

215.12311935.1	<p>5.5x8.5</p> <p>List of items sold to J. N. E. (J. N. Esselstyn)</p> <p>Noted at bottom: "All of this stuff was brought from S. H. Co. [Simmons Hardware Company] when we left in 1922-23"</p> <p>Descriptions included in 2<sup>nd</sup> column</p>
215.06151936.2	<p>8.5x5.25</p> <p>list of Hillman Land Company Stockholders as of 6-15-1936 stapled to 5x4 scrap paper written in pencil listing share holders</p>
215.10191936.3	<p>4.25x8.5</p> <p>From: E. H. Simmons</p> <p>To: Esselstyn</p> <p>Acknowledge receipt of an answer yours of the 16<sup>th</sup>, file #148. I wrote you Saturday of the little turmoil. Since then things have cleared up and I'm very sure we can get the matter straightened out in the next few days so that distribution can be made and I know you can bear with me until I can work it out.</p>
215.10221936.4	<p>4x8.5</p> <p>Reply to un-noted document, probably from Esselstyn</p> <p>Yes I will consider the purchase of the balance of the Company's property, both real and personal, if the price is cheap enough, after the Company has lived up to their agreement with regard to the sale of the property. Next question is whether such a sale should be made by the purchase of the stock or by deed. Notes in pencil.</p> <p>Appearing in darker type:</p> <p>Some stockholders will want to ditch the balance of the property. If they want to ditch it cheap enough it might be advantageous to you. But if I go in it will have to be "dirt cheap". I think in arguing the other side such stockholders will "bear" the price or argument won't hold water. (2 pages)</p>
215.10241936.5	<p>5.5x8.5</p> <p>From: A. S. H.</p> <p>To: Mr. J. N. E.</p> <p>Just so you may be posted I am still working on the information Mr. Langenberg wants for stockholders meeting. Am quite sure, if I have no trouble with two statements, that I will have everything ready next week.</p>
215.10261936.6	<p>8.5x5.5 written in pencil</p> <p>From: E. H. S. (Simmons)</p> <p>To: J. N. E. (Esselstyn)</p> <p>Personnel. Just thinking out loud. Listing assets: Cothran tract, 30 acres (2 ferry, tracts); Coal rights; Oil; Machinery; Livestock; Ferry equipment; Ferry Franchise. Total \$5276.00. Suppose some stockholders which I think is quite sure, brings up matter of the present expenses of H.L. Co. and wants some plan of cutting if off now? Only way this can be done is get someone to buy everything (all assets) or buy all the stock for cash. Suppose some stockholder would say Mr. Esselstyn now (after payment) has cash won't he buy it? How much would would they take? If you would be interested you can simply say if you are. If you don't answer I'll understand you are not interested. (6 pages)</p>

215.10271936.7	<p>5.5x8.5</p> <p>From: E. H. S.</p> <p>To: Esselstyn</p> <p>Referring to memorandum sent under separate cover in regard to Assets of Hillman Land Company which remain, Mr. Wells suggested as to whether you would be interested in buying them "at a price" I told him he had better take it up with Mr. Langenberg and Langenberg will no doubt telephone me.</p>
215.10271936.8	<p>From: Esselstyn</p> <p>To: E. H. Simmons</p> <p>This morning I mailed you a letter dealing with the possible value of the remaining real property and by this afternoons mail I received your letter of the 26<sup>th</sup> on the same subject. If the stockholders want to cut off all Kentucky expenses it be ce done by liquidating the affairs of the Company as provided in my contract but why should they be in such a hurry when they have had the payment money in their possession for three months and have made no effort to liquidate the Company. If the Company want to liquidate, in a hurry, let them put a price on the remainder.</p>
215.10281936.9	<p>5.5x8.5</p> <p>From: E. H. S.</p> <p>To: Esselstyn</p> <p>Thank you for yours of the 27<sup>th</sup>, file #423. This is just the kind of information I like to have. I agree with you all the way through except I think you will agree with me that we might get \$3000 for the Cothran Tract on a forced cash basis if we took a lot of time to do it, yet on a prompt cash sale, I think it would be much less.</p>
215.10281936.10	<p>From: E. H. Simmons</p> <p>To: "Ras"</p> <p>Following information will be interesting. Letter addressed to me at my office dated May 26<sup>th</sup>, 1933 by Fletcher Harris, sending me a newspaper clipping dated Washington D. C. May 25<sup>th</sup>, 1933 indicating that the Government were trying to establish forest reserves in Kentucky. Quote from last paragraph, in regard to Hillman Lands: "Certainly I think the sale of these lands. Even at a very low price would be pleasing to those interested.</p>
215.10301936.11	<p>5.5x8.5</p> <p>From: E. H. S.</p> <p>To: Esselstyn</p> <p>Thank you for yours of October 27<sup>th</sup>. One thing I must consider in Hillman "odds and ends" is my situation at home. As you know Mrs. Simmons is an invalid and I like to keep all worries from her but at present it is my idea to keep the Hillman Land Co. in existence even though there may be only one or two stockholders for reasons which I can tell you in person. Simplest way would be to sell out all of the remaining assets to one party and surrender the Charter. In the event however if Corporation is continued the first thing to do would be to reduce Capital Stock.</p>
215.10301936.12	<p>5.5x8.5</p> <p>From: E. H. S.</p> <p>To: Esselstyn</p>

	One thing to consider should you buy the Hillman STOCK, is the revenue tax on transfer of stocks – to be paid either by the owner of the stock or the purchaser.
215.undated.13	Thank you for your letter – in the form in which you put it it is just what I wanted to help me hasten matters.
215.10301936.14	From: Esselstyn To: E. H. Simmons Enclosed find a few points in regard to the final “wind up” of the Company. All these points can be expended upon and undoubted you will be thinking of other points to be considered.
215.11021936.15	From: E. H. S. To: Esselstyn Again thinking out loud. If the St. Louis lawyer is right, which I question at present (that it is necessary to reduce the Capital Stock of the company before we pay out a liquidating dividend). Two questions: would you be willing for me at this meeting after everything is settled to my satisfaction, to offer for you, \$3750.00 for the remaining assets. Or if they vote to offer them to you for this amount to authorize me to accept at this meeting. Second, whether you would be willing to go to \$4000.00. As a separate proposition, if this was done and accepted would it not be better to deduct the amount for all the remaining assets from your check so that the cash coming to you would be that much less which would reduce your taxable income by that much. Also let me know what you found out from the Paducah lawyer in regard to the necessity for reducing the Capital stock based on Ky. Laws before paying either a partial or complete liquidating Dividend to stockholders; or whether it is optional or compulsory.
215.11031936.16	From: J. N. E. To: E. H. Simmons Replying to your “thinking out loud” of 11-2-36, second paragraph, will say I do not care to commit myself until the other matters are settled, excepting to say that I would not consider it at \$4000.00 and when the time of the year and the possibility of the time that it will take to dispose of a lot of the junk and the cost of building a new motor boat for the ferry it does not look very attractive.
215.undated.17	Typed on reverse of Hillman Land & Iron Company – Hematite Store letterhead Telephone Mr. Simmons office Cabany 4325 St. Louis. Miss Hartt that I am mailing him a special delivery letter this morning. Substance of the letter is that Paducah attorney says there is no reason in the world why the liquidating dividend should not be paid now, either in full or in part, provided all debts of the Company have been paid, which include Mr. Simmons claim and Mr. Esselstyn’s claim as we are both members of the Board of Directors, if our claims are not allowe3d and paid before or at the time of the payment of the dividend, we would have no recourse to collect our claims. Mr. Esselstyn want Mr. Simmons to block the payment of the dividend at this time unless our claims are allowed.
215.11031936.18	3.5x8.5 typed on lined notebook paper

	<p>From: E. H. S.  To: J. N. E.  Although I wrote you yesterday about purchasing the remaining assets, am giving you additional details attached, so you may be more intelligent on the subject.</p>
215.11031936.19	<p>From: E. H. S.  To: Esselstyn  Following up on my letter of the 2<sup>nd</sup>, in talking with Mr. Erastus Wells Monday, he asked whether I thought I could get a firm offer from you for the balance of the property. While it would be a fine thing if I could be authorized to make an offer or accept an offer, so we could liquidate the whole Company at once in one meeting. Mr. Wells asked if I had any idea what you would pay and I told him I had not and did not think you had at this time. 90% of the gamble is the oil rights. He asked me if I had any idea as to what I though you would pay; you might possible pay the equivalent of \$1.00 per share, or \$3750. .</p>
215.12161936.20	<p>From: Esselstyn  To: A. S. Hartt / 541 Oakwood Ave., Webster Grove, Mo.  Upon receipt of your letter of the 15<sup>th</sup> regarding copies of the deeds from Hillman Land Co. I have made three carbon copies – one was turned over to the Government Attorneys for their inspection and approval; another copy was sent to Mr. Simmons for his files and the original for execution and third copy I kept for my personal use and reference.</p>
215.03181937.21	<p>Hillman Land Company letterhead  From: Esselstyn  To: Miss Hartt  In your letter of 16<sup>th</sup>, you said as soon as I received from you the Corporation forms, will see what I can do with Hillman 1936. I have not received these forms neither have I received the forms for the Kentucky Income Tax returns although I have written for the State forms. Suggest you get these forms from St. Louis office . Have you received extension of time for filing Federal tax return?  Reply typed at bottom: 3-20-1937  What I was after was the blank for the “Schedule of License Tax” report. Since writing you, have finished the Federal Tax Return and our balances show only property in Ky. Was two bank accounts total \$9458.82. However this was transferred to St. Louis on January 2<sup>nd</sup> 1937. Waiting for Mr. Simmons to return to sign Federal Tax. Other discussion of tax situation (2 pages)</p>
215.03211937.22	<p>4x9 envelope from Treasury Department written in pencil  From: Esselstyn  To: Miss Hartt  Have not replied to their would suggest you give them an affidavit that we had no employees during the 1936 excepting a few farm laborers for a few day only that company is out of business I will do this as Sec-Mgr if you want me to.</p>
215.03241937.23	<p>4x8.5</p>

	<p>From: A. S. H. (A. S. Hartt)  To: Esselstyn  Agree with you as to what should be done and won't you please take care of it as you suggest? Just send me for my files, copy of what you send in. Have the Federal and state Income Tax returns ready to be signed but may not be able to get Mr. Simmons signature just now. He comes in tomorrow from Hot Springs, Ark., then direct to St. Lukes Hospital for second operation so it is impossible to tell just when I can get him to sign these papers.</p>
215.03241937.24	<p>4x9 envelope  From: Hillman Land Company  To: Mr. J. N. Esselstyn</p>
215.10041937.25	<p>From: A. S. Hartt  To: Chas. T. Russell, Deputy Commissioner, Commissioner of Internal Revenue  Attn: Mr. J. O. Burnham  Answering yours of September 30<sup>th</sup>, your IT: Rec.S: C-1  This company paid no salaries for the year 1936 in excess of \$15,000. Our records show that schedule C-on page 3 of return, listed Compensation of Officers with proper explanations. Our Information return for 1936 referred to liquidating dividends paid to stockholders and 14 such forms (#1099) attached to form #1096 were mailed direct to Commissioner of Internal Revenue.</p>
215.10041937.26	<p>5x8  From: A. S. Hartt  To: Esselstyn  Please note attached which is in reply to the letter you sent me, which I received this morning seems to be no end to tax information required.</p>
215.10121937.27	<p>5x8  From: A. S. H.  To: Esselstyn  Thank you for yours received this morning. Mr. Simmons is gradually getting worse, and has become toxic: it is only a matter of a few days or perhaps weeks. Neither he nor Mrs. Simmons know his real condition (which is malignant) but he is at least not suffering any pain now. His daughter is a wonderful young woman and is taking all responsibility. Have kept my mouth shut for many months with idea that if anything got back to him at least would not have originated with me. So you see – I may have to finish up the fight with Hillman stockholders alone.</p>
215.10131937.28	<p>From: A. S. Hartt  To: Esselstyn  As you probably remember, the majority of the furniture in the office here, really belonged to the Hillman Land Co. rather than Mr. Simmons and of course is part of the "remaining assets" which you purchased for \$2000.00. Am just wondering what you want done with it? Won't you please send me such a letter or memorandum that I may be free to show Mr. Simmons Executors (The St. Louis Union Trust Co.) when the proper time comes? Do</p>

	not know how long I will be in the office here, but certainly not any longer than I am needed to close up things for Mr. Simmons.
215.10131937.29	5x8 Attached may seem like rushing matters but Mr. Simmons is so much worse to-day. I am afraid it is only a matter of a very short time and I want to be ready for the Trust Co. As you of course realize, I am losing the best friend I ever had and want to get out of this place as quickly as possible.
215.10151937.30	From: Esselstyn To: Miss A. S. Hartt Replying to yours of the 13 <sup>th</sup> regarding disposition of St. Louis office equipment which was deeded to me when I purchased the remaining assets of the Company. In looking over the list of these things I see but three articles that I might use. If there is anything in the outfit that you can use and want, take it, make out a bill of sale for the consideration of \$1.00 and I will sign it. The balance of the things sell to any one for whatever you can get for them and we will divide the proceeds of the sale 50/50 after all expenses. If you want Power of Attorney to dispose of these things write it and I will sign it.
215.10151937.31	From: Esselstyn To: A. S. Hartt At the time I purchased the remaining assets of the Company, Mr. Simmons wrote me that the Company would pay the taxes on the property which had been listed for taxation as of the previous July 1 <sup>st</sup> . I have paid the taxes on the part of the Cothran Tract located in Lyon County, also the Hillman Ferry property in Lyon County. There is yet to be paid the taxes on the Cothran Tract in Livingston County, the Coal Rights in Crittenden County and the Hillman Ferry property in Marshall County. I have written to the various Sheriffs for the amount of these taxes and expect to pay them within the next few days. Who is to close up the affairs of Hillman Land Company or who has the authority to pay me the amount of the taxes paid by me?
215.10161937.32	5.5x8.5 From: A. S. Hartt To: Esselstyn Mr. Simmons passed away this morning at 2-5, and it is a great mercy that he was spared further suffering.
215.10171937.33	10x2 newspaper clipping "Retired Merchant Dead: Edward H. Simmons, Hardware Man, dies"
215.10191927.34	From: A. S. Hartt To: Esselstyn Just back from the funeral. I have your letter regarding furniture, taxes, etc. and you can count on me to help clean up things for you. Will send you a complete account of what has been done this year as soon as I can get at it. If agreeable, would suggest you send me a memo of the taxes (itemized, showing just how much for each portion of land, etc.) and has what has been paid and what has not been paid, than also if agreeable I will make out the checks (or check) payable either to you personally or to the tax collectors whichever you think best, and try my hand at getting Mr. Langeberg to sign

	<p>them then I can countersign and mail to you. Don't forget, both you and I are still officers of the Company and competent to sign checks. Expect to be very busy but will write as soon as I can but am reasonably sure when the lawyers get through with all their fooling around waiting on Fletcher Harris to make up his mind there won't be anything left with which to pay another dividend to stockholders.</p>
<p>215.10261937.35</p>	<p>From: A. S. Hartt  To: Esselstyn  In regard to furniture here in the office. List of items I would be glad to have. Just as soon as we are sure when we will close this office which I assume will be some time in November I will have a second-hand man come and take away extra. As I am in and out of office and don't know what changes may occur, please address me to my residence where I will be sure to get promptly. (2 pages)</p>
<p>215.10291937.36</p>	<p>From: A. S. Hartt  To: Esselstyn  Thank you for yours of the 27<sup>th</sup>. You are not the only one who expected the worst: I was told last January what the real trouble was and that it might be six months, a year or even five yhears but as Mr. Simmons did not know had to act as though it was only a small matter and make the least of it. Stapled to:</p> <ul style="list-style-type: none"> <li>• From: A. S. Hartt  To: Esselstyn  Attached find letter I have written Mr. Langenberg and let us hope he takes care of it without any trouble. FYI: we still have in the bank here about \$6800.oo before deducting the checks referred to in the attached. Mr. Simmons and I have both been after Mr. Kirby, the lawyer who has things in charge. In first palce, Mr. Fletcher Harris insisted on a statement of receipts and disbursements for the years 1935, 1936, and 1937 to May first which were furnished in duplicate. Still he held things up and later wanted detailed explanation of oil lease matter through Mr. Kirby as per attached of 9-14-37. Immediately after we received your letter indicating Mr. Moser wanted to give up his lease. Mr. Simmons wrote along letter to Mr. Langenberg in regard to this Oil business which Mr. Langenberg has never replied.</li> <li>• From: A. S. Hartt  To: Mr. H. H. Langeberg  Won't you please countersign the attached check if agreeable for \$16.35 payable to Edward H. Simmons Estate? This is for money actually paid out by Mr. Simmons for the Hillman land Co. Won't you also sign check for \$188.46 for Mr. Esselstyn for taxes assessed as of July 1<sup>st</sup>, 1936 against the Cothron Tract and Hillman Ferry tracts in Ky which were sold to Mr. Esselstyn in 1937.</li> <li>• From: A. S. Hartt  To: Mr. Danel Kirby  Acknowledge receipt of and answer yours of 13<sup>th</sup> in reply to Mr. E. H. Simmons letter of June 2<sup>nd</sup>. Mr. Harris bought stock belonging to Mrs. John W. Harrison and Mrs. Florence H. Bill. Mr. Simmons personally leased to Mr. Moser of Tulsa, Oklahoma on September 1934 the Oil and Gas rights on the</li> </ul>

	<p>Hillman Property in Trigg &amp; Lyon Counties. These lease run for period of five years provided oil or gas was found to be present in paying quantities. Drilling was to commence within one year and Mr. Moser agreed to drill to 3500 feet or to St. Peter Sand. Rental was to be \$10,000 per year and 1/8 of gross proceeds per year if found. Mr. Moser put up bond of \$5,000. Mr. Moser drilled to depth of 3656 feet and found nothing so he is now ready to abandon the property and give up his lease. When Hillman property was sold to U.S. Government this lease was a stumbling block and it was finally agreed that the government would take the real property and improvements and Hillman Land Co. should retail the oil and gas rights for period of 20 years. Unless Mr. Moser assigns his lease to someone – if he simply abandons it, the oil and gas rights will automatically revert to the Government and the stockholders of the Hillman Land Company will lose their interest in these rights</p>
215.10301937.37	<p>From: Esselstyn  To: A. S. Hartt  Enclosed find bill of sale for the things you want from the “junk” Do whatever you think is best with all the other junk, sell it, if you think you can ever use any of it, take it home.</p>
215.11021937.38	<p>From: A. S. Hartt  To: Esselstyn  Enclosed find check for \$188.46 covering tax bills you paid for Hillman Land Co. as per receipted bills you sent me a short time ago. If there are any more, won't you please let me have them as soon as you can or if not, let me know that there are no more so I may post Mr. Langenberg on the situation. How about Crittenden County Coal rights, Personal property, also oil rights? Don't know what Hillman plans are for the future but will keep you posted.</p>
215.11041937.39	<p>5.5x8.5  From: A. S. Hartt  To: Esselstyn  I delivered to Simmons Hardware Co. yesterday the revolving office chair you wanted asking them to crate or pack properly and ship it to you at Paducah by express. Hope arrives in good shape. Will ship by parcel post in a day or two, two sets of covers for this chair which I am having cleaned.</p>
215.11041937.40	<p>Simmons Hardware Company letterhead  From: E. G. Sommerlath, Warehouse manager  To: Miss A. S. Hartt / Room 203 / 6233 Delmar Ave / St. Louis, Mo  We have today made shipment of the desk chair that our truck picked up yesterday. I have had this chair crated and packed. Weight of same was 87 lbs. Shipping via Viking Freight lIne</p>
215.11051937.41	<p>From: Esselstyn  To: A. S. Hartt  Acknowledge receipt of your letter of 2<sup>nd</sup> enclosing check for \$188.46 in payment of Hillman taxes. Think this amount covers all taxes up to the time of the sale of the property however had letter from Sheriff of Crittenden County regarding tax on the Coal Rights which he said the County Tax Commissioner had not listed but that the State Tax Commission was</p>



	investigating the matter. As I understand it if property has coal and the property are owned by same party there is no separate tax. Assume the same line of reasoning would apply to the Oil lease
215.11051937.42	Copy in pencil at top From: A. S. Hartt To: Commonwealth of Kentucky / Department of Revenue Replying to yours of October 27, in regard to Corporation licesne tax report as of December 31, 1936. Hillman Land Company disposed of all its assets in the fall of 1936 – selling the real estate and improvements to the U. S. Government. As of December 31 <sup>st</sup> , the only remaining assest was a small amount of cash which is on deposit in the bank here in St. Louis to cover liquidating expense. As we were out of business and have done no business whatever in the year 1937, there was no necessity for a license hence no license tax report was filed.
215.11071937.43	From: Esselstyn To: Miss A. S. Hartt Letter of 4 <sup>th</sup> received. Don't go to any trouble sending me any of the "junk" for I know you are busy and I know I am trying to rebuild an old house.
215.11171937.44	5.5x8.5 from: A. S. Hartt to: Esselstyn Noting attached notice of Hillman Land Company Stockholders meeting. I have been asked to send out these notices and guess there is nothing else to do but "let them make use of me" a little longer. Have also been asked to attend the meeting.
215.11171937.45	Hillman Land Company letterhead Notice of Called Meeting To be held in the office of Mr. Erastus Wells / St. Louis Union Trust Company on Tuesday, November 30 <sup>th</sup> , 1937 at 2:30PM. [date crossed out in ink and replaced with "Wednesday, December 1 <sup>st</sup> , 1937] To consider ways and means of completing liquidation of the Corporation Signed: H. E. Langenberg / Vice President
215.11181937.46	5.5x8.5 From: A. S. Hartt To: Esselstyn Moved everything out of the office yesterday and sold for you to a second-hand man all remaining "junk" for which you will find check enclosed for \$18.40. Old Iron safe, I have in my basement any time you want it.
215.11191937.47	Hillman Land Company letterhead To the Stockholders of the Hillman Land Company With reference to notice of called meeting [215.11171937.45] . circumstances have arisen which make it impossible to hold this meeting on the date specified. Therefore this is to notify you meeting will be held Wednesday, December 1 <sup>st</sup> at 2:30PM
215.11211937.48	From: Esselstyn To: Miss A. S. Hartt

	Acknowledge receipt of yours of 17 <sup>th</sup> also notice of meeting of the stockholders. Enclosed proxy appointing you as my attorney to act in this matter. I can't see how they can close up the affairs of the Company without you and I. By all means get all you can for your services, if it takes it all I will approve, as long as the rest of the bunch get nothing.
215.11301937.49	Hillman Land Company letterhead To: the Stockholders of the Hillman Land Company Owing to illness of Mr. H. H. Langenberg, this is to indicate that the Meeting called for Wednesday, December 1 <sup>st</sup> at 2-30PM has been postponed until Wednesday, December 8 <sup>th</sup> at 2-30PM when it will be held in the office of Mr. Erastus Wells at the St. Louis Union Trust Company.
215.12081937.50	Hillman Land Company letterhead From: A. S. Hartt To: Esselstyn At the Hillman Land Company stockholders meeting held this afternoon It was decided to liquidate the Corporation as quickly as possible: Mr. H. H. Langenberg is resigning as Vice President; Mr. Erastus Wells has been appointed Agent to represent the stockholders until the Oil Rights can be transferred to the St. Louis Union Trust Company as Trustee. In order to transfer these Oil Rights – make the proper deed to the St. Louis Union Trust, it is necessary that Mr. Daniel Kirby, the attorney who has liquidation matters in charge have copies of abstracts and deeds to the U. S. Government on the property we sold them. Won't you kindly send them to me so I may turn them over to Mr. Kirby? Reminded Mr. Wells that you are un contract entitled to 1/3 of any amount distributed just as you received 1/3 of distribution made November 1936 and January 1937.
215.12101937.51	From: Esselstyn To: A. S. Hartt Acknowledge receipt of letter of 8 <sup>th</sup> . Replying to second paragraph – “necessary that Mr. Daniel Kirby, the attorney who has liquidation matters in charge have copies of abstracts and deeds to the U. S. Government on the property we sold them. Won't you kindly send them to me so I may turn them over to Mr. Kirby?” At the time I sent deeds to Government, I sent copy to Mr. Simmons. I probably have copy but I have moved twice since these deeds; most files still packed and have no idea where to look for them. In regard to abstract of title, will say this abstract was prepared by Government attorneys and I never had a copy – can only be secured from Government and its hundreds of pages. Regarding transfer of oil rights, will say there is nothing to transfer as Mr. Moser and his associates stopped all drilling operations and moved out of the county last Spring and their lease automatically expired as of September 1 <sup>st</sup> 1937 and the Oil rights on that date reverted to the U. S. Government in accordance with the terms of the deeds to the Government
215.12131937.52	5.5x8.5 From: A. S. Hartt To: Esselstyn Thanks for yours of the 10 <sup>th</sup> . I am still unable to locate copies of these deeds and my best recollection is that they were returned to you along with the

	<p>originals which Mr. Simmons signed and sent you on June 28<sup>th</sup>, 1935 – to be held awaiting check from the Government which we did not get until August 1936. Please don't bother to look this up unless you hear from me. No use doing any more work than necessary for people who are not willing to pay for it. As long as we no longer own the oil rights, Mr. Kirby may not want the deeds anyway.</p>
215.12151937.53	<p>Crossed out E. H. Simmons stationary  From: A. S. Hartt  To: Esselstyn  I am having "my troubles" with the Harrison-Harris crowd and if there is anything you can do to locate a copy of the deeds to the U. S. Government it will help me greatly. It is possible Mr. Simmons took them home, in which case, it would be impossible to locate with conditions as they are at his home. Fletcher Harris has been so hateful all along and has been trying to find fault in Mr. Simmons management. I would be willing to pay, personally, for copies of these deeds just to prevent further criticism. Mr. Kirby advises me he is holding up liquidation proceedings until I can make a further effort to find these copies. I have had about all I can stand of these peoples.</p>
215.12161937.54	<p>2x6 Receipt for Registered Article No. 2577  From: Esselstyn  To: A. S. Hartt</p>
215.12181937.55	<p>Return receipt postcard  To: A. S. Hartt  Return to: Esselstyn</p>
215.12181937.56	<p>From: A. S. Hartt  To: Esselstyn  Thank you for yours of the 16<sup>th</sup> enclosing copies of the two deeds to the U. S. Government. This is the best "Christmas Greeting" I could have received. Am turning all the old books over to Mr. Fletcher Harris on Monday as per instructions from the Stockholders all current books, records, and correspondence to Mr. Erastus Wells. Mr. Wells asked me to come to his office shortly to go over all these papers and will advise you of the outcome. However, no matter how it turns out – I shall be much relieved when I get rid of the whole business.</p>
215.01091938.57	<p>From: Esselstyn  To: Mr. Daniel N. Kirby / 319 N. Forth Street / St. Louis, Mo  Acknowledge receipt of your letter of 6<sup>th</sup> regarding oil and gas lease granted Mr. F. G. Moser. Mr. Moser, personally informed me that they would abandon the lease and remove their equipment, the only final act, on the part of Hillman Land Company is to send Mr. Moser and his associated a registered letter advising them of their failure to continue operations until they had produced oil, or paid the annual rental, or secured an extension of time placing this notice of their failure in the office of the County Court, Clerk of the Counties. The reservation clause of the deed to U.S. Government provides that the lease may be transferred, amended, extended, etc. and my idea has been that this lease should not be fully cancelled until cancellation</p>

	demanded by the Government. Undoubtedly, this lease is not worth the paper it is written on.
215.01111938.58	<p>Crossed out E. H. Simmons stationary  From: A. S. Hartt  To: Esselstyn</p> <p>Thank you for yours of January 9<sup>th</sup> enclosing Mr. Kirby's letter of 6<sup>th</sup>, with copy of your reply of the 9<sup>th</sup> which I am returning. The attitude of these people is beyond me – except that I feel they are trying to “justify” the delay on their part in winding up Hillman matters. After last stockholders meeting I sent all obsolete books and records to Mr. Harris and four packages to Mr. Erastus Wells which contained everything I thought wise to keep away from Fletcher Harris.</p> <ul style="list-style-type: none"> <li>• Copy of Kirby/Esselstyn letter</li> <li>• Original of Kirby to Esselstyn letter on Nagel, Kirby, Orrick &amp; Shepley letterhead: asking for information of definite facts relating to Moser's abandonment of the lease.</li> <li>• Copy of Esselstyn to Erastus Wells letter asking for status of the approximately \$6800 cash on hand in St. Louis Union Trust for Hillman Land Company and noting Mr. Esselstyn's contractual rights to 1/3 of the balance.</li> </ul>
215.06091938.59	<p>St. Louis Union Trust Company letterhead  From: Erastus Wells, Vice President  To: Esselstyn</p> <p>Your letter of June 8<sup>th</sup> received. Please be advised that on December 10, 1937, the St. Louis Union Trust received from the Hillman Land Company the sum of \$6594.40 to be held until such time as the miscellaneous debts were paid, together with final opinion from Mr. Daniel N. Kirby, attorney regarding oil lease. Trust Company is acting solely as a disbursing agent and will make distribution at the earliest possible time. Noted in pencil in bottom right corner: 6594.40 divided by 3 equal 2198.13  Cc: to Mr. H. H. Langenberg / Mr. Fletcher R. Harris</p>
215.06101938.60	<p>Crossed out E. H. Simmons stationary  From: A. S. Hartt  To: Esselstyn</p> <p>Thank you for copy of yours of 6-8 to Mr. Wells – hope it stirs them up a little. Only thing I know that is holding things up is the possibility of tax bills. Also, for your information, Mr. Wells asking whether I would be willing to take over Hillman work again until company liquidated. I replied that if stockholders compensate me for work I did in 1937. He agreed that I should be paid for 1937 and seemed surprised I had not received it. Have heard nothing further. Understand not enough money to pay the Trust Co., to handle tax business, and they would rather not be bothered by it. . Don't believe they are convinced oil rights are gone.</p>
215.06191938.61	<p>From: Esselstyn  To: Erastus Wells, V. P. / St. Louis Union Trust Company</p> <p>In regard to Oil Lease, lease provided Mr. Moser was to drill property until he produced oil or gas or if he stopped drilling, he could pay \$10,000 per</p>

	<p>year to keep lease in full force and effect. In April 1937, Mr. Moser advised me he was giving up the lease and removing drilling equipment from property. Tried to interest some Pennsylvania people but they were not interested in taking over the Moser lease. My contract with the company was to close affairs of the Company and the corporation be dissolved as of December 31<sup>st</sup> 1936. As things stand, the Company is liable for Corporation tax for 1937 and 1938 and I would suggest that Miss Hartt be appointed liquidating agent to dissolve Corporation at once. In your letter you state there is sum of \$6594.40 one third amount or \$2198.13 is amount due me. If this matter is settled at once on or before August 1<sup>st</sup> 1938, I will take \$2000.00 and give receipt for full settlement of my account.</p>
215.06191938.62	<p>From: Esselstyn [J.N.E.]  To: A. S. Hartt  Letter of 10<sup>th</sup> received which gave me a few ideas which I have been thinking about. Enclosed find copy of letter received from Mr. Wells and copy of my letter just written to Mr. Wells. I am determined to make them live up to their contract if it is possible. Reading between lines, St. Louis Union Trust is trustee for all Simmons-Morton Estate and in faithful performance of their trust they should try to get as much as possible for these estates although I assume they get only 5% of what they disburse. I have not said all that I might in letter to Mr. Wells but I have said enough to give him understanding that I am going after them. Before you do anything more for them make them come across for what you have already done and if Mr. Harris wants anything more make him personally responsible with payment in advance.</p>
215.06201938.63	<p>5.5x8.5 Lurline Humphries, Sheriff Trigg County letterhead  Written in ink  To: John Esselstyn  In going over the books I find Hillman Land Co owes \$24.15 on personal property for the year 1937. Please send check for same as I have to settle this month.</p>
215.06211938.64	<p>St. Louis Union Trust Company letterhead  From Erastus Well  To: Esselstyn  Your letter of June 19<sup>th</sup> received. In matter of closing out the Hillman Land Company I have already suggested to Messrs. Langenberg and Harris that Miss Hartt be retained since she is, as you state and as far as I know, the only person familiar with the former operations of the Company. This suggestion was met with approval by Mr. Langenberg but Mr. Harris was unwilling. I note your suggestion concerning your part of the proceeds of liquidation and advise that the sume of \$6594.40 was a gross amount and certain expenses have and will be deducted  Cc: Messrs. H. H. Langenberg / Fletcher R. Harris</p>
215.06221938.65	<p>From: Esselstyn  To: Erastus Wells / St. Louis Union Trust Company  Today I am in receipt of letter from Sheriff of Trigg County stating \$24.15 is due. This is the assessment as of July 1<sup>st</sup>, 1936 for the year 1937. Will you</p>

	send check directly to Lurline Humphries, Sheriff of Trigg County, Cadiz Kentucky.
215.06221938.66	From: Esselstyn To: Miss Lurline Humphries / Sheriff of Trigg County Yours of 20 <sup>th</sup> received. I severed connection with Hillman Land Company as of December 31 <sup>st</sup> , 1936. Mr. Simmons died in October 1937 and in December 1937 the affairs, books, etc. of the Company were turned over to the St. Louis Union Trust Company to close affairs. I am writing Mr. Erastus Wells asking him to send directly a check for the amount.
215.06231938.67	5.5x8.5 From: A. S. Hartt To: Esselstyn Thank you for yours of 19 <sup>th</sup> with copy of letter to Mr. Wells. Do hope you will be successful in getting your portion of this cash.
215.06241938.68	St. Louis Union Trust Company letterhead From: J. Nathuhe?, Assistant Treasurer To: Mr. Lurline Humphries, Sheriff, Trigg County Enclosing check to your order for \$24.15 in payment of 1937 personal property tax assessed against Hillman Land Company. Cc: J. N. Esselstyn
215.06261938.69	From: Esselstyn To: Erastus Wells Letter of June 21 <sup>st</sup> regarding Hillman Land Company affairs received. I fully realize the sum of \$6594.40 was gross and certain expenses necessary to the closing of the affairs of the Company are to be deducted. The continuation of the Corporation, now 18 months past the time when I could and should have been dissolved does not show good business and I cannot see why an institution like the St. Louis Union Trust Company should countenance such procrastination. My offer to accept a stated amount in full settlement of my account on or before August 1 <sup>st</sup> still holds good. I believe the stockholders are as desirous of a settlement as I am and perhaps a receivership will produce action.
215.07141938.70	5.5x8.5 From: A.S.H. [A. S. Hartt] To: Esselstyn Thank you for yours of June 21 <sup>st</sup> with copy of letter to Mr. Wells. I got up a little nerve and wrote Mr. Wells asking for a definite amount for my services of 1937 (\$25.00 per month for the time I put in) and received a check from him at that rate. He also phoned me that he was sending it and wants me to come in to see him with idea of taking over Hillman records. Am not particularly anxious to do so but I do need all the money I can get my hands on. Should he ask if I keep in touch with you, will of course be non-committal. Will keep you advised.
215.07181938.71	Nagel, Kirby, Orrick & Shepley letterhead From: Daniel Kirby To: Esselstyn

	Completed an investigation of the status of the oil and gas lease from Hillman Land Company to Fred G. Moser. Concludes with: " It is the desire of the other stockholders and my own desire before acting, to ascertain whether you concur in this conclusion, so that I may then proceed to prepare the papers necessary for a dissolution of the company, the payment of remaining taxes and expenses, and finally a distribution of the net cash." (4 pages)
215.07241938.72	From: Esselstyn To: Mr. Daniel N. Kirby Acknowledge receipt of your letter of the 18 <sup>th</sup> giving your opinion regarding the Oil and Gas lease. Your conclusion in this matter is the same conclusion furnished the Company more than a year ago, therefore I approve your conclusions. In settling affairs do not forget that my contract with the Company provides one third (1/3) of the cash on hand as of December 31 <sup>st</sup> , 1936, less taxes not paid and legitimate expenses of the dissolution of the Corporation.
215.undated.73	Three paragraphed sections: For Stock Purchase / Against Stock Purchase / General Pros and Cons.
215.undated.74	Typed upside-down on Hillman Land & Iron Company – Hematite Store letterhead Miscellaneous comments regarding selling of remaining assets of Hillman Land Company. Moving things so Government can take possession of buildings.