Negaunee, Mich
Nov 30 1893.

Wm. G. Mather Esq., President,

Cleveland, Ohio.

Dear Sir:-

I herewith submit report covering operations of the furnace and land department of the Iron Cliffs Company, for the year ending Nov. 30th, 1893.

The furnace was leased last December to Redfern & Carroll for a period of six months. The lease, or contract, stipulated that Redfern & Carroll should deliver to the Iron Cliffs Co., the ordinary grades of charcoal iron on the furnace yard, they providing charcoal and keeping up the ordinary running repairs and paying all labor, for the sum of $9.00 per ton of 2268 lbs to the ton, turning over the furnace at the termination of their lease, in as good condition as when received from the Company, baring ordinary wear and tear. This they have done. The furnace was put in blast Jan 3rd and and was put out of blast May 17th of this year. Owing to the severe winter they met with great difficulty in obtaining a sufficient supply of coal necessary to keep the furnace running regularly, hence the fixed charges on pig iron are higher than would ordi--narily be the case. The Iron Cliffs Co., furnished the ores and limestone. The furnace was in blast 143 days and during this time was stopped 9 days for want of charcoal, to say noth--ing of the loss of iron caused by the result of slowing down. The average No of tons of iron produced daily was 36.3 tons. The total amount of iron produced according to the report was 5085 tons. The yard over run 110 tons, increasing the total

amount of iron produced to 5195 tons. There was consumed the following materials:

Pontiac Ore - - - -	1149	Tons.
Cliffs Shaft Ore - - -	791	"
Salisbury " - - -	3768	"
Cld. Lake " - - -	4019	"
Total	9727	"
Limestone, - - - -	326	"

The average yield of ore per ton of iron was .534, limestone per ton of iron 140.6 lbs. The total cost of above amount of pig iron was $13.06. The detailed cost and materials consumed is as follows:

5195 Tons iron Made.

		Per ton iron
Laboratory, - - -	-$ 66.83	.01
Current Furnace Repairs, -	- 322.78	.06
Teaming, - - - -	- 395.65	.08
General Expenses, - -	- 101.14	.02
Buildings, - - -	-1783.23	.34
Pioneer Fur. Labor, - -	-1541.57	.30
" Taxes, - -	- 608.70	.12
" Limestone, 326 Tons	570.50	.11
Pontiac Ore, - - 1149 "	1514.03	.29
Cliffs Shaft Ore, - 791 "	1560.49	.30
Salisbury Ore, - - 3768 "	6978.92	1.34
Cld.Lake Ore - - 4019 "	7045.59	1.36
R& C. Cont'r 5085 Tons at 9.00	45765.00	8.81
	68254.43	13.14

	Cr.			
House Rents	$174.84	.03		
Lot Leases	1.00	.00		
Insurance	664.55	.13		
			840.39	.16
			67414.04	12.98
Loading Pig iron, 5195 Tons			405.21	.08
			67819.25	13.06

Grades of iron produced. 1893

#1	#2	#3	#4	#5	#6	Total.
762-	2941-	1006-	275-	128-	83-	5195

CONDITION OF FURNACE PLANT. The condition of the plant is very poor. The furnaces before they could be put in blast should be entirely relined and the machinery thoroughly overhauled. The masonery of the stacks is very badly cracked and they are settling from time to time. The roofs over the boil-

-er house would have to be entirely renewed while the casting house roofs are in poor shape. The hot blasts are in very poor conditionand would have to be practically rebuilt before the furnace could be put in blast. I would not recommend spending any more money on the old plant. The machinery has been carefully oiled and leaded and looked over from time to time. The windows have been boarded up and everything put in as good shape as possible.

LAND DEPARTMENT. In the land department to following has been accomplished:- A Railway Right of Way book has been completed this year and now contains a complete set of maps of all the Railways crossing this Company's lands, copies of all deeds of rights of way granted and memorandas regarding these railways, especially of those which have no right of way. Work on a plat book showing locality of lands owned by this Company with the topography of the same and the character of the soil, was commenced this year. So far 375 forties have been examined for topography and character of the soil and the same plated and entered. 175 of these forties had more or less timber which was examined and estimated and entered in Timber Estimate Book, which will go forward with the plat book. 20 forties were surveyed and 37 iron monuments were placed at different corners. Considerable work has been done in the way of visiting lands, reblazing lines, preventing trespass, etc. A great deal of work has also been done in visiting lands with parties, making application for lease or purchase. Twenty-two farm leases have been issued this year as per following statement showing date, name of leasee, discription, rental and expiration of lease:-

FARM LEASES ISSUED IN 1893.

	Date	Name	Description	Rental	Taxes	Expires
39 Acres	May 1	Erick RSolm	N E of S W 12-47-27	40	Yes	May 1-1900
40		Ole Aittala	S E of S W 36-47-27	25	"	"
160		Andrew Rock,	W 1/2 S W 15-47-27			
		&	E 1/2 S E 6-47-27	108	"	May 1-94
40		August Larson	N E of N W 28-47-27	40	"	May 1-1900
77 4/10		J.D.Davis	W 1/2 N E 8-47-27	75	"	"
20		Noah King,	Part of S E 15-47-26	50	No	May 1-94
388		Joseph Kissick	Part of 17-47-26	300	Yes	May 1-1900
80	Apr 1	J.F.Bagnall	N 1/2 N W 3-42-23	100	"	April 1-94
	Jun 1	Nick Arnett	S E of S E 18-47-26	40	No	Dec.31-93
40	Dec31	Anthony Powder Co.	S W of N W			
		"	12-47-27	150	Yes	"
40	Sep 1	Erick Lund,	S W of S W			
		"	34-48-27	40	"	"
220	15	John & Jos Demars	Part of 23-47-27			
		"	25-47-27			
		"	26-47-27	350	"	May 1-1900
40		Oliver Johnson	S E of S E 33-48-27	50	"	"
	Nov 1	Jerry Reidy				
40		& Dan'l Flynn	N E of N E 12-47-27	30	"	"
40		Ole H.Fosmo	S E of N E 18-47-27	30	"	"
40		Andrew Foss	S W of N E 18-47-27	30	"	"
40		Sam'l Bashaw	N E of N E 20-48-26	35	"	" 1909
80		Chas Bgork	N E of N E 4-46-27			
		&	S W of S E 33-47-27	40	"	" 1900
40		Philip Penten	S W of S W 3-47-26	40	"	" "
40		Thos Trathen				
40		& Simon Rowe	N W of S E 21-48-26	40	"	" 1909
		Ora M.Coldren				
		& A.Willman	N E of S W 21-48-26	40	"	" "
272	15	T. & T.Buzzo	S W of N W 24-47-27	50	"	" 1900
1592				1703		

The following names of leasees have abandoned farms under lease:- J.A.Jacobson, James Farm,
John Farm, J.D.Davis,
& Michael Lacoss

SALES OF FARM LANDS for 1893 amounted to $2890, as shown by following detailed report, with terms of same and payments:-

SALES OF FARM LANDS IN 1893.

	Date	Name	Description	Price	Terms
40 Acres	May 1	Napoleon Sayeau	N W of S W 3-42-23	300	$100 bal 2 yrs
80 "		Henry Blake	W 1/2 N W 36-39-24	800	200 bal 4 "
79 "		Wm. Blake	E 1/2 N W 36-39-24	790	190 bal 4 "
40 "	Oct31	Andrew C.Seass	N W of N E 9-47-26	200	Cash.
40 "	Nov 1	Louis Hollstorfer	N W of N W 9-47-26	400	100 bal 1 "
40 "		Jerry Donovan	N W of N E 29-47-27	400	Cash.
319				$2890	

The SALES OF TIMBER in 1893 amounted to $4734.16, as shown in detailed statement as follows:-

TIMBER SALES FOR 1893

Feb 14	F.W.Read & Co	W 1/2 of W 1/2	9-47-25	$2850
25	Pitts &L.A.I.Co	S 1/2 of N W 1/4		
	"	N W of S W	34-43-23	400
24	John Rough,	S E of S W	6 -38-23	300
Jan 11	Frank Caron,	S W of S W	6-38-23	70.11
24	"	S W of S W	6-38-23	26.80
Feb 18	F.Larmour,	S W of S W	12-39-25	34.97
Apr 17	F.Caron,	S W of S W	16-38-25	52.71
	John Rough,	N E of S W	6-38-23	59.07
	W.H.Wellsted	Tresspass	23-42-23	12.00
May 9	F. Caron,	S W of S W	6-38-23	50.00
Aug 15	R.J.Mahaffay	E 1/2 of S E 1/4	34-48-28	100.00
Oct 19	"	W 1/2 of S E	34-48-28	50.00
Nov 11	P.C.Peterson,	N W of N W		
	"	S 1/2 of N W		
	"	N 1/2 of S W	15-47-26	450.00
18	Emanuel Nelson,	W 1/2 of S W	10-47-26	196.00
Dec 17/92	Jos.St.Antoine	S W of	20-47-27	
	"	E 1/2 of S E	19-47-27	75.00
30/93	David LaBresh	Trespass	29-42-22	7.50
				4734.16

There was received in 1893 for GROUND RENTS $1421.54. The estimated receipts for ground rents next year, based on lands leased and wild hay sales, is $1480

The following ground rents were owing Dec.1st, 1893 from parti-ies owning dwellings built on our land:-

Wm. Pleau,	near furnace,	9.50	Good
Moses Belak,	"	1.50	"
Oliver Pleau,	"	4.50	"
Emeril King,	near Winthrop	6.50	"
Murty Sullivan,	"	39.50	N.G.
F. Braastad & Co.,	"	4.00	Good
Fick Choquette,	" furnace,	8.50	"
Thos. Nichols,	" Negaunee,	1.00	"
Louis Turenne	Ford River,	1.00	"
Mat Hebert,	Winthrop	6.00	"
James McCarthy	"	27.00	"
Jabez Stephens,	"	13.75	"
John Williams,	"	4.50	"
		127.25	

These parties are all now under lease to the Company. In the report I have marked those we consider good and those that are no good The largest amount is from Murty Sullivan, an old man living near the Winthrop location from whom, so far,

it has been impossible to collect anything. This man built on the property many years ago under the impression that it belonged to the Lake Superior Iron Co. Owing to the very hard times prevailing at present in this locality it is very hard to collect anything from these people as they are mostly working and laboring men who have done little or nothing for the past few months.

There are due from HOUSE RENTS from the different locations, the following:

Thomas LaBranch,	Maple & 22,	$25.00	Good
Wm. Jeffery, (Negaunee)	Cliffs location,	12.75	N.G.
Hugh Viant "	"	7.50	"
Peter Lafeve	Ford River	1.50	Good
Edwin Martell,	"	3.00	"
John McCall	"	6.00	"
Frank Caron	"	6.00	"
Fred Deroushy,	"	6.00	"
John Dalley	Cliffs Location, Vacated	17.00	N.G.
Jacob Aho	" "	9.00	"
Napoleon LaFortier,	Ford River,	9.00	Good
Chas. Beaudin,	"	4.50	"
Jos. La Breche	"	6.00	"
		113.25	

Many of these are good while others we will never get, the parties having vacated the houses and left the country. The same difficulty applies to house rents as to ground rents, mentioned already.

The following amounts are due from House Rents in the City of Negaunee, viz:

NEGAUNEE HOUSE RENTS DUE Dec. 1/93.

#13 Ed Barrett,	3 Mos	18.00	Good
#16 P. Murphy	1 Mo	6.00	"
#31 Wm. Davis,	1 1/2 Mos	15.00	"
#23 F.E. Nitingale,	2 Mos	40.00	"
#24 M.A. Gibbs,	1 Mo	25.00	"
#17 Chas. Choquette,	1/2 Mo	2.00	"
#15 Jake Johnson,	2 Mos	12.00	
#26 T.M. Wells Balance due on account,		55.66	"
		173.66	

I think pretty much all of these are good. The furnace houses are all occupied by old furnace hands, who, heretofore have been very good pay. They are all honest and industrious men

and would pay promptly could they obtain work. Most of these have been in the furnace employ for many years and have fallen behind for the reason above mentioned. In connection with the house rents I would advise that the occupants be allowed to remain in the houses whether we are able to collect the rent or not as any house vacated under the present state of affairs would soon be in much worse condition than if occupied by a good family There are a great many vacant houses in and around Negaunee, and I have noticed that in a short time they get in very bad condition, doors being removed, wood work torn out, etc.

FARM LEASES & SALES. We have excited considerable interest in the matter of farm leases and sales. Have erected 35 neatly printed signs in different localities and also advertised our lands pretty thoroughly. As a result we have had a great many applications and greatly increased the number of leases I think from now on there will be a steady increase in this direction as more interest is shown in farming matters since the closing down of the mines.

WOOD. We have left over at the different locations 622 cords of wood distributed as follows:-

Fairbanks Coal Job,	225	Cords.
Pioneer Fur "	351	"
Houston "	46	"

We are gradually reducing these amounts by local salesand every effort is being made to get rid of it as early as possible.

SUPPLIES & OLD MATERIAL. There are large quantities of supplies and old material on hand, much of which can be used or transferred to a new furnace. We are selling from time to time supplies and material for which there is any

demand.

I trust the above will give you such information as you desire. Should you desire further details I will be pleased to furnish same.

Yours Truly,

Austin Farrell

Agent.

Report
Covering operations of
Lincoln Island Gold
& Iron Cliffe Co
for 1893