



MEMBER L.A. REALTY BOARD

REAL ESTATE

205-209 H.W.HELLMAN BUILDING
LOS ANGELES

March 6, 1929.

Mr. Wm. G. Dilts,
Ed Fletcher Company,
1020 Ninth Street,
San Diego, California.

Dear Mr. Dilts:

Your letter of March 4th received.

Regarding the Fletcher tract of 2300 Acres within twelve miles of the financial district of San Diego, the next time I make a trip south (which occurs quite often), I will be glad to look at same.

Thanking you for calling my attention to this, and assuring you I will get in touch with you on my next visit to your City, I am,

Yours very truly,

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March 8, 1929.

Mr. Joe Toplitzky
205-209 H. W. Hellman Building
Los Angeles, California.

Dear Mr. Toplitzky:

Very glad to get your letter of the 6th in which you state that you will get in touch with me on your next visit to San Diego.

I have nothing to add to my letter of March 4th relative to this 2300 acre tract as you must see it to appreciate it. I would like very much to have you wire me or drop me a note a day or two in advance in order that I may make a specific engagement with Colonel Fletcher to go over the property with us.

With kind regards,

Yours very truly,

WM. G. DILTS

WGD:HL

March 12, 1929.

Mr. Joe Toplitsky
205-209 E. W. Hellman Building
Los Angeles, California.

Dear Mr. Toplitsky:

As I am leaving San Diego Friday for the East, to be gone probably two weeks, I am referring our correspondence to Colonel Ed Fletcher who will be very glad indeed to take care of you when you come down here and show you his properties, especially the 2500 acres about which I wrote you on March 4th.

Therefore, will you kindly advise Colonel Fletcher before you come down in order that he will be free to spend sufficient time with you which is necessary to properly show what he has? I am of the firm opinion it will be a case of "Seeing is believing" and that you will do some business with him.

Therefore, thanking you to advise him as above indicated, and with kind personal regards,

Very truly yours,

WM. G. DILTS

WGD:RL

March 12, 1929.

Colonel Fletcher:

As I am leaving Friday morning for Texas, I am referring the Toplitsky correspondence to you and am sure that you will take care of Mr. Toplitsky if and when he comes down. I do not expect to be away more than ten days or two weeks, but conditions may be such as to keep me there longer than I expect and I want you to know that it is my intention to clean them up as quickly as possible and get back here to work. I have written Mr. Toplitsky, as per copy attached, to advise you when he comes down and naturally hope that you make some deal with him.

I also wish to take with me two sets of maps showing unsold portions of Encinitas and Cardiff Avocado Acres and maps of Grossmont, Mount Helix and Villa Caro. I may stop in El Paso and Amarillo as I know business men in both places and might interest them in the sale of some of these properties; all, of course, subject to your ratification and approval when business is offered. If you approve of this action, please let me know.

Have also been negotiating with Mr. J. C. Hindle of Ralph Lcoe & Co. for the purchase of a lot in Villa Caro. I have requested him to take it up with you personally when he is ready to do business.

Wm. G. Dilts ✓

WGD:RL

March Thirteenth,
1 9 2 9

Mr. Joe Toplitaky,
205-209 H. W. Hellman Bldg.,
Los Angeles, Calif.

Dear Mr. Toplitaky:

Answering your letter of March sixth to Mr. Dilts.

Please give me a telephone call when you are coming down. It will be a pleasure to show you the property.

I love to develop but I do hate to monkey with the retail end of it. I will be glad to go into a syndicate if the property interests you and your friends.

I consider it the most beautiful piece of property suburban to San Diego.

We are now spending nearly a million dollars in its development so the roads, platting and cast iron mains are already provided for in a twenty year bond issue with the property ready to sell as soon as the improvements are completed.

It is just outside the city limits of San Diego and there are no city taxes to pay. Over half of the travel to Imperial Valley is now going through our property over a paved road recently completed. It is only twenty to thirty minutes from Fifth and Broadway which is a distance of about ten or twelve miles and the Bell Lloyd people and myself own all the property between El Cajon and Talmadge Park. We are working together in the development of the property.

The State College is assured. A million dollar hotel is to be built by Bell Lloyd. A thirty six hole golf course is now under construction and many other improvements that will put this section on the map.

The view of mountain, sea, mesa and valley is unexcelled with the high class residential and agricultural property just north of Grossmont and Mt. Helix.

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Can see you next week any time that suits your convenience if you care to look the property over.

In all fairness I should say there is another party working on the syndicate to take over the property but I have made no commitment yet.

For reference as to my responsibility I refer you to Mr. Henry Robinson, President, First National Bank of Los Angeles, Mr. Sartori of the Security Bank of Los Angeles, Mr. Harry Chandler of the Los Angeles Times or Mr. Nels Gross, President of the District Bond Company, or any bank in San Diego.

Yours very truly,

EF:AK

T O S O
MAY 19 1944

Ed Fletcher Papers

1870-1955

MSS.81

Box: 30 Folder: 15

General Correspondence - Toplitzky, Joe



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