Sherwood Forest  
Nov. 19, 1846

My Dear Liz,

My thanks are due to you for your two last letters which reached me on last evening. As to the Kentuckey land, I would desire you to see it yourself. I visited it in 1898 and formed if it, as a man from a very high estimate. The low lands contain 900 acres of the richest cane brake, stretching for a full mile on the Ohio River. I never saw richer land, the draw back attends it, and that is the liability to overflow of some 300 acres, all the flood lands not more than four days when all is well again. Such is the liability of all the low lands on the Ohio, but it occurs the latter part of April when no crops is growing. The remaining 600 acres is only reached by small foots and occur once in 20 years when all the villages are inundated, and even then much remains unaffected. The hill land with the base of which is found the coal, is bold and lofty. And very much of it is of the best Tobacco land. My impression is that the hills around the coal, offer so for they have
not been explored as to the open mine. I believe it to be inexhaustible. The tract consists of three surveys adjoining each other and running back from the River of 400 acres each. I doubt not that these ancient surveys would now equal 1,600 acres. I magnify nothing when I say that I believe it to be the best coal in the size I ever saw. If I sold it on the River I would not take for it less than $1 million of dollars. But it is too far from me, and I have twenty-two years to desire you to retain it. I shall be most truly gratified if you could spare time to visit there. You would pass through the center of Pennsylvania to Pittsburgh or if you prefer it, you can to Baltimore and take the rail road to Cumberland, thence to the national road to Wheeling. There in steamer boat down the Ohio passing by Cincinnati and Louisville and Shawneetown to Caseyville. From which last place the land is distant 3 miles. Mr. Nicholas Casey keeps the public house at Caseyville, and my old agent Sam. Casey would show you the land, and side with you over.

My agent, Mr. Samuel Lewis in Kansas

July, 1857, to half days journey from Louis ville and there also is my friend Capt. McPhail. These persons are to be perfectly saluted whom and it might be that a letter upon them on your downward trip may relieve you from the necessity of going farther. I think with you that 4 share holders should be ample enough, and if my agents would join or Capt. McPhail to do so the whole matter might be at once arranged. The Colliers of Richmond being there about a distance of 15 miles and more is not to the center. I would have you go into the same enterprise some asking I was to be benefited and therefore would be truly happy if you convenience can induce the McPhail to.

His boy is a little fellow as clean as a judge called too Iowa, lately conned.

The warmest regards to all.

Yours truly,

John Tyler

A. Gardner Sept.
Mr. Tyler

Alexander Gardner Esq.
Clerk U. S. Dist. Court
New York