

17th April, 1889.

J.W. Gaulbert, Esq.,

Dear Sir:

We think it proper to make at this time to you a preliminary report upon the matter of the title to the 95,000 acres of land proposed to be sold to you through Mr. D.W. Armstrong of New York. There are quite a number of questions which are involved in the transfer of all of these lands; questions of difficulty, but upon these we do not propose now to dwell.

The object of this letter is to point out to you certain radical defects in certain of the tracts of land which are included in the quantity above mentioned.

1. 10,781 acres Patent #5597. The title to this land seems to be in the heirs-at-law of one Picquet. Of this we were informed before we began to look at the title at all.

2. The title to the 10,000 on Quicksand Patent #5589 is vested in the heirs-at-law of Jean Gaspard Schweitzer. This we discovered during the progress of our investigation of this title. Mr. Armstrong was not aware of the complication in reference to this 10,000 acres, and we can readily see

*Revised by heirs of
Picquet to
Jas. Swan
8-20-30 R1204
R.C.B.*