

This Indenture



made the ^{15th} ~~16th~~ day of ~~June~~ ^{June} one thousand eight hundred and ninety six Between John Smith late of Mill Cross near Osburn in the West Riding of the County of York and now of Turn House Farm Bierley Lane Dudley Hill in the parish of Birstal in the said Riding Farmer and John Tetley of Eastburn in the Ancient Parish of Hildwick in the said Riding Gentleman and Alfred Hargreaves of Crosshills in the said parish of Hildwick Worsted Spinner (hereinafter called the Vendors) of the one part and James Bairstow of Springfield in the Township of Sutton in the said Parish of Hildwick Manufacturer (hereinafter called the Purchaser) of the other part Whereas John Edward Clough late of Valley, Sutton aforesaid Yeoman deceased was at the date of his death seized of or otherwise well entitled to the hereditaments hereinafter described and intended to be hereby conveyed for an estate of inheritance in fee simple in possession free from incumbrances and he duly made and executed his last Will dated the fifteenth day of May one thousand eight hundred and ninety three and re-executed the same on the

Sixteenth day of February last whereby he appointed the Vendors Trustees and Executors thereof and devised to them all the real estate which at his death he should have power to dispose of upon trust to sell the same And whereas the said Testator died on the nineteenth day of February one thousand eight hundred and ninety six without having revoked or altered his said Will save by a Codicil dated the seventeenth day of February one thousand eight hundred and ninety six which did not affect the disposition hereinbefore recited and the said Will and Codicil were duly proved in the Principal Registry of the Probate Division of Her Majesty's High Court of Justice on the twenty seventh day of March following by all the said Executors thereof And whereas the Vendors as Trustees of the said Will and in pursuance of the trust for sale therein contained as aforesaid have agreed with the Purchaser for the sale to him of the said hereditaments and the inheritance thereof in fee simple in possession free from incumbrances for the sum of One hundred and fifty pounds Now this Indenture Witnesseth that in pursuance of the said Agreement and in consideration of the sum of One hundred and fifty pounds on or before the execution of these presents paid by the Purchaser to the Vendors (the receipt whereof the Vendors do hereby acknowledge) the Vendors as such Trustees as aforesaid do hereby grant and convey unto the Purchaser his heirs and assigns As that plot of Moorland called or known by the name of Raven Stones situate in Sutton in the Parish of Hildwick in the West Riding of the said County of York and lately occupied by the said John Edward Clough and containing by admeasurement Five acres two roods and ten perches and which said plot of land is bounded on or towards the North in part by other property of the Purchaser and other part by property lately belonging to the Vendors and by them sold to John William Hartley on or towards the East by property belonging to Thomas Blackborough on or towards the South by other property now or lately belonging to the Vendors and by them sold to William Clough and on or towards the West in part by Shikes Quarry and in other part



by the said property sold by the Vendors to John William Hartley and is more particularly described by and delineated on the plan drawn on these presents and thereon coloured Pink To hold the same unto and To the use of the Purchaser his heirs and assigns in fee simple And the Purchaser doth hereby for himself his heirs executors administrators and assigns covenant with the Vendors their heirs and assigns that he the Purchaser his heirs or assigns will for ever hereafter maintain a substantial wall or fence on the Southerly side of the plot of land hereby conveyed for separating the same from the adjoining property of the Vendors and protecting such adjoining property from trespass and the cattle thereon from straying thereout In witness whereof the said parties to these presents have hereunto set their hands and seals the day and year first above written.

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John Smith Tetley Alfred Hargreaves James Bairstow