



Grain Belt Breweries Company Records.

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Golden West Hotel Co.
301-3-5 Wash Ave So.

(Einar A Erickson et al)

Note & Chattel Mortgage

Chattel Mortgage & Ins. Policy
to E. A. Erickson 12/16/24
for correction of Ins. Policy
N

Keep this in
Note File

Bills Recd of
E A Erickson
307 Wash. Ave So

Note & Ch. Mortgage
&

Ins. Policy Expires July 2/28.

Note charged to

P. Est. of #307 So Wash Ave

as per Bill of Sale in May 1928

for the fixtures to Mpls Building Co

3/5/30 ✓

March 13, 1928

Messrs. Cobb Wheelwright Hoke & Benson,
City,

Gentlemen:

IN RE: EINER A. ERICKSON 307 Wash. Ave. S

Enclosed herewith note executed by E.A. Erickson April 19, 1924, in favor of the Minneapolis Brewing Company for the sum of \$2632.50, on which a payment of \$50.00 was made on October 1, 1927, and credited on the principal. Nothing has been paid on the interest which is 6% per annum. We also enclose the chattel mortgage given as security for said note covering property located at 307 Washington Avenue South. Kindly acknowledge receipt hereof.

Yours truly,

MINNEAPOLIS BREWING COMPANY.

NPN.RH

\$2632.50

Minneapolis, Minnesota, April 19, 1934

In installments of \$877.50 per month, beginning May 19th, 1934 without grace I promise to pay to MINNEAPOLIS BREWING COMPANY, a Minnesota corporation, or order

Twenty-six hundred thirty-two and 50/100 - - Dollars.
with interest payable monthly at rate of six per cent per annum from date until fully paid.

Default in payment of any of the above installments, renders the whole amount of this note due and payable at the option of the legal holder hereof.

Payable at 1315 Marshall Street Northeast, Minneapolis, Minn.

E.A.ERICKSON.

RETURNED BY
UNION STATE BANK
MINNEAPOLIS, MINN.

To Bank

NOT SUFFICIENT FUNDS

Eight Hundred Seventy

TO **UNION STATE BANK,**
17-58 MINNEAPOLIS, MINNESOTA

Nº 961

MINNEAPOLIS, MINN., *3-15* 192*4*

2. \$ *877.50*

50/100 DOLLARS

GOLDEN WEST HOTEL CO.

By

E. Erickson

PRES.

3-15-24

GOLDEN WEST HOTEL CO.

301 WASHINGTON AVE. SO.

No 961

Ad.

MINNEAPOLIS, MINN., *3-15* 192*4*

PAY TO THE
ORDER OF

Minneapolis Brewing Co.

\$ *877.50*

Eight Hundred Seventy-seven and 50/100 DOLLARS

TO UNION STATE BANK,

17-58

MINNEAPOLIS, MINNESOTA

GOLDEN WEST HOTEL CO.

By

E. Erickson

PRES.

J. J. J.

PAY TO THE ORDER OF
North American Office

— OF THE —

Northwestern National Bank
MINNEAPOLIS, MINN.

Minneapolis Brewing Co.,
J. KUNZ, TREAS.



\$2632.50

Minneapolis, Minnesota, April 19, 1924

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with interest payable monthly at rate of six per cent per annum from date until fully paid.

Default in payment of any of the above installments, renders the whole amount of this note due and payable at the option of the legal holder hereof.

Payable at 1315 Marshall Street Northeast, Minneapolis, Minn.

E.A.ERICKSON.

*Does judge clause
cover future advances
theory of Erickson vs Ireland*

Re: Minneapolis Brewing Company,
v. Erickson.

*The lease Ffolliott to Draves
& see judge clause & we
are subrogated*

The Ffolliott lease was filed May 27, 1924, its number being 723867. The Brewing Company mortgage was filed February 14, 1925, as number 940399. In the meanwhile, separate mortgages had been filed on the cash register and typewriter, and in 1926 mortgages were filed covering blankets, chairs and tables. There is no record in the City Clerk's office from 1920 to date of any mortgage by Erickson ~~from~~ of Young or the Golden West Hotel Company to any one by the name of Crombie.

I am of the opinion that the Ffolliott lease is a lien superior to that of the Brewing Company. It is stated in Volume 11 C.J. page 447, that:

"In the absence of statutory prohibition, when executed in good faith and not for the purpose of protecting property from creditors, a mortgage given to secure future advances alone, or an existing debt and future advances, is valid and enforceable to the extent of the amount due at the time when adverse rights attach to the property or the mortgagee exercises his right to take possession."

Later on it is stated that

"A mortgage covering future advances will attach only from the date of the advances and not from the date of the mortgage. But if no advances are made thereunder no lien attaches to the property described therein."

This statement, so far as I can make out, refers only to mortgages for future advances where there is no requirement that a chattel mortgage be filed. The filing of the lease would prevent the Brewing Company from being a purchaser in good faith, and unless Ffolliott had actual notice of the Brewing Company's mortgage when he made his advances, he would not be put on notice by the fact that the Brewing Company's mortgage was filed. The cases are collected in

Volume 37 A.L.R. on page 400. There are no Minnesota cases directly in point but several are very close to the question. In Anderson v. Liston, 69 Minn. 82, the rule is laid down that where a mortgage is given to secure future advances the filing of a subsequent mortgage is not constructive notice to the prior mortgagee so as to postpone the lien of his mortgage for advances thereafter made, even though such advances were optional and not obligatory. The prior mortgage is affected only by actual notice of the subsequent mortgage and the burden is on the subsequent mortgagee to prove such notice.

Steas v. Lind, 106 Minn. 485. This was a suit between the landlord and the assignee of a chattel mortgage involving property mortgaged to the landlord to secure payment of rent by a provision in the lease. The landlord was allowed to recover, showing that rent is considered by the court to be in the nature of a future advance and is a valid consideration for a mortgage. The question of future advances, however, was not raised. It was held that the mere fact that the lessor is informed of the purchase of the property mortgaged does not deprive him of his rights. He must consent to become subordinate to the purchaser's rights.

See also First National Bank v. Sateren, 152 Minn. 101, and ~~Ludlum v. Poltschold~~ McCormick Co. v. Chesnowe, 41 Minn. 218, the latter case also holding that rent may be secured by a chattel mortgage.

There is no description of the property in the Ffolliott lease, but inasmuch as our statutes do not require specific description there are numerous authorities to the effect that it is only necessary to locate the place where the property is and give a general description of what is to be covered by the mortgage, that is, furniture, fixtures, and the like, in order to have the mortgage valid.

See Ludlum v. Poltschold supra. L. M. S.

Re: Minneapolis Brewing Company,
v. Erickson.

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Ludlum v. Rothschild, *supra*. L. M. S.

122 N.Y. Misc.

Protective Union of N.Y. & Texon

1 E. S. Smith 671

Pl's records limited to monthly
annuities

Followed

Rocky
Graves etc. to observe - ^{charty} Cox Crabbe ^{charty} in pl. Bya.
1 charty (2)

copyd.

Erickson - Crabbe

Erickson by 1925

charty (1) part sent to Bya. as done & done from the

Wm. Coaf.

Publ

2230.40
1

1874.44

355.96

1850.00

~~1850~~
~~2230.40~~
~~1850.00~~

1.70
9 of 18.50
11

1.70
9
1530

1874.44
2230.40

18

1850
1530
320

May 16, 1929

Cobb Hoke Benson Krause & Faegre,
City,

Gentlemen:

A.
IN RE: EINAR ERICKSON, 307 WASH. S.

We enclose copy of your letter of March 14, 1928, being a receipt sent us for the original note executed by E.A.Erickson, April 19, 1924, in favor of the Minneapolis Brewing Company for the sum of \$2632.50, together with copy of chattel mortgage given as security for said note covering property located at 307 Washington Ave.South.

On this note a payment of \$50.00 was credited on the principal on October 1, 1927, no further payments made.

We understand that the note was turned over to Mr. Erickson and a bill of sale for the fixtures at 307 Washington Ave.South was given in favor of F.B.Kunz but our Bills Receivable account is still charged with this balance of \$2582.50 and we would like to make a transfer of this so as to square up the Bills Receivable account. The note not being in our possession any longer such transfer ought to be made but for some reason we were requested not to make it at the time the note was turned over to Mr. Erickson. Is there any reason why such transfer should not be made and a bill of sale assigned by F.B.Kunz to Minneapolis Brewing Company at this time?

Yours truly,

MINNEAPOLIS BREWING COMPANY.

NPN.RH

Credit Mgr

COBB, HOKE, BENSON, KRAUSE & FAEGRE

ALBERT C. COBB
J. O. P. WHEELWRIGHT (DECEASED)
GEORGE HOKE
CLAUDE G. KRAUSE
J. B. FAEGRE
JOHN C. BENSON
RAYMOND A. SCALLEN
TRACY J. PEYCKE

J. B. GALLAGHER
GLENN S. STILES
LORING M. STAPLES
REX H. KITTS
W. O. ROGERS
C. P. RANDALL

300 SECURITY BUILDING
MINNEAPOLIS

March 14, 1928.

J.P. McLean
Minneapolis Brewing Company,
1215 Northeast Marshall Street,
Minneapolis, Minnesota.

Attention of Mr. Frank B. Kunz.

Gentlemen:

In re: Einar A. Erickson, 307 Washington
Avenue South, and Golden West Hotel,
301-5 Washington Avenue South.

We acknowledge receipt of the following notes
and mortgages enclosed with your letters of March 13th
relative to the above matters:

Original note executed by E.A. Erickson April
19, 1924, in favor of the Minneapolis Brewing Com-
pany for the sum of \$2632.50, together with copy of
chattel mortgage given as security for said note
covering property located at 307 Washington Avenue
South.

Original note executed by the Golden West
Hotel Company February 14, 1925, in favor of the Min-
neapolis Brewing Company for the sum of \$2332.50,
together with original chattel mortgage given as
security for said note covering property located at
301-5 Washington Avenue South.

Very truly yours,

COBB HOKE BENSON KRAUSE & FAEGRE

FH.

Nov 28. In Re 307 - Wash Ave So

Received of W P Nelson

Bill of Sale from E A Erickson Drift to F B Kunz

" " " " F B Kunz to W Ble. (not signed)

Insurance Policy to F B Kunz covering the fixtures
and furnitures for \$2500⁰⁰

All to be turned over to Atty Benson
with request to get some kind of
loan contract from Erickson
and the matter cleaned up
so that we can charge off the
Erickson Note a \$2582⁵⁰ which
was turned over to Mr Erickson
when he gave us the Bill of Sale
and so that we can make proper
charge on our records to cover
the \$2582⁵⁰ now charged to City B/Rec

F B Kunz

140

2 shade.

1 Bed. complete 2. Large rocker 2 pr Curtains

1 Table. 1 dresser 1 Rug. ~~carpet~~ 9x9
142 1 shade 1 pr curtain

1 Bed complete 2 chair - 1 Table

1 dresser. 1 carpet 8 $\frac{2}{3}$ x 10 $\frac{1}{2}$ 1 shade 1 pr C.

144

1 Bed. complete 4 chair - 1 Rocker.

1 dresser 1 carpet 9x9 - 1 shade 1 pr C.

146

1 Bed. complete - 1 chair - 1 dresser

1 carpet 9x9 - 1 shade - 1 pr. curtains

148

1 Bed. complete 1 Large Rocker 1 chair.

1 dresser 1 carpet 7 $\frac{1}{2}$ / 3 - 1 shade 1 pr. Curt.

150

1 Bed. Complete 1 Rocker 1 chair

1 dresser. 1 carpet 7 $\frac{1}{2}$ / 3 1 Shade - 1 pr Curt.

152

1 Bed. complete - 1 Rocker - 1 chair 1 Rocker

1 dresser 1 Table. 1 pr curtains 1 shade.

1 Carpet 7 $\frac{1}{2}$ x 13.

154

1 Bed complete - 1 Rocker 1 Chair
1 dresser 1 pr curtain 1 shade.
156.

1 Bed complete 1 Dresser 1 Rocker
1 Chair - 1 pr curtain 1 shade
158

1 Bed. Complete - 2 Chair 1 Dresser
1 Table 1 carpet 7⁶ 13 - 1 pr. Q. - 1 shade
160

1 Bed. Complete - 2 Chair 1 Rocker
1 dresser. 2 small Rugs - 1 pr. Q. - 1 shade
162

1 Bed. Complete - 1 Chair 1 Rocker
1 dresser 1 carpet 7⁶ 13 1 pr. Curtain
1 shade

192

MINNEAPOLIS, MINN.

RATES \$1.00 AND \$1.50
FIRST CLASS GAVE IN CONNECTION

EUROPEAN PLAN

E. A. ERICKSON, Proprietor

GOLDEN WEST HOTEL

Room 262

1 Bed. complete 1 dresser 2 chairs
1 carpet 7⁶/₁₃ 1 shade 1 pr. curtains

Room 260

Same as 262

²⁵⁸
1 Bed. complete 1 chair 1 Rocker
1 dresser 1 Table 1 carpet 7⁶/₁₃
1 pr. curtains 1 shade

²⁵⁶
1 Bed. complete 1 Dresser 1 Rocker
1 chair 1 carpet 7⁶/₁₃ 1 pr. curtains
1 shade

²⁵⁴
1 Bed. complete 1 Rocker 1 chair
1 dresser 1 Table 1 carpet 7⁶/₁₃
1 pr. curtains 1 shade

192

MINNEAPOLIS, MINN.

RATES \$1.00 AND \$1.50
FIRST CLASS CAFE IN CONNECTION

EUROPEAN PLAN

E. A. ERICKSON, Proprietor

GOLDEN WEST HOTEL

164

1 Bed. complete 1 Dresser 1 Rock
1 Chair - 1 Carpet $7\frac{1}{2} \times 13$ 1 pr. Q. 1 shade

166

1 Bed complete. 1 Dresser 1 Rock 1 Chair
1 Table - 1 Carpet $7\frac{1}{2} \times 13$ - 2 pr. Q. 2 shades
Linen on. Bath floor

279

1 Bed. complete 1 Dresser 1 Rock 1 Chair
1 Table 1 Carpet $7\frac{1}{2} \times 13$ 2 pr. Q. 2 shades

270

1 Bed complete 1 Dresser 1 Rock 1 Chair
1 Carpet $7\frac{1}{2} \times 13$ - 1 pr. Q. - 1 shade

268

1 Bed comple 1 Dresser 1 Rock 1 Chair
1 Carpet $7\frac{1}{2} \times 13$ 1 Table 1 pr. Q. 1 shade

266

1 Bed. complete 1 Dresser 1 Rock
1 Table
1 Chair - 1 Carpet $7\frac{1}{2} \times 13$ 1 pr. Q. 1 shade

264

1 Bed. complet 1 Dresser 1 Rock 1 Chair
1 Carpet $7\frac{1}{2} \times 13$ 1 Table 1 pr. Q. 1 shade

GOLDEN WEST HOTEL

E. A. ERICKSON, Proprietor

EUROPEAN PLAN

RATES \$1.00 AND \$1.50
FIRST CLASS CAFE IN CONNECTION

MINNEAPOLIS, MINN., _____ 192 _____

1st Floor Hall

Rubber matting 2 ft wide
for entire hall, 2 pr curtains
2 shades.

2nd Floor Hall,

same as 1st floor hall

252

1 Bed. complete, 1 screen 2 chairs

1 Rug 9x9 - 1 pr. curtains, 1 shade

250

same as 252

248

same as 250

246

1 Bed. complete, 1 screen 2 Rockers

1 chair 1 Table, 1 Carpet 9x12

2 pr. curtains 2 shade

244

1 Bed. complete, 1 screen, 1 chair

1 rug 7⁶ x 8⁹ 1 pr. curtains

1 shade —

over

March 13, 1928

Messrs. Cobb Wheelwright Hoke & Benson,
City,

Gentlemen:

IN RE: EINER A. ERICKSON 307 Wash. Ave. S

Enclosed herewith note executed by E.A. Erickson April 19, 1924, in favor of the Minneapolis Brewing Company for the sum of \$2633.50, on which a payment of \$50.00 was made on October 1, 1927, and credited on the principal. Nothing has been paid on the interest which is 6% per annum. We also enclose the chattel mortgage given as security for said note covering property located at 307 Washington Avenue South. Kindly acknowledge receipt hereof.

Yours truly,

MINNEAPOLIS BREWING COMPANY.

NPN.RH

March 13-1928
Handed to John Benson
Office

STATEMENT

FOLIO _____

MINNEAPOLIS BREWING CO.

MINNEAPOLIS, MINN.

E. A. Erickson July 1 1927
Karlskrona Hotel
307 S. Wash Ave

| | |
|--|--------|
| Interest on Note of \$2632 ⁵⁰ dated 4/19/24 | 492.28 |
| From 4/19/24 To 7/1/27 @ 6%. | |
| 3 yrs. 1 mo. 12 ds. | |

7/14

1924

Received from Cobb & Wheelwright Hoke & Benson
Lease extension Folliott to Erickson Dollars
and Young dated May 6, 1924 on Golden
West Hotel 301, 303, Wash. D.C.

\$

Catrickson

COBB, WHEELWRIGHT, HOKE & BENSON

ALBERT C. COBB
J. O. P. WHEELWRIGHT
GEORGE HOKE
CLAUDE G. KRAUSE
J. B. FAEGRE
JOHN C. BENSON
R. A. SCALLEN
TRACY J. PEYCKE
LORING M. STAPLES

300 SECURITY BUILDING
MINNEAPOLIS

April 9, 1924.

Mr. Frank B. Kunz,
c/o Minneapolis Brewing Company,
1215 Marshall Street Northeast,
City.

Dear Sir:

We hand you herewith lease, Charles Ffolliott to Einar A. Erickson and Edward J. Young. This lease should be returned to Mr. Erickson.

We also hand you herewith lease, Minneapolis Brewing Company to Einar A. Erickson, wherein your Company leases the premises known as the second and third floors of 307 Washington Avenue South. It is our understanding that this lease is also the property of Mr. Erickson and should be delivered to him.

We hand you herewith chattel mortgage which should be executed by Mr. Erickson and filed in the office of the City Clerk. We have shown as the indebtedness due at the present time the sum of \$2632.50. We do not understand that Mr. Erickson has paid you anything since you gave us the statement of rents due on the Golden West Hotel property and we assume that the April rent is due and unpaid. The rent for February, March and April amounts to \$2632.50. You should procure a list of the property to be included in the mortgage and attach the same to the mortgage immediately after the word, "to-wit". Mr. Erickson should acknowledge the mortgage so that it can be recorded. In the event that the indebtedness is not the amount which we have inserted, kindly change the figures in the mortgage to show the correct amount of the present indebtedness. As soon as this mortgage has been properly executed and filed an action should be started against the Golden West Hotel Company and Einar Erickson for the amount of rent now due and judgment should be entered as soon as possible. If payment is not then made you will be in a position to apply for the appointment of a Receiver. As soon as the mortgage is recorded please take this up with Mr. Scallen and he will prepare a complaint so that it can be promptly served. We have not thought it advisable to take any

F B K 2

assignment of the lease on 307 Washington Avenue South for the reason that an assignment of this lease to your Company as security for the payment of the rents on the Golden West Hotel might make it necessary for you to foreclose on the assignment by action. We believe you have the same control over Mr. Erickson if you have a mortgage on the hotel furnishings as you can foreclose such mortgage promptly and force him by such foreclosure to either vacate 307 Washington Avenue South or redeem his property by paying the rent due at the time of the foreclosure.

We return herewith your correspondence files on the Golden West Hotel delivered to us for our use in the preparation of these papers.

Very truly yours,

COBB WHEELWRIGHT HOKE & BENSON

By *Benson*

JCB-M
Encls.

MINNEAPOLIS BREWING COMPANY

MINNEAPOLIS, MINN.

April 5, 1922.

May 1st 1922

Mr. Jacob Kunz:

Mr. Einar Erickson of the Golden West Hotel was in my office today inquiring as to whether he could procure a ten year lease on the second and third floors of #307-Washington Avenue South, at a rental of \$135.00 per month, which is the same rental we are now receiving.

In this lease, in case one is made, we would have the sale clause, giving him six months' notice to vacate, and he in turn wants \$4,000 as liquidated damages, payable on a basis of 10% (or \$400.00) depreciation per annum, - for instance if we were to sell the property within the first year, we would have to pay Mr. Erickson \$3,600. etc., etc. He is asking for this large amount as liquidated damages, in case of sale, for the reason that he intends to

Cut about 13 windows in the South side of the building, which will cost in the neighborhood of \$25. to \$30. each, making a total of about \$390.00

Put running hot and cold water in 30 rooms, which will cost from \$25.00 to \$35.00 per room..... 1050.00

He claims his furnishings will cost in the neighborhood of \$200. per room; 30 rooms, including hallways, @ \$200.00 per room..... ~~6000.00~~ 4000.00

Approximately what he figures expending \$440.00

He also wants us to allow him a reasonable amount for decorating these rooms, which work he intends to do himself as he intends expending more money in decorating than is required by the Hotel Inspector.

Our present tenant has given us notice that he will vacate on or before April 30th, 1922.

What is your pleasure?

Your son,

FRANK B. KUNZ

FBK:ML

10⁰⁰ per 840⁰⁰ per year Ground lease

10 years lease

Stands us 13660.94
Book Value 18615.55
Rent per acre 310⁰⁰

840⁰⁰ per year we pay $\frac{4}{10}$ of 23 every 5 years

Value 636³⁷ per foot 67c or 14000⁰⁰ 22 feet

$$\begin{array}{r} 12 \overline{) 840} \quad \begin{array}{l} 70 \\ 3 \\ 0 \end{array} \\ \underline{84} \quad \begin{array}{l} 3 \\ 0 \end{array} \\ 210 \end{array}$$

18615.55

MINNEAPOLIS BREWING COMPANY

MINNEAPOLIS, MINN.

March 27, 1922.

Mr. Einar Erickson,
Golden West Hotel,
301 Wash. Ave. S.,

Dear Sir:

As are in receipt of your letter of March 22nd making us a proposition with reference to taking a lease on the second floor of the premises known as #307 Washington Avenue South.

#1 In your proposition you specify terms and clauses that you want inserted in the lease, especially the clause with reference to the sale, as we reserve the right to sell this building and give you six months' written notice to vacate, and in that event you are asking quite a damage, and we cannot see how we can come together on this point, and would not even submit same to our board of directors. We appreciate the fact that you would spend considerable money but that money would be depreciated and incase of the sale of the building it would be refunded on the valuation of the lease from time to time which would reduce itself every year.

#2 Re: Furniture- as far as the furniture is concerned, we cannot see where we would want to make any allowance on any furniture you might put in, providing we did sell and give you notice to vacate.

#3 Re: Papering & Painting- We would not care to make any allowance toward papering and painting as you would take these floors just as they are, and we are not getting a high rental at this place and it would not warrant our making any repairs.

#4 Re: heat- You also mention that you want a clause in the lease covering the store in said building with reference to heat. Of course, this heating question, we presume, could easily be arranged.

#5 RE: roof- with regard to the roof, that all depends upon the length of the lease. In a long term lease the tenant looks after the roof but in a short term lease, say five to ten years, the Landlord looks after the roof or other outside repairs.

Yours truly,
MINNEAPOLIS BREWING COMPANY
By

FBK:ML

PRIVATE OFFICE

GOLDEN WEST HOTEL

EUROPEAN

E. A. ERICKSON
E. J. YOUNG
MANAGING DIRECTORS

OPPOSITE MILWAUKEE STATION
WASHINGTON AND THIRD AVES. SOUTH

MINNEAPOLIS, MINN. March 22nd, 1922.

Nothing doing

Mr Frank B. Kunz
care
Minneapolis Brewing Co.
City.

Dear Sir;

Pursuant to our many conversations bearing on the lease of the two upper floors of the building, located at 307 Washington Ave So, submit herewith, the enclosed proposal.

I will take a lease on the building for a term, that would correspond to the termination of my present lease of the Golden West Hotel property, *at the present rental.*

Conditions that I would ask inserted in the lease, are as follows, "purchase clause option" giving you the privilege of cancellation in a three months notice, with this proviso, that I be recompensed for the improvements that I may put in the building, less depreciation, the depreciation to be computed over the entire life of the lease, also, in case of sale, I shall be compensated for my furniture which I agree to figure on a basis of seven and one half per cent depreciation annually, also less the amount, I may receive for furniture in second hand condition.

The improvements that I contemplate installing is hot and cold water in each room, also open all windows that is possible under the building laws of the city of Minneapolis, lengthen the rooms where there are inside air shafts now, regarding the decoration of the building, I feel that you should allow me, in money, what you would ordinarily expend in decorating a building of this kind, as I intend to decorate the same in a much more expensive manner, than is your custom, that it may conform to present holdings here. further, you are to keep the roof, water spouts, side walls and side-walks in good condition, and the heating plant over hauled, so that it will be in an absolute dependable condition for satisfactory use, and then there-after I will maintain the ~~property~~ *plant*, I will also want a clause in the lease covering the store in said building, for rent of heat, the rate of charges to be computed by me, or some one that I may designate, in the event, that the tenant of store and myself are unable to agree on the cost of heat rental, then in that event, some officer of the Minneapolis Brewing Co shall be the third party, and the majority shall rule in the decision of cost.

Hoping to get an early reply.

I am Your Very Truly,

E. A. Erickson

Renewal Period Exp 4/30/23

Rent per year

\$840⁰⁰
70⁰⁰

" " mo
our lease Expires 7/1/2002
to be renewed every 5 years

Rent we get 1st floor

\$175⁰⁰ per mo

135⁰⁰

\$310⁰⁰ total

Stamps use
Book Value

13.660.94

18.615.55

A-290

IN TEN DAYS RETURN TO

P. O. BOX 2107

MINNEAPOLIS, MINN.

E. Erickson
307 So Wash

Note
Chattle Nitge

William A. Davis

\$5,000.00

Minneapolis, Minnesota, January 3, 1924

For value received I promise to pay to the order of Mrs. J. McIntyre
Five Thousand Dollars with interest at the rate of 4% per annum; said sum is payable
at the rate of \$200.00 a month, which said sum shall include
interest; said payments to be made on or before the 3rd day of each and every month
until the full sum of Five Thousand Dollars and interest has been paid.

\$5,000.00

Minneapolis, Minnesota, January 3, 1924

For value received I promise to pay to the order of Mrs. J. McIntyre Five Thousand Dollars with interest at the rate of 6% per annum; said sum is payable at the rate of Two Hundred Dollars (\$200.00) a month, which said sum shall include interest; said payments to be made on or before the 3rd day of each and every month until the full sum of Five Thousand Dollars and interest has been paid.

Pay to the order of

E. A. Erickson
Mrs J. M. Intyre

\$5,000.00

until the full sum of Five Thousand Dollars and interest has been paid.
Interest; said payments to be made on or before the 31st day of each and every month
at the rate of Two Hundred Dollars (\$200.00) a month; which said sum shall include
Five Thousand Dollars with interest at the rate of 6% per annum; said sum is payable
for which I promise to pay to the order of Mrs. J. M. Intyre

Minneapolis, Minnesota, January 3, 1934

In Testimony Whereof, The said party of the first part has hereunto set his hand and seal this 3rd day of January, A. D. 1924

Signed, Sealed and Delivered in Presence of

Wm. Nash
H. England

William A. Davis (SEAL)
(SEAL)
(SEAL)
(SEAL)

State of Minnesota,

County of Hennepin ss.

On this day of January, A. D. 1924, before me, a Notary Public within and for said County, personally appeared

William A. Davis

to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

William M. Nash

Notary Public, Hennepin County, Minnesota.

My commission expires April 15th, 1928

State of Minnesota,

County of ss.

I hereby certify that I have examined the records of my office, and that from such records there are no liens of any kind against any of the within described property, except

Dated, 19

CHattel Mortgage

No.

873933

William A. Davis

TO

Mrs. J. McIntyre

State of Minnesota, 5,000

County of

I hereby certify that the within Instrument was filed in this office on the day of

A. D. 19, at O'Clock M., and entered in Chattel Mortgage Index Books, 5 PM 12 37 Deeds.

By

Register of Deeds.

State of Minnesota,

County of

I hereby certify that I have compared the within instrument with the original Instrument, No., now on file in my office, and that it is a true and correct copy of the same, and of the whole thereof, and that the above is a true copy of the filing thereon.

Dated, 19

KNOW ALL MEN BY THESE PRESENTS, That

I, **Mrs. J. McIntyre,**
 party of the first part, in consideration of the sum of **Five Thousand and No/100 Dollars** - - -
 - - - - - to me in hand paid by
E. A. Erickson party of the second part
 have sold, assigned, transferred and set over, and by these presents do sell, assign, transfer and set over
 unto the said party of the second part, a certain Chattel Mortgage made by **William A. Davis**

to **Mrs. J. McIntyre**
 which Mortgage bears date the **3rd** day of **January** A. D. 19**24**, and was
 on the **16th** day of **Jan** A. D. 19**24**, duly filed in the office of the
City Clerk of the **City** of **Minneapolis**
 County of **Hennepin** and State of **Minnesota**.

with all and singular the property therein mentioned and described, and the Note or obligation therein
 also mentioned, and all moneys secured thereby; and I hereby appoint the party of the second
 part, my Attorney irrevocable, to collect, prosecute and discharge said Mortgage, at his own cost,
 as fully as I might or could do. And I covenant with the said party of the second part,
 that there is owing on the said Note and Mortgage the sum of **Five Thousand (\$5000.00) Dollars**

and that I have good right and lawful authority to sell and assign the same in manner aforesaid.

In Testimony Whereof, I have hereunto set my hand and seal
 this **16th** day of **January** A. D. 19**24**

Signed, Sealed and Delivered in Presence of

Wm M. Nash
Ch. Nichols

Mrs J McIntyre



State of Minnesota,
 County of **Hennepin** } ss.

On this **16th** day of **January** A. D. 19**24**, before me, a
Notary Public within and for said County, personally appeared
Mrs. J. McIntyre

to me known to be the person described in and who executed the foregoing instrument, and acknowledged
 that she executed the same as her free act and deed.

William M. Nash

Notary Public, Hennepin County, Minn.

My commission expires **April 15th 1928**

ASSIGNMENT OF CHATTEL MORTGAGE

Mrs. J. McIntyre

-TO-

E. A. Erickson

State of Minnesota,

County of _____ } ss.

I hereby certify that the within Instru-
ment was filed in this office on the
day of _____ A. D. 191
at _____ o'clock _____ M.

3121500

William A. Davis

City Clerk

Hennepin

City

Minneapolis

Hennepin

Notary Public

Mrs. J. McIntyre

My commission expires
Notary Public, Hennepin County, Minn.

BILL OF SALE

Know All Men by these Presents, That William A. Davis

of the County of Hennepin and State of Minnesota, part y
of the first part, in consideration of the sum of One Dollar and other valuable consideration DOLLARS
to him in hand paid by Einar A. Erickson

of the County of Hennepin and State of Minnesota
party of the second part, the receipt whereof is hereby acknowledged, do hereby Grant, Bargain, Sell and
Convey unto the party of the second part, his executors, administrators and assigns, forever, the
following described Goods, Chattels and Personal Property, to-wit:

All furniture, fixtures, beds, bedding and all personal property situated on
the second and third floors of that certain building known, designated and described
as number 307 Washington Avenue South and used in conducting a hotel at said place.

To Have and to Hold the Same, Unto the said party of the second part, his executors, administrators
and assigns, Forever. And the said party of the first part, for himself, his heirs, executors and
administrators, covenants and agrees to and with the said party of the second part, his executors,
administrators and assigns, to Warrant and Defend the Sale of said Goods, Chattels, and Personal Property
hereby made unto the said party of the second part, his executors, administrators and assigns, against
all and every person and persons whomsoever, lawfully claiming or to claim the same.

In Testimony Whereof, The said party of the first part has hereunto set his hand
and seal this 10th day of March, 19 24

Signed, Sealed and Delivered in Presence of

Wm M. Nash
Ch. Nichols

William A. Davis (SEAL)
(SEAL)
(SEAL)
(SEAL)

BILL OF SALE

FROM

William A. Davis

TO

Einar A. Erickson

Office of

County of

State of

I hereby certify that the within Instrument was filed in this office for record on the day of A.D. 19, at o'clock M., and was duly recorded in Book of, on page.

By, Deputy

State of

County of

ss.

On this day of

A. D. 19, before me, a

within and for said County, personally appeared

to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as free act and deed.

My Commission expires 19.

889982

FILED
OFFICE OF CITY CLERK
MINNEAPOLIS MINN

1924 APR 21 PM 4 08

CITY CLERK

Total of improvement
on 307- So. Wash.

| | | |
|-------------------------|---|---------------|
| Material | ✓ | 51589 |
| Decorating & Plastering | ✓ | 76611 |
| Plumbing | ✓ | 146546 |
| Labor. & Carpenter | ✓ | 141309 |
| | | <u>416055</u> |

This does not include
repair which I made on heating
plant & radiators
E. L.

Material-

| | |
|-------------------------------|-----|
| Malone Bory Lmbr. Co | 762 |
| Ed. J. Levine | 775 |
| Gardner & Son Co | 867 |
| Laudus Morrison & Christensen | 870 |
| Kuser & Co | 899 |

| | |
|---------------|-------|
| Lumber | 31392 |
| Hardware | 4000 |
| " " | 8044 |
| Line & Cement | 395 |
| Paper | 7758 |
| Total | 51589 |

Decorating & Plastering

| | |
|-------------|-----|
| Joe Maggite | 761 |
| " " | 764 |
| C Frisk | 765 |
| Joe Maggite | 769 |
| C Frisk | 803 |
| " " | 873 |

| | |
|------------------|--------|
| contract Plaster | 100 - |
| " " | 126 52 |
| " Decorating | 150 - |
| " Plaster | 1694 |
| " Decorating | 247 65 |
| " " | 130 - |

Total 766 11

Plumbing
Plymouth Plumbing 832
" " " " 833
" " " " 889

~~400~~

400

200

865 46

Total 1465 46

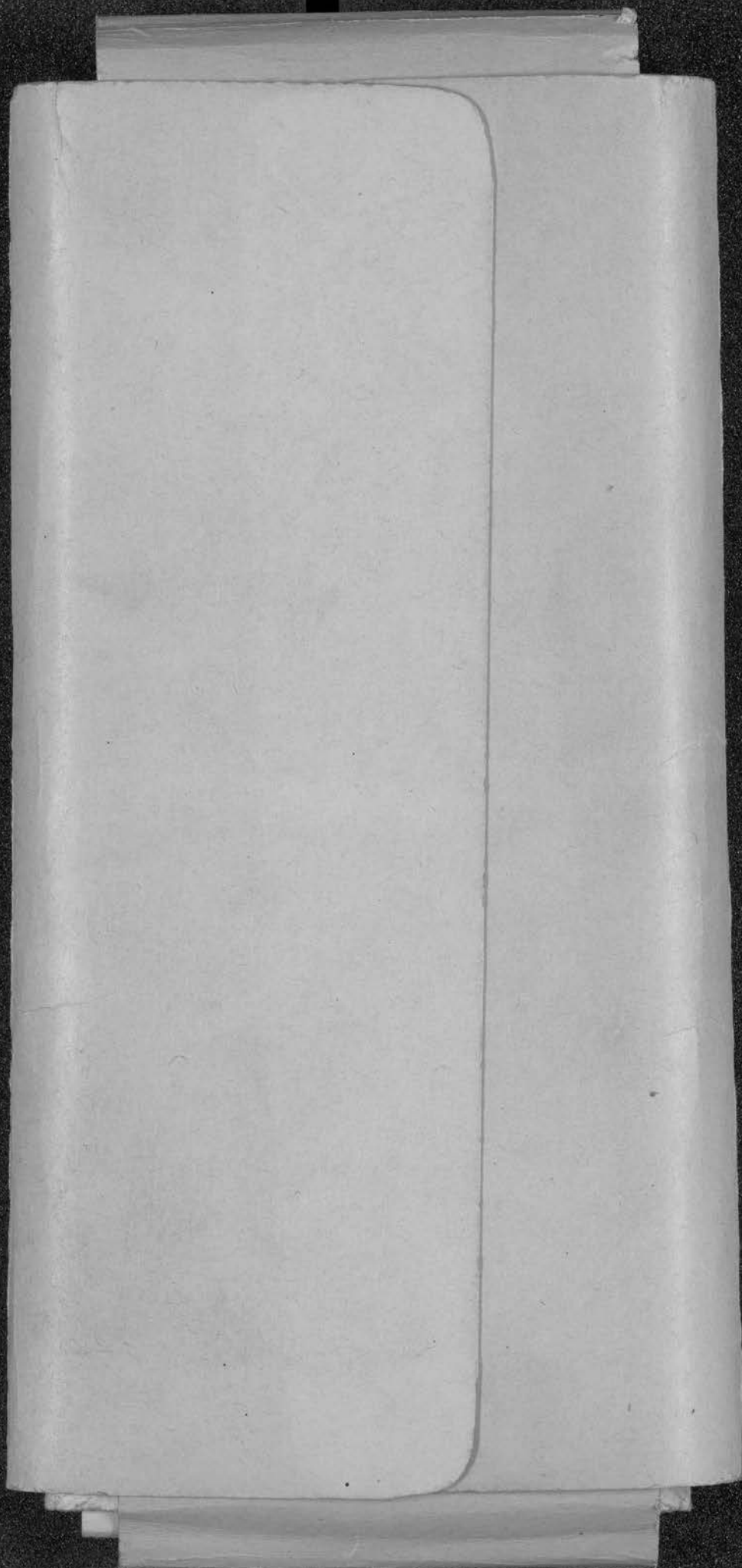
Labor and Carpenter —

| | ck | | | | |
|-----------------------|-----|---|--|----------------------|-------|
| Jim Dupree | 686 | | | Labor | 613 |
| Herman Minx | 687 | | | " " | 613 |
| J. F. Glassing | 691 | | | Carpenter | 5840 |
| C. F. Smith | 692 | | | " | 5840 |
| J. Dupree | 693 | | | Labor | 1900 |
| H. Minx | 694 | | | " | 350 |
| J. Dupree | 698 | | | " | 1540 |
| Hauling Rubbish | 699 | | | " | 1000 |
| H. Minx | 700 | | | " | 700 |
| " " " | 702 | | | " | 2030 |
| J. Glassing | 703 | | | Carpenter | 3840 |
| C. F. Smith | 704 | | | " | 3840 |
| Cash | 717 | | | Laborer | 200 |
| H. Minx | 726 | | | " | 1750 |
| C. F. Smith | 737 | | | Carpenter | 3840 |
| H. Minx | 761 | | | Labor | 2835 |
| C. F. Smith | 765 | | | Carpenter | 7040 |
| " " " | 771 | | | " | 3840 |
| H. Minx | 772 | | | Labor | 1278 |
| Screw Floor Co | 808 | | | Scraping Floors | 20000 |
| C. F. Smith | 809 | | | Carpenter | 7680 |
| " " | 857 | | | " " | 10560 |
| " " | 882 | | | " " | 7680 |
| E. A. Erickson | 925 | X | | Rent May June & July | X 405 |
| Rose Exterminating Co | 688 | | | Desinfecting | 25 |
| Joe Wassman | 885 | | | Carpenter | 35 |

1413 09

307 So Work

E. Erickson



7/27/32

192

CREDIT

Called up C. Boffording about this Policy & they told me
that Erickson cancelled this Policy 12/8/31-31

Spoke To Frank about this & he stated that Erickson
was out of the Hotel Union (Broke)

act has been paid off to insurance

DIRECTORS

FRANCIS S. BACON
ALLEN CURTIS
EDWARD C. DELAFIELD
E. P. EARLE
J. FLETCHER FARRELL
M. L. HEIDE
G. HERMANN KINNICUTT
FREDERICK J. LEARY
NOAH MACDOWELL, JR.
CHAS. W. NICHOLS
R. J. RICE, JR.
JESSE SPIER
ALBERT VALENSI
JACQUES VALENSI
CHARLES W. WESTON

Chat. Mortg. *R. F. L.*
MINNESOTA STANDARD POLICY

Expires June 22nd 1932

Property Hotel Fixt

Amount - - - \$ 2500

Premium - - - \$ 34.85

Golden West Hotel Co

No. 1452310

cancelled 12/12/31
**THE IMPORTERS
AND EXPORTERS**



Insurance Co.

OF NEW YORK

HOME OFFICE 47 BEAVER STREET

**CLEM BOFFERDING AGENCY, INC.
INSURANCE**

1405 WEST BROADWAY, - MINNEAPOLIS, MINN.
PHONE CHERRY 0873

It is important that the written portions of all policies covering the same property read exactly alike. If they do not they should be made uniform at once.

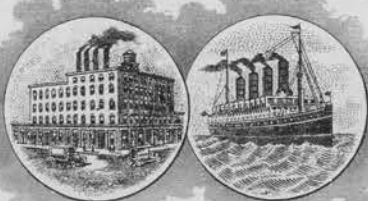
No. 1452310

\$

STOCK COMPANY

THE IMPORTERS AND EXPORTERS Insurance Co.

OF NEW YORK



Amount \$ 2500 Rate 1.394 Premium \$34.85

In Consideration of Thirty Four and 85/100 Dollars, to be paid
by the insured hereinafter named, the receipt whereof is hereby acknowledged,
does insure Golden West Hotel Company and its legal representatives,

AGAINST LOSS OR DAMAGE BY FIRE, ALSO ANY DAMAGE BY LIGHTNING, WHETHER FIRE ENSUES OR NOT,
to the amount of Twenty Five Hundred Dollars.

UNIFORM STANDARD MINNESOTA

FORM NO. 127

MORTGAGE CLAUSE

"Subject to the stipulations, provisions, and conditions contained in this policy, the loss, if any, is payable to Minneapolis Brewing Company mortgagee, as his, her, its or their interest may appear."

Attached to and forming part of Policy No. 1452310
of the Importers & Exporters Ins. Co. of New York
issued at its Minneapolis Agency. Dated 6/22 1931



Clem Bofferding Agent.

NOTICE: This clause must be signed by both insured and agent. A policy may contain a co-insurance clause only when the entire risk covered by the same amounts to \$5,000 or more.

NOTE TO AGENTS: Agents should caution the insured to see that the amount of insurance carried is equal to the percentage of value stated above, to avoid insured being a contributor under the policy in event of loss.

WAIVER OF INVENTORY OR APPRAISEMENT CLAUSE

If this policy shall be subject to the conditions of co-insurance, it is also made a condition that in the adjustment of any loss hereunder, provided same does not exceed 2% of the total insurance carried, it shall not be a part of compliance with the conditions of co-insurance to inventory and/or appraise the undamaged property. If this policy be divided into two or more items, the foregoing conditions shall apply to each item separately.

Attached to and forming part of Policy No. 1452310
of the Importers & Exporters Ins Co of New York
issued at its Minneapolis Agency. Dated 6-22-31 1931



38S 12-6-24

Clem Bofferding Agent.

(This Clause void when attached to Tornado Policy)

Permission granted for mechanics to be employed for more than fifteen (15) days in making alterations, improvements and repairs to any building herein described, and in constructing additions or sheds which attach to and communicate with such building, and the insurance, if any hereunder, on such building is hereby made to cover such alterations, improvements, repairs, attached and communicating additions and sheds, also building materials and supplies therefor, while contained therein or on the premises immediately adjacent thereto; and the insurance, if any hereunder, on contents of any building herein described is hereby made to cover in such attached and communicating additions and sheds to said building; but any change in a fire wall, the removing or replacing of the joists or supports of a floor, or the construction of additional stories to any building herein described, when mechanics are employed for such purposes for more than fifteen (15) days at any one time, shall not be permitted by this policy, unless specifically included by endorsement attached hereto.

Permission granted for such use of the premises as is usual and incidental in the business, as conducted therein, of Hotel and Mercantile STATE KIND OF BUSINESS and to keep and use all articles and materials usual and incidental to said business, in such quantities as the exigencies of the business require.

It is a condition of this insurance that radio equipment on the outside of the building is not covered when this form is attached to a tornado policy.

LIGHTNING AND ELECTRICAL EXEMPTION OR DYNAMO CLAUSES**(These Clauses void when attached to Tornado Policy)**

Lightning Clause: Except as provided in the Electrical Exemption or Dynamo Clause below, this policy shall cover any direct loss or damage caused by lightning (meaning thereby the commonly accepted use of the term lightning, and in no case to include loss or damage by cyclone, tornado or windstorm), not exceeding the sum insured, nor the interest of the insured in the property, and subject in all other respects to the terms and conditions of this policy. Provided, however, if there shall be any other insurance on said property this company shall be liable only pro rata with such other insurance for any direct loss by lightning, whether such other insurance be against direct loss by lightning or not.

Electrical Exemption or Dynamo Clause: If dynamos, exciters, lamps, motors, switches or other electrical appliances or devices are covered under this policy, this company shall not be liable for any electrical injury or disturbance, whether from artificial or natural causes, unless fire ensues, and then only for such loss or damage to them as may be caused by such ensuing fire; this limitation to be operative notwithstanding any provision to the contrary in the lightning clause attached.

Attached to and forming part of Policy No. 1452310
of the Importers & Exporters Insurance Company of New York
issued at its Minneapolis Agency. Dated 6-22-31 1931



97 6-1-25

Clem Bofferding Agent.

NOTE—This form not to be used on private boarding houses—either building or contents. (See Dwelling Schedules.)

No. 1452310

\$

STOCK COMPANY

THE IMPORTERS AND EXPORTERS Insurance Co.

OF NEW YORK



Amount \$ 2500 Rate 1.394 Premium \$34.85

In Consideration of Thirty Four and 85/100 Dollars, to be paid
by the insured hereinafter named, the receipt whereof is hereby acknowledged.
Does insure Golden West Hotel Company and its legal representatives.

INST LOSS OR DAMAGE BY FIRE, ALSO ANY DAMAGE BY LIGHTNING, WHETHER FIRE ENSUES OR NOT,
amount of Twenty Five Hundred Dollars.

UNIFORM STANDARD MINNESOTA

FORM NO. 38S
(Edition Dec. '24)

CO-INSURANCE CLAUSE

In consideration of the acceptance by the insured of a reduction from the established rate of \$ 1.64
to \$ 1.394 it is expressly stipulated and made a condition of this contract that the insured shall maintain
contributing insurance during the life of this policy upon the property hereby insured to the extent of at
least 80 per cent of the actual cash value at the time of the loss, and that failing so to do, the insured
shall to the extent of such deficit bear his, her or their proportion of any loss, and it is expressly stipulated
that in case there shall be more than one item or division in the form of this policy this clause shall apply
to each and every item.

This clause, at the request of the insured, is attached to and forms a part of Policy No. 1452310
of the Importers & Exporters Ins. Co. of New York
NAME OF INSURANCE COMPANY

issued at its Minneapolis Agency. Dated 6-22-31 19
Golden West Hotel Co. Inc. Insured.

Clem Bofferding Agent.

NOTICE: This clause must be signed by both insured and agent. A policy may contain a co-insurance
clause only when the entire risk covered by the same amounts to \$5,000 or more.

NOTE TO AGENTS: Agents should caution the insured to see that the amount of insurance carried is
equal to the percentage of value stated above, to avoid insured being a contributor under the policy in event of loss.

WAIVER OF INVENTORY OR APPRAISEMENT CLAUSE

If this policy shall be subject to the conditions of co-insurance, it is also made a condition that in the adjust-
ment of any loss hereunder, provided same does not exceed 2% of the total insurance carried, it shall not be a
part of compliance with the conditions of co-insurance to inventory and/or appraise the undamaged property.
If this policy be divided into two or more items, the foregoing conditions shall apply to each item separately.

Attached to and forming part of Policy No. 1452310
of the Importers & Exporters Ins Co of New York
NAME OF INSURANCE COMPANY

issued at its Minneapolis Agency. Dated 6-22-31 19
Clem Bofferding Agent.



38S 12-6-24

ALTERATIONS AND REPAIRS

(This Clause void when attached to Tornado Policy)

Permission granted for mechanics to be employed for more than fifteen (15) days in making alterations,
improvements and repairs to any building herein described, and in constructing additions or sheds which attach
to and communicate with such building, and the insurance, if any hereunder, on such building is hereby made
to cover such alterations, improvements, repairs, attached and communicating additions and sheds, also building
materials and supplies therefor, while contained therein or on the premises immediately adjacent thereto; and
the insurance, if any hereunder, on contents of any building herein described is hereby made to cover in such
attached and communicating additions and sheds to said building; but any change in a fire wall, the removing
or replacing of the joists or supports of a floor, or the construction of additional stories to any building
herein described, when mechanics are employed for such purposes for more than fifteen (15) days at any one
time, shall not be permitted by this policy, unless specifically included by endorsement attached hereto.

Permission granted for such use of the premises as is usual and incidental in the business, as conducted
therein, of Hotel and Mercantile STATE KIND OF BUSINESS
and to keep and use all articles and materials usual and incidental to said business, in such quantities as the
exigencies of the business require.

It is a condition of this insurance that radio equipment on the outside of the building is not covered when
this form is attached to a tornado policy.

LIGHTNING AND ELECTRICAL EXEMPTION OR DYNAMO CLAUSES

(These Clauses void when attached to Tornado Policy)

Lightning Clause: Except as provided in the Electrical Exemption or Dynamo Clause below, this policy
shall cover any direct loss or damage caused by lightning (meaning thereby the commonly accepted use of
the term lightning, and in no case to include loss or damage by cyclone, tornado or windstorm), not exceeding
the sum insured, nor the interest of the insured in the property, and subject in all other respects to the terms
and conditions of this policy. Provided, however, if there shall be any other insurance on said property this
company shall be liable only pro rata with such other insurance for any direct loss by lightning, whether such
other insurance be against direct loss by lightning or not.

Electrical Exemption or Dynamo Clause: If dynamos, excitors, lamps, motors, switches or other elec-
trical appliances or devices are covered under this policy, this company shall not be liable for any electrical
injury or disturbance, whether from artificial or natural causes, unless fire ensues, and then only for such loss
or damage to them as may be caused by such ensuing fire; this limitation to be operative notwithstanding any
provision to the contrary in the lightning clause attached.

Attached to and forming part of Policy No. 1452310
of the Importers & Exporters Insurance Company of New York
NAME OF INSURANCE COMPANY

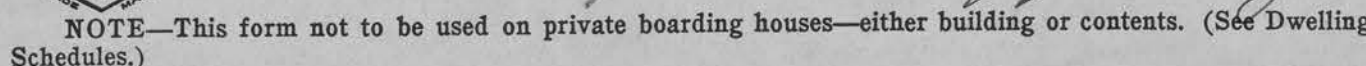
issued at its Minneapolis Agency. Dated 6-22-31 19



97 6-1-25

Clem Bofferding Agent.

NOTE—This form not to be used on private boarding houses—either building or contents. (See Dwelling
Schedules.)



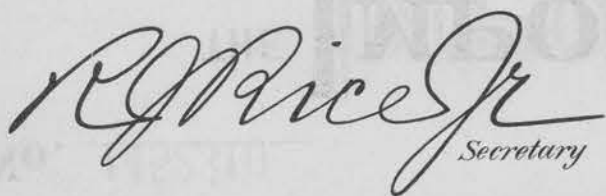
10 The policy shall be void if any material fact or circumstance stated in writing has not been fairly represented 10
11 by the insured, or if the assured now has or shall hereafter make any other insurance on the said property without the 11
12 assent of the company, or if without such assent the property shall be removed, except that, if such removal shall be 12
13 necessary for the preservation of the property from fire, this policy shall be valid without such assent for five days 13
14 thereafter, or if without such assent the situation or circumstances affecting the risk shall, by or with the knowledge, 14
15 advice, agency, or consent of insured, be so altered as to cause an increase of such risks, or if, without such assent, the 15
16 property shall be sold or this policy assigned, or if the premises hereby insured shall become vacant by the removal 16
17 of the owner or occupant, and so remain vacant for more than thirty days without such assent, or if it be a manufactur- 17
18 ing establishment running in whole or in part extra time, except such establishment may run in whole or in part 18
19 extra hours, not later than 9 o'clock p. m., or if such establishment shall cease operations for more than thirty days 19
20 without permission in writing indorsed hereon, or if the insured shall make any attempt to defraud the company, 20
21 either before or after the loss, or if gunpowder or other articles subject to legal restrictions shall be kept in quantities 21
22 or manner different from those allowed or prescribed by law, or if camphene, benzine, naphtha, or other chemical oils 22
23 or burning fluids shall be kept or used by the insured on the premises insured, except that what is known as refined 23
24 petroleum, kerosene, or coal oil may be used for lighting, and in dwelling houses kerosene oil stoves may be used for 24
25 domestic purposes, to be filled when cold, by daylight, and with oil of lawful fire test only. 25
26 If the insured property shall be exposed to loss or damage by fire, the insured shall make all reasonable exertions 26
27 to save and protect same. 27
28 In case of any loss or damage under this policy, a statement in writing, signed and sworn to by the insured, shall 28
29 be forthwith rendered to the company, setting forth the value of the property insured, except in case of total loss on 29
30 buildings the value of said buildings need not be stated, the interest of the insured therein, all other insurance thereon, 30
31 in detail, the purposes for which and the persons by whom the building insured, or containing the property insured, 31
32 was used, and the time at which and manner in which the fire originated, so far as known to the insured. 32
33 The company may also examine the books of account and vouchers of the insured, and make extracts from the 33
34 same. 34
35 In case of any loss or damage, the company, within sixty days after the insured shall have submitted a statement 35
36 as provided in the preceding clause, shall either pay the amount for which it shall be liable, which amount, if not 36
37 agreed upon, shall be ascertained by award of referees, as hereinafter provided, or replace the property with other of 37
38 the same kind and goodness, or it may, within fifteen days after such statement is submitted, notify the insured of its 38
39 intention to rebuild or repair the premises or any portion thereof separately insured by this policy, and shall there- 39
40 upon enter upon said premises and proceed to rebuild or repair the same with reasonable expedition. 40
41 It is moreover understood that there can be no abandonment of the property insured to the company, and that the 41
42 company shall not in any case be liable for more than the sum insured, with interest thereon from the time when the 42
43 loss shall become payable, as above provided. 43
44 If there shall be any other insurance on the property insured, whether prior or subsequent, the insured shall 44
45 recover on this policy no greater proportion of loss, whether by fire, lightning or both, except in case of total loss on 45
46 buildings, sustained than the sum hereby insured bears to the whole amount insured thereon. 46
47 And whenever the company shall pay any loss the insured shall assign to it, to the extent of the amount so paid, 47
48 all rights to recover satisfaction for the loss or damage from any person, town, or other corporation, excepting other 48
49 insurers, or the insured, if requested, shall prosecute therefor at the charge and for the account of the company. 49
50 If this policy shall be made payable to a mortgagee of the insured real estate, no act or default of any person 50
51 other than such mortgagee, or his agents, or those claiming under him, shall affect such mortgagee's right to recover 51
52 in case of loss on such real estate. 52
53 Provided, that the mortgagee shall, on demand, pay according to the established scale of rates for any increase 53
54 of risks not paid for by the insured; and whenever this company shall be liable to a mortgagee for any sum for loss 54
55 under this policy, for which no liability exists as to the mortgagor or owner, and this company shall elect by itself, or 55
56 with others, to pay the mortgagee the full amount secured by such mortgage, then the mortgagee shall assign and 56
57 transfer to the company interested, upon such payment, the said mortgage, together with the note and debts thereby 57
58 secured. 58
59 This policy may be cancelled at any time at the request of the insured, who shall thereupon be entitled to a return 59
60 of the portion of the above premium remaining, after deducting the customary monthly short rates for the time this 60
61 policy shall have been in force. 61
62 The company also reserves the right, after giving written notice to the insured, and to any mortgagee to whom 62
63 this policy is made payable, and tendering to the insured a ratable proportion of the premium, to cancel this policy 63
64 as to all risks subsequent to the expiration of ten days from such notice, and no mortgagee shall then have the right 64
65 to recover as to such risks. 65
66 In case of loss, except in case of total loss on buildings, under this policy and a failure of the parties to agree as to 66
67 the amount of the loss, it is mutually agreed that the amount of such loss shall, as above provided, be ascertained by 67
68 two competent, disinterested and impartial appraisers who shall be residents of this state, the insured and this company 68
69 each selecting one within fifteen days after a statement of such loss has been rendered to the company, as herein pro- 69
70 vided, and in case either party fail to select an appraiser within such time the other appraiser and the umpire selected, 70
71 as herein provided may act as a board of appraisers and whatever award they shall find shall be as binding as though 71
72 the two appraisers had been chosen; and the two so chosen shall first select a competent, disinterested and impartial 72
73 umpire; provided that if after five days the two appraisers cannot agree on such an umpire, the presiding judge of the 73
74 district court of the county wherein the loss occurs may appoint such an umpire upon application of either party in 74
75 writing by giving five days' notice thereof in writing to the other party. Unless within fifteen days after a statement of 75
76 such loss has been rendered to the company, either party, the assured or the company, shall have notified the other in 76
77 writing that such party demands an appraisal, such right to an appraisal shall be waived; the appraisers together 77
78 shall then estimate and appraise the loss, stating separately sound value and damage and, failing to agree, shall submit 78
79 their differences to the umpire; and the award in writing of any two shall determine the amount of the loss; the parties 79
80 thereto shall pay the appraisers respectively selected by them and shall bear equally the expenses for the appraisal 80
81 and umpire. The fees of any appraiser or umpire shall in no case exceed ten dollars (\$10.00) per day. 81
82 No suit or action against the company for the recovery of any claim by virtue of this policy shall be sustained in 82
83 any court of law or equity in this state, unless commenced within two years from the time the loss occurred. 83

CANCELLATION CLAUSE—MINNESOTA

(Chap. 390, Session Laws 1923—Approved April 19, 1923)

If the insured hereunder shall not have actually paid the premium hereon or any part thereof within sixty (60) days from the date of this policy, then this policy may be cancelled by the insurer by giving five days' written notice to the insured and to the mortgagee or other person to whom the policy is made payable, if any, without tendering any part or portion of such premium, anything to the contrary in the policy contract notwithstanding.

IN WITNESS WHEREOF, the said **The Importers and Exporters Insurance Company** has caused this policy to be signed by its President and attested by its Secretary at its office in New York, N. Y.


Secretary


President

ASSIGNMENT OF INTEREST BY INSURED.

The interest of _____ as owner of the property covered by this Policy is hereby assigned to _____ subject to the consent of **THE IMPORTERS AND EXPORTERS INSURANCE COMPANY** of New York, N. Y.

(Signature of the Insured)

Dated _____ 19 _____

CONSENT BY COMPANY TO ASSIGNMENT OF INTEREST.

THE IMPORTERS AND EXPORTERS INSURANCE COMPANY of New York, N. Y., hereby consents that the interest of _____ as owner of the property covered by this Policy be assigned to _____

Dated _____ 19 _____ Agent.

| | | | |
|--------------------------------|------|-----|-----|
| No. of Policy | | | |
| No. of Renewal | | | |
| Amount Insured | | | |
| Date of Cancel., | YEAR | MO. | DAY |
| " Policy, | | | |
| Time in force, | | | |
| Premium Paid, - - - - \$ | | | |
| " earned at rate, \$ | | | |
| " returned, - - - - \$ | | | |
| If pro rata, state reason why: | | | |

Receipt for Return Premium

To be Signed by the Assured

Agency _____ 19 _____

IN CONSIDERATION OF

June 31 _____ Dollars

return premium, receipt of which is hereby acknowledged, this Policy is hereby cancelled and surrendered to the Company.

Assured.

Memo.

18

TUESDAY, JANUARY 18.

347

Note a \$2332⁵⁰
Secured by Ch. Mortgage
on property located in
Golden West Hotel
at 303 x 305 Wash Ave So,

Ch. Mrtg x Ins Policy mailed
to L. H. H. x Benson 12/16/27
for change in Policy.

STATEMENT

FOLIO _____

MINNEAPOLIS BREWING CO.

MINNEAPOLIS, MINN.

July 1 192*7*
Golden West Hotel Co
301 Wash Ave So.

Int due

Interest on Note of 2332.⁵⁰ dated 7/14/15
From 7/14/15 to 7/1/17 @ 6%
2 yrs. 4 mo. 16 ds.

332.77

COBB, HOKE, BENSON, KRAUSE & FAEGRE

ALBERT C. COBB
J. O. P. WHEELWRIGHT (DECEASED)
GEORGE HOKE
CLAUDE G. KRAUSE
J. B. FAEGRE
JOHN C. BENSON
RAYMOND A. SCALLEN
TRACY J. PEYCKE

GLENN S. STILES
PAUL J. MCGOUGH
LORING M. STAPLES
REX H. KITTS
W. O. ROGERS
C. P. RANDALL
GEO. D. MCCLINTOCK
PAUL CHRISTOPHERSON

300 SECURITY BUILDING
MINNEAPOLIS

April 11, 1929.

Minneapolis Brewing Co.,
1215 N.E. Marshall,
City.

Attention Mr. N.P. Nelson.

Gentlemen: Re: Golden West Hotel Property.

We acknowledge receipt of your letter of April 8th with reference to fire insurance on the above property, and wish to advise that we will take care of the matter for you.

Very truly yours,

COBB HOKE BENSON KRAUSE & FAEGRE

BY *L M Staples*

LMS:CN



April 8, 1939

Cobb, Hoke, Benson Krause & Faegre,
City,

Gentlemen:

ATTENTION: MR. BENSON.

The auditors are here now checking up and the writer had occasion to go thru the file of the Golden West Hotel Company in connection with note and mortgage which are in your possession and found the enclosed Franklin Fire Insurance Company policy No. 101 for \$2500.00 covering the Golden West Hotel property on which we have a mortgage, but notice that it expired on November 35, 1938 and we are wondering if they have furnished you with renewal policy. If not it certainly ought to be done so that we will be protected.

Kindly look into this matter and if you have not done policy please see that one is procured.

Yours truly,

MINNEAPOLIS BREWING COMPANY.

Credit Mgr.

NPN.RH

Above Policy Enclosed

COBB, WHEELWRIGHT, HOKE & BENSON

ALBERT C. COBB
J. O. P. WHEELWRIGHT
GEORGE HOKE
CLAUDE G. KRAUSE
J. B. FAEGRE
JOHN C. BENSON
RAYMOND A. SCALLEN
TRACY J. PEYCKE
J. B. GALLAGHER
LORING M. STAPLES
REX H. KITTS
W. O. ROGERS

300 SECURITY BUILDING
MINNEAPOLIS

December 17th, 1925.

Minneapolis Brewing Company,
Minneapolis,
Minnesota.

Attention of Mr. Frank B. Kunz.

Gentlemen:

We return herewith your copy of chattel mortgage
by Golden West Hotel and others to your Company covering person-
al property in the Golden West Hotel.

We have examined the Chattel Mortgage Index in the of-
fice of the City Clerk and we do not find any encumbrances placed
on the property subsequent to the filing of your mortgage. Under
all of the circumstances, we are of the opinion that it is best
for you to not disturb your present form of security and in our
opinion that form gives you adequate protection.

Very truly yours,

COBB WHEELWRIGHT HOKE & BENSON

By *Benson*

Noted
J. A.
JCB:FH.
Encl.

COBB, WHEELWRIGHT, HOKE & BENSON

ALBERT C. COBB
J. O. P. WHEELWRIGHT
GEORGE HOKE
CLAUDE G. KRAUSE
J. B. FAEGRE
JOHN C. BENSON
R. A. SCALLEN
TRACY J. PEYCKE
LORING M. STAPLES
REX H. KITTS

| | | | |
|------------------------------|---|----------|---|
| S | A | B | C |
| 1 | C | P | A |
| CHECK CASH DRAFT MONEY ORDER | | | |
| \$..... | | Received | |
| B/L | | MAR | |
|Case | | 5 | |
|Half | | 1925 | |
|Q'ter | | | |

300 SECURITY BUILDING
MINNEAPOLIS

March 4th, 1925.

Minneapolis Brewing Company,
Minneapolis,
Minnesota.

Attention of Mr. John Thill.

Gentlemen:

In re: Minneapolis Brewing Company vs. Einar
Erickson.

A search of the records in the City Clerk's office disclosed the following encumbrances against personal property in the Golden West Hotel:

- #761047 - Golden West Hotel to Underwood Typewriter Company, covering a typewriter.
- #783984 - 916638 - 818859 - 7922112 - Hotel to Boutell Bros., covering carpets.
- #874222 - Hotel to National Cash Register Company, covering Cash Register.
- #889982 - From the Hotel to the Minneapolis Brewing Company, covering goods at 307 Washington Avenue South.

Please put this memorandum with your other files relative to this property.

We have in our vault a file of yours relative to the Golden West Hotel property and wonder whether it would not be advisable for you to have your messenger call for the same as we understood your purpose in leaving this file with us was to wait until you made a final arrangement with Einar Erickson concerning a mortgage on the Golden West Hotel property.

Very truly yours,

COBB WHEELWRIGHT HOKE & BENSON

By

Benson

JCB:PH.

Picked up by JCB 3/6/25

COBB, WHEELWRIGHT, HOKE & BENSON

ALBERT C. COBB
J. O. P. WHEELWRIGHT
GEORGE HOKE
CLAUDE G. KRAUSE
J. B. FAEGRE
JOHN C. BENSON
R. A. SCALLEN
TRACY J. PEYCKE
LORING M. STAPLES
REX H. KITTS

300 SECURITY BUILDING
MINNEAPOLIS

February 16th, 1925.

Minneapolis Brewing Company,
Minneapolis,
Minnesota.

Attention of Mr. John Thill.

Gentlemen:

In re Minneapolis Brewing Company vs. Golden
West Hotel Company.

We hand you herewith copy of chattel mortgage taken last Saturday from Golden West Hotel Company, Einar A. Erickson and Johanna J. Erickson to your Company to secure the amount of rent now in default and also to secure future rents. We had the City Clerk stamp a memorandum of the filing on this copy.

You should not rely upon this mortgage as of any particular security for the reason that Erickson may not be able to go ahead with his extension of lease from Ffolliott and in that event you might find yourself with a miscellaneous amount of personal property on your hands on which you would have to foreclose and which you would probably have to remove quite promptly from the building.

You understand from the conversation with Erickson last Saturday that he would not be above inducing you to rely on this mortgage and then in the end make some attack on it. Of course I think it is not policy to be the moving parties in starting any receivership or bankruptcy proceedings in the very near future although I imagine all of your indebtedness for which you have taken this mortgage is amply secured by the furniture in the Karls Krons.

Very truly yours,

COBB WHEELWRIGHT HOKE & BENSON

By *Benson*

JCB: FH.
Encl.

*Supersede mtg on
This place
307 Wash St
J*

| | | | |
|------------------------------|---|----------|---|
| S | A | B | D |
| T | C | P | R |
| CHECK CASH DRAFT MONEY ORDER | | | |
| \$ | | Received | |
|Case | | FEB | |
| B / LHalf | | 17 | |
|Other | | 1925 | |

ARTHUR T. CONLEY
LAWYER

248 411 MCKNIGHT BUILDING
MINNEAPOLIS, MINN.



LET'S GO
CITIZENS' MILITARY
TRAINING CAMPS



Mrs. J. J. Erickson,

Minneapolis,

Minnesota

c/o Golden West Hotel.

301 Wash. Avenue South.

ARTHUR T. CONLEY
LAWYER

248 MCKNIGHT BLDG.
(419-2ND AVE. SO.)

MINNEAPOLIS, MINN.

April 12th 1924.

Mrs. Johhanna Erickson,
o/o Golden West Hotel,
City.

Dear Mrs Erickson:-

The other day we had a long conference again with Mr Erickson as you know in an effort to to arrive at some agreeable plan to pull matters out of present difficulty. We have already told you something of the negotiations but are desirous that you always understand fully what progress we are making and what the standing of affairs are so that you can consider things accordingly.

(First, we want to mention that Mr Erickson incidentally said that since we have been acting as your attorneys that we have given you nothing but bad advice and we want you to consider in the light of everything that has now transpired whether we have ever given advice that was the least bit adverse to your best interests or if in fact we have not given on everything the very best advice.)

In the very first place our advice at the start was to spend a little money and get the evidence in good shape against Mr. Erickson and we proceeded to run down the rumors and get some evidence on him before commencing any action; our next advice of any important consideration was to get control of the corporation which we did; then we commenced the action and we got a restraining order against Mr Erickson which was very necessary at that time; then you asked that the case be delayed and we followed you wish: after some negotiations we arrived at an agreement of settlement with Erickson and his attorney in which settlement he was to give you \$8000.00 cash (which he then had) and a first mortgage for \$5500. with his stock put up to back it also, and we advised you to accept this settlement; the matter was delayed and the place went in debt very deeply and Erickson spent or used his money and we then agreed on a settlement in February of \$3000.00 cash which he raised and a mortgage of \$12000.00 to be paid \$300.00 per month after three months and we advised under the circumstances and what we predicted would be the circumstances to accept that settlement.

Was any of that bad advice ?

Now in the last two weeks it has developed that bills aggregating about \$8000.00 or more are very pressing and that Unlawful Detainer was threatened on account of default rent in about sum of \$2400.00 & The hotel is not showing a large profit , things are necessarily coming C.O.D. only and capital is necessary to operate the hotel and to keep it agoing save from the hands of creditors Receiver. You and Mr Erickson both admit you cannot get along and it is very evident that is the case. The constant quarelling between you at the hotel is very detrimental to the business and continuance under the present arrangement will surely run it in the ground. You put money in there before when things were at a low ebb and there is nothing to show for and because we advise you that it would be

ARTHUR T. CONLEY

LAWYER

248 MCKNIGHT BLDG.

(419-2ND AVE. SO.)

MINNEAPOLIS, MINN.

poor judgment to put money in there now, Mr Erickson says it is bad advice. Mr Erickson says he cannot raise any money with you there and this constant quarrelling going on and ^{because} we ~~this~~ to be true. An effort has been made for the last several months to sell the place and that could not be done for a number of reasons among which is the fact that you cannot both agree on a price that would be acceptable to both of you. If things come to a complete collapse and the creditors take charge probably you would lose all. Erickson will not agree that you can and should run the place- both of you cannot run it together under the circumstances- you will not put up money and have Erickson run it- Erickson cannot get money with both of you there- you cannot agree on any third person to run the place and anyway you do not think this advisable.

In veiw of all these circumstances our advice is to make Erickson a proposition for him to go ahead and raise the money to stay off all creidtors and show us where this is going to be done and in turn offer him a contract to go ahead and take charge of the place under arrangement to put the income into paying off creditors allowing a limited drawing for himself, this contract to grant to him or someone named by him an option at a specified price on all stock held by you with the provision that when this option is accepted you will proceed with a divorce and the purchase of the stock at that fixed price will be in full payment of all alimony.. This is not a wonderful proposition for either of you but seems the only feasible one at this time and under the circumstances that that is any chance of you both agreeing on. This is our advise now unless there is some other assurance that things can be tided over to keep the place in operation to your better benefit. We understand that Erickson is now trying to work things out along this line on the understanding that such a contract will be made. Please see us about this.

Very truly,

Arthur T. Conley

May 16, 1939

Cobb Hoke Benson Krause & Faegre,
City,

Gentlemen:

IN RE: GOLDEN WEST HOTEL CO.

We enclose copy of note given us February 14, 1925 in the sum of \$2332.50, the original note having been delivered to you on March 13, 1928, as per enclosed copy of our letter to you of said March 13, 1928. Nothing has been paid on principal or interest.

Yours truly,

MINNEAPOLIS BREWING COMPANY.

NPN.RH
N

Credit Mgr.

March 13, 1928

Messrs. Cobb Wheelwright Hoke & Benson,
City,

Gentlemen:

Enclose herewith ^{*the original*} ~~copy~~ of note given by the Golden West Hotel Company, dated February 14, 1925, in favor of the Minneapolis Brewing Company for the sum of \$2333.50, carrying 6% interest. Nothing whatever has been paid on this note. Note is signed by Einar A. Erickson, President, and Johanna J. Erickson, Secretary and Treasurer, and by the same parties as individuals.

We also enclose chattel mortgage given as security for said note covering property located at 301-303-305 Washington Avenue South. Kindly acknowledge receipt.

Yours truly,

MINNEAPOLIS BREWING COMPANY.

NPN.RH

Mar-13-1928
Handed to John Benson
[Signature]

\$2,332.50

Minneapolis, Minnesota, February 14, 1925

For value received, at the several dates hereinafter mentioned, we promise to pay to Minneapolis Brewing Company, or order Two Thousand Three Hundred Thirty-two and 50/100 Dollars (\$2332.50), in installments as follows: - Eight Hundred Seventy-seven and 50/100 Dollars (\$877.50) on the 1st day of March, 1925, Eight Hundred Seventy-seven and 50/100 Dollars (\$877.50) on the 1st day of April, 1925, and Five Hundred Seventy-seven and 50/100 Dollars (\$577.50) on the 1st day of May, 1925, together with interest on said principal sum, or any unpaid portion thereof, at the rate of six per cent (6%) per annum until fully paid, and to pay said interest monthly at the same time with the monthly installments of the principal aforesaid, payment to be made at the office of the Minneapolis Brewing Company, 1215 Marshall Street Northeast, Minneapolis, Minnesota,. Default in payment of any of the above installments renders the whole amount of this note due and payable at the option of the legal holder hereof.

GOLDEN WEST HOTEL COMPANY

By Einar A. Erickson,
Its President

and Johanna J. Erickson
Its Secretary and Treasurer.

Einar A. Erickson,

Johanna J. Erickson,

March 13, 1938

Messrs. Cobb Wheelwright Hoke & Benson,
City,

Gentlemen:

Enclose herewith ^{*the original*} ~~copy~~ of note given by the Golden West Hotel Company, dated February 14, 1935, in favor of the Minneapolis Brewing Company for the sum of \$2332.50, carrying 6% interest. Nothing whatever has been paid on this note. Note is signed by Einar A. Erickson, President, and Johanna J. Erickson, Secretary and Treasurer, and by the same parties as individuals.

We also enclose chattel mortgage given as security for said note covering property located at 301-303-305 Washington Avenue South. Kindly acknowledge receipt.

Yours truly,

MINNEAPOLIS BREWING COMPANY.

NPN.RH

\$2,332.50

Minneapolis, Minnesota, February 14, 1935

For value received, at the several dates hereinafter mentioned, we promise to pay to Minneapolis Brewing Company, or order Two Thousand Three Hundred Thirty-two and 50/100 Dollars (\$2332.50), in installments as follows: - Eight Hundred Seventy-seven and 50/100 Dollars (\$877.50) on the 1st day of March, 1935, Eight Hundred Seventy-seven and 50/100 Dollars (\$877.50) on the 1st day of April, 1935, and Five Hundred Seventy-seven and 50/100 Dollars (\$577.50) on the 1st day of May, 1935, together with interest on said principal sum, or any unpaid portion thereof, at the rate of six per cent (6%) per annum until fully paid, and to pay said interest monthly at the same time with the monthly installments of the principal aforesaid, payment to be made at the office of the Minneapolis Brewing Company, 1215 Marshall Street Northeast, Minneapolis, Minnesota,. Default in payment of any of the above installments renders the whole amount of this note due and payable at the option of the legal holder hereof.

GOLDEN WEST HOTEL COMPANY

By Einar A. Erickson,
Its President

and Johanna J. Erickson
Its Secretary and Treasurer.

Einar A. Erickson,

Johanna J. Erickson,

HENRY M. GRATZ, President
DAVIS G. VAUGHAN, Secretary

NEAL BASSETT, Vice-President
WELLS T. BASSETT, Secretary

JOHN KAY, Vice-Pres. and Treasurer
A. H. HASSINGER, Secretary

The Girard Fire & Marine Insurance Company of Philadelphia

WESTERN DEPARTMENT, CHICAGO, ILL.

WAITE BLIVEN, VICE PRESIDENT
H. R. M. SMITH, ASSISTANT SECY.
HOMER GWINN, ASSISTANT MGR.
H. A. CLARK, ASSISTANT MGR.

★ 139 MINNEAPOLIS, MINN. *J134*
MINNESOTA STANDARD POLICY *B/Rec File*

EXPIRES May 23rd 1931

PROPERTY Hotel Furniture

AM'T. \$ 2500 PREMIUM \$ 45.90 *EA*

Golden West Hotel Company

No. 160



CASH CAPITAL \$1,000,000.00

**CLEM BOFFERDING
INSURANCE**

1311 W. Broadway
Phone Cherry 0873 MINNEAPOLIS, MINN.

WESTERN DEPARTMENT, CHICAGO, ILL.

WAITE BLIVEN, VICE PRESIDENT
H. R. M. SMITH, ASSISTANT SECY.
HOMER GWINN, ASSISTANT MGR.
H. A. CLARK, ASSISTANT MGR.

It is important that the written portions of all policies covering the same property read exactly alike. If they do not they should be made uniform at once.

CENTRAL BANKNOTE COMPANY
CHICAGO.

Receipt for Return Premium

To be Signed by the Insured.

In consideration of _____ Dollars,
return premium, receipt of which is hereby acknowledged, this Policy is hereby cancelled and surrendered to the Company.

Insured.

Return Premium Calculation

Date of Cancellation,
" Policy,
Time in force,

| YEAR | MO. | DAY |
|------|-----|-----|
| | | |
| | | |
| | | |

Premium Paid, - - - - \$ _____

" earned, - - - - \$ _____

" returned assured, \$ _____

How Cancelled? _____

Short or Pro-rata? _____

If pro-rata cancellation please state reason why.

CHARTERED 1853

GIRARD

STOCK COMPANY

Fire and Marine Insurance Company

OF PHILADELPHIA

Amount \$ 2500 Rate 2.16 to 1.836 Premium \$ 45.90

In Consideration of Forty Five and 90/100 Dollars

to be paid by the insured, hereinafter named, the receipt whereof is hereby acknowledged,

FORM NO. 127

UNIFORM STANDARD MINNESOTA

MORTGAGE CLAUSE

"Subject to the stipulations, provisions, and conditions contained in this policy, the loss, if any, is payable to Minneapolis Brewing Company mortgagee, as his, her, its or their interest may appear."

Attached to and forming part of Policy No. 160

of the Girard Fire & Marine Ins. Co. of Philadelphia, Pa
NAME OF INSURANCE COMPANYissued at its MinneapolisAgency. Dated 6-6-30 19Clem Bofferding Agent.

8 loss on buildings; but not to include loss of damage by explosion of any kind, unless fire ensues, and then to
9 include that caused by fire only.

UNIFORM STANDARD MINNESOTA

FORM NO. 97
(Edition June '25)

HOTEL OR BOARDING HOUSE AND CONTENTS FORM

(FOR USE ON EITHER FIRE OR TORNADO POLICIES)

* 1 \$ nil On the three story approved roof
brick building,
including foundations, plumbing, electric wiring and stationary heating, lighting and venti-
lating apparatus and fixtures therein; also all permanent fixtures and elevators belonging to
and constituting a part of said building; occupied as Hotel & Restaurant
situated 301-303 Washington Ave So

City { of Minneapolis State of Minnesota.
Town }

The insurable value of the above described building is hereby stated to be \$.....
This insurance shall also cover under this item, if the property of owner of building, door
and window screens and storm doors and windows, belonging to above described building,
while attached thereto or stored therein.

* 2 \$ 2500 On hotel or boarding house furniture, fixtures and furnishing material, useful and orna-
mental; printed books and music; piano stool and cover; piano and other musical instru-
ments; mirrors, pictures, paintings, engravings, including their frames; statuary and sculp-
ture; wearing apparel and jewelry in use; silver and plated ware, crockery, glassware and
cutlery; cigars, cigarettes and tobacco; supplies, provisions and fuel; laundry machinery
and apparatus; electrical apparatus, appliances and devices; tools, implements and utensils
used in their business; signs and awnings (signs and awnings covered under fire policies
only); all only while contained in, or attached to, the above described building.

This insurance does not cover the property of guests or employees.

* 3 \$ On

* 4 \$ On

*No insurance attaches under any of the above items unless a certain amount is specified and inserted in
blank immediately preceding the item.

Other insurance permitted; provided, however, the total insurance permitted on any building insured here-
under, including this policy, is limited to the insurable value of said building stated herein, but such limitation
does not apply if a Co-insurance Clause applies to said building.

ALTERATIONS AND REPAIRS PERMIT

UNIFORM STANDARD MINNESOTA

FORM NO. 38S
(Edition Dec. '24)

CO-INSURANCE CLAUSE

In consideration of the acceptance by the insured of a reduction from the established rate of \$ 2.16
to \$ 1.836 it is expressly stipulated and made a condition of this contract that the insured shall maintain
contributing insurance during the life of this policy upon the property hereby insured to the extent of at
least 80 per cent of the actual cash value at the time of the loss, and that failing so to do, the insured
shall to the extent of such deficit bear his, her or their proportion of any loss, and it is expressly stipulated
that in case there shall be more than one item or division in the form of this policy this clause shall apply
to each and every item.

This clause, at the request of the insured, is attached to and forms a part of Policy No. 160

of the Girard Fire & Marine Insurance Company of Philadelphia, Pa
NAME OF INSURANCE COMPANYissued at its MinneapolisAgency. Dated 5-23-30 19

Insured.

Clem Bofferding Agent.

NOTICE: This clause must be signed by both insured and agent. A policy may contain a co-insurance
clause only when the entire risk covered by the same amounts to \$5,000 or more.

NOTE TO AGENTS: Agents should caution the insured to see that the amount of insurance carried is
equal to the percentage of value stated above, to avoid insured being a contributor under the policy in event of loss.

WAIVER OF INVENTORY OR APPRAISEMENT CLAUSE

If this policy shall be subject to the conditions of co-insurance, it is also made a condition that in the adjust-
ment of any loss hereunder, provided same does not exceed 2% of the total insurance carried, it shall not be a
part of compliance with the conditions of co-insurance to inventory and/or appraise the undamaged property.

If this policy be divided into two or more items, the foregoing conditions shall apply to each item separately.

Attached to and forming part of Policy No. 160

of the Girard Fire & Marine Ins. Co. of Phila. Pa
NAME OF INSURANCE COMPANYissued at its MinneapolisAgency. Dated 5-23-30 19

38S 12-6-24

Clem Bofferding

Agent.

CHARTERED 1853

GIRARD

STOCK COMPANY

Fire and Marine Insurance Company OF PHILADELPHIA

Amount \$ 2500 Rate 2.16 to 1.836 Premium \$ 45.90

In Consideration of Forty Five and 90/100 Dollars

to be paid by the insured, hereinafter named, the receipt whereof is hereby acknowledged,

Does Insure Golden West Hotel Company and its legal representatives
against loss or damage by Fire, also any damage by Lightning, whether Fire ensues or not,

To the Amount of Twenty Five Hundred Dollars,

Bills of exchange, notes, accounts, evidences and securities of property of every kind, books, wearing apparel, plate, money, jewels, metals, patterns, models, scientific cabinets and collections, paintings, sculpture, and curiosities are not included in said insured property unless specially mentioned.

1 Said property is insured for the term of one year, beginning 1
2 on the 23rd day of May, in the year nineteen hundred 2
3 and thirty, at noon, and continuing until the 23rd 3
4 day of May, in the year nineteen hundred and thirty one 4
5 at noon, against all loss or damage by fire originating from any cause except invasion, foreign enemies, civil com- 5
6 motions, riots, or any military or usurped power whatever; the amount of said loss or damage to be estimated accord- 6
7 ing to the actual value of the insured property at the time when such loss or damage happens, except in case of total 7
8 loss on buildings; but not to include loss or damage caused by explosion of any kind, unless fire ensues, and then to 8
9 include that caused by fire only. 9

UNIFORM STANDARD MINNESOTA

FORM NO. 97
(Edition June '25)

HOTEL OR BOARDING HOUSE AND CONTENTS FORM

(FOR USE ON EITHER FIRE OR TORNADO POLICIES)

* 1 \$ nil On the three story approved roof
brick building,
including foundations, plumbing, electric wiring and stationary heating, lighting and venti-
lating apparatus and fixtures therein; also all permanent fixtures and elevators belonging to
and constituting a part of said building; occupied as Hotel & Restaurant
situated 301-303 Washington Ave So

City { of Minneapolis State of Minnesota.
Town }

The insurable value of the above described building is hereby stated to be \$.....

This insurance shall also cover under this item, if the property of owner of building, door
and window screens and storm doors and windows, belonging to above described building,
while attached thereto or stored therein.

* 2 \$ 2500 On hotel or boarding house furniture, fixtures and furnishing material, useful and orna-
mental; printed books and music; piano stool and cover; piano and other musical instru-
ments; mirrors, pictures, paintings, engravings, including their frames; statuary and sculp-
ture; wearing apparel and jewelry in use; silver and plated ware, crockery, glassware and
cutlery; cigars, cigarettes and tobacco; supplies, provisions and fuel; laundry machinery
and apparatus; electrical apparatus, appliances and devices; tools, implements and utensils
used in their business; signs and awnings (signs and awnings covered under fire policies
only); all only while contained in, or attached to, the above described building.

This insurance does not cover the property of guests or employees.

* 3 \$ On

* 4 \$ On

*No insurance attaches under any of the above items unless a certain amount is specified and inserted in
blank immediately preceding the item.

Other insurance permitted; provided, however, the total insurance permitted on any building insured here-
under, including this policy, is limited to the insurable value of said building stated herein, but such limitation
does not apply if a Co-insurance Clause applies to said building.

ALTERATIONS AND REPAIRS PERMIT

UNIFORM STANDARD MINNESOTA

FORM NO. 38S
(Edition Dec. '24)

CO-INSURANCE CLAUSE

In consideration of the acceptance by the insured of a reduction from the established rate of \$ 2.16
to \$ 1.836 it is expressly stipulated and made a condition of this contract that the insured shall maintain
contributing insurance during the life of this policy upon the property hereby insured to the extent of at
least 80 per cent of the actual cash value at the time of the loss, and that failing so to do, the insured
shall to the extent of such deficit bear his, her or their proportion of any loss, and it is expressly stipulated
that in case there shall be more than one item or division in the form of this policy this clause shall apply
to each and every item.

This clause, at the request of the insured, is attached to and forms a part of Policy No. 160

of the Girard Fire & Marine Insurance Company of Philadelphia, Pa

issued at its Minneapolis Agency. Dated 5-23-30 19.....

Insured.

Clem Bofferding Agent.

NOTICE: This clause must be signed by both insured and agent. A policy may contain a co-insurance
clause only when the entire risk covered by the same amounts to \$5,000 or more.

NOTE TO AGENTS: Agents should caution the insured to see that the amount of insurance carried is
equal to the percentage of value stated above, to avoid insured being a contributor under the policy in event of loss.

WAIVER OF INVENTORY OR APPRAISEMENT CLAUSE

If this policy shall be subject to the conditions of co-insurance, it is also made a condition that in the adjust-
ment of any loss hereunder, provided same does not exceed 2% of the total insurance carried, it shall not be a
part of compliance with the conditions of co-insurance to inventory and/or appraise the undamaged property.

If this policy be divided into two or more items, the foregoing conditions shall apply to each item separately.

Attached to and forming part of Policy No. 160

of the Girard Fire & Marine Ins. Co. of Phila. Pa

issued at its Minneapolis Agency. Dated 5-23-30 19.....



38S 12-6-24

Clem Bofferding Agent.

CHARTERED 1853

GIRARD

STOCK COMPANY

Fire and Marine Insurance Company

OF PHILADELPHIA

Amount \$ 2500

Rate 2.16 to 1.836

Premium \$ 45.90

In Consideration of Forty Five and 90/100 Dollars

to be paid by the insured, hereinafter named, the receipt whereof is hereby acknowledged,

Does Insure Golden West Hotel Company and its legal representatives
against loss or damage by Fire, also any damage by Lightning, whether Fire ensues or not,To the Amount of Twenty Five Hundred Dollars,

Bills of exchange, notes, accounts, evidences and securities of property of every kind, books, wearing apparel, plate, money, jewels, metals, patterns, models, scientific cabinets and collections, paintings, sculpture, and curiosities are not included in said insured property unless specially mentioned.

1 Said property is insured for the term of one year, beginning 1
2 on the 23rd day of May, in the year nineteen hundred 2
3 and thirty, at noon, and continuing until the 23rd 3
4 day of May, in the year nineteen hundred and thirty one 4
5 at noon, against all loss or damage by fire originating from any cause except invasion, foreign enemies, civil com- 5
6 motions, riots, or any military or usurped power whatever; the amount of said loss or damage to be estimated accord- 6
7 ing to the actual value of the insured property at the time when such loss or damage happens, except in case of total 7
8 loss on buildings; but not to include loss or damage caused by explosion of any kind, unless fire ensues, and then to 8
9 include that caused by fire only. 9

UNIFORM STANDARD MINNESOTA

FORM NO. 97
(Edition June '25)

HOTEL OR BOARDING HOUSE AND CONTENTS FORM

(FOR USE ON EITHER FIRE OR TORNADO POLICIES)

* 1 \$ nil On the three story approved roof
brick building,
including foundations, plumbing, electric wiring and stationary heating, lighting and venti-
lating apparatus and fixtures therein; also all permanent fixtures and elevators belonging to
and constituting a part of said building; occupied as Hotel & Restaurant
situated 301-303 Washington Ave So

City { of Minneapolis State of Minnesota.
Town }

The insurable value of the above described building is hereby stated to be \$.....
This insurance shall also cover under this item, if the property of owner of building, door
and window screens and storm doors and windows, belonging to above described building,
while attached thereto or stored therein.

* 2 \$ 2500 On hotel or boarding house furniture, fixtures and furnishing material, useful and orna-
mental; printed books and music; piano stool and cover; piano and other musical instru-
ments; mirrors, pictures, paintings, engravings, including their frames; statuary and sculp-
ture; wearing apparel and jewelry in use; silver and plated ware, crockery, glassware and
cutlery; cigars, cigarettes and tobacco; supplies, provisions and fuel; laundry machinery
and apparatus; electrical apparatus, appliances and devices; tools, implements and utensils
used in their business; signs and awnings (signs and awnings covered under fire policies
only); all only while contained in, or attached to, the above described building.

This insurance does not cover the property of guests or employees.

* 3 \$ On
* 4 \$ On

*No insurance attaches under any of the above items unless a certain amount is specified and inserted in
Other insurance permitted; provided, however, the total insurance permitted on any building insured here-
under, including this policy, is limited to the insurable value of said building stated herein, but such limitation
does not apply if a Co-insurance Clause applies to said building.

ALTERATIONS AND REPAIRS PERMIT

(This Clause void when attached to Tornado Policy)

Permission granted for mechanics to be employed for more than fifteen (15) days in making alterations,
improvements and repairs to any building herein described, and in constructing additions or sheds which attach
to and communicate with such building, and the insurance, if any hereunder, on such building is hereby made
to cover such alterations, improvements, repairs, attached and communicating additions and sheds, also building
materials and supplies therefor, while contained therein or on the premises immediately adjacent thereto; and
the insurance, if any hereunder, on contents of any building herein described is hereby made to cover in such
attached and communicating additions and sheds to said building; but any change in a fire wall, the removing
or replacing of the joists or supports of a floor, or the construction of additional stories to any building
herein described, when mechanics are employed for such purposes for more than fifteen (15) days at any one
time, shall not be permitted by this policy, unless specifically included by endorsement attached hereto.

Permission granted for such use of the premises as is usual and incidental in the business, as conducted
therein, of Hotel & Restaurant STATE KIND OF BUSINESS
and to keep and use all articles and materials usual and incidental to said business, in such quantities as the
exigencies of the business require.

It is a condition of this insurance that radio equipment on the outside of the building is not covered when
this form is attached to a tornado policy.

CO-INSURANCE CLAUSE

UNIFORM STANDARD MINNESOTA

FORM NO. 382

If this policy be divided into two or more items, the following conditions shall apply to each item.

Attached to and forming part of Policy No. 160of the Girard Fire & Marine Ins. Co. of Phila. Pa

NAME OF INSURANCE COMPANY

issued at its MinneapolisAgency. Dated 5-23-30 19

38S 12-6-24

Clem Bofferding

Agent.

CHARTERED 1853

STOCK COMPANY

Fire and Marine Insurance Company OF PHILADELPHIA

Amount \$ 2500 Rate 2.16 to 1.836 Premium \$ 45.90

In Consideration of Forty Five and 90/100 Dollars

to be paid by the insured, hereinafter named, the receipt whereof is hereby acknowledged,

Does Insure Golden West Hotel Company and its legal representatives

against loss or damage by Fire, also any damage by Lightning, whether Fire ensues or not,
To the Amount of **Twenty Five Hundred** Dollars.

Bills of exchange, notes, accounts, evidences and securities of property of every kind, books, wearing apparel, plate, money, jewels, metals, patterns, models, scientific cabinets and collections, paintings, sculpture, and curiosities are not included in said insured property unless specially mentioned.

1 Said property is insured for the term of one year, beginning 1
2 on the 23rd day of May, in the year nineteen hundred 2
3 and thirty, at noon, and continuing until the 23rd 3
4 day of May, in the year nineteen hundred and thirty one, 4
5 at noon, against all loss or damage by fire originating from any cause except invasion, foreign enemies, civil com- 5
6 motions, riots, or any military or usurped power whatever; the amount of said loss or damage to be estimated accord- 6
7 ing to the actual value of the insured property at the time when such loss or damage happens, except in case of total 7
8 loss on buildings; but not to include loss or damage caused by explosion of any kind, unless fire ensues, and then to 8
9 include that caused by fire only. 9

UNIFORM STANDARD MINNESOTA

FORM NO. 97
(Edition June '25)

HOTEL OR BOARDING HOUSE AND CONTENTS FORM

(FOR USE ON EITHER FIRE OR TORNADO POLICIES)

* 1 \$ nil On the three story approved roof
brick building

including foundations, plumbing, electric wiring and stationary heating, lighting and ventilating apparatus and fixtures therein; also all permanent fixtures and elevators belonging to and constituting a part of said building; occupied as **Hotel & Restaurant** situated **301-303 Washington Ave So**

City { of **Minneapolis** State of Minnesota
Town {

The insurable value of the above described building is hereby stated to be \$.....
This insurance shall also cover under this item, if the property of owner of building, door
and window screens and storm doors and windows, belonging to above described building,
while attached thereto or stored therein.

* 2 \$ 2500.....On hotel or boarding house furniture, fixtures and furnishing material, useful and ornamental; printed books and music; piano stool and cover; piano and other musical instruments; mirrors, pictures, paintings, engravings, including their frames; statuary and sculpture; wearing apparel and jewelry in use; silver and plated ware, crockery, glassware and cutlery; cigars, cigarettes and tobacco; supplies, provisions and fuel; laundry machinery and apparatus; electrical apparatus, appliances and devices; tools, implements and utensils used in their business; signs and awnings (signs and awnings covered under fire policies only); all only while contained in, or attached to, the above described building.

This insurance does not cover the property of guests or employees.

* 3 \$.....On.....

* 4 \$ On

_____ This amount is specified and inserted in _____

shall cover any direct loss or damage caused by the use of the term "Lactogen".

the term lightning, and in no case to include loss or damage by cyclone, tornado or windstorm), not exceeding the sum insured, nor the interest of the insured in the property, and subject in all other respects to the terms and conditions of this policy. Provided however that the amount payable shall not exceed the actual cash value of the property at the time of loss.

Electrical Exemption or Dynamo Clause: If

injurious or disturbance, whether from artificial or natural causes, unless fire ensues, and then only for the damage to them as may be caused by such fire.

provision to the contrary in the lightning clause attached.

of the Girard Fire & Marine Insurance Company of Philadelphia

City of Philadelphia, Pa
NAME OF INSURANCE COMPANY
Minneapolis
Agency Dated 5-23-30

UNIFORMITY 97 6-1-25
TRADE MARK
NOTE: This is a copy of the original document.

NOTE—This form not to be used on private boarding houses—either building or contents. (See Dwelling Schedules.)





THE MINNEAPOLIS LIFE AND ACCIDENT INSURANCE COMPANY OF MINNESOTA, INC.

THIS POLICY IS NOT VALID UNTIL COUNTERSIGNED BY THE DULY AUTHORIZED AGENT OF THE COMPANY AT THE PLACE WHERE THIS POLICY IS ISSUED.

TERMS AND CONDITIONS OF THIS POLICY

1. This policy is issued to the insured hereunder on the basis of the statements made by the insured and the company's agents.

2. The insured hereby agrees to pay the premium for this policy as provided in the schedule attached hereto.

3. The insured hereby agrees to keep the company advised of any change of address.

4. The insured hereby agrees to keep the company advised of any change of occupation.

5. The insured hereby agrees to keep the company advised of any change of health.

6. The insured hereby agrees to keep the company advised of any change of habits.

7. The insured hereby agrees to keep the company advised of any change of interests.

8. The insured hereby agrees to keep the company advised of any change of residence.

9. The insured hereby agrees to keep the company advised of any change of business.

10. The insured hereby agrees to keep the company advised of any change of family.

11. The insured hereby agrees to keep the company advised of any change of property.

12. The insured hereby agrees to keep the company advised of any change of income.

13. The insured hereby agrees to keep the company advised of any change of assets.

14. The insured hereby agrees to keep the company advised of any change of liabilities.

15. The insured hereby agrees to keep the company advised of any change of status.

16. The insured hereby agrees to keep the company advised of any change of age.

17. The insured hereby agrees to keep the company advised of any change of sex.

18. The insured hereby agrees to keep the company advised of any change of race.

19. The insured hereby agrees to keep the company advised of any change of religion.

20. The insured hereby agrees to keep the company advised of any change of education.

21. The insured hereby agrees to keep the company advised of any change of occupation.

22. The insured hereby agrees to keep the company advised of any change of health.

23. The insured hereby agrees to keep the company advised of any change of habits.

24. The insured hereby agrees to keep the company advised of any change of interests.

25. The insured hereby agrees to keep the company advised of any change of residence.

26. The insured hereby agrees to keep the company advised of any change of business.

27. The insured hereby agrees to keep the company advised of any change of family.

28. The insured hereby agrees to keep the company advised of any change of property.

29. The insured hereby agrees to keep the company advised of any change of income.

30. The insured hereby agrees to keep the company advised of any change of assets.

31. The insured hereby agrees to keep the company advised of any change of liabilities.

32. The insured hereby agrees to keep the company advised of any change of status.

33. The insured hereby agrees to keep the company advised of any change of age.

34. The insured hereby agrees to keep the company advised of any change of sex.

35. The insured hereby agrees to keep the company advised of any change of race.

36. The insured hereby agrees to keep the company advised of any change of religion.

37. The insured hereby agrees to keep the company advised of any change of education.

38. The insured hereby agrees to keep the company advised of any change of occupation.

39. The insured hereby agrees to keep the company advised of any change of health.

40. The insured hereby agrees to keep the company advised of any change of habits.

41. The insured hereby agrees to keep the company advised of any change of interests.

42. The insured hereby agrees to keep the company advised of any change of residence.

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44. The insured hereby agrees to keep the company advised of any change of family.

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54. The insured hereby agrees to keep the company advised of any change of education.

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97. The insured hereby agrees to keep the company advised of any change of income.

98. The insured hereby agrees to keep the company advised of any change of assets.

99. The insured hereby agrees to keep the company advised of any change of liabilities.

100. The insured hereby agrees to keep the company advised of any change of status.

DECLARATION OF THE INSURED

I, the undersigned, do hereby declare that the above statements are true and correct to the best of my knowledge and belief.

Witness my hand and seal this _____ day of _____, 19__.

Signature of Insured: _____
Name of Insured: _____
Address of Insured: _____
City of Insured: _____
State of Insured: _____
Zip of Insured: _____

Signature of Agent: _____
Name of Agent: _____
Address of Agent: _____
City of Agent: _____
State of Agent: _____
Zip of Agent: _____

If the insured hereunder shall not have actually paid the premium hereon or any part thereof within sixty (60) days from the date of this policy, then this policy may be cancelled by the insurer by giving five days' written notice to the insured and to the mortgagee or other person to whom the policy is made payable, if any, without tendering any part or portion of such premium, anything to the contrary in the policy contract notwithstanding. ('23 c. 390)

This Policy shall not be valid until countersigned by the duly authorized Agent of the Company

at ★ 139 MINNEAPOLIS, MINN.

Countersigned at above Agency this 23rd day of May 19 30

Clem Bofferding Agent

10 The policy shall be void if any material fact or circumstance stated in writing has not been fairly represented 10
 11 by the insured, or if the assured now has or shall hereafter make any other insurance on the said property without the 11
 12 assent of the company, or if without such assent the property shall be removed, except that, if such removal shall be 12
 13 necessary for the preservation of the property from fire, this policy shall be valid without such assent for five days 13
 14 thereafter, or if without such assent the situation or circumstances affecting the risk shall, by or with the knowledge, 14
 15 advice, agency, or consent of insured, be so altered as to cause an increase of such risks, or if, without such assent, the 15
 16 property shall be sold or this policy assigned, or if the premises hereby insured shall become vacant by the removal 16
 17 of the owner or occupant, and so remain vacant for more than thirty days without such assent, or if it be a manufactur- 17
 18 ing establishment running in whole or in part extra time, except that such establishment may run in whole or in part 18
 19 extra hours, not later than 9 o'clock p. m., or if such establishment shall cease operations for more than thirty days 19
 20 without permission in writing indorsed hereon, or if the insured shall make any attempt to defraud the company, 20
 21 either before or after the loss, or if gunpowder or other articles subject to legal restrictions shall be kept in quantities 21
 22 or manner different from those allowed or prescribed by law, or if camphene, benzine, naphtha, or other chemical oils 22
 23 or burning fluids shall be kept or used by the insured on the premises insured, except that what is known as refined 23
 24 petroleum, kerosene, or coal oil may be used for lighting, and in dwelling houses kerosene oil stoves may be used for 24
 25 domestic purposes, to be filled when cold, by daylight, and with oil of lawful fire test only. 25
 26 If the insured property shall be exposed to loss or damage by fire, the insured shall make all reasonable exertions 26
 27 to save and protect the same. 27
 28 In case of any loss or damage under this policy, a statement in writing, signed and sworn to by the insured, shall 28
 29 be forthwith rendered to the company, setting forth the value of the property insured, except in case of total loss on 29
 30 buildings the value of said buildings need not be stated, the interest of the insured therein, all other insurance thereon, 30
 31 in detail, the purposes for which and the persons by whom the building insured, or containing the property insured, 31
 32 was used, and the time at which and manner in which the fire originated, so far as known to the insured. 32
 33 The company may also examine the books of account and vouchers of the insured, and make extracts from the 33
 34 same. 34
 35 In case of any loss or damage, the company, within sixty days after the insured shall have submitted a statement 35
 36 as provided in the preceding clause, shall either pay the amount for which it shall be liable, which amount, if not 36
 37 agreed upon, shall be ascertained by award of referees, as hereinafter provided, or replace the property with other of 37
 38 the same kind and goodness, or it may, within fifteen days after such statement is submitted, notify the insured of its 38
 39 intention to rebuild or repair the premises or any portion thereof separately insured by this policy, and shall there- 39
 40 upon enter upon said premises and proceed to rebuild or repair the same with reasonable expedition. 40
 41 It is moreover understood that there can be no abandonment of the property insured to the company, and that the 41
 42 company shall not in any case be liable for more than the sum insured, with interest thereon from the time when the 42
 43 loss shall become payable, as above provided. 43
 44 If there shall be any other insurance on the property insured, whether prior or subsequent, the insured shall 44
 45 recover on this policy no greater proportion of loss, except in case of total loss on buildings, sustained, than the 45
 46 sum hereby insured bears to the whole amount insured thereon. 46
 47 And whenever the company shall pay any loss the insured shall assign to it, to the extent of the amount so paid, 47
 48 all rights to recover satisfaction for the loss or damage from any person, town, or other corporation, excepting other 48
 49 insurers, or the insured, if requested, shall prosecute therefor at the charge and for the account of the company. 49
 50 If this policy shall be made payable to a mortgagee of the insured real estate, no act or default of any person 50
 51 other than such mortgagee, or his agents or those claiming under him, shall affect such mortgagee's right to recover 51
 52 in case of loss on such real estate. 52
 53 Provided, that the mortgagee shall, on demand, pay according to the established scale of rates for any increase 53
 54 of risks not paid for by the insured; and whenever this company shall be liable to a mortgagee for any sum for loss 54
 55 under this policy, for which no liability exists as to the mortgagor or owner, and this company shall elect by itself, or 55
 56 with others, to pay the mortgagee the full amount secured by such mortgage, then the mortgagee shall assign and 56
 57 transfer to the company interested, upon such payment, the said mortgage, together with the note and debts thereby 57
 58 secured. 58
 59 This policy may be cancelled at any time at the request of the insured, who shall thereupon be entitled to a return 59
 60 of the portion of the above premium remaining, after deducting the customary monthly short rates for the time this 60
 61 policy shall have been in force. 61
 62 The company also reserves the right, after giving written notice to the insured, and to any mortgagee to whom 62
 63 this policy is made payable, and tendering to the insured a ratable proportion of the premium, to cancel this policy 63
 64 as to all risks subsequent to the expiration of ten days from such notice, and no mortgagee shall then have the right 64
 65 to recover as to such risks. 65
 66 In case of loss, except in case of total loss on buildings, under this policy, and a failure of the parties to agree as to 66
 67 the amount of the loss, it is mutually agreed that the amount of such loss shall, as above provided, be ascertained by 67
 68 two competent, disinterested and impartial appraisers who shall be residents of this state, the insured and this company 68
 69 each selecting one within fifteen days after a statement of such loss has been rendered to the company, as herein pro- 69
 70 vided, and in case either party fail to select an appraiser within such time the other appraiser and the umpire selected, 70
 71 as herein provided, may act as a Board of Appraisers and whatever award they shall find shall be as binding as though 71
 72 the two appraisers had been chosen; and the two so chosen shall first select a competent, disinterested and impartial 72
 73 umpire; provided, that if after five days the two appraisers cannot agree on such an umpire, the presiding judge of the 73
 74 district court of the county wherein the loss occurs may appoint such an umpire upon application of either party in 74
 75 writing by giving five days' notice thereof in writing to the other party. Unless within fifteen days after a statement of 75
 76 such loss has been rendered to the company, either party, the assured or the company, shall have notified the other in 76
 77 writing that such party demands an appraisal, such right to an appraisal shall be waived; the appraisers together 77
 78 shall then estimate and appraise the loss, stating separately sound value and damage and, failing to agree, shall submit 78
 79 their differences to the umpire; and the award in writing of any two shall determine the amount of the loss; the parties 79
 80 thereto shall pay the appraisers respectively selected by them and shall bear equally the expenses for the appraisal 80
 81 and umpire. The fees of any appraiser or umpire shall in no case exceed ten dollars (\$10.00) per day. 81
 82 No suit or action against the company for the recovery of any claim by virtue of this policy shall be sustained in 82
 83 any court of law or equity in this state, unless commenced within two years from the time the loss occurred. 83

In Witness Whereof, the said GIRARD FIRE AND MARINE INSURANCE COMPANY, of Philadelphia, has caused
 this Policy to be signed by its President and attested by its Secretary at its office in Philadelphia, Pennsylvania.
 This Policy shall not be valid until countersigned by the duly authorized agent of the company at

Wm. T. Basset

Secretary.

Henry M. Gratz

President.

MINNEAPOLIS,

Golden West

Chat Midge

Minneapolis Brewing Company,
Minneapolis,
Minnesota.

Attention of Mr. John Thill.

| | | | |
|---|---|---|-------------------------------|
| S | A | C | D |
| T | C | P | R |
| CHECK CASH DRAFT MONEY ORDER | | | |
| B/LCashHalfOther | | | Received FEB 17 1925 |

Jno Benson has Midge per 7 B/K 12/10/2



\$302⁵⁴

Copy

Minneapolis Minn

2-11-1929

On or before sixty days after date I promise to pay to
the order of Minneapolis Brewing Company
Three hundred two and ⁵⁴/₁₀₀ Dollars

Payable at Minneapolis Minn

Value received with Interest before and after maturity at the rate
of 6 per cent per annum, until paid.

Copy H. A. Briggs

No. ^{Due} Original Note mailed to Cobb Hooker Benson et al 7/24/29 for collection
Returned as 7/29 and mailed to S. May 7/29

\$ 1500⁰⁰August 11th

1927

For Value Received, WE promise to pay to the order of the Minneapolis Brewing Company,
 at its office in Minneapolis, Minnesota, the sum of Fifteen Hundred
 Dollars (\$ 1500⁰⁰)

on demand payments as follows, viz: The sum of _____
 Dollars (\$ _____) on the _____ day of _____ 191____; the sum of _____
 Dollars (\$ _____), on _____ of each

and every _____ thereafter until said sum of _____
 Dollars (\$ _____) is fully paid with interest ^{from date hereof} on balances remaining unpaid from time
 to time at the rate of six (6) per cent per annum until paid.

And it is hereby expressly agreed that if default be made in the making of any of said
 payments, and if such default continue for three (3) days, then and thereupon the then unpaid
 balance of said _____ Dollars (\$ _____) shall, at the
 option of the holder hereof, become immediately due and payable without notice.

Note No. _____

L. Simon

Harry M. Dryer

Parties Executing this Note must sign their FULL names—not initials.

By _____

Treasurer.

Adm. Lib. - 9 Wash. Ave.
 H. N. D. - 614 Hennepin Ave.

9/27/29
 Bal on Note 750⁰⁰
 Interest to date 191.50
 One half of the interest
 allowed to L. Simon 95.75
 Bal on Interest 95.75
 Total Bal 9/27/29 845.75
 to be collected from
 Harry M. Dryer.

Minneapolis, Minn. Sept. 30th 1929.

In consideration of the sum of Three hundred and seventy five Dollars(\$375.00), paid by L. Sherman, and other valuable consideration, the receipt of which is hereby acknowledged and accepted as payment of one half of the principal and one half of the interest accrued to date on that certain note executed August 11, 1927, in favor of Minneapolis Brewing Company, for the sum of Fifteen hundred Dollars(\$1500.00), and signed by Harry M. Dryer and said L. Sherman, we hereby release said L. Sherman from any further responsibility in connection with said note.

MINNEAPOLIS BREWING COMPANY

By

[Signature]

Treasurer.

9/29/29
Bal on Note 750.00
Interest to date 191.50
One half of the interest
allowed to L. Sherman 95.75
Bal on Interest 95.75
Total Bal 9/29/29 845.75
to be collected from
Harry M. Dryer.



\$1500⁰⁰ Minneapolis, Minn. Aug 10 1921

One Day after date I promise to pay to
the order of Golden Grain Juice Co.

Fifteen hundred ⁰⁰/₁₀₀ Dollars
at 1215 Marshall St. N.E.

Value received with Interest before and after maturity at the rate
of 6 per cent per annum, until paid.

No. 20. Due

Handwritten signature: L. Sherman
Handwritten note: New Hotel May 11th, 1921
Handwritten note: the same parties.



Sept. 30, 1929

Mr. L. Sherman,
9 Washington Ave. N.
City

Dear Sir:-

We acknowledge receipt of your remittance of \$375.00 which we have credited on your note signed by yourself and Harry M. Dryer, and we enclose receipt covering settlement of your half interest in said note, and releasing you from further responsibility in connection with said note, as per agreement made with our Mr. J. Kunz.

Thanking you for the settlement, we remain

Yours truly,

MINNEAPOLIS BREWING COMPANY

NPN-JH

Credit Manager

Sept. 19, 1929

Mr. Louis Sherman,
9. Washington Ave.N.
City,

Dear Sir:-

We find that the note signed by yourself and Harry M. Dryer, on August 11, 1927, in the sum of \$1500.00 still remains unpaid, and as we are now, as you know, out of the beverage business and liquidating our affairs as fast as possible, it is necessary for you to take care of this note and arrange for settlement, and we would like to have the matter taken care of this month, and if you will kindly call at our office, and see Mr. J. Kunz, we have no doubt but what satisfactory arrangements could be made for settlement.

Hoping that you will give this your attention so that we can get the matter off our books, we remain

Yours truly,

MINNEAPOLIS BREWING COMPANY

NPN-JH

Credit Manager

Copy

At the Regular Weekly Meeting of the Board of Directors of the Minneapolis Brewing Company, of the City of Minneapolis, County of Hennepin, and State of Minnesota, held the first day of June, 1921, a quorum being present, the following Resolution was unanimously adopted, to-wit:

" WHEREAS, The Treasurer, of this Company, Mr. Jacob Kunz, did on May 5, 1921, apply in the name of this Company for a loan of Twenty-seven Hundred fifty Dollars (\$2750.00), from the Manhattan Life Insurance Company, on Policy No. 150,580, issued by said Company on the life of L. Gross;

NOW, THEREFORE, be it Resolved that the Act of the Treasurer in so doing is hereby approved, ratified and confirmed by this Board."

Minneapolis, Minn.
June 1, 1921.

J. M. H.

Asst. Secretary.

Copy
POLICY LOAN AGREEMENT.

\$ 2750.00

New York, May 5th 1921

IN CONSIDERATION of the sum of

Twenty - Seven Hundred Fifty & 10/100 Dollars

lent by The Manhattan Life Insurance Company on the sole security of Policy No. 150580 issued by said Company on the life of L. Gross, which sum is hereby acknowledged as an indebtedness against said policy, I hereby assign to said Company as security for said indebtedness all my right, title and interest in and to said annexed policy; (reserving and excepting, however, the right to apply the cash value of any future dividends on said policy in payment of premiums hereafter due thereon); and I agree to pay interest annually in advance upon said loan at the rate of five per centum per annum.

IT IS FURTHER AGREED by the said Company and the undersigned that in case the policy herein described and assigned becomes payable by reason of the death of the insured or otherwise, the amount due upon this obligation both for principal and interest is to be deducted from the amount payable under said policy.

IT IS FURTHER AGREED that the above loan may be extended by the consent of both parties to this agreement by the payment of the above agreed interest thereon in advance, together with the amount of the premium, if any, then due upon the policy.

IT IS FURTHER AGREED that if any premium due according to the terms of said policy, or if any note given for such premium, shall not be paid when due, the said policy shall lapse and become forfeited except as to the right to paid-up insurance, as provided by the policy, or by the laws of the State of New York.

IT IS FURTHER AGREED that if said policy shall lapse or become forfeited in any manner, the amount due upon said loan with interest, together with any other existing indebtedness, may, at the option of the said Company, be deducted from the value of such lapsed or forfeited policy, and the balance only of said value shall be applied to purchase any paid-up insurance to which the owner may be entitled.

IT IS FURTHER AGREED that if the principal sum of said loan be fully paid, with all interest thereon, before any default in the payment of premium or interest required by the terms of the said policy, this agreement shall be and become null and void.

Dated this 5th day of May 1921

Minneapolis Brewing Company

by Jacob Reus
Its Treasurer

State of _____

} ss.:

County of _____

On this _____ day of _____, one thousand nine hundred and _____,

before me personally came _____ to me known and known to me to be the individual described in and who executed the foregoing instrument and before me acknowledged the same to be his free act and deed, and made oath that he was of legal age.

SEAL

Notary Public

NOTE.—This must be acknowledged before a Public or Commissioner of Deeds, or other officer qualified to take affidavits.

State of Minnesota } SS
County of Hennepin }

On the 5th day of May nineteen hundred
and twenty one, before me came

Jacob Kling

to me known who being by me duly sworn did depose
and say that he resides in Minneapolis Minn; That
he is the Treasurer of Maple Brewing Co the
Corporation described in and which executed the
 foregoing instrument; that he knows the seal of said
 Corporation; That the seal affixed to said instrument is
 such corporate seal; That it was so affixed by order
 of the Board of Directors of said Corporation, and that
 he signed his name thereto by like order.

J. L. Hill Notary Public

ORGANIZED 1850

AGENCY OF

The Manhattan Life



THE MANHATTAN BUILDING
64-70 BROADWAY

| | | | |
|------------------------|---|------------------------|---|
| S | A | B | D |
| T | C | | |
| CASH DRAFT MONEY ORDER | | | |
| B/L | | Received JUN 1 1921 | |

ALFRED M. CHAPMAN, MANAGER
M. E. ROCHFORD, CASHIER
1537 FIRST NATIONAL BANK BLDG.
CENTRAL 1181

Insurance Company of New York.

Chicago,

May 31, 19 21.

Minneapolis Brewing Co.,
Minneapolis, Minn.

Gentlemen:-

In re Policy No. 150580-Gross.

In compliance with your letter of
May 21st, 1921 I return herewith the loan
agreement executed by your Treasurer, and also
enclose a blank agreement for your use if
you desire it.

Respectfully,

M. E. Rochford
Cashier.

Enc.

ORGANIZED 1850

AGENCY OF



THE MANHATTAN BUILDING
64-70 BROADWAY

The Manhattan Life

Insurance Company of New York.

ALFRED M. CHAPMAN, MANAGER
M. E. ROCHFORD, CASHIER
1537 FIRST NATIONAL BANK BLDG.
CENTRAL 1181

Chicago, May 24, 1921.

| | | | |
|------------------------------|---|-------------|---|
| \$ | A | B | D |
| T | C | P | R |
| CHECK CASH DRAFT MONEY ORDER | | | |
| \$ | | Received | |
| B/L | | MAY 25 1921 | |

Minneapolis Brewing Company,
Minneapolis, Minn.

Attention Mr. J. C. Thill,

Gentlemen:-

In re Policy No.150580-Gross.

In response to your letter of May 21st,
I beg to advise that I have written our Actuarial
Department in regard to the return of loan agreement
and upon receipt of same will return it to you.

Respectfully,

M. E. Rochford
Cashier.

ORGANIZED 1850

AGENCY OF



THE MANHATTAN BUILDING
64-70 BROADWAY

The Manhattan Life

| | | | |
|------------------------------|---|------|---|
| S | A | P | R |
| T | C | | |
| CHECK CASH DRAFT MONEY ORDER | | | |
| \$ | | Case | |
| JAN 31 1921 | | | |
| RECEIVED | | | |

ALFRED M. CHAPMAN, MANAGER
M. E. ROCHFORD, CASHIER
1537 FIRST NATIONAL BANK BLDG
CENTRAL 1181

Insurance Company of New York.

Chicago, Jan. 28, 1921.

Minneapolis Brewing Company,
Minneapolis, Minn.

Gentlemen:- Attention Mr. J. C. Thill.

Your letter of January 19th having been referred to the Home Office for attention, a copy of the Actuary's reply is submitted, as follows:

"Policy No. 150580-Gross appears to have been absolutely assigned to the Minneapolis Brewing Company, and we shall be willing to make a loan without the signature of the insured. The loan agreement which is in your possession should be signed by an authorized officer of the Minneapolis Brewing Company and his signature acknowledged by a Notary Public on a corporate form of acknowledgment.

We must also be furnished with a copy of the resolutions of the Board of Directors of the Minneapolis Brewing Company authorizing an officer to execute the loan agreement."

Upon receipt of the loan agreement executed in the proper manner and returned to us with the policy and a copy of the resolutions of the Board of Directors, the loan will be effected."

Very truly yours,

M. E. Rochford
Cashier Chicago Agency.

AGENCY OF

ORGANIZED 1850

The Manhattan Life



THE MANHATTAN BUILDING
64-70 BROADWAY

Insurance Company of New York.

ALFRED M. CHAPMAN, MANAGER

M. E. ROCHEFORD, CASHIER

1537 FIRST NATIONAL BANK BLDG

CENTRAL 1781

Received

JAN
24
1921

Chicago, Jan. 21, 1921.

Minneapolis Brewing Company,
Minneapolis, Minn.

Gentlemen:-

Attention Mr. J. C. Thill.

Your letter of January 19th in reference to signature on loan agreement recently sent you to be executed for loan on policy No. 150580 on the life of Ludwig Gross, just received, and I find on looking up correspondence from Home Office, signatures required is the authorized official of The Minneapolis Brewing Company, and the notarial acknowledgement for the Minneapolis Brewing Co. should be made on the back of the loan agreement.

In their letter, I find they do not state that signature of insured is required, but as every loan agreement put through this office has required signature of insured, I took it for granted that this would and so stated. However, will advise you further upon receipt of a reply from Home Office.

Respectfully,

M. E. Rochford
Cashier Chicago Agency.

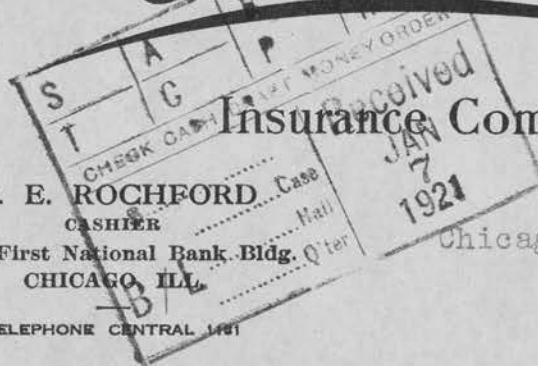
AGENCY OF

ORGANIZED 1850



THE MANHATTAN BUILDING
64-70 BROADWAY

The Manhattan Life



Insurance Company of New York.

M. E. ROCHEFORD
CASHIER

1537 First National Bank Bldg.
CHICAGO, ILL.

TELEPHONE CENTRAL 1481

Chicago, January 6, 1921.

Minneapolis Brewing Company,
Minneapolis, Minn.

Gentlemen:-

Replying to your letter of December 9th which was referred to our Actuarial Department, I beg leave to advise that the maximum loan available on Policy No. 150580 on the life of Ludwig Gross is \$2750.00, from which will be deducted the premium due December 30, 1920.

The enclosed loan agreement should be signed by the authorized official of The Minneapolis Brewing Company and the insured. The notarial acknowledgment for the Minneapolis Brewing Company should be made on the back of the loan agreement.

The loan agreement and Policy should then be returned to this office for further attention.

Respectfully,

M. E. Rochford
Cashier Chicago Agency.

Enc.

December 9, 1920.

Manhattan Life Insurance Co.
Room 1537
First National Bank Bldg.
Chicago, Ill.

Gentlemen:-

We contemplate applying for a loan
on Policy No. 150580, Manhattan Life Insurance Co.
of New York, issued on the life of Ludwig Gross.

Please send us the necessary applica-
tion papers and let us know the greatest amount
that we can loan on the policy at this time, also,
let us know at what rate of interest this loan will
be made.

Yours truly,

MINNEAPOLIS BREWING COMPANY.

JCT*RH

Signed Trust

January 19, 1921.

Manhattan Life Insurance Co.
1537 First Nat. Bank Bldg.
Chicago, Ill.

Gentlemen:-

Sometime ago we asked for papers
requesting a loan on policy No.150580, on the
life of Ludwig Gross.

The papers were received but in
your letter you stated that application must
be signed by the insured. For the past two years
we have used our best efforts to locate said
party but haven't been successful and wish
that you would give us what information you
have that would assist us in locating him.

Be kind enough to let us hear
from you at your earliest convenience, and
oblige,

Yours truly,

MINNEAPOLIS BREWING COMPANY.

JCT*RH

May 6, 1921.

Mr. M.E. Rochford, Cashier,
1537 First National Bank Bldg.
Chicago, Ill.

Dear Sir:-

Herewith you will find application for loan of \$2750.00 on policy No. 150580 on the life of Ludwig Gross. This application, signed by Jacob Kunz, our Treasurer, and acknowledged before Notary Public and corporate seal attached.

In your recent letter you asked us to furnish us with copy of the resolutions of the Board of Directors authorizing an officer to execute the loan agreement. Our By-laws do not require our Board of Directors to authorize a loan. Our officers are authorized to ~~make loans~~ *borrow money* without the sanction of the Board of Directors.

Yours truly,

MINNEAPOLIS BREWING COMPANY.

JCT*RH

May 10, 1921.

Mr. M. E. Roehford,
Chicago, Ill.

Dear Sir:-

Herewith find policy No. 150580 in
the Manhattan Insurance Company of New York on
the life of Ludwig Gross. This policy is sent
you for the purpose of making a loan thereon,
as shown by the loan agreement mailed you a few
days ago.

Yours truly,

MINNEAPOLIS BREITING COMPANY.

JCT*RH

AGENCY OF

ORGANIZED 1850



THE MANHATTAN BUILDING
64-70 BROADWAY

The Manhattan Life

Insurance Company of New York.

ALFRED M. CHAPMAN, MANAGER
M. E. ROCHFORD, CASHIER
1537 FIRST NATIONAL BANK BLDG.
CENTRAL 1181

| | | | |
|------------------------------|----------|----------|-----|
| S | Chicago, | May | 21, |
| T | C | P | R |
| CHECK CASH DRAFT MONEY ORDER | | | |
| \$..... | | Received | |
|Case | | MAY | |
| B/L | | 9 | |
| | | 1921 | |

19 21.

Minneapolis, Brewing Co.,
Minneapolis, Minn.

Mr. J. C. Thill,

Dear Sir:-

I am to-day in receipt of loan agreement executed for the loan of \$2750 on policy No. 150580 on the life of Ludwig Gross.

However, the policy should have been forwarded with the loan agreement, as it will be necessary to send it forward before the loan will be approved.

Please forward policy at once, so that no delay will be had.

Yours respectfully,

M. E. Rochford
Cashier.

Post Office Department
OFFICIAL BUSINESS

REGISTERED ARTICLE

No. 71057

INSURED PARCEL

No. _____

Return to

Street and Number, }
or Post Office Box, }

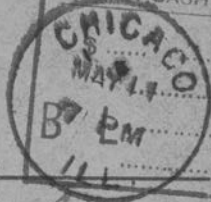
(NAME OF SENDER)

MINNEAPOLIS,

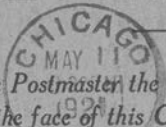
MINNESOTA.

| | | | |
|---|---|---|---|
| S | A | B | D |
| T | C | PENALTY FOR PRIVATE USE TO AVOID PAYMENT OF POSTAGE, \$300. | |

CHECK CASH DRAFTS
POSTMAN'S OFFICE



RETURN RECEIPT.



Received from the Postmaster the Registered or Insured Article, the original number of which appears on the face of this Card.

ADDRESS YOUR MAIL

TO STREET AND NUMBER

Mr E Rochford, Cashier

(Signature or name of addressee.)

(Signature of addressee's agent.)

Date of delivery,

5/14

21, 19

AGENCY OF

The Manhattan Life



THE MANHATTAN BUILDING
64-70 BROADWAY

| | | | |
|---|---|---|---|
| S | A | B | D |
| T | C | P | |

CHECK CASH DRAFT MONEY ORDER

ALFRED M. CHAPMAN, MANAGER
M. E. ROCHEFORD, CASHIER

1537 FIRST NATIONAL BANK BLDG.
CENTRAL 1181

B/L

Received
MAY 17 1921

Insurance Company of New York.

Chicago, May 16, 1921.

Minneapolis Brewing Co.,
Minneapolis, Minn.

Mr. J. C. Thill,

Dear Sir:-

In re loan on policy No. 150580
the Actuary advises as follows:-

"We acknowledge the receipt of your letter of May 11th enclosing Policy No. 150580, a loan agreement properly signed by an officer of the Minneapolis Brewing Company, and also a letter from the assignee.

We note from this letter that it is not necessary for the Board of Directors of the Minneapolis Brewing Company to pass a resolution authorizing the Treasurer to borrow money on an insurance policy. It would seem from this letter that such authority is given to the officers in the By-Laws of the Company. If such is the case please have then furnish us with a certified copy of that section of the By-Laws which grants permission to the Treasurer to borrow money.

Before we can put this loan through it will be necessary for us to receive a certified copy of the power of the Treasurer to sign this loan agreement, whether or not that power is embodied in the By-Laws or in a resolution of the Board of Directors. "

Kindly forward at earliest convenience
so that loan may be put through without delay.

Respectfully,

M. E. Rochford
Cashier.

May 21, 1921.

Mr. M. E. Rochford,
1537 First National Bank Bldg.
Chicago, Ill.

Dear Sir:-

Be kind enough to return the application for loan agreement signed by Mr. Jacob Kunt, our Treasurer, and upon receipt of same we will then have our Board of Directors pass a resolution which you ask for. At the same time send us a blank application in case we desire to change the names of the applicants thereon. As soon as this is received it will be returned to you.

Yours truly,

MINNEAPOLIS BREWING COMPANY.

JCT*RH

140
80
280

STATEMENT

PREMIUM - - - \$ 296 65

INTEREST - - - \$

TOTAL - - - \$

DIVIDEND - - - \$

BALANCE - - - \$

Jan 17, 1921
M. E. Rockford
 AGENT
Cashier

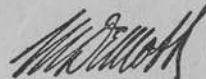
THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Settlement is acknowledged of the payment specified on marginal statement on policy described below. Not valid unless countersigned by

THE COMPANY'S AGENCY CASHR., ROOM 1537, FIRST NAT'L BANK BLDG., CHICAGO, ILL.
 the Agent or such person as he authorizes by endorsement on the back hereof.

| POLICY NUMBER | PAYMENT DUE |
|---------------|-------------|
| 150 580 | Dec 30 1920 |



SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr Ludwig Gross
 729 3rd Ave So
 Minneapolis
 Minn

Minn. Brewing Co

12/17

(OVER)

STATEMENT

PREMIUM - - - \$ 296 65
 INTEREST - - - \$
 TOTAL - - - \$
 DIVIDEND - - - \$
 BALANCE - - - \$

Settled

Jan 5, 1920
M. E. Rochford
 Agent
 Cashier

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Settlement is acknowledged of the payment specified on marginal statement on policy described below. Not valid unless countersigned by

THE COMPANY'S AGENCY CASHR., ROOM 1537, FIRST NAT'L BANK BLDG., CHICAGO, ILL.

the Agent or such person as he authorizes by endorsement on the back hereof.

POLICY NUMBER

150 580

PAYMENT DUE

Dec. 30 1919

[Signature]

SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr L Gross
 729 3rd Ave So
 Minn
 Minn

12/17

(OVER)

STATEMENT

PREMIUM - - - \$ 296 65

INTEREST - - - \$

TOTAL - - - \$

DIVIDEND - - - \$

BALANCE - - - \$

SETTLED

Dec. 29, 1922

M. E. Rochford
AGENT
Cashier

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Settlement is acknowledged of the payment specified on marginal statement on policy described below. Not valid unless countersigned by

THE COMPANY'S AGENCY CASHR., ROOM 1537, FIRST NAT'L BANK BLDG., CHICAGO, ILL

the Agent or such person as he authorizes by endorsement on the back hereof.

| POLICY NUMBER | PAYMENT DUE |
|---------------|-------------|
| 150 580 | Dec 30 1922 |

[Signature]
SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr Ludwig Gross
729-3rd Ave So
Minneapolis
Minn

(OVER)

MINNEAPOLIS BREWING Co.
MINNEAPOLIS, MINN.

THE ACCOMPANYING CHECK IS IN FULL SETTLEMENT
OF THE ACCOUNT AS STATED HEREON.

THIS IS YOUR MEMORANDUM

NO RECEIPT IS DESIRED.

PARTICULARS

Voucher No. 3281

12/26/22

PREMIUM ON POLICY NO 150580

296

65

L Gross -

DETACH BEFORE PRESENTING

STATEMENT

PREMIUM - - - \$ 296 65
INTEREST - - - \$
TOTAL - - - \$
DIVIDEND - - - \$
BALANCE - - - \$

JAN 8 1918

Settled.....

W. H. H. H.

.....Cashier

DUPLICATE

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Settlement is acknowledged of the payment specified on marginal statement on policy described below.

| POLICY NUMBER | PAYMENT DUE |
|---------------|--------------|
| 150 580 | Dec. 30 1917 |

W. H. H. H.

SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr Ludwig Gross

STATEMENT

PREMIUM . . . \$ 296 65
 INTEREST . . . \$ 41 40
 TOTAL . . . \$ 338 05
 DIVIDEND . . . \$
 BALANCE . . . \$

Cash pd 338.05



L. Gross

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Notice is hereby given that a premium payment, the amount of which is stated in the margin, will be due on the policy and date stated below, if the policy be then in force. Such payment may be made to the cashier of THE MANHATTAN LIFE INSURANCE COMPANY at its Home Office, 64, 66, 68 & 70 Broadway, New York City, or to

THE COMPANY'S AGENCY, 614 PLYMOUTH BLDG., MINNEAPOLIS, MINN.

the Agent holding the official receipt therefor.

Unless the premium is paid on or before said date (or within thirty days thereafter) the policy and all payments thereon will be forfeited and void, except as to the right to paid-up or continued insurance, provided for therein, or by statute.

M. DE MOTT, SECRETARY

| POLICY NUMBER | PAYMENT DUE |
|---------------|--------------|
| 150 580 | Dec. 30 1914 |

Minneapolis Brewing Co

Minneapolis
Minn

1/26 - 18

Payment, if forwarded by mail, should be made by draft, check, or Post Office Money Order in favor of THE MANHATTAN LIFE INSURANCE COMPANY. If any claim for or right of forfeiture, or any default on the part of the holder of said policy, now exists, the Company does not by this notice waive the same. (OVER)

STATEMENT

| | |
|----------|-----------|
| DUE | |
| PREMIUM | \$ 296 65 |
| INTEREST | \$ 41 40 |
| TOTAL | \$ 338 05 |
| DIVIDEND | \$ |
| BALANCE | \$ |

RECEIVED

| | |
|-------------|-----------|
| BY CASH | \$ 338 05 |
| DIVIDEND | |
| NOTE DUE IN | MOS. |
| " | " |
| " | " |
| TOTAL | \$ |

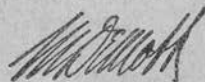
THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Received as per marginal statement the premium and interest on the policy described below. This receipt to be valid must be countersigned by

H. E. MOYER, CASH'R., 416 ANDRUS BLDG., MINNEAPOLIS, MINN.
the Agent or such person as he authorizes by indorsement on the back hereof.

| POLICY NUMBER | PAYMENT DUE |
|---------------|--------------|
| 150 580 | Dec. 30 1913 |



SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr. L. Gross
308 Hennepin St
Minneapolis
Minn

SETTLED

12/16
431-14
H. E. Moyer
AGENT

(OVER)

MINNEAPOLIS BREWING CO.
MINNEAPOLIS, MINN.

THE ACCOMPANYING CHECK IS IN FULL SETTLEMENT
OF THE ACCOUNT AS STATED HEREON.

THIS IS YOUR MEMORANDUM

NO RECEIPT IS DESIRED

DETACH BEFORE PRESENTING

PARTICULARS

Voucher No.

768

12/30 INVOICE

338 05

Minneapolis, Minn., Jan 25th 1915

Minneapolis Brewing Co.

To Manhattan Life Ins Co.
New York City
N.Y.

Premium on Insurance Policy
No 150580 for \$5000.00 on Life of
L. Gross.

512

Chg City Bldg Rent
L. Gross.

\$338.05

OK
J.H. Kennedy

[Handwritten signature/initials]

[Handwritten signature/initials]

STATEMENT

PREMIUM - - - \$ 296 65

INTEREST - - - \$

TOTAL - - - \$

DIVIDEND - - - \$

BALANCE - - - \$

Settled.....1/28-16

R E Carr
Agent

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Settlement is acknowledged of the premium and interest specified on marginal statement on policy described below. Not valid unless countersigned by

LEWIS E. CARR, 614 PLYMOUTH BLDG., MINNEAPOLIS, MINN.

the Agent or such person as he authorizes by endorsement on the back hereof.

| POLICY NUMBER | PAYMENT DUE |
|---------------|--------------|
| 150 580 | Dec. 30 1915 |

[Signature]

1-31-16

SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr. L. Gross
729-3d Ave So
Minneapolis
Minn

(OVER)

STATEMENT

PREMIUM - - - \$ 296 65

INTEREST - - - \$

TOTAL - - - \$

DIVIDEND - - - \$

BALANCE - - - \$

L Gross

X

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Notice is hereby given that a payment, as stated in the margin, will be due on the policy and date stated below, if the policy be then in force. Such payment may be made to the Cashier of THE MANHATTAN LIFE INSURANCE COMPANY at its Home Office, 64, 66, 68 & 70 Broadway, New York City, or to

the Agent holding the official receipt therefor. **THE COMPANY'S AGENCY CASHR., ROOM 1537, FIRST NAT'L BANK BLDG., CHICAGO, ILL.**

Unless the premium is paid on or before said date (or within thirty-one days thereafter) the policy and all payments thereon will be forfeited and void, except as to the right to paid-up or continued insurance, provided for therein, or by statute.

M. DE MOTT, SECRETARY

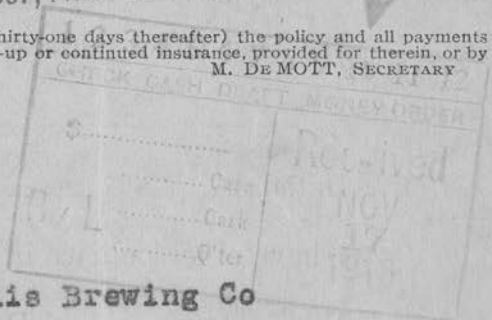
| POLICY NUMBER | PAYMENT DUE |
|---------------|--------------|
| 150 580 | Dec. 30 1916 |

*on
grossly*

Minneapolis Brewing Co

Minneapolis
Minn

Payment if forwarded by mail, should be made by draft, check, or Post Office Money Order in favor of THE MANHATTAN LIFE INSURANCE COMPANY. If any claim for or right of forfeiture, or any default on the part of the holder of said policy, now exists, the Company does not by this notice waive the same. (OVER)



STATEMENT

PREMIUM - - - \$ 296 65

INTEREST - - - \$

TOTAL - - - \$

DIVIDEND - - - \$

BALANCE - - - \$

Settled..... *December 29, 1916*

Mr. E. Rockford
Agent
Cashier X

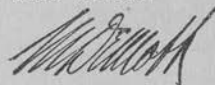
THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Settlement is acknowledged of the payment specified on marginal statement on policy described below. Not valid unless countersigned by

THE COMPANY'S AGENCY CASHR., ROOM 1537, FIRST NAT'L BANK BLDG., CHICAGO, ILL.
the Agent or such person as he authorizes by endorsement on the back hereof.

| POLICY NUMBER | PAYMENT DUE |
|---------------|---------------|
| 150 580 | Dec. 30 191 6 |



SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr. L. Gross
729 Third Ave, So
Minneapolis
Minn

12/14

(OVER)

STATEMENT

PREMIUM - - - \$ 296 65

INTEREST - - - \$

TOTAL - - - \$

DIVIDEND - - - \$

BALANCE - - - \$

SETTLED

Jan 4 1924

M. E. Rochford
Partner

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Settlement is acknowledged of the payment specified on marginal statement on policy described below. Not valid unless countersigned by

THE COMPANY'S AGENCY CASHR., ROOM 1537, FIRST NAT'L BANK BLDG., CHICAGO, ILL.

the Agent or such person as he authorizes by endorsement on the back hereof.

| POLICY NUMBER | PAYMENT DUE |
|---------------|--------------|
| 150 580 | Dec 30 192 3 |

[Signature] 12/18

SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr Ludwig Gross

729-3rd Ave So

Minneapolis

Minn

(OVER)

STATEMENT

PREMIUM - - - \$ 296 65

 INTEREST - - - \$
 TOTAL - - - \$
 DIVIDEND - - - \$
 BALANCE - - - \$

OK
mm
AS
J. L.
11/13

Ludwig Gross

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Notice is hereby given that a payment, as stated in the margin, will be due on the policy and date stated below, if the policy be then in force. Such payment may be made to the Cashier of THE MANHATTAN LIFE INSURANCE COMPANY at its Home Office, 64, 66, 68 & 70 Broadway, New York City, or to the Agent holding the official receipt therefor. Unless the premium is paid on or before said date (or within thirty-one days thereafter) the policy and all payments thereon will be forfeited and void, except as to the right to paid-up or continued insurance, provided for therein, or by statute.

| POLICY NUMBER | PAYMENT DUE |
|---------------|--------------|
| 150 580 | Dec 30 192 3 |

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Minneapolis Brewing Co
 Minneapolis
 Minn

3294

FOR DIVIDEND OPTIONS SEE THE REVERSE SIDE OF THIS NOTICE

Payment if forwarded by mail, should be made by draft, check, or Post Office Money Order in favor of THE MANHATTAN LIFE INSURANCE COMPANY. If any claim for or right of forfeiture, or any default on the part of the holder of said policy, now exists, the Company does not by this notice waive the same.

(OVER)

STATEMENT

PREMIUM - - - \$ 296 65
 INTEREST - - - \$
 TOTAL - - - \$
 DIVIDEND - - - \$
 BALANCE - - - \$

Settled... *Dec 26, 1918.*

Mr. E. Rochford
Cashier

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Settlement is acknowledged of the payment specified on marginal statement on policy described below. Not valid unless countersigned by

THE COMPANY'S AGENCY CASHR., ROOM 1537, FIRST NAT'L BANK BLDG., CHICAGO, ILL.
 the Agent or such person as he authorizes by endorsement on the back hereof.

| POLICY NUMBER | PAYMENT DUE |
|---------------|--------------|
| 150 580 | Dec. 30 1918 |

[Signature]

SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr L Gross
 729 Third Ave So
 Minneapolis
 Minn

12/20

(OVER)

STATEMENT

PREMIUM - - - \$ 296 65
 INTEREST - - - \$ *OK mm*
 TOTAL - - - \$
 DIVIDEND - - - \$ *City B/R*
 BALANCE - - - \$

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Notice is hereby given that a payment, as stated in the margin, will be due on the policy and date stated below, if the policy be then in force. Such payment may be made to the Cashier of THE MANHATTAN LIFE INSURANCE COMPANY at its Home Office, 64, 66, 68 & 70 Broadway, New York City, or to

THE COMPANY'S AGENCY CASHR., ROOM 1537, FIRST NAT'L BANK BLDG., CHICAGO, ILL.

the Agent holding the official receipt therefor. Unless the premium is paid on or before said date (or within thirty-one days thereafter) the policy and all payments thereon will be forfeited and void, except as to the right to paid-up or continued insurance, provided for therein, or by statute.

M. DE MOTT, SECRETARY

| POLICY NUMBER | PAYMENT DUE |
|---------------|--------------|
| 150 580 | Dec. 30 1918 |

7490

Minneapolis Brewing Co

Minneapolis

Minn

Payment if forwarded by mail, should be made by draft, check, or Post Office Money Order in favor of THE MANHATTAN LIFE INSURANCE COMPANY. If any claim for or right of forfeiture, or any default on the part of the holder of said policy, now exists, the Company does not by this notice waive the same. (OVER)

Manhattan Life Ins Policy
on Ludwig Gross

150580

5/10/21

Worth

\$5000—

June 1, 1921.

Mr. M.E. Rochford, Cashier,
Manhattan Life Insurance Co.
1537 First Nat'l Bank Building,
Chicago, Ill.

Dear Sir:-

IN RE. POLICY #150,580 - GROSS.

We return herewith Policy Loan Agreement executed by our Treasurer, on May 5, 1921, together with a copy of the Resolution passed by our Board of Directors this day approving and ratifying the Act of the Treasurer in signing the Loan Application.

We trust that this is entirely satisfactory, and that the loan will be put through without further delay.

Yours truly,

MINNEAPOLIS BREWING COMPANY

ASS'T SECY.

W-JH

THE MANHATTAN LIFE INSURANCE COMPANY

RECEIPT FOR POLICY

Received, Policy No. 150580 on the life of

L. Gross.

which has been deposited with The Manhattan Life Insurance Company of New York as collateral security for a loan of \$2750.00 dated this day.

This receipt is non-negotiable and non-assignable.

THE MANHATTAN LIFE INSURANCE CO.

per

W. H. Stanley Actuary.

New York, May 5th, 1921.

Note.—If the maker of this loan-note does not wish to pay it at maturity the practice of the Company, except in exceptional cases, is to extend the note from year to year, provided the annual interest thereon is paid when due, and the terms of the note complied with in all other respects.

AGENCY OF

ORGANIZED 1850

The Manhattan Life



THE MANHATTAN BUILDING
64-70 BROADWAY

Insurance Company of New York.

ALFRED M. CHAPMAN, MANAGER

M. E. ROCKFORD, CASHIER

1537 FIRST NATIONAL BANK BLDG.

CENTRAL 1181

| | | | |
|------------------------------|---|----------|---|
| S | A | B | D |
| T | C | P | R |
| CHECK CASH DRAFT MONEY ORDER | | | |
| B/L | | Received | |
| Case | | JUN | |
| Half | | 10 | |
| | | 1921 | |

Chicago, June 9, 1921.

Minneapolis Brewing Company,
Minneapolis, Minn.

Gentlemen: Attention Mr. Jacob Kunz

Enclosed please find Company's check,
as per statement below, for the proceeds of
the loan on policy No. 150 580.

We enclose receipt for policy.

Yours respectfully,

Mr E Rockford
Cashier.

Encl.
Reg M

STATEMENT OF LOAN.

Loan Approved **!** \$2750.00

Deduct, **!**

Int. on loan to 12/30/21

76/77

Check for

\$2673.23

Chas J. ...
Received and applied as

| | | |
|------------------|----|-------------------|
| Key Door Account | \$ | |
| Bottled | " | \$ |
| Bills Rec'd | " | \$ |
| Interest | " | \$ |
| Rent | " | \$ |
| Supplies | " | \$ |
| Sub Ledger | " | \$ |
| Gen. Ledger | " | \$ <i>2673.23</i> |
| Total | | \$ <i>2673.23</i> |

OK 1673.23
P.C. ...

6 mo 21 da. @ 5%
Wm. ...

THIS AGREEMENT

Made this

5th

day of October

1920

by and between **GOLDEN GRAIN JUICE COMPANY, a corporation**of **City of Minneapolis**

County of

HennepinState of **Minnesota,**party of the first part, and **C.M. GOLDEN**of **City of Minneapolis**

County of

HennepinState of **Minnesota,**

party of the second part, Witnesseth:

FIRST: That said first party has delivered, and hereby agrees that ~~it~~^{it} will sell to said second party the following described property, to-wit:

One(1) 18 ft. Oak Back Bar

One (1) 18 ft. Oak Mirror Frame and Mirrors,

One(1) 18 ft. Oak Bar, with Workboard,

located in that certain store building known and designated as No. 1301 Washington Avenue North, City of Minneapolis, Minn.

upon and after full payment therefor by said second party of the sum of **Four Hundred Fifty (\$450.00)** - - - - - Dollars, with interest at the rate of

Six per cent per annum, in manner following:

| | |
|--|---|
| Ten (10) - - - - - | Dollars upon the execution and delivery of this Agreement |
| \$ 25.00 on March 1st, 19 21 | \$ 25.00 on the first day of 19 |
| \$ each and every month thereafter until said sum of \$450.00 is | 19 |
| \$ fully paid | 19 |
| \$ | 19 |
| \$ | 19 |
| \$ | 19 |
| \$ | 19 |
| \$ | 19 |

with interest as above mentioned.

SECOND: That said second party may have the use of said property during the life of this Contract and he agrees to make the above payments with interest at the times and in the manner above mentioned, to said first party, at **Minneapolis, Minn.** and thereupon will become the owner thereof.

THIRD: That the title to said property and the right of possession thereto shall be and remain in said first party until said sum of **Four Hundred Fifty(450)** - - - - - Dollars, and interest shall be fully paid.

FOURTH: That in case of default in any of the payments of the principal or interest, when due as above specified, the said first party shall thereupon forthwith have the right to declare this Contract at an end, and with or without notice to take immediate possession of and remove said above described property, and in such case, the said property, as well as all payments of principal and interest which shall have been made thereon, shall belong to and be retained by said first party as stipulated damages for non-performance of this Contract on the part of the said second party, and any expense that may accrue in recovering possession of said property, or in enforcing the provisions of this Contract.

In Testimony Whereof, Both parties have hereunto set their hands and seals the day and year first above written.

GOLDEN GRAIN JUICE COMPANY

Signed, Sealed and Delivered in Presence of

BY **W.M. WRIGHT**

Its Secretary

J.C. Thill**C.M. GOLDEN****N.P. Nelson**

Seal

Seal

Seal

Seal

State of Minnesota,

County of Hennepin

ss.

On this 5th day of October A. D. 1920, before me, a Notary Public within and for said County, personally appeared

W.M.Wright, Secretary of Golden Grain Juice Company, and C.M.Golden,

to me known to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

J.C.Thill

Notary Public Hennepin County, Minn.

My commission expires Mar.15,1927.

December 31, 1928

For value received, the Golden Grain Juice Company hereby assigns, transfers and sets over all its right, title and interest in and to the within agreement unto the Minneapolis Brewing Company.

GOLDEN GRAIN JUICE COMPANY

By W.M.Wright, Secretary.

AGREEMENT TO PAY BY INSTALLMENT
FOR GOODS SOLD

Golden Grain Juice Co.

TO

C.M.Golden

Office of

STATE OF MINNESOTA,

County of Hennepin } ss.

I hereby certify that the within Instrument was filed in this office for record on the 7th day of Oct A. D. 1920, at 1-32 o'clock P.M., and was duly entered in Book on page Chattel Mortgage Index.

By C. M. Golden Deputy.

Office of

STATE OF MINNESOTA,

County of } ss.

I hereby certify that I have compared the within Instrument with the original Instrument No. now on file in my office, and that it is a true and correct copy of the same, and of the whole thereof, and that the above is a true copy of the filing thereon.

Dated 19

By Deputy

7-28-5

Original contract mailed to
C. M. Golden 10/1 for collection.

FOLIO _____

TEL. DINSMORE 7820

GOLDEN GRAIN JUICE CO.

1215 MARSHALL ST. N. E.
MINNEAPOLIS, MINN.Sept 18 192 9C. M. Golden1301-5 Wash Ave No

1920

Oct 5 Contract 450 00

1920

Credits

Oct 5 Cash 1000

¹⁹²² Nov 13 " 4000¹⁹²³ Jan 18 " 2000

Apr 17 " 2000

July 24 " 1000

Sept 18 " 1000

Oct 19 " 1000

Nov 19 " 1000

Dec 15 " 1000

¹⁹²⁴ Jan 22 " 1000

Feb 18 " 1000

¹⁹²⁴ Mar 27 " 1000

May 1 " 1000

" 26 " 1365

¹⁹²⁷ May 10 Repair expense changing 1st floor 100 00

450 00 293 65

Less Credits

293 65

156 35



This AGREEMENT, Made this 5th day of October 19 20
by and between GOLDEN GRAIN JUICE COMPANY, a corporation
of City of Minneapolis County of Hennepin State of Minnesota,
party of the first part, and C. M. GOLDEN,
of City of Minneapolis County of Hennepin State of Minnesota,
party of the second part, Witnesseth:

FIRST: That said first party has delivered, and hereby agrees that he will sell to said second party the following described property, to-wit:

One(1) 18 ft. Oak Back Bar,
One(1) 18 ft. oak Mirror Frame and Mirrors,
One(1) 18 ft. Oak Bar, with Workboard,

Located in that certain store building known and
designated as No. 1301 Washington Avenue North, City of
Minneapolis, Minn.

upon and after full payment therefor by said second party of the sum of

Four Hundred Fifty (\$450.00) — — — — — Dollars, with interest at the rate of
six per cent per annum, in manner following:

Ten (10) — — — — — Dollars upon the execution and delivery of this Agreement.
\$ 25.00 on March 1st, 1921, \$ 25.00 on the first day of 19
\$ each and every month thereafter until said sum of \$ 450.00 is 19
\$ fully paid, 19 \$ 19
\$ 19 \$ 19
\$ 19 \$ 19
\$ 19 \$ 19

with interest as above mentioned.

SECOND: That said second party may have the use of said property during the life of this Contract, and he agrees to make the above payments with interest at the times and in the manner above mentioned, to said first party, at Minneapolis, Minn. and thereupon will become the owner thereof.

THIRD: That the title to said property and the right of possession thereto shall be and remain in said first party until said sum of Four Hundred Fifty (450) — — — — — Dollars and interest shall be fully paid.

FOURTH: That in case of default in any of the payments of the principal or interest, when due as above specified, the said first party shall thereupon forthwith have the right to declare this Contract at an end, and with or without notice to take immediate possession of and remove said above described property, and, in such case, the said property, as well as all payments of principal and interest which shall have been made thereon, shall belong to and be retained by said first party as stipulated damages for non-performance of this Contract on the part of said second party, and any expense that may accrue in recovering possession of said property, or in enforcing the provisions of this Contract.

In Testimony Whereof, Both parties have hereunto set their hands and seals the day and year first above written.

Signed, Sealed and Delivered in Presence of

[Signature]
[Signature]

GOLDEN GRAIN JUICE COMPANY,
By *[Signature]*
its Secretary

[Signature]

Seal
Seal
Seal
Seal

State of Minnesota,

County of HENNEPIN

ss.

On this 5th day of October A. D. 1920 before me, a Notary Public within and for said County, personally appeared W. M. Wright, Secretary of Golden Grain Juice Company, and C. M. Golden,

to me known to be the person described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Notary Public, Hennepin County, Minn.
My Commission Expires March 15th, 1927.

December 31, 1928

For Value Received, the Golden Grain Juice Company hereby assigns, transfers and sets over all its right, title and interest in and to the within agreement unto the Minneapolis Brewing Company.

GOLDEN GRAIN JUICE COMPANY

By

Secretary

696205

AGREEMENT TO PAY BY INSTALLMENT

FOR GOODS SOLD

Golden Grain Juice Co.
TO
C. M. Golden

Office of

STATE OF MINNESOTA

COUNTY OF

ss.

I hereby certify that the within Instrument was filed in this office for record on the 1st day of October, A. D. 1920, at o'clock M., and was duly entered in Book on page 120-061 of the Mortgage Index.

32

By Deputy

CITY CLERK

Office of

STATE OF MINNESOTA

COUNTY OF

ss.

I hereby certify that I have compared the within Instrument with the original Instrument No. now on file in my office, and that it is a true and correct copy of the same, and of the whole thereof, and that the above is a true copy of the filing thereon.

Dated 1920

By Deputy

120-5000



\$123⁰⁰ Minneapolis, Minn. Sept 14 1929

One Year after date I promise to pay to
the order of Minneapolis Brewing Co.

One hundred twenty three ⁰⁰/₁₀₀ Dollars

Payable at 1215 Marshall N. E.

Value received with Interest before and after maturity at the rate
of No. per cent per annum, until paid.

A. E. Johnstone

5000 Abbott Ave So

No.

Due

FL 74

No. _____

First Mortgage Note

\$ 2000.00 _____

Mary S. Worthington,

TO

John H. Sherin,

Date November 1st, 1917 _____

Due November 1st, 1922 *EN* _____

Interest Six Per Cent. _____

Payable _____ annually

Secured by first mortgage on _____

**WINNEBAGO
SECURITIES CO**

**MORTGAGE SECURITIES
BOUGHT AND SOLD**

WINNEBAGO, MINN

FIRST MORTGAGE NOTE

NUMBER

DOLLARS

2000.00

FIRST MORTGAGE NOTE

SECURED BY REAL ESTATE
NEGOTIATED BY

\$ 120.00 *Winnebago, Minn.* November 1st 19 17
On the 1st day of Nov. 19 22 for value received I promise to pay
to the order of JOHN H. SHERIN,
the sum of One Hundred Twenty & No/100 - Dollars

AT THE OFFICE OF WINNEBAGO SECURITIES COMPANY, WINNEBAGO, MINN.

being the annual installment of interest due on my note for \$ 2000.00 of even date
herewith. This note bears interest at the rate of 6 per cent after maturity.

Coupon No. 5.
Note No. _____

Mary S. Worthington
George W. Worthington

*This note shall bear interest at the rate of 6 per cent per
annum after maturity.*

The sum of one hundred Dollars or any multiple thereof may be paid on account of the principal of this note
at the time when any installment of interest is due after *One* year from the date hereof.

Mary S. Worthington
George W. Worthington

THIS NOTE IS SECURED BY FIRST MORTGAGE ON

FIRST MORTGAGE NOTE

NUMBER

DOLLARS

2000.00

FIRST MORTGAGE NOTE

SECURED BY REAL ESTATE
NEGOTIATED BY

WINNEBAGO SECURITIES COMPANY

On the Winnebago, Minn. November 1st 1917
the First day of November 1922
for value received I promise to pay to the order of
JOHN H. SHERIN,

AT THE OFFICE OF WINNEBAGO SECURITIES CO. WINNEBAGO, MINN.

Two Thousand & No/ 100 - - - Dollars
with interest until paid at the rate of Six per cent
per annum payable annually, according to the
terms of 5 coupon notes of even date herewith herewith
attached executed by me and numbered one to 5
inclusive.

This note shall bear interest at the rate of 6 per cent per
annum after maturity.

The sum of one hundred Dollars or any multiple thereof may be paid on account of the principal of this note
at the time when any installment of interest is due after One year from the date hereof.

Mary S. Worthington
George W. Worthington

THIS NOTE IS SECURED BY FIRST MORTGAGE ON

*Pay to the order of
Winnebago's Building Co.
John H. Sherin.*

For value received I hereby assigns and
transfers the within Note together with all right title and interest in and
to the Mortgage Deed securing the same to _____
Minneapolis Brewing Co. without recourse
October 27, AD 1922.

John H. Sherin.

\$5000

B.R. No. 227.

Due 5-17-22

Moorhead, Minn.

Nov 17 1921

Six Months after date for value received,

I promise to pay to The First National Bank of Moorhead, or order

Five thousand \$ Dollars

at their Banking House, in Moorhead, Minnesota, with interest at the rate of 8 percent per annum from date until paid.

The makers, endersers and guarantors hereof waive presentment, for payment, notice of non-payment, protest and notice of protest.

(R/mige. File No 46)

P.O. M.H.

R6 5/8

William H. Dimmett

Mrs Ella Dimmett.

Pay to the order
of Minneapolis

Brewing Company
Minneapolis Minn
without recourse

The First National
Bank of Minneapolis
by H. C. Estlin
Cashier



For what

Secured by Mortgage SW 1-13-141-
47-Clay County, Minnesota.

PN

No. _____ Fargo, No. Dak., May 3, 1919.
On or before the 1st day of Nov. 1922 without grace promise
to pay to the order of Mary S. Worthington
Thirty- One Hundred ---- (\$3100) ----- Dollars

Value received, with interest at the rate of 6 per cent per annum from date until paid.

The respective makers and endorsers hereof severally waive presentment for payment, protest,
notice of non payment, and of protest of this note.

P.O. Binford, N. Dak.
Lives on Sec. _____ Tp. _____ R. _____

43811

N B Hanson
Lemuel Hanson.

Malvin Ill.



3193.50

Pay to the

Minneapolis Brewing Co.

or order

x Mary S Worthington

\$750⁰⁰ Moorhead Minn April 1st 1922

On or before Three years after date I promise to pay to
the order of Minneapolis Brewing Company
Seventy five hundred & ^{No}/₁₀₀ — Dollars

at its Office in Minneapolis Minn
Value received with Interest before and after maturity at the rate
of Six per cent per annum, until paid.
(Interest payable Semi Annually.)

W. H. Diermer

Ella

Mrs W. H. Diermer

No. 2218

Due

Ed

CENTURY BOND

A.B. Farnham Printing & Stationery Co. Minneapolis, Minn.

This Note secured by Mortgage
S. H. 1/4 S. 1/4 Sec. 11 - R. 47 Clay Co. Minn.

Feb 22 4



Siemens & Muhlfer Co
pay to P. Siemens Pres



\$3000.⁰⁰ Moorhead Minn. Oct. 18 1922

On or before two (2) years after date I promise to pay to
the order of Minneapolis Brewing Company
Three Thousand & ⁷⁰/₁₀₀ ——— Dollars

at its Office in Minneapolis, Minn.

Value received with Interest before and after maturity at the rate
of six per cent per annum, until paid.

(Interest payable semi-annually) + William H. Dierck +

+ Ella G. Dierck +

Due _____

CENTURY BOND

A.B. Farnham Printing & Stationery Co. Minneapolis, Minn.



This note secured by mortgage on
Lot 2 to rd & 24th St. & 17th St. 3d Add. to
No. 4219.



\$7500.⁰⁰ Woodhead Minn. April 1st 1922

On or before Three years after date I promise to pay to
the order of Minneapolis Brewing Company
Seventy five hundred & ^{No}/₁₀₀ — Dollars
at its Office in Minneapolis, Minn.

Value received with Interest before and after maturity at the rate
of Six per cent per annum, until paid.
(Interest payable semi annually.)

No. 2219. Due

W. F. Diermer
Mrs. W. F. Diermer

Diemer & Kuhnhofer & Co
By W. J. R. Diemer & Co



Returned by Atty
and charged to
Uncollectable Accounts
5/31/29.

Chinese Laundryman
Left City & cannot
be located. N.Y. anywhere
JTH

5/10-1927.

C O P Y

I O U \$100.00 to be paid in
nintey days.

E.T. Fortier.

Original I O U mailed 7/28/30 to
Henderson Bates & Flehner Mpls.
for collection.

12/31/31

changed to uncollectable



\$300⁰⁰ Minneapolis, Minn. Sept 22 1926

Ninety Days after date I promise to pay to
the order of Golden Grain Juice Co
Three hundred ⁰⁰/₁₀₀ Dollars

at 1215 Marshall St NE
Value received with Interest before and after maturity at the rate
of 6 per cent per annum, until paid.

Herman Mikolar

324 Marquette

No. 140

Due Dec 22nd 1926.

Pay to the order of Minneapolis
Brewing Company,
Golden Grain Malt Co.
By Wm. H. Wright, Secretary

1927
June 7 Paid as Interest \$12⁰⁰/₂

HENDERSON, GATES & FLAKNE

WILLIAM B. HENDERSON
H. WAYNE GATES
KLEVE J. FLAKNE

ATTORNEYS AT LAW

406 - 410 PLYMOUTH BUILDING

TELEPHONES { MAIN 1418
MAIN 1419
WESTERN UNION CODE

45995

MINNEAPOLIS, MINN.

May 8, 1930

Minneapolis Brewing Co.
1215 Marshall St. NE
Minneapolis, Minn.

Gentlemen: In re: Herman Mikolas Estate

We return this claim and have closed our file.

Herman Mikolas never left any estate, at least he never left any estate that has been probated. There has been no probate of any estate under the name of Herman Mikolas.

We have been in touch with some of his relatives but we have never been able to interest them to pay so we return the item and have closed our file.

Very truly yours,

HENDERSON GATES & FLAKNE

BY

W. B. Henderson

WBH:CG

*BB#44 and \$300 Note charged to
Uncollectable a/c
12/31/29*



*Charged to Uncollectable
a/c 12/31/29*

No. 1
Elbow Lake, Minn. April First, 1930

Due
\$25.00

May first - 1930 -----After date without grace
I promise to pay to the order of

-----MINNEAPOLIS BREWING COMPANY-----
Twenty-Five and No/100 -----Dollars

AT FIRST NATIONAL BANK, of Elbow Lake, Minnesota, FOR VALUE
RECEIVED, At its Office, with interest at eight per cent. per annum
before and after maturity until paid. Interest payable annually. The
makers, endorsers and guarantors of this note hereby severally waive
presentment for payment. Notice of non-payment, Protest and diligence
in bringing suit against any party thereto, and sureties consent
that time of payment may be extended without notice thereof.

Fred N. Olson

Address Elbow Lake, Minnesota.
No. 1

*Copies
the 6 original notes
sent to S. M. A.
for collection*
16/1/30

STATEMENT

PREMIUM . . . \$ 296 65
 INTEREST . . . \$
 TOTAL . . . \$
 DIVIDEND . . . \$
 BALANCE . . . \$

SETTLED

Dec. 29, 1924

M. E. Rochford
 Cashier

THE MANHATTAN LIFE INSURANCE COMPANY

64, 66, 68 & 70 BROADWAY, NEW YORK

Settlement is acknowledged of the payment specified on marginal statement on policy described below. Not valid unless countersigned by

THE COMPANY'S AGENCY CASHR., ROOM 1537, FIRST NAT'L BANK BLDG., CHICAGO, ILL.
 the Agent or such person as he authorizes by endorsement on the back hereof.

| POLICY NUMBER | PAYMENT DUE |
|---------------|-------------|
| 150 580 | Dec 30 1924 |

[Signature] 12/18
 SECRETARY

THE ABOVE DESCRIBED POLICY INSURES THE LIFE OF

Mr Ludwig Gross
 729 3rd Ave So
 Minneapolis Minn

(OVER)

Minneapolis Brewing Company
 New York. *Minneapolis, Minn*

Gentlemen:-

I beg to acknowledge with thanks the receipt of check for \$296.65 in settlement of the premium due December 30th, 1924 on policy No. 150580-Ludwig Gross, and enclose herewith the official receipt therefor.

Very truly yours,

M. E. Rochford
 Cashier.

Enc

| | | | |
|------------------------------|---|------------------------------|---|
| S | A | B | D |
| T | C | P | R |
| CHECK CASH DRAFT MONEY ORDER | | | |
| \$..... | | Received JAN 2 1925 | |
|Case | | | |
| B/L.....Half | | | |
|Q'ter | | | |

AGENCY OF

ORGANIZED 1850



THE MANHATTAN BUILDING
64-70 BROADWAY

The Manhattan Life

Insurance Company of New York.

M. D. JOHNSON, MANAGER
M. E. ROCHFORD, CASHIER
1537 FIRST NATIONAL BANK BLDG.
CHICAGO, ILL.
PHONE CENTRAL 1181

December 31, 19 24.

Minneapolis Brewing Company,
New York. *Minneapolis, Minn.*

Gentlemen:-

I beg to acknowledge with thanks the receipt
of check for \$296.65 in settlement of the premium
due December 30th, 1924 on policy No. 150580-Ludwig Gross,
and enclose herewith the official receipt therefor.

Very truly yours,

M. E. Rochford
Cashier.

Enc

| | | | |
|------------------------------|---|----------|---|
| S | A | B | D |
| T | C | P | R |
| CHECK CASH DRAFT MONEY ORDER | | | |
| \$..... | | Received | |
| B/L | | JAN | |
| CASH | | 2 | |
| HALF | | 1925 | |
| Q'tor | | | |

Elbow Lake, Minn. April First, 1930 No 2
Due
\$ 25.00

June First - 1930 - - - - - After DATE WITHOUT GRACE

I PROMISE TO PAY TO THE ORDER OF
----- MINNEAPOLIS BREWING COMPANY-----
TWENTY-FIVE AND NO/100 -----DOLLARS

AT FIRST NATIONAL BANK OF ELBOW LAKE, MINNESOTA. FOR VALUE
RECEIVED, AT ITS OFFICE, WITH INTEREST AT EIGHT PER CENT. PER ANNUM
BEFORE AND AFTER MATURITY UNTIL PAID, INTEREST PAYABLE ANNUALLY. THE
MAKERS, ENDORSERS AND GUARANTORS OF THIS NOTE HEREBY SEVERALLY WAIVE
PRESENTMENT FOR PAYMENT. NOTICE OF NON-PAYMENT, PROTEST AND DILIGENCE
IN BRINGING SUIT AGAINST ANY PARTY THERETO, AND SURETIES CONSENT THAT
TIME OF PAYMENT MAY BE EXTENDED WITHOUT NOTICE THEREOF.

FRED N. OLSON

ADDRESS Elbow Lake, Minnesota.

No. 2

Elbow Lake, Minn. April First, 1930

No. (3)

Due
\$25.00

JULY FIRST -1930 - - - - - After date without grace
I promise to pay to the order of

-----MINNEAPOLIS BREWING COMPANY-----
Twenty-Five and No/100 -----Dollars

AT FIRST NATIONAL BANK, of Elbow Lake, Minnesota, FOR VALUE
RECEIVED, At its Office, with interest at eight per cent. per annum
before and after maturity until paid. Interest payable annually. The
makers, endorsers and guarantors of this note hereby severally waive
presentment for payment. Notice of non-payment, Protest and diligence
in bringing suit against any party thereto, and sureties consent
that time of payment may be extended without notice thereof.

Fred N. Olson

Address Elbow Lake, Minnesota.
No. 3

Elbow Lake, Minn. April First, 1930

No (4)

Due

\$ 25.00

AUGUST FIRST - 1930 - - - - - After DATE WITHOUT GRACE

I PROMISE TO PAY TO THE ORDER OF
----- MINNEAPOLIS BREWING COMPANY-----
TWENTY-FIVE AND NO/100 -----DOLLARS

AT FIRST NATIONAL BANK OF ELBOW LAKE, MINNESOTA. FOR VALUE
RECEIVED, AT ITS OFFICE, WITH INTEREST AT EIGHT PER CENT. PER ANNUM
BEFORE AND AFTER MATURITY UNTIL PAID, INTEREST PAYABLE ANNUALLY. THE
MAKERS, ENDORSERS AND GUARANTORS OF THIS NOTE HEREBY SEVERALLY WAIVE
PRESENTMENT FOR PAYMENT. NOTICE OF NON-PAYMENT, PROTEST AND DILIGENCE
IN BRINGING SUIT AGAINST ANY PARTY THERETO, AND SURETIES CONSENT THAT
TIME OF PAYMENT MAY BE EXTENDED WITHOUT NOTICE THEREOF.

FRED N. OLSON

ADDRESS Elbow Lake, Minnesota.

No. 4.

No.(5)

Elbow Lake, Minn. April First, 1930

Due

\$25.00

SEPTEMBER FIRST - 1930 - - - - - After date without grace
I promise to pay to the order of

-----MINNEAPOLIS BREWING COMPANY-----
Twenty-Five and No/100 -----Dollars

AT FIRST NATIONAL BANK, of Elbow Lake, Minnesota, FOR VALUE
RECEIVED, At its Office, with interest at eight per cent. per annum
before and after maturity until paid. Interest payable annually. The
makers, endorsers and guarantors of this note hereby severally waive
presentment for payment. Notice of non-payment, Protest and diligence
in bringing suit against any party thereto, and sureties consent
that time of payment may be extended without notice thereof.

Fred N. Olson

Address Elbow Lake, Minnesota.
No. 5

Elbow Lake, Minn. April First, 1930

No (6)

Due

\$ 25.00

OCTOBER first - 1930 - - - - - After DATE WITHOUT GRACE

I PROMISE TO PAY TO THE ORDER OF
----- MINNEAPOLIS BREWING COMPANY-----
TWENTY-FIVE AND NO/100 -----DOLLARS

AT FIRST NATIONAL BANK OF ELBOW LAKE, MINNESOTA. FOR VALUE
RECEIVED, AT ITS OFFICE, WITH INTEREST AT EIGHT PER CENT. PER ANNUM
BEFORE AND AFTER MATURITY UNTIL PAID, INTEREST PAYABLE ANNUALLY. THE
MAKERS, ENDORSERS AND GUARANTORS OF THIS NOTE HEREBY SEVERALLY WAIVE
PRESENTMENT FOR PAYMENT, NOTICE OF NON-PAYMENT, PROTEST AND DILIGENCE
IN BRINGING SUIT AGAINST ANY PARTY THERETO, AND SURETIES CONSENT THAT
TIME OF PAYMENT MAY BE EXTENDED WITHOUT NOTICE THEREOF.

FRED N. OLSON

ADDRESS Elbow Lake, Minnesota.

No. 6.

Copies
Original Notes mailed 10/1/30 to Sec Mearlcy for collection

HENDERSON, GATES & FLAKNE

WILLIAM B. HENDERSON
H. WAYNE GATES
KLEVE J. FLAKNE

ATTORNEYS AT LAW

406 - 410 PLYMOUTH BUILDING

TELEPHONES { MAIN 1418
MAIN 1419
WESTERN UNION CODE

44903

MINNEAPOLIS, MINN.

October 26, 1929

Minneapolis Brewing Company
Marshall at 13th N. E.
Minneapolis, Minn.

Gentlemen: In re: Lewis Ewing

In answer to your letter of October 25th we return
the two notes as requested. I doubt if these notes will ever
have any collectible value.

Very truly yours,

HENDERSON GATES & FLAKNE

WBH:CG

BY

W. B. Henderson

*a/c B/R
Charged to Loss
10/26/29*



Oct. 25, 1929.

Henderson, Gates & Flakne,
City

Gentlemen:-

IN RE. LEWIS EWING

We have your letter of October 23rd and under the circumstances as explained therein we believe this account is worthless, and you might as well return the claim and close the file so that we can close our file also. *notes and*

Yours truly,

MINNEAPOLIS BREWING COMPANY

Credit Manager

NON-JH

HENDERSON, GATES & FLAKNE

WILLIAM B. HENDERSON
H. WAYNE GATES
KLEVE J. FLAKNE

ATTORNEYS AT LAW

406 - 410 PLYMOUTH BUILDING

TELEPHONES { MAIN 1418
MAIN 1419
WESTERN UNION CODE

44903

MINNEAPOLIS, MINN.

October 23, 1929



Minneapolis Brewing Co.
Marshall at 13th N. E.
Minneapolis, Minn.

Gentlemen: In re: Lewis Ewing

We saw this defendant again today but couldn't get any money out of him and it doesn't look to me as though this claim would ever be any good.

This old fellow starts to work at 7:00 o'clock in the morning and stays in his little barbecue place until 1:30 o'clock at night and he sleeps in a basement where he doesn't have to pay any rent. He never has a dollar and he is way behind with his accounts. He still owes the landlord \$200.00 back rent and if it wasn't for the occasional loan that he gets from old time friends he wouldn't be able to get by at all.

Charge to Unsettled
Very truly yours,

HENDERSON GATES & FLAKNE

BY *W B Henderson*

WBH:CG

STATE OF MINNESOTA

COUNTY OF HENNEPIN

Minneapolis Brewing Company,
a corporation

Plaintiff

-VS-

Lewis Ewing,

Defendant

MUNICIPAL COURT

CITY OF MINNEAPOLIS

COO M P L A I N T

The plaintiff for a first cause of action herein alleges as follows:

I.

That on or about the second day of November, 1925, the defendant made, executed and delivered to the plaintiff his certain promissory note of which the following is a true and correct copy:

\$60.00 Minneapolis, Minn. November 2, 1925
On demand after date, without grace, I promise to pay
to the order of the MINNEAPOLIS BREWING COMPANY
Sixty and no/100 Dollars at its General Office, 1215
Marshall Street, N. E., Minneapolis, Minn. With interest
thereon from date until paid, at the rate of six per cent
per annum. Value received.
No _____ Due _____ 19 _____ Lewis Ewing

II.

That altho duly demanded prior to the commencement of this action, no part of said note has ever been paid.

The plaintiff for a second cause of action herein alleges as follows:

That on or about the twenty-third day of November, 1925, the defendant made, executed and delivered to the plaintiff his certain promissory note of which the following is a true and correct copy:

\$15.00 Minneapolis, Minn. November 23, 1925
On Demand after date, without grace, I promise to pay
to the order of the MINNEAPOLIS BREWING COMPANY
Fifteen Dollars, at its General Office, 1215 Marshall
Street N. E., Minneapolis, Minn. With interest thereon
from date until paid, at the rate of six per cent per
annum. Value received.
No _____ due _____ 19 _____ Lewis Ewing

II.

That altho duly demanded prior to the commencement of this action, no part of said note has ever been paid.

WHEREFORE: Plaintiff prays judgment against the defendant for the sum of Sixty and no/100 (\$60.00) Dollars with interest at the rate of six per cent per annum from and since the second day of November, 1925, and for the sum of Fifteen and no/100 (\$15.00) Dollars with interest thereon at the rate of six per cent per annum from and since the twenty-third day of November, 1925, together with plaintiff's costs and disbursements herein.

HENDERSON GATES & FLAHE
ATTORNEYS FOR PLAINTIFF
406-410 Plymouth Bldg.
Minneapolis, Minnesota

~~Changed to 10/10/19~~

F A Thieleman ?

Commission or Salary exp.
Working for salary at the time.
Settled by 50% point
Not included or not
Appear as Witness

4/22/30 charged off
to Uncollectable Accounts.

Keep Note in file for future
reference - until outlawed.

(10.00 Monthly)



\$100.⁰⁰/₁₁ Minneapolis, Minn. May 24 1926.

On Demand after date I promise to pay to
the order of - Golden Grain Juice Co.

One Hundred and ^{no}100 ₁₀₀ Dollars
at Minneapolis Minn.

Value received with Interest before and after maturity at the rate
of 6 per cent per annum until paid

Wm Hartin

No 139

Due —



Pay to the order of Minneapolis
Brewing Company
Golden Grain Juice Co.
By Wm. M. Wright Secretary

1927

Oct 8 Paid on Note \$10⁰⁰

1928

May 4 4 4 4 5⁰⁰

HENDERSON, GATES & FLAKNE

WILLIAM B. HENDERSON
H. WAYNE GATES
KLEVE J. FLAKNE

ATTORNEYS AT LAW

406 - 410 PLYMOUTH BUILDING

TELEPHONES { MAIN 1418
MAIN 1419
WESTERN UNION CODE

47185

MINNEAPOLIS, MINN.

February 3, 1930

Minneapolis Brewing Co.
1215 N. E. Marshall
Minneapolis, Minn.

Gentlemen: In re: Wm. Shartin

We had already drawn up suit papers on this but we got them back from the officer without serving them so no service has been made.

We are therefore returning the original note to you and have closed our file.

When Mr. Kunz gets back in the Spring you will then know whether or not you want to go ahead with the case. We will leave our file closed unless we hear from you otherwise.

Very truly yours,

HENDERSON GATES & FLAKNE

BY

W. B. Henderson

WBH:CG

4/22/30. In conference of J. Kunz, F. A. Thiel and F. W. Bauman it was decided to charge the \$85.00 balance on Note to Uncollectable Accounts.
J. H. A.

HENDERSON, GATES & FLAKNE

WILLIAM B. HENDERSON
H. WAYNE GATES
KLEVE J. FLAKNE

ATTORNEYS AT LAW

406 - 410 PLYMOUTH BUILDING

TELEPHONES { MAIN 1418
MAIN 1419
WESTERN UNION CODE

47185

MINNEAPOLIS, MINN.

January 28, 1930

Minneapolis Brewing Co.
1215 N. E. Marshall
Minneapolis, Minn.

Gentlemen: In re: Wm. Shartin

We brought suit on this claim but when we went to serve the papers the defendant told us that he had a counterclaim against you so we didn't serve the papers. We have the papers back in our file ready to serve if it seems advisable to do so.

The defendant says, however, that if we sue him on this \$85.00 note he will put in a counterclaim for \$150.00 that he says he has coming from you.

He claims that he worked for your concern for five or six years and when he quit he had \$200.00 coming to him as a commission on a sale of alcohol in Chicago and he only got \$50.00 of that commission. He says he still has \$150.00 on the sale of two carloads of alcohol to some Chicago concern and he says he will put in a counterclaim for the \$150.00 if we sue him on this \$85.00 balance.

He says your Mr. Kunz knows all about the circumstances. Will you look the matter up, please, and advise us.

Very truly yours,

HENDERSON GATES & FLAKNE

BY

WBH:CG

*2/29
Phoned Henderson to
return the note to us.
Get details about the Alcohol deal and
then take the matter to our Atty.*

HENDERSON, GATES & FLAKNE

WILLIAM B. HENDERSON
H. WAYNE GATES
KLEVE J. FLAKNE

ATTORNEYS AT LAW

406 - 410 PLYMOUTH BUILDING

TELEPHONES { MAIN 1418
MAIN 1419
WESTERN UNION CODE

MINNEAPOLIS, MINN.

Our # 47185

January 24th
1930

| | | | |
|-----------------|---|-------------|---|
| 3 | A | B | D |
| T | C | P | R |
| CHIEF OF POLICE | | | |
| B/L | | JAN 25 1930 | |

Mpls. Brewing Co.

1215 Marshall St. N. E.,

Minneapolis

Gentlemen: In re: Wm. Shartin, City

We called upon this defendant without getting any satisfaction out of him at all. We know enough about him to know that he never will pay anything voluntarily so we are bringing suit on the claim, and we trust that meets with your approval.

Yours very truly,

HENDERSON GATES & FLAKNE

BY

W. B. Henderson

WBH:MCR

HENDERSON, GATES & FLAKNE

WILLIAM B. HENDERSON
H. WAYNE GATES
K. J. FLAKNE

ATTORNEYS AT LAW

TELEPHONES { MAIN 1418
MAIN 1419

406-410 PLYMOUTH BUILDING

WESTERN UNION CODE

Your No.

Our No.

Minneapolis, Minnesota, Jan 15 1923

mples. Brewing Co.

vs.

Wm. Martin

amount \$ 85.00

Dear Sirs:

We acknowledge receipt of the above matter for which we thank you. Our terms governing its acceptance are those adopted by The Twin City Commercial Lawyers Association of Minnesota, conforming with the Uniform Schedule of Rates of The Commercial Law League of America. These terms are as follows, to wit:

15 per cent on first \$500.

10 per cent on excess to \$1,000.

5 per cent on excess of \$1,000.

Minimum fee, \$7.50.

Claims under \$15.00, 50 per cent.

Minimum suit fee, \$7.50, plus commission, the whole not to exceed 50 per cent of the claim.

Where there is a contest or extraordinary service shall justify a further charge, our fees will be determined by the reasonable value of the services performed. Where suit is instructed we will expect an advancement on account of fees and cost. Where suit is successful in effecting collection all court costs advanced are returned when accounting is made. Attorney's fees are not taxable against the losing litigant in this state. Usual division with forwarders.

In accordance with the terms above stated, we hereby accept the above mentioned matter, and shall report thereon at the earliest opportunity.

Respectfully yours,

HENDERSON, GATES & FLAKNE

By

January 14th, 1930

Henderson, Gates & Flakne,
Plymouth Bldg.,
City

Gentlemen:

We enclose herewith for collection note of Wm. Shartin and issued May 22nd, 1926, in favor of Golden Grain Juice Company, for the sum of \$100.00, on which note \$15.00 has been paid, leaving a balance of \$85.00 and accrued interest. You will notice that the note has been assigned by the Golden Grain Juice Company to the Minneapolis Brewing Company.

We understand that Mr. Shartin resides at 823 Morgan Avenue No. and is employed as a salesman by the Vitagraph Company and as such is, no doubt, receiving a good salary, and therefore hope that you will be able to make an early collection of the amounts due on this note. Kindly acknowledge receipt thereof.

Yours truly,

MINNEAPOLIS BREWING COMPANY,

By _____
Credit Manager.

NPN/B
encl.

TO BE PAID IN INSTALL-
MENTS BY JAN. 1, 1933.
No



\$ 200.00

Minneapolis, Minn. June 4, 1932 ~~1933~~

January 1st, 1933

~~after date~~

I

promise to pay to

the order of

MINNEAPOLIS BREWING COMPANY

Two Hundred - - - - -

Dollars

100

Payable at

Minneapolis, Minn.

Value received with Interest before and after maturity at the rate
of 6 per cent per annum, until paid.

Due

Julia Harrington

Pd \$10⁰⁰ 7-23-35

Bal \$40⁰⁰

rent oil station
237-6th ave
Russell Property

State Bank

Bank

NT FUNDS

k of funds shall not be listed
has been certified by the

17-79

50⁰⁰/₁₀₀

DOLLARS



Harold P. Helms

Returned by Hennepin State Bank

To 5 Bank**NOT SUFFICIENT FUNDS**

Sec. 14 Minneapolis Clearing House By-Laws.

--A check once returned on account of lack of funds shall not be listed in the exchanges again until the same has been certified by the bank on which it is drawn.

17-79

50⁰⁰/₁₀₀

DOLLARS



Harold P. Helmske

MINNEAPOLIS, MENN.

July 17

1935

No.

17

HENNEPIN STATE BANK 17-79

PAY
TO THE
ORDER OF

Imps Shareholders

\$ 50⁰⁰/₁₀₀

Fifty

no
/ 100

DOLLARS



Harold P. Helmick

June 8, 1926

One Day Note \$300.00

Payments to be made beginning 8/20/1926

| | | | | | | |
|---------|-----|-----|-----|---|-----|----------|
| \$15.00 | per | mo. | for | 6 | mo. | \$90.00 |
| \$25.00 | " | " | " | 6 | " | 150.00 |
| \$15.00 | " | " | " | 4 | " | 60.00 |
| | | | | | | <hr/> |
| | | | | | | \$300.00 |

Wm. D. Hill.

STATE OF MINNESOTA
COUNTY OF HENNEPIN

MUNICIPAL COURT
CITY OF MINNEAPOLIS

Commercial Service Company,

Plaintiff,

- VS -

A. Johnstone, Jr.,

RELEASE

Defendant

and

Golden Grain Juice Company,

Garnishee.

The above entitled garnishment is hereby dismissed
and garnishee released from further liability.

F. M. BUTLER

Attorney for Plaintiff,
729 Palace Building,
Minneapolis, Minn.

October 4th, 1932.

COBB, HOKE, BENSON, KRAUSE & FAEGRE

ALBERT C. COBB
J. O. P. WHEELWRIGHT (1886-1927)
GEORGE HOKE
CLAUDE G. KRAUSE
J. B. FAEGRE
JOHN C. BENSON
RAYMOND A. SCALLEN
TRACY J. PEYCKE
GLENN S. STILES
PAUL J. MCGOUGH
JOHN J. GLEASON
LORING M. STAPLES

REX H. KITTS
WENDELL O. ROGERS
C. P. RANDALL
GEO. D. MCCLINTOCK
PAUL CHRISTOPHERSON
NATHAN A. COBB
BRADSHAW MINTENER

1260 NORTHWESTERN BANK BUILDING
MINNEAPOLIS

October 5, 1932.

Minneapolis Brewing Co.,
Minneapolis, Minn.

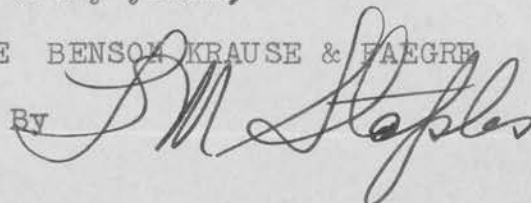
Gentlemen: Re: Attention Mr. Frank Kunz
Commercial Service Company v.
Johnstone and Golden Grain
Juice Co., Garnishee

We are enclosing herewith copy of release
of garnishment in the above entitled matter, which
will permit you to settle with Mr. Johnstone. The
original release will be filed with the Clerk of
the Municipal Court.

Very truly yours,

COBB HOKE BENSON KRAUSE & FAEGRE

By



LMS/M

Enc.



Minneapolis, Minn.

OCT 7 - 1932

193

Received of

MINNEAPOLIS BREWING CO

Five and 86/100

Dollars

This amt was held on acct of Guamshor Sammons
of Commercial Sewing Co. and Released Oct. 4 - 1932

\$ 5.86

A. Johnston E. Jr.

U.S. Bond.

No 3022

Miller-Davis Co., Stationers, Minneapolis

1st Belong D. M. B. Co.

A. Johnston

Oct 11/28

Wages from 9/1st to 9/6 incl.

50.00

Less Cash adv. 9/1 \$25.00

Less Garrisonment serv

9/1/28 11¹⁵ o'clock A.M.

11 1/4 hrs @ .50

5.86

30.86

Baldus

19.14

paid him 9/11/28

Garrison's summons to J. Kamp

586
1.12
474

9/11/28

A-263

RETURN IN TEN DAYS TO
MINNEAPOLIS BREWING COMPANY
MINNEAPOLIS, MINNESOTA

Archie Johnston Jr
Garnishment

Papers With Cobb & Hake Barman

RETURN IN TEN DAYS TO
MINNEAPOLIS BREWING COMPANY
MINNEAPOLIS, MINNESOTA

Archie Johnston

Settled 10/7/32

Minneapolis, June 29, 1927

Mr. Jacob Kunz,
Minneapolis Brewing Company,
City

Dear Mr. Kunz:-

As per telephone conversation with you this morning I hereby guarantee the payment of the account of my son, Arthur C. Thielen, for anything over the amount that he owes you this day, which I understand is in the neighborhood of Five Thousand Dollars (\$5000.00).

Yours truly,


Arthur C. Thielen

5000.00
1927
J.C. Thielen
a/c June 29/27 - 4728 ²⁴



Monuments and Markers

Westlund-Nelson Granite Co.

Four Establishments in Minnesota
Center City, St. Paul, Minneapolis, Fergus Falls

*Mr. Kung says if note is not paid
in 90 days he will pay it.*

E. Rhode, Representative

Res. 1520 Adams St. N. E., Minneapolis
Gladstone 7467



F.A.B.

Minneapolis, Minn.

DEC 12 '29

192

after date I promise to pay to
Minneapolis Brewing Co

five ⁰⁰/₁₀₀ Dollars

Marshall St. N.E.

Interest before and after maturity at the rate
of 6 per cent per annum, until paid.

E. Rhode

1520 Adams St. N.E.

No. *EW*

Due



\$125⁰⁰

Minneapolis, Minn.

DEC 12 '29

192

Ninety Days after date I promise to pay to
the order of Minneapolis Brewing Co
One hundred twenty five ⁰⁰/₁₀₀ Dollars

Payable at 1215 Marshall St. N.E.

Value received, with Interest before and after maturity, at the rate
of 6 per cent per annum, until paid.

Carik Rhode

1520 Adams St. N.E.

No.
84

Due

Know all Men by these Presents, That**James E. Smoleroff**and **Jacob Condar**of the City of Minneapolis County of Hennepin, State of Minnesota, parties
of the first part, being justly indebted to Minneapolis Brewing Company,party of the second part, in the sum of Nine Hundred Six and 68/100 Dollars,
which is hereby confessed and acknowledged, have for the purpose of securing the payment of said debt,

and for the purpose of securing rents which may hereafter accrue under the terms of that certain lease of the first floor and front part of basement thereunder of that certain building designated as No. 126 Fourth Street South, Minneapolis, Minnesota, dated September 18, 1923 wherein the said James E. Smoleroff and Jacob Condar appear as tenants and said Minneapolis Brewing Company appears as landlord, a true and correct copy of said lease being hereto attached, marked Exhibit "A", Granted, Bargained, Sold and Mortgaged and by these presents do Grant, Bargain, Sell and Mortgage unto the said party of the second part and its assigns, all that certain personal property described as follows, to-wit:

LIST OF PROPERTY

6 chair shoe shine stands
18 mahogany arm chairs
1 tailor singer sewing Machine
1 10 feet oak show case (bevelled glass)
1 12 feet mahogany wall case
1 2 drawer National cash register (Brass)
7 mahogany dressing rooms with electric lights
About 36 feet mahogany brass railing
1 mahogany office desk
5 shoemaker jacks and 25 lasts
1 Hoffman press machine 6A 19094
4 7 units electric fixtures
1 2 horse electric motor
Some shelvings and few little tables

All the said property being now in the possession of said first party, in the City of Minneapolis, in the County of Hennepin and State aforesaid, and free from all incumbrance and located in the first floor and front part of basement thereunder of that certain building commonly known and designated as No. 126 Fourth Street South.

To Have and to Hold, All and Singular, The personal property aforesaid, Forever, PROVIDED, always, and these presents are upon this express condition: That if the said party ^{ies} of the first part shall pay or cause to be paid unto the said party of the second part, his executors, administrators or assigns, the sum of Seventy-five Dollars, ^{on} according to the conditions of each week hereafter

until the said sum of Nine Hundred Six and 68/100 Dollars (\$906.68) shall have been paid in full and until all rents hereafter accruing under the terms of said lease shall have been paid according to the terms and provisions of said lease so that there shall be no default in the payment of the rents under the terms of said lease.

or any installment thereof

Then these presents to be void and of no effect. But if default shall be made in the payment of said sum of money or the interest thereon at the time the said sum shall become due or if any attempt shall be made to remove, dispose of or injure said property or any part thereof by the said party of the first part or any other person or if said party of the first part does not take proper care of said property, or if said party of the second part shall at any time deem himself insecure; then, thereupon and thereafter, it shall be lawful, and the said first party hereby authorizes said second party, his executors, administrators or assigns, or his attorney, agent, to take said property wherever the same may be found, and hold or sell and dispose of the same and all equity of redemption, at public auction with notice provided by law, and on such terms as said party of the second part or his agent may see fit, and said party of the second part may become the purchaser of said property at said sale; retaining such amount as shall pay the aforesaid note and interest thereon, and an attorney's fee of ten dollars, and such other expenses as may have been incurred, returning the surplus money, if any there may be, to the said party of the first part, or his assigns. And as long as the conditions of this mortgage are fulfilled, the said first party to remain in peaceful possession of said property, and in consideration thereof he agrees to keep said property in as good condition as it now is, at said first party's cost and expense.

In Testimony Whereof, The said parties of the first part have hereunto set their hands and seal this 2nd day of May, A. D. 1924.

Signed, Sealed and Delivered in Presence of

L. M. Staples
John C. Benson

Gertrude E. Meloy
John C. Benson

As to James E. Smoleroff (SEAL)
J.E.S. (SEAL)
As to Jacob Condar (SEAL)
J.C. (SEAL)

State of Minnesota,

County of Hennepin

ss.

On this 2nd day of May, A. D. 1924, before me, a Notary Public within and for said County, personally appeared James E. Smoleroff and Jacob Condar

to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

John C. Benson

Notary Public, Hennepin County, Minn
My commission expires March 7, 1927.

My commission expires, 19 (Notarial Seal)

State of Minnesota,

County of

ss.

I hereby certify that I have examined the records of my office, and that from such records there are no liens of any kind against any of the within described property, except

Dated, 19

MORTGAGOR'S RECEIPT FOR COPY

I have received from within named mortgagee a correct and complete copy of the foregoing Chattel Mortgage.

Mortgagor.

No.

CHATTEL MORTGAGE

TO

State of Minnesota,

County of

I hereby certify that the within Instrument was filed in this office on the day of A. D. 19, at o'clock M., and duly entered in Chattel Mortgage Index Books.

Register of Deeds.

By

Deputy.

State of Minnesota,

County of

I hereby certify that I have compared the within instrument with the original Instrument, No., now on file in my office, and that it is a true and correct copy of the same, and of the whole thereof, and that the above is a true copy of the filing thereon.

Dated, 19

COBB, WHEELWRIGHT, HOKE & BENSON

ALBERT C. COBB
J. O. P. WHEELWRIGHT
GEORGE HOKE
CLAUDE G. KRAUSE
J. B. FAEGRE
JOHN C. BENSON
RAYMOND A. SCALLEN
TRACY J. PEYCKE
J. B. GALLAGHER
LORING M. STAPLES
REX H. KITTS
W. O. ROGERS

300 SECURITY BUILDING
MINNEAPOLIS

October 8, 1926.

Minneapolis Brewing Company,
1215 Marshall St. N. E.,
Minneapolis, Minnesota.

Attention Mr. Frank Kunz.

Gentlemen:

Re: Smoleroff and Condar

We are enclosing herewith a copy of the original chattel mortgage given by the above gentlemen to you, the original of which is on file with the City Clerk of the City of Minneapolis, together with the original agreement for the transfer of the property to another address, which we were unable to file as explained to you in our previous correspondence.

We are unable to locate any note in our files and are of the opinion that there was no note inasmuch as the chattel mortgage was given to secure rent previously accrued and to accrue in the future.

Very truly yours,

COBB WHEELWRIGHT HOKE & BENSON

By *Stables*

LMS: J
Encl.

| | | | |
|------------------------------|---|----------|---|
| S | A | B | D |
| T | C | P | R |
| CHECK CASH DRAFT MONEY ORDER | | | |
| OCT 9 1926 | | Received | |

#982

Smoleroff and Kondar
126 So 4 St.

to

Minneapolis Brewing Co.

892 + 59

It is hereby agreed between James E. Smoleroff and Jacob Condar, of the City of Minneapolis, County of Hennepin, and State of Minnesota, parties of the first part, and Minneapolis Brewing Company, a Minnesota corporation, party of the second part, that the personal property heretofore mortgaged by said parties of the first part to the party of the second part, by virtue of a certain chattel mortgage dated May 2nd, 1924, and filed with the City Clerk of the City of Minneapolis, on the 3rd day of May, 1924, may be removed from #126 Fourth Street South, Minneapolis, Minnesota, where said property was located at the time said mortgage was made and filed, to #324 Second Avenue South, Minneapolis, Minnesota, and the amount secured by said chattel mortgage be increased from \$906.68 to \$1321.32.

It is further agreed by and between the parties to this agreement that the removal of said property and the increase of the amount secured by said chattel mortgage shall in no way affect the validity of said mortgage or release it in any respect.

IN TESTIMONY WHEREOF, the said parties have hereunto set their hands and seals this 10th day of Feb, 1925.

Signed Sealed And Delivered
In The Presence Of

[Signature]
J. C. Thiel

[Signature]
Jacob Condar
Minneapolis Brewing Co.
[Signature]
Notary Public

STATE OF MINNESOTA)
(ss.
COUNTY OF HENNEPIN)

Feb On this 10th day of
A. D. 1925, before me a Notary Public,
within and for said county, personally appeared James E.
Smoleroff and Jacob Condar to me known to be the persons
described in and who executed the foregoing instrument and
acknowledged that they executed the same as their free act
and deed.

J. C. Thill
J. C. THILL,
Notary Public, County of Hennepin,
Minnesota, My Commission Expires March 15th, 1927.
My commission expires _____

STATE OF MINNESOTA)
(ss.
COUNTY OF HENNEPIN)

Feb On this 11th day of
A. D. 1925, before me a Notary Public,
within and for said County, personally appeared F. S. Norreberg
and W. M. Wright to me known
to be the President and the Secretary
of the Minneapolis Brewing Company, the party of the second
part of the foregoing agreement, and said F. S. Norreberg
and W. M. Wright acknowledge
that they executed the foregoing instrument on behalf of said
Minneapolis Brewing Company as their free act and deed and the
free act and deed of said Minneapolis Brewing Company and that
said instrument was executed by authority of the board of
directors of said Minneapolis, Brewing Company.

J. C. Thill
J. C. THILL,
Notary Public, County of Hennepin,
Minnesota, My Commission Expires March 15th, 1927.
My commission expires _____