

June 26, 1925.

Mr. L. J. Turner,
203 East First St.,
Long Beach, California.

My dear Mr. Turner:

Inclosed find bill for water used since you took over the lodge. Our records show that since the month of November there has been nothing paid on water rentals.

According to the rules and regulations of the Cuyamaca Mutual Water Company, it is necessary that water bills be paid monthly or water service will be shut off.

Our lease is with the Cuyamaca Lake Resort Inc. and we are looking to the Cuyamaca Lake Resort Inc. for payment of these water bills as the meter is in their name.

Our books show a credit to your account of \$31.25, being for the months of October and November. This leaves \$70.99 due which we must have a check for immediately or I will have to shut the water off.

Sincerely yours,

EFjr/AH

CLASS OF SERVICE DESIRED	
TELEGRAM	
DAY LETTER	<input checked="" type="checkbox"/>
NIGHT MESSAGE	
NIGHT LETTER	

Patrons should mark an X opposite the class of service desired; OTHERWISE THE MESSAGE WILL BE TRANSMITTED AS A FULL RATE TELEGRAM

WESTERN UNION TELEGRAM

NEWCOMB CARLTON, PRESIDENT GEORGE W. E. ATKINS, FIRST VICE-PRESIDENT

Form 1206 A

NO.	CASH OR CHG.
CHECK	
TIME FILED	

Send the following message, subject to the terms on back hereof, which are hereby agreed to

June 27, 1925.

Mr. L. J. Turner,
203 East First St.,
Long Beach, California

Must have check today for four hundred fifty dollars overdue

Need the money Wire answer

ED FLETCHER

Chg. Ed Fletcher Co.

CLASS OF SERVICE DESIRED	
TELEGRAM	<input checked="" type="checkbox"/>
DAY LETTER	<input type="checkbox"/>
NIGHT MESSAGE	<input type="checkbox"/>
NIGHT LETTER	<input type="checkbox"/>

Patrons should mark an X opposite the class of service desired: OTHERWISE THE MESSAGE WILL BE TRANSMITTED AS A FULL RATE TELEGRAM

WESTERN UNION TELEGRAM

NEWCOMB CARLTON, PRESIDENT GEORGE W. E. ATKINS, FIRST VICE-PRESIDENT

Form 1204 A

NO.	CASH OR CHG.
CHECK	
TIME FILED	

Send the following message, subject to the terms on back hereof, which are hereby agreed to

July 6, 1925

Mr. L. J. Turner,
Lake Cuyamaca Resort,
10 Horne Building,
Long Beach, California

Must have overdue accounts paid otherwise necessary cancel
agreements

ED FLETCHER

Chg Ed Fletcher Co

September 21, 1925.

Mr. L. J. Turner,
10 Horne Building,
Long Beach, Calif.

My dear Mr. Turner:

I must have a personal guarantee from you that you will be responsible for the rent of Cuyamaca Lodge. The rent is now delinquent for two months, August as well as September, \$500.00.

Please let me hear from you by return mail.

Yours very truly,

EF:KLM

October 22, 1925.

Mr. L. J. Turner,
203 E. First St.,
Long Beach, Calif.

My dear Mr. Turner:

Inclosed find bill for water supplied to Cuyamaca Lodge for the month of September, amounting to \$10.64. Also please note that the July bill of \$17.58 and August bill of \$28.83 have not been paid. It will be necessary for me to shut the water off if this bill has not been taken care of in some way by the first of the month.

Sincerely yours,

EFjt/AH

October 28, 1925.

Mr. H. W. Zimmerman,
Cuyamaca Lodge,
Julian, California.

My dear Mr. Zimmerman:

Confirming telephone conversation, I made a definite agreement with you and wity Mr. Turner that you would be allowed to sell groceries and merchandise under the new lease, as well as candies and soda, and that for two years I agreed not to put in any competing store.

My understanding over the telephone today is that you have repudiated that agreement and insist upon a five year lease, with the exclusive right to run a store for five years which would keep me from installing a general merchandise store two years hence. If that is your position now, any agreement relative to the lease is hereby cancelled.

Yours very truly,

EF:KLM

cc- Mr. L. J. Turner

October 29, 1925.

Mr. L. J. Turner,
203 E. First Street,
Long Beach, California.

My dear Mr. Turner:

I saw Dr. Good yesterday, and he is willing to release \$500 at the present time, and that's all.

You owe Willis and Taylor something like \$1000, and they need the money badly. Will you please give an order on the Southern Title Guaranty Company for \$500 from this fund, and I will get Dr. Good to release and get a receipt from Willis and Taylor for the \$500 on account. Please let me hear from you by return mail.

Yours very truly,

EF:AH

November 14, 1925.

Mr. L. J. Turner,
Lake Cuyamaca Resort,
Lake Cuyamaca, Calif.

My dear Mr. Turner:

I have asked Mr. Willis to deliver to you the proposed lease for your consideration, but there are two things that must be straightened up. One is the matter of the rent to date. You have not paid for September, October and November. Another thing, you have not settled up with Taylor and Willis regarding commissions. This should be done.

I will then consider the matter of the extension of time re the golf course, but would like to discuss this matter with you personally before making any new arrangement.

Your pipe lines should be put under the ground, otherwise they are all going to break from frost. I have been thru this experience myself several times.

Yours very truly,

EF:KLM

November 27, 1925.

Mr. H. Zimmerman,
Cuyamaca Lodge,
Julian, California.

My dear Mr. Zimmerman:

Enclosed herewith find two copies
of the lease between Grossmont Park Company and you
and Mr. Turner, with the changes made as suggested by you.

Yours very truly,

ED FLETCHER COMPANY

KLM

December 22, 1925.

Mr. L. J. Turner,
10 Horne Building,
Long Beach, California.

My dear Mr. Turner:

Enclosed herewith find signed copy of lease
between you and Mr. Zimmerman and Colonel Fletcher on
the Cuyamaca lodge.

Yours very truly,

ED FLETCHER COMPANY

KLM

February 26, 1926.

Mr. L. J. Turner,
No. 10 Horne Building,
Long Beach, California.

My dear Mr. Turner:

Your Mr. Frank, your agent at the time, agreed with Mrs. Fletcher to pay for one-half of the cost of the curtains, as per the enclosed bill. I would like a letter from you as to whether you are going to accept the responsibility.

Also enclosed find powder bill for \$86.70 which has been running for nearly a year.

Please let me hear from you by return mail.

Yours very truly,

EF:KLM

cc Miy

March 29, 1926.

Mr. H. Zimmerman,
Cuyamaca Lake Resort,
California.

My dear Mr. Zimmerman:

My lease does not call for me to incur the additional indebtedness, except at my option, and I cannot under present conditions comply with your request to build the additional ten houses and the garage.

I am so dissatisfied with Mr. Turner and his business relations with me that I would under no circumstances incur any further obligation-further than the lease absolutely demands, with Mr. Turner connected with the running of the hotel.

If you can get Mr. Turner to assign his interest in the lease to you, I might consider financing the extra ten houses and garage. I am leaving for Europe on Sunday. Something will have to be done next Friday or Saturday and signed up before I go. Please let me know what, if anything, can be done to solve the situation.

Yours very truly,

EF:KLM

May 20, 1926.

Mr. L. J. Turner,
10 Horne Building,
Long Beach, California.

My dear Mr. Turner:

Un doubt it was an oversight on your part, but you left here Saturday without leaving us a check for your half of the rent for this month. We have not credited Mr. Zimmerman's check for this month's rent, and will not do so until we receive your half. I hope that same will be forthcoming immediately.

Also I have heard rumors that Mr. Okey is going file a lien against the lodge building for the work that he did in putting in the windows, said work and materials never having been paid for by you or Mr. Zimmerman. This must be taken care of immediately by you as we do not want a lien placed against the building.

Hoping you will take care of these matters immediately, I am

Yours very truly,

EFjr:KLM

San Diego, Calif.,
318 Commonwealth Bldg.,
January 11, 1927.

Mr. Ed Fletcher,
San Diego, Calif.

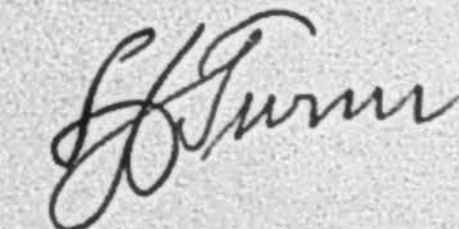
Dear Sir:

I have read with interest Mr. Zimmerman's letter of January 9th.

I will not have any negotiations with Mr. Zimmerman whatever until he furnishes me with a complete statement, showing total receipts and disbursements since the lease was entered into. Please have him prepare this immediately and send it to you. I will then be in a position to answer definitely what I will do in the matter, as it is my desire as much as it is Mr. Zimmerman's to segregate our affairs at the earliest possible date.

I feel under no legal obligation in regard to any of the bills at the lodge inasmuch as it has been operated by him personally, but feel a moral obligation to do whatever I can in my power to see that everything is taken care of.

Yours very truly,



January 11, 1927.

Mr. H. Zimmerman,
Julian, Calif.

My dear Mr. Zimmerman:

I sent your letter to Mr. Turner.
Enclosed find copy of his reply.

There has got to be some quick action in
this matter, as I am getting disgusted with the
whole thing.

As Mr. Turner is your associate, he is
entitled to a statement of receipts and disbursements
from the beginning of the lease. This he says he
has never received and under the law you would be
forced to give a detailed statement to him before
you could expect him to consider any compromise.

Mr. Turner says, as you see by his letter,
that this lodge has been operated under your name, and
yet knowing the relationship, it is only fair that
you should grant Mr. Turner's request immediately.
This whole question between you and Turner must be
settled up within a week from date, or I shall have
to put the matter in the hands of my attorney to
protect myself.

Yours very truly,

EF:KLM

Lake City Lodge

February 7, 1927.

Grossmont Park Company,
San Diego, California.

Gentlemen:

In consideration of cancellation of lease
dated the 1st day of October, 1925, said cancellation
to take effect this date, I agree to give you a note
for \$450.00 as of this date, payable on or before
August 1st, 1927, with 7 percent interest and to give
you peaceful possession of the Lodge.

I personally guarantee that the personal
property mentioned in our lease of October 1st, 1925
is there in the hotel and cottages, ordinary wear and
tear excepted.

I further hereby sell, assign and transfer all
of the personal property at the hotel, the statement of
said property being herewith attached, and in consideration
of the above you are to guarantee payment of the following
bills, not to exceed \$1500.00:

Bishop & Company	\$37.28
Bledsoe & Company	73.30
Doyle-Barnes	362.70
Julian Freight	163.79
Julian Garage	74.44
Julian Meat Market	141.13
Heracles Oil Company	129.90
Showley Bros.	92.50
Southern Tobacco Co.	49.24
Southern Calif. Baking Co	18.08
Western Metal Supply Co.	78.96
Telephone Company	63.50
P. M. Dairy	41.46
Oke Swanson	175.00
	<u>\$1501.28</u>

I agree to hold you harmless as against any other
claims against us in the operation of the Lodge, and return
herewith the cancelled lease.

Yours very truly,

H. Zimmerman

Turner-Simmerman - -- PERSONAL PROPERTY INVENTORY- Lake Cuyamaca Lodge

- | | |
|-----------------------------------|--|
| 1 Rake | 2 5 gal. Gasoline cans |
| 1 Hoe | 1 1 gal. Gasoline can |
| 1 Pick Axe | 2 Large Indian vases |
| 1 Hand saw | 2 Large Canopy Porch Swings |
| 1 Buck saw | 6 Rustic Porch rockers (large) |
| 1 Scythe | 3 Screen doors for outside porch |
| 1 Hand cyole | 1 talking machine |
| 1 spade-shovel | 60 electric light globes |
| 2 Pr. Ice skates | 1 coffee urn |
| 1 Large Stilston Wrench | 1 National Cash register, rings
up to \$20.00 |
| 1 Hammer | 1 Dayton Computing Scales
weighs to 241 lbs. |
| 1 Hatchet | 2 Cookie racks |
| 1 Screw Driver | 9 Glass covers for Cookie boxes |
| 1 Combination Mop Pail & Wringer | 1 12 ft. Extension step ladder |
| 1 Mop wringer | 1 6-4 Ivory Bed) |
| 1 Oil Mop | 1 " Spring) In Cottage |
| 1 Plunger for sinks, etc | 1 " Mattress) known as Tree #9 |
| 1 Plunger for Clothes | 12 Air Tight Heating stoves |
| 2 2 qt. Oil measure copper | Stove pipe |
| 1 1 1/2 qt. Oil Measure copper | 10 Zink mats for heaters to stand on |
| 3 15 gal. Motor Oil Drums | 10 3 x 3 Asbestos Squares in back of |
| 1 15 gal. Gasoline Drum | 1 Cabin h ^h u ^u s ^s No. 11 |
| 1 50 gal. Kerosene Drum | 6 pairs Pillows |
| 1 3 burner gasoline cooking stove | 1 pair pillows |
| 1 Oven for Gasline cooking stove | 23 comforters |
| 8 Canvass cots | 20 blankets |
| 8 Mattresses for cots | 77 face towels |
| 30 Steele Table Knives | 15 bath towels |
| 37 Silver " Forks | 20 dish cloths |
| 92 Teaspoons | 57 sheets |
| 35 Soup Spoons | 66 pillow cases |
| 9 Large Dessert spoons | 55 napkins |
| 4 water pitchers | 17 table tops |
| 38 water glasses | 7 table cloths |
| 16 ice tea glasses | 7 waiters trays |
| 8 vinegar cruets | 2 glass ash trays |
| 5 glass egg holders | 2 brass " " |
| 10 table flower vases | 1 large iron wedge |
| 5 " syrup pitchers | 8 individual tea pots |
| 6 glass relish dishes | 3 brooms |
| 28 " sherbert glasses | 1 Hotel register |
| 4 " fruit dishes | 12 cream pitchers |
| 11 China sugar bowls | Cooking utensils, pots, pans, knives |
| 10 salt sellers | cleaver, meat saw, etc. All plates, |
| 10 pepper sellers | platters, cups, saucers, sauce dishes |
| | etc. |

Stock of Groceries, Candy, Tobacco
Cigars, Meats, etc.

Shelving and Bins in Cellar

October 19, 1927.

Mr. L. J. Turner,
Commonwealth Building,
San Diego, California.

My dear Mr. Turner:

Enclosed herewith find grant deed
Ed Fletcher and wife to you, together with certificate
of title showing the property free and clear in
the name of Ed Fletcher except 1927-28 taxes, all
as per our agreement.

Yours very truly,

KLM

Received:

B. L. J. Turner
By C. C. Cist
Secy.

Ed Fletcher Papers

1870-1955

MSS.81

Box: 69 Folder: 10

**Business Records - Land Companies - Lake Cuyamaca
Lodge - L.J. Turner and H. Zimmerman, managers**



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