

AUL

AUL, LEROY H., 1930-32: CORRESPONDENCE & FILES, SALE OF AUL'S PROPERTY TO FLETCHER

From the papers of Ed Fletcher, the following letters were removed to the alphabetized correspondence files:

CUYAMACA STATE BANK  
Cuya. State Bank to Fletcher, 10/24/31  
Fletcher to Cuya. State Bank, 2/5/32  
LA MESA IRRIGATION DISTRICT  
Fletcher to La M. Irr. Dist., [3 letters] 9/12/30, 10/16/30, 5/2/31  
La M. Irr. Dist. to Fletcher, 10/9/30  
PETERSON, J.C.  
Peterson to Fletcher, [2 letters] 2/18/31, 3/25/31,  
Fletcher to Peterson, [3 letters] 1/29/31, 2/4/31, 2/11/31  
Lend Lease Certificate, Fletcher to Peterson, 1/20/31  
Fletcher to SAN DIEGO BOARD OF SUPERVISORS, 7/27/31  
Fletcher to SIECK, Charles A., [2 letters] 10/5/31, 1/30/32  
Fletcher to SOUTHERN TITLE & TRUST CO, 11/10/31  
THACHER, Philip S.  
Thacher to Fletcher, 8/14/30  
Fletcher to Thacher, 8/20/30  
WHELAN, Thomas (District Attorney) to Fletcher, 2/19/32

R. E. 158

\$ 3100.00 El Cajon, Cal. December 15 1926 No. ~~11487~~  
On or before Three (3) years, we  
On 192, after date, I promise to pay to the order of CUYAMACA STATE BANK,  
at its banking house in El Cajon, California, the sum of  
**Thirty One Hundred and no/100** = = = = = dollars  
with interest thereon from date at the rate of 8 per cent per annum. Interest payable quarterly and  
compounded quarterly, if unpaid. If the interest is not paid when due, the principal of the note shall be-  
come immediately due and payable at the option of the holder of the note. If this note be placed in the  
hands of an attorney for collection, I agree to pay the further sum of ten per cent attorney's fees on all  
sums due thereon.

Address \_\_\_\_\_  
\_\_\_\_\_

INDEXED

58482  
488  
482

WHEN RECORDED  
Mail to Ed Fletcher  
1020 9th St City  
**Release of Mortgage**  
CORPORATION  
CUYAMACA STATE BANK  
El Cajon, California  
TO  
L. H. AUL  
Et Ux  
Date **RECORDED AT REQUEST OF**  
SOUTHERN TITLE & TRUST CO.  
DEC 3 1931 at 9 A.M.  
in Book 49 Page 393  
of Official  
Records, San Diego County, Calif.  
By Deputy L. E. Baird  
I certify that I have correctly transcribed  
this document in above mentioned book.  
L. E. BAIRD, Jr.  
**Union Title Insurance Company**  
100 Union Trust Company  
of San Diego  
1028 SECOND ST. SAN DIEGO, CALIF.

STATE OF CALIFORNIA }  
COUNTY OF SAN DIEGO } ss.

On this twenty-fourth day of October 1926

before me, Schuyler Hawes

a Notary Public in and for said County and State, personally appeared \_\_\_\_\_

Harry H. Hill, known to me to be the

Vice-President, and A. Rossberg, known to me to be the

Cashier Secretary of the corporation that executed the within instrument, known to

me to be the persons who executed the within instrument on behalf of the corporation therein  
named, and acknowledged to me that such corporation executed the same.

Schuyler Hawes  
Notary Public in and for said County and State.



For value received I hereby waive demand, protest and notice of non-payment, and guarantee the payment of the within obligation at maturity

Endorsement on Interest  
572-1927 \$420 to 3/15-1927  
6/10 1927 \$420 to 6/15-1927  
9-28 1927 \$400 to 9-15-1927  
12/14 1927 \$400 to 12/15-1927  
3/14 1928 \$400 to 3/15-1928  
7/10 1928 \$400 to 6/15-1928  
9-13-1928 \$400 to 9-15-1928  
3/11-1929 \$400 to 3/15-1929  
Endorsement on Principal  
571-1929 \$620 to 3/15-1929  
3/11-1929 \$620 to 6-15-1929  
9-14 1929 \$620 to 9-15-1929  
12-21 1929 \$620 to 12-15-1929  
3/11-1930 \$620 to 3/15-1930  
6-18 1930 \$620 to 6-15-1930  
9-19-31 \$620 to 9-15-31  
5-17-31 \$620 to 8-15-31

97028

Form 218-8-25-3m

## Know All Men by These Presents

That for and in consideration of the sum of Ten and no/100 -----  
----- DOLLARS,

the receipt whereof is hereby acknowledged, CUYAMACA STATE BANK's Corporation

hereby acknowledge s full

release and satisfaction of a certain Mortgage made by  
L.H. Aul and Ida M. Aul, husband and wife  
to CUYAMACA STATE BANK's Corporation

dated December 15th A. D. 1926, and recorded in the office of the County  
Recorder of the County of San Diego, State of California, in Book 488 of Mortgages, at page  
482 et seq., together with the debt thereby secured.

IN WITNESS WHEREOF, said Corporation has caused this instrument to be signed by its  
Vice-President \_\_\_\_\_ and \_\_\_\_\_ Cashier \_\_\_\_\_ and its Corporate Seal to be  
affixed hereto this twenty-fourth day of October, 1921.

SIGNED AND EXECUTED IN PRESENCE OF

CUYAMACA STATE BANK (SEAL)  
by Harold A. Hill (SEAL)  
Vice-PRES.  
by Cashier (SEAL)  
Cashier



259

Order No. 259Mail when Recorded to  
COUNTY CLERK, SAN DIEGO

San Diego, Calif.

**MORTGAGE**

INDIVIDUAL

(With Tax Agreement)

L. H. ALL ET UX.

TO

CUYAMACA STATE BANK,

ET CAJON, CALIF.

INDEXED

RECORDED AT REQUEST OF

SOUTHERN TITLE &amp; TRUST CO.

Dated December 1st.1925

AT 9 O'CLOCK A. M.

Book No. 488 Page 488

Mortgage

Records of San Diego County, Calif.

J. B. WOODWARD, County Recorder

J. B. Woodward, Deputy

20 THIS INSTRUMENT FILED BY  
SOUTHERN TITLE & TRUST COMPANY

COMPARE 940 Third Street

SAN DIEGO, CALIFORNIA

Under Order No. 259

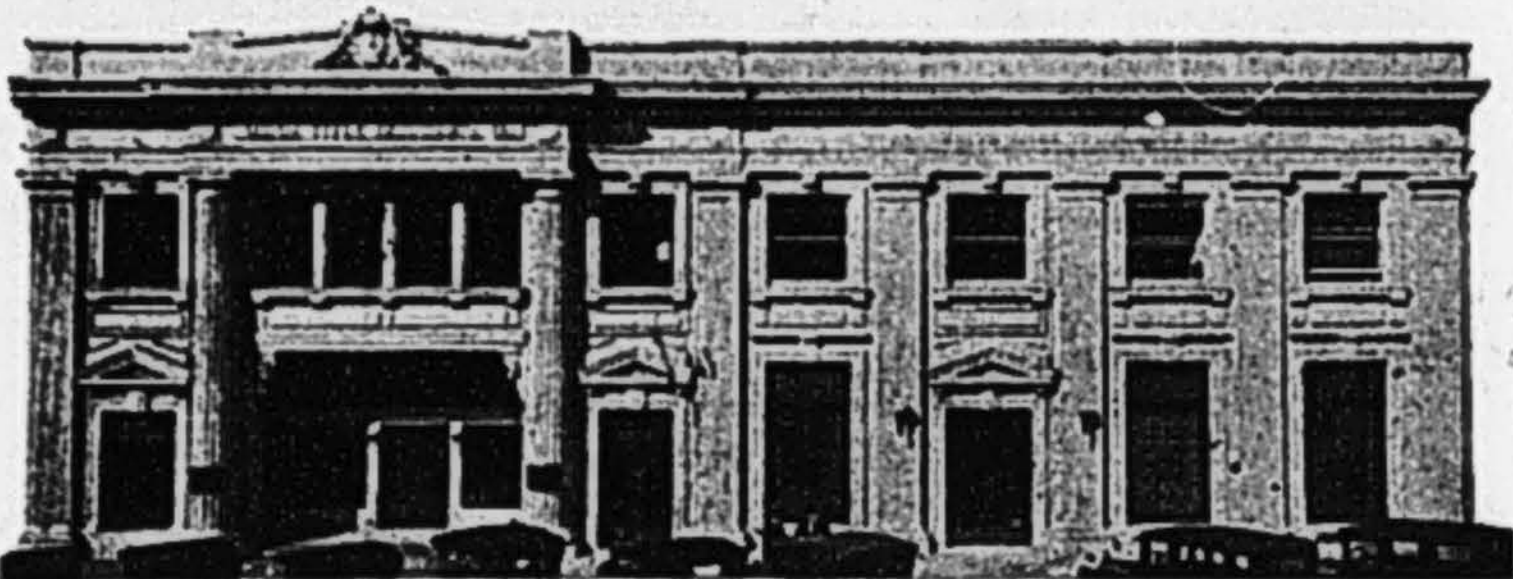
PLEASE REFER TO NUMBER ON ANY INQUIRY

**Union Title Insurance Company**

1028 SECOND STREET, SAN DIEGO, CALIF.

Issues Title Guarantees, Title Insurance Policies  
Protected by Resources of \$5,000,000.00

JNO. F. FORWARD, Sr., President

**Union Trust Company**

OF SAN DIEGO

1028 SECOND STREET  
SAN DIEGO, CALIF.Authorized Capital . . . \$500,000.00  
Paid in Capital . . . . . \$100,000.00

JNO. F. FORWARD, Sr., President

Under supervision of State Bank-  
ing Department.Acts as Executor, Administra-  
tor, Guardian and Trustee of Es-  
tates.Acts in all Trust Capacities  
authorized by the laws of the State  
of California.



including all buildings and improvements thereon or that may be erected thereon; together with all and singular the tenements, hereditaments and appurtenances, water and water rights, pipes, flumes and ditches thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; for the purpose of securing—

First: The performance of the promises and obligations of this mortgage and payment of the indebtedness evidenced by one promissory note (and any renewal or renewals thereof) in words and figures as follows:

\$ 3100.00 El Cajon, Cal. December 15 1926 No. \_\_\_\_\_  
or before three (3) years after date, I promise to pay to the order of CUYAMACA STATE BANK,  
at its banking house in El Cajon, California, the sum of \_\_\_\_\_  
Thirty-one Hundred and no/100 - - - - - dollars  
with interest thereon from date at the rate of 8 per cent per annum. Interest payable quarterly and compounded quarterly, if unpaid. If the interest is not paid when due, the principal of the note shall become immediately due and payable at the option of the holder of the note. If this note be placed in the hands of an attorney for collection, I agree to pay the further sum of ten per cent attorney's fees on all sums due thereon.

SIGNED ( L. H. AUL )

( ADA M. AUL )

Address \_\_\_\_\_

110.

First (A) Payment of such additional sums as may be hereafter  
borrowed from the Mortgagee by the Mortgagor herein.

Second: The payment of all costs and expenses of any action brought to foreclose this mortgage, whether suit progress to judgment or not; and also such sums as said mortgagee may pay for searching the title to the mortgaged property, or for surveying said property, all of which said sums, including the attorney's fees specified in said note, are hereby declared a lien upon said property and are secured hereby.

Third: The payment of all sums expended or advanced by the mortgagee for taxes, assessments, incumbrances, adverse claims, fire insurance, inspection, repair, cultivation, irrigation, protection, or for any other purpose, provided for by the terms of this mortgage.

The mortgagor agrees to pay, as soon as due, all taxes, assessments and incumbrances, which may be, or appear to be, liens upon said property or any part thereof, including taxes levied or assessed upon this mortgage or upon the debt secured hereby (but not including the Federal Income Tax), and hereby waives all right to treat the payment of such taxes or assessments as a payment on the debt hereby secured or as being to any extent a discharge thereof; and the mortgagor agrees to keep said buildings insured against fire, to the amount required by and in such insurance companies as may be satisfactory to the mortgagee, and with loss, if any, payable to the mortgagee; and to promptly pay and settle (or cause to be removed by suit or otherwise) all adverse claims against said property.

In case said taxes, assessments or incumbrances so agreed to be paid by the mortgagor be not so paid, or said buildings so insured and said policies so assigned, or said adverse claims so paid, settled or removed, then the mortgagee, being hereby made the sole judge of the legality thereof, may, without notice to the mortgagor, pay such taxes, assessments or incumbrances, obtain such policies of insurance in his own name as mortgagee and pay or settle any or all such adverse claims or cause the same to be removed by suit or otherwise.

The mortgagor agrees to keep said property in good condition and repair and to permit no waste thereof, and should said property, or any part thereof, require any inspection, repair, cultivation, irrigation or protection, other than that provided by the mortgagor, then the mortgagee, being hereby made the sole judge of the necessity therefor, and without notice to the mortgagor, may enter or cause entry to be made upon said property, and inspect, repair, cultivate, irrigate, or protect said property as he may deem necessary. All sums expended by the mortgagee in doing any of the things above authorized are secured hereby and shall be paid to the mortgagee by the mortgagor in said gold coin, on demand, together with interest from the date of payment, at the same rate of interest as is provided to be paid in the note hereinbefore set out.

In the event of a loss under any policy of fire insurance, the amount collected thereon by the mortgagee may, at the option of the mortgagee, be either credited upon the indebtedness secured hereby (being applied first to interest due and any remainder upon the principal sum, interest to cease on any amount so credited on said principal sum) or may be applied to repairing the damage on account of which the amount is so collected.

The mortgagor waives the right to have said property, or any part thereof, brought under the operation of an Act approved by the electors of California, entitled "Land Title Law," which became effective December 19, 1914, or any amendment thereof, and agrees that the bringing of said property, or any part thereof, within the operation of said Act would impair the security hereof. The mortgagor agrees not to cause or suffer the said property, or any part thereof, to be brought under the operation of said Act, and that in the event that the mortgagor shall file any petition for said purpose, or in the event that said property, or any part thereof, shall be registered under the provisions of said Act, upon the happening of either of such events or at any time thereafter the owner of the note—secured hereby may, at the option of such owner, declare the whole sum of principal and interest of said note—immediately due and payable, and, or, may prevent any violation hereof or compel the withdrawal of such petition by appropriate proceedings. In any such proceeding the mortgagee may employ attorneys who shall represent and protect his rights hereunder, and the amount of all sums expended by the mortgagee for the fees of such attorneys and costs of suit shall constitute a debt due from the mortgagor herein to said mortgagee, and shall be secured hereby and shall be payable, in gold coin, on demand.



The mortgagor promises to pay said note—according to the terms and conditions thereof; and in case of default in the payment of the same or of any installment of interest thereon when due, or if default be made in the payment of any other of the moneys herein agreed to be paid, or in the performance of any of the covenants or agreements herein contained on the part of the mortgagor, the whole sum of money then secured by this mortgage shall become immediately due and payable at the option of the holder of said note—and this mortgage may thereupon, or at any time during such default, be foreclosed, and the filing of the complaint in foreclosure shall be conclusive notice of the exercise of such option by the mortgagee.

It is also agreed that should this mortgage be foreclosed, then in the decree of foreclosure entered in such action the property described therein may be ordered sold en masse, or in lots or parcels, at the option of the mortgagee.

AND ALSO, that the mortgagee may at any time, without notice, release portions of said mortgaged premises from the lien of this mortgage without affecting the personal liability of any person for the payment of the said indebtedness, or the lien of this mortgage upon the remainder of the mortgaged premises for the full amount of said indebtedness then remaining unpaid.

The mortgagor hereby mortgages the property hereinbefore described, to secure the performance of every promise and agreement herein contained, direct or conditional, and secure the repayment to the mortgagee of all sums paid, laid out or expended by the said mortgagee under the terms of this mortgage, and also to secure the attorney's fees and costs provided for by this mortgage in case of a foreclosure thereof.

Every covenant, stipulation and agreement herein contained shall bind and inure to the benefit of said parties, their heirs, executors, administrators or assigns, but if any owners of said indebtedness shall acquire or hold title thereto as joint tenants, then the provisions hereof shall inure to their benefit as such, including the incident of survivorship.

The words Mortgagor and Mortgagee in the within instrument are intended to include and shall mean the plural as well as the singular.

WITNESS the hands and seals of said Mortgagor—s the day and year first above written.

Signed in the presence of

*L. H. Aul.*  
*Ada M. Aul.*

STATE OF California }  
County of San Diego, } ss.

On this 22d day of December, 1926  
before me, Arthur Rossberg  
a Notary Public in and for said County and State, personally appeared  
L. H. Aul and Ada M. Aul,

known to me to be the person whose name s are subscribed  
to the foregoing instrument, and acknowledged to me that the y  
executed the same.

WITNESS my hand and official seal the day and year in this  
Certificate first above written.

*Arthur Rossberg*  
Notary Public in and for said County and State.



#74263

344

**THIS MORTGAGE,** Made the 15th day of

DECEMBER, 1926

By L.H. AUL AND ADA M. AUL, HUSBAND AND WIFE,

\_\_\_\_\_, Mortgagor, s

On CUYAMACA STATE BANK A CORPORATION,

\_\_\_\_\_, Mortgagee

**Witnesseth,** That the Mortgagor hereby mortgages to the Mortgagee all that certain real property situate in the \_\_\_\_\_

County of San Diego, State of California, and particularly described as follows:

All that portion of Lot Eighty-six (86) and of the "Timber Reserve" of the El Cajon Valley Company's Lands, in the County of San Diego, State of California, according to map thereof No. 289, filed in the office of the County Recorder of said San Diego County, December 30, 1886, described as follows:

Commencing at a point in the Northerly line of said Lot Eighty-six (86), which is South 76° 40' East 20 feet from the Northwest corner of said Lot Eighty-six (86), thence South 13° 20' West 400 feet, thence North 76° 40' West 20 feet to a point in the Easterly line of the land conveyed by El Cajon Valley Company, a corporation, to George G. Nelson, by deed dated December 14, 1909, and recorded in Book 566, Page 381 of Deeds, records of said County, thence South 13° 20' West along the Easterly line of the land so conveyed to Nelson, 282 feet; thence South 76° 40' East, 422.2 feet, thence North 13° 20' East, 682 feet to a point in the Northerly line of said Lot Eighty-six (86), thence North 76° 40' West, 402.3 feet to the point of commencement.



\$250.00  
Ninety days after date, without grace, for value received. I  
San Diego, California August 20th 1930  
promise to pay to the order of L. H. Aul  
at San Diego, California  
TWO HUNDRED FIFTY AND NO/100 - - - - - Dollars  
with interest at the rate of seven per cent per annum from date until paid, interest payable at maturity and if not so paid to bear the same rate of interest as the principal, and should the interest not be paid when due then the whole sum of principal and interest shall become immediately due and payable at the option of the holder of this Note. Principal and interest payable in Lawful Money of the United States Should suit be commenced, or an attorney employed to enforce the payment of this Note, I agree to pay an additional sum of ten per cent. on principal and accrued interest, as attorney's fees in such suit  
No. Copy 907

Lakeside, California.  
August twentieth, 1930

Mr. Ed Fletcher,  
1020 Ninth Street,  
San Diego, California.

Dear Mr. Fletcher:

Regarding the quit claim deed which Mrs. Aul and I have given you this day covering the Lakeside property, I acknowledge receipt of \$500, \$250 cash and a \$250 note in full of account for our equity in relation thereto.

Yours very truly,  
L. H. Aul.

Aul - \$250.00  
8/20/1930 to 2/14/31 5-25 8.51  
200. 2/14/31 to 9/14/31 1- 1.17  
150. 3/14/31 to 4/15/31 1-7 1.29  
100. 4/15/31 to 9/14/31 5- 2.92  
50. 9/14/31 to 10/5/31 21 1.20  
12-46 1367  
1 yr 1-16 da.  
8/20 to 10/5

Pyramidea State Bank - \$3600.00  
8% interest from 8/18/30 - 12/31/31 3,100.00  
payable quarterly -  
Note due 12/15/32 =  
As Little Escrow -  
C158  
(L. H. Aul -). chgs Notes Pay & Int charged to R. E. Aul Property.

L. H. Aul - Aug 20, 1930. \$250.00  
90 days - Due Nov. 18, 1930. 50.00  
7% 150.00  
Pay 50. mo & Int with final pmt. 50.00  
100.00  
10/5/31 50.00  
0

Chgs - Notes Pay.  
When note set up R. E. Aul Property chgs.

\$3000.00 - 8% Int payable on or before  
Dec. 15/32 Pyramidea State Bank  
Pay taxes Int 8715750  
p to

L. H. Aul  
to Fletcher  
Hts property, leased to  
Mr. & Mrs. J. O. Robinson.  
Lease cancelled 7/1/31  
Fletcher to  
Society of San Diego.



10/5/31 B. Sub. to 10/5/31 in fuel \$13.67

Sub. Pd.	11/5/30	To	11/5/30	-	\$62.00	x
"	"	"	2/16/31	To	2/15/31	\$62.00
"	"	"	5/14/31	To	5/15/31	\$62.00
"	"	"	8/15/31	To	8/15/31	62.00
"	"	"	11/14/31	To	11/15/31	62.00
Sub in fuel do little over 44						76.47

10/5/31 B. Sub. to 10/5/31 in fuel \$13.67



ED FLETCHER and MARY C. B. FLETCHER

husband and wife

Ten and no/100

COUNTY OF SAN DIEGO, STATE OF CALIFORNIA,

San Diego

All that portion of Lot Eighty-six (86) and of the Timber Reserve of the El Cajon Valley Company's land in the County of San Diego, State of California, according to Map thereof Numbered 289 filed in the office of the County Recorder of said San Diego County December 30, 1886, more particularly described as follows:

Commencing at a point in the Northerly line of said Lot 86 which is South 76° 40' East 20 feet from the Northwest corner of said Lot 86; thence South 15° 20' West 400 feet; thence North 76° 40' West 20 feet to a point in the Easterly line of the land conveyed by El Cajon Valley Company, a corporation, to George G. Nelson by deed dated December 14, 1909 and recorded in Book 566, Page 381 of Deeds, records of said County; thence South 15° 20' West along the Easterly line of the land so conveyed to Nelson 282 feet; thence South 76° 40' East 422.2 feet; thence North 15° 20' East 682 feet to a point in the Northerly line of said Lot 86; thence North 76° 40' West 402.3 feet to the point of commencement.

SUBJECT to easements and rights of way of record.

its successors

Record Book 40156

Mail to E. J. Fletcher

1020-9th St. San Diego

Quitclaim Deed

Leroy H. Aul

Ada M. Aul

TO

E. J. Fletcher

Dated August 16<sup>th</sup> 1930

RECORDED AT REQUEST OF

Stee

at 33 AUG 22 1930

In Book No. 1801 Page 142

of DEED

Records of San Diego County, Calif.

John B. Ferry, County Recorder

By L. B. Woodard Deputy

Fee \$ 1.00

STATIONERS CORPORATION

1040 SIXTH STREET

SAN DIEGO, CAL.



Leroy H. AUL and Ada M. Aul,

Husband and wife

For and in consideration of Ten and no/100

DOLLARS,

DO HEREBY REMISE, RELEASE AND QUITCLAIM to

ED FLETCHER

All that Real Property situated in

County of San Diego, State of California, bounded and described as follows:

All that portion of Lot Eighty-six (86) and of the Timber Reserve of the El Cajon Valley Company's land in the County of San Diego, State of California, according to Map thereof Numbered 289 filed in the office of the County Recorder of said San Diego County December 30, 1886, more particularly described as follows:

Commencing at a point in the Northerly line of said Lot 86 which is South 76° 40' East 20 feet from the Northwest corner of said Lot 86; thence South 15° 20' West 400 feet; thence North 76° 40' West 20 feet to a point in the Easterly line of the land conveyed by El Cajon Valley Company, a corporation, to George G. Nelson by deed dated December 14, 1909 and recorded in Book 566, Page 381 of Deeds, records of said County; thence South 15° 20' West along the Easterly line of the land so conveyed to Nelson 282 feet; thence South 76° 40' East 422.2 feet; thence North 15° 20' East 682 feet to a point in the Northerly line of said Lot 86; thence North 76° 40' West 402.3 feet to the point of commencement.

TO HAVE AND TO HOLD the above Quitclaim and described premises unto the said Grantee

heirs and assigns, forever,

WITNESS our hands and seal this 16th day of August, 1930

Signed and executed in presence of

Leroy H. Aul  
Ada M. Aul





STATE OF CALIFORNIA, } ss.  
County of San Diego, }

On this 20th day of August Nineteen Hundred and  
Thirty before me, Katherine L. May  
a Notary Public in and for said County and State, residing therein, duly commissioned and sworn  
personally appeared Leroy H. Aul and Ada M. Aul

known to me to be the person 2 described in and whose name 2 are subscribed to the within  
instrument and acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal,  
at my office, in said County of San Diego, State of California, the day and year  
in this certificate first above written.

Katherine L. May  
Notary Public in and for the County of San Diego, State of California.



El Cajon Valley Co's Lands  
 Beg' at pt Which is S 76° 40'  
 East 20 ft. from S.W. cor. Lot 86 th.  
 S 400 ft. th. W 20 ft. th. S 282 ft.  
 th. E 422 3/4 ft. th. N 682 ft. th.  
 W 402 3/4 ft to beg in Timber Reserve & Lot 86.

John All Paid.

L. H. Aul.

Lakeview  
 S. 2 1/2

quintabaw  
 Aul & wife  
 to you

Land Lease dated Feb. 11, 1931

Between La Mesa District and THIRD SUPERVISAL DISTRICT  
 Legal Descriptio - "Aul" property

From 1st day of March, 1931 to 1st day of March, 1932

\$30.00 per month beginning March 1st, 1931.

Said Lessee is hereby given the option to purchase the above desc. property during the term of this lease for the sum of \$6000.00 payable at the time option is exercised. It is hereby agreed that any moneys paid on account of this lease shall be credited toward the total purchase price.

In the event said option is exercised the above described property will be conveyed subject to state and county taxes for the fiscal year 1931-32; subj. to any and all easements and r/w already granted of record; and reserving to the Grantor all water rights appertaining to said land except sufficient water for the said six acres, more or less, above described.



ED FLETCHER  
AGENT

No. 8938

San Diego, Calif., Aug. 20, 1930.

Pay to the order of L. N. Paul \$250.<sup>00</sup>

THE SUM OF \$250 AND 00 CTS

San Diego Trust & Savings Bank

ED FLETCHER, Agent

90-52

2

By *E. Fletcher*

ED FLETCHER COMPANY

No. 21909

SAN DIEGO, CALIF., Feb. 14, 1931.

PAY TO THE ORDER OF L. N. Paul \$50.<sup>00</sup>

THE SUM OF \$50 AND 00 CTS

THE FIRST NATIONAL BANK OF SAN DIEGO

ED FLETCHER COMPANY

90-52

By *E. Fletcher*

ED FLETCHER COMPANY

No. 21132

SAN DIEGO, CALIF., Aug. 20, 1930.

PAY TO THE ORDER OF Cuyamaca State Bank \$233.<sup>61</sup>

THE SUM OF \$233 AND 61 CTS

THE FIRST NATIONAL BANK OF SAN DIEGO

ED FLETCHER COMPANY

90-49

12

By *E. Fletcher*

ED FLETCHER  
AGENT

No. 9272

San Diego, Calif., Feb. 20, 1931.

Pay to the order of J. C. Peterson \$60.<sup>00</sup>

THE SUM OF \$60 AND 00 CTS

San Diego Trust & Savings Bank

ED FLETCHER, Agent

90-52

By *E. Fletcher*

ED FLETCHER COMPANY

No. 21497

SAN DIEGO, CALIF., Nov. 14, 1930.

PAY TO THE ORDER OF Cuyamaca State Bank \$62.<sup>00</sup>

THE SUM OF \$62 AND 00 CTS

THE FIRST NATIONAL BANK OF SAN DIEGO

ED FLETCHER COMPANY

90-49

12

By *E. Fletcher*

ED FLETCHER COMPANY

No. 22000

SAN DIEGO, CALIF., Mar. 14, 1931.

PAY TO THE ORDER OF L. N. Paul \$50.<sup>00</sup>

THE SUM OF \$50 AND 00 CTS

THE FIRST NATIONAL BANK OF SAN DIEGO

ED FLETCHER COMPANY

90-49

12

By *E. Fletcher*

PATTERSON BRANCH  
BANK OF NEWMAN

HEAD OFFICE NEWMAN, CALIF.

90-696

12

PATTERSON, CALIF., Feb. 16, 1931.

PAY TO THE ORDER OF Cuyamaca State Bank \$62.<sup>00</sup>

THE SUM OF \$62 AND 00 CTS

By *E. Fletcher*

ED FLETCHER COMPANY

No. 22149

SAN DIEGO, CALIF., Apr. 15, 1931.

PAY TO THE ORDER OF L. N. Paul \$50.<sup>00</sup>

THE SUM OF \$50 AND 00 CTS

THE FIRST NATIONAL BANK OF SAN DIEGO

ED FLETCHER COMPANY

90-52

By *E. Fletcher*



J. H. Caul.

PAY TO THE ORDER OF  
ANY BANK, Banker for [11/13/30]  
No Post-Exchange Banknotes  
AUG 21 1930  
CUMMINGS STATE BANK  
90-585  
90-585

PAY TO THE ORDER OF  
Any Bank, Banker or Trust Co.  
All Prior Endorsements Guaranteed  
NOV 15 1930  
CUYANAGA STATE BANK  
El Estero Cal. 90-583  
90-583

3 HEAD OFFICE 163  
 THE ORDER OF THE  
 BANKER OR TRUST  
 COMPANY OF AMERICA  
 24 1931  
 FEB 20 1931  
 LOS ANGELES CLEARING HOUSE  
 PRICE ENDORSEMENTS GUARANTEED  
 SECURITY FIRST NATIONAL BANK

PAY TO THE ORDER OF  
Any Bank, Banker or Trust Co.  
All Floor Engravings Made  
FEB 18 1931  
CUMAMACA STATE BANK  
90-583 E. Clinton, Cal. 90-583

a. H. Auf

Paid Through Banked Cheating House

NO PROTEST

J. E. Peterson

PAID THROUGH SAN DIEGO CLEARING HOUSE  
21 FEB 24 1931  
PAY TO THE ORDER OF  
ATLANTIC BANK OR BANKER  
SECURITY TRUST & SAVINGS BANK  
MEMPHIS OFFICE  
SAN DIEGO  
CALIFORNIA  
90-54  
NO PROTEST

PAY TO THE ORDER OF  
 BANK OF AMERICA  
 ALL PRIOR ENDORSEMENTS GUARANTEED  
 50-981 FEB 21 1961  
 LAKEVIEW COMMERCIAL & SAVINGS BANK  
 LAKEVIEW, CALIFORNIA

L. H. Cull.

[illegible]

Any Bank, Banker of Trust Co.  
Pay to the order of  
All other indorsements guaranteed  
APR 14 1931  
LAKEVIEW COMMERCIAL & SAVINGS BANK  
LAKEVIEW, CALIFORNIA  
90-981

L. A. And in And wife  
L. A. And

00-54 JUN 20 1964  
 HEAD OF OFFICE  
 SECURITY INFORMATION  
 ANY BANK OF LONDON  
 CREDIT ADVISORY  
 JUN 20 1964  
 FIELD THROUGH SET  
 (1964) 210000  
 ON



THE FIRST FLETCHER COMPANY  
 SAN DIEGO, CALIF.,  
 ORDER OF *L. N. Paul*  
 THE SUM OF *\$83 AND 67 cts*  
 DOLLARS  
 THE FIRST NATIONAL BANK OF SAN DIEGO  
 COMMERCIAL TRUST SAVINGS  
 SAN DIEGO, CALIF.  
 No. 22802  
*Oct. 3, 1931*  
*\$63.67*  
 ED FLETCHER COMPANY  
*E. W. Fletcher*

BOOK

68

WHEN PROPERLY STAMPED THIS IS A RECEIPT FOR TAXES FOR THE FISCAL YEAR BEGINNING JULY 1st, 1930 AND ENDING JUNE 30th, 1931 ON THE PROPERTY DESCRIBED HEREON AND FOR THE PURPOSES INDICATED BY THE TAX RATES SHOWN BELOW.

TAX RATES ON EACH \$100 VALUATION

County Tax.....	2.17
Special School Tax in	
Lakeside Dis't.....	1.91
	\$4.08

COUNTY TAX RECEIPT

SAN DIEGO COUNTY, CALIFORNIA

1930

**HERBERT A. CROGHAN**  
COUNTY TAX COLLECTOR

SECOND INSTALLMENT  
DELINQUENT APR. 20, 1931  
RECEIPT HERE

**PAID**  
**7 APR 20 1931**  
HERBERT A. CROGHAN  
COUNTY TAX COLLECTOR  
*H.A. Croghan*  
SUBJECT TO COLLECTION IF PAID BY  
CHECK, DRAFT OR MONEY ORDER

118188

PAGE

195

FIRST INSTALLMENT  
DELINQUENT DEC. 5, 1930  
RECEIPT HERE

**PAID**  
**DEC 5 1930L**  
HERBERT A. CROGHAN  
COUNTY TAX COLLECTOR  
*H.A. Croghan*  
SUBJECT TO COLLECTION IF PAID BY  
CHECK, DRAFT OR MONEY ORDER

DO NOT PAY THIS BILL UNTIL YOU ARE CERTAIN  
IT COVERS A CORRECT AND COMPLETE  
LIST OF YOUR PROPERTY

1

TOTAL TAX	FIRST INSTALLMENT	SECOND INSTALLMENT
41 21	20 61	20 60
PENALTY	10% PEN.	5% PEN.
COSTS		COSTS
TOTAL	TOTAL 1ST INST.	TOTAL 2ND INST.

TAXES DUE AND PAYABLE NOVEMBER 1st, 1930

FIRST INSTALLMENT DELINQUENT AND 10 PER CENT. ADDED DECEMBER 5, 1930

SECOND INSTALLMENT DELINQUENT AND 5 PER CENT. AND COSTS ADDED APRIL 20, 1931

TOTAL AMOUNT OF TAX MAY  
BE PAID WHEN THE  
FIRST INSTALLMENT IS DUE

ALWAYS GIVE YOUR NAME AND  
ADDRESS WHEN REMITTING

DESCRIPTION OF PROPERTY  
ASSESSED TO

LOT  
SEC.

BLK.  
TWP.

RANGE

ACRES

ASSESSED VALUATION

REAL ESTATE

IMPROVEMENTS

PERSONAL  
PROPERTY

TOTAL PAYMENT  
RECEIVED HERE

LEROY H AUL

El Cajon Valley Co.'s Lands

BEG AT A PT WHICH IS S 76°40'E  
20 FT FROM NW COR OF LOT 86 TH  
S 400 FT TH W 20 FT TH S 282 FT  
TH E 422.3 FT TH N 682 FT TH W  
402.3 FT TO BEG IN TIMBER RESERVE  
& LOT

86

230

780

*Eel Fletcher.*

OWNER OR  
AGENT

ADDRESS

SEE OTHER SIDE FOR REDEMPTION PENALTIES AND OTHER INFORMATION





**IMPORTANT INFORMATION**

Always give name and address when remitting, and if you desire that bills be mailed you, be sure that Tax Collector has name, address and **CORRECT DESCRIPTION OF PROPERTY.**

Property cannot be located by street number. Describe as it appears in deed, certificate of title, or prior year tax bill, preferably the latter.

Stamps will not be accepted in payment of taxes.

Checks, Drafts and Money Orders are accepted under the following conditions only:

A. The Tax Collector acts only as the tax payers collecting agent and assumes no responsibility for the loss of any such items or the proceeds thereof in transit or from losses resulting from the failure of any bank used as a collection agency.

B. Credits will be with-held and receipts retained for a period of **AT LEAST FIFTEEN DAYS** following the deposit of items by the Tax Collector for collection.

C. Owing to the deferred credit noted above payments affecting Escrows should be made in **CASH.**

**TAKE NOTICE.**

If your State and County taxes are unpaid, you will be obliged to pay interest thereon at 7% per annum; also, redemption penalties computed upon the taxes from July 1st of year of sale, as follows:

10% for the 1st year to June 30th.  
20% for the 2nd year to June 30th.  
30% for the 3rd year to June 30th.  
40% for the 4th year to June 30th.  
50% for the 5th year to June 30th.  
And each older year to June 30th.

**TAXES ARE LEVIED ON BOTH REAL AND PERSONAL PROPERTY**, as it exists at 12 o'clock noon, on the first Monday in March.

Subsequent removal or change of ownership does not relieve the Real Estate of the Personal property tax lien, and the Tax Collector cannot credit payments for real property taxes unless the personal property tax has been paid.

**IF A CHECK OR DRAFT WAS GIVEN IN PAYMENT OF A TAX BILL THE RECEIPT GIVEN SHALL BE VOID AND OF NO EFFECT SHOULD SAID CHECK OR DRAFT BE NOT PAID ON PRESENTATION.** (California Political Code.)

Veterans Exemption requires **ANNUAL** filing with the County Assessor, between the 1st Monday in March and the 1st Monday in July.

Particular attention is requested in checking property descriptions due to new method of separately assessing each description.

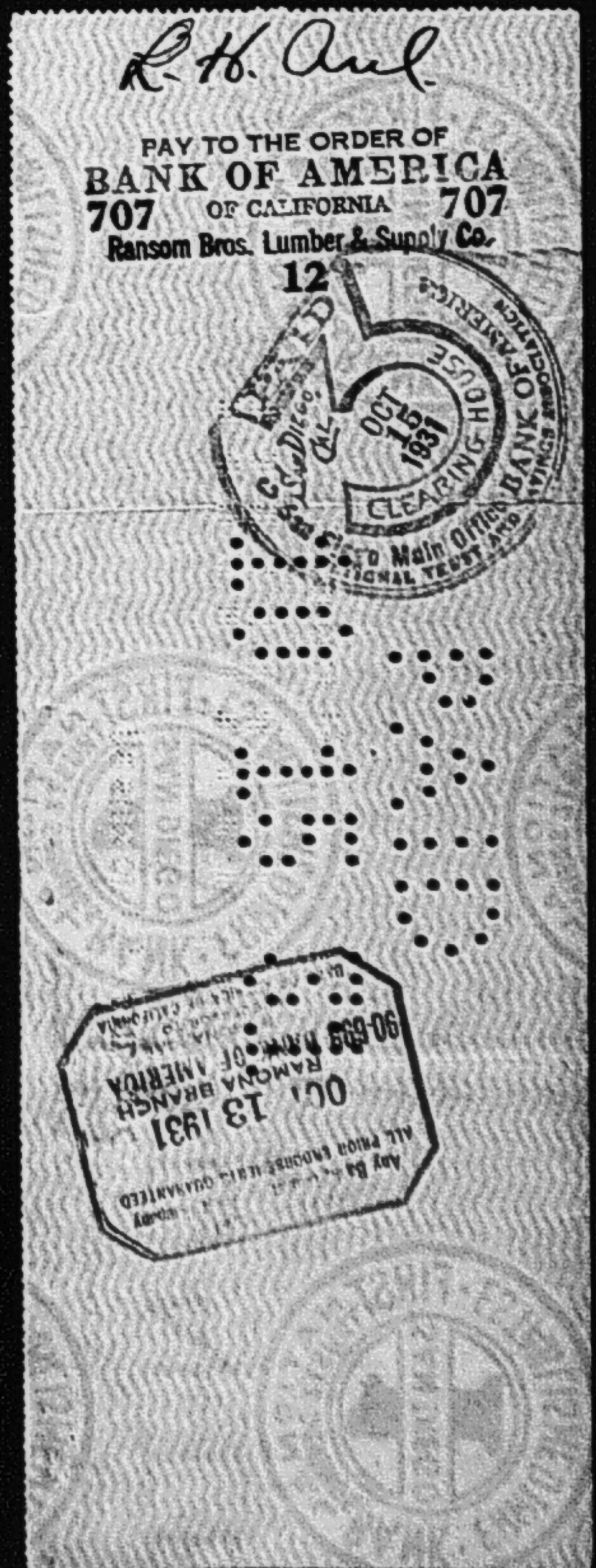
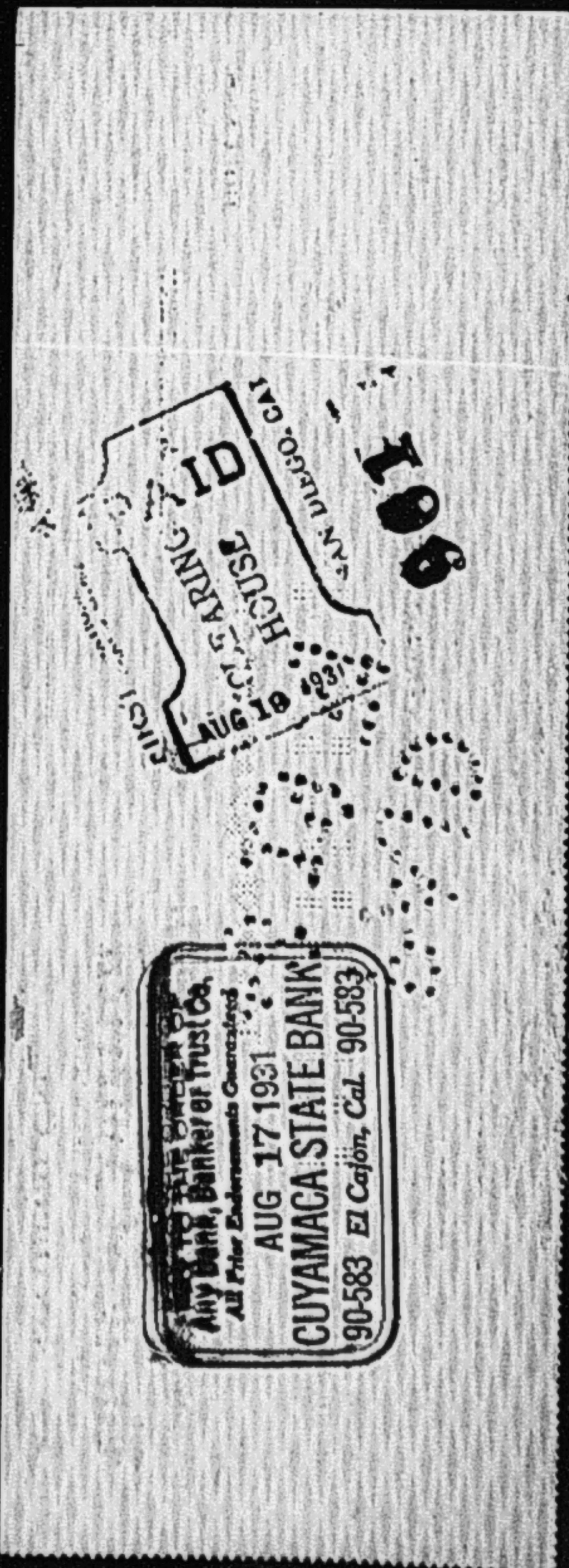
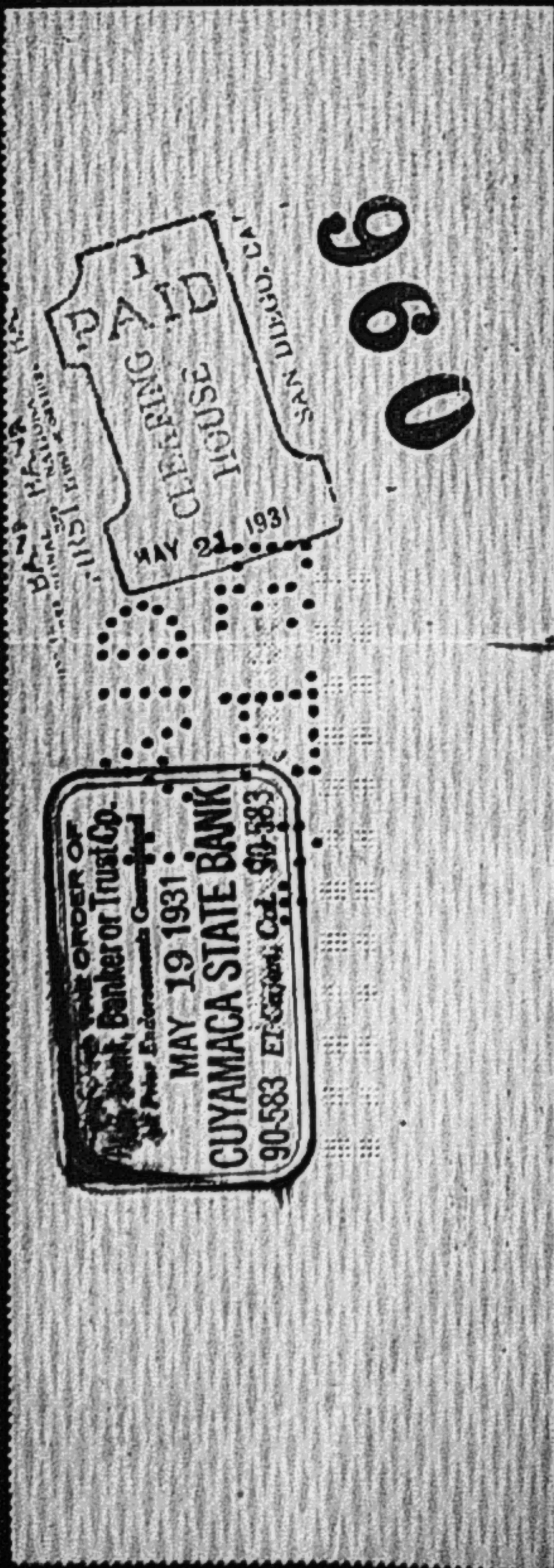
**MUNICIPAL TAXES**

The Municipal taxes are payable to the Tax Collector of incorporated cities, unless tax rates, stamped hereon, indicate that municipal taxes are included herein.

For City Taxes of the City of San Diego delinquent prior to January 1, 1928, apply to Controller, Third and G Streets, San Diego, California.

East San Diego paving and sewer assessments payable with County, School and City taxes.

**HERBERT A. CROGHAN, County Tax Collector.**





Miss Weitekamp

Please note and return.

KLM

MRU  
2/21/31

February 21, 1931.

Supervisor L. H. Aul,  
Escondido, California.

My dear Mr. Aul:

This confirms my statement  
over the phone to the effect that I have signed a  
lease with an option to purchase, to the district.

All the district wants is the  
water rights, and in Lease and Option to you, which  
they are preparing, the lease will provide, so I  
have been told, for a rental of \$30.00 a month  
and the option to buy for \$6,000 at any time within  
the year.

I have bought off the people who  
were there under a lease, paying them \$60.00, costing  
me altogether nearly \$100.00. You can move out there  
immediately and take possession. It is my under-  
standing that the District will charge you rent,  
commencing March 1st, 1931, but you can move there  
at any time, as it is my understanding over the  
phone that you must get out of Lakeside immediately.

Yours very truly,

EF:KLM



TO WHOM IT MAY CONCERN:

This is to certify that the following are the amounts received and disbursed re the purchase and sale of the property at Lakeside from L. H. Aul:

Aug. 20, 1930 - check for \$250.00, payable to L. H. Aul  
Feb. 14, 1931 - check for \$50.00, payable to L. H. Aul  
March 14, 1931 - check for \$50.00, payable to L. H. Aul  
April 15, 1931 - check for \$50.00, payable to L. H. Aul  
Sept. 12, 1931 - check for \$50.00, payable to L. H. Aul  
Oct. 3, 1931 - check for \$63.67, payable to L. H. Aul

Aug. 20, 1930 - check for \$233.61, payable to Cuyamaca State Bank  
Feb. 16, 1931 - check for \$62.00, interest on mortgage note, payable to Cuyamaca State Bank  
May 15, 1931 - check for \$62.00, interest on mortgage note, payable to Cuyamaca State Bank  
Aug. 15, 1931 - check for \$62.00, interest on mortgage note, payable To Cuyamaca State Bank  
Nov. 14, 1930 - check for \$62.00, interest on note, payable to Cuyamaca State Bank  
Feb. 20, 1931 - check for \$60.00, payable to J. C. Peterson

The sum of \$41.21 for state and county taxes for 1930

This is further certify that I deposited to the credit of Ed Fletcher a check for \$2530.03 received from the Southern Title & Trust Company, in settlement of their escrow No. 97028, Account 25552.

Dated this 23d day of February, 1932.

M. P. Weitekamp

Subscribed and sworn to  
before me this 23d day of  
February, 1932.

Katherine L. May  
Notary Public in and for the County  
of San Diego, State of California.

Board of Supervisors  
Aul property -  
Lease for Road. Camp.



County of San Diego  
State of California

May 28, 1931

Claim of Ed Fletcher

1020 Ninth St., San Diego, Calif.

District No. 3

Rent of the following described property for  
road camp from March 1st, 1931 to July 1st, 1931  
at \$30.00 per month

\$120.00

Approximately 6 acres in Lot 86, San Diego  
County, State of California, according to  
Map Numbered 289 filed in the Office of  
the County Recorder of San Diego County,  
California December 30, 1886.  
Approximately 1 mile East of Lakeside

Ed Fletcher, Claimant

October 1st, 1931

VALUATION LAKESIDE PROPERTY

Has splendid pumping plant and wells and pipe lines  
that cost nearly \$3000 to install.

Improvements, barn and house \$3000,

Land under ordinary conditions worth \$3000. Banker's  
loan on property \$3000.

We had this leased to other parties about the first  
of the year and then had to buy them off when Aul  
said he wanted the property and he agreed to fix it up  
in nice shape and pay \$30 a month.

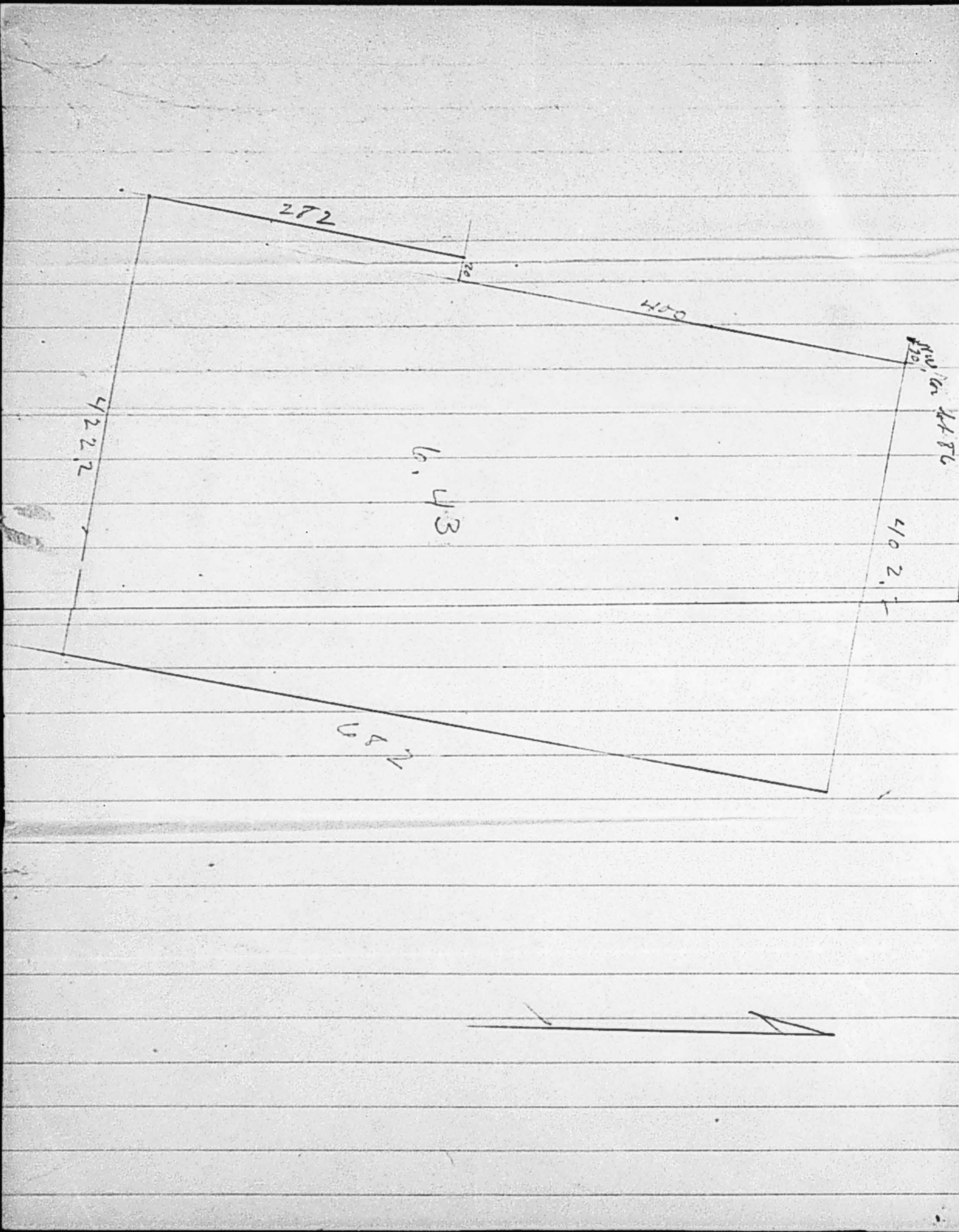
We paid \$60 to get the other fellows off.

The \$30 rent per month was too cheap but it was in  
consideration of Aul putting the property back in  
condition again.

We made a price of \$6000. Money was to be credited  
on principal. They have paid \$180. We made a net  
cash figure of \$5750.

E.F.





May 29, 1931.

Mr. LeRoy H. Aul,  
Board of Supervisors,  
San Diego County,  
California.

My dear Mr. Aul:

As per our verbal agreement, I am  
enclosing bill for rental.

In case the county wants to purchase  
the property within six months from date I will sell it for  
the sum of \$6000.00 and credit up any rent that may have  
been paid in relation thereto.

Yours very truly,

EF:KLM



B 1361

2711 - Agave

x

#

Hyacinth

x

Agave



ED FLETCHER

July 27th, 1931.

1020 Ninth Street, San Diego, California

*Debt No 2*

Rent of the following described property for road camp from

July 1st, 1931 to September 1st, 1931 at \$50.00 per month

60 00

Approximately 8 acres in Lot 86, San Diego County,  
State of California, according to Map numbered 289  
filed in the Office of the County Recorder of San Diego  
County, California, December 30, 1886.  
Approximately 1 mile East of Lakeside

M 4658

September Twenty-sixth,  
1 9 3 1

Supervisor L. H. Aul,  
Escondido,  
California.

My dear Mr. Aul:

I have had an inquiry this week to  
sell the property that the county is using at  
Lakeside with a very fair prospect of selling the  
the six acres I formerly bought of you.

I am not satisfied with the monthly  
rental I am getting. It is not enough and the  
question ought to be settled very quickly whether  
the county is going to buy.

I suppose this is a matter you will  
have to take up with the purchasing agent but  
we ought to have a decision shortly, say within  
the next thirty days from date, otherwise the  
rental will be \$50 a month commencing the first  
of November, next.

I will make you a price of \$5750 if  
accepted and paid for before November 1st, 1931,  
you assuming any taxes due and payable this fall  
and spring.

May I have a reply from you within  
a week as to whether or not you will be interested  
in buying the property.

I don't know of a place within a  
mile that can be duplicated and as well suited  
for the county's purposes.

Hoping that you, the purchasing agent,  
and the board of supervisors can see it in the same  
light,

Very sincerely yours,

EF:ASK



October 21, 1931.

Southern Title & Trust Company,  
San Diego, California.

Gentlemen:

Will you please issue policy of title insurance in the sum of \$6,000.00 showing the following described property free and clear in the name of Ed Fletcher subject to taxes due but not delinquent, to easements and rights of way of record and to a \$3000.00 mortgage to the Guyanaca State Bank at El Cajon.

Do not close the order, but hold same open pending a release of mortgage and the demand of the bank, also instructions from us when we receive payment for said land.

All that portion of Lot Eighty-six and of the Timber Reserve of the El Cajon Valley Company's land in the County of San Diego, State of California, according to Map thereof No. 289 filed in the office of the County Recorder of said San Diego County December 30, 1926, more particularly described as follows:

Commencing at a point in the Northerly line of said Lot 86 which is South 76° 40' East 20 feet from the Northwest corner of said Lot 86; thence South 13° 20' West 400 feet; thence North 76° 40' West 20 feet to a point in the Easterly line of the land conveyed by El Cajon Valley Company, a corporation, to George G. Nelson by deed dated December 14, 1929 and recorded in Book 566, Page 381 of Deeds, records of said County: thence South 15° 20' West along the Easterly line of the land so conveyed to Nelson 282 feet; thence South 76° 40' East 422.2 feet; thence North 13° 20' East 682 feet to a point in the Northerly line of said Lot 86; thence North 76° 40' West 402.3 feet to the point of commencement.

Yours very truly,

KLM

FORM 34

## ESCROW STATEMENT

ORDER No. 97028

ACCOUNT 25552

Ed Fletcher

IN ACCOUNT WITH  
SOUTHERN TITLE & TRUST COMPANY  
SAN DIEGO, CALIFORNIA.

### RECEIPTS

Received

### DISBURSED

City & County taxes this year

City & County taxes delinquent

Taxes delinquent

Street Bonds

Assessments

Insurance Prorate

Insurance endorsement

Recording

Guyanaca State Bank

Outside City Certificate

Irrigation Certificate

Conveyancing

Escrow

Policy

Balance

Check herewith

Due this Company

TOTAL

Received check in amount stated above in full settlement of this account.

Signature

Date



## BOARD OF SUPERVISORS

E. A. HORNBECK, CHAIRMAN

EDGAR F. HASTINGS, 1ST DISTRICT, SAN DIEGO  
 E. A. HORNBECK, 2D DISTRICT, SAN DIEGO  
 LEROY M. AUL, 3D DISTRICT, ESCONDIDO  
 S. P. McMULLEN, 4TH DISTRICT, SAN DIEGO  
 TOM HURLEY, 5TH DISTRICT, OCEANSIDE

OFFICE OF THE

BOARD OF SUPERVISORS  
 SAN DIEGO COUNTY  
 SAN DIEGO, CALIFORNIA

J. B. MCLEES, COUNTY CLERK

AND EX-OFFICIO CLERK  
BOARD OF SUPERVISORS

C. BUCKLEY, DEPUTY CLERK

Escondido, Cal.

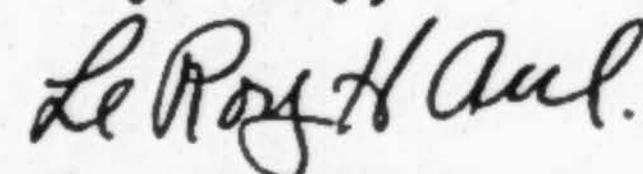
Jan. 23, 1932.

Mr. Ed. Fletcher,  
 1020 Ninth Ave.,  
 San Diego, Cal.

Dear Mr. Fletcher:

Enclosed you will find note  
 which you sent me for signature. Thank you  
 for your courtesy in this matter.

Yours very truly,



Supervisor 3rd District

LHA:S

\$250.<sup>09</sup> San Diego, California, Aug. 20<sup>th</sup> 1932.  
 Ninety days - after date, without grace, for value received I  
 promise to pay to the order of L. H. Aul  
 at San Diego, California  
\* Two Hundred Fifty & no/100 Dollars  
 with interest at the rate of seven per cent. per annum from date until paid, interest  
 payable at maturity and if not so paid to be compounded when due and bear the same rate  
 of interest as the principal, and should the interest not be paid when due then the whole sum of principal and  
 interest shall become immediately due and payable at the option of the holder of this Note. Principal and interest payable  
 in Gold Coin of the United States. Should suit be commenced or attorney employed to enforce the payment of  
 this Note, I agree to pay an additional sum of 1.0 per cent. on principal and accrued  
 interest, as attorney's fees in such suit.  
 No. \_\_\_\_\_  
Le Roy H. Aul

Note—Mortgage Form. Stationers Corporation, 1040 Sixth St. San Diego, Cal.

DETACH THIS STATEMENT BEFORE DEPOSITING CHECK

## STATEMENT OF ACCOUNT

SETTLEMENT

97028-25552

TRUST DEPARTMENT

SOUTHERN TITLE

&amp;

TRUST COMPANY

SAN DIEGO, CALIFORNIA



**Ed Fletcher Papers**

**1870-1955**

**MSS.81**

**Box: 1 Folder: 17**

**General Correspondence - Aul, LeRoy H.**



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