

Miami Fla August 25th 1923.

Mr. J. R. Deane
Philadelphia
Pa.

Dear Mr. Deane:-

Am enclosing the tentative copy cropping contract, also letter from Mr. Livingston, letters from banks will be mailed monday.

Am also sending you under separate cover large map of the Cape Sable section (map costing me \$5.00) also one of the small maps of Southern Florida prepared for me by Mr. F. K. Ashworth C.E. also a booklet on "Cape Sable Florida", "Homestead and the Redland District" and "Dade County".

I spent practically the entire day at Homestead in consultation with Mr. Livingston, and I must admit that I am "sold" on the Dewhurst lands in preference to the Model Land Co. or Florida East Coast Ry. lands controlled by Mr. Ingraham, so if you received from Dewhurst a proposition that you can accept close with him or secure the necessary time to have Hess, McLane, Livingston and the writer make an immediate examination and report.

I have drawn in roughly on the large map the "tentative Plan of Reclamation" which this tract would require, naturally the size of the canals and laterals would have to be computed by an engineer, but of one thing we can be assured that we would only have to figure on the actual rainfall on our own area, as our "spoilbanks" from canals would form a "levee or system of levees" which would enable one to actually put under cultivation the Dewhurst tract even tho the lands to the north, east and west of same were left undrained.

Mr. Livingston tells me and I am convinced that there would only be a very small percentage of this area which would be unsuited for sugar cane, you will note the "run-off" to both west and south-west and west of the tract, to the south the outlet canal would have to extend (from the extreme south-east corner) through lands of Model Land Co. to tidewater, Mr. Livingston thinks this Company would share in or perhaps pay all the cost of this extension, as it would benefit them.

So do not hesitate to close with Dewhurst if his terms permit.

Personal regards

faithfully yours

J. J. Jaudon.