

Gentlemen,

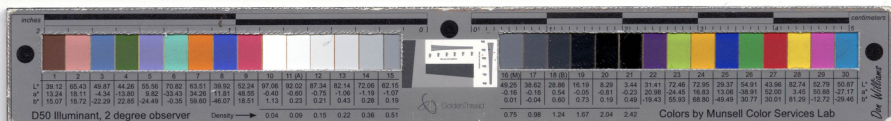
I very hastily & imprudently took possession of Mr Brown's school, & in consequence of it found myself compelled to submit to your terms of rent for the house, which, every one of my friends assures me, are extravagant ly high. Being a stranger in your city, & ignorant of the current rent of houses, I was fearful of offering you too low a sum, though I thought your demand too high. Having been disappointed of that success in my school, which I was encouraged to expect, I now find it necessary to lessen my expences, in order to prevent my resignation; & therefore wish to know whether you can accommodate me with the house at $37^{s} 10$ per annum, which, I am told by good judges, is the full value of it. A room more convenient & spacious than those which I now occupy, has been offered me for 25 per annum, & the same with two other rooms for $37^{s} 10$, which I must be under the necessity of engaging, if you cannot comply with my present offer. There have been some peculiar difficulties in my situation, that ~~have~~ rendered the payment of my rent more oppressive than it would otherwise have been: I had 25 days dead rent to pay, without any income

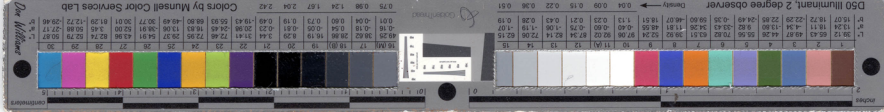
from the school, & afterwards laboured in it two months
without the smallest profit for my pains.

I am most respectfully

your very humble servant,
Joseph Hutchins.

June 26th, 1789. -





Hutchins-1789.

To The Managers of the City
Library Company in Phila-
delphia.

To the care of Mr
Paschal

Recd of Mr
June 26, 1789
July 2, 1789

From Joseph Hutchins.
7439.F.48