31 March 1844

My dear Sir

Mr Smith’s term for the Windfalls expires tomorrow – he has not said whether he wishes to continue to rent it – if it suits you therefore either to rent or purchase, it would be of service to me as by selling I could pay off my debt to you – or by renting – you would receive it by part, and it would be easier for me to pay the rest – I now receive only £160 per An for the 2.560 acres – if I could stock it – it would be worth twice as much to me – but I cannot – I should like to let you have it for such time – as might be worth my debt to you – or to sell it, giving credit for the difference between what I owe you and the price you would give for two years – so that you would have no money to buy out.

I am my Dear Sir
Yours truly
W Wood

Mr Leake Esq

Cap. Wood
31 March 1844