

47-M-64

is worth 14 cts per bu. at the station
 and takes from 4 to 5 cts to ^{haul} deliver it
 there! A person cannot depend on any
 crop at all on first breaking, second
 year we count on half a crop if season
 is good. then after that a full
 crop owing to the season, the pasture
 land cleared up ^{for} fifty dollars this past
 year, another year it might do better
 and it might do worse, the second
 year the plow land would be worth
 from 75 cts to \$1.00 per acre, this
 would make it clear me \$50 fifty dollars
 the first y. & from \$1.25 to \$1.50 the second
 total \$20.00

Then on the other side to start with will
 be the cross fence \$40 the breaking
 \$200 Keeping all fences in repairs would
 be not less than \$10 then my house rent
 \$60 per year, I suppose you think this
 nothing to you, but it is a good deal to
 me and a farm for rent here is always
 supposed to have a house with it, here is
 a total of \$200 for breaking

house rent \$120
 fencing \$40
 repairs \$40
 total \$200

This is what I estimated it would cost and

I want to go out
 week to make
 arrangements for
 the coming year
 but I would like
 to hear from you
 before I leave
 home if possible

Yours Truly
 J. H. Logan

Richmond Kans. Dec. 18, 1888

Mr James K. Patterson

Lexington Ky

Dear Sir your letter at hand
 I don't think you just under-
 stood what I meant about
 the reserved pasture being a per-
 sonal character between Mr Akin
 and I for if the party which
 he leased to did not agree to give
 him free pasture why then it
 would be deducted out of their
 offer using the same authority as
 though he owned the land.
 However that don't trouble me very
 much for we don't hit very good
 in bargains anyway, although
 I think Mr Akin will make a very