the purchaser, the deed had to be taken in your name. Should you wish to convey the property to some one, you will please inform us the name and we will prepare [illegible] Then deed is handed over to you. We may be here a few weeks before this [illegible]. We have under the 2 stores at the new prices, which starting at $12.00 per month for the first year with privilege of one, two or three years longer (subject to your approval of work and from year to year as may be fair.

have secured a good and permanent tenant.
Mr Saint Clair, the editor, wishes to have your
sanction to the lease, upon the terms we mentioned
to him, that is for the time beyond one year,
that the rent may not be more than is fair as
compared with the surrounding property. He
admits he finds no considerable machinery which
he would not like to do for the term of one year
and then be compelled to move out. We hear him
that we did not think you would object to having
it for another year, and, possibly, longer with a
fair rent, but that we would write to you. Now,
therefore answer regarding this and return his
letter. We allowed him to use some of the old partitions
and shelving for parking partitions, which he will leave
in exchange of leaks. The counters, cases and other
lumber remaining we will have moved to a room plac
ed at his disposal. Since the receipt of your letter the
other property is rented, excepting the house
on the N[illegible] [illegible] we write you some time ago
about it, since [illegible] at a smart expense to
that we might [illegible] for rent, but never have
from you regi[illegible] of it. We think it [illegible]
up, we might [illegible] if you prefer it for [illegible]
and those [illegible]
The balance of the shelving and lumber would
go [illegible]
We have [illegible] in
[illegible] monthly rent [illegible]
[illegible] Street. [illegible]

We send you the goods owned by the Chamber
of Commerce which you were good enough
to send us.
Hoping to hear from you soon, we
remain [illegible] Yours truly,
[illegible]
Since writing the above we understand that the house on No.
[illegible]-112 is rented at $[illegible] per month.

April 3d 3.

George Hook Esq.
Mobile, Ala.

Dear Sir

We have furnished statement of Escambia Co's property to hand to the Assessor, for this year, the same as for last year, but before handing it in, we think it is better to write to you to enquire if you desire to state any [illegible] & if so, we [illegible]

Yours Truly,
[illegible]

[illegible]

[illegible]

[illegible] we will pay you a [illegible] compensation for your [illegible] the land so [illegible] fees will be our [illegible], and if a sale is made to [illegible] communicate [illegible] your [illegible] the land so [illegible] be agreeable to [illegible]

[illegible]

[illegible]

[illegible]

[illegible] and [illegible]
[illegible] with [illegible] and [illegible]
[illegible] and [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]
[illegible] [illegible] [illegible]

[illegible] has been quite a [illegible]
[illegible] I have [illegible]
[illegible] the [illegible] away that
[illegible]

Yours truly

E. T. Moore

P.S.

Should you have a large lot of property for sale, in the City or throughout the county and should be pleased I may call on you should will [illegible]

[illegible]

April 10th 6.

J. C. Kennedy Esq.

U. S. Col. Butler & accompanying Ofs.

San Francisco, Cal.

Sir & Sir

Your favor 18th inst. together with Sen Delano and letter E R & R to our Mr Morse, duly received. We have had prepared an abstract of the whole of Pueblo Vda 1202. it being necessary to make some corrections of 50 acres, included in said [illegible] and receive the same herewith, together with map showing the lots of the presidio and our "Notes" giving all information regarding present situation of lots &c.

The cost of Abstract is $100. one fifth $20.00. Should you require continuing further we will be pleased to attend to the duties of returning properly to the assessor, giving your binding notice of the payment of taxes and the payment of the same on receipt of the money and forwarding the receipts to you on fee for which will be $20.00 per annum.

Please acknowledge

receipt &c.

Yours Truly

[illegible]

Note: Parcel Lot 1202 was examined by City Surveyor according to Poole map and supposed to contain 160 acres. Since then an actual survey has been made by Parson and found to [illegible] 17 acres.

The land to Raymond having been reduced [illegible] the one to Cunningham, Hammond gets 10 acres undivided, and Cunningham 77 acres undivided

As pursuant hereto: Quickhouse owns 80 acres undivided

Raymond " 20 " "

Mr Quickhouse " 7 "

[illegible] appears by [illegible] H. Hornby.

[illegible] the title of Quickhouse

City Deeds [illegible] since 1750 no trace of the property has been found [illegible] Liens against the property

[illegible] Lot 1202 Lots for delinquent taxes 1873. Lot 1203,

[illegible] Sheriff to Commissioner [illegible]

Lots were [illegible] P.P.Co. and purchased, probably through mistake. The lots have not been sold since 1873. Though no actual sale may be set up, it is nevertheless an incumbrance again[illegible]

It will be an easy matter to settle this. Parson, both will be easy to get the cancellation of [illegible]

[illegible]

Lot 1202 is about [illegible] miles in a direct line N.W. of the business portion of the town of Paris, and about 2 miles N.W. Midway Station, and near to County road to Pouray. This is a section of the Parke lands, unsettled and unimproved. Therefore impossible to speak to the quality and adaptability of the land for farming purposes [illegible]

, and might be used for [illegible]

[illegible]

April 11th 5.

Chas A. Wetmore Esq.

20 of Montgomery St. S.F.

Dear Sir,

Horace H. McLean Esq. left on the cars, to go east this morning — says he will see you on his return to San Francisco. He had the look of your property and valuation which we furnished him at your request some time ago. Yesterday afternoon our Mr Noble went with him to locate the property in Middletown and showed him all over the upper portion bought of Mr Dunn. He seemed well pleased with it and we should not be surprised if it resulted in his making an exchange for his Oakland property, provided you are so disposed. He spoke of the mortgage to the Bank as an objection that if Christian were willing to purchase the N½ of 183, give a mortgage on that and his two lots in the same block for $1000 it would go a long way towards consummating the trade between you, and wished me to see him and see if such an arrangement could be made.

In showing the property yesterday the Colonel could not locate book 50 definitely and McC thought possibly a portion of it might be in a hollow, but the Colonel has been satisfied himself that all of said block is well, so you can tell McK when you see him. This is what you consider is your most choice block.

We will see Christian and make the proposition to buy for $1000 on mortgage, but hardly think he will. At any rate we will try to get an advance on his property cash upon of $750, made some time ago and which [illegible] so that the mortgage to the Bank may be paid with a little additional money.

Conklin has written to Mrs Gunn about the four lots that were deeded to you and Sanborn but up to present time has not heard from her.

Very truly yours,

[illegible]

April 15th 5.

Mrs Ellen E. Midley,
Midley. Butte Co. Cal.

Dear Madam,

Mr St Clair, the Editor of the new paper, the "Daily Enterprise", occupying your two stores corner of 4th & C streets will get out his first issue to-day. There will be a little extra insurance on the premises. We can have you from the Phoenix Home a permit for a steam pipe in office in the meantime & the Policy to June 27. 1885 and have the extra premium. $1 30

We wrote you some days ago about confirming the arrangements we made with Mr St Clair for a lease of the premises for more than one year at $40 per mth. We would like to know about this as you said it concerned, so as to complete all the arrangements. We think he will be a good and permanent tenant and hope you will confirm our arrangement.

Please attach the enclosed permit to your policy, as required to make it valid.

Yours very truly
Moses Hoole & Wheeley.

Please send copy of new paper.
Perhaps you can get Mr St Clair

April 16th 5.

Frank H. Whaley Esq
San Luis Rey.

Dear Sir,

Mr Charles Johnson owning S½ of N.W¼ and N½ of S.W¼ sec 20, Tp 11 S. Range 4 West wishes to borrow some money on the same and refers us to you as to the value of his 160 acres about one mile south of San Luis Rey Post Office. He says that you know his land having been upon it. You will please state the value nature of the soil how much good for cultivation, water facilities &c – what improvements in the way of house, barn fences &c – how many trees and vines about planted.

You will let us know by return mail, if you can furnish us Mr Johnson will remain here till we hear from you, though anxious to get home as soon as he can. Please therefore give this matter your immediate attention and oblige

Yours truly
[illegible]

Answer by mail on the day you receive this so that we may hear from you the 17th or 18th at farthest.

April 16th 5.

C. A. Nelson Esq.

Post Montgomery Ala.

Dear Sir,

The thought possible, we might be able to negotiate a sale of the north half of Block 13, Middleton, to Christian, upon terms proposed in our letter of April 11th cash, but he declines, neither could we get him to name any cash offer with a view to renewing his offer of $[illegible] made some time ago as he did not consider it worth so much now.

Yours truly,

Moore, Reed & Whiting

April 1st 75.

H. McKee Esq.
Cloqua, Mich.

Dear Sir,

Plans, specification and contract for alterations on your building, corner 4th and Q. St. were signed 28th March by Mr. A. Perry. Work to cost $3850.00. Mr Burkell, being in the employ of Mr Perry, we deemed it advisable to arrange with A. S. Bither, a competent architect, to superintend the work for $10.00. Mr Perry has gotten out the work at his mill, and commenced active work on the 18th inst, and will complete the same inside of a month. We have taken out a separate risk under policy of insurance, for thirty days, cost $1.50.

We assume that you have forgotten to arrange for gas pipes — they are now in, and we have to be taken out, so we have arranged to have them replaced, conform to the alteration of the brick store and concealed coming in the plaster, so that at any time hereafter they may be extended to the smoke room back and into the rooms of the second story, also extending in to the front two rooms in the cost of this will be from $12 to $15. To take the pipes out, they would have to [illegible]

would cost more than double the sum which it will cost notwithstanding it could not be done so [illegible]
We have divided your interest in the matter, and [illegible] under what we [illegible] you will [illegible] the work will [illegible]
The express Company has been removed to the Hudson Street Building, in the office formerly occupied [illegible] the expense, independent of several hundreds of dollars, [illegible] preparing holders around the Plaza, [illegible] the Company two years rent free! Great effort was made to get the Vigilance Vessel removed to the same building, and in order to retain it [illegible] this, after conferring with your friend Mr Stanning, we decided to make some improvements and repairs, [illegible] requested by Mr Spriggs, [illegible] fashion in style, so as to get on to the roof through a scuttle on the inside of the building — removing the ladder on the back side, making a secure and [illegible] back stairs, concealing the privies — exterminating the worms, rats, bugs — whitewashing, painting on outside, stoke and fences, painting [illegible] rooms, they come forward [illegible] at a cost of about [illegible]
We consider the Vigilance Vessel, now, a permanent institution for you. The Government intending to erect a [illegible] structure on the roof so as to enlarge their [illegible]
[illegible] We [illegible]
[illegible] Vessel. You will perceive [illegible] $425.00 to reach up about May 15 in time to pay Mr Clark & Company [illegible] $13.10 as an [illegible] Yours Very Truly, [illegible]
[illegible] Mr Spriggs [illegible] Mr Stanning [illegible] to get draft for last [illegible] [illegible]

April 17th 5.

Wm B. Coutts Esq.
Pasadena. Los Angeles Co. Cal.

Dear Sir

We think the arrangement you made with Mr Knights, taking everything into consideration, is about as well as you could expect, and therefore our Mr Whaley thinks it best that you should complete it, rather than try to make any thing with no certainty of being able to.

We will please instruct Mr Howard to pay in the premium on renewal of your fire insurance, expiring the 24th inst, $7.50

Then are charges on our books, as follows:
Feby 25 54. Retainer to complaint in suit against Barnham & Carpenter 1.00
May 2. 54 Advertising Ranch 1 Mo. in "Union" 2.00
Making total of which you will instruct Mr Howard $10.50
to pay us and oblige. Yours truly
Moore, Hayes & Co

April 17th 5.

Austin Roberts Esq,

37 P. St John Street, San José. Cal.

Dear Sir,

Lots H 3, 4 Block 150, Nuevo Van Diego, which you claim under deed from John Robertson and wife, were sold delinquent State and County Taxes, for 1864, on the 24th day of February, this year, and our Mr Morse became the purchaser, under Certificate, No 10 [illegible] Deed has not the delinquent [illegible] for 1864 [illegible] From the casual examination of your title, made some time ago, we did not think it was good, and to write you [illegible] recording you to have an abstract made of the property before paying over more money for taxes which you owe [illegible] We understood from the [illegible] which you now lose, that you have an abstract [illegible] you did not wish us to have it [illegible] 1864 we [illegible] that we were faithful as to the contents [illegible]

Since the purchase of the lots by our Mr Morse the [illegible] of the Estate or the heirs of the Estate of Celestino, [illegible]

held a good title to [illegible] notice, that [illegible]
as a mortgagee under [illegible] Contract, your title, [illegible]
[illegible] held by Mr. Morse, before the time of expiration of redemption, viz. January 24 1856. This is a further evidence of the [illegible] of your title. So long as you paid the taxes on the property it was safe, but, when you failed to do so and authorized the property to be sold, then there was [illegible] and doubtless [illegible]

We may be [illegible] the matter [illegible] the man Joseph to redeem, and [illegible] on 24th February, 1856, passed without redemption [illegible] Mr. Morse will be entitled to receive, and we [illegible] giving him title to the property.

[illegible] fairness to you we make you the proposition [illegible] between us & Mr. Morse the amount which he [illegible] for redemption taxes, principal and interest, amounting to [illegible]. Our Mr. Morse [illegible] the Certificates of your brother [illegible] and you [illegible] the property [illegible] course to pay the expense of deeds, recording [illegible] parties having the legal right [illegible] on or before Sept. 20th, 1856 the 8th [illegible] be [illegible] Now we think it the best you can do under the circumstances. See if you obtain the [illegible] that would be unfavorable with no better title than you have. [illegible]

[illegible]

April 20th 6

Mr. Jas. Monroe, Bishop &c
100 California St. S. F.

Dear Sir

If you please deliver the inclosed letter to Mr. Julian, who is, or was formerly in your employ. He is with Rogers & Co. given name R. L. Doing you a great favor I remain

Yours truly
Mark Woods

Please inform us if letter is delivered also name and address of Mr. Julian.

April 20 [illegible]

Mr. Julian.

Formerly in the employ of Mr. [illegible]
100 California St. San Francisco Cal.

Dear Sir,

From Mr. E. Abels

We are blackmailed, this morning a man, about 30 years age, came to our house, gave name of R. L. Julian, who owns 18 acres of land in Pueblo Lot 146, City & County of San Diego.

We paid taxes on same for 1882 & 1883 & took the receipts to Mr. Abels, representing that he was Mr. Julian's agent, but he asked to see that he was with. We also claimed the property for 1884, but as no funds were sent to us to pay the taxes and reimburse us for previous years, we refused. [illegible] for the [illegible]. Now if you are Mr. J's agent, and will pay back the taxes for 2 years, viz. $2.25 we will inform you the amount of taxes for 1884 [illegible] the [illegible] and inform you if the back taxes are due to pay. If you are not Mr. Julian's agent, please inform us his name and address that we may write. [illegible]

Yours truly
[illegible]

231

[illegible]

[illegible] much a [illegible] of class of [illegible]

There is not much sale at present for [illegible] sweep as for [illegible]

[illegible]

[illegible]

[illegible]

Truly

[illegible]

April 25th 65.

Mrs L. M. Stanton

No 11. 2d Place Brooklyn, L. I. N. Y.

Dear Madam,

Your Postal to the Post Master was handed to us on receipt, and to give publicity to the benevolent object in view, we had the same published in the San Diego Union, a copy of which was sent to you. The Postal was returned to us by mistake, therefore the delay in our answering sooner.

We have referred your letter to J. C. H. Paine Esq, U.S. Land Agent who has promised to write to you to give the information desired. Texas Pacific lands have been restored to the public domain. So there will be no trouble to get a sufficient quantity of land required in addition to the alternate sections.

We presume you refer to benevolent associations, [illegible] would therefore prefer the section [illegible] the information required [illegible]

and private land. Public lands can be taken up in all accessible places near the towns of San Diego though there is other places to be had in the County. Lands that have been taken up near towns can be purchased at from $10 to $20 per acre within 20 miles of town or accessible to R.R. Besides several grants are being offered in quantities required at about the same rates. I hope the lands will be taken for colonization and for the purposes you name. If the society you represent possess ample means they may find it preferable to purchase a tract outright, such when they want it convenient for transportation instead of taking up government land which might not be so desirable.

Should anyone be sent out we will be pleased to give him all information in our power and afford him every facility to acquire it in other ways. We send you a hundred of printed matter that may enable you to see what is best to be done which if not of use to you please hand to the manager of some immigration association & save the above hundred of the same.

Yours very truly, [illegible]

April 24th 75.

Geo: V. Adams Esq.
Pueblo, Custer Co. Colorado.

Dear Sir

We wrote some time ago to J. H. Wilson, Clerk District Court of your County, relative to fees due our Mr Noell for taking deposition in case James Hinson [illegible] Frieds, amounting to $12.00. Mr Wilson after that the case had been compromised in some way and consequently the deposition had not been filed remaining still in his possession. Further that he had refused our letter to you, the attorney in the case, presuming that you would [illegible] Mr Noell attended to taking the Commission, prior expense [illegible] Even though the case was [illegible] deposition could have been used in settling the [illegible] [illegible] Mr Noell [illegible] [illegible]

April 25th 5.

Mrs Helen E. Gridley.
Gridley, Butte Co, Cal.

Dear Madam.

Your favor 13th inst duly rec'd. Mr Mc Clain, editor of the "Californian", is pleased with your approval of the arrangements made by us to lease your store on 5th street at a fair rent for two years at expiration of present lease for one year. He publishes a good paper and we think he will meet with the success which he deserves and prove a good and permanent tenant. The counters, shelving &c will be taken good care of, subject to your order at any time. The storage on them will be much, 50 cts per month. $1.00 for labor for filling them up. An information about the 16th St. room was obtained from the Probate. He said it was rented for $20.00 per month. The deed from guardian of Anna for the two lots in block ten, not yet recorded, owing to press of business in the Recorder's office. Letter dated 21st ult. from Dates & Drew states they expect to be in Gridley next week and Mr Henderson will remain. Yours, Truly, Moses, Hall & Stanley.

April 25 5

D. B. Amick Esq.
Julian, San Diego Co.
Cal.

Dear Sir

Yours of 24th inst is received. Old tenant still in your house rent paid to the 27th at which date she expects to leave, Should she do so, we think there will be no difficulty in finding another tenant, as houses are in demand at present writing. Money on hand Subject to your order.

Yours [illegible]
[illegible]

April 28th 5.

Wm Burgess Esq.
National City,

Dear Sir,

We have a proposition to rent the Rooms now at $60. per month, for one year, by a man and wife (no children.) who will furnish the rooms for a first class boarding house, provided they are allowed to expend from $50. to $100, for cleaning, painting, repairs &c, to be accepted in payments of the first rent due, commencing June 1st.

Should this proposition be acceptable, please inform us by return mail, if convenient, and oblige,

Yours Truly,
Morse, Noell & Whealey.

April 29th 5.

John F. Dunn
State Controller
Sacramento, Cal.

Sir

I have this moment 3 Certificates of Redemption of perpetual pensions on the State.
Send receipts for them, and oblige
Yours &c
[illegible]

May 4th 5.

Wm Burgess Esq.
National City.

Dear Sir

The owners of lots 7, 8, 9 & 10 Block 29, National City wishes to know what they are worth, and at what price they can be sold for. Please inform us, and in case of sale, we will make commission.

Very truly
[illegible]

May 4th 67

Charles C. Robinson Esq.

Lahaina, Sandwich Is. Hawaii

Dear Sir

[illegible] Chief Justice, Mr. Geo. R. Hamilton, [illegible] to us to answer [illegible] a difficult matter [illegible] an arrangement [illegible] for that account. [illegible] come here to settle, better to sell your [illegible] the issues, you will have no trouble [illegible] place that will suit you, then [illegible] a [illegible]. He held to locate from [illegible] on the map of Wailua according to the diagram you [illegible] found it impossible as you did not give [illegible] and bounds. Neither did you [illegible] the number of land or what you consider [illegible], [illegible] make no difference owing to [illegible] in accordance of [illegible]. The time you [illegible] [illegible] will [illegible] considerable [illegible]

[illegible]

New York 5.

Mrs. H. A. Kirchei.

P.O. Box 1[illegible] Ch. San Francisco. Cal.

Dear Madam

[illegible] Mrs Cleveland's first [illegible] and trusting me [illegible] hastened, [illegible] Mrs Helen D. Bridley Bridley Butte County, [illegible] when you can address her.

Yours truly

Morse, Moell & Whaley

May 5th 5.

Charles C. Moore Esq.
200 Montgomery St. S. F.

Dear Sir,

We received your two communications of the [illegible], and Mr Charles C. Coonis called [illegible] Mr Hanson. He prefers to buy such which he can pay for — says he will take the North half of Block 15, as he [illegible] it, and give an accepted order, at 30 days, on H. C. Hadley, for seven hundred and fifty dollars, which he will discount at the same rate at which either of the Banks will do it for having now the funds. Upon this basis you believe we can sell Stated $7200 for the [illegible] Nos 13 and 14 lots in Block 25. Mr Coonis says you gave him half [illegible] first, and the matter of the [illegible] was an after consideration at [illegible]

We have prepared a deed to the half block, which we enclose herewith leaving the consideration blank for you to fill in. If this is satisfactory please execute and return to us.

We have required Mr Hanson to forward the note of discount on his order, which will be at the rate of 1½ per month, say $105.00. The net amount received can be paid to Bank on a mortgage to the whole of the lot. The mortgage [illegible]

May 6th 5.

E. A. Drinkhouse, Esq.,

South West Cor Battery & Sacramento Sts. S.F.

Dear Sir,

We have attended to the fragment of City Taxes given you to pay in F.Y. 1852, and herewith please find receipt to the same. There appears to be a balance upon the year 1853. Between Abstract and the Assessor. The estimate cannot work the property to upon the tax roll and not upon the assessment list for 1853 and consequently have not done, and he has no authority to extend the taxes and having neither assessed upon the tax roll will relieve you from responsibility. We can only hope to ascertain the address of A. Coles, the party to whom the state certificate for 1853, and when we ascertain we will write to him to know what disposition he has made of the land likely to assume it to be owing the U.S. officers and back of taxes in arrear. If such should be the case, we apprehend there will be no difficulty upon proper explanation in obtaining a deed of the balance of the property on payment of the balance of the taxes, or some arrangement may be made for the payment of the property upon payment of the taxes and interest. If I hear from Mr. Coles I will inform you.

May 1st 85

Mr. Wm. A. Evans.
Denver, Colorado.

Dear Sir.

Looking over an abstract of property, submitted to us for examination, we find that you own the [illegible] acres, undivided, in Public Sch. 10.03, City of [illegible] Lot [illegible] State and County, Series 1873, as appears [illegible] signed by Cat Bleicher as Sheriff. We presume you were acting as agent of the Texas Pacific Railway Company owning 20 acres, undivided, in the same lot, and that you sold in the property to protect their interest, and upon leaving San Diego, may have turned over the certificate to some official of the Company. Will you please inform us what you have done with the certificate, the object being to see if it is clear up the title. Do you hold it or have you assigned it and if so, please state to whom.

With the prospect of increased railroad facilities our town and County is [illegible] to settle up rapidly. We send you a [illegible] which may interest you. Yours truly [illegible]

Mar. 7th 5.

George Crapell Esq.
Rockford Ill.

We have an offer of seven hundred and fifty dollars for 4th & 5th block 60, Harlows Addition. Should you accept this please inform us and we will have the lots to make a deposit to bind the bargain and send them a deed to sign. If you think the offer a good one for the [illegible] We have entrusted your property to the Assessor for 1905, and about November will inform you of the amount of tax we have to pay

Yours truly
Monroe Brown & Co.

May 7th 57.

Yulee & Cha[illegible] Esqs
610 Jackson St. San Francisco, Cal.

Gentlemen

We hereunto enclose proof herein on 7th instant in Double Lot, equal to 10 acres, for the years 1852 and 1853, according, with our fee, to $22, and think it has escaped the L. C. Uhler Esq, who had commissioned us to pay the taxes for 1851 and furnished us the money to do so. If that be so, we suppose you assume to "Unknown Owner" [illegible] from the property belonged, and right from that it belonged to him. We have duly entered it in his name, paid us back for $22 and $3.[illegible] the receipts to his [illegible] Yol Cal [illegible]

[illegible] we write information we think he had no interest in the property, [illegible] and wished him to attend to the payment of the taxes [illegible] 1851, once, and that if we [illegible] he [illegible] assume [illegible] 53 [illegible] quite [illegible] [illegible]

now write to us quick & be sure send us postage enough,
to inform you that the taxes for 1[illegible] are now paid, and
may have that the property has not been sold, nor yet
due to the state of Illinois. If you wish, we will ascer-
tain the facts and inform you which it will cost to return
it also attend to returning the property to the
assessor in your name, and inform you of the amount of
the taxes in time to send us the amount, pay the same
and forward you the receipts, for a fee of [illegible] each
[illegible] We do this, [illegible]
and [illegible]
[illegible] property [illegible]
[illegible] on railroad [illegible]
[illegible] are now certain of an early completion. Some
time about October, will [illegible]
[illegible] on the lake shore [illegible] by the [illegible]
[illegible] company, which [illegible] some information
about our town [illegible]
[illegible]

May 7th 6.

C. B. Kendall
Comr of Immigration.
Opera. Nauru

Dear Sir

Please send us two hundred copies of "The Santa Fé Route" for distribution.

We send you a couple of folders, information about San Diego, published by our Chamber of Commerce.

If you think you can place more be advised and will be pleased to send a quantity of them.

Yours etc.
[illegible]

May 7th 5.

Dr Mr. L. Gram
Portland, Oregon.

Dear Sir,

Your favor 27th ult. duly received.
We have for sale a track of land three miles from town in the South Chehalem Valley, 23 99/100 acres, about 3/4 of a mile to [illegible] "Mesh". About 16 acres in the valley and eight acres mesa sloping towards the valley a nice location for a dwelling. No improvements, though all of it has been plowed and cultivated excepting about one acre. The land is rich red loam, free from cobble stones. [illegible] from 2 to 3 feet [illegible] to [illegible] acres. All is a portion of the old Barrett's track less three [illegible] from the old Barrett house. The price for the whole track is $2500. We think it desirable property at the price and if more than you require you would have no difficulty in selling a part of it at an advance. The Rivers of no Umpqua track [illegible] Chehalem Creek the "Mesh" [illegible] the other side. Yours truly [illegible]

May 12th 57

Oscar Palmer Esq
San Diego. Cal.

Dear Sir

We write at the request of Major Levi Chase, to know if you have vacated his house fronting South Side of the Plaza, and, if so, to request the keys of the same to us — also, to remove your sign from the front thereof, as we intend the damages done to date. We learn as you retain possession of the premises Major Chase will hold you responsible for rent.

Yours Respectfully,
Morse Wall & Fearing
[illegible]

May 13th 5,

Lawrence C. Keefe, Esq.
Tombstone, Arizona.

Dear Sir,

Yours 28th ult. duly received. We have seen Nathan Ulbeck, who says that he wrote to you some time ago to hold on to your Mahoney City till a while longer as they were expecting better prices when the N. H. is completed some time this month. We are [illegible] opinion. We can [illegible] to tell you reasons which [illegible] we wrote to the agent of the S. D. Lumber Co. Mr. Carvel & [illegible], which has been the cause of the delay in [illegible] yours. He says, according to this scale of prices they would [illegible] $20 for inside lots and $35 for the corner, that then are some [illegible] the prices asked being but little less than the S. D. L. & C. Co's prices." The fact of the matter is that every thing is very dull over at National and seldom sales are made and if you wished to see Mr. Ulbeck [illegible] of the above prices [illegible] would better be [illegible] on for a trip. Look if determined to see us will [illegible] and inform you. We look [illegible]

Yours truly, [illegible]

May 14th 5.

Judge Volney E. Howard
Los Angeles. Cal.

Dear Sir,

We find credited to you, for this year, "10 acres in number 1 Pueblo Lot. N.E. of Pueblo Lot 233."

Upon inquiry of Mr Charles A. Wetmore, we write to know if there is such a mistake, he having a deed from you for ~~an undivided~~ equitable interest in this property, given Feb 25th 1869 being the same which he deeded to you April 9th 1869 after [illegible] had made, July 20th, 1870?

We send you one of the folders lately issued by the New Los Angeles Chamber of Commerce, which we believe will interest you.

Yours very truly.

March 14th [illegible]

[illegible] Esq.

Land Office, [illegible]

Dear Sir,

We have made a careful examination of deeds to D. E. Stewart, (which we enclose) and written to have the [illegible] request of the [illegible] made a mistake in returning to you in November Patents [illegible] N. ½ of [illegible] — Did you have a [illegible] from him for the property.

Oct 26. 1850.

~~[illegible]~~

We have made an inspection of State & County Records on this property & we find [illegible] 324. [illegible] Oct 10 1850. P.C. 325 [illegible] P.C. 322 [illegible] P.C. 324 & 325. [illegible]

1850 [illegible] with all — S.W. ¼ of M.D. [illegible] examine your records

1850 [illegible] to see if you [illegible]

1850 [illegible] further you [illegible]

1 [illegible] P.C. 322. 10 acres [illegible]

1852. S.W. M.D. [illegible] Land State. P.C. 322. 10 acres [illegible]

1853. [illegible] State [illegible] P.C. 322. 10 A. [illegible]

1854 [illegible]

[illegible]

the matter of [illegible] appeal appears [illegible] back,
in order to show [illegible] would [illegible] to a transfer from
the State & the several [illegible] accounts, paying the back [illegible]
on, and returning it [illegible] according to distribution, as [illegible]
[illegible] for 1837. The city has an equitable as
to the [illegible] back owing to the illegality of their assess-
[illegible] and the unfortunate [illegible] It is
hardly worth while to attempt to straightening them out. It
will be time enough, if required, in case of [illegible]
Something should be done to wipe out such [illegible]
[illegible] of illegal, thus removing the cloud of them from property
and enforcing the collection [illegible]
We wrote you on the 1st inclosing deed for Black [illegible]
for [illegible] Black [illegible] he having declined to take the
4 lots in [illegible] for $200 for all four, cash, as before. Up
to [illegible] no deed has been received.
We received a letter from Jr Nash stating that he
had signed deed and received [illegible] Then we
forwarded deed [illegible] and
[illegible] old back [illegible]
[illegible]

Yours [illegible]
[illegible]

P.S. We suppose that you write to Cookeville & South [illegible]

San Diego [illegible] 1845

O. G. Marlin Esq.

Dear Sir

[illegible] has
[illegible] the [illegible] you wish but
will have them to send
you [illegible] and will
ship them the [illegible]
[illegible] the [illegible] day
[illegible] receive them.
[illegible] succeeded in getting
[illegible] your order.
[illegible]
[illegible]
[illegible]
[illegible]
[illegible]

[illegible] commenced
[illegible]
[illegible] of late the great
[illegible], but we will
[illegible] the balance [illegible]

[illegible] ship the [illegible] shall make
no charge for our services.

We suppose [illegible]
prefer to have [illegible]
[illegible] is gone [illegible]

Would send the [illegible]
[illegible] which [illegible]
[illegible] become [illegible]
[illegible]

[illegible]

[illegible]
[illegible]

[illegible]

Very [illegible]
[illegible]

May 16th 6.

J. H. Gifford Esq.
San Francisco.

Dear Sir,

You promised before leaving him to send by Express $30. to redeem pictures we left with him for security. Will you please let us know what you intend to do regarding this redemption. If you do not intend to redeem them, inform us, that we may make some disposition of them in order to reimburse ourselves.

Yours truly
[illegible]

May 1[illegible] 5

[illegible] Robinson Esq

Dear Sir

I have been [illegible] Mr. Conklin that he had a contract with the owners of the Guejito Ranch authorizing him to sell at [illegible] dollars per acre

[illegible]

Conklin said "We will give [illegible] if you can [illegible]"

[illegible] that you would [illegible] Perhaps we can [illegible] Conklin to do better [illegible] to make [illegible]

[illegible]

E. W. Morse

[illegible] Stockton [illegible] forwarding

[illegible] on forming in order to open the San Diego Business [illegible] to the Cajon lands, the Mesas above [illegible] are very confident of success. W. E. Robinson says they have all the Capital they need, no stock is, or will be for sale [illegible] the enterprise is sure to succeed. He says Gen[l] Beaulett (who is the Engineer now making the surveys) is enough with half a million and has the confidence of the Eastern Bank people who will feel [illegible] the funds necessary [illegible] letter [illegible]

[illegible] a letter [illegible] a [illegible] prosperity of [illegible]

[illegible] people are coming [illegible]

[illegible] Morse

[illegible] 18[illegible]

[illegible]

Dear Sir

We are [illegible] [illegible] of [illegible] adjoining the [illegible] sold to [illegible] Bank. [illegible] are to sell now, [illegible] what [illegible] [illegible] but we think the prospect [illegible] [illegible] advance [illegible] completion [illegible] [illegible] of [illegible] [illegible] about [illegible] now.

Since [illegible] real estate [illegible] have advanced very little [illegible] there are held more [illegible] [illegible] hotels are full and very few vacant houses. More building is being erected and more talked of than at any time for the last 10 years and San Diegans are in good spirits.

Yours truly

E. W. Moore

P.S.

Mrs Moore sends regards to yourself and [illegible]

[illegible]

I see the bigger [illegible] [illegible] hundred dollars is [illegible]

May 1912

Mrs Helen D. Gidley.

Gridley. Butte Co. Cal.

Dear Madam

We have at last got from the [redacted] in the Horan deed for lots 9 and 10 in block 10 [illegible] children, and [illegible] Mrs. Gunnacey, in which [illegible] improving in health and if you wish to spend an [illegible] and the address of [illegible] certain site, we would recommend you to do so. The work for lively times this fall by which time our [illegible] will be completed.

[illegible]

May 19th 8.

Jas Workman,
National City.

Dear Sir,

The collection of accounts is not in our line, so we have handed your letter to C. W. Kroff, who attends to that business, and he says he will see your man to day. When we hear from him we will let you know. If he owns a ranch at Encinitos there will be no trouble about getting the money, but he will not see without instructions from you. We think it would be well to send a bill of items and the other we will send to Mr Kroff.

We return your bill and let National City.

Yrs 18.5.

Yours truly,
[illegible]

May 19th 5.

[illegible] Esq.

[illegible], Nevada.

[illegible]

Your favor 13th inst received. We have [illegible] subscription to the Union, 1 yr, ending April 17 [illegible] Customs [illegible] receipt $5.00 charged to your [illegible]. There begins to be a little [illegible] activity in our town, and [illegible] the people are [illegible] it more. Some time [illegible] [illegible] begins hence. We have given the [illegible] notice [illegible] 1st of the month, that the ground must be [illegible] commencing from 1st [illegible] your San Diego property [illegible] free we will expect any offer [illegible]

Yours truly

[illegible] & Whitney

We have [illegible] your property to assessor for 1885.
[illegible]

San Diego, California
May 19th 1887.

To His Excellency,
George Stoneman
Governor of California.

Sir,

Having confidence in the integrity and business capacity of
Francis H. Kinney,
we request the
[illegible] of his appointment to
Notary Public, in and for San Diego Co.

[illegible]

[illegible]

[illegible]

W. P. Noell

W. J. Hunsaker.
[illegible]

H. F. Willey,

Lieutenant Gent. Wake & Carter.

Dear Sir,

Ah regret to my Son Frank, I have prepared a petition to the Minister asking for the renewal of his office [illegible] at Wharncliffe in this County, and enclose the same to you for [illegible]

I suppose Frank explained to you, that owing to the withdrawal of one of his sureties, and failing to file a supplementary bond within the [illegible] the 15th inst. his last appointment was filed.

I am sure is preparing for a big boom which will [illegible] when hence this fact on consideration of the P.P. expulsion from our Reservation is a connection with Clarke & Carter & Wakefield.

[illegible]

208

Mar 26th 05.

[illegible]

Expo. [illegible]

Dear Sir,

We send by Wells Fargo & Co's Express 500 folders, issued by Chamber of Commerce, [illegible] to you. We have no doubt that you will distribute them where they will do the most good, and we shall be pleased to [illegible] more upon notice. The folder, which [illegible] of [illegible] [illegible] [illegible] [illegible] arrangements [illegible] will take place [illegible] [illegible]. [illegible] [illegible] [illegible] our city and [illegible] [illegible] [illegible] the [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible]

[illegible]

[illegible]

May 21st 5.

Chas. C. Yelverton

204 Montgomery St. S. F. Cal.

Dear Sir,

The enclosed deed for you to sign for Lots 1, 10th 299 & Lots 12, Blk 200, Middletown. upon return of which, H. M. Conklin, atty of Mrs Mary S. Ginn, will deed to you Lots 11 and 12 Blk 297. This is as suggested in an letter of March 10. 85. to which arrangement [illegible] assents, having [illegible] The suggested an exchange of quit claim deeds, but as Conklin proposed a second deed, we made it [illegible]

Chas. C. Loomis has taken his deed to the N½ Blk 15. Pm. S. and paid $700, less 1/3 thereon leaving $742.50, and of this amt we paid Con. Wat. Co. $700, balance $42.50 we credit you with. Inclosed [illegible]

We see by the papers that the deed from you to M. C. Ko[illegible] We have been expecting to hear [illegible]

[illegible]

[illegible] May 9th [illegible]

the release made at the same time as the N/2 of 13, so we will attend to doing Mr Hovard about it, and at the same time, have recorded the two lots adjoining [illegible] The property this holds, block 279, and 299, besides these 20 acres in the unnumbered lot adjoining N. S. and the 20 acres in 199, we presume Mr Hovard will consider ample security for the balance due upon the mortgage, [illegible] we will arrange the list [illegible] The deed [illegible] you we have filed forward, and when received, place amongst your papers. Loomis has placed his [illegible] block with us, at $8.00, but we have him better to hold at first and any [illegible] can [illegible]

Yours truly
[illegible]

[illegible]

[illegible]

I tried to get them to [illegible]

[illegible] I failed [illegible]

[illegible]

[illegible] place [illegible]

We have [illegible] your

[illegible] others [illegible]

[illegible]

me [illegible]
have [illegible] in the climate,
was dry [illegible] the [illegible] miles
the altitude [illegible] long [illegible]
to [illegible] some consumptives
for an inland station [illegible] miles
from the coast, or the [illegible]
where the air is extremely dry.
[illegible] the coast the climate
[illegible] & the winters [illegible]
which [illegible] is a [illegible] village [illegible]
[illegible] is
[illegible] not in [illegible]
from the [illegible]
[illegible] therefore we do not consider
it [illegible] this place, [illegible]

2r

[illegible] climate [illegible]

[illegible]

[illegible]

[illegible]

[illegible] market for various [illegible] is found in the Indies, and [illegible] various kinds of merchandise.

Almost any climate can be secured, by going to a greater or less distance from the coast; let all good

I do not think of any other information that you require, which is not contained in the circular.

Hoping that you may find a climate better adapted [illegible] health, than [illegible] you [illegible]

[illegible]

[illegible]

[illegible]

May 22 5.

Dear Sir, Yetmore &c

[illegible]

We are in receipt of a letter from Mr. R. S. [illegible], He says: "I have given in no cash, so if the assessment of property decided by me to Mr Yetmore, it is the assessor's [illegible]

We examined the Clerk's returns, & [illegible] made out by the Assessor had two [illegible] "numbered R.P. [illegible] of R.P. 233, 16 acres". [illegible] of the numbered lot, containing 20 acres is assessed to you alone, according to the [illegible]

[illegible]

[illegible] Will you have [illegible]

May 23 5.

Mr. Jas Mullenburgh, Lawrence,
Douglas. Kansas.

Dear Sir,

Yours of 15th ult. received. We need your kind offer giving information about our city & country. We received copy of the "Lawrence Country" which, with a little amount of free distribution, would be interesting. The Indian Agent & Baptist Reports have no printed list of their publications as yet.

Would you send further with letters to us, and what are made to them, we will allow you a commission of 10 per cent on the amount thus received. If you accept, have them on file, and in case you need more publications, upon notice, we will send them.

Yours Respectfully,
[illegible]

May 25th 5.

Charles C. Velturo Esq.
Dear Sir
Montgomery Co. W. Va.

We [illegible] examine your deed of [illegible] 13 [illegible] to Henry H. McKeen [illegible] and find that Lots 1, 2, 10 and 12 of Block 20 [illegible] are omitted [illegible] said lots are not among those covered in your letter of May [illegible] Was this omission intentional? We also find that you have included [illegible] Lots 2, 3, 7, 8 and 9 in Block 200 and Lots 12 in Block 297.

[illegible] Referring to the Lots you specifically and particularly [illegible] to the McKeen [illegible] on Saturday 25th we found the [illegible] [illegible] the deed [illegible] Since [illegible] we have the [illegible] the deed, [illegible] think [illegible] of importance [illegible]

[illegible] you would authorize us to [illegible] the deed, [illegible] be considered [illegible] be understood [illegible] Lots 2, 3, 7, 8 and 9 in Block 200 and the 11 (eleven) [illegible] Lots [illegible] be [illegible] [illegible]

would be for you to execute another one giving the correct [illegible] referring to your deed of May 13th 1885, after the same has been [illegible], perhaps giving the Book and Page where recorded; and, if the lots in Block 40, were omitted on your plat, to insert them also.
Should you think this the best way, or any other that you may suggest, we will prepare the necessary deed, send the same to you, and on return have it recorded at our office, as we feel ourselves at fault in not having informed you of the mistakes in our list.
Our Mr Morse has seen Benjamin Howard who has promised to release the property, as desired by you, whenever he can conveniently find the time to go to the County Seat.

Yours Truly,
Morse, Grell & Whaley.

May [illegible] 5.

J. S. Wilkie [illegible]

Chicago, Ill.

Dear

Your 13th inst. duly received. The property referred to, in Granville Addition, is in the S½ of Block [illegible] situated about 13 miles north from the business centre of the city [illegible] and about [illegible] north from the [illegible] Park. The Addition is in a valley, with a road running through it and part on a side hill [illegible] houses [illegible] Impossible for me to give the location of Block 8, in which [illegible] Where is such much chance of it becoming been valuable for residence purposes within the next one hundred years, unless that city should become [illegible] Property in that location is worth from $3 to $5.00 per acre, and it would be difficult to place any price to a [illegible]

Publishing the [illegible] make you [illegible]

If you have paid an extraordinary price for it, you have been [illegible] and it [illegible] yourself. [illegible]

May 25th 5

My dear Mr Clara Barton

I have tried to get you the money upon your land, but have not succeeded. Money is very tight here, which perhaps is a proof that we are prospering, at least, more say so. Business is good, and considerable building going on, and people here more hopeful than at any time since 1871 and 1872. Real estate is at last advancing steadily. New enterprises are being started – a Flour Mill, Foundry, a Manufacting Co. (hanging, [illegible] [illegible] & [illegible] above the [illegible] &c

I will keep your wish in mind and [illegible] the chances will let you know [illegible] Respectfully yours &c

Your newspapers have come [illegible] E. H. Moore

May 26th 5.

N. C. Van Hoys Esq.
Bloomington, Indiana

Since writing to you Oct 16th, 1884, there has been an increase [illegible] in our [illegible] to our higher rail road projects, and, anticipating you wish to sell we offer a cash offer of seven hundred dollars per [illegible]. If this is satisfactory, please inform us, and we will send deposit and prepare deed to [illegible]. Each purchaser will [illegible] we have no offer for the other block, but in same addition.

Yours truly,
[illegible]

May 22d 5

George Pepperell Esq
Pepperell

We have [illegible]
[illegible] office of Pepperell for Lease.
[illegible] Mr.
[illegible] Horse [illegible]
[illegible]
[illegible]
[illegible]
[illegible] Hancock Free [illegible]
[illegible]
please inform us, and we will [illegible]
[illegible] that [illegible]
[illegible]

May 27th 5

Mrs. W. C. Mooney

Dear Madam

Enclosed please find [illegible] of [illegible] and draft for balance ([illegible]) any bank and I presume any store in Dan[illegible] will cash it for your [illegible] expense.

Houses are in demand everywhere unoccupied and owners [illegible] to bring them up for [illegible], and would easily do so were it not for the disreputable people in the neighborhood. [illegible] we will suggest [illegible] that they pay $7.50 for month, thereby [illegible] better [illegible] than [illegible] at $5 rather than [illegible] same cost.

Prices are better in Dan[illegible] than they have been for several years back.

[illegible] [illegible] 10 or 12 houses [illegible]
being built [illegible] [illegible]
[illegible] being laid off. Our railroad
connection with the Atlantic and Pacific
is expected to be finished within the
next four months [illegible] it is expected
[illegible] will be very [illegible] both here and
[illegible] very much so yours.

Mrs. Moore sends regards
and I remain

Most truly,
E. H. Moore.

May [illegible]

J. C. Baker Esq.
Cantalia. Calcutta.

Dear Sir,

We have not yet [illegible] in arranging with Hobson and Son Sirs in order to pay [illegible] you the [illegible] should be [illegible]

We have [illegible] for your property [illegible] Hobson [illegible] 14 and 1-2, Middleton (G. O.) [illegible] and [illegible] an abstract will be necessary [illegible] our [illegible] be [illegible] [illegible] we are [illegible] paying to say [illegible] place let us know [illegible]

Yours [illegible]

[illegible] May [illegible]

May [illegible] 6.

W. H. B. Connick Esq
Napa. Cal.

Dear Sir,

Recently 25 feet south of you on Napa street, sold for $1500. Please let us know if you will sell your 25 feet. We think we might get about the same figure for it

[illegible]

May 27th 5.

[illegible]

Dear [illegible]

Dispos[illegible] if [illegible] in [illegible] in [illegible] with the [illegible] [illegible] [illegible] Should you wish to see the [illegible]

[illegible]

March 29 8.

James M. Carson Esq
Mobile Ala.

Dear Sir

You were given to Wm Clark the sum, [illegible], 22d 1882, for $225, payable two years after date with interest at 1½% per month, and endorsed to me, has been placed in our hands, by the holder for collection. You will please call upon us and settle the same without delay. Your appearance has kept us on account of said note, interest, amounting to $18.37 8.

Yours Respectfully
[illegible]
[illegible]

New York, 1875.

Mrs Cushing Roberts

Of Mr John V. Van Gelder, Cafe.

Dear Madam,

Your favor 18th inst. duly received, also the abstracts of title H and I Block 780, which we have examined, and the records therein referred to more particularly.

Your husband acquires no title to the property under the Crosse tax title, which is worthless; but the Sheriff's tax sale of Lot 20 Block H, being a clear tax sale made by a tax & lawful title, rebate, need cost for the much, provided all the conditions of the law, relating to taxes, have been complied with.

The title of the Citizens heirs to Lots H and I Block 780, derived from Ross, the original owner, is very questionable, owing to informality of the transfers; and for some reason Ross never was in the Citizens estate. Mr Hill's agents have notified us that their intention is to return the two subscribers and to sue Mr Morse who purchased the property from the Citizens heirs of Ross. The only way I think they can be made to return, the two subscribers would be the owner of property. Such transactions where the matter of conveyance can afterwards be determined by a suit.

The lots are all fenced, and have been for many years past fenced in with other lots. This was done by a party who purchased the whole block, who has been absent from here many years and no longer claims possession to any portion of it. The block as fenced, has since been subdivided by fences by other parties, leaving lots 6 & 7 and I as a subdivision by themselves. We are not aware that any one claims possession of lots 6 and 7, at present, but if any one were in bona fide possession, living on the property, it would be a difficult matter to dispossess them owing to the uncertain title of your son and the other claimants. We do not see that you can hope to realize any thing from the property immediately, and even if it were in a condition to sell, a guardian for your husband would have to be appointed by the Probate Court to execute the deed, entailing considerable expense.

We will continue to watch quietly the progress of proceedings, and inform you of anything that portends any thing else. Trusting that you may soon be relieved from your sad affliction by the death of your husband, we remain

Yours truly

[illegible]

June 6th [illegible] 5.

M. L. Cardell Esq.,
Hancock, Mich.,

Dear Sir

Yours Jan 20th ulto received. We send by mail [illegible] matter giving information about our city & county. We [illegible] [illegible] County [illegible] [illegible] [illegible] [illegible] [illegible]. We [illegible] [illegible] [illegible] in interest of Wood & Wood, the [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible], and have besides many [illegible] places [illegible] [illegible], so that we can furnish them [illegible] [illegible] [illegible]. We send [illegible] our [illegible] the [illegible] [illegible] [illegible] [illegible] [illegible] parties interesting to some [illegible] [illegible] [illegible] [illegible].

You will [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] and, in case of making sale, will [illegible] [illegible] our [illegible] our commission [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible] [illegible].

More [illegible] [illegible] [illegible] [illegible]

[illegible]

June 4th 6.

E. A. Gilman Esq
130 Birch St., West Toronto, Ontario.

Dear Sir,

We have several places near town, improved, with orange and other fruit trees for sale varying in price from five thousand and upwards, according to locality and improvements, containing from five to twenty acres.

As regards information about our town and county we refer you to the printed matter sent by mail particularly to the recent folder issued by our Chamber of Commerce which is perfectly reliable, and more extended than can be in a letter we could possibly write to you.

As regards drawbacks, we know of none [illegible] [illegible] a little more rain [illegible] we are blessed with the fine [illegible]

As to irrigation and [illegible] [illegible] [illegible]

Our country is as near perfection as can be [illegible] [illegible] [illegible]
Yours truly, [illegible]

San Diego Jan 5/85

Elwood Phillips

Mr Hubbell requests me to write you and inquire if you will sell your lot 88 on 5th st. — or if you will sell one half the lot and then join with the franchoman and put up a 2 story brick building.

The lot can be sold for $1000 easily probably for a little more.

I would like your freely answer as soon as

Yours truly

E. W. Morse

San Diego June 6 1885

C. T. Phillips Esq.

Dear Sir

Last night I received
[illegible] Chas. Herbert desired
to know your price for lot 11
of Block 43 (corner 5th street) that
a friend of his desired to build upon
it, or words to the effect he would pay
[illegible] would pay
the cash, &c &c

Since writing you I have
thought that this friend was the
"Homestead & Building Association"
in the [illegible] National Bank & who
[illegible] in same block occupying
the south half with their Banking Hse.
[illegible] the principal owner in the
"San Diego Investment Company" carry a
large dry goods store and a large
[illegible] Clothing store, [illegible] Bank
[illegible] & large store in front
[illegible] Feb. also the Chas
[illegible] Building on Block, [illegible]
If they owned your lot or even the half
lot they could utilize their lots
[illegible] the [illegible] of their back

building, thus giving them an opening
on E Street, to great advantage.
The lot is worth only about $[illegible]
but I think they might stretch for $
$5000. If they take the [illegible]

Now, would it do for you to sell
them the half lot, then build in
conjunction with them, providing
their [illegible] building is on a good
price?

I should ask them for the half
lot, say $1250. This would be above
the market price, and [illegible]
[illegible] reasonable, though not
[illegible] in that neighborhood.

Please let me hear from
you on this matter.

Yours truly

[illegible]

June 9th 5.

George W. Geoghegan Esq.
Sandusky Ohio

Dear Sir

We have this day received from the County Recorder three certificates of redemption of land sold to the State belonging to you, which have been recorded, and we now inclose the same. They are for lots H. block 202, sold [illegible] lots G I. J and K. block 299, sold for taxes 75-76; and for F block 299 and for A. block 305, sold for taxes 76-77. You make note the redemption of these lots upon your abstracts, and mention a certificate to it. The upper lot in N. of block 299 sold to Ingram & Pedrow and sold for taxes 70-71. Book 373, [illegible] by abstracts, it appears that it was doubly assessed, and you paid the larger tax, and consequently the sale to the State is void. We send you each book of the County Recorder that has made sales of lots on this list and that show an entry [illegible] this lot. This certificate might also be omitted in the book. We also inclose deed of Wallace Leach for lot E. block 202 which letter in claim of E. Dunnett, he is the purchaser at sale for taxes 1869. The same was for which you paid as appears by your last receipt, and which sum he is entitled to deducted to Wallace Leach. The settlement having been made this year there was no occasion of accounting

[illegible] receipt for, which we return to you, also his receipt for, and [illegible] his receipt for [illegible] Dean [illegible] We think this [illegible] upon the matter of examination [illegible] [illegible] will be in that [illegible] our properties [illegible] required be for the [illegible] our [illegible], and as it is very doubtful if the collection [illegible] and in case of sale having been made of any of them, whether said sales [illegible] on account of illegality or informality of assessment, it will be time enough to make the examination, if you desired, at [illegible]

As regards the undivided interest, it would be a difficult matter to move [illegible] little expectation of realizing anything out of it commensurate [illegible] the work, besides the difficulty of communication of action of the different parties [illegible]

The auditor statement of the balance, $63.85, remaining in our hands, March 11th 1888, as per account book upon that day, and showing how same has been expended [illegible] Please acknowledge receipt of [illegible]

We believe that Dean Lange has been the cause of drop [illegible] from this county [illegible] the prosperity is assured

Through R.R. connection track will be complete some time about the first of October. The County is fast filling up and [illegible]

With regards hoping to see you soon, or a visit from you, we remain, Yours very truly,

[illegible]

[illegible] 11 [illegible] 5.

Horace C. McNoon Esq

El Cajon San Diego Co. Cal.

Dear Sir,

We are in receipt [illegible] letter [illegible] Oct [illegible]. in reference to the corrections to [illegible] Mar 15th in Sayers arrange [illegible] will [illegible] [illegible] to make [illegible] We have [illegible] but, [illegible] suggest [illegible] make the correction [illegible] understand, [illegible] we enclose [illegible] correct in every [illegible], [illegible] we will [illegible] and [illegible] and [illegible] the balance for [illegible] month, [illegible] will be no [illegible] deed [illegible]

(See Postscript – Over)

Postscript. Or if you prefer, a correct deed of the property may be prepared and sent to Helmore to execute to replace the one in the recorder's office any time before [illegible] We think this would be the best way, as it would keep the record straight, and obviate the necessity of making [illegible] deeds to property which otherwise [illegible]

Yours [illegible]

[illegible]

the City of San Diego.

Lot Eleven (11) in Block Two hundred and ninety seven (297) and undivided 2/3 of Lots 2, 3, 4 and 9 in Block 200, Middletown, according to F. A. Jackson's map of said Middletown, and now on file in the office of the County Recorder of San Diego County.

This Conveyance is made to correct an error in a former deed, dated, March 12th 1886, by the said F. A. Helmore to the said Hiram P. McKeen, wherein, Lot 12 in Block 297, and, "undivided 2/3 of Lots 2, 3, 4 and 9 in Block 200", Middletown, were described [illegible] to convey said Lot 12 in Block 297, the said [illegible] no interest, and to convey [illegible] Lot 2, 3, [illegible] and 9 [illegible] Block 200, the said Helmore has no greater interest than 2/3 undivided thereof.

June 12th 57.

Dr. H. B. Vennard Esq., Mgr. Ins.

Dear Sir,

Your favor of the 9th instant was rec'd and contents noted. We can lease you lots at $8.00 per month for 3 years or at $10.00 per month for 5 years to a party who will put up a one story frame building 25 by 50 or 60 ft, to be occupied by him for a grocery store, the building to be removed at the end of the lease. The same party can [illegible] a one story brick building [illegible] per month [illegible] Your speak of building in [illegible] perhaps you might be induced to [illegible] now President' can't unless it be a good and responsible tenant. Our town is improving and business is booming up around on 6th St. The Northwestern Bank purchased the [illegible] on Cong. & main St. [illegible] a handsome stone building 25 x 80 ft on the corner [illegible] and the adjoining lot, 25 x 100 and build around and over the bank. [illegible] a two or three story building [illegible] square on the [illegible] 6th St. [illegible] Block and Hodson Block [illegible]

as large a manufacturing business as any in Boston. The agents of the owner of the lot which they wish to purchase think he is not inclined to sell more of it and considerably more than the property is worth. We think it doubtful if they can purchase the whole lot though the owner may be induced to sell one half or all in consideration of their paying an extra price & putting up a fine building which will increase the value of his other half. If the Bank can not purchase, then they must content themselves to put up a two or three story building covering the whole of their lot and leave the adjoining premises till some a suitable building is erected which the owner is likely to do when he comes here January next being a man of means.

Mr Johnson is now putting up a two story brick building on 85 Comm St and 8th Street in the same block & your half lot which will be ready for occupancy in about two months. A one story frame dwelling was put up about a year ago on the South ½ of lot C, adjoining on your lot.

The only vacant property on 8th St between Bond & E is lots C and E, having a frontage of 100 ft, owned as follows. N½ C by our Mr Moore, S½ C by yours, N½ D by Mr Hayward and S½ D by Mr Copeland.

Mr Copeland has made a proposition to build in case Mr Moore will do so and in case they build we would like to do so on the N½ C provided you will build on your S½ C. Thus the whole of the vacant ground would be occupied and we believe under such circumstances a eighth store might be made to pay. The proportion of

about 12 feet front by about 70 feet deep. If an arrangement to be made can be made between on the parties the cost to each would be considerably less than though each built separately as only brick end walls would be necessary besides the advantage of space gained in the width of the stores which is a great consideration. Mr Cleveland's idea is to put up a two story building, thereby a demand will for rooms and offices which will increase between now and next winter, so that if the whole block should be two story it would likely be of advantage to the owners. He would occupy one of the stores for a real estate office and the 12 feet front [illegible] wishes to lease would be both room for a grocery [illegible] 25 feet front and at the same time [illegible] we think there would be no difficulty in renting the stores. Mr Johnston has been offered $50 per month for his corner 25 x 85 feet but declines to rent or fix a price for his building [illegible] The other of the stores, corner 2nd & 5th are occupied - as a grocery, butcher shop and feed store, and the [illegible] by M. McKie, a brick building, for which we are agents, has recently had a new store front put in and the owner will soon be here to occupy it as a drug store. He opens the things are arriving on 5th.

-00 [illegible] month & years

In case you do not wish to insure at present then we would like to exchange the N½ lot for the S½ of C, that we may join in with Mr Moore and Copeland whenever they are ready to build, and you could join in with us in building a party wall which would be of advantage to you when we [illegible] back with your half lot in between us and the others it might prevent or delay the bricking of brick. You will please let us know what you decide upon.

1st If you will join in with the others in putting up a one or two story brick building

2d If not ready to do so at present, if you will exchange N½ for S½ of Lot C.

3d If ready to build of brick, if you will lease same at $40 per mo for 2 or 3 years to a good responsible tenant for a grocery. 25 x 60 ft

4th If not ready to build at present, if you will lease the N½ or the S½ of Lot C, at $[illegible] per mo for 3 yrs, or at $[illegible] per mo for 5 yrs

Please answer at your earliest convenience as the party desiring to lease wishes to know a reason he can bring anyone to commence business the case of leasing the lot he will build at once, and in case you build, if not too long to wait he will be willing to do so to get a place on that block.

Yours truly

Moore, Orr & Thomas

Could you not attend the line to make a right angle, so as to which has been done

San 12th 75.

A. A. Moore Esq.
20 Metts St. San Francisco. Cal.

Dear Sir

We are offered $1000. Cash for your 160 Acres. San Vicente Ranch. We told the party that we did not think you would sell for less than you asked $1600. but as he wished us to search for offer we do so. for your approval or rejection as you may think advisable.

On your back you spoke of going East and introducing some lumber in this County from Saco, as you have given us no notice, we presume that you are still in S. F. and hope to hear from you.

There is a general improvement in the City and County and we look for much business this fall when R. R. Connection is made with U. S. which will give us an independent transcontinental line.

Yours Truly

Merritt, Moore & Hall