

## **Charles Chadwick to Hiram Hill**

Charles Chadwick wrote from Quindaro, Kansas Territory, to Hiram Hill in Massachusetts, concerning several 40 acre lots which were marked off shortly before Samuel N. Simpson left town. It appeared to Chadwick that those Simpson had purchased were purchased on the behalf of absentee investors, such as Hill, even though they had not been divided or designated in the name of any others. Chadwick presumed that Abelard Guthrie would allow Hill to have the land he thought was being purchased in his name upon payment to the Town Company. Chadwick also reported that prices of land were staying up in Quindaro, and that business development continued.

Creator: Chadwick, Charles

Date: August 30, 1857

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Quindaro Kansas  
August 3<sup>d</sup> 1857

Hiram Hill Esq.

Dear Sir

Yours of the 18<sup>th</sup> July ult. making  
inquiries about the 40 acre lots, south of the town, &  
others matters was received a few days since.

The 40 acre lots were ~~directly~~  
surveyed, and divided a short time after you left  
here, and just before Mr Simpson left - Most of those  
interested in it were here. Mr Simpson, as I understand  
represented the interest of those not here to whom he  
had sold, by having enough set off to himself for  
them all, but that no blocks or lots were designated  
for any of them, all being in Mr Simpson's name.

Right away after that Mr Simpson left & has not been  
here since. Since the receipt of your letter Gov. R. has  
not been here, and as it seems that he & Mr Simpson were  
some how, more particularly interested in the purchase of those lands,  
it is necessary to see him to know <sup>fact</sup> how your right stands -

Since Mr Simpson left, I have heard some reports  
about him that I can hardly believe; among them, that  
he has acted in bad faith to Gov. R. in those lands, & has  
sold more of them, a good deal, than he ever expected an  
interest in; Again that he carried away funds belonging  
to the Company to a large amount -

Mr Guthrie thinks Simpson will not return



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here, and if he can prevent it, will not let Simpson have any interest further in the Company.

I have observed some time past, plans laid to as I thought, to head Simpson off - and that, I think, is now, ~~is~~ the intention of the whole Company. Indeed Mr Guthrie, informed me in a conversation with him in regard to these outside 40 acre lots, that he did not consider that Mr Simpson had any interest in them, that he had never paid any money, and had acted in bad faith, & ~~he~~ was not entitled to any interest in them.

He said, he presumed, Gov. R. would let you have the amount Simpson was to let you have, by paying him, (Robinson) for it.

When Gov. R. comes down, & he has been expected for some days, I will talk with him in regard to it and write you again.

This piece of land out on the Kaw River, from which you was to have 35 acres, was deeded to the Governor, I believe - Mr Guthrie would not get a deed executed, running to the Gov. & Simpson, & so it ran to the Gov alone.

In regard to the Long piece, I cannot give you any information, but will ask Mr Long when I see him, which is not often.

Simpson, went off sooner than I supposed he was going, and at the time I was sick, & hardly out of my room - And from the time you left till his leaving he was not here but very little. He is now somewhere East, but where I cannot tell you, as I do not know - I don't know when the Co. will be ready to

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give deeds, but presume it will be soon,

This Simpson affair, is detaining them some I think. I have not been able to sell either of your shares, and cannot sell them at present - The price is a little above what purchasers are willing to pay. Just now too, there are no sales being made -

I think prices keep up well, & that the next month will open business again -

Gov. R. sold two shares some time ago the first lots of which were 35 & 37 respectively R. A. for \$850. each, and there is a fine building going up on one of them. The first price are now laid. They are right opposite to the drug store - Your 55 R. A. comes right in the grade, & I believe in about the deepest part of it, so that the lot is not now available - 159 Levee too is not available,

Consequently those shares are not salable, at least not for present use - The foundation for a two story stone store (60 feet deep) above the basement, has just been commenced on the second lot this side (below) the drug store. Alfred Gray has commenced his house on the addition, & brick are on the ground for another house on the addition which is to be a fine one. The Methodist Church is being built with brick - Col Parks is at work on his store house on the levee, and these buildings going up in all parts of the town. Yesterday we had an Episcopal Clergyman preach to us, who wanted to locate here, & if so will build a church, having the promise of funds from the East to do it with. To day we had an election, & here in Quindaro polled 200 votes -

Respectfully Yours

Chas Chadwick -