

PHONE 833

J. N. WELKER LICENSED REALTOR

ORANGE GROVES AND WALNUT GROVES

REAL ESTATE

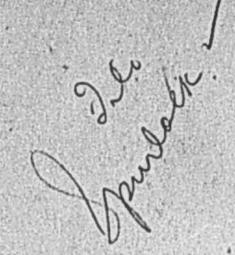
129 S. GLASSELL AVE.

ORANGE, CALIFORNIA

nov 22- 30

Ed Fletchen San Drigo Calif.

In reply to four letter and regard to Trust died held by me. & Wallace Spurlock 8750.00 aft of has not been faid for part six mouths if was due now the 8 th. I have not heen able to find him the amount of interest due 26.20



Mr. J. N. Welker Orange, California.

My dear Mr. Welker:

Answering yours of the twenty-second will say that I have been just as badly treated as you by Mr. Spurlock.

I own a second trust deed. Mr. Spurlock agreed to make this payment.

I am enclosing check for \$26.25 covering the interest.

I hope to get some kind of a settlement out of Mr. Spurlock in a very few days.

As to my ability to make good I refer you to A. J. Crookshank, President of the First National Bank of Santa Ana.

Yours very truly,

EF: ASK

Mr. J. N. Welker, Orange, California.

My dear Mr. Welker:

Referring to my letter of January 10th, in reading over a copy of my letter I see a mistake was made, and it should have read

"All I want is to have you look to me for the \$750.00 and when I pay same assign the trust deed and water stock to me."

Will you be satisfied with a payment on principal now of \$250.00, check for which I am enclosing, \$250.00 in three months and \$250.00 in six months.

May I please hear from you by

return mail.

Yours very truly,

EF:KLM

January Tenth, 1 9 3 1

Mr. J. N. Welker, Orange, California.

Dear Sir:

Enclosed find copies of letters from Walter O. Spurlock under dates of February 3rd and February 8th that are explanatory.

Mr. Spurlock now repudiates his obligation to deliver us easement to the property or water stock which shows the type of man he is.

I own a second trust deed in the sum of \$2500 against the property. What I would like to do is to send you \$250 on account, \$250 inthree months and \$250 in six months and have you assign the first trust deed or first mortgage which you own to me so I can protect myself on my water stock.

Mr. Spurlock has repudiated his definite written pledge to turn over the water stock and in addition positively refuses to make any arrangements for an easement for a right of way. He has also repudiated every obligation he has made down in San Diego after I have given him months in which to work himself out and have even offered to settle at a loss to myself of thousands of dollars.

I am out considerable money with Mr. Spurlock in every way but I went to clean this mess up as best I can. All I want is to have you look to him for \$750 and assign the trust deed and water stock when I have paid same.

Thanking you very much in relation thereto,

Yours very truly,

Dhysey.

April 14, 1951.

Mr. John N. Welker, 129 So. Glassell Ave., Orange, California.

My dear Mr. Welker:

My books show I owe you \$400.00 principal and \$2.33 interest, up to April 1st, 1931.

Enclosed find check for \$2.53 and let me know if the above figures are correct. Also whether or not you need the money worse than I do. I can pay you \$100.00 a month if absolutely necessary, but I have about \$25,000 or \$20,000 state and county taxes to pay within the next two months, and need every nickel I can get hold of.

National Bank of San Diego an assignment of your trust deed note, together with the water stock, with instructions to turn over said trust deed and stock on the payment of \$100 on the 15th of June, \$100 on July 15th, \$100 on Aug. 15 and \$100 on Sept. 15th, with 7 percent interest. This extension will be appreciated. If you have to have the money I will arrange with the First National Bank of Santa Ana to pay you in full.

Yours very truly

EF:KLM



Mengen

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## J. N. WELKER LICENSED REALTOR

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129 S. GLASSELL AVE.



ORANGE, CALIFORNIA

## April 21st, 1951. April 28, 1951. Mr. J. N. Welker, 129 South Glessel Avenue, Orenge, California.

Your letter of April 20th addressed

to Colonel Fletcher was received during his absence from the city, but will have his attention

when he returns next Monday.

Yours very truly,

KLH/RC

Dear Sir :-

Mr. J. N. Welker, 129 So. Glassell Ave., Orange, California.

My dear Mr. Welker:

This will introduce my friend, Mr. J. R. Fletcher, who is looking after my interests.

You have the certificate of title. Would you kindly show it to him and you may, or may not be aware of the easement force right of way into the property which I am acquiring from Spurlock.

Anything you can do to help me get a square deal in this matter will be greatly appreciated, and I ask your cooperation with Mr. Fletcher.

Yours very truly,

EF:KLM

April Twenty-seventh,
1 9 5 1

Mr. J. N. Welker. Orange. California.

My dear Mr. Welkers

Answering yours of April 20th please deliver to the First National Bank of Orange legal assignment of the first mortgage togother with the water slock and have them write me that same is in their possession for delivery and giving the terms and conditions.

I as up against it for money myself, have \$18,000 in taxes to pay before the first of May and \$26,000 more irrigation district taxes before the first of July.

I am asking, as an accommodation if you will, please, to accept \$100 a month which will pay to the bank until paid with interest. I' will appreciate this courtesy in this natter.

The whole Spurlock deal has been most unsatisfactory and unexpected. I will sell the property for \$4500 giving you a 10% commission or if you can't get but \$4000 I will give you a 5% commission on reasonable terms.

I will give you one-half you can get over and above \$4500 as well.

I am foreclosing on the Spurlock trust deed now and he has the right to redeem until June. One or two other parties are trying to dispose of this property but I am not tied up to anybody. Please see what you can do for me, and oblige.

Very sincerely yours,

## **Ed Fletcher Papers**

1870-1955

**MSS.81** 

Box: 33 Folder: 8

## General Correspondence - Welker, J.N.



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