

DR. A. SCHLOSS
BUTLER BUILDING
SAN FRANCISCO

10/31/21

1471
Rec'd
10/21

Mr. Ed. Fletcher

San Diego, Calif -

Franklin:

Mrs. X. R. Hill has just sent me the papers on rather the partial release of mortgage you sent her and before I can advise her in regard to same would ask that you send me a map with changes marked on same. Why not suggest her the renewal of the mortgage & in that way make the necessary changes - Kindly let me hear from you at your earliest convenience

Yours truly
A. Schloss

November
Sixteenth
Nineteen
Twenty-one

Dr. A. Schloss,
Butler Building,
San Francisco, Calif.

My dear Dr. Schloss:

Pleased to hear from you under date of the 31st ult.

Enclosed herewith find map and letter of the Union Title Company which is explanatory. There has always been a controversy as to the location of this particular line. It meant endless litigation so we have compromised on the line as per map herewith enclosed. We felt it was the best compromise we could get under the circumstances and it is a release of the 40 or 50 acres in question from the mortgage that is asked for at this time.

Matters can be expedited for the benefit of Mr. Fenton if Mrs. Hill would sign the release of mortgage which has been sent up, however, if you think it is the best way to handle it and Mrs. Hill desires a new mortgage it can be handled in this way.

I am a member of the County Highway Commission of San Diego, and I am pleased to inform you that there is a paved highway 18 feet wide of concrete built thru the entire Bernardo property on which Mrs. Hill has a mortgage and a paved highway will be completed connecting up Escondido and San Diego. This paved highway, in my opinion, doubles the security to Mrs. Hill on the mortgage.

With kind regards, I am
Sincerely yours,

EF:KIM

DR. A. SCHLOSS
BUTLER BUILDING
SAN FRANCISCO

11/30/21

Mr. Ed Fletcher
San Diego -

Dear Sir:

As it will be necessary to renew Mrs. Hill's mortgage
the early part of next year, her banker advises that to cure
all defects - that it might just as well to take it up at
once - As the abstract of title will have to be brought down
to date; + the new note + mortgage issued - all of which takes
time I would suggest that you write Mrs. Hill that if
agreeable to her, you would like to renew mortgage
now - your letter will be given to me or her banker at
Martinez + as soon as we hear will rush things through

December
Two
1921

Dr. A. Schloss,
Butler Building,
San Francisco, Cal.

My dear Dr. Schloss:

Answering yours of the 30th, inclosed find
copy of letter I have written Mrs. Hill.

I thank you very much for your interest in
this matter.

I wish that you would come to San Diego
and let me show you some of our back country. I
promise you a good time.

With kind personal regards,

Very sincerely yours,

RF:AH

for you + I think you will agree with me that this
will be the most satisfactory way - providing you wish
to renew the mortgage - kindly send me a copy of
your letter to Mrs. H. + in that way we might expedite
matters for you as no doubt you will want the
Fenton line cleared up as soon as possible.

Yours truly
A. Schless

DR. A. SCHLOSS
BUTLER BUILDING
SAN FRANCISCO

12/7/21

Mr. Ed Fletcher

San Diego -

Dear Sir:-

I would have answered your letter sooner, but was waiting to hear from Mrs. Hill. She sent me your letter + I have just answered same, suggesting to her that she give a new mortgage to Mr. Henshaw at same rate of interest + a clause to release 100 acres or more at a time on payment of \$60⁰⁰ an acre. I do not see the necessity of making the note read "in or before five years" - as the release clause fully covers that point. Also told her that the abstract of title would have to be brought down to the time of making new mortgage + all expense would have to be paid by Mr. Henshaw or by you as

December 9, 1921.

Dr. A. Schloss,
Butler Bldg.,
San Francisco, Cal.

My dear Dr. Schloss:

Answering yours of the 7th, will say I agree with you in every particular in this matter.

Mr. Henshaw should, and will pay for any continuing of certificate of title, and having mortgage read for five years with a release clause is o.k.

Did I write you that I am a county highway commissioner, and we have lately put an 18' 5" pavement clear through the Bernardo property from one end to the other and almost the entire distance - Escondido to San Diego - which almost doubles the security.

You certainly will be welcome if you get to San Diego. I promise to put hair on your chin.

With kind personal regards,

Very sincerely yours,

RF:AH

his representation. I will likely hear from her again
after she writes to you & receives your answer. Should I
be in San Diego at any time will avail my self of
your invitation & look you up.

Yrs truly

A. Schless

December
Twenty
1921

Mrs. Xarissa R. Hill,
Room 1150,
Hotel Clark,
Los Angeles, Calif.

My dear Mrs. Hill:

Answering yours of December 17th, will say your offer of new mortgage is satisfactory in every way and accepted, and I thank you very much for same. We will get after the matter at an early date.

With kind personal regards, and wishing you and yours the Compliments of the Season, I am

Sincerely yours,

EF:KLM

DR. A. SCHLOSS
BUTLER BUILDING
SAN FRANCISCO

12/21/21
Mr. Ed Fletcher
San Diego, Calif.
Dear Sir:-

When the original mortgage was made on the San Diego Ranch some 10 years ago the the papers were put in escrow with the Title Ins. Co. down there or with the bank (I have forgotten) when the deal was closed the papers were left there excepting the note. Mrs. Hill's banker insists that before the new mortgage is made that this mortgage be delivered to her. Will you kindly get hold of the papers, as soon as possible, and send them to Mrs. Hill. Kindly let me know when they are sent to her. You will no doubt know where they are. Mrs. Hill informs me she has written to you. With kindest compliments of the Season
Yours Resp
A. Schloss

Mr. Reed of S. Title Co says the Hill mortgage was mailed to J. N. Stewart Bank, Opore Bldg - Denver, Col at time paper was made out

DR. A. SCHLOSS
BUTLER BUILDING
SAN FRANCISCO

Mr. E. Fletcher
San Diego
California

Dear Sir:

4/7/22

Will you kindly give me the date when the abstract of title by the Southern Title Guaranty Co. (No 40392) was issued - as Mrs. K. R. Hill wishes me to look through her papers to see if I can find same by having the date will be of assistance to me. By letting me hear from you by return mail you will oblige me
Respectfully
A. Schloss

April
Eleventh
1922

Dr. A. Schloss,
Butler Building,
San Francisco.

My dear Dr. Schloss:

Answering yours of April 7th will say that the nearest date we can give you in regard to the certificate of title is Sept. 15th, 1920. I imagine you will find it among her papers around that date.

Yours sincerely,

KLM

DR. A. SCHLOSS
BUTLER BUILDING
SAN FRANCISCO

4/18/22
1066 pt.

Mr. E. Fletcher
San Diego, Cal.
San Diego:

In regards to yours of the 11th inst wish to state that there must be some mistake in regards to the date as given by you - as I can see of no reason why you would give Mrs. Hill an abstract of title to that property in 1920. I have had or seen all the papers (or copies) of in regards to that property & I do not remember of the abstract ever being sent to Mrs. Hill. If you will look over the original contract you will see that the papers were left in escrow with the Title Co. & the abstract must be down there. I have explained this to Mr. W.A. Hale (of Martinez) & I do not understand why

170-3

November 29th 1922.

Dr. A. Schloss,
Butler Building,
San Francisco, Calif.

My dear Dr. Schloss:

Sometime ago I wrote to Mrs. Hill and told her that my people were hoping to come into some money in a few days, in fact, we are now sure it is coming, and if they could get a discount for cash they would pay the \$55,000, providing the discount was worth while.

We have not been able to get in touch with Mrs. Hill and perhaps you know where she is and could find out what her desire is in the matter. I am sure if Mrs. Hill would take \$52,500, with interest paid to date, and give a receipt in full, my people would accept the proposition. At any rate, would you kindly take this matter up with Mrs. Hill, if you are in a position to do so, and get some definite answer one way or the other.

With kindest regards, I am

Sincerely yours,

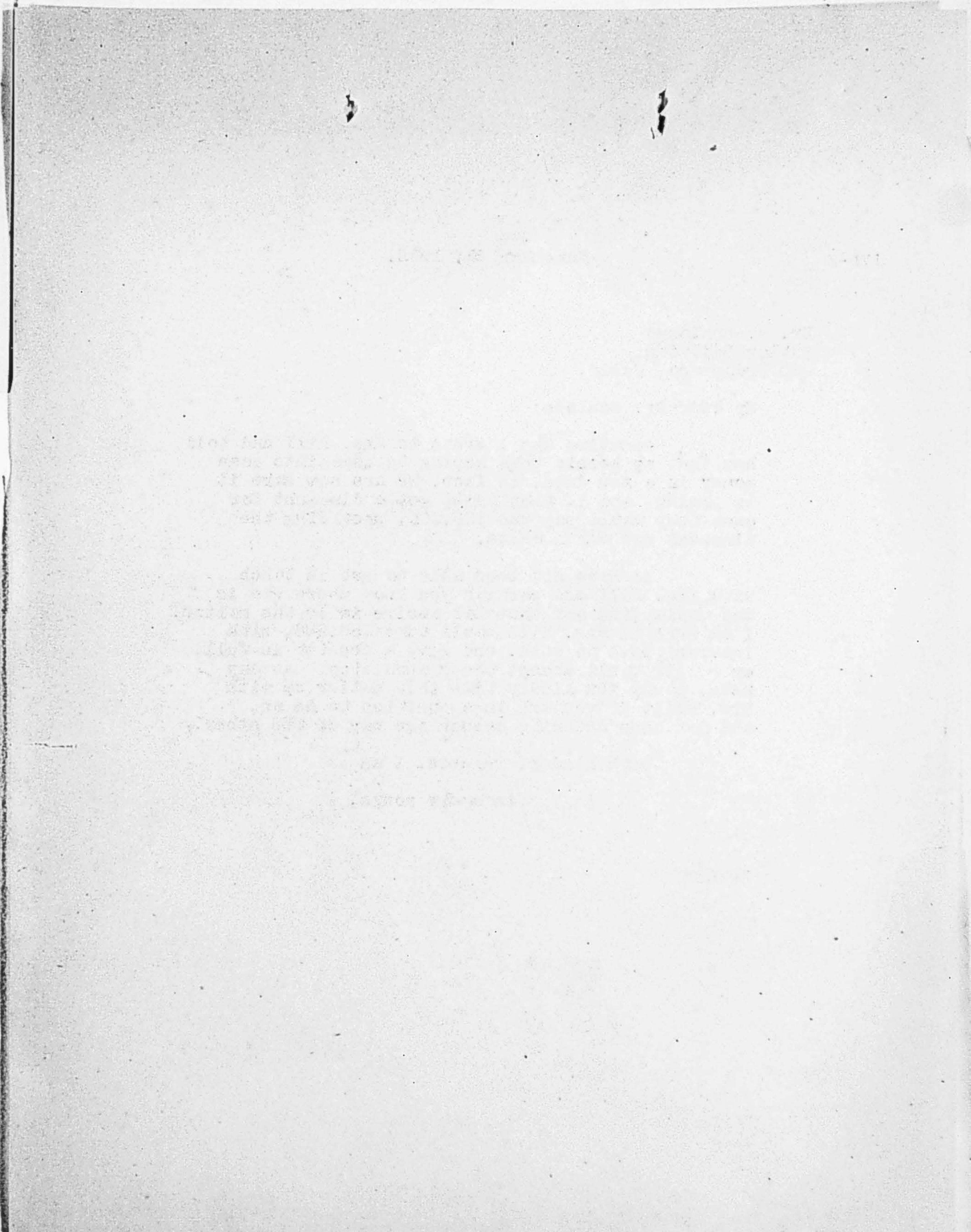
EF:KLM

We hold Mr. P. Black's receipt for the certificate on the Bernardo Ranch, but he wrote you he could not locate it.

K.

You do not get a copy from the Abstract Co. as they surely
have one. If you had any further source kindly
let me know

Yr. Prof
A. Schless



DR. A. SCHLOSS
BUTLER BUILDING
SAN FRANCISCO

170-3

Dec. 4, 1922.

Mr. E. Fletcher,
920- 8th Street,
San Diego, Calif.

Dear Sir:

I was somewhat surprised with the contents of your letter of November 29th, 1922, as I see no reason why Mrs. Hill should discount the \$55,000 note that she holds against your people.

I have advised her not to accept your proposition. If the security were not ample, or if she needed the money, perhaps it would be different, but under the circumstances she will expect to receive full payment in case you wish to settle with her. I am of the opinion that you would take the same stand under the same circumstances. You can always reach her through me.

Yours very truly,

A. Schloss

*cc - Treasurer
Henshaw*

Ed Fletcher Papers

1870-1955

MSS.81

Box: 24 Folder: 25

General Correspondence - Schloss, Dr. A.



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