

February 26, 1932.

Mr. Paul C. Butcher
Personal Trust Officer
Continental Illinois Bank & Trust Company
Chicago

Dear Mr. Butcher: Re: Perkins Bass Trust

I have received your letter of February 16th addressed to Mrs. Gertrude B. Warner containing duplicates of July and October statements. Thank you for it.

On February 18th, Mr. Perkins B. Bass, 140 So. Dearborn St., Chicago, wrote me as follows concerning the real estate loan secured by property at 1935 South 51st Court, Cicero: -

"In my letter to you of January 21st, last, I enclosed a copy of a letter from Paul C. Butcher, Trust Officer, Continental Illinois Bank and Trust Company, dated January 20th, regarding a real estate loan of \$8,200.00 secured by property located at 1935 South 51st Court, Cicero, Illinois, wherein the original maker was Alfred Dellarimi and the present owner Joseph Mancini. In order to insure my seeing the owner personally, I went out last Sunday to see this property. On the side of the street where the building covered by this mortgage is, the block is entirely built up with two-story and basement flat buildings. On the other side of the street, the improvements consist mostly of bungalows. Apparently this is a development by building contractors, most of which were built within five or six years. The one in question is a very good-looking building having a six room flat on the first floor and a seven room flat on the second floor, with hot water heat. There is a frame two-car garage in the rear. The owner told me that the building cost him \$17,500 and the garage \$400.00 I went through the building and it is in very good condition and well kept up. The owner lives on the first floor and leases the second floor for \$75.00 a month and gets \$14.00 a month for the garage. The owner states that he has worked in the tailoring department for Marshall Field & Company for the last nine years. He has a full grown daughter whom I met, who works for Sears Roebuck & Company in the auditing department. He states that his wages run from \$35.00 to \$45.00 per week and that the general taxes on the building amount to \$350.00. I told him that I understood he had told the Bank he could pay \$1,000.00 on March 1st, 1932 and annual prepayments of \$500.00 during the second and fourth years. I asked him if he could not make it \$1,500.00 on March 1st, 1932 and \$500.00 during the second and fourth years, which he said he could do. His daughter also said that she understood all about it and that he could do it. If this is done, I believe it will be a secure loan and much better than foreclosure, if that is the other alternative."

February 26, 1932.

Mr. Paul C. Butcher
Personal Trust Officer
Continental Illinois Bank & Trust Company
Chicago

Re: Perkins Bass Trust

Dear Mr. Butcher:

I have received your letter of February 18th addressed to Mrs. Gertrude B. Warner containing duplicates of July and October statements. Thank you for it.

On February 18th, Mr. Perkins B. Bass, 140 So. Dearborn St., Chicago, wrote me as follows concerning the real estate loan secured by property at 1935 South State Court, Chicago:

"In my letter to you of January 21st, last, I enclosed a copy of a letter from Paul C. Butcher, Trust Officer, Continental Illinois Bank and Trust Company, dated January 20th, regarding a real estate loan of \$8,200.00 secured by property located at 1935 South State Court, Chicago, Illinois, wherein the original maker was Alfred Bellini and the present owner Joseph Maschini. In order to insure my seeing the owner personally, I went out last Sunday to see this property. On the side of the street where the building covered by this mortgage is, the block is entirely built up with two-story and basement flat buildings. On the other side of the street, the improvements consist mostly of bungalows. Apparently this is a development by building contractors, most of which were built within five or six years. The one in question is a very good-looking building having a six room flat on the first floor and a seven room flat on the second floor, with hot water heat. There is a frame two-car garage in the rear. The owner told me that the building cost him \$17,500 and the garage \$400.00. I went through the building and it is in very good condition and well kept up. The owner lives on the first floor and leases the second floor for \$75.00 a month and gets \$14.00 a month for the garage. The owner states that he has worked in the tailoring department for Marshall Field & Company for the last nine years. He has a full grown daughter whom I met, who works for Sears Roebuck & Company in the auditing department. He states that his wages run from \$55.00 to \$48.00 per week and that the general taxes on the building amount to \$380.00. I told him that I understood he had told the Bank he could pay \$1,000.00 on March 1st, 1932 and annual payments of \$500.00 during the second and fourth years. I asked him if he could not make it \$1,500.00 on March 1st, 1932 and \$500.00 during the second and fourth years, which he said he could do. His daughter also said that she understood all about it and that he could do it. If this is done, I believe it will be a secure loan and much better than foreclosure, if that is the other alternative."

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Please renew the loan on the terms suggested by Mr. Bass. Please either have him handle the matter for you or secure his approval of the terms of the loan.

I am enclosing a copy of the approval of this action which I am sending Mrs. Gertrude B. Warner to sign. Please inform me if it is not satisfactory.

Very truly yours,

Sam B. Warner

cc: Mrs. Gertrude B. Warner
Mr. Perkins B. Bass



Please renew the loan on the terms suggested by Mr. Bass.
Please either have him handle the matter for you or secure his
approval of the terms of the loan.

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cc: Mrs. Gertrude B. Warner
Mr. Perkins B. Bass