

ANDREW H. HUDSPETH
ATTORNEY AND COUNSELOR AT LAW
CARRIZOZO, NEW MEXICO

October 5, 1944

Comdr. C.M. Cree
Prince Rupert, B.C.

Re: No. CH: O-16650

Dear Charles:

I was very glad indeed to get your favor of 23rd ultimo, which arrived yesterday.

I went over to the court house and made inquiry of the Tax Collector, who advised me that the taxes on your two tracts of land, the tract in Township 11 South of Range 14 East, joining the Kudner land, and the 160 acres on the Indian Divide, were being paid by the First National Bank in Albuquerque.

Arthur Kudner died some months ago. His Will was admitted to probate in the State of Maryland, and there is an ancillary proceeding pending in this County. There were three executors named in the Will---Mrs. Madelin Kudner, the widow, George Link, Jr., and John Oliver La Gorce. They have qualified here as ancillary executors. I am representing them.

Mrs. Kudner spent the summer at the ranch, and was besieged by the real estate brokers of Ruidoso, who wanted to buy the Ruidoso lands, and you need have no fear about the mortgage debt being paid. The executors could sell it at a profit, although they have not realized very much out of the grazing of the lands. The summer resort of Ruidoso had a prosperous season, and the sale of lots continues, and it is the value for townsite and homesite purposes which makes the demand for the lands.

The only ^{other} matter affecting lands in the Ruidoso, of which I have knowledge, is a mortgage made by Ernest McDaniel and wife to Gerald June 30, 1937, to secure a promissory note for \$5400.00, payable in annual installments of \$1080.00 each. I do not know the status of this debt, but I merely mention it in order that if it has not been paid, you will keep in mind that the limitation on a note in New Mexico is six years. You probably know that they had a disastrous forest fire in the Ruidoso Canyon a few years ago.

I am writing Mr. Brimberry in regard to the purchase of the land on Indian Divide. He told me that he wanted to purchase this tract and a Mexican's ranch in the vicinity. I understand that he did not consummate the deal for the Mexican's ranch, and I do not know whether he cares for your tract alone, however, we will soon learn. If he does not take it, perhaps I can sell it to someone else. Ranch lands are still in demand, although the "mad scramble" of a few months ago seems to have subsided somewhat.

C.M. Cree--2

10/5/44

On a recent visit to Santa Fe J.O. Seth spoke to me about the Fritz property outside of Roswell, and I "dug out" of George L. Ulrick's papers, who died in Santa Fe recently, the patent of this tract, and gave it to Mr. Seth. Mr. Seth stated that the property had been sold for taxes, and that he was writing to the Treasurer of Chaves County to ascertain the amount necessary to protect yours and Gerald's interest.

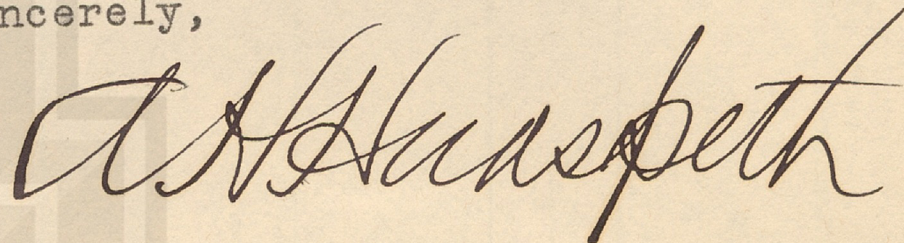
I shall have to make a trip to Fort Sumner and Santa Rosa in order to ascertain the situation there.

I notice that a man named Goode was killed in a wreck of a truck recently, but I do not believe it is the same man, since the name was spelled "Goode", however, I will make a trip up there shortly and advise you what I find, and if necessary pay any taxes if time presses.

We shall be delighted to see you again in New Mexico.

I trust that Monta and the youngsters are well,

Sincerely,

A handwritten signature in cursive script, appearing to read "C. M. Cree". The signature is written in dark ink and is positioned to the right of the typed name "C. M. Cree".

AHH/lcp