

Wassata near D., 1864  
Messrs. Groves, Beck & Rice

Gentlemen,

I have understood you are willing to sell a small tract of land you are said to own - in Primes county on the edge of Waller's Prairie and more fully known as the Howell tract on the Daniels place - I wish to know how much land there is in the tract and if you would sell it on one two and three installments the first payable twelve months after a treaty of peace between the Confederate and United States the whole bearing interest at ten per cent from the maturity of the first note. If the above conditions would suit you at what price &c -

You are aware that the improvements on the land have all been destroyed.

Let me hear from you immediately - address me at Wassata and oblige  
Yours Respectfully  
J. M. Perry