

After 10 days, return to  
THE ATCHISON, TOPEKA AND SANTA FE  
RAILWAY SYSTEM,  
908 Railway Exchange,  
CHICAGO 4, ILL.

PERSONAL

W. C. Simons  
Journal "orld  
Lawrence Kansas



# The Atchison, Topeka and Santa Fe Railway Company

Railway Exchange, 80 East Jackson Boulevard, Chicago

M. J. COLLINS,  
General Purchasing Agent

J. J. CONN,  
Asst. General Purchasing Agent

E. G. WALKER,  
Asst. General Purchasing Agent

OFFICE OF GENERAL PURCHASING AGENT

In Reply Please Refer to File

No. ....

925 Railway Exchange Building  
Chicago, September 12th 1930

Mrs. Viola S. Haynes  
24 Westport Rd.  
Kansas City, Missouri

My dear Mrs. Haynes:-

In regard to your letter of the seventh  
relative to Luella Apartment Building:

When this Building was taken over by Miss  
Simons, myself and her brother there was a total indebtedness  
of \$136,000.00. The mortgages have been reduced to \$116,000.00  
and arrangement has been completed for an extension of six months  
on present mortgage, at which time the Building will be re-fin-  
anced under such conditions that I believe it possible to start  
paying interest and dividends on the stock. In the meantime a  
substantial reduction of indebtedness on the Building has been  
considered a dividend to stockholders.

There are no outside debts against the  
Building other than the mortgages and the income is sufficient  
to pay interest on approximately \$180,000.00.

*no interest nor dividends to me*

Very sincerely yours,

*Charles H. Hoinville*

Charles H. Hoinville, President

7301-09 Luella Avenue Building Corporation

CHH:MS

Chicago Dec. 8th 1945

Dear Gollie:

The attached is sent you so that you will understand the situation. Miss Haynes wrote and told me of her fall and being in the hospital and needing money and wanting to sell some of her stock which had been promised her. I told her I would take over five of her shares at par \$500.00 and did so, sending her also the .25 other shares to make up the \$3,000.00 which Etoile borrowed or took from her as investment money. In view of the severe losses which every one took since 1929, I do not feel that she is entitled to any interest on the money.

Would appreciate any comments you want to make on this and you may keep the papers as I would have no use for them. Just return her letter with your remarks.

Love Bro' Chas.

I took back at par, \$4600,00 and \$3000,00 from two other stock holders, and they charged no interest.

Kansas City Mo -

Dec - 6<sup>th</sup> 1945

Mr. Charles Hoinville

Chicago Ill -

Dear Friend; - Have been trying to write you since I was "released" from the Hospital. They took the Aeroplane frame from my arm last Tuesday - put it in sling and and Dr. brot me home Thru Nov 29<sup>th</sup> - I have a friend who comes to me at 9. a.m. - stays thru day to 5 P.m. - cleans up - gets me good hot lunch - & I manage my little breakfast.

Mr. Hoinville you'll never know how good that Mr. (what's his name) looked to me when he came to the Hospital as your representant that day, with certificates and checks - sure a friend in time of need - Miss Simons and I had been close friends ever since I spent a vacation in Chicago, and we were to-gether so much at the Gladstone - She, Joe and I spent many pleasant evenings in her room, and we talked Real Estate all the time, I had been in my own business for yrs and she was getting me to tell all I knew about it - The next

2/ year when I went to California for my Aug. vacation, she started something and got me in on it, she closed that up and we made a few hundred on it, then when she would cook up another I would add more to my profit - etc. Then when we got in deeper, was at the time when things were slowing up - The firm I had been with for 9 years closed up and I came to N.C. - she offered me at one time to send me my 3000, and 6% - or - stay in - being a real estate man I was gambler enough to stay in.

She had me keep all letters as an agreement - and she was always optimistic, even when I felt the ground slipping in those long delays. Oh I wish I could have seen her again before she went away - you'd know how close we were, and I should have been notified - I spent one nice Aug with her and Joe in her 75<sup>th</sup> Place apartment - and went to see The Luella then - We had so many heart to heart talks. We loved each other very much, I think you folks were up at your summer home that Aug - This may be all tiresome to you my friend, but necessary I that I had had enough troubles for 1945 - but had to take this too - Sincerely Viola Haynes -

from 1825- and at agreed  
upon 6% interest, now I can't  
lose all that interest, but I  
am willing to take a 2%  
settlement, even tho it is costing  
me 6% for 20 yrs - 3000 @ 2% for 1 yr  
would be \$60<sup>00</sup> and for 20 yrs - \$1200<sup>00</sup>  
which I can't afford to lose, don't you  
really think, a part cash and bal-  
in shares of stock, would be  
about the only ~~fair~~ fair thing to do?  
U. H.!

EDWIN N. RILEY  
300 E. 40th Street  
Kansas City, Mo.

Mr. Keonville; - yesterday I went  
thru all Miss Etchells' and my cor-  
respondence - over 40 letters - I  
don't know what of them you  
might have wanted - but I  
have culled all that bears  
directly on my case - and these  
are arranged to show you as  
much as I can in your reading  
but very necessary for you to know  
as you know my \$3000 plus 171 Franks  
was in your possession for 20 yrs.

- 2 -

Etoile B. Simons  
7539 Colfax Avenue  
Chicago, Ill.

Feb. 13  
1926

I am interested in what you drink  
and what you do.

The check for one hundred seventy-  
one dollars (\$171.00),  $\frac{3}{10}$  of the \$570 in  
interest, came. I shall place it in the  
bank Monday I think. I thank you  
very much.



make out thirty-two shares in the Luella for you  
as you invested \$2000, and paid interest to \$170+.  
This will give a face value of \$3200. I had hoped  
that our investment would yield a handsome <sup>Profit</sup>.

~~was~~ ~~written~~ ~~down~~ ~~in~~ ~~the~~ ~~margin~~.  
I have faith in God. You are His child. It is possible  
light is ahead for both of us. I am thankful I had  
you and have one beloved brother and two sisters. I am  
thankful for you too. Our Joe is still in Miami - a good boy.

longer I must ~~write~~ <sup>write</sup> you with  
will bear fruit. It would be unnecessary to write another  
although I need them all - or every one - if I know your address  
and made a sale. God will not let me die or fail until

now and  
in the building at once because I should  
like to see the next season or light months perhaps longer  
will be very hard for me unless I sell, but I believe I can succeed.  
With much love,  
Esther B. Sumner.

If you wish your \$3000,  
invested through me, and will visit at once

or vice me I shall send you a Certified  
check for it and 6% interest from the date  
of the taking over of the last piece. I might

I am the face of thoughts  
to write a satisfactory letter

I think it might be well for you to lend me  
the \$<sup>with interest</sup> 171.00, and pray hard that I may sell  
before March 21, <sup>when the second mortgage is due.</sup> of course the property is rising  
in value and we can see <sup>anyway,</sup> ~~soon,~~ at an excellent  
profit. I have six weeks to work; but should sell  
in three to make us safe, as it might take  
two or three weeks to close after a purchase, or sale  
either, were made.

One Transmittal letter and the

1926  
1926

Ethel B. Simons.

as a rule  
are good months.  
his

7727 Loperat Avenue, Chicago, Illinois.  
April 12, 1925.

My dear Mrs. Hayes:

Your letter enclosing a check for \$2500.00 and another check with no amount stated came by special delivery soon after you sent it. I sent you a telegram <sup>she filled it in for \$500.00 as I had arranged at Bank</sup> telling I had received it, because I had waited about two days without writing. And felt you should know without further delay that the letter and precious contents had arrived. I telephoned my sister a few moments after your letter came as I wished her to know.

I have not cashed the check nor had any occasion to use the blank. I think I shall deposit your check tomorrow for safety.

I <sup>or wired</sup> wrote you that "I <sup>was</sup> moving rapidly." Yesterday an agent telephoned me that he wished me to do nothing without letting him know. A little later he wished to see me quickly. I called on him and learned that a man who had just invested \$75,000 wished to give me \$3,000 to hold the property six months on an option to take the property at \$50,000.

Sep 28.

I shall write soon about 7200 Aunt is so nervous  
I cannot leave her long. I wrote the other  
late last night and between neighbors' calls.

The ally expense \$529.20 was included  
in the \$16,973.05 but they make me split on  
interest. I hope we shall make enough on  
our second deal to heal our wounded  
spirits. I am offering it at <sup>now</sup> \$50,000 but  
would take less. I have a <sup>string</sup> guarantee policy  
on it which is now coming down in my  
name at an expense which should be covered  
from Patrick Kelly?

When I see you I shall show you  
canceled checks or stubs etc.

There will be a positive boom on Exchanges  
in the spring. I wish I had money enough  
to hold onto longer ~~and~~ to buy more.



80.00  
11.00  
8.29

Address

Henderson, Iowa.

September 27, 1925.

Care of Dr. A. B. Gowdy.

My dear Mrs. Faynes:

I am with my aunt and uncle here and shall remain for an indefinite period. I wept to-day until I gave myself a headache over my aunt's apparent approach to death, but she revived. She is a wonderful woman making a soldier like fight, yet she thinks she must go very soon. My uncle is nearly distracted, but becomes a little happier when she revives a little and says a word of cheer.

Write to me after you have read my letter and thought it over.

I closed on the 7700 property and on the 7200 property Monday, September 21, and took the 11 pm central time Burlington from Chicago for Henderson. I arrived Tuesday. I am working and praying, trying hard to help.

530.05  
428.29  

---

101.76

If you share with me an expense of \$629.83  
 your profit is \$428.29 and you will send me  
 \$71.71 to make your investment \$3000 in the 7200  
 property. If you feel that you should not  
 your profit is \$530.05 and I shall send you  
 \$101.76 in addition to your \$3000 investment.

Here is the story:

When I sold 2, 3, 4, and 5, by contract I had an understanding that the purchasers would close on lot 4, which I held under contract only. You were to have your share, because you had the money, even though some of it went into the investment. Time passed and I used a part of it and if money I had. In fact \$1000 of it went as earnest money on the 7200 price. In the mean time I offered some other good property for sale which I thought should move easily. (I have not sold it but know I can) The purchaser, owner of lot 4, attempted to meet but as you know the purchasers would not close on 4 nor on any of the lots. It was necessary that I close on 4. As a longer wait was before me than I had expected it seemed wise to have a large checking account for whatever might happen.

long - or much longer, with a good profit before any

111 27  
Sep 21  
4

7539 Lofgren Avenue, Chicago, Ills.

June 22, 1928.

My dear Viola:

I wrote to you weeks ago, kept the letter, then  
destroyed it.

I was obliged to take my brother-in-law  
into partnership and also my brother because I had to  
raise money. My brother-in-law then decided he would  
see what he could do. He knew I had bought and sold  
successfully, but also knew that the lack of activity had  
pinched me, since I bought my last two pieces.

The lot in question was traded April 26, 1928,  
for a building on a corner with 30 apts., and four stores,  
about three years old. The present income is a little  
under \$25,000, perhaps \$22,000+. The apts are, most of them,  
furnished. The price was \$176,000, for it and \$60,000, for  
the lot. Mortgages are: \$95,000, \$25,800, and \$15,000, or less, <sup>prepay</sup>ments  
and as follows: \$6000 on the 1st \$300 a month on the 2nd but none  
on the 3rd. The 1st and 3rd are at 6%, the second 6½%. All are due  
September 12, 1930. The building is incorporated. W. Fournelle, <sup>my brother-in-law</sup> made

2721 E 75th Place, Chicago, Ill.  
October 25, 1929.

Mrs. Viola B. Haynes,  
3603 Central, Kansas City, Mo.

My dear Mrs. Haynes;

In two months and one week we may  
be in 1930. Someway I still believe the Centies will have  
a psychological effect upon buyers in Chicago. They will know  
if they are to prosper in real estate by the Century of Progress  
Exposition - The World's Fair they must not wait much  
longer.

Besides January is a good month and  
the six months including it are hopeful anyway.  
I have bought twice in July and have  
closed deals in September. Maybe we shall find activity  
later - that is before January. At any rate, I hope before  
both.

I have tried and tried to sell the  
building from which I write. I have hoped there would be  
enough cash to lend you a portion, even if you  
are not in on this, as the other building has not sold, but  
I must wait longer. I am still hopeful and really know right  
will conquer and we shall succeed, but I am a little

tried of writing. If it were not for your dear mother  
I should almost insist upon your coming to Chicago.  
The chance is good you would make much more money here.

I love you, trust you, and have faith  
you will win through me, and probably in other ways too.

If your mother were not well located in 'Nobility',  
I should advise that she come too.

Write me soon.

With love,

Edw. P. Emerson.

Regent 3801.

2721 E. 75th Place, Chicago, Ill.  
September 15, 1930

Mrs. Viola Hayes,  
24 Westport Road, Kansas City, Mo.

My dear Mrs. Hayes:

Mr. Homrills showed me your letter  
and the copy of his to you.

My sister thought from it that you  
would like to hold your own shares. I told her  
you could, but thought you wished me to hold them  
with mine.

If you would prefer write me  
and I shall have shares issued in your name.  
You invested \$3000. She paid 17% in interest since.

I had intended to work hard  
to make this give excellent returns, but the real estate  
slump interfered. Any way I am thankful it was not  
in either bank that failed.

The Lullu Apts. have given me <sup>about</sup> <sup>and</sup> <sup>about</sup> <sup>plus</sup> <sup>months</sup>  
dividend of six percent in the two years and



we have had it. Its value should be increasing materially unless real estate has a further slump. The United's Fair should prevent this in our building.

I paid interest, taxes, special assessments, refinancing expense, besides my first investment, trying to take care of my Exchange Am. holding. I never forgot you and intended, as I have told you, to give you cash

if I used the garage for cash even though you were more interested in the 7200+ property even though the etc.

Viol Investments	3000	(total)	3171	If my had recd. 6% for 34 yrs.
Haynes Investments	171		.06	\$190.26 x 3 = 570.78
			190.26	interest in form of dividend
			3171.	As this would mean 39 shares
			190.26	unless you paid 67.96 and I know
			570.78	you might not have it available
			3932.04	

I will tell Mr. Foinville to issue 4000 notes of shares, as 40 shares, to you and issue me less accordingly, if you write me that you wish this.

In that case Mr. Foinville will deal with you so far as your investment is concerned and I shall still be your good friend.

Yours sincerely,  
Charles B. Simons.

100.00  
32.04  
67.96

L. A. McNALLEY  
ATTORNEY AT LAW  
MINNEAPOLIS, KANSAS

October twenty-four, 1945

Mr. W. C. Simons,  
722 Massachusetts St.,  
Lawrence, Kansas.

Dear W. C.:

Your letter of October 23 at hand.

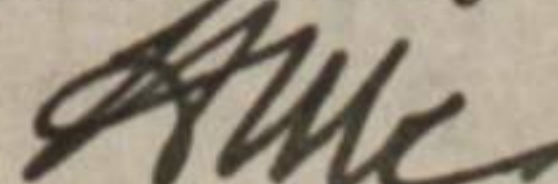
I presume from your letter that your will provides for a life estate in your wife and at her death the property to go to said named heirs. This would, of course, take care of any inheritance tax as there would only be one tax and that would be paid at the time of your death.

You can make your wife co-owner of property but in order for you to do it, it will be necessary for you to make a report and possibly pay a gift tax. Gifts made in contemplation of death are void so far as the estate tax is concerned. I think you know the rule that you can make gifts up to \$3,000.00 to any one person during the year and a total of \$30,000.00. This however is exclusive of the \$3,000.00 gift. In other words, if you own property you cannot convey or give it to anyone in your family without the gift tax. If there is a co-ownership or right in the property that matures at death, the property is still subject to tax. I hope I have made this matter clear to you.

We had a letter from Mary Beth this A.M. in which she said she had made a 90 in an English test and a 88 in Latin, being the highest in the class, but she was not satisfied with the grade. I am glad that you are sending the Journal-World as she says they really read it from cover to cover.

Love to all of you, I remain

Sincerely yours,



L. A. McNalley.

LAMc:gs

L. A. McNALLEY  
ATTORNEY AT LAW  
MINNEAPOLIS, KANSAS

October twenty-three, 1945

Mr. W. C. Simons,  
722 Massachusetts St.,  
Lawrence, Kansas.

Dear W. C.:

Your letters of October 22 at hand.

The only way I know to avoid a second inheritance tax is to provide in your will for a life estate in the wife, and at her death to certain specific legatees or devisees. When a will of this kind is probated, the title vests a life estate in the wife with the remainder over in the specifically named persons. Sometimes there is an objection in tying up stock in a corporation in this way, but when the stock is family held it is quite possible that these objections would not be valid.

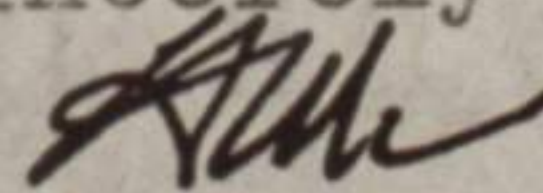
Concerning the clause for the payments of debts and taxes, unless you have a provision for proportional reduction of taxes and debts it will be paid out of the residue of the estate. If the residue is not enough, then I think the law will require contribution by the specific devisees and legatees so as to pay debts and obligations of this nature.

I trust this gives you the information you requested. I am not sending you a form of will as it seems to me that a form would not fit your specific situation.

We are all well. We have been watching the paper that Dolph Jr. has been in every game played by Lawrence High. It will be quite an honor to him if they are all victorious and he is able to get a letter.

I remain

Sincerely yours,



L. A. McNalley.

LAMc:gs

*Many thanks to Dolph for looking after  
the Beakley*

December 22, 1945

Mr. T. J. Sweeney,  
941 Kentucky,  
Lawrence, Kansas.

Dear Tom:

I am exceedingly sorry that your sister Ann, had to go thru so much suffering, and I know that her death leaves you as the only living member of your parent's family.

As you know, I feel very warm affection for all of the Sweeney's. Your father proved his friendship for me on several occasions.

I don't know of any young woman, outside of my immediate family, for whom I had a deeper regard, than your sister Mary, and while my acquaintance had not been so close with Ann, I know that she was an accomplished musician, and a beautiful soul in every way.

I planned on attending the funeral today, but thought that it was at 10 o'clock, and did not discover my error until I was about to leave the office for the church.

With sincere sympathy, I remain,

Cordially,

Your friend

WCS:jm

December 11, 1943

Chas. H. Reinville,  
Chicago, Ill.

Dear Charles:-

I have carefully gone thru the correspondence between my sister, Etolie, and Mrs. Viola Hayes. It was simply a case of becoming interested in a speculation which failed. It had not been for you and others who put up hard cash to save her, my sister would have lost everything, not

only of her own, but the investments of others entrusted to her. Mrs. Hayes should have herself particularly fortunate that she at last have been given some stock to represent her advances in money, nearly twenty years ago. There is no way in which interest on her money may be paid to her. Etolie was thoroughly honest, but her confidence in her ability to make money in real estate, caused her to risk the money of others as well as that of her own.

Billions of money was lost by investors in the United States at the same time. A friend of mine invested ten thousand dollars in City Service Stock and lost every cent. Thousands of other did the same. I made no such investments myself, trying to save others from loss cost me many thousand dollars.

If you wish your board of directors to purchase Mrs. Hayes stock, whenever she is to do so, you might secure a commitment from her, authorizing you to make such purchase at some time in the future.

Mrs. Hayes surely does not understand the sacrifices which have been made to protect the interests of the stockholders, without which every dollar invested would certainly have been lost long ago.

Hoping that the future of the company may be brighter, I remain,  
Cordially Yours,

To be read by means of a mirror

File under  
Reinville

November 24, 1945

Mr. Charles H. Hoinville  
908 Railway Exchange  
Chicago 4, Illinois

My dear Charles:

The certificates of stock were received and distributed, as I may have written you. While I no longer have stock in Luella Apartments, I was surprised at the matter typed upon the face and back of the stock certificates limiting the sale of same to the corporation. As no such restrictions were ever placed on stock that I owned, I questioned if such restrictions applied to any stock owned by Etoile. I was very glad to get this matter adjusted, as I think it was the last thing to be looked after in connection with Etoile's affairs.

We attended a football game yesterday afternoon in which Dolph, Junior participated, and which completed a season's experience of ten games won and none lost or tied by Lawrence High School.

In the evening we had a turkey dinner at home with Dolph and family and Dorothea and family. It was quite cold yesterday, and a little more pleasant today. We shall be glad to have you with us whenever you can. I recall that you will have a birthday on November 30.

I return enclosed envelope bearing sixteen cents in postage which you can use elsewhere.

Cordially yours,

Your Brother

WCS:jl  
Enc.

November 16, 1945

Mrs. Don A. Freeman  
Route # 3, Treetops  
Brainerd, Minnesota

Dear Grace:

Twenty-four years ago today, Owen Maloney, our oldest grandchild, was born. Gertrude was with Blanche in Tulsa, Oklahoma, at the time; and we were living as best we could in our present home, the remodeling of which was nearly complete.

The next day, November 17, our precious little mother passed away. As I recall, she had been no worse than usual when Etok went to her office in the morning. Mrs. McBroom was with her, and whether or not there was any indication of her being worse I do not know, but apparently little Mamma was surprised at what was taking place and gripped Mrs. McBroom's hand for a moment, and then all was over.

I doubt if any mother was ever loved more than we loved Mamma, nor was ever any mother more worthy of the love of her children. Louie used to say frequently that we didn't deserve any credit for what we had accomplished, but that we had been fortunate in having mighty fine parents.

We had your letter just the other day; and it was the longest, folkliest letter that we have had from you.

Blanche and Eileen are driving up from Tulsa this afternoon and will probably be here within the hour. At Blanche's request, Gertrude has arranged for a birthday dinner to be served in The Hearth. Our party which at first was presumed to be eleven has dwindled to six. Pat could not come because he was suffering from an upset stomach, and Dolph and his family are all going to Ottawa tonight to see one of the most hotly contested football games that Lawrence High School has played this year. Lawrence has won the championship, and this is not a conference game, but Ottawa has a strong team. We expect Dolph, Junior to

play as he has in practically all of the games and with credit to himself. He is a fine boy.

Tomorrow will be Homecoming Day at K. U.; and the two state schools, the K. U. and Manhattan Aggies will play each other. Neither team has shown a great deal of force this year, and the loser will occupy the cellar position in the conference. With as good men as we have, it would seem that we should have made a better showing; but for some reason K. U. has made a very poor record in football for a good many years.

We are having delightful weather. The frost has killed most everything, but the petunia vines in our yard are still sturdy and have some blossoms. If we were to have a few days of warm weather, they would again be full of flowers.

Eula Shuler began working for us again yesterday, and we are very happy to have her back. She is the Dunkard girl who was with us a year ago at the Lake.

I think a great deal about our parents and realize that if they were now living that they would be at a very advanced age. I am sorry that their lives could not have been easier.

I think we had told you that Owen has been staying with us because of his inability to secure a room near the University. He has been with us now so long that we should miss him very much if he were not there. I have never known anyone with a more even temperament.

Lots of love to you both,

WCS:jl



November 13, 1945

Mrs. Grace Simons Freeman,  
Route 3, Treetops,  
Brainerd, Minnesota.

Mrs. Julia Simons Blackhurst,  
Ogden, Utah.

Dear sister and niece:

I am writing you both in one letter, as it saves writing two letters.

In the final checkup of the estate of your sister and aunt Etoile B. Simons, we found that she owned 166 shares in the Luella Avenue Building Corporation. She owed C. H. Hoinville \$5,000.00, as evidence by a note for that amount, and she owed Viola Haynes of Kansas City \$3,000.00 for money borrowed to invest in this stock. Taking 80 shares from 166 left 86 shares unincumbered, which I asked Mr. Hoinville to issue in amounts of  $21\frac{1}{2}$  shares to Grace Simons Freeman, Julia Simons Blackhurst, to the heirs of Julia Simons Hoinville and to me, which, instead of being issued directly to me, I had divided between my children.

When the stock certificates came through, I find that they covered  $\frac{3}{4}$  of a share <sup>additional</sup> to each of the heirs, a total of three more shares than I had figured. So, I am sending to each of you, a certificate for  $22\frac{1}{4}$  shares of the Luella Avenue Building Corporation Stock. You will note by the certificate, that the capital stock is \$75,000.00 and that the shares have a par value of \$100.00.

What the actual book value of the stock is today, I do not know, but I recently sold a certificate for 40 shares, which had cost me \$4,000.00 to C. H. Hoinville for \$500.00 or \$12.50 a share. Whether or not he would want to buy more stock at that figure, I do not know, because I have no knowledge of the present book value of the stock.

Mrs. Grace Simons Freeman  
Mrs. Julia Simons Blackhurst

This effects a complete and final settlement of Etoile's affairs to the best of my knowledge and belief. I am glad to get the matter off hand.

We had a total of \$9,000.00 cash in this stock, representing money loaned to Etoile and to C. H. Hoinville to aid in protecting their investment. Of this amount, a few years ago, I gave 30 shares to sister Julia and 20 shares to Mary Jule Stough. I now have no financial interest whatever in the corporation.

I hope that some day the stock will be worth something to you.

Lovingly,

November 12, 1945

Mr. L. A. McNalley,  
Minneapolis, Kansas.

Dear Mac:

I remember that this is your birthday, but I have not done anything about it as yet, but perhaps can hang something around your neck when you come to town. We are glad that we can expect a visit from you in the near future.

I am enclosing herewith, a stock certificate in the Luella Apartments, which to the best of my knowledge and belief absolutely winds up the estate of my sister Etoile. I have no idea of its actual worth, but I'll tell you more about it when I see you.

The stock has par value of \$100.00, so this certificate represents \$725.00. I note, however, that a condition is written on the back of the certificate which speaks for itself. What the book value of the stock is at this time, I do not know, but I understand that the indebtedness has been very greatly reduced.

According to the records, Etoile B. Simons was the owner of certificate No. 2 for 100 shares, No. 11 for 59 shares and No. 22 for 7 shares, a total of 166 shares. Against this stood a note for \$5,000.00 to C. H. Hoinville and a debt for \$3,000.00 to Viola Haynes. This indebtedness represented a total of 80 shares, which deducted from the total of 166 shares leaves 86 shares to be divided between the four heirs of Etoile B. Simons. This makes  $21\frac{1}{2}$  shares for each.

I recommended to Charles that  $21\frac{1}{2}$  shares be given jointly to C. H. Hoinville and to Mary Jule Stough, representing the interest of sister Julia, deceased; that  $21\frac{1}{2}$  shares be issued to Mrs. Grace Simons Freeman,  $21\frac{1}{2}$  shares to Mrs. Julia Simons Blackhurst, and that the  $21\frac{1}{2}$  shares that would come to W. C. Simons be issued as follows:

Mrs. Janet Simons McNalley,  $6\frac{1}{2}$  shares, Mrs. Blanche Simons Maloney, 5 shares, Dolph Simons, 5 shares and Mrs. Dorothea Simons Johnson, 5 shares, making a total of  $21\frac{1}{2}$  shares.

For some reason, unknown to me, I find that he has issued a stock certificate for  $22\frac{1}{4}$  shares to Grace Simons Freeman, and one for a like amount,  $22\frac{1}{4}$  shares to Julia Simons Blackhurst,  $7\frac{1}{4}$  shares to Janet Simons McNalley and 5 shares each to Blanche Simons Maloney, Dolph Simons and Dorothea Simons Johnson.

I am sending out these certificates, which as I have previously said should absolutely close the matter of Etoile's estate. How they arranged to do this from a legal standpoint, I do not know.

The larger amount of stock given to Janet, was to recognize in some small way, the assistance you had given me in the matter.

With love

Your father

November 13, 1945

Mrs. Dorothea Simons Johnson,  
Dawson, Nebraska.

Dear Dorothea:

In making a final settlement of the estate of your aunt Etoile, instead of having a certain amount of stock issued to me, I have had it issued directly to my children. You and Blanche and Dolph received the same amount, while I gave  $7\frac{1}{2}$  shares to Janet, to recognize, in a small way, the legal services that Mac had rendered.

I do not put a very high value on the stock, but it may be worth something some day.

We were glad to talk to you last night, and will be glad to see you soon.

Lovingly,

WCS: jm

November 12, 1945

Mrs. O. W. Maloney,  
2712 East 31st Street,  
Tulsa 5, Oklahoma.

Dear Blanche:

In winding up the estate of your aunt Etoile, we found that after paying two debts, one of \$5,000.00 representing 50 shares to C. H. Hoinville and one for \$3,000.00 representing 30 shares to Viola Haynes, it left, as I figured, 86 shares coming to her heirs. I divided this equally between the heirs of Julia Simons Hoinville, L. A. Simons, Grace Simons Freeman, and myself, but instead of having the shares issued to me in person, I had them issued directly to my children, 5 shares each to Dolph and Dorothea and  $7\frac{1}{2}$  shares to Janet, the difference of  $2\frac{1}{2}$  shares being to recognize in a small way, the legal services that Mac had rendered.

I have no idea of the book value of the stock, but recently sold to Hoinville, a certificate for 40 shares par value \$4,000.00 for \$500.00. I think probably the book value is greater than this, but I wanted to get the matter cleaned up. The actual book value may be greater than that and I hope it will be.

Please note the condition which has been placed on the back of the certificate.

We shall be glad to see you and are enjoying having Owen with us.

Lovingly

Your father

WCS:jm

October 30, 1945

Colonel and Mrs. Karl F. Baldwin  
693 The Alameda  
Berkeley, California

Dear Colonel and Mrs. Baldwin:

I have delayed writing you because it is so difficult to know what to say. Last night I read the account as recorded by your son, John. I can appreciate the thoughtfulness and kindness of the soldier who gave the information. When he wrote your letter, you know he wanted to be as kindly and soothing in making the report as it was possible to be. In finality, you are now certain that your boy was not tortured. Knowing of the vicious cruelty that had been practiced by the Japs on others, to me it meant a lot to know that Chan's death was the result of malnutrition.

When you come home to America, I want you to locate where you will be happy. If that means to be in your California home, there is the place I want you to be. On the other hand, if you feel that you would like to be with your tried and true old friends in Lawrence, we should be happy to have it so. At this time it probably would be rather difficult to find a suitable place either for rent or purchase. I had looked for a loosening up along this line following the closing of the Sunflower Ordnance Works or at least from the very large reduction in the number of its employed, but so far there is a fight for every property either for rent or for sale. There has even been quite a movement in business real estate and a good deal of renovation is in progress.

At Rotary yesterday, a letter was read from the Adelaide Rotary Club calling attention to your having been their guest and having addressed them. Rotary has been moving along, I think, unusually well. Deane Malott, Chancellor of the University, accepted the chairmanship of the program committee for two months and did an excellent job. Under the direction of Walt Varnum we are now proceeding to get out a loose-leaf roster of the club which will give data and a photograph of each member.

I have sometimes considered joining the Latter Day Saints in the hope of securing household help to relieve Mrs. Simons, but I have my doubts that even such a drastic step would help much. It seems that neither love nor money can secure help in our home. Of course, Mrs. Simons is older now than she ever was before, and yet in our nearly fifty-one years of married life, she is forced to do more home work than at any other time.

Page Two

I never had known the Aszmans well enough to thoroughly appreciate them until it came about through our mutual friendship and regard for you and Mrs. Baldwin. I find them delightful people to know.

I am sure that Mrs. Simons would want to join me in an expression of sympathy and of deep regard.

Cordially yours,

W. C. Simons

WCS:ss



October 23, 1945

Mr. and Mrs. Don Freeman  
Rural Route 3  
Brainerd, Minnesota

Dear Grayce and Don:

Your letters have made us anxious to spend a full month or a portion of it with you, and perhaps we shall do so at a later date.

You don't say whether you have disposed of the chickens or not, but I doubt if they will give you enough eggs to pay for the feed and care.

I hope that the weather will stay open until you can complete the improvements on Ping's house. I think that Frampton's new home at the west end of our tract will give both you and us still more protection from thieves and vandals.

We can envision your comfortable home and imagine that you are as warm as toast in the house no matter how cold it may be outside, but one can't stay in the house all of the time. There are other things that have to be seen to.

How did the billboard business pan out this fall? I remember a year ago that many firms were signing up, fearing that boards might not be available.

I hope that Don is feeling better, and I hope that the time will come when he can leave Minnesota during the cold period and spend time in a warmer climate. I believe that would do more for his sinus than medication.

One thousand times it comes to my mind that we two are the only original members of our family left, and it makes me want to keep in as close contact with you as possible. While you look remarkably young, you have reached the age when it would certainly be desirable for you to have good help. To secure and retain such help, you will have to be even more considerate than ever before. Yesterday a woman called Gertrude in regard to household work, and when Gertie offered her \$15.00 a week to start, she said, "Well, I am getting more than that doing nothing." Our federal government is so anxious to continue in control, that it is willing to ruin the nation. It is difficult to see how Congress will have the courage and the loyalty to repeal the laws that are destroying our country. Well, enough of this.

Love and best wishes,

From Your Brother

WCS:df

P.S. Enclosed is my check for \$3.50 for the laundry bill. Thank you for looking after this.

W.C.S.

October 23, 1945

Mrs. O. W. Maloney  
2712 East 31st Street  
Tulsa 5, Oklahoma

Dear Blanche and Pat:

We are anticipating seeing Pat at any time and were somewhat disappointed in your not coming up.

Gertrude still has Mrs. Hoover to help her several days in the week including washing and ironing and she likes her very much. We are on the trail of regular help, but no assurance as yet that we shall have it. We miss having all-around help because I think it interferes with the visits of our children in that they are afraid to come for fear it will mean more work for their mother.

Gertrude is feeling well. We were out to a Rotary party last night, had an excellent dinner, but were home before the dancing began. It was a mask party, but neither your mamma nor I attempted to go in costume.

We met Marilyn the other night and enjoyed seeing her. She is a fine girl and how could she be anything else with such a fine mother and dad.

Give my love to Eileen and to Junior if he is still there. We shall be very glad when he gets back to K.U.

Lovingly,

Dad

October 23, 1945

Miss Lillian Gowdy  
3751 Aldrich Avenue South  
Minneapolis, Minnesota

Dear Lillian:

I received your good letter of recent date and trust that the weather will not be too hard on you. It may be that the predictors will be disappointed and the weather will not be as hard as some have prophesied.

Letters from Grayce and Don indicate that they have been having some good fishing this fall. Frampton has disposed of his Island View Lodge and is building a home on a tract of ground he owns directly west of Dolph's cabin. As Dolph has 200 feet, he will not be crowded. Grayce is still doing her own work very largely.

I am glad that you are so happy in your home, and it is really a tie that binds you to your sister and to your parents inasmuch as all of you have lived there. It is a pretty place, well located and gives you pleasant surroundings.

I am always glad to hear from you.

Lovingly,

Your Brother Cousin

WCS:df

October 23, 1945

Mr. L. A. McNalley  
Minneapolis, Kansas

Dear Mc:

After writing you yesterday about the matter of co-ownership to avoid the possibility of a double inheritance tax should my wife survive and die more than five years after my death, I called upon Asher, and he told me that my will, in his belief, adequately covers the matter.

My will is written with two contingencies--one that my wife survives me and the other that she be not living at the time of my death. In case of her survival, she is given a life interest in our property only and upon her death the distribution follows according to my will to which she is a co-signer--her signature and acceptance being duly acknowledged by witnesses.

However, this does not entirely cover the matter of property which now is all in my name, but which naturally should belong to both husband and wife. This would cover the matter of stock in The World Company and in our home, but other real estate would be distributed at the time of my death. Now if there is a legal method to make her a co-owner of the stock in The World Company and in the home, it might avoid a substantial inheritance tax. I was informed many years ago by a Mr. Helvering, a cousin of Judge Guy Helvering, that the Department of Income Tax expected every taxpayer to be diligent in looking after his own interests--not to the point of fraud, but within legal bounds, and it is my desire to protect my estate in any perfectly legal manner.

I am apparently in robust health, and I consider that taking such action as I propose now is no more in consideration of death than the taking out of life insurance at any time.

I think I told you that my will was drawn by Judge Hugh Means.

Love to all,

Your Father

WCS:df

HENRY J. ALLEN

513 BEACON BUILDING

WICHITA 2, KANSAS

October 6, 1945

Mr. W. C. Simons  
Lawrence, Kansas

Dear Collie:

I have just received your letters of the 5th instant. I sympathize with your position in this matter.

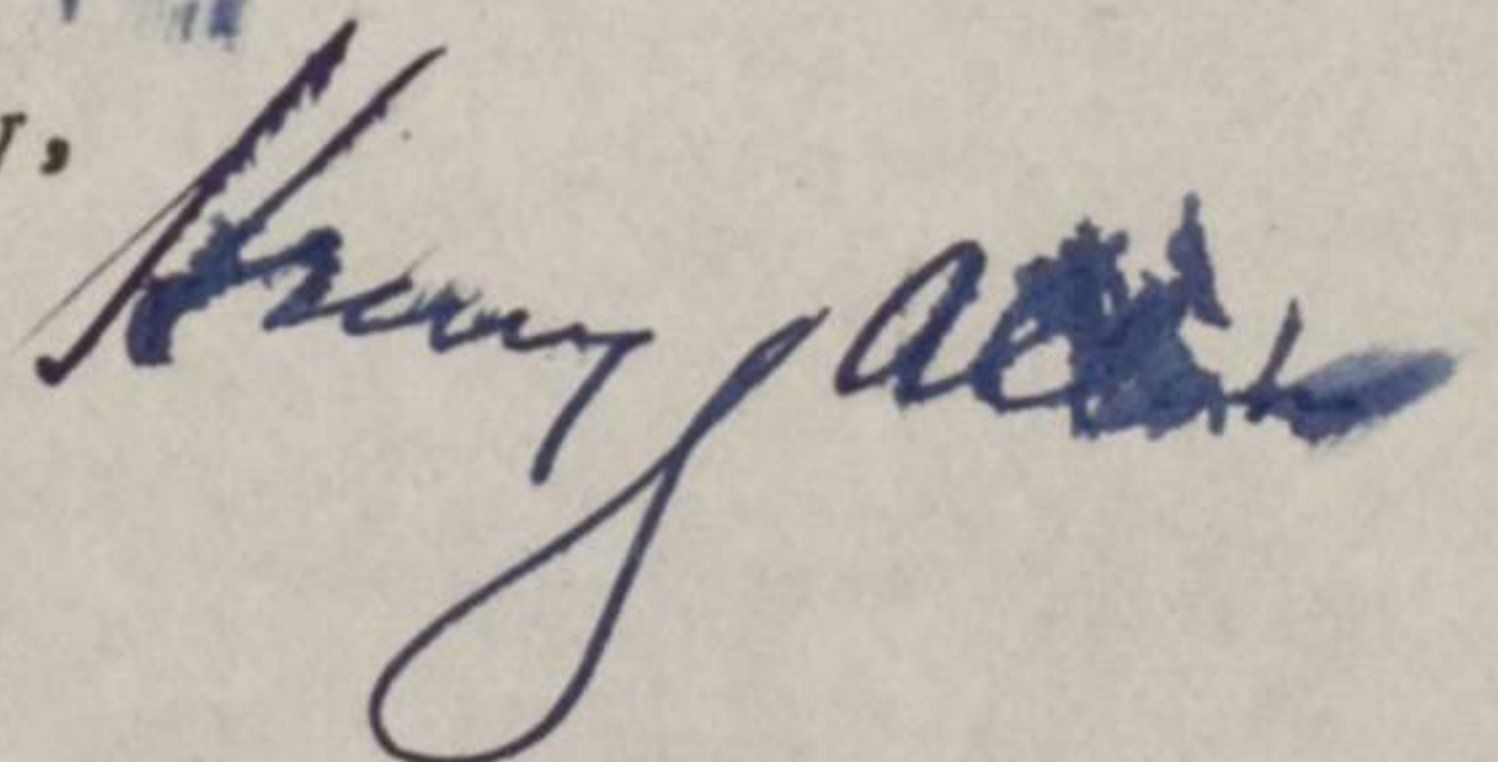
The letterhead which Hinshaw is using in New York was made up according to his own notions and for circulation in his own group. I consented without giving it much attention. Your name shouldn't have been left off, and there's no significance in the fact that it was.

Some day, when we have passed the promotion period, we will get together and make up a letterhead as it ought to be made.

I think Hinshaw's effort in New York is going to be successful in bringing us substantial support from the moving picture and radio crowds. I have a hope that we will get from each of them a contribution equal to that which the newspapers are making.

Thank you for writing me just as you did.

Sincerely,



# The Atchison, Topeka and Santa Fe Railway Company

Railway Exchange, 80 East Jackson Boulevard, Chicago, 4

W. W. KELLY,  
General Purchasing Agent

W. S. RIACH,  
Asst. General Purchasing Agent

F. J. STEINBERGER,  
Asst. General Purchasing Agent

OFFICE OF GENERAL PURCHASING AGENT

In Reply Please Refer to File

No. \_\_\_\_\_

Chicago, October 5, 1945

Dear Collie:

Shall be very glad to have Dolph get in touch with me and also use my home if he will as I have ample room.

In regard to the certificate for 40 shares, I have been looking for this and could not locate it so if you will sign it for transfer and mail to me shall handle the situation. In a short time expect to have the certificates for you and know that I will deliver them to you when I reach Lawrence on the 27th. *if not before*

Just returned from Spooner where Judy Booth was married last night. Very pretty wedding in the Methodist church. Her husband will be back in the Army, through with his furlough, Monday the 28th and they decided owing to the uncertainty of his release they have the marriage now.

Love brother,

*Chas.*

October 6, 1945

Mr. J. B. Eakin  
Box 306  
Santa Rosa, New Mexico

Dear Jess:

1945 has been a peculiar year--too much rain in the first six months and very dry in August and until late in September. Recent rains have done wonders for fall pastures, but arrived too late to aid much in crops of other kinds. This is the 6th of October, and we have not yet had a frost. I hope the frost will not come for some weeks in order to put pastures and wheat in good shape for the winter.

I note what you say about the death of your brother, and that out of your big family, only five are left. Out of our family of five, but two are living, myself and Grayce who is the youngest of the children. I hope that Mrs. Eakin is having improved health. We are all well and delight in having our children and grandchildren with us as much as possible.

Our youngest daughter, Dorothea, now Mrs. Johnson, gave birth to a baby son on the 27th of August. That makes the tenth grandchild--seven boys and three girls.

In spite of the many thousands who have been terminated from war jobs, it is extremely difficult to find help of any kind. We could use more help in our home, but household help is almost impossible to find. This world seems to remain topsy-turvy, and it seems as if our president and his cabinet are more interested in holding on to political alignments than they are to correct the evils which threaten to wreck our nation. The same influences which made France an easy victim of the Germans are now at work in this country. Strike after strike with absolutely no justification. It seems intolerable for the government to step in and take over private property instead of doing something to correct the evils that are rampant in our country.

With very best wishes to you and yours, I remain

Cordially,

Your Friend

WCS:df

Santa Rosa New Mexico  
Box 306 September 23<sup>rd</sup> 1945

Mr. W. C. Swinone  
Journal World Lawrence  
Kansas

Dear Collie: Thought I would write you  
some today. Received word last week one  
day that <sup>my</sup> Brother Sam passed away in Oregon  
He had been in poor ~~health~~ health for several  
years and while we were expecting it, ~~at~~ at the  
same it makes us sad to know he is gone.  
He was nearly ten years my senior. He left  
Kansas about forty years ago and had made  
Southern Oregon his home until about four  
years ago when he moved to Bend Oregon  
which is close to the coast. I left  
three of us boys, Byron at Oakland California  
& Loyd at Elko Nevada and myself. Two  
sisters Lulu at Caldwell Idaho and Lena  
at Hanston Kansas. Ours was a family  
of twelve children, or rather my father was  
~~of~~ of twelve. We visited in Kansas this summer  
Mrs. Eskin was there about a month doctoring  
she had a sick spell about Thursday beginning  
time and has been slow in getting over it  
Lena was there a week she came home with me.  
Western Kansas is prosperous wheat in  
The northeast Garden City neighborhood was  
good. <sup>They</sup> Been warm and dry here, it is claimed  
to be the warmest summer ~~ever~~ <sup>ever</sup> fifty two  
years. Much hay has already <sup>been</sup> brought in  
for winter and spring feed. Cattle has  
been fed in some localities nearly all  
summer. Quite a considerable amount of  
the mining machinery has been sold and  
moved away <sup>but</sup> still at the same time  
there is plenty here <sup>yet</sup> to need a caretakers  
services. I guess this all for now  
yours truly  
J. B. Eskin



Dear Collie:

Just got your letter and will add this memo to my note. Julia died in October and the 27th is Saturday and I had planned on being at Lawrence on that day. I miss her, as we had so much in common and everyday things come up which I would have called to her attention. The 25th is also always a reminder.

Love Bro. Chas.

Chicago Sept. 25th 1945

Dear Collie:

The enclosed for you to note and return. I heard from Grayce and she and Don may spend some time with me this winter. Mary Jule expects to be home around November 1st, or before Thanksgiving, and Norman, who has been made Sgt. is looking for his discharge papers any day now.

Expect to get the stock certificates any day now and will send them all to you.

Love Bro. Chas.

October 5, 1945

Judge Hugh Means  
Douglas County Court House  
Lawrence, Kansas

My dear Judge:

I understand that there is some sort of a common ownership relation that can be entered in to between a husband and wife to avoid the possibility of a double income tax in case one party passes away, and within a short time afterwards the other party also dies.

If there is a legal method to avoid this double payment, I shall be glad to have you advise me.

Cordially yours,

W. C. Simons

WCS:af

Oct. 5, 1945

Henry J. Allen,

Wichita, Kansas.

My Dear Governor:-

Literature reaching our office from New York Headquarters of the William Allen White Foundation, omits my name as Vice President.

As I was duly elected at the meeting of the Board in Topeka, and this election was reported thru the Associated Press I do not understand it.

Dave Hinshaw should be cognizant of the matter as my name has been signed to the checks sent him.

Naturally I have appreciated being connected with the organization which looks forward to better trained men in our profession and therefore still greater leadership.

Cordially Yours,

W. C. Simons.

President  
HENRY J. ALLEN  
Wichita, Kansas

Vice President  
OSCAR S. STAUFFER  
Topeka, Kansas

Treasurer  
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## THE WILLIAM ALLEN WHITE FOUNDATION UNIVERSITY OF KANSAS

LExington 2-<sup>1818</sup><sub>1819</sub>

MURRAY HILL HOTEL  
40th ST. and PARK AVE.  
NEW YORK 17, N. Y.

October 2, 1945

Dear Mr. Editor:

Friends of William Allen White, who are active in the Foundation which bears his name, ask in confident hope that you and your colleagues of the nation's newspapers and magazines join us in our efforts to refresh and maintain public interest in his notable contributions to American journalism and American life.

Our confidence in gaining your cooperation in our efforts rests upon the conviction that you, too, are greatly interested in helping advance the high ideals which he so effectively worked to realize by word and deed throughout his long notable career as able editor and good citizen. We believe also that you will want to help in this worthy undertaking because by so honoring the memory of that distinguished editor, who was the symbol of American journalism at its best, you will most effectively serve the profession.

We need your help in presenting the plans for the William Allen White School of Journalism and Public Information, described in the accompanying clip sheet. Without it we will be unable two months hence to get the financial support which must be secured if the Foundation project is to become the kind of a success which will be worthy of the name it bears and the profession it is designed to serve.

This office, in the coming weeks, will be sending you copy of a general nature concerning our plans but if you wish specially prepared copy concerning either the program or about Mr. White please command us.

We will greatly appreciate your mailing us tear-sheets of any comment you make of this project.

Thanking you in advance for your help, I am

Very truly yours,

*David Hinshaw*

Chairman

WAS

September 8, 1945

Mr. Wm. M. Ege  
325 N.P.  
Muskogee, Oklahoma

Dear Mr. Ege:

I cannot fully tell you how very much I enjoyed receiving your letter of the 6th. I don't write very often, but I think of you many, many times and always with appreciation and admiration.

One of my very pronounced opinions is in regard to the value of each individual. So many men are prone to think "what can I do", but men like you, no matter where you are--whether it was growing apples on the farm up near Barker or working in the library at K.U., or being a great help to us in the Baptist Church, you will be counted a good deal more than an ordinary man. I am sure that among the hundreds and perhaps thousands of young men and women whom you contacted while in the University library, that all of them are better because of the acquaintance they had with you.

I think it is fine that in your older years you can be with your children and grandchildren. I am getting pretty much into the grandfather class myself. I have three granddaughters and seven grandsons, the last one having been born on the 26th of August. He has been keeping his mamma company at Christ's Hospital at Topeka, but they will come down tonight to spend a week or two in our home. His mother is Dorothea, our youngest and only black-eyed daughter. She has three children--all boys. Her husband has red hair and she has always wanted to have a red-haired boy. Her first two boys had dark hair and black eyes, but the baby is undoubtedly a red head which makes her very happy.

The church is getting along quite well. We have a new pastor--rather young--in his early thirties--who has been with us since April '44. It is the general opinion that he is growing and that he is giving better sermons now than when he first came. Dr. Schwegler had supplied our pulpit for about a year prior to the coming of Dr. Snodgrass and Schwegler is not an easy man to follow because of his fine mind and forceful delivery. During the present summer, the church purchased the residence property with its 50-ft. lot directly south of the church. The rooms will be used for the department of younger children in our Sunday School, and the church looks forward to building a suitable educational department in the not too distant future.

Mr. Wm. M. Ege

Page Two

September 8, 1945

I am very happy that the war is over as far as the fighting is concerned, but we still have quite a job on hand to get things back on a sound basis at home. It seems peculiar that while we have been engaged in a war to stamp out certain fantastic ideologies, that there are so many in our country who wish to have quite a degree of paternalism in our own country and seek to be governed from the top down rather than from the common man up which is the original and sound American policy.

Be sure and write me again when the spirit moves you because I am always happy to hear from you.

Cordially yours,

W. C. Simons

September 24, 1945

Mr. C. H. Hoinville  
908 Railway Exchange  
Chicago 4, Illinois

Dear Charlie:

Thursday of this week will be the second anniversary of Julia's death. The season which started out so promising in regard to copious rains, developed into a drouth of nearly eight weeks which was broken last night. We shall be glad to see you, but if you do not happen to come this way at that time, we shall place flowers on her grave that will last until they are killed by frost.

Pastures, lawns, and gardens have suffered because of the drouth and the corn crop will probably be the smallest for a good many years--first on account of smaller acreage and second on account of the drouth.

Dorothea and baby left us yesterday for their home in Dawson. Both have been getting along splendidly, and the baby gained over a pound in weight during the two weeks he was at our home.

Dolph Jr. had his first experience in a real high school football game last Friday night when he played as a substitute for a part of 3 quarters in the high school game with Manhattan.

Owen is still awaiting his discharge, and I wish it would come quickly so that he will not be at a disadvantage in entering K.U. Marilyn is here as a senior at K.U., and Mary Beth, Janet's daughter, will attend Monticello for the equivalent of her junior year in high school.

The termination or discharge of several thousand employees at the Sunflower Ordnance Works and the return of soldiers and WACS has, as yet, not made a dent in the need for men and women for general employment. If Washington would wash its hands of any arrangement for unemployment at this time and withhold efforts to furnish pay for idleness, it would relieve the situation and would quicken the return to a time of unusual business activity, but as long as Washington dallies and holds out a bait, men and women will not accept other employment. The negro woman who has done our washing for a few weeks has secured a job as a cook on the "Hill" at \$35.00 a week. That gives you a fair idea of the situation.

With love and best wishes, I remain

Your Brother

WCS:df