

1935-1960

FSTC: Cornelius A. Gaston : C

Fairhope

10517-6

123

Feb. 8, 1945

Mr. Van Cadenhead
310 Sansome Street
San Francisco, 4, Calif.

Dear Mr. Cadenhead:

Find enclosed your check for \$5.22 which you sent us to pay your share of the 1944 Town of Fairhope tax. You will note it was returned with the penciled notation on the front "acct closed".

We neglected to send this check in when received, since the Town tax was not yet due at that time. It did not go in for collection, as you will note, until January.

We have made good the payment to the Town of Fairhope and have charged your account with the payment. We will try to be more prompt next time.

Very truly yours,

Secretary.

WATERMAN LINE



FREIGHT AND PASSENGER
SERVICE BETWEEN
TAMPA, MOBILE
NEW ORLEANS
AND
PUERTO RICO

CABLE ADDRESS "WACOR"

PUERTO RICAN DIVISION
OF THE

WATERMAN STEAMSHIP CORPORATION

GENERAL OFFICES

MOBILE, ALABAMA.

310 Sansone St
San Francisco, *4* Cal.

BRANCH OFFICES:

GULFPORT	NEW ORLEANS
PENSACOLA	TAMPA
PANAMA CITY	SELMA
ATLANTA	BIRMINGHAM
MEMPHIS	ST. LOUIS
CHICAGO	NEW YORK
HOUSTON	SAN JUAN, P. R.

Oct. 26, 1944

Mr. C.A. Gaston, Secretary,
Fairhope Single Tax Corp.,
Fairhope, Alabama.

Dear Sir:

Yours of Oct. 1st has been forwarded to me here in
San Francisco.

It will be appreciated if you will take care of the
assessment for me this year.

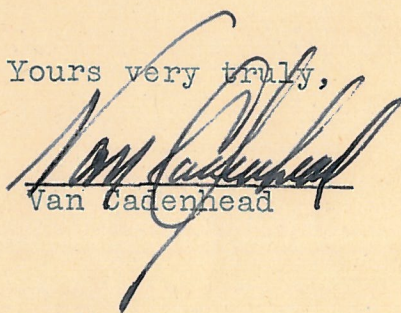
The changes are as follows:

1. No furniture belonging to us now in house.
2. No refrigerator, no hotwater heater.

Enclosed is my personal check for \$5.22, our share
toward payment of Town Tax.

Kindest personal regards.

Yours very truly,


Van Cadenhead

VC:GA

Van Cadenhead
Manager

Telephone 2011-2021
Fairhope, Ala.

Grand Hotel
on Beautiful Mobile Bay
Point Clear, Alabama

September 16, 1943

Dr. C. A. Gaston
Fairhope, Alabama

Dear Dr. Gaston:

I received a copy of the letter to you from Mr. J. B. Blackburn. which was written on September 14. I telephoned Mr. Vickers office but they said he was still out of town and they did not know when he would return, therefore, I sent the papers to Mr. Blackburn for his handling.

I sincerely trust that we receive the papers within the week as I am anxious to complete the matter.

Thanking you for your splendid cooperation and patience in the matter and with best wishes--I am

Yours truly



Van Cadenhead
Vice-Pres.

Vc/p

June 3, 1948

Miss Helen Call
Fairhope, Alabama

Dear Member:

Find enclosed herewith a list of members as per your request of this morning. I feel quite sure that the names of all local members are on the list and it is my judgment that there is question as to several.

I regret this difference of opinion as to the authority and the propriety of the Town of Fairhope to use the clay from the lands involved. I do not believe there is any question of its ultimate authority to act through~~the~~ exercise of its right of eminent domain should it develop that it is exceeding such authority as it now has.

I had though to hand this to you but did not take into consideration the fact that this is Thursday afternoon.

Faternally yours,

Secretary

MEMBERSHIP LIST

June 3, 1948

Prepared for Helen Call

Andrews, Don E.
Andrews, Ella
Bancroft, Delia K.
Berglin, A. O.
Berglin, Eva M.
Bowen, Capt. M. A.
Brown, Lucille
Br wn, R. H.
Call, Anne
Call, Helen
Crawford, Frances G.
Curtis, Daphne L. E.
Darrow, Ethel O.
duChoine, Katherine I.
Dyson, Helen
Dyson, M.
Dyson, Margaret
Dyson, Sam
Gaston, J. E.
Gaston, Margaret
Gaston, Olive
Johnson, Axil
Johnson, Nettie
Mershon, A. H.
Norton, Ivy P.
Powell, Mrs. Laura A.
Roberts, E. J.
Roberts, Mildred
Rockwell, Helenbelle
Rockwell, Reuben
Stimpson, Jesse O.
Tuveson, Elof M.
Winberg, Lawrence
Wolcott, E. C.
Wolcott, Lenore

Payne, Isabella G.
Winberg, O. F. E.
Worcester, J. T.

Thank You

Fairhope, Ala.

June 5- 54

Fairhope Single Tax Corp.
Fairhope, Ala.

Gentlemen:-

Your donation
to the Fairhope Library, in
the name of my mother,
Mrs. McConnell and Mr. Reynolds
pleases me very much.

Flowers are
lovely but they last such
a short time and it
has come to my mind to
make the suggestion that
the Corporation always take
that way of remembering
the members that pass
on. It prolongs their memory
with the townspeople
and is a great help to
our library as well.

Sincerely
Helen B. Bell.

Apr. 13, 1944

Mr. John A. C. Callan
1516 16th Road North
Arlington, Virginia

Dear Dr. Callan:

Find herewith enclosed our check for \$35.52, repaying to your remittance of January 3. We find that on March 10 your agent C. L. Bloxham made payment of \$8.88 in settlement of the rent to the date of transfer to the Misses Garrick and the transferees have paid an additional amount equal to a full half year's rent.

Finding our books with credit for double payment of the half year's rent we are making the above refund.

We hope that this disposal of your property in Fairhope does mean that we shall not have the pleasure of having you here again some time. With sincere best wishes,

Very truly yours,

Secretary.

Dear Dr. Gaston:

12/29, 1943
Arlington, Va.

I am enclosing check for
\$35.52 which is as for your wire of
yesterday to pay for taxes due on
Jan. 1, 1943 which I trust you will
give to the treasurer. I found later that
your card was addressed to me in Atlanta.
I have been here in Washington for some
time. I am with W.P.B. as consultant in
critical materials in Radio Radar. We
are always in a hurry here. So much time
is consumed in going to and from
work. Best wishes for a happy
new year.

John A.C. Callan
1516 - 16th Road North
Arlington, Va.

Dear Dr. Gaston:

I have carried your postal in my pocket for 1 month, but have had a tough time with sickness — now I long for Fairhope.

I deeply appreciate your kindness in sending the card, and ask your pardon for my delay in the matter. I shall do better. But I long for the time when I can come back to Fairhope and bask in its shores.

I am hoping you all are happy as ever. I am plugging along on a 48 hour week, standing up in crowded street cars, standing in line for groceries etc and living in a moisture laden climate. I am on the Technical Staff of the Procurement Division of the U.S. Treasury in the Electrical Group. I like my work and have a nice group to work with. Remember me to your wife, Harold, Temple and all.

Sincerely
John H. Callan
1821 Newton St. N.W.
Washington 10
D.C.

Dear ~~Mr.~~ A. Guston:

I am hoping
you all had a very merry
Christmas and ~~happy~~
New Year. I surely remem-
ber our delightful times
at Fairhope. It just looks
like they are so far away
now. But Johnny and
Lorana are doing fine.

I am here in Washington
doing like the rest of them
living up to every cent I
make, but hoping someday
to return to Fairhope to
enjoy the serenity of quiet
non-selfish life. Here,
we keep running in order
to keep from getting left at
the post as the race consultant
with W.P.B. as consultant
an engineer in critical materials
Remember me to all
Sincerely,
John C. Clellan

Feb. 19, 1943

Dr. Jno. A. C. Callan
1440 High Point Place N.E.
Atlanta, Georgia

Dear Dr. Callan:

I have written to the tax collector and do not believe it will be necessary for you to do so. I told him to send me a duplicate receipt if the original has gone astray.

Anticipating the eventual receipt of this I am sending you a receipt on rent to July 1, 1943, making allowance for both town and county tax receipts and for the check you sent us.

Very truly yours,

Secretary.

February 15, 1943

Fairhope Single Tax Corporation
Dr. C. A. Gaston, Secretary
Fairhope, Alabama

Dear Sir:

I want to thank you very much for your letter of February 10.

I do not have the receipt for \$25.20 which you suggested my sending you, although I sent them the check for that amount and can send you the canceled check when it comes to my bank in this city. I will send it to you as soon as I can get it. I can not understand why the receipt for \$25.20 was not sent to you as I requested, which is for the State and County taxes.

I am enclosing a check to Fairhope Single Tax Corporation as per your suggestion, for \$24.73; and a check to Town of Fairhope for \$12.12.

This will clear up the payments as far as I am concerned, and it may be necessary for me to write again to the Tax Collector of Baldwin County, at Bay Minette for the State and County tax receipt. Perhaps you might request it also.

Yours truly,

John A. C. Callan

John A. C. Callan
1440 High Point Place, N.E.
Atlanta, Georgia

JACC:MCW
Enclosures 2

P.S. I have just gotten my cancelled check from the bank. It has been cashed and is made for 26.06 to M.H. Wilkins, assessment # 235, lot 15, Block 9, Div. 1. Baldwin Co. State and County Tax. - Receipt # 101

Feb. 19, 1943

Mr. M. H. Wilkins
Bay Minette, Ala.

Dear Mr. Wilkins:

John A. C. Callan's receipt for payment of his 1942 state and county tax which he reports he paid has not been received here, nor he reports by him, though it would appear he sent you a check for more than the amount due.

I am sending you his letter with the references circled. Please look this up and send me a duplicate receipt if the original has left your office. Also please return Mr. Callan's letter.

Very truly yours,

Secretary.

Mr. Gaston:

There were two partials paid on Mr. Callan's assessments. One was paid by you in the amount of \$16.80 and the other paid by him for \$25.75. It was paid on Jan. 13 and I don't understand why he hasn't received his receipt, and I am sending you a duplicate receipt. Although he has one assessment which he has not paid in the amount of about \$8.00 taking care of the interest. Hope this is O.K. He says his check was for \$26.06. He was probably mailed some stamps for the refund, but to straighten it out I am sending 31¢ in stamps.

M.H.W.

Original mailed to Dr. Callan.

Feb. 10, 1943

Dr. Jno. A. C. Callan
149 Peachtree Circle N.E.
Atlanta, Georgia

Dear Dr. Callan:

You should have had an earlier reply to your letter of enquiry concerning taxes, rent, etc. but I noted that in my letter of Jan. 8 I had suggested that you have the collector mail the tax receipt to us for credit and I had delayed answering on the presumption that this receipt would be in before now.

Our books show a total now due in charges to July 1, of \$61.93. Your state and county tax receipt, which you no doubt have is good for a credit of \$25.20 and the receipt for the Town tax when paid will be good for an additional credit of \$12.00. I suggest that you send us the state and county tax receipt, your check to Fairhope Single Tax Corp. for \$24.73 and a check payable to Town of Fairhope for \$12.12 and we will mail you a receipt for all charges to July 1, 1943.

We're being blessed with really superb weather, Wish you could be here to enjoy it with us.

Yours Very truly,

Secretary.

$$\begin{array}{r}
 21 \\
 12 \\
 \hline
 25.20 \\
 12.00 \\
 \hline
 37.20
 \end{array}$$

$$\begin{array}{r}
 61.58 \\
 .35 \\
 .12 \\
 \hline
 62.05 \\
 25.20 \\
 \hline
 87.25
 \end{array}$$

$$\begin{array}{r}
 61.58 \\
 .35 \\
 \hline
 61.93 \\
 37.20 \\
 \hline
 99.13
 \end{array}$$

Jan. 8, 1943

Dr. Jno. A. C. Callan
1485 Peach Tree Street
Atlanta, Georgia

Dear Dr. Callan:

Enclosed find rent statement for the first half of 1943 with added delinquent balance from 1942 and accrued penalty charge.

I believe you have not yet paid the 1942 state and county tax on your property, though the tax has been paid on the portion sold to Mrs. Stenzel. I suggest that you mail payment to M. H. Wilkins, Collector Bay Minette, Ala. The amount of the tax is \$24.20 to which must now be added a 50¢ collector's fee and 6% from Jan. 1 to date of payment.

In making remittance I suggest that you mention your assessment number which is #235 and if you direct the Collector to mail receipt to us we will send you a rent receipt in the amount of the tax. If I can be of assistance let me know. The 1942 Town tax is due the Town of Fairhope in the amount of \$12.00 plus interest at 6% from Jan. 1 to date of payment.

Very truly yours,

Secretary.

Atlanta Ga.

Fairhope Single Tax Corp.

Fairhope, Ala.

Att. Dr. C. A. Gaston.

Dear Mr. Gaston:

I have sent
check for $\begin{array}{r} 25.55 \\ + .51 \text{ Penalty} \\ \hline 26.06 \end{array}$ to M. H. Wilkins

of Bay Minetto to pay for
assessment # 235 on Lot 5 Blk 9
Dist. 1.

of Fairhope. This pays for
1942 State and County Tax.

you mention 1942 Town Tax
of \$12.00, and that this is overdue

Does the 1943, 1st half
\$35.52 include the town tax.

If it does then I am
to pay you the $35.52 + 12.00 =$

Is this correct?

Thanking you for
your assistance

Best wishes to John A. C. Callan
you and Margaret. 149 Peachtree Circle NE.
Atlanta Ga.

July 13, 1940

Dr. Jno. A. C. Callan,
Auburn, Alabama,

Dear Lessee:

The treasurer informs me that there has been no response to my letter of March 28, advising you that your rent account is getting in arrears.

It is our understanding that both houses are rented and that revenue that might be applied to the payment of rent is being produced.

Mr. Bloxham, agent for one of the properties advises me that the returns on that property have had to be applied to other obligations and the 1939 Town tax delinquent since February has not been paid.

Would it not be well to have the rents on both properties paid to Mr. Bloxham with instructions to apply them to the rent and tax accounts until these are fully paid?

We must insist that some attention be given our bills.

Very truly yours,

Secretary.

May 8th 1935

Mr. John A. C. Callan

% Carl L. Blexham,

Fairhope, Ala.

Dear Sir:-

I have the pleasure of advising you, as authorized by the Executive Council of this Corporation, that having before it at a regular meeting of the said Council, on May 7th papers evidencing the agreement between you and Mrs. Emily S. Russell, of Fairhope, for the sale by her to you, of her improvements on and leasehold interest in lots 4 and 5, blk. 9. div. 1, Fairhope, (which agreement provides for a considerable time before final payment) and having also before it your application in duplicate for the lots in question in regular form, the Council authorized me to assure you that you would be an acceptable lessee and that on evidence of the completion of payment for the described property, according to contract lease will be duly executed to you.

I am retaining in my file your signed applications for lease.

Very truly yours,



E. B. Gaston Secretary

CARL L. BLOXHAM

REAL ESTATE AND INSURANCE
FAIRHOPE, ALABAMA
ON MOBILE BAY

April 24th. 1935.

*John A. C.
Callan
Russell*

Fairhope Single Tax Corporation,
Fairhope, Alabama

Gentlemen:

The improvements situated on lots 4 and 5, block 9, division one, of your lands in Fairhope, now under lease to Mrs. Emily Russell, has been sold by me, to Mr. John A. C. Callan, Prof. at Alabama Pol. Institute, Auburn, Ala.

Payment for this property will be extended over a term of years, with sufficient cash payment to permit Mrs. Russell to make settlement of all rents due you from her to April 20th. 1935, which amount is in my hands and ready for payment.

If Mr. Callan is an acceptable Lessee to your Governing Body, I will greatly appreciate it if you will kindly advise me in writing under your seal, that, if and when Mr. Callan makes application, thru regular channels, for a new lease direct to him, together with the surrender of the old leases now in Mrs. Russell's name, properly endorsed by her to him, that you will issue said new lease to him.

As before stated, I am prepared to make settlement in full all rents due to April 20th. 1935, and will do so immediately on receipt of the advice herein asked for.

Very truly yours,

Carl L. Bloxham
Carl L. Bloxham.

Mr. Bloxham accompanied this communication, with the signed application of Dr. John A.C. Callan, in due form for the lots 4 and 5, blk. 9, Div. 1, and a copy of the contract referred to between Mrs. Russell, and Mr. Callan, to be returned to him to be held in escrow by him until payment was completed according to same. *Also Mrs. Russell has endorsed over to Prof. Callan.*

APPLICATION FOR LAND

—of—

Fairhope Single Tax Corporation

Fairhope, Ala., 194

TO THE EXECUTIVE COUNCIL

FAIRHOPE SINGLE TAX CORPORATION

I, the undersigned, hereby make application for lease of
Lots 4 and 5, block 9, division 1 of the lands
of the lessor in Fairhope, Ala.

upon the terms and conditions set forth in the leases given by you, and the further stipulations set forth in this application, which are hereby made a part of my lease contract as fully as if printed in the lease.

I make this application with the full knowledge that I will be required to pay your Corporation the full rental value of the land exclusive of my improvements thereon. I understand that the rental value will increase as demand for the land increases, whatever the cause; that said value will be determined by the Corporation in the manner set forth in its constitution and lease contracts; that the corporation will pay all taxes on the land, and will accept from lessees on rent, receipts for taxes paid to state, county, town, or school district, on improvements and personal property (moneys and credits excepted) held upon leaseholds, but not to an amount greater for any year than the rent for such year on the land on which such improvements and personal property are held; and that the balance will be spent for the public good as provided in its constitution.

I further particularly state that I understand the purpose of the Single Tax Corporation to be to prevent anyone profiting from the holding of its land, other than by the bona fide use of the same, and respecting this purpose, of which I am beneficiary, in the Corporation making land available to me without any purchase price and recognizing further that it is to my interest that what is commonly known as "land speculation" shall be kept out of the "Single Tax Colony" conducted by the Corporation, so that rents assessed against me shall not be affected by an artificial demand for land not for use, but for resale at a profit, I agree that I will neither ask nor accept a "bonus" for transfer of an unimproved leasehold and that the proved attempt to do so shall be cause for forfeiture of my lease to such unimproved land; nor will I charge an excessive price, out of any fair relation to the value of my improvements for transfer of an improved leasehold; and, recognizing that in the transfer of an improved leasehold there are necessarily two factors of value, one the improvements which are my property and the other the land upon which the same stand, which is not my property but the property of the Corporation, I agree to advise the Corporation, before a transfer of an improved leasehold shall be effective, of the exact consideration for the transaction and that the Corporation, if it believes the consideration to include in fact a profit for the transfer of the land which belongs to it, shall be entitled to examine me and the prospective purchaser as to the elements of value in the consideration and if satisfied that the consideration is in part for the possession of the land above the value of the improvements, may refuse approval of the transfer; in which event I shall be entitled to call for an appraisal of the value of my improvements by three disinterested persons, myself and the Corporation each choosing one out of three persons named by the other and the third being selected by the two; and the Corporation shall be required to approve the transfer at such consideration as the arbitrators shall find to be the real value of my property, if accepted by me; it being understood and agreed that every factor of value attaching to the premises proposed to be transferred due to my efforts or expenditures, or in any way to my initiative which is transferable, such as the good will of a going business, the exercise of taste in planning improvements or the making of grounds attractive, or the element of time and care in growing an orchard or shade trees, or making land more productive by improved methods of farming, or increment of value due to increasing cost of building, shall be held to inure to me as fully as tangible structures upon the land; the purpose being to protect the user and improver of land in the full ownership and right of transference of everything due to him, but to preserve to the Corporation all value due to demand for the land exclusive of improvements.

I have read your constitution and pledge myself that while I hold lease of Fairhope land I will not oppose the full application of the principles set forth therein.

Respectfully yours,

John S. Callan

APPLICATION FOR LAND

—of—

Fairhope Single Tax Corporation

Fairhope, Ala.,

194

TO THE EXECUTIVE COUNCIL

FAIRHOPE SINGLE TAX CORPORATION

I, the undersigned, hereby make application for lease of
Lots 4 and 5, block 9, division 1 of the lands
of the lessor in Fairhope, Ala.

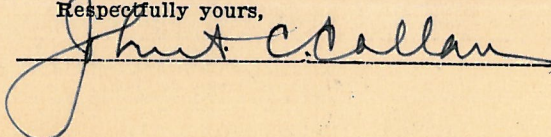
upon the terms and conditions set forth in the leases given by you, and the further stipulations set forth in this application, which are hereby made a part of my lease contract as fully as if printed in the lease.

I make this application with the full knowledge that I will be required to pay your Corporation the full rental value of the land exclusive of my improvements thereon. I understand that the rental value will increase as demand for the land increases, whatever the cause; that said value will be determined by the Corporation in the manner set forth in its constitution and lease contracts; that the corporation will pay all taxes on the land, and will accept from lessees on rent, receipts for taxes paid to state, county, town, or school district, on improvements and personal property (moneys and credits excepted) held upon leaseholds, but not to an amount greater for any year than the rent for such year on the land on which such improvements and personal property are held; and that the balance will be spent for the public good as provided in its constitution.

I further particularly state that I understand the purpose of the Single Tax Corporation to be to prevent anyone profiting from the holding of its land, other than by the bona fide use of the same, and respecting this purpose, of which I am beneficiary, in the Corporation making land available to me without any purchase price and recognizing further that it is to my interest that what is commonly known as "land speculation" shall be kept out of the "Single Tax Colony" conducted by the Corporation, so that rents assessed against me shall not be affected by an artificial demand for land not for use, but for resale at a profit, I agree that I will neither ask nor accept a "bonus" for transfer of an unimproved leasehold and that the proved attempt to do so shall be cause for forfeiture of my lease to such unimproved land; nor will I charge an excessive price, out of any fair relation to the value of my improvements for transfer of an improved leasehold; and, recognizing that in the transfer of an improved leasehold there are necessarily two factors of value, one the improvements which are my property and the other the land upon which the same stand, which is not my property but the property of the Corporation, I agree to advise the Corporation, before a transfer of an improved leasehold shall be effective, of the exact consideration for the transaction and that the Corporation, if it believes the consideration to include in fact a profit for the transfer of the land which belongs to it, shall be entitled to examine me and the prospective purchaser as to the elements of value in the consideration and if satisfied that the consideration is in part for the possession of the land above the value of the improvements, may refuse approval of the transfer; in which event I shall be entitled to call for an appraisal of the value of my improvements by three disinterested persons, myself and the Corporation each choosing one out of three persons named by the other and the third being selected by the two; and the Corporation shall be required to approve the transfer at such consideration as the arbitrators shall find to be the real value of my property, if accepted by me; it being understood and agreed that every factor of value attaching to the premises proposed to be transferred due to my efforts or expenditures, or in any way to my initiative which is transferable, such as the good will of a going business, the exercise of taste in planning improvements or the making of grounds attractive, or the element of time and care in growing an orchard or shade trees, or making land more productive by improved methods of farming, or increment of value due to increasing cost of building, shall be held to inure to me as fully as tangible structures upon the land; the purpose being to protect the user and improver of land in the full ownership and right of transference of everything due to him, but to preserve to the Corporation all value due to demand for the land exclusive of improvements.

I have read your constitution and pledge myself that while I hold lease of Fairhope land I will not oppose the full application of the principles set forth therein.

Respectfully yours,



FAIRHOPE DIVISION PARTY CHIEF DAILY REPORT

No. H2

Form 1-B
PARTY # 250

Print Information Required		Hours Worked
Party No: <u>250</u>		
Date <u>2-13-36</u>	Instr. Man <u>VAN Iderstine</u>	<u>5</u> SK
Project No: <u>65</u>	Recorder <u>Leiser</u>	<u>5</u> SK
Kind of Work <u>Angles</u>	Rodman <u>Johnston</u>	<u>5</u> T
Book No: _____	Rodman <u>Vohn</u>	<u>5</u> T
Pages _____	Chainman _____	
Time Began <u>11:00</u>	Chainman _____	
From <u>STA. 259-A</u>	Chainman <u>%</u>	
To <u>STA. 257-A</u>	Chainman _____	
Time Ended <u>4:00</u>	Chainman _____	
Name of Car Owner <u>Leiser</u>	Locklevelman _____	
Make of Car <u>Ford</u>	Axman _____	
Model <u>T-26</u>	Total Hours of Field Work	<u>20</u>
Speedometer Reading, Out <u>65</u> IN <u>65</u>	Voucher. # <u>74394-N</u>	
Miles Actually Traveled in Performance of days <u>65</u>	No. Gal. Gas Purchased <u>5</u>	
Work _____	Cost <u>1.08</u>	
	No. Qts. Oil Purchased <u>1</u>	
	Cost <u>2.5</u>	
	Other Supplies _____	
	Cost _____	

REMARKS:

Delay in starting due to rain + fog
Turned five angles. Partly Cloudy vis. fair
wind. S.W. 6.M.P.H. Temp. 68°

Certified Correct

Lera Van Iderstine
Chief of Party

John R. Campbell

Those of us who ponder on the various human forces that go to make up the present depression-recession-regression, etc. may well study the following quotations from writings of some 400 years ago. Surely they portray our present "boards of trade", "stock exchanges", ^{and} speculative financiers, if not our gambling bourgeoisie who fall for their schemes.

In 1542 Villon wrote, "Of late a horrible thing has arisen, a kind of cruel tyranny which the merchants have invented among themselves. They wager on the rate of exchange in the Spanish fairs at Antwerp!" [Note. Here we wager on grain and security prices] "They call these wagers parturas according to the former manner of winning money at birth when a man wagers the child shall be a boy.....Dealings of this kind is only common among merchants who hold much capital-...By their great capital they can arrange that in any case they have profit". [From whom?]

Another writer notes that "a part of the nobles and merchants.....employ all their available capital in dealing in money,..... the soil remains untilled, trade in commodities is neglected; there is often increase in prices".

Verily, "By their fruits ye shall know them", today as in past centuries. *How long will we endure?*

BOOK NO:

KING OF BOK

BLISS NO:

DEPT

BLISS NO:

CRISTIAN

MODERN

MODERN

MODERN

MODERN

MODERN

BLISS INFORMATION NOTED

BLISS CHIEF DATA, REPOS

BLISS CHIEF DATA, REPOS

NO.

Nov. 17, 1948

Mr. Walter A. Carlson
Fairhope, Ala.

Dear Mr. Carlson:

We find that we refunded to you the full amount of your 1948 auto tax, \$4.03. Since you were a lessee for only three-fourths of the tax year which ended Oct. 1, 1948 you were entitled to only three-fourths of the tax, \$3.03. We are therefore charging your account with \$1.00.

Repayment should be paid now as we do not want to bill the Savings & Loan Ass'n with a balance due the first of next year.

Very truly yours,

Secretary



March 9, 1943

Mr. and Mrs. Oliver Carnley
Fairhope, Alabama

Dear Mr. and Mrs. Carnley:

This will advise you that we have received an application from Mr. and Mrs. Wm. C. Mason, Jr. for a lease to lot 8, block 31, division 2, the lot applied for by you.

In compliance with the rules concerning counter applications a bonus payment of \$5.00 has been offered. It is your right to make a higher offer as I explained to you. I suggest that you let me know of your decision as early as possible, though you have seven days in which to reply.

Very truly yours,

Secretary.

*Bid 13.00
Mason raised bid to \$15.00
and Carnley withdrew.*

Tuesday, Oct. 3rd

Dr. Gaston: -

Will you please attend to my tax assessments for me; as a slight accident to my arm, back and foot ~~will~~ makes it very uncomfortable for me to have to stand for any length of time.

I am inclosing my 1944 tax list; every thing the same as last year.

I would appreciate, very much, if you will see to this for me.

Yours very truly
Katherine M. Carr

Feb. 21, 1942

Miss Katherine May Carr
Fairhope, Alabama

Dear Miss Carr:

When we went to establish the line between your leasehold in block 12, division 4 as presently described, and the south fifty feet of lot 9, the surrender of which was approved April 6, 1937, it was discovered that your improvements were in fact partly on such line.

I recalled that you had originally made application surrender only the south forty feet of lot 9 and when I reported the matter to our Executive Council Thursday, Feb. 20, it was agreed that the record should be altered making the surrender to be the south forty feet of lot 9 instead of the south fifty feet.

You may make record of this action by attaching this letter to your lease or you may bring your lease to this office and I will record the action thereon.

Very truly yours,

Secretary.

Copy to:

Mr. and Mrs. D. E. Nelson

August 21, 1941

Miss Katherine May Carr,
Fairhope, Alabama,

Dear Miss Carr:

In our council minute book I find that on April 6, 1937 your surrender of the south fifty feet of lot 9, block 12, division 4 was approved, I do not have any corresponding record on our copy of your lease.

While I recall the transaction and your rent charge has been adjusted accordingly I wonder if we could have omitted to make the proper endorsement on the back of your lease?

I will appreciate it if you will bring your lease to me for examination and if it is in proper order to copy the identical endorsement on our lease copy.

Very truly yours,

Secretary.

April 28, 1936

Miss Katherine May Carr
Fairhope, Ala.

Dear Miss Carr:

Mr. Wolcott and I had the surveyor to properly locate your leasehold in block 12 and found as I had reported an error of measurement. I have seen Mrs. Sheldon and we have agreed on a north line for you that I believe will be satisfactory to all concerned.

If you will call at this office, either I or Mr. Wolcott will be glad to go with you and show you the proposed line.

Very truly yours,

Secretary

CAG/mg

Nov. 14, 1944

Mrs. Lena P. Casebere
Fairhope, Alabama

Dear Mrs. Casebere:

In order to accomplish the proposed transfer to Mrs. Alberta P. Bennett of the South five feet of Lots 6 and 7 it will be necessary for you to make an endorsement on the back of your lease to that effect and to present the lease with such statement thereon to our executive council for approval.

Such endorsement should be substantially as follows:

For value received I hereby transfer to Alberta P. Bennett all of my right, title and interest in the South 5 feet of the North 69 feet of Lots 6 and 7, Block 8, Division 2, of the within lease.

Witness my hand this _____ day of Nov., 1944.

If you will bring your lease to me I will be glad to write the endorsement for you or you may write and sign it yourself and send it to me. We meet Thursday night and can handle it then if ready.

Very truly yours,

Secretary.

Nov. 11, 1952

Mr. M. M. Caswell
12 Benedict Place
Mobile 18, Alabama

Dear Mr. Caswell:

Property owners neighboring on your vacant lot on Kiefer St. have expressed fear of the fire hazard resulting from the high grass on your lot. We hope you will find it convenient to have this hazard removed in the near future.

We sincerely hope there is early prospect of your being able to build on your lot. There is a growing demand for desirable rental property here and you should have prospect of a fair return on your investment.

I am, Thanking you for your past attentions to our requests

Very truly yours,

Secretary

July 11, 1951

Mr. M. M. Caswell
12 Benedict Place
Mobile 18, Alabama

Dear Mr. Caswell:

Recently we have had several complaints about the growth of grass and weeds on your lot. I am sure the neighborhood would be quite appreciative if you would have it mowed.

Your past attention to this has been quite generally satisfactory and we trust you will give the matter your early attention. We hope you have not too distant plans of building on your lot. Buildings in that neighborhood are in good demand both for rent and for sale.

Very truly yours,

Secretary

Feb. 4, 1947

Mr. M. M. Caswell
12 Benedict Place
Mobile 18, Alabama

Dear Mr. Caswell:

The delay in getting your bill to you for the first half of this year's rent was due to the fact that there was a general increase of 11.1 per cent on all rents and further local increases involving certain sections. This made necessary the recalculation of all rents, hence the delay.

Your lot was influenced by both the general increase and a local increase as you will note on the enclosed statement. I am returning your check so you can make the necessary change or addition.

Very truly yours,

Secretary

PEYTON HIGGISON

CONTRACTOR

POST OFFICE BOX 402

MOBILE 3, ALA.

12 Benedict Place
Mobile, 18 Ala.
January 20, 1947

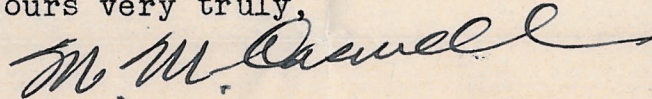
Fairhope Singel Tax Corp.,
Fairhope, Ala.

Gentlemen:-

I have not received your statement covering rental,
but am forwarding check to cover rental on Kieffer
Street lot.

Please note my new address.

Yours very truly,

A handwritten signature in dark ink, appearing to read "M. M. Caswell", written in a cursive style.

M. M. Caswell

PEYTON HIGGISON

CONTRACTOR

POST OFFICE BOX 402

MOBILE, ALA.

12 Benedict Place,
Mobile 18, Ala.
December 11, 1946.

Mr. J. E. Gooden,
Fairhope, Ala.

Dear Edwin:-

I have just received a notice from Mr. C. A. Gaston,
Secretary, that the grass and weeds should be removed from
my lot on Kieffer Street.

If it is not asking too much, will you please employ
someone to do this job for me; advise me what it cost and
I will mail you check to cover.

Hope this finds you and yours getting along O.K.

You must come to see us and our new place.

Yours as ever,

M. M. Caswell

Cc to Mr. Gaston

Mr. Gaston:-

Please note my new address.

M. M. C.

C
O
P
Y

July 17, 1954

Mr. M. M. Caswell
12 Benedict Place
Mobile 18, Alabama

Dear Mr. Caswell:

We wish to thank you very much for your prompt attention to our notice concerning the condition of your lot on Kiefer St. We are sure your having it mowed will be much appreciated by the neighbors.

We have hoped you might be able to build on this attractive lot so it might be producing some income for you. We are sure a residence suitable to the location could be rented at a fairly good rental almost continuously.

Sincerely yours,

C. A. Gaston, Secretary

12 Benedict Place,
Mobile 18, Ala.
August 16, 1954.

City Manager,
Fairhope, Ala.

Re: Lot #11; Block 2; Div. 3
Kieffer Street,
Fairhope, Ala.

Dear Sir:-

Will you please have the above Lot mowed, and render me bill
for same.

Your records will show that you did this job for me last year.

Yours very truly,

M. M. Caswell

Cy. to Mr. C. A. Gaston

Dear Mr. Gaston:-

I regret having failed to write the above letter earlier.

M. M. Caswell

Dec. 9, 1946

Mr. M. M. Caswell
1402½ Brown Street
Mobile 19, Alabama

Dear Mr. Caswell:

The Town of Fairhope has an ordinance requiring property owners to keep their lots free tall grass and weeds, etc.

The ordinance was passed both for the purpose of maintaining a pleasing appearance and the reduction of fire hazard.

The Mayor advises us that complaint has been registered concerning the lot to which you hold lease.

We hope it will be possible for you to correct this situation in the early future. The grass is tall and dry now and does constitute some fire hazard.

Very truly yours,

Secretary

Feb. 21, 1950

First Church of Christ Scientist
Fairhope, Alabama

Dear Lessees:

It has come to our attention that some lessees of lots such as yours on Fairhope Ave. which you lease in July, 1941 have abandoned their original plan for using the land leased and have offered to transfer the lease to another in consideration of his paying them a bonus.

At its meeting of February 16, the Council directed me to write to every lessee of an unimproved and unused lot whose lease was issued prior to January, 1948 and remind him that the asking or accepting of a bonus for the transfer of an unimproved leasehold is a violation of the lease contract and of the agreement he made over his signature when he made application for his lease.

Lessees of unimproved lots cannot recover past rents paid by them without violating the terms of the contract. Any rent paid last year was paid for the use of the land during that year. If the lessee neglected to make any use of the land in 1949 that is his loss and it is the intention of the corporation to prevent such lessee from collecting from another the rent paid by him for time that has past.

I was directed by the Council to advise all lessees such as you, who are not making present use of your land that if your plans have changed and you do not now intend to use the land you leased the Council will consider any equitable terms for the surrender of your lease so you may be relieved of the further payment of rent.

Enclosed find copies of the application, lease and constitution with the parts pertinent to this question underscored for your convenience.

Very truly yours,

Secretary

May 28, 1940.

Mrs. Alice H. Christopher,
Fairhope, Alabama,

Dear Mrs. Christopher:

Mrs. Randolph has been to this office with a request that we appeal to you to cut some of the limbs from the trees on your adjoining lot that hang down so low as to greatly restrict her use of her own lot.

I went by to look the situation over and it would appear to me that she has a just complaint and we hope it will be possible for you to give her the relief she asks or to make some suggestion to us for its accomplishment.

Faternally yours,

Secretary.

LCH

La Clede Hotel

150 TO 160' GOVERNMENT STREET
ENTRANCE TO TUNNEL - HIGHWAY 90
P. O. BOX 185JOHN W. WHEELER
VICE PRES. & GENL. MGR.

MOBILE 2, ALABAMA

August 1950.

C. A. Gaston, Sec.
Fairhope, Ala.

"only by fortuitous
circumstance" (quote) was I reminded
of your part in the Clarke-Stedman
controversy a few years ago.

It may interest you to know that
before Mr. Stedman moved to his new
home on Gaston Ave (deeded land) he
wrote me a letter admitting that
he had been wrong in every way, and
asked to be forgiven.

I told Mr. Kickerby at the time.
He may have told you. moral?

Mrs. E. M. Clarke.



100% AIR COOLED

April 10, 1947

Mrs. E. M. Clarke
Fairhope, Alabama

Dear Mrs. Clarke:

It is only by fortuitous circumstance that I am able to make this reply to your letter addressed to me some time in February. I had occasion to discuss with your attorney, Mr. Rickarby, the matter of your controversy with Mr. Stedman and when I remarked that I had never received any acknowledgement whatsoever of my letter to you, Dec. 23, he informed me he had a copy of a letter addressed to me by you. I asked if I might see the letter and he consented.

Needless to say I was not pleased by the impression my letter apparently made on you. On rereading it I can hardly see how, even by presuming to read between the lines, you could have interpreted it as your reply indicates you did. I have personal knowledge that Mr. Stedman desires to see the controversy satisfactorily concluded. I am convinced there was a misunderstanding. There seems good ground for such conclusion, it seems to me, on the basis of Mr. Stedman's very apparent impairment of hearing and your quite as apparent preoccupation with your house at the time.

I will contact Mr. Stedman within a day or so and will communicate the results to Mr. Rickarby. I desire to assure you that my intention in writing you the letter of Dec. 23 was not what you apparently presumed it to be. With every hope of a suitable settlement and a restoration of harmonious relations I am,

Sincerely yours,

Secretary

Copy to
Mr. Rickarby

CLARKE

April 10, 1947

Mr. E. G. Rickarby
Fairhope, Alabama

Dear Mr. Rickarby:

Mr. Stedman asvises me that he will be glad to pay Mrs. Clarke \$25.00 cash for the purchase of her interest in the trees cut by him.

In addition to the above Mr. Stedman states he will build a fence along the line between their leaseholds without expense to Mrs. Clarke.

It will not be practical for Mr. Stedman to build the fence this spring but he anticiates building it before the end of the year. Hoping this offer may be acceptable to your client I am,

Yours sincerely,

Secretary

Copy to
Mr. Stedman

ELLIOTT G. RICKARBY

LAW OFFICES
RICKARBY & RICKARBY
FAIRHOPE, ALABAMA

E. G. RICKARBY, JR.

April 5, 1947

Mr. D. I. Stedman,
Fairhope, Alabama

Dear Sir:

Mrs. M. E. Clarke has asked us to take up with you the matter of a settlement for the damage done to her property in the latter part of last year when in her absence and without her consent you cut down trees inside of her fence line and destroyed a large part of her hedge. These were a distinct addition to the value of her property.

Mrs. Clarke tells us that in an effort to reach an amicable settlement, in her letter to you of December 11th she agreed to accept one hundred dollars in settlement and would still accept this to avoid litigation if paid promptly. This offer, however is conditioned on immediate acceptance.

Please let us hear from you during the coming week.

Yours very truly,

Elliott G. Rickarby
For:
RICKARBY & RICKARBY

EGR;rak
2798
cc Client

Dec. 23, 1946

Mrs. E. M. Clarke
Fairhope, Alabama

Dear Mrs. Clarke:

I regret very much to learn of the disagreement between you and your neighbor, Mr. Stedman.

I was indeed surprised to see your letter to Mr. Stedman asking him to pay you \$100.00 for the cutting of the trees which were presumed to be on the dividing line between your lots. Such a price is four times the amount you agreed was a fair price for you to pay Mrs. Zeis for all improvements on the lot which, as I recall was mainly for clearing, the tree value being largely considered to be negligible.

I feel confident Mr. Stedman believed he had your agreement to the cutting of the trees and had no intention to offend you. It is my personal opinion it is an injury to both parties to have trees growing on or near a party line, and that where such is the case the best possible solution is an agreement between the parties for their removal. My position is that such growth draws sustenance from both lots and deprives both parties of the exercise of free taste in the development of their own grounds.

In the cutting of such trees it may fairly be considered that the parties have equal interests in the stumpage value, which is commercially \$3.00 to \$5.00 a cord and it generally takes several such trees to make a cord of wood. It is my judgment that Mr. Stedman would be altogether willing to settle with you on such a reasonable basis, and would be willing to stretch the point somewhat as to the real stumpage value.

While differences between our lessees are no responsibility of our corporation it is a great satisfaction to have them peaceably settle all differences that may arise. Trusting you will reconsider the matter in the light of my presentation of my views I am,

Very truly yours,

Secretary.

Second notice

December 1946.

Mrs. Stedman,

To damages on my leasehold
from removal of trees without sale
or permission —

One Hundred Dollars — \$100⁰⁰

You have had plenty of time to
show your intentions. If I do
not hear from you promptly,
I shall consult an attorney.

Mrs. E. M. Clarke.

Dec. 23, 1946

Mrs. E. M. Clarke
Fairhope, Alabama

Dear Mrs. Clarke:

I regret very much to learn of the disagreement between you and your neighbor, Mr. Stedman.

I was indeed surprised to see your letter to Mr. Stedman asking him to pay you \$100.00 for the cutting of the trees which were presumed to be on the dividing line between your lots. Such a price is four times the amount you agreed was a fair price for you to pay Mrs. Zeis for all improvements on the lot which, as I recall was mainly for clearing, the tree value being largely considered to be negligible.

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While differences between our lessees are no responsibility of our corporation it is a great satisfaction to have them peaceably settle all differences that may arise. Trusting you will reconsider the matter in the light of my presentation of my views I am,

Very truly yours,

Secretary.

Copy to Mr. Stedman

Friday a.m.

Dear Dr. Gaston,-

As you have so many interruptions and this is something of a private matter to me, I am writing this which you can read at your leisure.

Yesterday I went to Mobile to see the firm handling the Aluminum Ford utility buildings, and gave your name as a reference for credit and character. In all the years of living in Fairhope I never asked credit anywhere, consequently the S. J. Corp. is the only one in that line - if you can call it that.

In the last 20 months I have paid out for rent (\$300⁰⁰) nearly enough to buy ~~of~~ one of the small buildings referred to, with nothing to show but receipts, the last place very poor.

Now, that I have the lot, and friends are glad to loan me the money, I want very much to have a shelter, even tho' it is small.

This building - (garage etc) can be bought on time payments, hence the references required. Ownership will be in my name, and as I can, I intend to repay it ^(the loan) in small amounts - same as rent. As I will need some working capital for foundation, floor, etc. I want to

2

play safe. If necessary my friends (non-residents) will loan me more, - I could not take a loan unless I had something to secure it for them.

Miss Side (of the Welfare) seems to have gotten some mis-information, and her last call was very humiliating. She did not get my notice of change of location, and went down to White Ave. I never told Miss Parr any of my business, only as a reason for leaving that I hoped soon to have a place of my own, ^{and} she saw the lot transfer in the Colony report,

Miss Parr is a great talker, ^{and gossip,} & does not always listen to all that is said, then fills in to suit. I told Miss Side I could see no reason why

my plan for borrowing for a home, was any different from their stand-point than Mrs. Saxe.

Mrs. Saxe told me later that the Welfare did not know anything about her new home, until after she was in it, yet Miss S- spoke as tho' I would have to show an affidavit to prove that the money was borrowed. I think her suspicion is caused by a chance remark you made to her.

Will call ^{just before} ~~about~~ 5 p.m. to see if you will be the reference required. Thank you for your attention.

Sincerely,

Mrs. E. M. Clarke.

July 1 - 1944.

Dear Dr. Gaston, -

Expect to be in Fairhope the last of next week, meanwhile would like to give you time to see if you have any land that has any ramshackle "improvements" - any way habitable, that I could rent from you, or purchase cheaply.

Have left Florida for good, I hope, though they are counting on my returning. Staying here in Sosley - temporarily. Do not like it as well as Fairhope, hence this inquiry. Expected to go on Monday, but will wait till after the 4th.

Sincerely -

Mrs. E. M. Clarke,

Sosley,

Alabama.

April 14, 1943

Mrs. E. M. Clarke
Estero, Fla.,

Dear Mrs. Clarke:

I was pleased to receive your letter of April 6, and, of course, remember you quite well and pleasantly and I'd like to be able to tell you to come right along. However Fairhope is having its facilities sorely pressed to furnish dwelling accommodations to Mobile industrial workers. Many of these like Fairhope so well they would build homes for themselves but for the Federal government limitation on building. Some are managing to do so but as soon as a rentalable property is vacated it is taken up, and, I'm sorry to say, not always at a reasonable rental, necessity and desire promoting competitive bidding.

Mrs. Katherine B. Steele, Stimpson St., told me recently that she was considering a trip to see her remaining family in the north, if she could rent her house for a couple of months while away. I think you may know the place, not all the conveniences but I imagine fairly comfortable for summer residence. Mrs. M. H. Lee, Morphy Ave. might have a room. These are just suggestions, I haven't talked with them. My thought is that if you were here on the ground you might find something, or might find means to build, the corporation still has desirable lots for lease.

I am happy to report that Mr. Wolcott is still in the office and keeps well. He doesn't fish as often as formerly, but came in last week with a nice mess of bream which he graciously shared with me. I'm sending you a copy of the Courier as requested and a little Fairhope booklet. I received The American Eagle and have read with interest the marked articles and some others. Thanks.

Yours very truly,

Secretary.

Estero, Florida.
April 8, 1943.

Dr. C. Gaston.
Fairhope, Alaba ma.

Dear Dr. G.--

If you will think back not so very far, you will recall that I was a leaseholder for over ten years, on Section Street next Brad Neimeyers.

I was in Montgomery for a year after leaving Fairhope, then came over to Jacksonville, and last December came down here in the interests of a friend. Now, I know I've had enough of this section, and have learned all I think it is necessary to know to keep my friend from coming here.

I had a card from Dr. Godard some months ago, and he said Fairhope was building up very fast, etc.

Since I left Fairhope matters are a little easier for me, due to a small income from a Connecticut estate. and Fairhope looks about as well,- compares about as well, as lots of other places. And I know all about what insects you have there, and they are not the kind to drive one crazy.

Have you a small place available that I could get, and pay for the improvements on the "Extortion" plan? (That word is the old-time darkies twist of - installment.

Would you send me a sample copy of the Courier? Then I will send you one of the papers from here. I do some proof-reading, and have just finished indexing a book on Tropical Horticulture, and I see latin names in my sãeep.

Please say "Hi" to Mr. Wolcott, - suppose he is still going on the same way, fishing, etc.

Thanking you for the above info. I am

Yours very truly,

Elinor M. Clarke

Address

Mrs. E. M. Clarke

Estero,

Florida

Estero is the home of the
Koreansham Unity, of which
you may have heard.
Terri, Tidi - I came
I saw, but I've not
been convinced.

Dec. 12, 1941

Mr. Guernsey Clarke
Fairhope, Alabama

Dear Mr. Clarke:

I have a copy of the bill for the 1941
State and County taxes on the property assessed to
Clarke Bros., in the amount of \$20.37.

We would be glad to pay this bill for you
as we did last year but it will first be necessary
for you to pay the balance due on this years rent
amounting to \$24.75 inclusive of penalty.

If the above amount is paid now we will
also pay the \$9.70 Town tax which will be due this
month. Of course this will have to be attended to
in sufficient time for us to pay the taxes without
penalty.

V Very truly yours,

Secretary.

Dec. 9, 1942

Mrs. Minnie Clay
Fairhope, Ala

Dear Mrs. Clay:

We have the 1942 Town tax bill on the Pierce property you are purchasing but find that after paing the state and county taxes there remains only \$3.02 for payment of this bill.

It will therefore be necessary for you to pay \$1.48. We suggest that you hand us a check payable to the Town for that amount or hand us the cash and we will make payment in full. It will of course be necessary to attend to this matter this month.

Very truly yours,

Secretary

*Paid Cash 12/14
C. A. S.*

WILLIAM E. CLEMENT
718 HIBERNIA BANK BLDG.
NEW ORLEANS 12, LOUISIANA

Nov 9/60

Dear friend Barton

It was very pleasing to note the "Common-
Sense" Answer To The "Violence" Problem write-up in 11/3
issue. It was well displayed and right where I wanted it -
alongside the Bahron letter. I very strongly agree with Bahron in
"What would happen to these (horrified money) suburbs in case of a
severe depression makes one shudder". Unfortunately our economists,
and politicians, learned nothing as to the inevitability of a severe depression
as so well brought out in Howe + Howe magazine.

It was good to have that visit from Bill Manning and
it may be that - with conditions as they are - things will commence
to move forward in a way that will be interesting to you and I.

I enclose \$1.00 cash and ask that you pass this on to The
Courier with request that if possible they send me a few copies of
the 11/3 issue.

Thanks and best wishes

Will E. Clement

WILLIAM E. CLEMENT
718 HIBERNIA BANK BLDG.
NEW ORLEANS 12, LOUISIANA

Mr. Sartor
In the closing
paragraph of my Common-
Sense pamphlet story in the Courier
reference is made to my Atomic off-
ice in with Churchill, and of W.T.
W.E.C.

the WHAT A PROMINENT SCIENTIST SAYS
ABOUT "WINSTON CHURCHILL'S ANTI-DEPRESSION PROPOSAL" *book,*

D. Lee Chesnut of Scotia, N. Y., engineer, lecturer and nationally known author of The Atom Speaks and Echoes The Word of God,* summarizes the Churchill collection of ground rent for community purposes as follows:

"You have followed a very understandable pattern:

- (A) - Presenting the tax problem as a PROBLEM of the first order, and one for which your entire reading audience agrees needs a solution;
- (B) - Building a platform on Churchill's views, with Churchill being recognized as probably one of the worlds greatest current statesmen, and practical political figure;
- (C) - Reducing the complicated problem to the simple building-block design of the atom [protons, neutrons, electrons] with God as the author of its design and relationship;
- (D) - Suggesting the same 'building block' approach to the solution of our current problem, with the emphasis that our human relationships must be based upon Gods immutable laws.

I like your method-it can be followed very clearly-and you should stimulate a great deal of serious thinking about the subject."

*The Atom Speaks and Echoes The Word of God,
Wm. B. Erdmans Publishing Company, Grand Rapids, Michigan.

Jan. 10, 1948

Dear Mr. Cleveland:

Your will note that I erred in giving you the amount to be paid on your tax. I am therefore returning your check and am sending you a letter to the Tax Collector so you can make personal remittance.

Sorry I balled this up, but that's what happens when I undertake to try to do more when I am already loaded up with work.

Sincerely,

COPY

Fairhope, Alabama
Jan. 12, 1948

Mr. M. H. Wilkins
Bay Minette, Alabama

Dear Mr. Wilkins:

Included with the personal property assessment as shown on the enclosed bill for 1947 taxes, was a boat valued at \$270.00. Since I sold this boat in the Fall of 1946 to a Mr. E. J. Peterson I do not consider that I am liable for the payment of a 1947 tax. Mr. Peterson is, I believe, a non-resident and he took the boat to Panama City, Florida.

I got the enclosed bill from Dr. Gaston, Secretary of the Fairhope Single Tax Corporation and he informs me that the tax on the ~~mb~~ boat would amount to \$5.67 and would leave a tax on the remainder of my property amounting to \$17.10.

Please find enclosed my check for \$17.65 in payment of the tax, the 50¢ Collector's fee and 5¢ interest. I enclose stamped self addressed envelope for your convenience in mailing me the receipt.

Very truly yours,

COPY

Dec. 21, 1947

Mr. C. Wheatley Cleveland
Fairhope, Ala.

Dear Mr. Cleveland:

Your 1947 state & county tax bill includes a tax on your boat in the amount of \$5.67. We will be glad to pay the bill if you will hand us remittance payable to M. H. Wilkins for the \$5.67 in time to pay the tax this month.

Likewise the town tax includes a tax on the boat in the amount of \$4.05 and if you will furnish us that amount we will pay the town tax in the total amount of \$19.05. All taxes must be paid before the end of this month if added charges are to be avoided.

Very truly yours,

Secretary

COPY

Oct. 1, 1948

Mr. Robert L. Cody
Gen. Del.
Eufala, Ala.

Dear Mr. Cody:

It is again time to assess your property and I need information as follows:

Have you made any change in your fire insurance?
The record shows \$5000 with Kirby Wharton, agent.

Have any additions been made to the 6 room frame house and garage?

Has there been any change in the furnishings?
The record shows furniture valued at \$400. Have you any butane equipment? If so of what value?

Very truly yours,

Secretary

October 13, 1948

Mr. C. A. Gaston
Fairhope Single Tax Corporation
Fairhope, Alabama

Dear Mr. Gaston;

In regards to your letter of the first I have not made any changes in, on, or about my property. It may be assessed at the same amount as the record shows.

If you need any other information you can contact me at Eufaula, Alabama.

Yours very truly,

R. L. Cody

R. L. Cody

COLE

Feb. 2, 1945

Baldwin County Savings & Loan Ass'n
Robertsdale, Alabama

Re: Assigned Lease of Hugh L. and Catherine Cole

Gentlemen:

Our Executive Council, on Jan. 18, 1945, approved an application from Hugh L. and Catherine Cole for "the South 30 feet of the North 215 feet of Lots 4 and 5, Blk. 16, Div. 2 to be added to and made a part of our joint-tenant lease to the South 90 feet of the North 185 feet of said lots."

Since you hold the applicants' lease, aforementioned, and said lease, in its original form, is assigned to you to secure a loan from you to the applicants, it was agreed that the Council approval be subject to your acceptance of the condition that the additional land become a part of the lease which you hold.

If the foregoing is acceptable to you we request that you sign and return to us the tissue copy herewith enclosed and attach this letter to your copy of the lease.

For your information the annual rent on the added land is \$10.80 and this year's additional charge, \$10.20, of which \$5.40 has been paid by the applicants.

Very truly yours,

Secretary

The Baldwin County Savings & Loan Association, Inc., acknowledges receipt of the foregoing and accepts the addition to its assigned lease.

June 23, 1941

Mr. Hugh L. Cole,
Fairhope, Alabama,

Dear Mr. Cole:

Our Executive Council has approved of the Bank of Fairhope agreement to sell and transfer to you the south 90 ft. of the north 185 ft. of lots 4 and 5, block 16, division 2.

At the suggestion of the Bank the adjusted charge was set up as of April 1, and the rent bill you will receive the first of July will be on that basis.

For the 90 ft. frontage the annual rent at the present rate will be \$20.50 and the advalorem taxes on your improvements and personal property for 1941 will be \$18.55 as I have calculated. Mrs. Cole spoke to me about additional land to the south and at the present rate each additional foot would mean increasing the rent charge by approximately 23¢.

I enclose an application in duplicate, which you will please ~~XXXXX~~ sign and return to this office, the lease to be issued after you have completed the purchase agreement.

Very truly yours,

Secretary.

*Acknowledging
with grateful appreciation
your very kind and thoughtful
expression of sympathy*

*Marlene Winberg
Harry S. Coleman
and family*

Nov. 29, 1950

Mr. Robt. B. Collins
Rt. #1, Irvington, Ala.

Dear Mr. Collins:

If penaltys are to be avoided your property must be assessed and taxes paid before the end of December.

Do you now have in the house any furniture other than the butane equipment and the electric water heater?

We cannot pay taxes for lessees whose rent accounts for the year are not paid in full before the end of December. Our records show that you owe us \$27.72. If you will make immediate payment to us of that amount we will attend to paying the County tax of \$23.95. However we will not have enough left to pay the Town tax of \$21.75.

I suggest that you send ~~me~~ us the \$27.72 owing our corporation and that you send an additional payment for the City of Fairhope amounting to \$18.94. That will balance your account here and enable us to pay all taxes due for 1950.

As stated before these matters will have to be attended to at once to avoid additional penalty charges.

Very truly yours,

Secretary

Feb. 24, 1944

Mrs. Camilla Owen
2324 Napoleon Ave.,
New Orleans, La.

Dear Camilla:

In reply to your recent letters concerning your pro rata share of the taxes on the Colonial Inn property for 1943 I believe the confusion lies in the difference between the Colony rent bill and the annual tax bill.

The Colony rent bill for 1943 was \$364.93 and you did pay half of that, \$182.47, on January 22, 1943. However the total 1943 tax obligation of the Colonial Inn Corporation was the Colony rent of \$364.93 plus the 1943 Town of Fairhope tax in the amount of \$218.50, one-half of which, \$109.25 would have to be paid by you if you were obliged to pay one-half of the 1943 tax obligations.

I hope this explanation will clear the matter for you, though I appreciate it is a little involved.

Our azaleas are rapidly coming into bloom now and Fairhope will be very pretty in a little while if we do not have any more severe cold weather. With sincere best wishes I am,

Sincerely yours,

2234 Napoleon Ave.
New Orleans

--February--6-45--

Mr Conney Gaston,

My dear Conney--

Is this correct? do I owe \$1.50
for taxes on lots in Mrs
Mc Clintock's name? if I
have already paid it which
I thought I did let me
know, I have been through
such a strain and so much
sorrow I confess I do not
know thanking you and
hoping you + yours are all
well and happy I am
sincerely
Carmelo.

Wrote and 2/8/45
C.M.S.

3/1-44 -

Mr Cornie Gaston,
Dear Cornie,

Thank you for your trouble
and for your recent letter.
I was so sure I had paid
the half of the colony tax
and as I have been unable
to get a reply from Mr Red-
wood (who has been out of
town) I am sending check
for \$9.25, in the event of
a mistake and Mr Redwood
sending me the cancelled

check I will expect Mr Oerton to
return the amount of 109.25.

Best wishes to you all and will
you call Mr Richaby and tell him
of this letter. most sincerely

Carroll

Jan. 28, 1944

Mrs. Camilla Owen,
2234 Napoleon Ave.,
New Orleans, La.

Dear Camilla:

I called Mr. Rickarby to find out what your letter of the 27th was about since you failed to include the bill. He advises me that it was the Town of Fairhope tax on the Inn property for the present year which was not due nor payable prior to the first of December, 1943.

The first half of the 1943 rent paid by you Jan. 22, 1943 did cover your pro rata share of the state and county tax since that ~~xxx~~ tax was a liability of our corporation on the terms of the lease contract. The entire year's rent being taken to pay the county tax the Town tax is in its entirety an obligation of the lessee. In cases such as yours mid-year transfers generally provide for a pro rating of such anticipated charges.

I enclose a bill for the state and county taxes, attach your check for the total amount shown and mail it to M. H. Wilkins, Bay Minette, Ala., (check payable to M. H. Wilkins) with a 3¢ stamp for returning the receipt to you. I'm sorry your are bothered by these loose ends but guess they can't be helped.

Sincerely

C. A. (not R.C.) Gaston.

1/27-44-

Dear Corrie,

I just had this notice from Mr. R. Charly and I feel there must be a mistake as I was sure I paid all taxes up to July 1st which was the agreement. I wish you would check this for me and in the mean-
time I will look up my records & receipts. also will you please send me the amount of taxes I owe on lots for state & county as I do not know who to write to, I will certainly appreciate it. With personal regards I am

sincerely

Camilla Owen

22 34 Napoleon Ave
New Orleans
La.

August 12, 1949

Mr. and Mrs. Russell B. Conger,
Fairhope, Alabama.

Dear Mr. and Mrs. Conger:

The council has directed me to write to all lessees who have not yet paid in full the rent for last year, 1948.

The recent statement of your rent account is in error in showing a balance from 1948 of \$3.99. The balance should have been \$3.41. We find a penalty overcharge of 58¢ was made when you made your last payment, \$25.00 December 27, 1948.

We have made proper corrections on our books and are enclosing a corrected statement. We hope it will be possible for you to make a payment on your account in the near future. Our corporation has assumed large obligations for street and sidewalk improvements, making it necessary to realize as much as possible from its outstanding accounts.

Very truly yours,

Paid

Secretary

C/C to Bank of Fairhope.

*no Payment
Shue Nov. 17*

August 15, 1949

Mr. Russell B. Conger
Fairhope, Alabama

Re: LH-G-5008-Ala.
CONGER, Russell B., Jr.

Dear Mr. Conger:

We are in receipt of a copy of a letter, addressed to you under date of August 12, 1949, by the Fairhope Single Tax Corporation.

This letter indicates a delinquency in your rental to that Corporation, and this delinquency constitutes a default in the matter of your G. I. Home Loan, which we are holding.

If you are not in position to pay the entire amount due, at this time, we suggest that you call at this Bank for a discussion of the matter.

We ask that you let us hear from you within the next week.

Yours sincerely,

President

KW eb

Pmet

FAIRHOPE SINGLE TAX CORPORATION

ADMINISTERING

Fairhope Single Tax Colony

ESTABLISHED 1895

FAIRHOPE, ALABAMA

Nov. 11, 1941

Mrs. Emma L. Connolly,
Fairhope, Alabama

Dear Mrs. Connolly:

Please advise me if the insurance on your house is still \$800.00; also whether you have any insurance on the contents and if so how much?

Have you an Electric refrigerator or range or water heater, if so what is the value of each? I note that other furniture is valued at a total value of about \$330.00. Do you consider this to be a proper value at the present time? I consider that a fair value for taxation is what like furniture would cost in the second hand retail market.

Very truly yours,

C. A. Gaston
Secretary.

M. Gaston

Dear Sir -

In regard to the above I have an electric Refrigerator value \$125.00 which I bought last fall but no electric stove.

I consider my insurance entirely inadequate and am thinking of increasing same.

I wish to thank you for your help in my taxes since we have not been able to get up town for any length of time

Yours truly
Mrs. R. E. L. Connolly

Nov. 11, 1941

Mrs. Emma L. Connolly,
Fairhope, Alabama

Dear Mrs. Connolly:

Please advise me if the insurance on your house is still \$800.00; also whether you have any insurance on the contents and if so how much?

Have you an Electric refrigerator or range or water heater, if so what is the value of each? I note that other furniture is valued at a total value of about \$330.00. Do you consider this to be a proper value at the present time? I consider that a fair value for taxation is what like furniture would cost in the second hand retail market.

Very truly yours,

Secretary.

FAIRHOPE SINGLE TAX CORPORATION
FAIRHOPE, ALABAMA

DEAR LESSEE:—

October 1, 1941

The Tax Assessor, E. S. Tunstall and Tax Collector, M. H. Wilkins have announced that they will be at Fairhope, October 15th, 16th and 28th to receive assessments of taxable property and collection of taxes due. The law states:

"It is the duty of every person liable for taxation to attend in person before the Assessor in the precinct of the taxpayer's residence and then and there render to the Assessor under oath, a full and complete list of all property of which he was owner or of which he was trustee or agent on the first day of October of the Year."

When you go to the Assessor be sure to take your last year's assessment with you. Check it over first to see if it is in proper order as to the items listed and the valuations. Valuation of taxable property should not be the full value, but 60 per cent thereof, as required by law. If the valuations on the items of taxable personal property returned by you last year, have decreased or increased you should make a corresponding change on this year's return. If the improvement value is in excess of 60 per cent of the true value please report the same to me and I will be glad to assist in making a protest.

Should you desire any help in making your assessment this year or if there is any particular information you desire I shall be glad to be of any assistance I can. If you will be unable to attend in person to make your own assessment I will be pleased to act for you without charge provided you supply me with the necessary information and your last assessment sheet.

Very truly yours,
C. A. GASTON, Secretary

Dear Mr. Gaston -

I am unable to go to assess my taxes and would it be possible for you to attend to them for me.

The doctor has ordered me to bed for a couple of weeks and no knowing how much longer.

Yours truly
Francis Connolly

Feb. 16, 1953

Mr. Alfred Coppock
Springville, Iowa

Dear Mr. Coppock:

We are sorry to learn of your father's death and appreciate the opportunity we had had to make his acquaintance. Enclosed find our receipt for your remittance of the first half of the 1953 rent on his leasehold.

You are correct in your understanding that your father owned only the buildings and other improvements upon the land. The land belongs to our corporation and was held by your father through the authority contained in our 99 year lease issued to him under date of March 16, 1951. We find that your father left his copy of the lease which is issued in duplicate with us to be kept in his file in our office.

I presume a sale of the improvements and a transfer of your father's leasehold interest in the land could be made by a person who is named as executor in a will that has been admitted to probate or if there is no will one who has been appointed by the court to administer the estate of the deceased, or possibly by all the heirs of the deceased. There should be no trouble about an abstract since your father's lease was not recorded other than in our records, nor were the leases preceding it recorded.

The improvements on the land, buildings, etc., were sold by the previous owner to Raymond Beaty for \$3,005.00 and your father acquired them from Beaty by a trade for his former place on Morphy Ave. which our records show him to have purchased for \$3700.00. If you will advise me of your authority and the source of such authority I should be able to give you more specific information concerning the proper means of disposing of the property.

Very truly yours,

Secretary

Springville Ia
Feb-10-1953
Dear Sir:—

I received your
letter in regard to
tops, and am sending
you a check for \$23.75
to pay for my Father's Tops.
My Father died the 1st
of Nov. and I am the
Trustee for his Estate,
so you can just mail
all of your notices to me.
we are talking about
selling his place. Could
you give me information
on how you do it in
your state, in regard
to the abstract and

Reed, I understand the
County owns the land,
and we just own the
house. Will I have to
come down there to
close the deal, or can I
do every thing by mail.

Yours truly

Alfred Coppock

Springville

R.R. 1.

Iowa

Feb. 15, 1950

A. A. Corte & Sons
Loxley, Alabama

Attn: Mr. E. D. Corte

Gentlemen:

Please find enclosed receipt for your recent remittance in payment of the first half of the 1950 rent on the 200 acres leased from us.

We note your comment concerning the increase. The Executive Council made a detailed study of country land rents before fixing the rents for 1950 and believes the increases made to be justified. Demand is the major factor in determining the rental charge and the corporation has a constant demand for country lands which it cannot fill, since all such lands are now under lease.

All country land rents were increased, many of them twice as much as the increase on your land and some more than twice as much. You will note that the increase in the per acre charge for your lands amounts to only slightly more than 26¢ per acre. Demand indicates we would have no trouble finding lessees for all the land we could get at the rentals now levied.

We suggest that you read over again your application and lease and the constitution, copies of which are herewith enclosed so you may more fully understand the purposes of our corporation.

Very truly yours,

Secretary

J. A. CORTE
E. D. CORTE
A. I. CORTE

A. M. CORTE

A. CORTE
F. CORTE
J. CORTE

A. A. CORTE & SONS

REFERENCES:

Merchants National Bank,
Mobile, Ala.
First National Bank,
Mobile, Ala.

SPEEDCODE

U. S. LICENSE No. 73500

GROWERS and SHIPPERS of QUALITY

**POTATOES, SWEET POTATOES
CUCUMBERS and GREEN CORN**

SALES MANAGER L. D. PHONE 510

LOXLEY, ALABAMA

February 8, 1950

SHIPPING POINTS:

Loxley, Ala.
Robertsdale, Ala.
Summerdale, Ala.
Foley, Ala.

Fairhope Single Tax Corp,

Fairhope, Alabama.

Gentlemen;

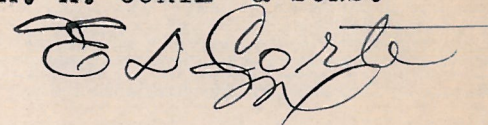
We attach check for \$181.67 to cover rent on land for the first half of 1950.

If there is any adjustment made on this rent, kindly mail us check for the amount. We talked to you about this over the telephone some days ago.

Yours very truly,

EDC/m

A. A. CORTE & SONS.



— WESTERN UNION, POSTAL TELEGRAPH AND TELETYPEWRITER SERVICE —

Oct 13, 1938

A. A. Corte & Sons
Daphne, Ala.

Attn: Mr. Julio Corte

Dear Mr. Corte:

Your name does not appear on my copy of assessments made by our lessees. While the land itself is not assessed by the lessee but by us the lessee should assess any improvements on the land leased from us at 60% of its value.

The Assessor requires a proper description of the land as shown on your lease. A separate assessment sheet should be used for making a return of improvements on our land. The improvements on the 40 acres recently leased from us were assessed last year at \$50.00. Improvements include, buildings, fences etc., but not timber as I understand it.

Very truly yours,

Secretary

CAG/mg

4 6 3 2 *
6 4 6
6 6 9

5 9 4 7 *

Dec. 8, 1945

Mr. E. D. Corte
Fairhope, Alabama

Dear Mr. Corte:

To transfer your lease you will have to write an endorsement of transfer on the back as provided in paragraph (11) of the lease.

So the Council may exercise the powers of the Corporation to curb speculative tendencies it is now required that the exact consideration for the transaction be included in the transfer endorsement.

We suggest that you re-read paragraph 3 of the application attached to and made a part of your lease contract. The Council will be governed by its consideration of the provisions there set forth in reaching a decision to approve or disapprove a transfer.

A customary form of endorsement is as follows: For and in consideration of \$_____, I do hereby transfer to _____ all of my right, title and interest in and to the within lease. Witness my hand this _____ day of _____, 19__

Very truly yours,

Secretary

June 3, 1944

Mrs. E. D. Corte
Fairhope, Alabama

Dear Mrs. Corte:

Your offer of \$20.00 for the improvements on the land applied for by you was taken before the Council at its meeting this week.

The Council decided that the appraised value of \$40.00 was not excessive and since it was our understanding that you did not care to pay that much I was authorized to return your deposit check to you.

Your check is herewith returned and we are considering the application cancelled.

Very truly yours,

Secretary.

May 8, 1944

Mrs. E. D. Corte
Fairhope, Alabama

Dear Mrs. Corte:

Since writing you the 22nd of last month concerning the lot on Morphy Avenue applied for by you we have made inspection of the land and find there are several good pecan trees on the land. We have placed a value of forty dollars on these and if you wish to have the lease to the 75 foot lot 521 feet deep it will be necessary for you to pay us the value of the trees.

I would like to know whether you want to go through with the leasing of the land or not and will appreciate your letting me know at once. If the trms, etc are not agreeable we will cancel the application and refund the check given us.

Very truly yours,

Secretary.

April 22, 1944

Mrs. E. D. Corte
Fairhope, Ala.

Dear Mrs. Corte:

A survey of the land applied for by you reveals that the lot we have for lease is 75 feet front by 521 feet deep instead of 100 feet front.

Please advise us if you are willing to accept the 75 foot lot. If you are not willing to accept the reduced lot you may withdraw your application and we will refund the payment made.

Very truly yours,

Secretary.

M. Dygon,
xxx xxx

C. A.
xxx

Jan. 29, 1937.

Mr. Julio Corte,
Daphne, Ala.,

Dear Mr. Corte:

I enclose herewith the papers to sign for the accomplishment of the inclusion of all your holdings in Section Two as we discussed the matter yesterday.

Please sign for A. A. Corte the two "Application for Land" forms, the two "Lease" forms, the statement of failure to receive the recently issued lease with a request to surrender your old lease and be issued a new lease for the entire holding and also sign the endorsement you will find inscribed on the back of your old lease which I am herewith returning. This last to be signed for A. A. Corte & Sons.

You will then return all the signed papers to me and our Executive Council will act on the matter Monday night. I will then be in a position to return your copy of the new lease to you.

Very truly yours,

Secretary.

January 15, 1937

Mr. Julio Corte
Loxley, Ala.

Dear Mr. Corte:

I have in my files only the Corporation copy of lease of A. A. Corte to the northeast quarter ($\frac{1}{4}$) of Northwest Quarter ($\frac{1}{4}$) of Section Two and copy of lease of A. A. Corte & Sons to Northeast Quarter ($\frac{1}{4}$) except southeast quarter ($\frac{1}{4}$) of southeast quarter ($\frac{1}{4}$) Section Two. Check up on the description of the leases you have. I must have given you a copy of the A. A. Corte lease.

Perhaps it was your intention to have this latter lease which was issued in 1933 to A. A. Corte & Sons also exchanged for a lease to A. A. Corte. If this is so it will be necessary for you to turn in the old lease or for A. A. Corte & Sons to make an assignment on the back thereof to A. A. Corte which assignment it would be best to have notarized. If this is done this office should be given an exact copy of the assignment and notarization so that it can be inscribed on the back of the corporation copy of the lease.

It was my impression that your lease was for the full Northeast Quarter ($\frac{1}{4}$). If this is true a new lease should be issued, with the full description.

Very truly yours,

Secretary

CAG/mg

December 11, 1936

Mr. Ernest Corte
Fairhope, Ala.

Dear Sir:

We are now opening an alley in the rear of block 11 division 1, opening into Summit Street, allowing 10 feet off the back of our lots fronting on Fairhope Ave. We hope to be able to get Mr. Heathershaw to give a like amount from his holding on the south. It would be desirable, if it could be so arranged, to carry this alley on through to Church Street. We could not give 10 feet at the Church Street end but could give 6 feet and if you would give 6 feet a 12 foot alley could be provided. The Town of Fairhope is willing to open and maintain this alley if provided for.

I believe that such an alley would be advantageous to you as well as to the Single Tax Colony. I will appreciate your immediate consideration of this proposal.

Very truly yours,

Secretary

CAG/mg

Sept. 10, 1936

A. A. Corte & Sons
Loxley, Ala.,

Attn: Mr. Julio Corte

Dear Sirs:

In compliance with your request a survey has been made of the north-east quarter of Northwest Quarter of Section Two and the improvements (clearing, timber, building, fences, etc) appraised at \$279.00.

To secure a lease to the land it will be necessary to make application on our regular form (copy of which is enclosed) together with a deposit of six months rent, and agree, if application is accepted, to pay for the improvements at the appraised value.

I wish to call to your attention the rule of the corporation requiring that notice of each application be posted on the enclosed form and that the issuance of a lease is subject to this rule.

For your convenience I have filled in the description of the land under consideration. You can sign it, attach your check for \$15.77 and return it to me if you desire to make application. I will then post notice of application and at our next regular meeting, Sept. 21st, the council can approve the issuance of a lease to you provided there are no other applicants. If your application is not approved your deposit check will be returned to you.

Very truly yours,

Secretary

CAG/mg
Enc.

March 11th.1949

Mrs.William Corzatte,
City.
Dear Mrs. Corzatte:

I note that Clayton never called for his withholding statement and I am therefore enclosing it to you along with a form 1040A. You can forward it to him so that He might make his return. If this is the extent of his earnings He will be entitled to a refund if He fills out these forms.

Yours very truly yours,

C.A.Gaston. Secretary.

March 10, 1952

Mr. C. A. Gaston
Fairhope Single Tax Corp.
Fairhope, Alabama

Dear Mr. Gaston,

One of the young men at the firm where I work is interested in the Single Tax Colony and property under this plan. Will you please send him literature and let him know if you have any lots available at this time. His address is;

Mr. Curtis Hare
Rt. # 2, Box 770
Birmingham, Alabama.

You see I haven't forgotten some of the things I learned in Fairhope.

With kindest regards to you & your family, I am,

Yours very truly,
(Miss) Catherine F. Coulson
1129 N. 26th Street, Apt. 513
Birmingham, Alabama

P. S. Please note change of address. ecc.

August 9, 1949

Mr. and Mrs. E. A. Cramer,
Fairhope, Alabama.

Dear Mr. and Mrs. Cramer:

Your delinquent indebtedness on your colony property is of much concern to our corporation. The corporation has obligated itself this year to pay some thousands of dollars for public improvements. In order to discharge the obligation above referred to as well as the 1949 tax obligations, the corporation may find it necessary to demand substantial payments on delinquent accounts such as yours.

At the present time your rent indebtedness, inclusive of 1949 rent, amounts to \$684.25. Accrued penalty charges through July 1, 1949 amount to an additional \$104.15. Receipts for 1945-46-47-48 Town taxes have not been delivered to us for credit on this account.

You are urged to give this matter your immediate attention and report to us what plans you have for discharging or greatly decreasing this indebtedness.

Very truly yours,

Paid

Secretary

CAG:PMG

*No Payment
Paid in full
80 1-1-50*

Aug. 23, 1946

Mrs. Henry Crawford Jr.
Mrs. Roy E. Lloyd
Mrs. Ellen Anacker
Mrs. Annie B. Call

Dear Lessees:

Your petition for a sidewalk on the East side of Bay View St., between Fairhope and Magnolia Avenues was presented to our Executive Council Thursday night, August 15.

While no action was taken your petition was broadly discussed. The members of the Council appreciate that the improvement petitioned for is needed and it is their hope that an extensive program of street and sidewalk improvement may be entered upon next year.

At the present time the demand on construction forces made by private builders is so great that the possibility of getting an economical bid for such work seems remote. Also it appears to the Council that the needs of individuals for homes, etc., is much more immediate than for such public improvement as you have petitioned for.

Your petition is being placed on file and I am confident will receive substantial recognition as soon as the construction situation is sufficiently improved.

Very truly yours,

Secretary

We the undersigned petition for
a sidewalk on Bayview ave. on the
East Side of Fairhope ave. We are
really in immediate need of this for the
safety of our children as much as
the real need for a sidewalk for walking
purposes -

Mrs. H. Crawford Jr.

Mrs. Roy E. Foyd

Mrs. Ellen Anderson

Anne Ball

6719 BRYN MAWR AVENUE
PHONE NE. 1-3097-CHICAGO 31 U.S.A.



L.B. ALLEN CO., INC.
SINCE '93 MANUFACTURING CHEMISTS

March 9, 1949

Single Tax Corporation
Fairhope
Alabama

Gentlemen -

Will you kindly advise me the amount of taxes paid
by Jim Gregg on the property (at the corner of School
and Stimpson Streets) formerly occupied by me.

or/and rents

and if, per agreement by him

The time is but three months away when he is to
surrender the property back to me. It then becomes in-
cumbent upon me to refund interest, taxes and insurance
premiums to him and to accept as rental for the period
the same as previously allowed me by the O.P.A., viz.
\$35.00 per month for the period of his occupancy.

Awaiting your advice on this, I remain,

Yours with best wishes,

SSC:EMV

Stuart S. Crippen

LAWSON PURDY
790 RIVERSIDE DRIVE
NEW YORK 32, N. Y.

Jan 21/44

Dear Mr. Gaston,

Thank you for your
informing letter. I have been
interested in Fairhope for nearly
fifty years and especially since
my interesting visit in 1942.
Your success is very gratifying.

I enclose a letter from
Crippen. It looks as though
my letter was helpful. I hope
so - I thought he was a trouble

maker and wrote accordingly.
If his house is as he described
it I think it would cost
\$5000 in this part of the country.
I can't understand his appraisal.

The Townsends and their
success present a difficult problem.
The immorality of forcing others
to support you is a lesson for
the Am people.

Mrs. Pindy has fallen in love
with Fairhope and reads the
Courier with pleasure.

Sincerely yours Landon Pindy



L.B. ALLEN & CO. INC.

6719-33 Bryn Mawr Ave.

Phones - Newcastle 3097-3098

CHICAGO ILLINOIS

Zone 31



Terms Net 30 Days

No Discount For Cash

Jan. 18 - 1944

Mr. Lawson Purdy,
780 Riverside Drive,
New York N. Y.

Keep Crippen's
letters in your
folder

L.P.

Dear Mr. Purdy:

No - I did not mean to imply "an appraisal" - for I have no occasion to do so. I did want, however, to give you as clear a word picture of the property as I could. Certainly, I bungled it in stating the lot as $28' \times 20'$ - it is $28' \times 40'$. = 1120 sq ft

Of course rents in your region would be much higher (I question the health & prod. ground values in your region, in comparison; just as I do here. Sincerely,

Walter S. Crippen

P.S.

I am sincerely grateful for your letter.

Jan. 17, 1944

Mr. Lawson Purdy
790 Riverside Drive
New York 32, N. Y.

Dear Mr. Purdy:

My sister Mrs. Crawford, has just handed me your letter re. Mr. Crippen and his rent on Fairhope leasehold. Any time spent on Mr. Crippen is wasted, though we have patiently given him much time and stand ready to continue to do so. He is a ~~Tow~~^Xsendite and appears totally incapable of grasping any conception of ~~editable~~⁴ economics.

As he reported to you he holds lease to two lots while his building improvement occupies only one. I have just gone up to his lot ^{66x132} to look it over and I find he could surrender the corner lot and get a rent reduction of \$32.56 per year, leaving him a lot with a frontage of 76 feet on the higher value street with a depth of 132 feet with a 16 ft. alley between his and the adjoining leasehold for an annual rent of \$32.43.

Mr. Crippen has underassessed his property, reporting the 60% value of the house to be only \$600.00, probably less than half of the true 60% value. At the present on his assessment sheet there is an additional \$110.00 personal property value. All is taxable at a rate of \$3.10 a hundred, for a total tax of \$22.01 which we pay out of rent received. As I pointed out to Mr. Crippen recently, if he was a resident lessee and had his car here on the premises we would also be paying for him the ad valorem tax on the car at the same rate and these taxes run as high as \$24.00 a year on some new cars.

While I offer no support for OPA, based on Mr. Crippen's valuation of his property for assessment purposes he is not so badly off. He is allowed a rent of \$420.00 a year. Based on his assessed value, the full value of improvements and furnishings amounts to approximately \$1200.00; \$96.00 would give an 8% return on the investment, \$120.00 would provide for 10% depreciation on both building and furnishings \$50.00 would provide 5% for repairs and maintenance costs on the building, and \$65.00 covers the ground rent on both the lot for the house and the other lot.

During the period of which Mr. Crippen speaks added advantages given the location were paving of the street along the 142 feet of frontage and extension of the sanitary sewer system aside from the considerable population increase in the town and other public improvements benefitting the property indirectly.

Enough for Mr. Crippen. You will be interested to learn that all of our country lands are now under lease and that we will shortly need to further subdivide some of our larger tracts within the town to make more lots available. After the war it is quite probable there will be opportunities to acquire additional country land at deflated prices if we are in position to do so.

Our rent roll as of January 1, 1944 adds up to \$35,149.63, the highest it has ever been and it will also interest you to know that rent collections for the past several years have appreciably exceeded the amount of the rent charge indicating ~~a reduction~~ in outstanding accounts and an improved economic status of our lessees.

Our corporation is in good financial position and we are laying by a back log for public works when labor and material are again available and there is no doubt that at that time there will be considerable private building. We have had no Federal housing here.

The continued success of Fairhope, now that most of the inspired and devoted founders have passed on is testimony to the soundness of the plan and should, in time, lead those who can to provide for the institution of political means by which others could adopt them.

With sincere appreciation for your bringing to our attention Mr. Crippen's outside appeal and for the able reply you made to his letter. *I am,*

Sincerely yours,

P.S. I want to hold your letter from Mr. Crippen and reply to read them to the Council this week, after which I will mail them on to you.

LAWSON PURDY
790 RIVERSIDE DRIVE
NEW YORK 32, N. Y.

Jan 14/44

Dear Mr. Crawford,

I have rec'd the enclosed letter from Mr. Crippen, a tenant of S.T. Corp. I enclose a copy of my reply. Mr. Crippen has probably asked for reduction of his ground rent. It does not seem excessive. I did not tell him of my long acquaintance with Mr. Ernest Gaston and of my visit. He might think me prejudiced. It may interest the proper officers of the S.T. Corp to

see Crippen's letter and copy of
my reply. I wish he would tell
me what he thinks is the
value of Crippen's house & garage
and the amount of tax the St.
Corp has to pay for Crippen.

Your editorials are
fine.

Please return Crippen's
letter & my reply

Sincerely yours
Landon Rudy

Copy of reply mailed

Jan 14/44

Mr. Stuart S. Crippen,

Dear Sir,

I have received your letter of the 11th - you are seeking an appraisal rather than an opinion concerning taxation - I am somewhat familiar with real estate in New York and in the region within fifty miles - I should think the tax on such a property as you describe would rarely be less in this region than \$150⁰⁰ a year - Apparently you are getting both ground

rent and Taxes for \$64.97.

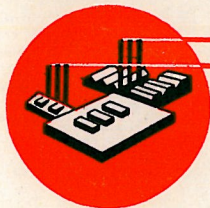
If I am right I am surprised
I do not understand how
it can be done.

Your figures for the size
of the house are not clear.

You write that the house is
28' x 20' ^(560 sq ft) and describe the living
room as 12' x 30', kitchen 10' x 12'
bed room 10' x 15'. with two
addition al bed rooms, bath and
closets - This calls for about
880 sq feet.

The decision of OPA seems
unreasonable and not based
on the facts. Yours truly JP

6719 BRYN MAWR AVENUE
FONE NEW. 3097 - CHICAGO - 31



SINCE '93 MANUFACTURING CHEMISTS

L.B. ALLEN CO., INC.

January 11, 1944

Mr. Lawson Purdy
790 Riverside Drive
New York, New York

Dear Sir:

Your name, as a Single Tax authority, has been given me by the Nelson's Loose Leaf Encyclopedia Research Department.

For some time I have owned single tax property in Fairhope, Alabama. I bought the house, an old but well maintained rather ramshackle four room and porch, with electricity, sink and old fashioned bath room, sewer arrangement connected only to a catch basin (which I later connected to a natural septic tank, and later, the town sewer). This I bought in February, 1933 (taxes paid in advance by owner).

The land was of one corner lot and one inside-on-an-alley-lot, each lot 66' x 142'. Land rent (99 year lease-hold) in 1933 and 1934 \$53.22 a year.

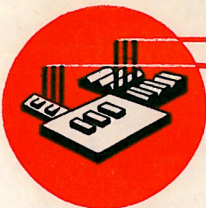
In January, 1934 the house burned. I immediately rebuilt. Annual taxes (paid-in-advance land rent) from then on were/was as follows:

1935, 1936, 1937	\$45.57
1938	47.08
1939	57.48
1940, 1941	57.76
1942, 1943	64.97

Population has normally been 1500 to 2000. At present, with Defense and war population the population is about 4500.

Fairhope is about 15 miles from Mobile, by auto (no trains), and eight miles by boat across Mobile Bay.

It is a resort town.



SINCE '93 MANUFACTURING CHEMISTS

L.B. ALLEN CO., INC.

6719 BRYN MAWR AVENUE
FONE NEW. 3097 - CHICAGO - 31

Mr. Lawson Purdy -- page 2

January 11, 1944

Maximum rents (new five room brick houses, modern, for Defense workers or Officials, just outside the town) are \$125.00 per month.

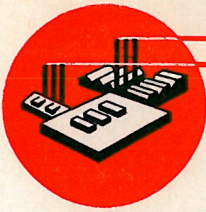
I rebuilt with a new, attractive 28' x 20' one and a half story brick and tile residence. First floor (concrete and dry as a bone) has 12' x 30' living-dining room with 10' x 10' screened porch; kitchen 10' x 12' with new Westinghouse electric range and Frigidaire, large sink, well "windowed" and with awnings; 10' x 15' master bedroom with two roomy closets and running (hot and cold) water; modern bath with combination shower and tub and oil hot water heater; linen closet on hall (connecting master bed room on south with bed room on north and small bed room, library or den on east.

All bed rooms have ample closet space and good light. Beamed (2 $\frac{1}{2}$ " x 12") ceiling effect throughout first floor. There is a good hot water jacketed stove in the kitchen for heating all running water (supplemented by the oil heater in the bath room and an hot water coil built into roomy, adequate Heatilator fireplace in the living room. Fire place has a flue lined 8" x 12" throat. Kitchen heater has its own chimney.

Second floor, amply windowed with windows which open wide, is the size of the first floor, is floored and electrically lighted and arranged for plumbing to be continued thereto, ready for second floor apartment.

The purpose of this letter to you is chiefly to help me meet both the Single Tax Refn, which I feel is rising faster than the rents I receive justify (especially with this new O.P.A. ruling).

I have never regarded my rents more than "tokens" from careful care takers. I have had, mostly, friends as tenants. Mrs. ~~Mari~~rietta Johnson was one, with her charming niece and her two boys of the Fairhope Organic School (Mrs. Johnson was founder of this outstanding institution.) I made no charge to them. To a later young couple I charged \$35.00 a month. To other friends nothing.. To a later young couple, \$35.00 a month, then when their neglect of the outside made it advisable for me to engage some one to supplement their care, I raised the rent to \$40.00 a month. Now, because my rent on March 1, 1942 was \$35.00 I am



SINCE '93 MANUFACTURING CHEMISTS

L.B. ALLEN CO., INC.

6719 BRYN MAWR AVENUE
PHONE NEW. 3097 - CHICAGO - 31

Mr. Lawson Purdy -- page 3

January 11, 1944

compelled by the OPA to reduce to that price, although (the house is completely furnished) its rental value with grounds, garage, laundry, shed and coal house are also provided should be much higher.

I have made this letter rather lengthy with detail which may or may not help your decision (if given).

Yours with best wishes,

L. B. ALLEN CO., INC.

Stuart S. Crippen
Secretary-Treasurer

SSC:EMV

Jan. 28, 1942

Mr. Stuart S. Crippen
6719-6733 Bryn Mawr Ave.
Chicago, Illinois

Dear Mr. Crippen:

Enclosed find receipt for your rent remittance.

A review of our rent charges reveals that your rental is still lower than any in the older part of town lying between Section St. and the bay. It also shows that rents that compared with yours at the time of your acquirement of the property have been proportionately increased where there are local improvements comparable with those in your section.

I wish to recall to your attention that the primary purpose of our plan is to provide the greatest benefit to the resident owner who makes the fullest possible use of his leasehold. Were you resident in Fairhope your rent payments might be relieving you of far greater taxes on your personal property.

Also many improvements such as yours occupy only half the ground occupied by yours and have rent bills proportionately lower. Our plan assures to all equal access to the land but responsibility for its economic and profitable use lies with the lessee.

Very truly yours,

Secretary.

L. B. ALLEN CO., INC.
CHICAGO . . . PHONE NEW. 3097

1-24-42

FROM THE DESK OF:
PAUL D. CRIPPEN

Fairhope Single Tax Corp.
attn: Mr. S. C. Wolcott Ed
Dr. Gaston, Fairhope, Ala

Dear Friends:
Thank you for handling
this for me. May I observe:
that in the decade I have
owned this property there
has been an annual ad-
vance in taxes of nearly
5% ? 48% +, total. Now
does this compare with other
sections? Sincerely,
Paul D. Crippen

Nov. 11, 1941

Mr. Stuart S. Crippen,
6719 Bryn Maur Ave.,
Chicago, Illinois

Dear Mr. Crippen:

Please advise me if there are any changes to be made in your assessment this year other than normal depreciation of personal property.

Is the only insurance carried a \$300.00 policy on the house with Carl Bloxham as agent? Is there no insurance on the contents?

Have you added to or detracted from the furnishings.? Last year, in addition to common household and kitchen furniture we assessed a piano, an electric refrigerator and an electric range.

Very truly yours,

Secretary.

Take up
w. Anna

SS
8/5

Mr. Stuart S. Crippen
L. B. Allen Co., Inc.
6719 Bryn Mawr Avenue
Chicago, Illinois

AUG 4 - 1948

110 100
11000
0000
11000
11000
11000

12"

Dear Sir:

Here are the answers to your questions asked in your letter of July 28.

(1) HOME yes — 654

(1X) A FRIEND (OR MORE) yes — 654

Lat. Marsh

(2)* A MILE OR MORE " & ? If you plant 100 ft
a part it take 50 for each side. —
100 in all. They look far apart a first
first but it will soon be plenty
close. I would have Mr Schilling
handle the order — He charges (see
4 page letter) 1.10⁰⁰ less 1070 f.o.b. your
city. Expense scribbling & short
note.

CLARENCE F. (SANDY) PRATT
1077 MISSION ST. SAN FRANCISCO

12

July 28, 1943

Mr. Clarence F. (Sandy) Pratt
1077 Mission Street
San Francisco, California

Dear Mr. Pratt:

I've had your most interesting four page letter. I think you've done a marvellously successful job of answering my -- and all the potential "my's" question in that four page letter.

I note, also, the very interesting orange colored two page circular "Baby Giant Redwood Big Tree", - "Grown by G. E. Schilling". On this valuable and necessary information is given as to planting and growing care.

On your circular, page 4, Item 2, you say "A mile or more for every California city". Item 1 says: "An outdoor Christmas tree for every California home". Now:

I have a lovely home in Alabama, nicely tenanted pending our return. It's in Fairhope, a single tax colony (largest such colony in the world but unfortunately it has democratic saloons, State liquor dispensaries and such modern conveniences (?).

Continuing: (2) How many Redwood trees are required to plant a mile? Would you consider sending to Fairhope, Alabama (at my expense) sufficient Redwood "Baby Giants" to plant a mile?

Fairhope is a beautiful town on Mobile Bay (one half the year the Bay's water is fresh, later after the land rush of water subsides it becomes as salty as the Gulf of Mexico, of which it is a part). It has the heaviest precipitation in the U. S. except up in the Northwest. It has a very equitable climate, quite Californian. Of course, I would submit the idea, after your expressed willingness, to the town fathers for their fullest co-operation. I'm sure they'd gladly give it. There'd be several wonderful monuments to your memory in Fairhope in due -- and for a long -- time.

Mr. Clarence F. Pratt -- page 2

July 28, 1943

(1) Would you be willing to include one "Baby Giant" seedling for my Alabama home grounds, and (X) any at all for grounds down there of friends of mine (including the Nationally known "School of Organic Education" of Mrs. Johnson's)?

According to my figuring the Redwood trunk attaining 50 feet in diameter, averages 1/100 of a foot per year for 5000 years. (What is its "foliage spread" from left to right?

For your convenience I enclose in duplicate a separate sheet, numbered according to my questions. As you read this letter, just jot your answer opposite the question number. Thus you may, if you wish, retain a copy for your records of your answers to my queries. Then drop a copy of your answers to me in the enclosed envelope which is addressed and needs no postage.

-- And God's blessing on you and your rarely beautiful endeavor.

Yours with best wishes,

L. B. ALLEN CO., INC.

SSC:EMV

Stuart S. Crippen
Secretary-Treasurer

Mr. Stuart S. Crippen
L. B. Allen Co., Inc.
6719 Bryn Mawr Avenue
Chicago, Illinois

Dear Sir:

Here are the answers to your questions asked in your letter of
July 28.

(1) HOME

(1X) A FRIEND (OR MORE)

(2) "A MILE OR MORE" 9^c

8/5
July 22, 1943

Mr. Clarence F. Pratt
San Francisco
California

Dear Mr. Pratt:

Enclosed are my file copies of letters I wrote you: May 26, June 12, July 6, to none of which I have received a reply though my letters have not been returned.

Possibly you have not had opportunity to answer, possibly I am misinformed by the READER'S DIGEST article, possibly I am presuming a bit.

At any rate: Here is a self address, no postage required envelope for your advices either way, which you may pencil at the foot of this letter--

--Awaiting which I remain, assuring you of my high regard for the plan you have espoused, per READER'S DIGEST.

Yours with best wishes,

L. B. ALLEN CO., INC.

SSC:MMV

Stuart S. Crippen
Secretary-Treasurer

22

July 6, 1943

Mr. Clarence F. Pratt
San Francisco
California.

Dear Mr. Pratt:

I want to tell you of quite an interesting co-incidence:

Very soon after I wrote my letter to you of June 2nd, Chicago had a hard windstorm. In it -- my fine, old *sugar maple* friend, with his sound, challenging arms lifted to the skies -- was laid low. When I saw him the next morning, it was as though he had just fallen asleep in the direction of his upraised arms, his beautiful what-was-left-of-it crown prone toward that day's setting sun.

So now, his place is there for his successor, which I hope may be one of your magnificent California Red Woods. I hope to hear from you soon.

Yours with best wishes,

L. B. ALLEN CO., INC.

SSC:EMV

Stuart S. Crippen
Secretary-Treasurer

June 12, 1943

Mr. Clarence F. Pratt
San Francisco
California

Dear Mr. Pratt:

Enclosed is a copy of my letter of you of May 26.

Perhaps I should explain to you that the spot I have chosen for the Redwood seedling I requested of you is the top of a hill on a present frontage of 324 feet and a depth of 23/feet. At present the spot is occupied by what was a magnificent hard maple, but a careless caretaker so wreckt it that the Davey tree experts have advised me to leave it until a better tree can supplant its majestic remains.

The spot is on that part of the "Great Divide" here whose Eastern waters shed into the St. Lawrence River bottom and whose Western slopes empty into the Mississippi River. The top of the slope is about 30 feet above the bottom of the hill, less than half a block away.

May I ask if you recommend planting this Red wood seedling at a point somewhat distant (but on the same site) to be transplanted to its permanent location when it has attained an height of, say, 10 to 12 feet.

I've had reports on the soil of this tract from the Agricultural experiment Station at Urbana, Illinois, and it has been accorded qualities "which can raise anything which can be grown in any part of Illinois".

Awaiting your advices with much interest, I am,

Yours with best wishes,

SSC:EMV

Stuart S. Crippen

5000) 50000
100 yrs
100 yrs. to grow 1 foot;
grow 50' in diameter in
5000 yrs.

3

May 26, 1943

Mr. Clarence F. Pratt
San Francisco
California

Dear Sir:

We are writing you with reference to an article in the June issue of READER'S DIGEST, page 41 at the bottom. The article is regarding your giving California Redwood seedlings to those who send for them, with the understanding that they will be given plenty of room in planting as they grow to more than 50 feet across in the course of 5000 years.

Will you kindly let me know the cost as I am very much interested in receiving such a seedling.

Very truly yours,

L. B. ALLEN CO., INC.

SSC:EMV

SSC:EMV

Stuart S. Crippen
Secretary-Treasurer

10
October 26, 1943

Mr. A. H. Mershon
Fairhope
Alabama

Dear Arthur:

Did you receive two "mats" for (about) 5" x 7" cartoons to appear in the Fairhope Courier the last issue (Thursday) of this month (October 28) ~~to~~ the last Thursday of November (28th)?

If not, will you please advise me? I may have sent them to Mrs. Chafford.

We haven't heard from you for some time and are wondering how you and Allie are.

The Norwood Park W.C.T.U. is sponsoring these cartoons and paying \$5.00 on a \$9.35 cost in the Edison Norwood Review. They regard it as a very worthy object.

What Fairhope group do you think would like to sponsor the Fairhope cartoons. These are highly informative and much needed sources of truth and off set the misleading statements of that enemy of Christ - the beverage alcohol monster.

the cartoon
I will gladly assume the cost, they need only sponsor ~~it~~ as a local sponsor adds strength and authority to such an effort. I will send them my check to cover, in advance, each month.

Possibly the Fairhope Christian Church, or Sunday School, or Young People's Society, or the Adult Class would gladly do this. Your assistance will be much appreciated by

Yours with love and best wishes,

Stuart S. Crippen

L. B. ALLEN CO., INC.

CHICAGO . . . PHONE NEW. 3097

FROM THE DESK OF:

STUART S. CRIPPEN SR.

Dr. C. A. Gaston

Fairhope, Ala

Dear Dr. Gaston:

I don't locate my records, but
think my memory fairly good.

1. Piano, bought in 1921 - \$350.00

2. Refrigerator - " 1935 - 70.00

3. Elec. Range - " 1935 - 50.00

(Present market price -

#1 - \$75.00 - \$125.00

2 - 30.00 - 50.00

3 - 20.00 - 30.00

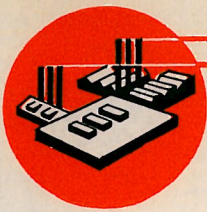
I would appreciate your caring
for my taxes as heretofore.

Yours with best wishes,

Stuart S. Crispin

Mrs. Crispin joins me in kind regards.

6719 BRYN MAWR AVENUE
FONE NEW. 3097 — CHICAGO



SINCE '93 MANUFACTURING CHEMISTS

L.B. ALLEN CO., INC.

October 8, 1940

Fairhope Single Tax Corporation
Fairhope, Alabama
Att: Dr. C. A. Gaston
Secretary

Dear Dr. Gaston:

Thank you for your courteous favor (undated) recently received regarding taxes.

I still think--the wisdom of the council, *to the contrary* notwithstanding--that a 33 1/3 percent jump in my taxes is not warranted, in the increase of benefits. I would, to some extent, feel better if my street were improved for it is a wretchedly dusty one and the scraping of its surface but aggravates that condition the more.

If the town of Fairhope has been taxt 33 1/3 percent extra since 1937 I incline to ask if that is not too much? For that represents a lot of money spread throughout the Town. I think the Council should reconsider its findings.

Yours, with best wishes,

~~L. B. ALLEN CO., INC.~~

SSC:EMV

Stuart S. Crippen
~~Secretary-Treasurer~~

P.S. It seems to me that there should be some depreciation allowable on: piano; electric refrigeration; electric stove. It seems to me that the two latter items (at least here in Chicago) are given a life of 10 years (10 percent per annum depreciation). This assumes average care. I would appreciate your handling the assessment for me.

S.S.C.

Fairhope, Ala., Jan. 6th, 1936.

FAIRHOPE SINGLE TAX CORPORATION,
Executive Council, Fairhope, Ala.

Gentlemen:

I own Lots 1 and 2, in Block C, Division
4, Town of Fairhope.

This property extends, North and South 142
feet (instead of 132 feet as I was given to
understand when I put up my fence.) and,
East and West, 132 feet.

There is an 8 foot alley, East to West.

I want, very much, to move my fence on the
South so as to include my entire property,
but find that a small barn on the prop-
erty to the South extends about a foot and a
half onto my land and obstructs the entire
alley width.

I am wondering if you cannot arrange to
--either have this barn moved or wreckt (if
it is your, of someone else's property) as
I want to plow up and plant all along there.

I would be willing to take the barn over for
the material in it, if that would simplify
matters for you.

Soliciting your early advices so that I may
proceed accordingly, I am, Yours with best
wishes,

STUART S. CRIPPEN

Stuart S. Crispin
See enclosed sketch - showing location
of barn. Heavy lines are my lot lines,
S.S.C.

March 14, 1949.

Mr. Stuart S. Crippen,
L.B. Allen Co. Inc.
6719 Bryn Mawr Avenue,
Chicago 31. Illinois.
Mr. Crippen:

In answer to your inquiry as to the amount of rent paid by James Gregg since his occupancy of the leasehold he is now occupying. We have checked our records and find that the lease was transferred to him on December 21. 1944.

Following is a list of payments made on that property^{ss} rent.

1945-----	68.80	
1946-----	68.80	
1947-----	76.50	
1948-----	78.18	
1949-----	41.94	first half to 7/1'49
	<u>\$334.22</u>	

We believe that some of these payments were made by Mrs. Gregg and some by Mr. Gregg but we do not have that information as to how much each paid or when each made such payments.

Yours very truly,

C. A. Gaston Secretary.

Nov. 8, 1949

Mrs. Celina Cummings
Fairhope, Ala.

Dear Celina:

I have issued the assent to the mortgaging of the
Mrs. Nan Abney improvements and leasehold interest to you.

When Mrs. Abney signed the lease she said Robert
Mason is to pay for the lease fee and the last half of this
year's rent. We billed him for these yesterday in the amount
of \$20.83. The rent account is delinquent and subject to
8% penalty charges until paid.

As soon as settlement has been made with Mr. Dyson
for the amount owing him by Mrs. Abney and/or Robert Mason,
you may call and get the assent and the Abney lease.

Sincerely,

Called Dec 1, 1949

72.26
1.26
71.00

August 19, 1943

Mr. O. K. Cummings
Fairhope, Ala.

Dear Mr. Cummings:

Your pro rata share of the rent due on the properties involved in the transaction with Mason is as follows:

Two-thirds mo. rent on Fels Ave. Property	3.92
Five & one third mo. on Mason Oak St. prop.	22.08
	<u>\$26.00</u>

Your failure to make a proper assessment of your property last year caused the state and county tax to be increased from \$72.26 to \$100.04, making an excess of \$27.78 above the liability of our corporation. Also the Town tax on your personal property will, I presume, be increased from a normal of 60¢ to \$3.10. It would appear that all of this is your liability since it involves property not conveyed to Mason. Your pro rata share of the Town tax on the house, \$40.00, I calculate to be \$22.23. These make a total of \$53.11, payable by you to accomplish an equitable adjustment of tax charges.

If you are successful in getting the copied assessment set aside your adjustment costs would be the \$22.23 payable on the Town tax on the building assessment of \$4000 and the 60¢ Town tax on the personal property, a total of \$22.83.

The \$26.00 of rent billed above is now due and must be paid before the first of October to avoid penalty charges.

Very truly yours,

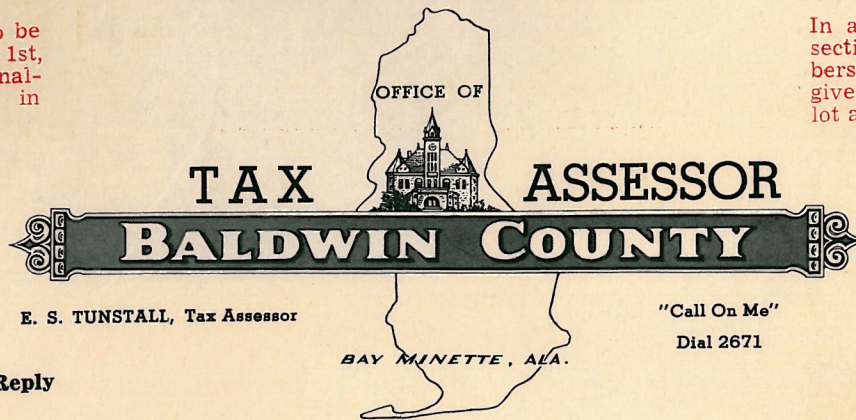
Secretary.

5.721
37.96
19.25
8.28
10.97

29.86
8.10
37.96

Law requires assessments to be made each year. October 1st, January 1st. 10 per cent penalty accrues third Monday in January.

In asking for information give section, township, range numbers. For town or city property give name of sub-division and lot and block numbers.



Nov 1st 1943

Mr O. K. Cummings,
Robert Hall
Ala.

Dear Mr. O. K.

Enclosing bill covering 1943 taxes
on your home place - Oak Revenue Department
to various agencies.
With best wishes,

Tunstall

Dec. 3, 1932.

O.K. Cummings,
City.

Dear Mr. Cummings:-

Pete Malbis was in and says he has concluded payment for the place on corner of Morphy and Merston--which I believe we are still carrying on our books in the name of Griffin-- and was wanting to get it transferred to him, but says he cannot find the paper you gave him.

Please advise what the situation is with regard to the property and if he is correct regarding having settled with kindly help me to get it in shape to make the transfer.

Yours sincerely

EB Merston Dec

Daphne L. E. Curtis

April 11, 1941

Mr. C. W. McGee,
South Apartments,
503 Clifton Terrace,
Washington, D. C.,

Dear Mr. McGee:

I am writing you at the instance of Mrs. Daphne L. E. Curtis whose property on the Bay front near the Colonial Inn was viewed by you.

The 1941 rent on the lot, the west 150 ft. of lot 5 & 6, block 1, division 2, is \$180.72, and in consideration of its payment the corporation will pay for the lessee all taxes levied on the improvements and personal property held thereon. These taxes will this year amount to \$41.96, leaving the corporation a net rent of \$138.76 out of which to pay the taxes on the land, street improvement assessments and the overhead expenses of the corporation.

Mrs. Curtis also requested that I advise you that she would require that any contract for disposition of the property would have to net her \$4,000.00 clear of all commissions and charges, other than such rent and tax charges that might be charged to the property at the time of transfer which she would pay giving the purchaser a title clear from all previous debts and encumbrances.

I shall be glad to be of any service I can in this matter. I hope you are continuing to improve and we shall hope to see you again in Fairhope,

Very truly yours,

Secretary.

FAIRHOPE, Alabama
March 2, 1950

Fairhope Single Tax Corporation
Fairhope, Alabama

Gentlemen:

I respectfully request your assenting to the following mortgages to me:

- 1) Dan W. Brown and Alice L. Brown ... \$2251.30
- 2) Clyde H. and Helen Jansen ... \$2293.57

I now hold a mortgage on each of the above but now wish to refinance them. The existing Assents are enclosed.

Thanking you, I am

Sincerely yours,

Celina Cummings

CARL L. BLOXHAM

REAL ESTATE AND INSURANCE
FAIRHOPE, ALABAMA

May 19, 1938

Mrs. J. T. Cuthbert, Jr.
115 South Jefferson Street
Mobile, Alabama

Dear Madam:

There are no abstracts for property owned by the Fairhope Single Tax Corporation, as the title to the land remains in their name.

You will receive a 99 year lease for the ground, and a Bill of Sale for the improvements, warranting said improvements free from all incumbrances. If any incumbrance is discovered after the sale is completed, it will be taken care of.

If these items are not clear to you please advise and we will try to explain more fully.

Very truly yours,

Carl L. Bloxham
C.L.B.

Carl L. Bloxham

CLB:gw

RUFFLES
PLUMBING AND ELECTRICAL CONTRACTORS
FAIRHOPE, ALA.

NO. _____

10/15 19 *40*
RECEIVED OF *Mrs. Cuthbert*
Fifteen and 00/100 DOLLARS
FOR *On acc*
AMOUNT PAID \$ *15.00*
BALANCE DUE \$ _____ BY *M. Howard*

BALANCE DUE \$ _____ BA _____
AMOUNT PAID \$ _____
FOR _____
RECEIVED OF *Mrs. Ford* _____ DOLLARS
Bel 3595W _____
19 _____ NO. _____
FAIRHOLE, A.G.A.
PLUMBING AND ELECTRICAL CONTRACTORS
BUEBLES

PERMIT NO. 240

SEWER CONNECTION PERMIT

Town of Fairhope, Alabama

PERMIT IS HEREBY GRANTED TO:

Mrs. J. J. Carthwright Jr.

at Fel. Avenue

in the Town of Fairhope, Alabama, to connect with the town sanitary sewerage system, subject to the rules and regulations of the town.

Dated, this the 27 day of July 1938.

Geo. W. Morgan
TOWN CLERK.

Connections under the foregoing permit inspected and approved this, the 5 day of August 1938.

Geo. C. Dixon
TOWN INSPECTOR.

(See other side.)

BE IT ORDAINED BY THE
TOWN COUNCIL OF THE TOWN
OF FAIRHOPE, ALABAMA:

Section 1. That within ten (10) days after written notice to them, all persons owning homes, business and other property in the Town of Fairhope requiring the disposal of sewerage are hereby required to apply to the Town Clerk for a permit and to make proper connection with the sewerage system of the Town of Fairhope for the disposal of sewerage; such permit shall be in words and figures substantially as follows: (See other side.)

Section 2. The specifications for connecting with the sanitary sewerage system of the town are as follows:

(a) All connections shall be made to existing house lines back of the curb or to a Y in the main line. The main line shall not be cut, except by special permission of the Town of Fairhope.

(b) All pipe shall be of standard vitrified clay, or number one concrete, bell and spigot type not less than four inches in diameter, except where a single line serves two premises a minimum of six inch pipe shall be used.

(c) All joints shall be filled with cement mortar and packed with Jute filler to prevent infiltration.

(d) No dirt or other foreign substance shall be left in the sewer line.

(e) No line or connection shall be covered until inspected by the city and written acceptance thereof given, to be noted on original permit.

(f) Where required, sand traps, grease traps, and other protective devices shall be installed by the property owner, subject to the approval of the Town of Fairhope.

(g) The Town shall not be responsible for grades used on house lines. It shall be the duty of the property owner to see that all lines are laid with sufficient fall to the main sewer to assure satisfactory operation.

Section 3. There shall be a charge of \$1.50 for each permit issued, which sum shall cover the cost of inspection and suitable adapter. The charges for sewer shall be included in the bill for water services, and no person shall be permitted to pay for water or sewer charges without paying for both.

Section 4. The following shall be the schedule of service charges:

(a) A minimum of \$1.00 per month with a 50 per cent. discount. This discount to apply only on minimum rate unless the Government requires the Town to charge customers \$1.00 per month net, as outlined in Loan and Grant Application.

(b) Average structure with bath-room, including toilet and lavatory, and kitchen sink will be subject to minimum rate. Additional fixtures will be charged for at rate of five (5) cents each, per month.

(c) Charges to industrial concerns will be based on amount and character of sewerage for the present.

No. 7788 Fairhope, Ala., Jan 24 1940

Received from Mrs. J. T. Cuthbert

By Cash - ck -

Rent on Lot 8 Blk. 30 Div. 2

15 July 1 1940

Land in Sec. _____

Sunds. We paid your Town Tax
Rec'd # 137 on file here

TOTAL \$ 14'4

FAIRHOPE SINGLE TAX CORPORATION

E. B. McLeath
Treasurer

No. 7158 Fairhope, Ala., July 3 1939

Received from Mr J. T. Culbertson

By Cash

Rent on Lot 8 Blk. 30 Div. 2

Rent to July 31 1939

Land in Sec. _____

Sunds. _____

TOTAL \$ 9.02

FAIRHOPE SINGLE TAX CORPORATION

E. C. Nolsatt
Treasurer

No. 6871 Fairhope, Ala., March 8, 1939

Received from Mrs. J. T. Cuthbert

By 1438 Term tax # 182 5.00

Rent on Lot 8 Blk. 30 Div. 2

Land in Sec. _____

Sunds. _____

TOTAL \$ 5.00

FAIRHOPE SINGLE TAX CORPORATION

E. C. Wolcott
C. A. B. Treasurer

No. 6842 Fairhope, Ala., Feb 24 1939

Received from J. T. Cuthbert

By Cash - check -

Rent on Lot 8 Blk. 30 Div. 2

Rent to July 1 1939
Land in Sec. _____

Sunds. _____

TOTAL \$ 12.60

FAIRHOPE SINGLE TAX CORPORATION

E. C. Wolcott
Treasurer

No. 6208 Fairhope, Ala., Sept. 13 1938

Received from Mrs. J. T. Clithbert

By Cash Pk
Lease Fee

Rent on Lot 8 Blk. 30 Div. 2

Land in Sec. _____

Sunds. _____

TOTAL \$ 1.00

FAIRHOPE SINGLE TAX CORPORATION

E. C. Moleatt
Treasurer

RETURN BILL WITH REMITTANCE

Office of
JESSE M. SMITH
Tax Collector

SEND STAMPS FOR REPLY

BEAT No. 10 ASSESSMENT No. 1107

THE STATE OF ALABAMA,
Baldwin County.

} **Tax for 1938**

M Charles P. Perry

	VALUATION	
	DOLLARS	CENTS
Value Real Estate	520	
Value Personal Property		
State and County Tax		
Homestead Exemption		
Net State and County Tax	900	
District School Tax	150	
Collector's Fees \$		
Assessor's Fees \$		
Interest and Decree and Levy		
Printer \$		
Judge \$		
Notice		
Total Amount of Tax	1050	

Your taxes become delinquent Jan. 1st, 1939, and will be subject to interest, levy and cost of advertising and sale.

Please pay your taxes at once and save further expense.

JESSE M. SMITH,
Tax Collector, Baldwin County

MOORE PRINTING CO.,

RETURN BILL WITH REMITTANCE

Office of
M. H. WILKINS
TAX COLLECTOR

SEND STAMPS FOR REPLY

The State Of Alabama,
Baldwin County.

BEAT No. 10 ASSESSMENT No. 340

Tax For 1939

Mrs. Mabel Cuthbert

Paid by Fairhope Single Tax Corp.

Dec. 30, 1939

VALUATION

	DOLLARS	CENTS
Value Real Estate <u>M. H. Wilkins</u>	500	
Value Personal Property	40	
State and County Tax		
Less Homestead Exemption		
Net State and County Tax	10	08
District School Tax	1	68
Collector's Fees \$		
Assessor's Fees \$		
Interest and Decree and Levy		
Printer \$		
Judge \$		
Notice		
Total Amount of Tax	11	76

Your taxes become delinquent Jan. 1, 1940, and will be subject to interest, levy, cost of advertising and sale. Please pay your taxes at once and save further expense.

M. H. WILKINS, Tax Collector, Baldwin County.