

By Direction of P. H. FOLEY, Esq.

Prestwood Estate

STAFFORDSHIRE

(On the borders of Worcestershire
and Shropshire).



Thursday and Friday, July 17th and 18th, 1913.



SOLICITORS

MESSRS. BERNARD, KING & SONS,
STOURBRIDGE.

LAND AGENTS:

H. K. FOSTER, Esq.,
STOKE EDITH ESTATE OFFICE, TARRINGTON,
HEREFORD.

WILLMOT, FOWLER & WILLMOT,
6 WATERLOO STREET, BIRMINGHAM.

AUCTIONEERS:

EDWARDS, SON & BIGWOOD,
158 EDMUND STREET, BIRMINGHAM;
AND
94 HIGH STREET, BROMSGROVE.

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A. J. BILLS.
KINVER.

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By direction of P. H. FOLEY, Esq.

STAFFORDSHIRE

(On the borders of WORCESTERSHIRE and SHROPSHIRE).

HIGHLY IMPORTANT SALE IN 101 LOTS OF THE EXTREMELY VALUABLE

FREEHOLD

Residential and Sporting Estate

KNOWN AS

PRESTWOOD

(Situated within 1 mile of STOURBRIDGE, 4 miles of KIDDERMINSTER and DUDLEY, 7 miles of WOLVERHAMPTON, 10 miles of BRIDGNORTH, and 12 miles of BIRMINGHAM), comprising

THE PICTURESQUELY SITUATED FAMILY MANSION,

"PRESTWOOD HOUSE,"

surrounded by a delightful and beautifully timbered Park, with Cricket Ground, now in the occupation of GEORGE SALTER, ESQ., together with a Charming Residence, "THE HOMESTEAD," Four Entrance Lodges, SEVEN COTTAGES, and Gardener's House, having a total area of about **390 Acres**;

The Fine Old Castellated Mansion, "Stourton Castle,"

well placed on the banks of the river Stour;

THE EXCEPTIONALLY ATTRACTIVE PROPERTY, DISTINGUISHED AS

"DUNSLEY HALL,"

with **275 Acres** of First-class LAND in a high state of cultivation, and Valuable WOODLANDS;

The Well-known Hostelry, "THE STEWPONEY AND FOLEY ARMS,"

The Fully-Licensed Premises, "THE CROWN INN";

16 Excellent Mixed Farms

varying from **270 Acres** to **45 Acres**, with very Superior FARM HOUSES and Capital HOMESTEADS;

NUMEROUS RESIDENCES AND SMALL HOLDINGS, STOURTON POST OFFICE, 60 COTTAGES, ACCOMMODATION LANDS, and MANY VALUABLE BUILDING SITES;

ALSO AS SEPARATE LOTS, THE FOLLOWING WOODS, WITH THE

VALUABLE WELL-GROWN TIMBER

				STANDING THEREIN :							
LOT 15	New Wood	...	...	...	54 Acres.	LOT 50	Stourton Gorse	...	...	...	21 Acres.
" 24	Friars Gorse and Mount Pleasant Covert	...	...	...	37 "	" 52	The Slads	...	...	...	32 "
" 26	Lawns Wood	...	...	...	44 "	" 54	Hampton Valley	...	...	...	94 "
" 47	Valley Covert, Hanging Covert, and Coach Road Covert	...	...	...	100 "	" 87	Bunkers Hill...	...	...	...	72 "
" 48	Rumford Covert	...	...	...	25 "						

Which with the Timber on the remainder of the Estate amounts by recent valuation at falling prices to upwards of **£50,000.**

The whole Estate extending to about

4,160 Acres.

EDWARDS, SON & BIGWOOD

IN CONJUNCTION WITH

WILLMOT, FOWLER & WILLMOT

WILL SELL THE ABOVE BY AUCTION, AT THE

TALBOT HOTEL, STOURBRIDGE,

On Thursday and Friday, July 17th and 18th, 1913,

At 3 p.m. to the minute each day.

The Estate is intersected by three main roads and the Staffordshire and Worcestershire Canal. The Stourbridge and Kinver Light Railway runs through the Estate. The soil is light and fertile, and singularly suitable for Small Holdings and Market Gardening Purposes.

Plans, Photographs and Full Particulars may be had of H. K. FOSTER, ESQ., Stoke Edith Estate Office, Tarrington, Hereford; Messrs. WILLMOT, FOWLER & WILLMOT, Land Agents, 6 Waterloo Street, Birmingham; Messrs. BERNARD, KING & SONS, Solicitors, Stourbridge; or of the Auctioneers, EDWARDS, SON & BIGWOOD, 158 Edmund Street, Birmingham, and 94 High Street, Bromsgrove.

SUMMARY.

First Day's Sale—Thursday, July 17th.

No. of Lot.	DESCRIPTION.	AREA.		
		A.	R.	P.
1	Prestwood House, Park, etc.	249	2	12
2	Residence, "The Homestead"	15	0	20
3	Cottage and Pasture Land adjoining Prestwood Park	2	3	38
4	Cottage, Nursery, and Arable Land opposite Yew Tree Farm	10	2	16
5	Pasture Land and part of Gothersley Rough, opposite Holloway House Farm	25	2	8
6	Half Cot Farm	75	1	16
7	Arable Land, Newtown Lane	6	3	35
8	Keeper's Cottage and Pasture Land on the Kidderminster to Wolverhampton Road	5	2	7
9	Building Land on the Stourbridge to Bridgnorth Road, Wollaston ...	3	1	19
10	Building Land, Vicarage Road, Wollaston	2	3	28
11	Ditto ditto	2	3	2
12	Arable Land and Allotment Covert, Vicarage Road and Stourbridge to Bridgnorth Road	8	0	21
13	New Wood Farm	46	3	16
14	Cottage near New Wood Farm	0	1	14
15	The New Wood	54	0	23
16	Stapenhill Farm	124	1	7
17	Newtown Cottages	0	2	32
18	Pair of Cottages, "New Wood Lodge"	0	1	36
19	Cottage and Arable Land on the Stourbridge to Bridgnorth Road ...	6	2	3
20	Five Cottages adjoining Prestwood Chapel	0	3	20
21	Arable Land, Newtown Lane	22	0	32
22	Ditto ditto	21	0	30
23	Yew Tree Farm	157	3	23
24	"Friars Gorse" and "Mount Pleasant Covert"	36	3	5
25	Lawns Wood Farm	27	3	38
26	Lawns Wood	44	2	28
27	Cottage adjoining Lawns Wood	0	1	13
28	Holloway House Farm	101	0	19
29	Arable Land opposite Dudley Entrance to Prestwood House	12	0	13
30	Arable Land on the road from Prestwood to Wordsley	6	1	7
31	Arable Land ditto ditto	6	3	27
32	Corner Field of Arable Land ditto ditto	9	2	27
33	Cottage known as "Flatheridge Cottage" and Land	14	0	26
34	Arable Land at Greensforge... ..	10	3	20
35	Three Cottages at Greensforge	0	2	34
36	Small Holding known as "Little Checkhill"	9	1	5
37	Garden Ground at Greensforge	1	3	0
38	Meadow Land and a Plantation known as "Abergavenny"	4	3	17
39	Pasture Land at Greensforge	5	3	5
40	Pasture Land on the road from Greensforge to Stourton	12	1	19
41	Checkhill Farm	231	0	18
42	Arable Land and Plantation known as "The Heath," on the road from Greensforge to Highgate Common	61	3	12
43	Cottage and Pasture Land, Mill Lane, Checkhill	5	2	22
44	Pear Tree Cottage, Mill Lane, Checkhill... ..	0	0	39
45	Rumford Cottages and Arable Land	41	2	11
46	Stourton Fields Farm	256	0	28
47	Woods known as Valley Covert, Hanging Covert, Coach Road Covert, and part of Hampton Valley	100	3	9
48	Rumford Covert	25	2	7
49	Residence known as "Gothersley," Cottages and Land	49	3	2
50	Stourton Gorse	21	1	0
51	Stourton Gorse Cottages, with Arable and Meadow Land	67	1	16
52	Wood known as "The Slads"	31	2	27
53	Stourton Farm	79	1	14
54	Hampton Valley, Wood and Arable Land	93	3	25
55	Arable Land at Stourton	19	0	28
56	Stourton House and Pasture Land	22	3	3
57	Arable Land adjoining Stourton House	22	3	22
58	Pair of Cottages and Pasture Land at Stourton	3	0	4
59	Stourton Castle	79	1	25
Carried forward		2363	1	33

SUMMARY.

Second Day's Sale—Friday, July 18th.

No. of Lot.	DESCRIPTION.	AREA.		
		A.	R.	P.
	Brought forward	2363	I	33
60	Stourton Post Office and Cottage adjoining	0	I	36
61	Pasture Holding adjoining Post Office	22	2	I
62	The Dunsley Hall Estate	272	2	I
63	Pasture Land on the Kinver Road	2	0	I3
64	The Stewponey and Foley Arms Hotel, Homestead and Land ...	II	I	32
65	Meadow Land, opposite the Stewponey	3	2	I6
66	Garden Ground opposite the Stewponey	I	I	6
67	Arable Land adjoining Prestwood Park	8	2	35
68	Arable Land and Sand Pit at Four Locks	18	I	6
69	Arable Land on the Stourbridge to Bridgnorth Road	21	0	I
70	Ditto ditto	10	3	25
71	Ditto ditto	21	3	24
72	Barratt's Coppice Farm	202	3	35
73	Arable Land on the Stourbridge to Bridgnorth Road	23	3	30
74	Ditto ditto	13	0	II
75	House, Homestead and Arable Land known as "High Park" ...	60	2	3I
76	Arable Land on the Stourbridge to Bridgnorth Road	16	2	II
77	High Park Building Estate, together with "The Ridge" and two pairs of Cottages	63	I	I7
78	Arable Land on the Stourbridge to Bridgnorth Road	25	I	30
79	Arable Land, Gibbet Lane	39	I	26
80	Bott's Farm	27	I	28
81	Arable Land, Gibbet Lane (part of "Bott's Farm")	15	2	39
82	Pasture and Arable Land, Whittington Hall Lane	22	2	3I
83	Arable Land and Little Iverley Covert, Whittington Hall Lane ...	34	0	27
84	The High House Farm, together with Cottages known as "High Lodge," Iverley Heath	I37	0	I2
85	Arable Land and Cottages known as "Frog Hall"	39	I	8
86	Sugar Loaf Farm	I32	2	I4
87	Arable Land and the Wood known as "Bunker's Hill"	74	I	I7
88	Pair of Cottages near the High House Farm	0	2	24
89	Pasture and Arable Land (part of Sugar Loaf Farm)	46	0	I4
90	Iverley Park Farm	60	I	36
91	Two Cottages and Arable Land (part of Iverley Park Farm) ...	6	2	I2
92	Arable Holding (part of Iverley Park Farm)	15	I	I3
93	Ditto ditto	5	I	I6
94	The Crown Inn, and Pasture Land	4	3	23
95	Iverley Hay Farm	101	0	22
96	Pair of Cottages and Arable Land near The Crown Inn	I	3	0
97	Arable Land adjoining The Crown Inn	9	0	9
98	Arable Land on the road from The Crown Inn to Churchill ...	22	2	0
99	Arable Field on the main Stourbridge to Kidderminster Road ...	9	I	5
100	Iverley House Farm	I55	3	4
101	Arable and Pasture Holding (part of Iverley House Farm) on the main Stourbridge to Kidderminster Road	41	2	37
Total		4167	2	II

GENERAL REMARKS.

THE WHOLE ESTATE IS FREEHOLD.

The Prestwood Estate has been in the Vendor's family since about the year 1650, it adjoins the Himley Estate of the Earl of Dudley, the Hagley Estate of Viscount Cobham, and the Enville Estate, the property formerly of Lord Stamford, and now of Lady Grey.

In ancient times Prestwood House, which has at various times been much altered, though it retains some of the old work, and has seven rooms panelled in oak, was a hunting lodge in Kinver Forest, which extended over most of the neighbourhood, and in which Stourton Castle was the residence of the Keeper of the Forest. This has great historical interest; it was visited at least three times by King John between the years 1200 and 1210, and was, it is said, captured and garrisoned by Sir Gilbert Gerrard for the King, but surrendered to Tinker Fox, of Dudley, after a shot had been fired through the front door, which is still on the premises. Here the great Cardinal Pole was born, and there is a room with a fine chimney piece, known as the Cardinal's room. It subsequently passed through the Hamptons to the Whorwoods, from whom it was bought by the Foleys. It was modernised and improved by the late W. O. Foster, Esq., whose family lived there over 40 years till they went to Apley Park.

"Stewponey," the curious name of the popular Inn, has given rise to much controversy as to meaning and origin; some consider it a corruption of Stour Pons, as a bridge over the River Stour adjoins the house. Baring Gould, in his novel, "Bladys of the Stewponey," attributes it to a former landlord, who served in the Wars in Spain, having married a wife from the Spanish Province of Estepona, an Anglicised corruption of that name consequently becoming attached to the house. Others, including "Notes and Queries," and this is probably correct, say that it comes from Stepony, a kind of ale brewed there, of which the recipe exists.

The Estate is within one mile of Stourbridge, four miles of Kidderminster and Dudley, seven miles of Wolverhampton, ten miles of Bridgnorth, and twelve miles of Birmingham; it is intersected by three main roads, the Kinver Light Railway and the Staffordshire and Worcestershire and Stourbridge Canals; these advantages, and the light and fertile character of the soil, make a large portion of the Estate singularly suitable for Small Holdings and Market Gardening purposes.

Prestwood as a Sporting Estate is unrivalled in the Midland Counties, the soil being very suitable, the covers having been planted with this idea to a great extent in mind, and the owner and present tenant having been strict preservers for many years. As far as the owner's knowledge extends, over 2,000 pheasants, 1,000 partridges and 160 genuine (not tame) wild fowl have been killed in a year on the Prestwood portion of the estate. On the Iverley portion of the Estate, the bags for which are not available, a corresponding average of partridges and a good many pheasants have been obtained.

The owner of Prestwood House has the right of shooting over the Round Hill Farm of the Kingswinford Rural Council (to the South of Gibbet Wood).

The whole of the Estate is let to good tenants, many of long standing, at extremely low rents.

In the rents stated in these Particulars of Sale no estimated amount has been included, as representing the Annual Value of the Underwood, Osier Beds, etc., in hand, except the apportioned value of the Sporting Rents.

The Farms are in a high state of cultivation, and the Houses and Homesteads are substantial, well-arranged, and in excellent repair.

A large portion of the Estate has a considerable building value, particularly the parts between Wollaston and the "Stewponey" and the northern portion of the Estate near Wordsley and Kingswinford; also several lots at Stourton offer choice sites for the

erection of country houses, which would command magnificent scenery, and be easily accessible from the adjacent towns.

The Timber has been valued at falling prices for the purpose of this Sale, and the Purchasers of the respective Lots will be required to take it at the prices stated in these Particulars.

The Plans attached to these Particulars are taken from the Ordnance Survey (1904 Edition), and with the various descriptions and quantities are believed to be and shall be accepted by the Purchasers as correct.

The cultivations of the various fields given in the Particulars are as stated in the tenancy agreements, and the tenants will be entitled to the usual outgoing valuations.

The Estate is well supplied with water from wells or from the mains of the Seisdon Rural District Council, the South Staffordshire Water Works Co., or the Stourbridge Water Works Co., and Small Holders and Market Gardeners purchasing small lots to which Waterworks Water is not actually laid on can, in most cases, readily obtain it.

For the purpose of this Sale, the principal farm tenants have received notice to terminate their tenancies, and the date at which possession of the respective Lots may be had is given in these particulars.

The Sporting Rights over Lots 1 to 83 (inclusive), except Lot 14, the portion of Lot 42 known as "The Heath," and the portion of Lot 83 known as "Little Iverley Covert," are let to Mr. George Salter, on a lease expiring at February 2nd, 1918; the Sporting Rights over that portion of Lot 42 known as "The Heath" are let to Sir H. F. Grey, Bart., on an annual tenancy, subject to one year's notice to expire at February 2nd in any year; the Sporting Rights over that portion of Lot 83 known as "Little Iverley Covert," Lots 84 to 94 (inclusive) 96, 100 and 101 are let to Mr. J. F. Pearson, subject to one calendar month's notice to expire February 1st in any year. The Sporting Rights over Lots 95 and 97 to 99 are let to The Viscount Cobham on a yearly tenancy, subject to twelve calendar months' notice to expire February 1st in any year. The Shooting rents are apportioned in the Particulars. Any of these Leases or Agreements can be seen at the Offices of the Vendor's Solicitors at Stourbridge, and the Purchaser shall have notice of them whether he inspects or not.

AFTER FULL CONSIDERATION IT HAS BEEN DECIDED THAT THE WHOLE OF THE VALUABLE MINES AND MINERALS BELIEVED TO UNDERLIE THE ESTATE SHALL BE SOLD WITH THE VARIOUS LOTS DESCRIBED IN THESE PARTICULARS OF SALE.

The Purchaser of each Lot will be required to erect (if not already existing) a substantial boundary fence on each side of the Lot purchased by him marked on the Sale Plans with a "T" on the inside of the boundary of his Lot, and for ever hereafter to maintain the same.

The Properties are sold subject to all rights of way, rights of water and easements and quasi-easements of every description that may affect the same, without any obligation on the Vendor to define these; and to all existing tenancies and rights of outgoing tenants and outgoing of every description and incidence of tenure that may be subsisting or chargeable thereon, and the Purchasers are to be deemed to have notice thereof whether mentioned in the Particulars or not.

The Land Tax for the past year was 6d. in the £ in the Parish of Kinver and 1s. 4d. in the £ in the Parish of Kingswinford.

It is believed that with the sanction of the Board of Trade, Electric Light and Power can be obtained from the Kinver Light Railway for supply to Lots adjacent to the Railway.

The Kinver Light Railway Order provides for the carrying of farm produce at low rates to the great advantage of Small Holders and Market Gardeners near the Railway.

The Advowson Rectory Chapel, and Tithes of the Parish of Kinver and the Manorial Rights of the Manor of Kinver and Compton Hallows are not included in this Sale.

Lots 1-8 (inclusive) and Lots 17-46 (inclusive) are sold with a right of carriage and cart way (without any right for commercial motors exceeding one ton, or traction engines) to use Newtown Lane and Prestwood Drive.

LOT 1

COLOURED PINK ON PLAN No. 1.

PARISHES OF KINVER AND KINGSWINFORD.

THE BEAUTIFULLY-SITUATED
**Residential and Sporting
Estate**

KNOWN AS

“PRESTWOOD”

having a TOTAL AREA of

249a. 2r. 12p.



comprising

THE HISTORICAL FAMILY MANSION,

in a

Luxuriously Timbered and Undulating Park,

adorned with fine Forest Trees, and enclosed by belts of thriving Plantations.

PRESTWOOD HOUSE

stands dry on sandstone rock, and is approached by

Four Carriage Drives with Ornamental Lodges

at the Stourbridge and Dudley entrances, and a pair of picturesque Cottages at the Tricketts Bridge entrance.

It has the following Accommodation :—

On the Ground Floor :

HANDSOME PORTICO, flagged vestibule, roof and side lighted.

BUSINESS ROOM, communicating with Lounge Hall.

ENTRANCE HALL, oak floored, giving access to **SPACIOUS LOUNGE HALL** having south aspect, oak-panelled full height, with polished oak floor, and with the original arge open fireplace with fine old heavy stone mantel.

PLEASANT MORNING ROOM, south aspect, with access to lawn,

A Suite of Three Lofty Reception Rooms,

conveniently planned, and communicating and each approached from the Hall, consisting of a well-appointed

BILLIARD ROOM,

32ft. by 31ft. 6in., well lighted from the West and North, and with bay window access to Lawn. The ceiling is richly decorated, and in the centre is a rising sun traditionally said to be a Jacobite Sign, the family having favoured those principles; the Room has a polished Steel Grate, with white Marble Slips and fine Carved Mantel; on the south wall is a well-fitted **RANGE OF BOOKCASES**, with Glass Doors, one division forming the doorway to Hall, and there are **FIVE BOOKCASES** en suite.

MAGNIFICENT DRAWING ROOM,

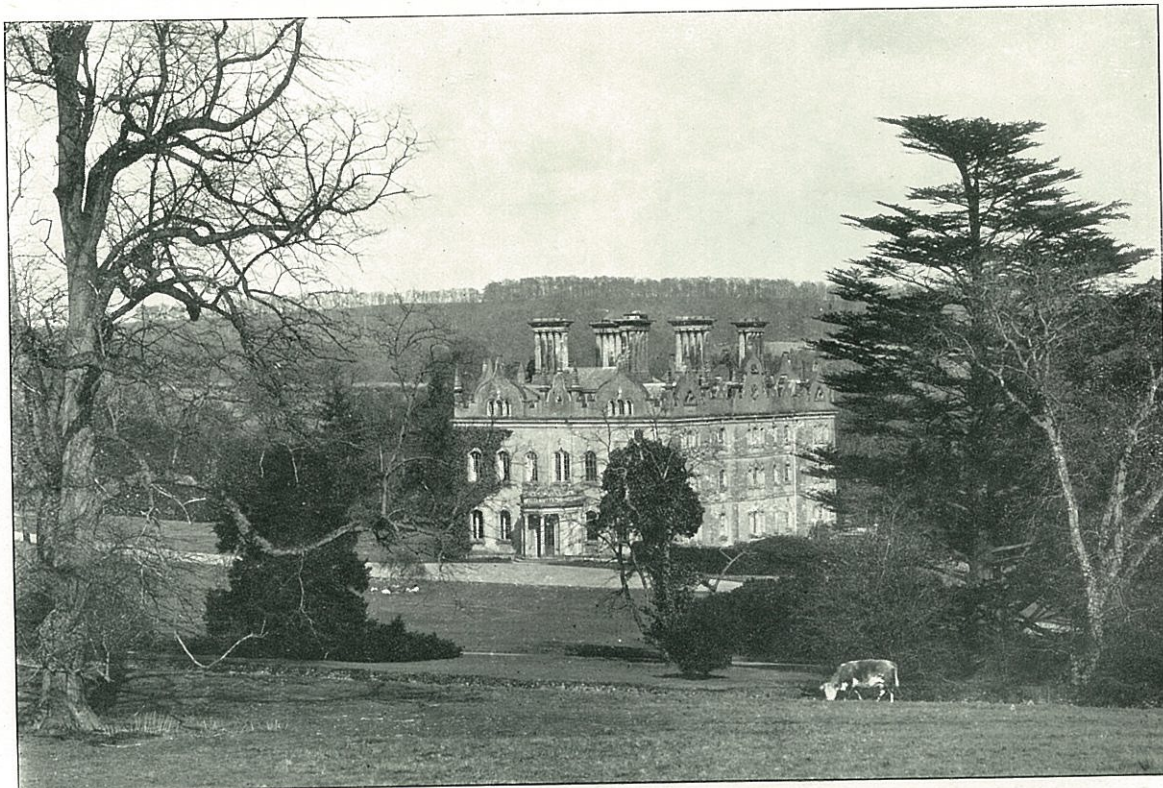
28ft. by 23ft., with bay in addition, from which there is access to the Lawn; polished Steel Grate, with elegant white Marble Chimney-piece, Oak Floor. The scheme of decoration is tastefully carried out in pale salmon colour, lined and relieved with gold, the ceiling having a beautiful floral centre ornament, and enriched cornice. The walls are divided by Gothic Columns in clusters of three, and by circular-headed and coved recesses, fitted with China display Shelves.

HANDSOME OAK-PANELLED DINING ROOM,

31ft. 6in. by 20ft., with bay in addition, from which there is access to the Lawn; polished Steel Grate with Marble Slips, and beautifully-carved Oak Mantel and Overmantel; the Ceiling is elegantly decorated with scroll and flower designs; Oak Floor. One Panel in this room is said to be made from the wood of the Boscobel Oak.

NOTE.—The above Suite of Rooms commands a beautiful outlook over the finely timbered Park and Ornamental Grounds.

The Lounge Hall, Billiard Room, and Drawing Room, and Back and Front Staircases, are all heated by Hot Water.



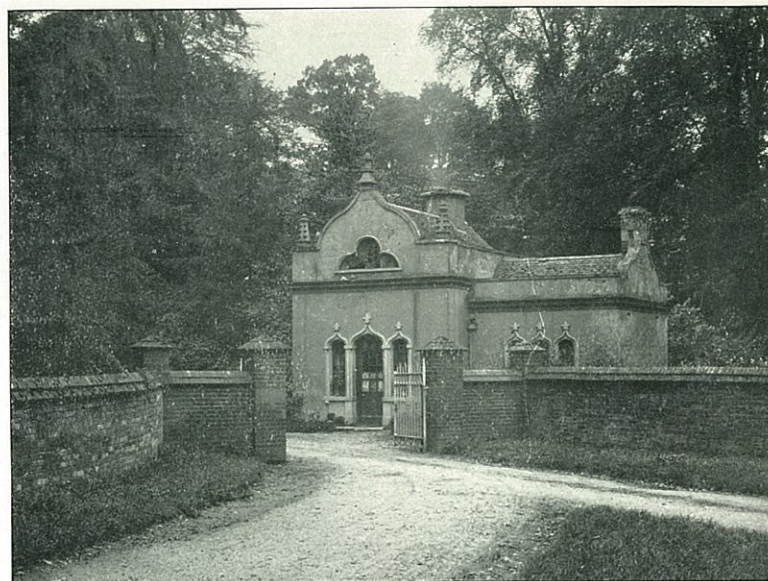
SOUTH-WEST ELEVATION.



SOUTH-EAST ELEVATION.



PRESTWOOD HOUSE, FROM THE STOURBRIDGE DRIVE.



THE STOURBRIDGE LODGE.



THE DUDLEY LODGE.



THE GARDENER'S HOUSE.

Approached from the secondary Hall, off which is a w.c., and which gives access to a Terrace on an Arcade on the east front, is a comfortable oak-panelled **STUDY**, with a smaller inner Oak-panelled Room, fitted with carved Oak Mantel and solid Marble Lavatory Basin.

On the First Floor approached by a

Handsome Solid Oak Lantern-lighted Staircase

and a secondary Staircase, are Spacious Corridor Landing,

Ten Principal Bed and Dressing Rooms and W.C.

Two of these Bedrooms are Oak Panelled full height, with richly carved oak mantels, and have Doorways with very old massive Oak Door Posts.

On the Second Floor, are

Ten Bed and Dressing Rooms, Bath Room,

Housemaid's Closet, and w.c.

THE DOMESTIC OFFICES, approached from the east front under the arcade, are conveniently arranged, and comprise:—Lobby, Spacious Cooking Kitchen with large open Fireplace and Smoke Jack and separate Boilers for Bath and Water-heating services, Scullery, Larders, Dairy, Servants' Hall, Housemaid's Room, Boot, Lamp and Knife Rooms, Butler's Sitting and Bedrooms, Butler's Pantry and **Strong Room** (Chubb's door and frame and fitted with baize-covered Shelves), Housekeeper's Room (oak-panelled, full height, with carved Oak Mantel) and Overmantel, Store Room and w.c.'s. Under the North Lawn there is excellent cool and dry Cellarage, formerly the foundations of the Gatehouse to the original Prestwood House, approached by a well-lighted Passage.

A DETACHED RANGE OF BUILDINGS

consists of Laundry, with Wash Room, Brewhouse, Bakehouse, Game Larder with Bottle Stores, Coal Place, etc., and near by is a range of brick and tiled Dog Kennels, with enclosed Yard.

Situated to the north-east of the Mansion, around a large open Yard, is a

Fine Old Block of Stabling

covered with ampelopsis, and having two arch entrances, embracing the following accommodation:—Two Double Carriage Houses, two Harness Rooms, and Fodder Store.

SEVEN LOOSE BOXES AND SIX STALLS,

with twelve Rooms over, affording ample accommodation for Chauffeurs, Coachmen and

Grooms; the present Buildings can easily be converted into ample accommodation for Motors. Around a Second Yard are Three-stall Cart Stable, Loose Box, Carpenter's Shop, Scullery, two Gun Rooms, sanitary accommodation, Manure Yard, and Open Front Sheds.

South Staffordshire Water Works Water is laid on to the House and Stables, and there are excellent Wells of very pure water in the Sandstone Rock. The Drainage was overhauled and modernised a few years ago by a Birmingham expert.

The Charming Pleasure Grounds

divided by the River Stour (bridged by an iron footbridge), are tastefully laid out in walks, lawns and flower borders, and the shady Shrubberies contain well-grown specimens of nearly every forest tree, including a profusion of flowering shrubs.

Ornamental Water, including a series of Cascades,

is provided by the Trench Brook, which joins the River Stour in the grounds, from which power can easily be obtained for working a Turbine for Electric Light.

Approached by the Drive from the Wolverhampton Road is a

BRICK-BUILT AND SLATED GARDENER'S HOUSE

containing three Sitting Rooms, Kitchen with Range, two Fruit Rooms, Pantry, three Bedrooms and Box Rooms, and having a good supply of Water. Also a

BUNGALOW COTTAGE,

used as a Lodge, opposite the above, containing three rooms and

A Picturesquely-sheltered Keeper's Cottage

containing Parlour, Kitchen, Scullery, three Bedrooms, and Box Room.

The Excellent Kitchen Garden,

extending to **about Four Acres**, is almost entirely walled or sheltered by red sandstone rock, in which several useful Garden Caves are cut.

It is stocked with a variety of Standard, Pyramid, Espalier and Wall Fruit Trees of choicest sorts.

The Horticultural Buildings

consist of three Vineries, Tomato House, Mushroom House, Cucumber House, Peach House, and other useful Garden Buildings.

The Garden is supplied with a Well, and also with South Staffordshire Co.'s Water.

Situated near the Stourbridge Lodge, and fronting to the Wolverhampton Road, is a

PRETTY CASTELLATED COTTAGE

containing four rooms ; a Private Chapel ; a Single-storey **Estate Office ; Blacksmith's House, Smithy, etc.**

Prestwood may be viewed on Tuesday afternoons by card from the Auctioneers, or on other afternoons by appointment.

REMARKS.

There is a well-laid-out Cricket Ground in the Park, with Luncheon and Dressing Rooms.

Facilities for Boating are provided, a Boathouse known as Devil's Den being cut in the red sandstone at the end of the Snowdrop Walk.

The water for the Cascades is provided by the Trench Brook, of which the Freehold or full rights over the same are included in this Lot for upwards of a mile above the Cascades, in order to control the supply.

The Landlord's Fixtures (with the exception of the Panel Pictures in Billiard Room and Dining Room, the Tapestry in one of the Bedrooms, and the Weather Vane and Clock on the Stabling) are included in the Sale.

Prestwood has for many years enjoyed the reputation of being one of the finest Sporting Estates in the Midland Counties.

The Estate is in the centre of the woodland Albrighton Country, and HUNTING can be had with the Albrighton and Worcestershire Hounds.

THE STOURBRIDGE GOLF COURSE, one of the best in the Midlands, is near.

Prestwood House is most accessible from a number of important Midland Towns, and is within about three miles of Stourbridge Junction Station (G.W.R.), from which London is reached in 2½ hours.

The Telephone is being laid on to the House.

SCHEDULE.

Ord. No.	Description.	Area. Acres.	Tenant.	Rent.	Remarks.
PARISH OF KINGSWINFORD.					
III0	Cricket Ground ...	4.545			
Pt. II40	Gardener's House ...	.250		
Pt. II39	Garden ...	.080		
II38	Glass Houses and part Kitchen Garden ...	2.215			
II37	Prestwood House, Stab- ling, Laundry, and part of Grounds ...	13.119			
Pt. II32	Devil's Den Boat House ...	—	Mr. George Salter.	£200 0 0	Lease for 7 years, expiring Feb. 2nd, 1918.
PARISH OF KINVER.					
✓ I54	Garden ...	1.340	3.252 6.250		
✓ I55	Do. ...	1.912			
I58	Grounds ...	2.998			
Pt. I59	Do. and Estate Office	.335			
		6.585			
PARISH OF KINGSWINFORD.					
IIII	Pasture (Park) ...	29.221	Mr. George Salter.	£50 0 0	Annual Lady-day tenancy.
II09	Do. ...	32.731			
II23	Do. ...	29.497			
II24	Do. ...	9.382			
II25	Do. ...	11.412	Mr. George Salter.	£10 0 0	Appportioned rent. Lease for 7 years, expiring Feb. 2nd, 1918.
Pt. II47	Keeper's Cottage ..	—			
Pt. I265	Bells Mill Cottage ..	.116	Mr. George Salter.	£5 4 0	Tenant pays rates.
Pt. I265	Do.117	£5 0 0	Estimated Rental.
Pt. I272	River Stour467	£5 0 0	Estimated rental.
II52	Dudley Drive ...	.058		
II08	Do. ...	.239		
II07	Dudley Lodge ...	.470		
II54	Plantation ...	.270		
Pt. III2	Gothersley Rough and two Lodges ...	9.693	£10 0 0	Estimated rental.
Pt. II47	Plantation ...	5.270	£5 0 0	Estimated rental.
Pt. II40	Do. ...	.336		
Pt. II39	Back Drive ...	.433		
Pt. II41	Cottage ...	.079		
II22	Colbourne's Rough ...	13.932			
Pt. II32	Snowdrop Walk ...	7.071	In hand.		
II31	Water ...	.177		
PARISH OF KINVER.					
269	Osier bed963	10.778		
268	Water ...	.170		
Pt. 298	Chapel ...	.348		
Pt. 396	River Stour ...	1.830			
Pt. I77	Water ...	1.485			
Pt. 393	Tithe Barn Plantation	5.611			
295	Spinney... ..	.237			
266	Do. ...	.134		
Pt. I65	Do. ...				
		188.543			
				£290 4 0	

SCHEDULE—continued.

Ord. No.	Description.	Area. Acres.	Tenant.	Rent.	Remarks.
	Brought forward	188.543		£290 4 0	
PARISH	OF KINVER.				
267	Drive ... ..	.257	In hand.		
150	Do. ... ..	.118			
160	Ornamental Water ...	.906			
153	River Stour	1.373			
171	Trench Covert	2.770			
172	Do.	3.066			
173	Osier Bed	1.652			
Pt. 175	Trench Brook	1.442			
189	Plantation	2.683			
190	Do.	1.177			
192	Road ... ..	.022			
Pt. 164	Plantation and Stour- bridge Lodge	5.735	...	£5 0 0	Estimated rental.
Pt. 164	Castellated Cottage ...		Mrs. Matthews.	£5 4 0	Landlord pays rates.
149	Pasture	10.477			
151	Do.	5.449			
152	Do.	5.353			
163	Do.	5.883			
PARISH	OF KINGSWINFORD.		Mr. Alfred Parkes.	£33 0 0	Apportioned rent. Lady- day tenancy, subject to 6 months' notice. Ten- ant pays rates..
1134	Pasture	2.567			
1136	Do.	3.622			
1135 } 1133 }	River Stour ... ..	.754			
PARISH	OF KINVER.				
Pt. 159	Blacksmith's Shop ...	.112	Mr. Richard Roberts.		
157	Pasture	4.727		£28 0 0	Tenancy subject to 6 months' notice to expire at Michaelmas or Lady- day. Tenant pays rates.
169	Arable ... ..	.893			
		249.581 or A. R. P. 249 2 12		38 15 0	Sporting Rent appor- tioned to this Lot.
				£400 3 0	

Tithe (apportioned value) £10 15s. 1d. Value for 1913, £8 os. 9d.

For the purpose of this Sale, notice has been given to terminate Mr. Roberts' tenancy at Michaelmas, 1913.

The Purchaser of this Lot will be entitled to a grant of the Sporting Rights and a right of way over Round Hill Farm, containing 171.388 acres or thereabouts, as reserved in the Conveyance by the Vendor to the Kingswinford Rural District Council, dated 2nd October, 1903; also to the rights of way referred to in the Conditions over Newtown Lane and Prestwood Drive, and from Tricketts Bridge to the Greensforge Lane over Lot 46.

This Lot will be sold subject to the Right of Way referred to in the Conditions in favour of Lot 2, and also subject to Mr. Salter's lease.

Timber valuation, £4,260.

L1275 LeBeche

LOT 2

COLOURED GREEN ON PLAN No. 1.

PARISHES OF KINVER AND KINGSWINFORD.

A CHARMING

Country Residence

KNOWN AS

“THE HOMESTEAD”

On the main Kidderminster to Wolverhampton Road, and adjoining Prestwood, together with DELIGHTFUL

Pleasure Grounds and Gardens
AND
Two Fields of Meadow Land

intersected by the River Stour, the whole having an area of about 15.127 acres, or

15a. 0r. 20p.



The **RESIDENCE** has a very attractive elevation, is approached by a carriage drive, and has the following accommodation:—Porch, Lounge Hall, with polished oak floor, capital **Dining Room**, with carved oak overmantel, **Drawing Room**, with French window into Garden, Lobby, and two other Sitting Rooms, Lavatory and w.c., Kitchen, with Range, Scullery, Pantry, Larder, and excellent cellarage.

On the First Floor. Spacious Landing, **Eight Bedrooms**, Bath Room, w.c., Air-ing Cupboard, and two Box Rooms.

Outside are 2-stall Stable and Loft over, Yard, Motor House, Cow House, and open front Shed, also a capital Tennis Lawn.

Water is supplied by the South Staffordshire Water Works Co.

SCHEDULE.

Ord. No	Description.	Area. Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINGSWINFORD.				
1145	House, Buildings, and Garden	1.122	Mr. C. S. Bache.	£60 0 0	Annual Tenancy, subject to 6 months' notice to ter- minate at Lady-day or Michaelmas. Tenant pays rates.
Pt. 1147	Plantation ... ..	.400			
Pt. 1141	Kitchen Garden ... ..	.567			
1142	River Stour ... ..	.088			
Pt. 1259	Do. ... ..	.187			
1144	Pasture	3.347			
PARISH	OF KINVER.				
Pt. 153	River Stour ... ..	.047	Messrs. Elwell, Williams & Co.	£13 10 0	Apportioned rent. Annual Lady-day Tenancy. Ten- ant pays rates.
156	Kitchen Garden ... ..	.085			
170	Pasture	8.847			
Pt. 177	River Stour ... ..	.437			
		15.127 or A. R. P. 15 0 20	9.416	£1 6 0	Sporting rent apportioned to this lot.
				£74 16 0	

For the purpose of this Sale notices, have been given to terminate Messrs. Elwell, Williams & Co.'s tenancy at Lady-day, 1914, and Mr. C. S. Bache's tenancy at Michaelmas, 1913.

The Purchaser of this Lot shall fence against Lot 1 between the points marked C and D on the Sale Plan.

Tithe (apportioned value) 1s. 11d. Value for 1913, 1s. 5d.

Timber Valuation, £25 os. od.

£280
J Meredith.

LOT 3

COLOURED BLUE ON PLAN No. 1.

PARISH OF KINGSWINFORD.

AN EXCEPTIONALLY

Attractive Property

comprising A SUBSTANTIALLY-BUILT

BRICK AND TILED COTTAGE

On the main Kidderminster to Wolverhampton Road, and adjoining Prestwood Park, together with

A CAPITAL

ENCLOSURE OF PASTURE LAND

the whole having an area of about 2'993 acres, or

2a. 3r. 38p.

The accommodation of the Cottage is:—Sitting Room, Kitchen, two Pantries, Cellar Washhouse and three Bedrooms.

There is a large well-planted Garden, and the South Staffordshire Water Works Co.'s water is laid on.

SCHEDULE.

Ord. No.	Description.	Area. Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINGSWINFORD.				
1146	Cottage and Garden ...	.694	Mr. John Meredith.	£9 0 0	{ Annual Tenancy. Landlord pays rates.
1148	Pasture	2.299	Mr. F. G. Poole.	£3 0 0	Annual Lady-day Tenancy. Apportioned rent. Tenant pays rates.
		2.993 or A. R. P. 2 3 38		5 0	Sporting rent apportioned to this lot.
				£12 5 0	

Tithe (apportioned value) 3s. 3d. Value for 1913, 2s. 5d.

For the purpose of this Sale, notice has been given to terminate Mr. Poole's tenancy at Lady-day, 1914.

Timber Valuation, £1 10s. od.

*Withdrawn at
£3140*

LOT 4

COLOURED GREEN ON PLAN No. 1.

PARISH OF KINGSWINFORD.

A Brick and Slated Cottage

situated opposite to the Yew Tree Farm, on the main Kidderminster to Wolverhampton Road, containing :—Two Sitting Rooms, Scullery, Pantry, and three Bedrooms, with the usual Outbuildings, and a Small Garden, also

THE WELL-STOCKED NURSERY

AND AN

EXCELLENT FIELD OF ARABLE LAND

the whole having a total area of about 10.602 acres, or

10a. 2r. 16p.

Water is supplied to the Cottage by the South Staffordshire Water Works Co.

SCHEDULE.

Ord. No.	Description.	Area. Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINGSWINFORD.				
1213	Cottage and Garden ...	.147	Mr. F. G. Poole.	£5 0 0	Annual Lady-day Tenancy. Apportioned rent. Tenant pays rates.
1149	Nursery... ..	1.589	} In hand.	£4 10 0	Estimated rental.
1212	Do. ... ..	.651			
1211	Spinney... ..	.189			
1150	Arable	8.026	Mr. Alfred Parkes.	£7 10 0	Apportioned rent. Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
		10.602 OR A. R. P. 10 2 16		17 6	Sporting rent apportioned to this Lot.
				£17 17 6	

Tithe (apportioned value) 4s. 9d. Value for 1913, 3s. 7d.

For the purpose of this Sale, notice has been given to terminate Mr. Poole's tenancy at Lady-day, 1914.

The Purchaser of this Lot shall take to the Nursery Stock at a valuation amounting to £55 0s. 0d.

Timber valuation, £42 5s. 0d.

to withdrawn
f 410

LOT 5

COLOURED BLUE ON PLAN No. 1.

PARISH OF KINGSWINFORD.

TWO ENCLOSURES OF

Sound Pasture Land

situate opposite the Holloway House Farm, and adjoining the Dudley Lodge entrance to Prestwood House, together with a part of the

THRIVING PLANTATION

known as

“Gothersley Rough,”

adjoining the Staffordshire and Worcestershire Canal, the whole having an area of about 25.555 acres, or

25a. 2r. 8p.

SCHEDULE.

Ord. No.	Description.	Area. Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINGSWINFORD.				
1104	Pasture	12.151	} Mr. Alfred Parkes.	£16 10 0	Apportioned rent. Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
1099	Do.	3.263			
1100	Rough	1.297			
1103	Osier Bed	3.044	} In hand.	... ..	Sporting rent apportioned to this Lot.
Pt. 1112	Pt. Gothersley Rough	5.800			
		25.555 or A. R. P. 25 2 8			
				£2 10 0	
				£19 0 0	

Tithe (apportioned value) £3 os. 5d. Value for 1913, £2 5s. 2d.

The Purchaser of this Lot shall fence against Lot 1 in Gothersley Rough between the points marked A and B on the Sale Plan.

The Road over part of this Lot to Gothersley Bridge and Rumford Bridge is a public road.

Timber valuation, £356 os. od.

*Withdrawn at
£2550*

LOT 6

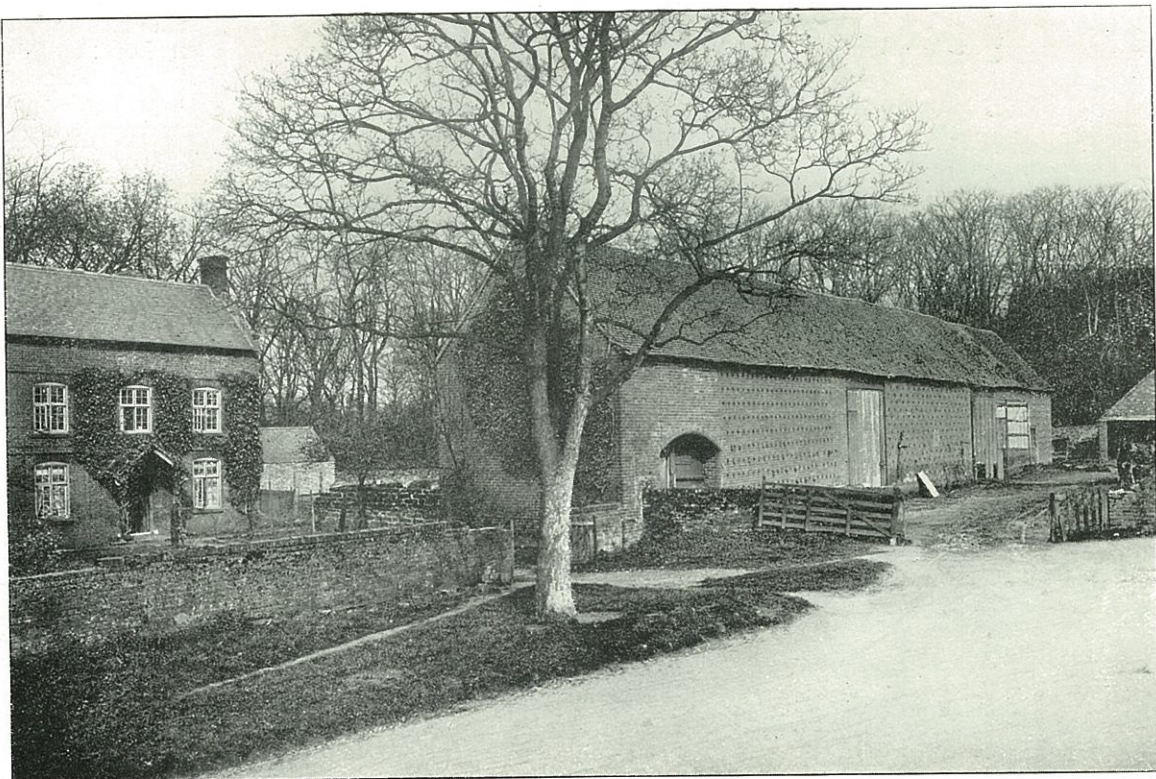
COLOURED BLUE ON PLAN No. 1.

PARISH OF KINVER.

An Excellent Farm

on the main Kidderminster to Wolverhampton Road, and bounded on the southern side by the Stourbridge Canal, known as

“HALF COT”



comprising :—

**A GOOD FARM HOUSE,
CAPITAL BUILDINGS,**

including the **INTERESTING OLD TITHE BARN**, also

A Well-grown Plantation, a Valuable Sand Pit,

AND ABOUT

**75a. 1r. 16p. of FERTILE
ARABLE AND RICH MEADOW LAND.**

The accommodation of the **HOUSE** is:—Hall, Sitting Room, Kitchen, Scullery, Larder, three Bedrooms, three Attics, good Cellarage, together with the usual Outbuildings.

There is a good Well of Water.

THE FARM BUILDINGS comprise:—Open Front Feeding Pen, 8-tie Cow House, with Loft over, 5-stall Stable, with loft over, Nag's Stable, Implement Shed and Trap House, with the large 4-bay Tithe Barn mentioned above.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
296	House, Buildings, and Tithe Barn ...	.850	Messrs. Elwell, Williams & Co.	£104 0 0	Apportioned rent. Annual Lady-day tenancy. Tenants pay rates.
297	Arable ...	11.861			
265	Do. ...	6.986			
263	Do. ...	9.952			
204	Do. ...	4.819			
Pt. 304	Do. ...	16.347	Mr. W. F. Fletcher.	... ..	Royalty, 3d. a ton; minimum Rent with Sand Pit on Lot 16, £50. Tenancy expires at 31st December, 1913. Tenant pays rates.
302	Do. ...	4.907			
Pt. 205	Sand Pit ...	2.444	In hand.	... ..	Rent apportioned. Lady-day tenancy. Tenant pays rates.
Pt. 205	Plantation ...	7.368			
294	Do. ...	2.641	Mr. John J. Darby.	£5 10 0	Sporting rent apportioned to this lot.
299	Foredraft ...	.129			
262	Meadow ...	7.052			
		75.356 or A. R. P. 75 1 16		£7 0 0	
				£116 10 0	

For the purpose of this Sale, notices have been given to terminate Messrs. Elwell, Williams and Co.'s and Mr. John J. Darby's tenancies at Lady-day, 1914.

Timber valuation, £277 os. od.

LOT 7

COLOURED YELLOW ON PLAN No. 1.

PARISH OF KINVER.

AN EXCELLENT

Field of Fertile Arable Land

fronting to the main Kidderminster to Wolverhampton Road, and to Newtown Lane, being part No. 165 on the Ordnance Map, and having an area of about 6.971 acres, or

6a. 3r. 35p.

Let with other lands to Messrs. Elwell, Williams and Co., on an annual Lady-day tenancy, tenants paying rates.

The rent apportioned in respect of this Lot is **£10 10s. 0d.** per annum, and for the purpose of this Sale, notice has been given to terminate the tenancy at Lady-day, 1914.

The Sporting Rent apportioned to this Lot is 12s. od. per annum.

This Lot is subject to a Building restriction mentioned in the Conditions.

Timber valuation, £10 15s. od.

*Roberts bought by
Mr Salter let to.*

*Withdrawn
£345*

LOT 8
COLOURED BLUE ON PLAN No. 1.
PARISH OF KINVER.

A Sound Field of Pasture Land

fronting to the main Kidderminster to Wolverhampton Road, and adjoining Lot 7, together with

A Well-Built Brick and Tiled Cottage,

the whole having an area of about 5.545 acres, or

5a. 2r. 7p.

The accommodation of the **COTTAGE** is:—Sitting Room, Kitchen, Scullery, Pantry, three Bedrooms, a detached Washhouse with room over, Coal Place, Pigstye and Dog Kennels.

There is a good Well of Water.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
168	Pasture	4.995	Messrs. Elwell, Williams & Co.	£7 10 0	Apportioned rent. Annual Lady-day Tenancy. Tenants pay rates.
162	Keeper's Cottage, etc.	550	Mr. George Salter.	£10 0 0	Apportioned rent. Let on lease expiring Feb. 2, 1918. Lessee pays rates.
		5.545 or A. R. P. 5 2 7		8 6	Sporting rent apportioned to this lot.
				£17 18 6	

For the purpose of this Sale, notice has been given to terminate Messrs. Elwell, Williams and Co.'s tenancy at Lady-day, 1914.

This Lot is sold subject to a Building restriction mentioned in the Conditions.

Timber valuation, £2 5s. od.

LOT 9
COLOURED GREEN ON PLAN No. 1.
PARISH OF WOLLASTON.

A VALUABLE

Plot of Building Land

standing 380 feet above sea level, being part No. 51 on the Ordnance Map, situate at Wollaston, with a frontage of about 45 yards to the main Stourbridge to Bridgnorth Road, and having an area of about 3.370 acres, or

3a. 1r. 19p.

*Withdrawn
£175*

Let with other lands to Mr. J. R. S. Elcock on a Lady-day tenancy, tenant paying rates.

Water, Gas and Drainage are all available for this Lot.

The apportioned rent in respect of this Lot is **£3 10s. per annum.**

The Sporting Rent apportioned to this Lot is 6s. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

The Purchaser of this Lot will be required to erect a suitable fence against Lots 10 and 11 between the points marked A and B on the Sale Plan.

LOT 10

COLOURED BLUE ON PLAN No. 1.

PARISH OF WOLLASTON.

ANOTHER

Valuable Plot of Building Land

Also being part No. 51 on the Ordnance Map, situate at Wollaston, with a frontage of about 70 yards to the Vicarage Road, and an area of about 2.927 acres, or

2a. 3r. 28p.

Let with other lands to Mr. J. R. S. Elcock on a Lady-day tenancy, tenant paying rates.

Water, Gas and Drainage are all available for this Lot.

The apportioned rent in respect of this Lot is **£3 0s. 0d. per annum.**

The Sporting Rent apportioned to this Lot is 5s. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

The Purchaser of this Lot will be required to erect a suitable fence against Lot 11 between the points marked C and D on the Sale Plan.

LOT 11

COLOURED YELLOW ON PLAN No. 1.

PARISH OF WOLLASTON.

A SIMILAR

Valuable Plot of Building Land

adjoining the last Lot, being part No. 51 on the Ordnance Map, situate at Wollaston, with a frontage of about 98 yards to the Vicarage Road and an area of about 2.766 acres, or

2a. 3r. 2p.

Let with other lands to Mr. J. R. S. Elcock on a Lady-day tenancy, tenant paying rates.

Water, Gas and Drainage are all available for this Lot.

The apportioned rent in respect of this Lot is **£2 15s. per annum.**

The Sporting Rent apportioned to this Lot is 5s. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

LOT 12

COLOURED BLUE ON PLAN No. 1.

PARISH OF KINVER.

*Withdrawn at
£320*

**A WELL-SHELTERED
CORNER ARABLE FIELD,**

with long frontages to Vicarage Road and to the main Stourbridge to Bridgnorth Road No. 232 on the Ordnance Map, together with

THE VALUABLE ALLOTMENT COVERT,

No. 233 on the Ordnance Map, containing a total area of about 8.132 acres, or

8a. 0r. 21p.

This Lot, sloping to the west, and sheltered from the east by the Covert offers one or more very desirable building sites.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
232	Arable	3.686	Mr. James Richards.	£7 0 0	Annual Tenancy, subject to 6 months' notice expiring at any Christmas. Landlord pays rates.
233	Allotment Covert ...	4.446	In hand.	... ..	Sporting rent apportioned to this lot.
		8.132 or		17 6	
		A. R. P. 8 0 21		£7 17 6	

The Water Mains of the Seisdon Rural District Council are carried along the Stourbridge and Bridgnorth Road to which this Lot has frontage.

For the purpose of this Sale, notice has been given to terminate Mr. Richards' tenancy at Christmas, 1913.

This Lot is sold subject to and with the benefit of an agreement with the Kingswinford Rural District Council, dated 15th January, 1908, referred to in the conditions.

The agreement provides for drainage of any house erected above the 300ft. contour line into the sewer in consideration of a certain payment, based on the rateable value.

Timber valuation, £326 15s. od.

LOT 13

COLOURED GREEN ON PLAN No. 1.

PARISH OF KINVER.

A Very Useful Small Farm,

situate at Wollaston, about a mile from Stourbridge, and with a good frontage to the Stourbridge Canal, known as

"NEW WOOD FARM,"

approached by a foredraft from Vicarage Road, and having an area of about 46.856 acres, or
46a. 3r. 16p.

THE HOUSE has the following accommodation:—Two Sitting Rooms, Kitchen, Scullery, three Bedrooms, Dairy and Cellar.

The **BUILDINGS** comprise:—Two-stall Stable, Trap House, two Pigstyes, Shed, and Fold Yard.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
230	Road677	Mr. J. R. S. Elcock.	£37 11 0	Apportioned rents. Annual Ladyday tenancies. Tenant pays rates.
229	Do. ... ..	.746		
225	Arable	14.351			
226	Do.	1.635			
228	House, Buildings, etc.	.369			
227	Foredraft ... ..	.018		
195	Arable ... ..	.828		
196	Pasture	1.758	Mr. J. R. S. Elcock	£16 10 0	Sporting rent apportioned to this Lot.
197	Arable	6.055			
198	Do.	20.419			
		46.856 or A. R. P. 46 3 16		£4 2 0	
				£58 3 0	

For the purpose of this Sale, notice has been given to terminate Mr. Elcock's tenancies at Lady-day, 1914.

Rights of way to Lots 14 and 15 are reserved over this Lot.

Timber valuation, £30 os. od.

This Lot is sold subject to a right to draw timber to the Canal or Road from Lot 15 along the Western Boundary of O. S. No. 198; and also to sewer easement referred to in the Conditions.

*Withdrawn at
£110*

LOT 14

COLOURED YELLOW ON PLAN No. 1.

PARISH OF WOLLASTON.

A Capital Brick and Tiled Cottage,

adjoining the last Lot, No. 12 on the Ordnance Map, and having an area of about '339 acres, or

0a. 1r. 14p.

This Cottage is approached by a right of way over Lot 13. The accommodation is:—Kitchen, Living Room, two Bedrooms, and Cellar, with Pigstye, Capital Garden, and a good Well of Water.

Let to Mr. Nickless, at an annual rent of **£7 3s. 0d.** Landlord pays Rates.

LOT 15

COLOURED YELLOW ON PLAN No. 1.

PARISH OF KINVER.

*Withdrawn at
£575*

A VERY VALUABLE PROPERTY,

“NEW WOOD,”

sloping to the south and west, No. 224 on the Ordnance Map, with a **Good Building Frontage** to the Stourbridge to Bridgnorth Road, and to Vicarage Road, having an area of 54·148 acres, or

54a. 0r. 23p.

OF WELL-GROWN MIXED TIMBER (CHIEFLY OAK).

The Sporting Rent apportioned to this Lot is £7 os. od. per annum.

Timber valuation, £1,877 15s. od.

Water can be obtained from the mains of the Seisdon Rural District Council.

This Lot is sold subject to and with the benefit of an agreement as to sewer easement referred to under Lot 12, and with the benefit of a right of way for drawing timber over O. S. No. 198 referred to under Lot 13.

*Robert Cooper
bought privately*

*Withdrawn at
£3200*

LOT 16

COLOURED BLUE ON PLAN No. 1.

PARISH OF KINVER.

A Very Desirable FARM,

KNOWN AS

“Stapenhill Farm,”

pleasantly situated, intersected by the Stourbridge Canal, and approached from the main Stourbridge to Bridgnorth Road,



comprising

A SUPERIOR RESIDENCE,

containing Entrance Hall, two Sitting Rooms, Business Room, Kitchen, Scullery, Pantry, Dairy, two Cellars, and five Bedrooms, with the usual Outoffices, Well of Water and pleasant Garden.

A WELL-ARRANGED HOMESTEAD,

consisting of Stabling for thirteen horses, Implement Shed, Dutch Barn, Double Bay Barn and Drift Way, Granary, Chaff House, Implement Shed, Trap House, three Pigstyes and Fold Yard. Around a second Yard are:—8-tie Cow House, with Feeding Way and Calf Pen, Root House, Open front Shed and Blacksmith's Shop.

Two Capital Brick and Tiled Cottages,

Nos. 64 and 65 Kinver, situate at Newtown each containing Living Room, Pantry, and two Bedrooms, with Pigstye and good Garden, and about 124.299 acres, or

124a. 1r. 7p. of FERTILE ARABLE AND RICH PASTURE LAND,

including

A VALUABLE SAND MINE

in Field No. 186.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
222	Road329	Mr. J. R. S. Elcock.	£128 10 0	Apportioned rent. Lady-day tenancy. Tenant pays rates.
223	Arable	6.964			
213	Do.	18.687			
212	Do.	11.970			
211	Do.	11.288			
210	Do.	14.576			
201	House, Buildings, Garden	1.720			
202	Pasture	5.068			
200	Arable	4.301			
199	Do.	5.192			
184	Foredraft	1.027			
185	Arable	9.441			
183	Pasture	4.517			
182	Foredraft ... ..	.513		
181	Pasture	4.080			
174	Arable	6.693			
Pt. 175 and Pt. 177	River	1.664	Mr. Thos. Matthews,	£5 4 0	{ Monthly tenancy. Landlord pays rates.
176	Pasture	7.775			
178	Do.	5.646			
179	Do. ... ..	.249		
Pt. 209	Cottage, No. 64 Do. No. 65 .. ..	.136 .136		
186	Sand Pit	1.115	Mr. W. F. Fletcher,	Royalty, 3d. a ton; minimum rent with Sand Pit on Lot 6, £50. Tenancy expires at Dec. 31, 1913. Tenant pays rates
180	Primrose Hill	1.212	In hand.	
		124.299 or 15 A. R. P. 124 1 7		£11 0 0 £144 14 0		Sporting rent apportioned to this lot.

128310 10
8 6 0
136 116

135 14

For the purpose of this Sale, notice has been given to terminate Mr. Elcock's tenancy at Lady-day, 1914.

Timber valuation, £187 os. od.

This Lot is sold subject to the right to maintain a right of aqueduct over the Trench Brook, between the points A and B on Sale Plan in favour of Lot 1; and to a right of way over the Prestwood Drive in favour of Lot 1 and other Lots referred to in the Conditions.

124.299
2 3 2 7
123.977

*Withdrawn
£230*

LOT 17

COLOURED GREEN ON PLAN No. 1.
PARISH OF KINVER.

Four Well-built Brick and Slated Cottages KNOWN AS "NEWTOWN COTTAGES,"

being Part No. 209 on the Ordnance Map, and having an area of about .705 acres, or
0a. 2r. 32p.

Each Cottage has Living Room, Scullery, Pantry, and two good Bedrooms, with a good Garden and Well of Water. Let to Bennett, Boulton, Lansbury, and another, at monthly rentals, amounting to

£20 16s. 0d. per annum, landlord paying rates.

The Sporting Rent apportioned to this Lot is 1s. per annum.

*Sold
£200
with Fletcher
Smithwick*

LOT 18

COLOURED GREEN ON PLAN No. 1.
PARISH OF KINVER.

A Pair of Ornamental Brick and Tiled Cottages

situated on the main Stourbridge to Bridgnorth Road, at the entrance to Prestwood Drive, Nos. 58 and 59 Kinver, known as "New Wood Lodge," being No. 221 on the Ordnance Map, and having an area of about .480 acres, or

0a. 1r. 36p.

Each Cottage has Living Room, Scullery, Pantry, and two Bedrooms, with Pigstye and good Garden.

The Water Supply is from the mains of the Seisdon Rural District Council.

No. 58 is let to Mr. John Darby, at a rent of £5 4s. 0d. per annum, landlord paying rates, and No. 59, in the occupation of Weaver, an estate workman, is worth a similar rental.

Total annual and estimated Income, **£10 8s. 0d.**

The Sporting Rent apportioned to this Lot is 1s. per annum.

*Sold
£365
to Colli*

LOT 19

COLOURED YELLOW ON PLAN No. 1.
PARISH OF KINVER.

A Level and Fertile Field of Arable Land,

having a frontage of about 300 yards to the main Stourbridge and Bridgnorth Road, No. 219 on the Ordnance Map, together with a

CAPITAL COTTAGE AND GARDEN,

No. 60 Kinver, and No. 218 on the Ordnance Map.

Total area, 6.521 acres, or

6a. 2r. 3p.

The Cottage is supplied with water from the mains of the Seisdon Rural District Council.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
219	Arable	6.245	Mr. J. R. S. Elcock.	£5 0 0	Apportioned rent. Lady-day tenancy. Tenant pays rates.
218	Cottage and Garden ...	.276	In hand. Occupier, Thos. Reynolds.	£5 0 0	Estimated rent. Occupied by Estate workman.
		6.521 or A. R. P. 6 2 3		11 6	Sporting rent apportioned to this Lot.
				£10 11 6	

For the purpose of this Sale, notice has been given to terminate Mr. Elcock's tenancy at Lady-day, 1914.

Timber valuation, £15 2s. 6d.

LOT 20

COLOURED YELLOW ON PLAN No. 1.

PARISH OF KINVER.

A Well-built Row of Five Brick and Tiled Cottages

adjoining the Prestwood Chapel, on the main Kidderminster to Wolverhampton Road, Nos. 70, 71, 72, 73 and 74 Kinver, part No. 298 on the Ordnance Map, and having an area of .879 acres, or

0a. 3r. 20p.

Nos. 71, 72, and 73 each has Living Room, Scullery, Pantry, and two Bedrooms.

Nos. 70 and 74 have an additional Bedroom; they are all let as set out below, and produce an annual income of £30 15s. 4d., Landlord paying rates.

TENANT.				£	s.	d.
No. 70	Messrs. Elwell, Williams & Co. ...	...	...	5	4	0
No. 71	Mr. C. S. Hall ... ..	...	...	6	10	0
No. 72	Mrs. Fox ... ..	...	...	5	4	0
No. 73	Mr. J. Wastall ... ..	...	...	5	4	0
No. 74	Mr. Gasgarth ... ..	...	...	8	13	4
				£30	15	4

The Sporting Rent apportioned to this Lot is 1s. 6d. per annum.

Timber Valuation, £2 15s. od.

*Millbrook
£580*

LOT 21

COLOURED YELLOW ON PLAN No. 1.

PARISH OF KINVER.

TWO FIELDS OF Fertile Arable Land

fronting to Newtown Lane, being No. 203 and part No. 167 on the Ordnance Map adjoining the Stourbridge Canal, and having an area of about 22.205 acres, or

22a. 0r. 32p.

This Lot is let with other lands to Messrs. Elwell, Williams and Co., on an annual Lady-day tenancy, tenants paying rates. The rent apportioned in respect of this Lot is

£33 10s. 0d. per annum.

The Sporting Rent apportioned to this Lot is £1 18s. od. per annum.

For the purpose of this Sale, notice has been given to terminate the Farm tenancy at Lady-day, 1914.

Timber valuation, £16 os. od.

The Purchaser of this Lot will be required to erect a suitable fence on the west boundary against Lot 22 between the points marked A and B on the Sale Plan.

*Millbrook
£560*

LOT 22

COLOURED GREEN ON PLAN No. 1.

PARISH OF KINVER.

TWO ENCLOSURES OF Level and Fertile Arable Land

adjoining the last Lot, fronting to Newtown Lane, being No. 166 and part No. 167 on the Ordnance Map, and having an area of about 21.190 acres, or

21a. 0r. 30p.

This Lot is let, with other lands, to Messrs. Elwell, Williams and Co., on an annual Lady-day tenancy, tenants paying rates.

The rent apportioned in respect of this Lot is **£31 10s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £1 17s. od. per annum.

For the purpose of this Sale, notice has been given to terminate the tenancy at Lady-day, 1914.

Timber valuation, £21 10s. od.

NOTE.—Lots 23 to 27 inclusive, as fully described hereafter, will first be offered as one Lot, the whole comprising a very desirable

RESIDENTIAL AND SPORTING ESTATE,

having a Total Area of 267.689 acres or

267a. 2r. 30p.

and producing an actual and estimated Income of £261 11s. 0d. per annum.

LOT 23

COLOURED YELLOW ON PLAN No. 1.

PARISHES OF KINGSWINFORD AND KINVER.

*Redrawn
£3400*

The Very Desirable Well-situated FARM

KNOWN AS

“Yew Tree Farm,”

situated at the junction of the main road from Kidderminster to Wolverhampton, and the road to Kingswinford, well sheltered on the north and east by Lawns Wood, Friars Gorse, and Mount Pleasant Covert, and mainly bounded on the south by the River Stour, comprising

A Well and Substantially-built Farm House,



approached by a Carriage Drive, with the following accommodation:—Porch and Entrance Hall, three well-proportioned Sitting Rooms, six capital Bedrooms on the first floor,

approached by a fine oak Staircase ; two Attics, Kitchen, Scullery, Pantry, four Cellars, and the usual Out-offices.

Water is supplied by the South Staffordshire Water Works Co.

A Compact and Well-arranged Homestead,

consisting of Stabling for six horses, Trap House, Implement Shed, with Granary over, two Double Bay Barns, with drift ways, 9-tie Cow House, with feeding way, Calves' Cot, Open Front Shed, Mixing House, 3 Pigstyes, Boiling House, Fowl and Duck Pens, Rick Yard and Fold Yard.

Thirteen Enclosures of Excellent
ARABLE AND MEADOW LAND

AND ABOUT

15 ACRES OF VALUABLE OSIER BEDS,

the whole containing an area of about 157·895 acres, or

157a. 3r. 23p.

This Lot is sold with a right of cart way over Mount Pleasant Covert (Lot 24) between the points marked C and D on Sale Plan.

SCHEDULE.

Ord. No.	Description.	Area. Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINGSWINFORD.				
1214	House, Buildings, etc.	1.414	Mr. F. G. Poole.	£167 0 0	Apportioned rent. Annual Lady - day tenancy. Tenant pays rates.
1215	Arable	7.450			
1256	Do.	8.433			
1255	Do.	6.147			
1253	Do.	12.462			
1254	Foredraft	1.364			
1257	Arable	25.480			
1258	Pasture	10.160			
1261	Do.	2.533			
1251	Arable	17.582			
1250	Do.	18.194			
1262	Pasture	6.764			
1263	Do.	5.468			
1249	Do.	7.479			
1264	Do.	4.480	Mr. Thos. Lees.	£1 0 0	Michaelmas tenancy. Tenant pays rates.
1270	Garden ... ..	.670		
Pt. 1259	River Stour	1.846	In hand.	
1260	Lousy Wood	2.090			
1252	Crabtree Rough	2.260			
Pt. 1265	Osier Bed	9.755			
1271	Do.	1.033			
Pt. 1272	River Stour ... ..	.248		
PARISH	OF KINVER.				
Pt. 177	River Stour528	4.583	£14 0 0	Sporting rent apportioned to this lot.
191	Wood ... ..	.892		
194	Osier Bed	3.163			
		157.895 or A. R. P. 157 3 23		£182 0 0	

For the purpose of this Sale, notice has been given to terminate Mr. Poole's tenancy at Lady-day, 1914, and Mr. Lees' tenancy at Michaelmas, 1913.

Tithe (apportioned value), £21 17s. 10d. Value for 1913, £16 7s. 3d.

Timber valuation, £298 os. od.

*Withdrawing
£200*

LOT 24
COLOURED YELLOW ON PLAN No. 1.
PARISH OF KINGSWINFORD.

The Valuable Woodlands

known as

“FRIARS GORSE” and “MOUNT PLEASANT COVERT,”

being No. 1248 on the Ordnance Map, with a frontage to Tack Lane, and bounded on the south and west by Yew Tree Farm (Lot 23).

The area is 36.786 acres, or

36a. 3r. 5p.

The Sporting Rent apportioned to this Lot is £4 10s. per annum.

The **TIMBER** is all of good quality and well grown; it consists chiefly of **Spanish Chestnut, Oak, and Larch**, and has been valued for the purposes of the Sale at the sum of £2,734 os. od.

A right of cart way for Lot 23 is reserved over Mount Pleasant Covert (part of this Lot between the points marked C and D on the Sale Plan).

Tithe (apportioned value), 10s. 4d. Value for 1913, 7s. 9d.

LOT 25
COLOURED BLUE ON PLAN No. 1.
PARISH OF KINGSWINFORD.

A Useful Small Holding

known as

“LAWNS WOOD FARM,”

situate about a mile from Wordsley, with good road frontage, comprising:—

**Six Enclosures of Excellent Quality Arable & Pasture Land,
a Brick and Tiled House, useful set of
Farm Buildings, and a Capital Cottage,**

the whole containing an area of about 27.992 acres, or

27a. 3r. 38p.

THE HOUSE contains :—Sitting Room, Kitchen, Scullery, three Bedrooms, Pantry and the usual Out-offices, with a good Well of Water, and a

Pretty Ornamental and Productive Kitchen Garden.

THE BUILDINGS consist of :—Implement Shed, Cow House, Lean-to Shed, double bay Barn and Drift way, Open Front Shed, two-stall Stable, with Loft over, and two Pigsties.

THE COTTAGE (No. 6 Kingswinford) contains :—Six Rooms, and has a Small Workshop and Garden.

This Lot offers an exceptionally fine Building Site, with South West aspect, and commanding magnificent scenery.

SCHEDULE.

Ord. No.	Description.	Area. Acres.	Tenant.	Rent.	Remarks.
1200	Arable	6.688	Mr. Thos. Lees.	£45 0 0	Annual Michaelmas Tenancy, subject to 6 months' notice. Tenant pays rates.
1201	Pasture	2.684			
1202	Do.	3.724			
1159	Arable	7.976			
1203	Pasture	2.584			
1205	Do.782	Mr. W. Northwood.	8 0 0	Monthly Tenancy. Landlord pays rates.
Pt. 1204	House, Garden, etc. {	.633			
Pt. 1204	Cottage ... }		In hand.	Sporting rent apportioned to this lot.
1199	Part Friar's Gorse ...	2.921			
		27.992 or A. R. P. 27 3 38			
				2 10 0	
				£55 10 0	

For the purpose of this Sale, notice has been given to terminate Mr. Lees' tenancy at Michaelmas, 1913.

Timber valuation, £220 10s. od.

LOT 26

COLOURED GREEN ON PLAN No. 1.

PARISH OF KINGSWINFORD.

Another Valuable Wood

distinguished as

“LAWNS WOOD,”

No. 1217 on the Ordnance Map, having an area of 42.216 acres, together with a

FIELD OF PASTURE LAND,

No. 1206 on the Ordnance Map, having an area of 2.463 acres, and a good frontage to the Prestwood Road.

The total area is 44.679 acres, or

44a. 2r. 28p.

The growing **TIMBER** in "Lawns Wood" is well matured, and consists chiefly of **Oak**.

Field No. 1206 is let to Mr. Thomas Lees, tenant paying rates at a rent of £4 per annum.

The Sporting Rent apportioned to this Lot is £5 10s. od. per annum.

Tithe (apportioned value), £2 4s. 1d. Value for 1913, £1 13s.

For the purpose of this Sale, notice has been given to terminate Mr. Lees' tenancy at Michaelmas, 1913.

Timber valuation, £1,513 os. od.

The Purchaser of this Lot will be required to erect a suitable fence against Lot 24, between the points marked A and B on the Sale Plan.

LOT 27

COLOURED BLUE ON PLAN No. 1.

PARISH OF KINGSWINFORD.

THE SUBSTANTIALLY-BUILT Brick and Tiled Cottage

(Nos. 4 and 5 Kingswinford), No. 1216 on the Ordnance Map, fronting to the road from Prestwood to Wordsley, and having an area of about .337 acres.

The Cottage contains:—Sitting Room, Kitchen, Pantry, three Bedrooms, and has a Washhouse and good Garden, and two Pigstyes.

Water is supplied by the South Staffordshire Water Works Co.

This Lot is in the occupation of Mr. Henry Toy (Head Woodman), and is estimated to be worth a rental of **£10 0s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is 1/- per annum.

*Spec.
£170.
W.D. Redgley
Old Hill*

*Withdrawn at
£2850*

LOT 28

COLOURED PINK ON PLAN No. 2.

PARISHES OF KINVER AND KINGSWINFORD.

An Excellent Farm

situated on the road from Prestwood to Greensforge, known as

"HOLLOWAY HOUSE FARM,"



comprising

**A CAPITAL HOUSE, GOOD BUILDINGS,
TWO COTTAGES,**

and about

**101 ACRES OF ARABLE AND PASTURE LAND
AND OSIER BEDS,**

intersected by the Staffordshire and Worcestershire Canal and by Smestow Brook.

THE HOUSE, which is in substantial repair, contains Hall, two Sitting Rooms, five Bedrooms, Kitchen, Scullery, Pantry, Dairy and Cellar, with the usual Out-offices.

There is a good Garden, and the South Staffordshire Waterworks Co.'s water is laid on.

THE HOMESTEAD comprises :—10-tie Cow House and Feeding Way, Mixing House, Calves' Cot, 8-tie Cow House, Granaries, three-bay Barn, with Drift way, two Pigstyes, and Boiling House, a small sheltered Yard, with open front Shed, five-stall Stable, with Loft over, two Loose Boxes, two Implement Sheds, Fold Yard and Rick Yard.

THE COTTAGES (Nos. 8 and 9 Kingswinford), are situated near Gothersley Bridge, and each contains four rooms, with the usual Out-offices and good Garden. The Water Supply is from the mains of the South Staffordshire Waterworks Co.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINGSWINFORD.				
1151	Arable	11.974	Mr. Alfred Parkes	£120 10 0	Apportioned rent. Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
1106	House, Buildings, Garden, etc....	1.426			
1089	Arable	9.016			
1090	Do.	12.805			
1096	Two Cottages and Gardens ... ..	.446		
1091	Arable	16.763			
1095	Pasture	1.537			
1081	Do.	11.566			
1083	Arable	4.748			
PARISH	OF KINVER.				
✓ 53	Pasture	3.637	20.614		
✓ 52	Do.	1.890			
✓ 50	Do. ... ..	.488		
✓ 49	Do. ... ..	.037		
✓ 47	Arable	14.562			
PARISH	OF KINGSWINFORD.				
Pt. 1052	Smestow Brook054	In hand.	
1079	Osier Bed ... ..	.006		
1080	Do. ... ..	.209		
1082	Do. ... ..	.336		
1092	Rocky Lock Ash Bed	1.114			
PARISH	OF KINVER.				
51	Osier Bed	6.062	20.614 8.510 29.124 20.614 49.738	£8 16 0	Sporting rent apportioned to this lot.
48	Do.	1.328			
Pt. 13	Smestow Brook ...	1.120			
		101.124 or A. R. P. 101 0 19		£129 6 0	

There is an Easement over Field No. 1083, granted to the South Staffordshire Waterworks Co., by an agreement, dated December 28th, 1903.

Tithe (apportioned value), £3 2s. 9d. Value for 1913, £2 6s. 11d.

The road over part of this Lot to Gothersley Bridge and Rumford Bridge is a public road.

Timber valuation, £117 5s. od.

Lots 29 to 32 occupy a high situation with good road frontage, about a mile from Wordsley and Kingswinford, and are most attractive Building Sites, water being obtainable from the mains of the South Staffordshire Water Works Co.

LOT 29

COLOURED YELLOW ON PLAN No. 2.

PARISH OF KINGSWINFORD.

An Enclosure of Arable Land

300 feet above sea level, fronting to the main Kidderminster to Wolverhampton Road, and situate opposite to the Dudley Lodge entrance to Prestwood House.

No. 1155 on the Ordnance Map, and having an area of about 12.083 acres, or

12a. 0r. 13p.

Let with other lands to Mr. Alfred Parkes, on a Lady-day tenancy, subject to six months' notice, tenant paying rates.

The apportioned Rent in respect of this Lot is **£12 0s. 0d.** per annum.

Tithe (apportioned value), 10s. 11d. Value for 1913, 8s. 2d.

The Sporting Rent apportioned to this Lot is £1 1s. 0d. per annum.

Timber valuation, £36 0s. 0d.

LOT 30

COLOURED BLUE ON PLAN No. 2.

PARISH OF KINGSWINFORD.

Another Field of Arable Land

fronting to the road from Prestwood to Wordsley, and adjoining "Lawns Wood," the residence of Mrs. Moore.

No. 1156 on the Ordnance Map, and having an area of about 6.299 acres, or

6a. 1r. 7p.

Let with other lands to Mr. Alfred Parkes, on a Lady-day tenancy, subject to six months' notice, tenant paying rates.

The apportioned Rent in respect of this Lot is **£6 0s. 0d.** per annum.

Tithe (apportioned value), 4s. 7d. Value for 1913, 3s. 5d.

The Sporting Rent apportioned to this Lot is 10s. 6d. per annum.

Timber valuation, £14 5s. 0d.

LOT 31

COLOURED PINK ON PLAN No. 2.

PARISH OF KINGSWINFORD.

A Similar Field of Arable Land

adjoining the last Lot, with a frontage to the road from Prestwood to Wordsley.

No. 1208 on the Ordnance Map, and having an area of about 6.921 acres, or

6a. 3r. 27p.

Let with other lands to Mr. Alfred Parkes, on a Lady-day tenancy, subject to six months' notice, tenant paying rates.

The apportioned Rent in respect of this Lot is **£6 10s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is 10s. 6d. per annum.

Tithe (apportioned value), 6s. 2d. Value for 1913, 4s. 7d.

Timber valuation, £1 10s. 0d.

LOT 32

COLOURED BLUE ON PLAN No. 2.

PARISH OF KINGSWINFORD.

A Capital Corner Field of Arable Land

opposite the Dudley Lodge entrance to Prestwood, and at the junction of the main Kidderminster to Wolverhampton Road and the road to Wordsley.

No. 1209 on the Ordnance Map, and having an area of 9.669 acres, or

9a. 2r. 27p.

Let with other lands to Mr. Alfred Parkes, on a Lady-day tenancy, subject to six months' notice, tenant paying rates.

The apportioned Rent in respect of this Lot is **£9 0s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is 14s. 6d. per annum.

Tithe (apportioned value), 8s. 5d. Value for 1913, 6s. 3d.

Timber valuation, £7 16s. 0d.

A pipe conveying water to Lot 27 crosses this Lot as shown on the sale plan.

Redrawn
£430

LOT 33

COLOURED BLUE ON PLAN No. 2.

PARISH OF KINGSWINFORD.

A Very Desirable HOLDING

COMPRISING

A Field of Fertile Arable Land, a Pasture Pleck,
a Brick and Tiled Cottage,

and useful walled Yard, and open Feeding Shed, the whole having an area of about 14.167 acres, or

14a. 0r. 26p.

fronting to the road from Prestwood to Greensforge, about $\frac{1}{4}$ mile from the Navigation Inn, and bounded on the west by the Staffordshire and Worcestershire Canal.

THE COTTAGE is known as “**FLATHERIDGE COTTAGE**” (No. 10 Kingswinford), and contains:—Living Room, Pantry, Washhouse, and two Bedrooms, with a good Garden.

The water of the South Staffordshire Water Works Co. is laid on.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
1071	Arable	12.491	} Mr Alfred Parkes.	£18 0 0	Apportioned rent. Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
1077	Pasture	1.371			
1078	Cottage Garden, etc. ...	.305			
		14.167 or A. R. P. 14 0 26		£1 4 6	Sporting rent apportioned to this Lot.
				£19 4 6	

Tithe (apportioned value), 12s. 1d. Value for 1913, 9s. 0d.

Timber valuation, £8 13s. 0d.

Redrawn
£290

LOT 34

COLOURED YELLOW ON PLAN No. 2.

PARISH OF KINGSWINFORD.

A Productive Field of Arable Land

situate at Greensforge, and bounded on the west by the Staffordshire and Worcestershire Canal, being No. 1054 on the Ordnance Map, and having an area of about 10.878 acres, or

10a. 3r. 20p.

Let with other lands to Mr. Alfred Parkes, on a Lady-day tenancy, subject to six months notice, tenant paying rates.

The apportioned rent in respect of this Lot is **£10 10s. 0d.** per annum.

The Sporting rent apportioned to this Lot is 18s. per annum.

Tithe (apportioned value), 13s. 4d. Value for 1913, 10s. 0d.

Water can be obtained from the mains of the South Staffordshire Water Works Co.

Timber valuation, £13 7s. 0d.

LOT 35

COLOURED BLUE ON PLAN No. 2.

PARISH OF KINGSWINFORD.

Three Brick and Tiled Cottages and Useful Buildings

(Nos. 80, 81 and 82 Kingswinford), situate exactly opposite the Navigation Inn at Greensforge, being No. 1049 on the Ordnance Map, and having an area of about .713 acres, or

0a. 2r. 34p.

A portion of the Buildings is let to Mr. S. Bowen and the other portion and Cottages to Mrs. Williams, James Glaze, and John Elmore, at rents amounting to **£14 19s. 8d.** per annum, landlord paying rates.

Each Cottage has a good Garden, and the South Staffordshire Water Works Co.'s water is laid on.

The Sporting rent apportioned to this Lot is 1s. per annum.

Tithe (apportioned value), 3s. 5d. Value for 1913, 2s. 7d.

Timber valuation, £2 14s. 0d.

LOT 36

COLOURED YELLOW ON PLAN No. 2.

PARISHES OF KINVER AND KINGSWINFORD.

A Useful Small Holding

KNOWN AS

"LITTLE CHECKHILL,"

COMPRISING A

BRICK AND SLATED COTTAGE,

containing:—Parlour, Kitchen, Pantry, Washhouse, and two Bedrooms, with a good Well of Water, and a capital Garden well stocked with fruit trees,

A CAPITAL FIELD OF PASTURE LAND AND A SMALL OSIER BED,

the whole having an area of about 9.285 acres, or

9a. 1r. 5p.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
14	Cottage and Garden ...	1.082	Mr. S. Bowen.	£5 0 0	Apportioned rent. Lady-day tenancy. Tenant pays rates.
12	Pasture ...	6.893	Mr. J. B. Adams.	£3 10 0	Apportioned rent. Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
Pt. 13	Smestow Brook ...	.310	} in hand.		
PARISH	OF KINGSWINFORD.	8.285		... ..
1076	Osier Bed ...	.874			
Pt. 1052	Smestow Brook ...	.126			
		9.285 or		16 0	Sporting rent apportioned to this lot.
		A. R. P. 9 1 5		£9 6 0	

Tithe, Kingswinford Parish (apportioned value), 3s. 2d. Value for 1913, 2s. 4d.

Tithe, Kinver Parish apportioned by Auctioneers, 7s. 4d. Value for 1913, 5s. 6d.

For the purpose of this Sale, notice has been given to terminate Mr. S. Bowen's tenancy at Lady-day, 1914.

Timber valuation, £3 10s. 0d.

LOT 37

COLOURED BLUE ON PLAN No. 2.

PARISH OF SWINDON.

A CORNER

Plot of Productive Garden Ground

situate at Greensforge, and being No. 267 on the Ordnance Map, and having an area of about 1.750 acres, or

1a. 3r. 0p.

Let with other lands to Mr. S. Bowen, on a Lady-day tenancy, tenant paying rates.

The apportioned rent in respect of this Lot is **£1 5s. 0d.** per annum.

The Sporting rent apportioned to this Lot is 3s. per annum.

For the purpose of this Sale, notice has been given to terminate Mrs. Bowen's tenancy at Lady-day, 1914.

This Lot is an excellent site for a moderate-sized House.

Sold
£180
Lady Grey

LOT 38

COLOURED YELLOW ON PLAN No. 2.

PARISHES OF KINVER AND SWINDON.

An Enclosure of Meadow Land

situate at Greensforge, being No. 268 on the Ordnance Map, in the Parish of Swindon, and No. 10 O.S. in the Parish of Kinver, together with the Plantation, known as "Abergavenny," No. 9 O.S. in the Parish of Kinver, the whole having an area of about 4·858 acres, or

4a. 3r. 17p.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF SWINDON.				
268	Meadow ... ..	.650	Mr. J. B. Adams.	£1 10 0	Apportioned rent. Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
PARISH	OF KINVER.				
10	Meadow... ..	2.999	In hand.	... ..	Sporting rent apportioned to this lot.
9	Abergavenny Wood ...	1.017			
Pt. 13	Smestow Brook ...	.192			
		4.858 or A. R. P. 4 3 17		9 0	
				£1 19 0	

Timber valuation, £19 12s. od.

Sold
£220
Lady Grey

LOT 39

COLOURED PINK ON PLAN No. 2.

PARISH OF KINGSWINFORD.

TWO ENCLOSURES OF
SOUND PASTURE LAND
and A PLOT OF GARDEN GROUND,

situate at Greensforge, between the Staffordshire and Worcestershire Canal and the Smestow Brook, Nos. 1050, 1051, and 1053 on the Ordnance Map, and having an area of about 5·786 acres, or

5a. 3r. 5p.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINGSWINFORD.				
1050	Garden ... ..	.222	Mr. S. Bowen	£3 10 0	Apportioned rent. Lady-day tenancy. Tenant pays rates.
1051	Pasture	2.948			
1053	Do.	2.029			
Pt. 1052	Smestow Brook ...	.587	In hand.	... ..	Sporting rent apportioned to this lot.
		5.786		10 0	
		or A. R. P. 5 3 5		£4 0 0	

Tithe (apportioned value), 3s. 1d. Value for 1913, 2s. 4d.

For the purpose of this Sale, notice has been given to terminate Mr. S. Bowen's tenancy at Lady-day, 1914.

Timber valuation, £5 14s. od.

Sold
£410
Lady Day

LOT 40

COLOURED BLUE ON PLAN No. 2.

PARISH OF KINVER.

ANOTHER

Field of Pasture Land

ronting to the road from Greensforge to Stourton, and bounded on the east by Smestow Brook, being No. 11 and part 13 on the Ordnance Map, and having an area of about 12.369 acres, or

12a. 1r. 19p.

Let with other lands to Mr. J. B. Adams, on a Lady-day tenancy, subject to six months' notice, tenant paying rates.

The apportioned rent in respect of this Lot is £5 0s. 0d. per annum.

The Sporting Rent apportioned to this Lot is £1 1s. 6d. per annum.

Tithe as apportioned by the Auctioneers, 5s. per annum. Value for 1913, 3s. 9d.

Timber valuation, £7 15s. od.

*Sold
£4400
Lady Grey.*

LOT 41

COLOURED PINK ON PLAN No. 2.

PARISH OF KINVER.

THE CAPITAL

Corn-Growing Farm

known as

“CHECKHILL FARM,”



comprising

A GOOD FARM HOUSE,
Substantially-built Farm Buildings, the Old Mill Pond,
and Two-storey Corn-Grinding Mill,
from which power is transmitted to work Farm Machinery.

A VALUABLE GRAVEL PIT in Field No. 58, 15 Acres of Woods and Osier Beds, and Seven Enclosures of Fertile Arable Land

having a long frontage to the road from Greensforge to Highgate Common, the whole containing an area of about 231·116 acres, or

231a. 0r. 18p.

THE HOUSE, which is prettily situated and beautifully sheltered, has the following accommodation:—Hall, Sitting Room, Kitchen, Back Kitchen, Pantry, Dairy, Cellar and Washhouse; and on the first floor, Landing, four Bedrooms and two other Rooms, with the usual Out-offices and Garden.

THE FARM BUILDINGS comprise:—Two 4-stall Cart Stables, with Lofts over, Cart and Implement Shed, with Granary over, Loose Box, Blacksmith's Shop, Pigstye, and Boiling House, Double-bay Barn and Drift way, a 10-tie Cow House, with Feeding way and Fodder Bin, 4-tie Cow House and Mixing House, Open Front Building, Fold Yard, Rick Yard, etc.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
Pt. 41	Old Rick Yard920	Mr. J. B. Adams.	£72 5 0	Apportioned rent. Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
40	House, Buildings, etc. ...	.840		
38	Pasture ...	2.439			
35	Do. ...	1.760			
20	Arable ...	18.244			
5	Do. ...	21.654			
7	Do. ...	26.169			
8	Do. ...	31.242			
Pt. 18	Do. ...	36.360	Mr. John Cox. <i>Lady-day.</i>	£24 0 0	Lady-day Tenancy. Tenant pays rates. Apportioned rent.
39	Mill Pond ...	2.396			
58	Arable ...	49.660			
Pt. 59	Do. ...	20.245	In hand.	
Pt. 58	Gravel Pit ...	—			
Pt. 36	Woods and Osier Beds	12.364			
42	Do. ...	3.123			
19	Do. ...	3.700			
		231.116 or A. R. P. 231 0 18		£20 18 0	Sporting rent apportioned to this lot.
	19 ¹² 7			£117 3 0	

For the purpose of this Sale, notice has been given to terminate Mr. Cox's tenancy at Lady-day, 1914.

Timber valuation, £560 17s. od.

*Sold
£1000
Lady Day.*

LOT 42

COLOURED YELLOW ON PLAN No. 2.

PARISH OF KINVER.

A Fine Sporting Holding

COMPRISING

TWO CAPITAL FIELDS OF
ARABLE LAND,

fronting to the road from Greensforge to Highgate Common, and to Mill Lane, together
with the

Well-Grown Plantation

known as

“THE HEATH,”

A Field of Pasture Land,

AND A PORTION OF

CHECKHILL BOGS,

the whole containing an area of about 61.826 acres, or

61a. 3r. 12p.

The Purchaser of this lot will be required to erect a fence for a distance of about 50 yards on
the east boundary against Lot 41, between the points marked A and B, as shown on Sale Plan.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
4	Arable	16.398	Mr. J. B. Adams.	£16 15 0	Lady-day tenancy, subject to six months' notice. Tenant pays rates. Apportioned rent.
22	Do.	22.291			
21	Rough	1.760			
Pt. 35	Pasture	4.011			
3	The Heath	9.330	Sir Henry Foley Grey, Bart.	10 0	Tenancy Subject to 12 months' notice, expiring Feb. 2 in any year.
Pt. 36	Checkhill Bogs ...	8.036	In hand.	... ..	Sporting rent apportioned to this lot.
		61.826		£4 19 0	
		OR A. R. P. 61 3 12		£22 4 0	

Timber valuation, £62 5s. od.

Sold
£380
Lily Guy

LOT 43

COLOURED BLUE ON PLAN No. 2.

PARISH OF KINVER.

A
Brick-Built and Tiled Cottage

(No. 30 Kinver), in Mill Lane, Checkhill, together with two enclosures of Meadow Land, intersected by the Spittle Brook, the whole having an area of about 5.638 acres, or

5a. 2r. 22p.

THE COTTAGE contains:—Living Room, Scullery, Pantry, and three Bedrooms, with Pigstye and Garden.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
27	Cottage and Garden ...	.323	Mr. J. B. Adams.	£7 0 0	Apportioned rent. Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
28	Pasture ...	2.080			
26	Do. ...	.817			
25	Do. ...	.500			
24	Do. ...	1.918			
		5.638 or A. R. P. 5 2 22		9 6	Sporting rent apportioned to this lot.
				£7 9 6	

Dr. R.
Mr. Adams

Timber valuation, £16 6s. od.

Sold
£120
Lily Guy

LOT 44

COLOURED PINK ON PLAN No. 2.

PARISH OF KINVER.

The Capital Country Cottage

known as

“PEAR TREE COTTAGE,” Mill Lane, Checkhill,
AND SMALL GARDEN,

No. 29 on the Ordnance Map, and having an area of .248 acres, or

0a. 0r. 39p.

THE COTTAGE contains:—Living Room, Scullery, Pantry, and two Bedrooms, with the usual Outbuildings and Pigstye.

Let to Mr. J. Rogers, on a monthly tenancy, at a rent of **£5 4s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is 1s. od. per annum.

*Sold
£830
Lady Grey*

LOT 45

COLOURED BLUE ON PLAN No. 2.

PARISH OF KINVER.

A Very Desirable Property

entirely bounded by roads, and situate about a quarter of a mile from Greensforge, on the road to Stourton, comprising :—

Four Fields of Good Quality
Arable Land,

An Excellent Pair of Cottages

KNOWN AS

“RUMFORD COTTAGES,”

and about 8½ acres of Osier Beds and Woods, intersected by the Spittle Brook.

Total area, 41·573 acres, or

41a. 2r. 11p.

The Cottages are numbered 12 and 13 Kinver, and each contains three Bedrooms, Living Room, Scullery, and Pantry, with usual Outoffices and good Garden.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
16	Arable	8.772	Mr. J. B. Adams.	£12 0 0	Apportioned rent. Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
43	Do.	9.541			
44	Do.	9.913			
45	Do.	4.491			
		31.717			
46	Two Cottages	·334	Mr. John Cox. In hand.	£10 0 0	Lady-day tenancy. Apportioned rent. Tenant pays rates.
55	Osier Beds and Wood ...	8.522		... ..
		41.573 or A. R. P. 41 2 11		£3 18 6	
				£25 18 6	Sporting rent apportioned to this lot.

For the purpose of this Sale, notice has been given to terminate Mr. Cox's tenancy at Lady-day, 1914.

Tithe (apportioned value), £1 3s. od. Value for 1913. 17s. 2d.

Timber valuation, £178 2s. od.

*Withdrawn
£3600
h-9 Plank*

LOT 46

COLOURED BLUE ON PLAN No. 3.

IN THE PARISHES OF KINVER AND KINGSWINFORD.

A Compact and Useful FARM

WELL KNOWN AS

“Stourton Fields Farm,”



lying to the west of the road from Greensforge to Stourton, comprising:—

A Finely-Situated and Commodious Farm House,

placed in the centre of the Farm, and approached by a road known as Cook's Road, having the following accommodation:—Entrance Hall, Drawing Room, Dining Room, Kitchen, Scullery, Larder, Dairy, five Bedrooms on the first floor, two Attics, Lumber Room over Scullery, three Cellars, and the usual Out-offices.

There is a pleasant Garden and a good Well of Water.

A Well-arranged Homestead

consisting of:—Trap House, with Granary over, two-stall Stable, Calf Pen and Poultry Pens round a small Yard, Stable for eight Horses, with Loft over, Double-bay Barn and Drift Way, 12-tie Cow House, with Feeding Way, Mixing House, two capital Implement Sheds, Blacksmith's Shop, Stable for four Horses, with Loft over, and open Front Shed in another Yard, three Pigstyes, Rick Yard, etc.

A Capital Brick and Tiled Keeper's Cottage,

near Rumford Covert, containing Sitting Room, Kitchen, Scullery, Larder, and four Bedrooms, with Outbuildings in Yard, Well of Water, and good Garden.

Another Cottage, known as "Deadmoor Cottage"

(Nos. 18 and 19 Kinver), adjoining Gothersley, containing seven Rooms and about

256a. 0r. 28p. of Well-cultivated Arable and Pasture Land,

divided into the following enclosures:—

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
60	Arable	18.507	Mr. J. Cox.	£112 15 0	Apportioned rent. Lady-day tenancy. Tenant pays rates.
57	Do.	20.140			
96	Do.	11.254			
93	Do.	18.804			
92	Do.	10.092			
Pt. 99	Do.	13.894			
Pt. 100	Do.	7.106			
115	Do.	16.649			
116	Arable	12.113			
119	Pasture	10.322			
120	House, Buildings, etc.	2.272			
118	Plantation ... ..	.864		
121	Arable	16.112			
122	Do.	8.337			
125	Do.	12.006			
126	Do.	7.987			
127	Do.	13.518			
129	Plantation ... ..	.489		
130	Arable	12.370			
Pt. 133	Smestow Brook ...	.575		
140	Arable	18.345			
114	Cottage370			
132	Pasture	10.315			
PARISH	OF KINGSWINFORD.				
1114	Pasture	8.976	In hand. Mr. George Salter.	Apportioned rent. Lease expiring at Feb. 2nd, 1918. Lessee pays rates.
1117	Road ... ..	.052		
1118	Pasture ... ..	.251		
1119	Do.	2.336			
Pt. 1120	Smestow Brook ...	.649		
PARISH	OF KINVER.	12.264			
97	Plantation526	In hand. Mr. George Salter.	Apportioned rent. Lease expiring at Feb. 2nd, 1918. Lessee pays rates.
98	Keeper's Cottage ...	.947		
		256.178 or A. R. P. 256 0 28		£22 14 0	Sporting rent apportioned to this lot.
				£145 9 0	

Tithe (apportioned value), 6s. 9d. Value for 1913, 5s. 1d.

This Lot is sold subject to certain rights of way and to use the Wharf No. 1118 on plan, specially referred to in the Conditions of Sale.

The road marked Cook's Road is believed to be a public highway, as far as the entrance to Stourton Fields Homestead. The Farm is sold subject to a right of cartway over Cook's Road in favour of Lot 47.

Timber valuation, £332 13s. 0d.

256.178
12.264
243.914

Handwritten
£700

LOT 47

COLOURED YELLOW ON PLAN No. 3.

PARISH OF KINVER.

THE VALUABLE
Woodland Property

with a frontage to Mill Lane, Checkhill, on the boundary of the Prestwood Estate, and adjoining the Enville Estate of Lady Grey, comprising the following **WELL-KNOWN WOODS** :—

Ord. No.	Name of Wood.	Area Acres.
61	{ Valley Covert }	50.722
	{ Hanging Covert }	
	{ Coach Road Covert }	
95	Cuckoo Trees	2.954
124	Part of Hampton Valley	46.334
123	Drive ... ..	.800
		100.810

Handwritten
Mr. G. L. Dring.

Total Area, 100a. 3r. 9p.

THE VALUABLE TIMBER consists chiefly of **Spanish Chestnut, Oak and Larch** and has been valued for the purpose of this Sale at the sum of £10,622 12s. od.

The Sporting rent apportioned to this Lot is £12 10s. od. per annum.

The road marked on the plan as Cook's Road is believed to be a public highway as far as the entrance to Stourton Fields Homestead, but a right of cartway over the private portion will be included in the Sale.

This Lot is sold with a right to use in common with others the Wharf No. 1118 on Plan, with access thereto and therefrom.

Handwritten
£150

LOT 48

COLOURED PINK ON PLAN No. 2.

PARISH OF KINVER.

ANOTHER
Valuable Timber Property
KNOWN AS
"RUMFORD COVERT,"

fronting to the road from Greensforge to Stourton, No. 56 on the Ordnance Map, together with the new **PLANTATION**, being part Nos. 99, 100, and 101 on the Ordnance Map.

Total Area, 25.544 acres, or

25a. 2r. 7p.

The Sporting rent apportioned to this Lot is £3 3s. od. per annum.

The **TIMBER** on this Lot has been valued for the purpose of this Sale at the sum of £2,358 os. od.

This Lot is sold with a similar right to use the Wharf No. 1118 on the Plan as that referred to under Lot 47.

LOT 49

COLOURED YELLOW ON PLAN No. 2.

PARISHES OF KINVER AND KINGSWINFORD.

W. L. Brown
£1100
Platt.

THE
INTERESTING PROPERTY

beautifully situated between the road from Greensforge to Stourton and the Staffordshire and Worcestershire Canal, comprising :—



An Attractive Residence

known as

“GOTHERSLEY,”

With Ornamental Grounds and Useful Buildings,

A DELIGHTFUL COUNTRY COTTAGE

adjoining, in excellent repair,

Another COTTAGE, adjoining the Mill Ponds,
and about
**49a. 3r. 2p. of ARABLE and PASTURE LAND
and OSIER BEDS.**

“**GOTHERSLEY**” has the following accommodation:—Porch and Entrance Hall, three Capital Sitting Rooms, Kitchen (with Range), Scullery, Dairy, Larder, and good Cellarage; four Bedrooms, Dressing Room, w.c., and Box Room on the First Floor, four Rooms and Store Room on the Second Floor.

THE BUILDINGS comprise:—4-stall Stable, Trap House, Saddle Room, Cowhouse, two Pigstyes, and Poultry Pens.



THE COTTAGE, let to Mr. Wood, has been entirely remodelled, and is exceptionally attractive; it has the following accommodation:—Two Sitting Rooms, with Bay Windows and modern Grates, Kitchen, Pantry, Larder, Cellar, Landing, and four Bedrooms, with a good Well of Water and a pretty Ornamental Garden.

THE COTTAGE adjoining the Mill Ponds (No. 17 Kinver) contains five Rooms, and has a Pigstye and Garden.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINGSWINFORD.				
1101	Pasture	1.016	Mr. James Stokes.	£35 0 0	Lady-day tenancy, subject to 6 months' notice. Tenant pays rates.
PARISH	OF KINVER.				
104	Pasture	4.870			
112	Do.	4.683			
107	Do.	8.932	Mr. Harry Wood.	£7 16 0	Subject to 6 months' notice to expire at Jan. 1 or July 1 in any year.
Pt. 105	House, Buildings, etc.	2.734			
Pt. 105	Cottage and Garden ...	21.219 9 2	Mr. A. Reynolds.	£5 4 0	Monthly Tenancy.
110	Cottage308	Mr. J. Cox.	£3 0 0	Appportioned rent. Lady-day tenancy. Tenant pays rates.
Pt. 101	Arable	9.287	In hand.	
54	✓ Osier Beds	4.895			
102	✓ Wood ... ..	.753		
103	✓ Smestow Brook ... ..	.954		
106	✓ Mill Pond ... ..	.922		
108	✓ Do.	2.184			
109	✓ Osier Bed	1.961			
111	✓ Do.	1.856			
113	✓ Wood	1.715			
Pt. 133	✓ Smestow Brook ... ..	.450		
PARISH	OF KINGSWINFORD.				
1098	Osiers929	113 54.010	£3 10 0	Sporting rent apportioned to this lot.
1102	Do.	1.315		£54 10 0	
		49.764 or A. R. P. 49 3 2	49.764 2.242 47.522		

Tithe (apportioned value), 9s. 8d. Value for 1913, 7s. 3d.

For the purpose of this Sale, notice has been given to terminate Mr. Cox's tenancy at Lady-day, 1914.

This Lot is sold with a similar right to use the Wharf No. 1118 on Plan as that referred to under Lot 47.

The Purchaser of this Lot will be required to erect a suitable fence against Lot 46 between the points marked A and B on the Sale Plan.

Timber valuation, £291 12s. od.

LOT 50 COLOURED YELLOW ON PLAN No. 3. PARISH OF KINVER.

A

Very Valuable Property

KNOWN AS

"STOURTON GORSE,"

being No. 128 on the Ordnance Map, and having an area of 21a. 1r. 0p. with the

EXCELLENT QUALITY WELL-GROWN TIMBER,

consisting chiefly of Oak, Larch, and Spanish Chestnut, which has been valued for the purpose of this Sale at the sum of £1,255 os. od.

The Sporting rent apportioned to this Lot is £2 13s. od. per annum.

This Lot is sold with a similar right to that given to Lot 47 to use the Wharf at Trickett's Bridge, No. 1118 on Plan.

Withdrawn
£1200
in Plan.

LOT 51
COLOURED PINK ON PLAN No. 3.
PARISH OF KINVER.

A Useful Small Holding

intersected by the road from Stourton to Greensforge, and bounded on the east by Smestow Brook, comprising a

Picturesque Pair of Modern Cottages

KNOWN AS
"STOURTON GORSE COTTAGES,"

Four Fields of Arable Land

in a high state of cultivation,

Two Well-watered Meadows and an Osier Bed,

the whole having an area of about 67.355 acres, or

67a. 1r. 16p.

Each Cottage has the following accommodation:—Porch, Living Room, Scullery, Pantry, two Bedrooms, and has an excellent Garden, and a good Well of Water.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
I39	Arable	18.373	Mr. John Cox.	£23 10 0	Apportioned rent. Lady-day tenancy. Tenant pays rates.
I37	Do.	12.269			
I38	Do.	9.249			
I35	Do.	9.899			
I34	Pasture	3.527			
Pt. I36	Stourton Gorse Cottage	.253	Mr. J. Postins.	£5 0 0	Landlord pays rates. Annual Lady-day tenancy. Apportioned rent. Tenant pays rates.
Pt. I36	Do.	.254			
I47	Pasture	6.425	Mr. John Cox.	£6 0 0	
I48	Rabbit Osiers	3.367			
Pts. I33 & 272	Smestow Brook860	In hand.	
PARISH	OF KINGSWINFORD.				
II2I	Osier Bed	2.202			
Pt. II20	Smestow Brook ... ..	.677		
		67.355 or A. R. P. 67 1 16		£5 15 0	Sporting rent apportioned to this lot.
				£40 5 0	

For the purpose of this Sale, notices have been given to terminate Mr. Cox's tenancies at Lady-day, 1914.

This Lot is sold with a similar right to that given to Lot 47 to use the Wharf at Trickett's Bridge, No. 1118 on the Plan.

Timber valuation, £78 6s. od.

LOT 52
EDGED BLUE ON PLAN No. 3.
PARISH OF KINVER.

Another Valuable Wood, known as "The Slads,"

fronting to the road from Greensforge to Stourton, being No. 145 on the Ordnance Map, and having an area of about 31.673 acres, or

31a. 2r. 27p.

Withdrawn
£220

The Timber on this Property is well matured, and consists chiefly of **Spanish Chestnut, Larch, Oak and Ash.**

The Sporting rent apportioned to this Lot is £3 18s. od. per annum.

This Lot is sold with a similar right to that given to Lot 47 to use the Wharf at Trickett's Bridge, No. 1118 on Plan.

Timber valuation, £3,830 15s. od.

LOT 53

COLOURED PINK ON PLAN No. 3.

PARISH OF KINVER.

*Withdrawn
£1930*

Yardley

A Highly Desirable Farm

KNOWN AS

"STOURTON FARM,"

situate at Stourton,



comprising

A GOOD FARM HOUSE,

with the following accommodation:—Two Sitting Rooms, Kitchen, Scullery, Dairy, Larder, Cellar, three Bedrooms, and two Attics, with a capital Garden and a good Well of Water.

AN EXCELLENT HOMESTEAD,

consisting of Large Implement Shed, two open-front Feeding Sheds, Double-bay Barn with drift way, Fowl Pen, with Granary over, Chaff House, 2 Cart Stables for Seven Horses, with Lofts over, three Pigstyes, 6-tie Cowhouse, with feeding way, Mixing House, Fold Yard, Rick Yard, etc.

A WELL-BUILT PAIR OF COTTAGES,
each containing three Rooms, with the usual Outbuildings and Gardens, and

**79a. 1r. 14p. of
ARABLE AND PASTURE LAND.**

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
✓ 141	Arable	9.480	Mr. John Cox.	£102 0 0	Annual Lady-day tenancy. Rent apportioned. Tenant pays rates.
✓ 143	Do.	15.001 ✓			
✓ 144	Do.	7.353			
✓ 278	Do.	7.540			
✓ 284	Do.	8.999 ✓			
✓ 283	Do.	8.112 ✓			
✓ 285	Do.	5.386 ✓			
✓ 277	Pasture	9.630 ✓			
✓ 286	Do.	4.015			
✓ 276	House, Buildings, and Garden ... ..	.612 ✓		
✓ 274	Meadow	2.585 ✓			
✓ 275	Orchard ... ..	.403 ✓		
Pt. 289	Two Cottages and Garden225			
		79.341 or A. R. P. 79 1 14		£9 18 0	Sporting rent apportioned to this lot.
				£111 18 0	

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

Tithe (as apportioned by the Auctioneers), £4 19s. 5d. Value for 1913, £3 14s. 4d.

This Lot is sold with a similar right to that given to Lot 47 to use the Wharf at Trickett's Bridge, No. 1118 on Plan.

Timber valuation, £114 5s. od.

LOT 54

COLOURED BLUE ON PLAN No. 3.

PARISH OF KINVER.

Two Enclosures of Arable Land

together with a **Portion of the Wood** well known as
HAMPTON VALLEY,

approached by a right of way through the premises of Stourton Hall, the whole having an area of about 93.909 acres, or

93a. 3r. 25p.

THE TIMBER in Hampton Valley Wood consists chiefly of **Spanish Chestnut, Larch and Oak.**

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
456	Rough	3.806	Mr. John Cox.	£21 0 0	Annual Lady-day tenancy. Rent apportioned. Tenant pays rates.
280	Arable	10.736			
281	Do.	8.410			
282	Rough	1.180			
88, 279 & 142	Hampton Valley Wood (part)	69.777	In hand.	... ..
		93.909 or A. R. P. 93 3 25		£10 16 6	Sporting rent apportioned to this lot.
				£31 16 6	

For the purpose of this Sale, notice has been given to terminate Mr. Cox's tenancy at Lady-day, 1914.

Tithe (apportioned value), £1 8s. 4d. Value for 1913, £1 1s. 2d.

This Lot is sold with a similar right to that given to Lot 47 to use the Wharf at Trickett's Bridge, No. 1118 on Plan.

Timber valuation, £6,642 9s. od.

LOT 55

COLOURED YELLOW ON PLAN No. 3.

PARISH OF KINVER.

Two Fields of Arable Land,

situate at Stourton, with a good frontage to the main Bridgnorth Road, having an area of about 19.175 acres, or

19a. 0r. 28p.

These Fields command most delightful and extensive views, and form **AN EXCEPTIONAL SITE for the erection of a good Residence.**

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
317	Site of Rock Cottages	.796	In hand.	... ..	Lady-day tenancy. Rent apportioned. Tenant pays rates.
316	Arable and old Cottage	13.768	Mr. John Cox.	£15 15 0	
340	Arable	4.611		£1 13 0	
		19.175 or A. R. P. 19 0 28		£17 8 0	Sporting rent apportioned to this lot.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

Tithe as apportioned by the Auctioneers, £1 17s. 3d. Value for 1913, £1 7s. 10d.

Water can be obtained from the mains of the Seisdon Rural District Council.

Timber valuation, £22 8s. od.

*Sold
£1200
with Marsh.*

LOT 56

COLOURED PINK ON PLAN No. 3.

PARISH OF KINVER.

A BEAUTIFULLY-SITUATED

RESIDENCE

KNOWN AS

“STOURTON HOUSE,”

commanding delightful views over the surrounding country; together with



Three Fields of Park-like Turf Land,

having a long frontage to the main Bridgnorth Road, the whole forming **A VERY DESIRABLE PROPERTY**, having an area of about 22·773 acres, or

22a. 3r. 3p.

STOURTON HOUSE is approached by a carriage drive, and has the following accommodation:—Porch and Entrance Hall, two Spacious Sitting Rooms, Kitchen, Scullery, Pantry, Dairy and Cellar; on the First Floor, approached by a **Fine Oak Staircase**, are four capital Bedrooms and w.c., and on the Second Floor, four good-sized Rooms.

The Seisdon Rural District Co.'s Water is laid on.

In an enclosed Paved Yard are the usual Outbuildings, and a

USEFUL SET OF FARM BUILDINGS

comprises Cowshed for three, and Calf Pen with Loft over, Trap House and Loft over, Pigstye, and a 4-tie Cowhouse with Loft over.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
312	Stourton House, Build- ings and Garden ...	.583	Mr. W. Edwards.	£47 0 0	Lease expiring at March 25th, 1915. Lessee pays Rates. Apportioned rent Lady-day tenancy, subject to six months' notice. Rent apportioned. Tenant pays Rates.
342	Pasture ...	8.294			
341	Do. ...	.499			
Pt. 311	Garden ...	.198	Mr. Alfred Marsh.	£13 0 0	
Pt. 311	Pasture ...	4.775			
343	Do. ...	8.424			
		22.773 or A. R. P. 22 3 3		£1 19 0	Sporting rent apportioned to this lot.
				£61 19 0	

Timber valuation, £31 10s. od.

Sold privately to Mr. F. Grayebank.

Withdrawn £370

LOT 57

COLOURED BLUE ON PLAN No. 3.

PARISH OF KINVER.

Three Fields of Good Quality Arable Land

situate at Stourton, and fronting to the road from Stourton to Greensforge, being Nos. 290, 291 and 310 on the Ordnance Map, and having an area of about 22.892 acres, or

22a. 3r. 22p.

This Lot, which affords fine views, is a VERY SUITABLE SITE for the erection of a good Residence.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
290	Arable	7.075	} Mr. John Cox.	£20 5 0	Lady-day tenancy. Rent apportioned. Tenant pays Rates.
291	Do.	6.350			
310	Do.	9.467			
		22.892 or A. R. P. 22 3 22		£1 19 0	Sporting rent apportioned to this lot.
				£22 4 0	

For the purpose of this Sale, notice has been given to terminate Mr. Cox's tenancy at Lady-day, 1914.

Tithe (apportioned value), 3s. Value for 1913, 2s. 3d.

Timber valuation, £5 4s

LOT 58

COLOURED BLUE ON PLAN No. 3.

PARISH OF KINVER.

A PAIR OF Brick and Tiled Cottages,

in excellent repair, situate at Stourton, on the road to Greensforge, together with a **Plot of Garden Ground** and an **Enclosure of Pasture**, the whole having an area of 3.031 acres, or

3a. 0r. 4p.

Each Cottage contains three Rooms, with Washhouse, Pigstye, and good Garden.

The Seisdon Rural District Council's Water is laid on.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
Pt. 314	Cottage and Garden ...	.281	{ In hand. Mr. James Rogers.	£5 4 0	Estimated Rental. Monthly Tenancy. Landlord pays Rates.
Pt. 314	Do.			£5 4 0	
315	Pasture	2.089	{ Mr. W. Edwards.	£3 0 0	Lease expiring at Lady-day, 1915. Lessee pays rates. Apportioned Rent.
313	Garden ... ..	.661			
		3.031 or A. R. P. 3 0 4		5 0	
				£13 13 0	Sporting rent apportioned to this lot.

Timber valuation, 17s. 0d.

LOT 59

COLOURED YELLOW ON PLAN No. 3.

PARISHES OF KINVER AND KINGSWINFORD.

THE FINE Old Castellated Mansion

distinguished as

“STOURTON CASTLE,”

occupying a pleasant position on the banks of the River Mersey, and commanding extensive views over the surrounding exceedingly picturesque country.

STOURTON CASTLE

is the subject of considerable historical interest, specially referred to in the General Remarks. The Mansion is approached by a Carriage Drive, with Entrance Lodge, and has the following accommodation :—

On the Ground Floor—

VESTIBULE with groined roof, communicating with a **WELL-PROPORTIONED SALOON**, 31ft. by 25ft., having an Oak Floor, and lit by a Lantern Roof-light. From this Saloon access is obtained to the

DRAWING ROOM, 34ft. by 20ft.; **DINING ROOM**, 30ft. by 20ft.

Opening on to the Vestibule is the

MORNING ROOM, 18ft. by 16ft., w.c., an Ante-room, 16ft. by 11ft., communicating with the

BILLIARD ROOM, 22ft. by 16ft., also Bath Room with Lavatory, and

LIBRARY, 34ft. by 18ft. 6in.

On the First Floor, approached by principal stone and secondary staircases, are

ELEVEN BED AND DRESSING ROOMS

of the following respective dimensions, 14ft. by 12ft., 12ft. by 10ft., 19ft. by 17ft (known as the Cardinal's Room, with fine old stone Chimney Piece with carved heads), 19ft. by 18ft., 18ft. by 15ft., 18ft. by 16ft. 6in., 19ft. by 18ft., 17ft. by 12ft. 6in., 21ft. by 16ft., 16ft. by 12ft., 17ft. by 15ft., two w.c.'s and Housemaids' Closet, with Hot and Cold Water taps.

In the Tower are two rooms, measuring 17ft. by 10ft. and 19ft. by 17ft., with spiral stone staircase to Lumber Room, Tank Room, and roof.

Over the Domestic Offices are **THREE WELL-PROPORTIONED BEDROOMS**.

THE DOMESTIC OFFICES include :—Butler's Pantry, Housekeeper's Room with large Store Room attached, Servants' Hall, Spacious Kitchen, Scullery, Larders, etc.

In the Basement is ample Cellarage.

*Sold
£2730
J. J. Grazebrook
Hawley*



STOURTON CASTLE.
Lot 59.

THE STABLING,

with walled approach from main Drive, is exceedingly well arranged, and comprises:— Ten Stalls and twelve Loose Boxes, two Coach Houses, two Harness Rooms, Men's Mess Room, Loft, and five Men's Rooms over; there is also a Blacksmith's Shop and Forge, Washing Box, Exercising Ground, Kennels, Piggeries, Cowhouse, etc.

THE PLEASURE GROUNDS AND GARDENS

are thickly wooded and shrubbed, and abound in shaded walks; they slope to the banks of the river, and are arranged in terrace walks with pretty rockery.

THE KITCHEN GARDEN extends to about **Three Acres**, half of which is walled, and the **Glass Houses** comprise:—Vineries, Stove Houses, Melon and Cucumber Houses, Potting Sheds, Furnaces and Boilers for heating purposes, etc., etc.

The whole property, including the

Well-Timbered Park Land, An Enclosure of Arable Land,

THE KEEPER'S COTTAGE, on the road from Stourton to Greensforge, containing six Rooms, and having a good Garden, together with

Valuable Woodlands and Osier Beds,

has a total area of

79a. 1r. 25p.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
345	Meadow	7.593	Messrs. Elwell, Williams & Co.	12 10 0	Apportioned Rent. Annual Lady-day Tenancy. Tenants pay Rates.
357	Do. ... ..	.752		
344	Arable	2.866	Mr. John Cox.	£2 10 0	Lady-day tenancy, subject to six months' notice. Tenant pays Rates.
292	Park	21.485	Mr. Alfred Marsh.	£23 0 0	Tenancy subject to three months' notice to expire at Lady-day or Michaelmas. Tenant pays Rates.
Pt. 289	Gardens550	Various tenants.	£1 12 0	Quarterly and half-yearly tenancies.
273	Keeper's Cottage650	Mr. George Salter.	£10 0 0	Apportioned Rent. Let on lease expiring February 2nd, 1918. Lessee pays Rates.
359	Stourton Castle, Buildings, Lodge, etc. ...	2.389	In hand.	...	
358	Grounds, etc.	5.131			
307	Do. ... ..	.676		
308	Kitchen Garden and Glass Houses ...	2.240			
309	Road ... ..	.513		
Pt. 396	River Stour	3.740			
293	Plantation ... ..	.553		
306	Do. ... ..	.870		
271	Osier Bed	7.600			
270	Do. ... ..	.137		
146	Hollywood	11.744			
Pt. 272	Smestow Brook ...	.885		
PARISH	OF KINGSWINFORD.				
1130	Osier Bed211	79.460 9.086 70.374	£7 18 0	Sporting rent apportioned to this lot.
1126	Do.	8.072			
1127	Smestow Brook ...	.803		
		79.460 or A. R. P. 79 1 25			
				£57 10 0	

Tithe (apportioned value), £2 os. od. Value for 1913, £1 9s. 11d.

Stourton Castle has been unoccupied for some years, and a moderate outlay will be necessary to make it suitable for occupation.

For the purpose of this Sale, notices have been given to terminate Messrs. Elwell, Williams & Co.'s tenancy at Lady-day, 1914, and Mr. John Cox's tenancy at Michaelmas, 1913.

This Lot is sold subject to a right in favour of Lot 1 to maintain the drain referred to in the Conditions of Sale.

Timber valuation, £860 os. od.

Second Day's Sale,
Friday, July 18th, 1913,
COMMENCING PUNCTUALLY AT THREE P.M.

*Sold
£285
W. L. Downing*

LOT 60

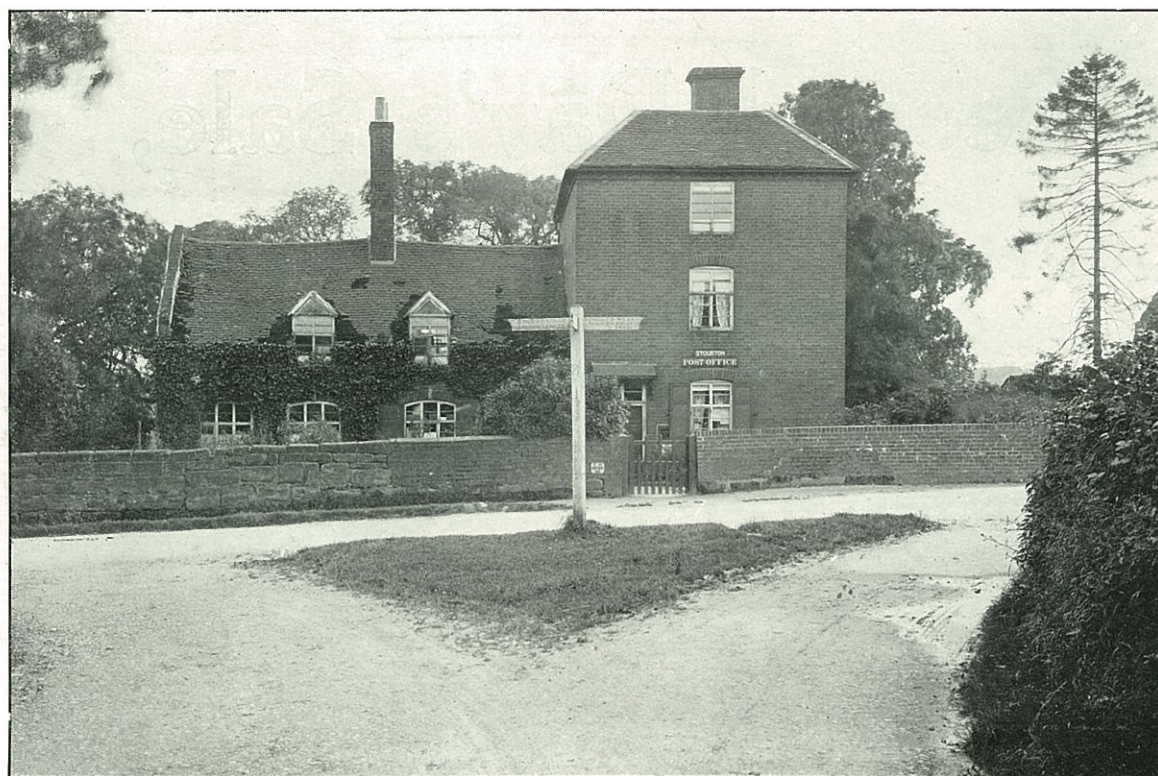
COLOURED BLUE ON PLAN No. 4.

PARISH OF KINVER.

The Capital Property

comprising

“STOURTON POST OFFICE,”



together with a

Brick and Tiled Cottage

adjoining, occupying a good position on the main road from Stourbridge to Bridgnorth.

The whole of the Premises are in good repair, and the Post Office has the following accommodation:—Hall, Shop, two Sitting Rooms, Scullery, Store Room, Cellar, three capital Bedrooms and Attic; also an excellent Garden.

THE COTTAGE contains three Rooms, and has a good Garden.

The Seisdon Rural District Council's Water is laid on.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
Pt. 363	Stourton Post Office	.475	Miss A. Yardley.	£10 0 0	Lady-day tenancy, subject to six months' notice. Tenant pays Rates.
Pt. 363	and Cottage ...		Mr. J. W. Oakley.	£5 4 0	Subject to three months' notice to expire at any time.
		.475 or R. P. 1 36		1 0	Sporting rent apportioned to this Lot.
				£15 5 0	

Timber valuation, £2 10s. od.

LOT 61

COLOURED YELLOW ON PLAN No. 4.

PARISH OF KINVER.

WELL-SITUATED PASTURE HOLDING
WITH
USEFUL BUILDINGS,

adjoining the Stourton Post Office, and fronting to the main Stourbridge to Bridgnorth Road, having an area of about 22.511 acres, or

22a. 2r. 1p.

THE BUILDINGS comprise a Double-Bay Barn, with drift way and Implement and Cart Shed.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
362	Pasture ...	2.371	Mr. John Cox.	£4 15 0	Michaelmas tenancy. Tenant pays rates.
361	Pasture and Buildings	3.862	Mr. John Cox.	£21 15 0	Annual Lady-day Tenancy. Apportioned Rent. Tenant pays Rates.
375	Pasture ...	5.928			
376	Do. ...	9.020	In hand.	... ..	Sporting rent apportioned to this Lot.
373	Wood ...	1.330			
		22.511 or A. R. P. 22 2 1		£1 19 6	
				£28 9 6	

For the purpose of this Sale, notices have been given to terminate Mr. John Cox's tenancies at Lady-day, 1914.

There are a number of fine Walnut and Park-like Trees on this Lot. This choice, undulating site is most suitable for the erection of a Residence, which would have lovely views and a south aspect.

Water can be obtained from the mains of the Seisdon Rural District Council.

Timber valuation, £189 6s. od.

£6500
withdrawn

LOT 62

COLOURED PINK ON PLAN No. 4.

PARISH OF KINVER.

A VERY ATTRACTIVE RESIDENTIAL ESTATE

intersected by the main road from Wolverhampton to Kidderminster, by the road from "The Stewponey" to Kinver, and by the Staffordshire and Worcestershire Canal, comprising

The Picturesque Historical Residence DISTINGUISHED AS "DUNSLEY HALL,"



A Compact and Well-arranged Homestead,
An Excellent PAIR OF COTTAGES adjoining the Homestead,
16 Fields of First-class Arable and Pasture Land
IN GOOD HEART, TOGETHER WITH THE
FINELY-TIMBERED WOODS known as "Dunsley Bank,"
SCHOOL PLANTATION and part of GIBBET WOOD and
VALUABLE OSIER BEDS,

the whole having an area of about **272a. 2r. 3p.**

DUNSLEY HALL is approached by a circular Carriage Drive, and occupies a commanding position, affording magnificent views over the surrounding country.

The accommodation is :—

On the Ground Floor, Porch, old Flagged Entrance Hall, 19ft. by 14ft., with open timber work ceiling, pleasant **BREAKFAST ROOM, DRAWING ROOM,** 19ft. 6in.

by 15ft., with large Bay Window, 8ft. by 4ft., **DINING ROOM**, 23ft. by 15ft. 3in., two Pantries, two Larders, Kitchen, Scullery.

On the First Floor, approached by two Staircases, **five Well-proportioned Bedrooms**, Nursery, Clothes Closet, two Linen Cupboards, Bath Room, and w.c.

In Basement, three capital Cellars.

Outside, in paved and cobbled Courtyard, Engine House, Washhouse, Coal Place, Store Room, with man's room over.

There is a good Well of Water, from which the water is pumped to a large Storage Tank at the top of the house.

In the Stable Yard, Dog Kennels, Pig Yard, Loose Box, 2-stall Stable, Carriage or Motor House with Loft over, Harness Room, Pigeon House, 4-tie Cowhouse, and Calf Pen.

The **ORNAMENTAL GARDEN** is divided by a sunk fence from a Cherry, Pear and Apple Orchard.

The walled **GARDEN** is well planted with all varieties of Fruit Trees, and includes a capital **Tennis Lawn**. In the Gardens are Heated Frames, Tomato House, Stove House, two Vineries, and Greenhouse.

The House, Buildings and Homestead are all lighted by electricity, which has been installed by the tenant.



THE HOMESTEAD is well placed on the opposite side of the Kinver Road, and comprises:—Open Front Feeding Pen, 4-tie Cowhouse, 9-tie Cowhouse, with feeding way and Calf Pen, 3-tie Cowhouse and feeding way, Mixing House, 7-stall Cart Stable, Engine House, with Loft over, Fold Yard, a second Mixing House and Mill, with Granary over, Double-bay Barn and drift way.

AROUND A SECOND FOLD YARD are:—Six Pigstyes, 6-tie Cowhouse, Double-bay Barn and drift way, Implement Shed and Fowl Pen over, Cart Shed and Granary over.

Dunsley Hall, a large portion of which is of great antiquity, with its stone-mullioned windows and quadruple blocks of chimneys, forms a very noticeable and interesting feature on the road from the “Stewponey” to Kinver.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH OF KINVER.					
428	Dunsley Hall, Build-ings, etc. ...	1.342	Mr. Alfred Marsh. <i>RV. 177.15. 33 Bds.</i>	£222 0 0	Lady-day tenancy, subject to six months' notice. Apportioned Rent. Tenant pays Rates.
429	Orchard ...	1.576			
426	Tennis Lawn and Pasture ...	3.354			
424	Arable ...	8.996			
438	Do. ...	13.751			
392	Pasture ...	3.139			
379	Do. ...	14.136			
397	Do. ...	2.328			
398	Do. ...	.948		
378	Do. ...	14.451			
390	Arable ...	23.505			
431	Pasture ...	4.119			
427	Homestead and Cottages ...	1.449			
437	Arable ...	8.774			
436	Do. ...	12.646			
435	Do. ...	13.994	Mr. John Cox	£13 5 0	Annual Lady-day Tenancy. Rent apportioned. Tenant pays Rates.
1004	Do. ...	11.298			
1003	Do. ...	13.547			
1011	Do. ...	9.426			
377	Arable ...	14.549			
Pt. 434	Pt. Gibbet Wood	11.043	In hand. <i>61.674 22.473 128.10. RV. 97079</i>	
389	Dunsley Bank...	50.631			
1005	School Plantation	10.796			
425	Plantation ...	2.187			
395	Osier Bed	2.247			
381	Plantation531		£27 5 0	Sporting rent apportioned to this Lot.
Pt. 400	Osier Bed	6.342			
Pt. 401	Do. ...	7.300			
Pt. 396	River Stour	4.119		£262 10 0	
		272.524 or A. R. P. 72 2 3			

For the purpose of this Sale, notice has been given to terminate Mr. Cox's tenancy at Lady-day, 1914.

Timber valuation, £3565 15s. od.

LOT 63

COLOURED BLUE ON PLAN No. 4.

PARISH OF KINVER.

TWO ENCLOSURES OF PASTURE LAND,

being Nos. 1001 and 1002 on the Ordnance Map, situate on either side of the road from "The Stewpony" to Kinver, adjoining the Dunsley Hall Estate.

The area is about 2.070 acres, or **2a. 0r. 11p.**

Let to Mr. John Brettell on a yearly tenancy, subject to six months' notice, tenant paying rates, at a rent of **£2 10s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is 3s. 6d. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Michaelmas, 1913.

LOT 64

COLOURED BLUE ON PLAN No. 4.

PARISH OF KINVER.

*Sold
£3500
Eliott Williams & Co*

The Very Valuable Fully-Licensed Premises

WELL KNOWN AS

“THE STEWPONEY and FOLEY ARMS HOTEL”

occupying an important position at the junction of the main roads from Stourbridge to Bridgnorth, and from Kidderminster to Wolverhampton, together with

**An Excellent Block of Farm Buildings,
a Cottage adjoining the Hotel,
and Two Fields of Pasture and Arable Land,**

the whole having an area of about

11a. 1r. 32p.



The accommodation of the Hotel is as follows:—

In Basement. Two capital Dry Cellars.

On Ground Floor. Hall, Bar Parlour, Smoke Room, Sitting Room, Dining Room and Coffee Room, with folding partition between, the two rooms together measuring 29ft. by 17ft., spacious Tea Room, with glass-roofed annexe (38ft. by 25ft.), Tap Room, Lobby at foot of back stairs, fitted with Lavatory Basin, Kitchen with Range, Scullery, and two Dairies.

On the First Floor, approached by a Solid Oak Staircase and a second Staircase. Drawing Room, 17ft. by 16ft. 6in., five Bedrooms, and w.c.

On the Second Floor. Five Rooms and Spirit Room.

There is a supply of Water from the mains of the Seisdon Rural District Council.

In the Stable Yard. Loose Box and Harness Room with Loft over, Stabling for six Horses with Lofts over, Double Carriage House and old Malthouse.

There is a capital Garden with a brick-built Garden Shelter, and the

Well-known Bowling Green,

mentioned in Baring Gould's novel, "Bladys of the Stewponney."

THE COTTAGE adjoining the Hotel contains four rooms.

THE EXCELLENT HOMESTEAD comprises:—7-tie Cowhouse, with feeding way, Mixing House and Loft over, 3-stall Stable and Loft over, Grain Cistern, Double-bay Barn and drift way, two implement Sheds, four Pigstyes, 8-tie Cowhouse with Loft over, Fold Yard, etc.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
383	Stewponney and Foley Arms Hotel and Grounds	2.127	Messrs. Elwell, Williams & Co.	£142 10 0	Apportioned Rent. Annual Lady-day tenancy. Tenants pay Rates.
384	Pasture	3.463			
385	Arable	5.866			
		11.456 or A. R. P. 11 1 32		19 6	Sporting rent apportioned to this Lot.
				£143 9 6	

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

Timber valuation, £43 15s. 2d.

LOT 65

COLOURED YELLOW ON PLAN No. 4.

PARISH OF KINVER.

A CAPITAL

ENCLOSURE OF MEADOW LAND,

together with a **PIECE OF GARDEN GROUND**, situate opposite to the Stewponney Hotel, adjoining the Kinver Light Railway at the corner of the main roads to Bridgnorth and Kidderminster, having an area of about 3.602 acres, or

3a. 2r. 16p.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
Pt. 382	Garden ... ..	.436	Messrs. Elwell, Williams & Co.	£5 0 0	Apportioned Rent. Annual Lady-day tenancy. Tenant pays Rates.
Pt. 380	Pasture	2.898			
Pt. 396	River Stour ... ..	.268			
		3.602 or A. R. P. 3 2 16		5 6	Sporting rent apportioned to this Lot.
				£5 5 6	

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

Timber valuation, 10s. od.

LOT 66

COLOURED PINK ON PLAN No. 4.

PARISH OF KINVER.

**A VALUABLE
Plot of Garden Ground**

sloping to the south, opposite to the Stewponey Hotel, at the corner of the main roads to Wolverhampton and Bridgnorth, No. 355 on the Ordnance Map, having an area of about 1.291 acres, or

1a. 1r. 6p.

Let with other lands to Messrs. Elwell, Williams & Co., on a Lady-day tenancy, tenants paying rates.

The apportioned rent in respect of this Lot is **£2 10s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is 2s. 0s. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

NOTE.—This Lot forms a very suitable Building Site for the erection of Cottages, for which Water can be obtained from the mains of the Seisdon Rural District Council.

LOT 67

COLOURED YELLOW ON PLAN No. 4.

PARISH OF KINVER.

**AN EXCELLENT
Field of Arable Land**

fronting to the main road from the Stewponey to Wolverhampton, with **VALUABLE FRONTAGES** to the Stourbridge and the Staffordshire and Worcestershire Canals.

No. 346 on the Ordnance Map, having an area of about 8.719 acres, or

8a. 2r. 35p.

Let with other lands to Messrs. Elwell, Williams & Co., on a Lady-day tenancy, tenants paying rates.

The apportioned rent in respect of this Lot is **£13 0s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is 14s. 6d. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

Timber valuation, £27 10s. 0d.

Kidderminster
£530
Stourbridge
W. Perry

LOT 68

COLOURED BLUE ON PLAN No. 4.

PARISH OF KINVER.

Two Fields of Arable Land
with the Valuable Sand Pit,

with long frontages to the main roads from Stourbridge to Bridgnorth, and from Kidderminster to Wolverhampton and to the Stourbridge Canal, the whole having an area of about 18.291 acres or

18a. 1r. 6p.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
Pt. 351	Arable	5.870	Messrs. Elwell, Williams & Co.	£22 0 0	Apportioned Rent. Annual Lady-day tenancy. Ten- ants pay Rates.
354	Do.	8.801			
		15.671			
347	Do. ... ..	.800	Messrs. Lunt Bros.	£25 0 0	A Royalty of 4d. per ton is paid for all sand taken, with a minimum rent of £25 per annum. Half- yearly tenancy. Tenants pay Rates.
350	Four Locks Sand Pit	2.820			
		3.620			
		18.291 or A. R. P. 18 1 6		£1 11 6	Sporting rent apportioned to this Lot.
				£48 11 6	

For the purpose of this Sale, notice has been given to terminate Messrs. Elwell, Williams & Co.'s tenancy at Lady-day, 1914.

The Water Mains of the Seisden Rural District Council are laid along the Stourbridge and Bridgnorth Road.

Timber valuation, £31 13s. od.

LOT 69

COLOURED PINK ON PLAN No. 4.

PARISH OF KINVER.

Two Fertile Fields of Arable Land

Nos. 352 and 353 on the Ordnance Map, fronting to the main road from Stourbridge to the Stewponey and to the Stourbridge Canal, having an area of about 21.011 acres, or

21a. 0r. 1p.

Let with other lands to Messrs. Elwell, Williams & Co., on a Lady-day tenancy, tenants paying rates.

The apportioned rent in respect of this Lot is £32 0s. 0d. per annum.

The Sporting Rent apportioned to this Lot is £1 16s. 6d. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

The Water Mains of the Seisden Rural District Council are laid along the Stourbridge and Bridgnorth Road.

Timber valuation, £32 0s. od.

Kidderminster
£590

Sold privately
W. R. Sykes
Bradley Heath

LOT 70

COLOURED YELLOW ON PLAN No. 4.

PARISH OF KINVER.

*Withdrawn
£290
Sold Privately to
Mr R. Sykes
Cradley Heath*

A Well-cultivated Arable Field

adjoining the last Lot, with frontages to the main Stourbridge to Bridgnorth Road and to the Stourbridge Canal, No. 261 on the Ordnance Map, having an area of about 10.909 acres, or

10a. 3r. 25p.

Let with other lands to Messrs. Elwell, Williams & Co., on a Lady-day tenancy, tenants paying rates.

The apportioned rent in respect of this Lot is **£16 10s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is 19s. 0d. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

A Water Main is laid in the Road.

Timber valuation, £3 7s. 6d.

LOT 71

COLOURED YELLOW ON PLAN No. 4.

PARISH OF KINVER.

*Withdrawn
£575
Sold Privately
to Samuel Siviter*

A Useful Small Holding

comprising

Two excellent Fields of Arable Land,

Nos. 386 and 387 on the Ordnance Map, fronting to the main road from Stourbridge to Bridgnorth, and bounded on the south by Dunsley Bank Wood.

Area about 21.901 acres, or

21a. 3r. 24p.

Let with other lands to Messrs. Elwell, Williams & Co., on a Lady-day tenancy, tenants paying rates.

The apportioned rent in respect of this Lot is **£33 10s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £1 17s. 6d. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

A Water Main is laid in the Road.

Timber valuation, £12 15s. 0d.

*Kirkham
£4500
sold privately to
W. J. Darby*

LOT 72

COLOURED BLUE ON PLAN No. 4.

PARISH OF KINVER.

A First-class Farm

situated within two miles of Stourbridge Town, with frontages to the main Stourbridge to Bridgnorth Road and to Gibbet Lane, distinguished as

“BARRATT’S COPPICE FARM,”

comprising a

Very Attractive Residence,

A Compact and Well-arranged Homestead,

A WELL-BUILT KEEPER’S COTTAGE,

**Ten Fields of Well-cultivated Arable and
Two Fields of Pasture Land,**

and the

VALUABLE WOODLANDS, known as “Barratt’s Coppice,”

and PART OF GIBBET WOOD, the whole forming a Compact and Desirable

RESIDENTIAL AND AGRICULTURAL ESTATE

having an area of about

202a. 3r. 35p.

The Residence has the following accommodation:—

On the Ground Floor, Tiled Entrance Hall with side entrance, Drawing Room with Bay Window, Morning Room with Bay Window, Dining Room, Front Kitchen, Cooking Kitchen, Dairy, Scullery, Cellar in Basement.

On the First Floor, approached by two Staircases, **FIVE WELL-PROPORTIONED BEDROOMS** and **BATH ROOM**, fitted with Bath, Lavatory Basin, and w.c.

The Water is supplied from the mains of the Seisdon Rural District Council.

There is a pretty Ornamental Garden with Lawn and a productive Kitchen Garden.

There is also a **Motor House** and man’s room with Bedroom over.

THE HOMESTEAD

is arranged round the Fold, Yard and comprises:—Open Front Shed, three-Bay Barn with drift way, 11-tie Cowhouse with feeding way, 3 Pigstyes and Meal House, Chaff



House, Blacksmith's Shop, Implement Shed, Waggon Shed, 3-stall Stable and Loft over, Implement Shed with Granary over.

In the Rick Yard is a **Dutch Barn**, about 35 yards by 7 yards.

THE KEEPER'S COTTAGE contains Sitting Room, Kitchen, Scullery, Pantry, four Bedrooms, Meal House, Game Larder and Coal Place, and has a Pheasantry, Pigstye, Garden, and a good Well of Water.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
259	Barratt's Coppice Farm, House, Buildings, etc.	1.475	Mr. John J. Darby.	£178 0 0	Rent apportioned. Annual Lady-day tenancy. Tenant pays Rates.
240	Pasture	8.365			
260	Do.	9.549			
388	Arable	11.215			
258	Do.	21.838			
239	Do.	17.555			
241	Do.	11.875			
243	Do.	15.992			
253	Do.	8.771			
254	Do.	16.050			
1176	Do.	5.407			
255	Do.	19.135			
256	Do.	19.870			
257	Barratt's Coppice	13.069	In hand.	
Pt. 434	Pt. Gibbet Wood	22.473			
242	Keeper's Cottage and Pheasantry	.335	Mr. George Salter.	£10 0 0	Rent apportioned. Let on lease expiring February 2nd, 1918. Lessee pays Rates.
		202.974 or A. R. P. 202 3 35	202.974 22.473 ✓ 180.501	£19 0 0	Sporting rent apportioned to this Lot.
				£207 0 0	

For the purpose of this Sale, notice has been given to terminate Mr. John J. Darby's tenancy at Lady-day, 1914.

Timber valuation, £2,865 10s. od.

LOT 73

COLOURED PINK ON PLAN No. 4.

PARISH OF KINVER.

An Enclosure of Arable Land

situate two miles from Stourbridge on the main road from Bridgnorth, with valuable frontage to the Stourbridge Canal, Nos. 215 and part 214 on the Ordnance Map, having an area of about 23.940 acres, or

23a. 3r. 30p.

Let with other Lands to Mr. John J. Darby, on a Lady-day tenancy, tenant paying rates.

The apportioned rent in respect of this Lot is **£18 0s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £2 1s. 6d. per annum.

For the purpose of this Sale, notice has been given to terminate Mr. Darby's tenancy at Lady-day, 1914.

A Water Main is laid in the Road.

LOT 74

COLOURED YELLOW ON PLAN No. 4.

PARISH OF KINVER.

**Another
Field of Arable Land**

adjoining the last Lot, fronting to the main Stourbridge to Bridgnorth Road, together with a

Plot of Garden Ground,

the whole having an area of about 13.073 acres, or

13a. 0r. 11p.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
Pt. 216	Arable	12.160	} Mr. John J. Darby	£9 5 0	Rent apportioned. Lady-day tenancy. Tenant pays Rates.
214	Road ... ..	.578			
217	Garden ... ..	.335	In hand.	... ..	Sporting rent apportioned to this Lot.
		13.073 or		£1 2 6	
		A. R. P. 13 0 11		£10 7 6	

For the purpose of this Sale, notice has been given to terminate Mr. Darby's tenancy at Lady-day, 1914.

A Water Main is laid in the Road.

Timber valuation, £5 16s. od.

*Withdrawn
£1450
Sold privately to
Mr J. P. Adams*

LOT 75

COLOURED YELLOW ON PLAN No. 4.

PARISH OF KINVER.

A VERY DESIRABLE SMALL FARM

fronting to the main road from Stourbridge to Bridgnorth, within two miles of Stourbridge, comprising

**Three Fertile Fields of Arable Land,
a Capital Homestead,
AND A GOOD BAILIFF'S HOUSE,**
known as
"High Park,"

the whole having an area of about **60a. 2r. 31p.**



The accommodation of the House is:—Porch, Sitting Room, Kitchen, Washhouse, Cellar, and three Bedrooms, with a good Well of Water and Large Garden.

THE HOMESTEAD

comprises:—Implement Shed and Granary over, Stabling for eight Horses with Lofts over, Double-bay Barn and drift way, Mixing House, Feeding Pen, 8-tie Cowhouse with feeding way, Loose Box, 3 Pigstyes, Boiler House, and Fold Yard, etc.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
245	High Park House and Buildings ... ..	.474	Mr. John J. Darby	£62 16 0	Rent apportioned. Lady-day tenancy. Tenant pays Rates.
237	Arable	21.087			
244	Do.	19.648			
246	Do.	19.486			
		60.695 or A. R. P. 60 2 31		£5 5 0	Sporting rent apportioned to this Lot.
				£68 1 0	

For the purpose of this Sale, notice has been given to terminate Mr. Darby's tenancy at Lady-day, 1914.

Timber valuation, £26 10s. od.

LOT 76

COLOURED PINK ON PLAN No. 4.

PARISH OF KINVER.

A Level Enclosure of Arable Land,

fronting to the Bridgnorth Road, within two miles of Stourbridge, being No. 238 on the Ordnance Map, and having an area of about 16.574 acres, or

16a. 2r. 11p.

Let with other Lands to Mr. John J. Darby, on a Lady-day tenancy, tenant paying rates.

The rent apportioned in respect of this Lot is **£12 10s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £1 8s. 6d. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

A Water Main is laid in the Road.

LOT 77

COLOURED BLUE ON PLAN No. 4.

PARISH OF KINVER.

A

Valuable Building Estate

with frontages to the Bridgnorth Road and Gibbet Lane, **Beautifully Situated**, sloping to the west just outside the Parish of Wollaston, comprising

Two Fields of Arable Land, a Field of Pasture, the well-grown Wood, known as "The Ridge," & two well-built pairs of Cottages, the whole having an area of about

63a. 1r. 17p.

This Lot offers exceptional facilities for development as a Building Estate, it occupies a delightful position 350 feet above sea level, facing west, and sheltered from the east by "The Ridge," the Water Main is laid in the Bridgnorth Road, and a sewer runs across the property from Bridgnorth Road to Gibbet Lane, as shown on the Sale Plan.

This Lot is sold with a right to Drain into this Sewer similar to that provided for in the case of Lot 12.

The Cottages are Nos. 53, 54, 55 and 56 Kinver, and each contains four rooms, and has a good Garden.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
234	Two Cottages ...	.280	Mr. John J. Darby.	£51 10 0	Rent apportioned. Lady-day tenancy. Tenant pays Rates.
235	Pasture ...	4.811			
248	Arable ...	24.694			
250	Do. ...	11.003			
251	Two Cottages ...	.447	In hand. 22/23	... ..	Sporting rent apportioned to this Lot.
247	The Clump ...	1.377			
249	The Ridge ...	20.746			
		63.358 or A. R. P. 63 1 17			
				£6 6 6	
				£57 16 6	

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

Timber valuation, £1,598 os. od.

LOT 78

COLOURED PINK ON PLAN No. 4.

PARISH OF KINVER.

A MAGNIFICENT Building Site

commanding extensive views over the surrounding country, fronting to the Bridgnorth Road, being part No. 236 on the Ordnance Map, and having an area of about 25.441 acres, or

25a. 1r. 30p.

Let with other Lands to Mr. John J. Darby, on a Lady-day tenancy, tenant paying rates.

The apportioned rent in respect of this Lot is **£19 5s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £2 3s. 6d. per annum.

For the purpose of this Sale, notice has been given to terminate Mr. Darby's tenancy at Lady-day, 1914.

A Water Main is laid in the Stourbridge and Bridgnorth Road.

Timber valuation, £33 16s. od.

LOT 79

COLOURED PINK ON PLAN No. 4.

PARISH OF KINVER.

*Sold
£800
Kinpsford Rural
District Council*

A

Productive Arable Field

fronting to Gibbet Lane, being No. 252 on the Ordnance Map, and having an area of about 39.415 acres, or

39a. 1r. 26p.

Let with other lands to Mr. John J. Darby on a Lady-day tenancy, tenant paying rates.

The apportioned rent in respect of this Lot is **£30 0s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £3 8s. 6d. per annum.

For the purpose of this Sale, notice has been given to terminate Mr. Darby's tenancy at Lady-day, 1914.

A Main of the Stourbridge Water Board is laid in the Road near Bott's Farm.

Timber valuation, £5 8s. 0d.

LOT 80

COLOURED BLUE ON PLAN No. 5.

PARISH OF KINVER.

*Withdrawn
£600*

A Very Valuable

Small Holding

fronting to Whittington Hall Lane, comprising

**A BRICK and TILED HOUSE and USEFUL
FARM BUILDINGS,**

known as

“Bott's Farm,”

together with

Two Fields of Pasture and a Field of Arable Land,

the whole having an area of about 27.427 acres, or

27a. 1r. 28p.

THE HOUSE contains Kitchen, Scullery, Pantry, and two Bedrooms, and has a **Supply of Water from the mains of the Stourbridge Water Board.**

THE FARM BUILDINGS comprise Feeding Pen with Granary over, 8-tie Cowhouse with feeding way, 4-stall Cart Stable, 3 Pigstyes, Fowl House, Fold Yard, etc.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1182	Bott's Farm ... ..	.407	} Mr. Enoch Watts.	£31 0 0	Annual Lady-day Tenancy. Tenant pays Rates. Rent apportioned.
1183	Pasture	5.944			
1184	Do.	4.302			
1186	Arable	16.774			
		27.427 or A. R. P. 27 1 28		£2 7 6	Sporting rent apportioned to this Lot.
				£33 7 6	

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

Timber valuation, £12 10s. od.

LOT 81

COLOURED PINK ON PLAN No. 5.

PARISH OF KINVER.

A WELL-SITUATED FIELD OF Arable Land

fronting to Gibbet Lane, about a mile from Stourbridge, being No. 1185 on the Ordnance Map, and having an area of about 15.747 acres, or

15a. 2r. 39p.

Let with other lands on a Lady-day tenancy, tenant paying rates, to Mr. Enoch Watts.

The apportioned rent in respect of this Lot is **£11 0s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £1 6s. 6d. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

The Stourbridge Water Board's Main is laid in the Whittington Hall Lane.

Timber valuation, £19 7s. od.

LOT 82

COLOURED PINK ON PLAN No. 5.

PARISH OF KINVER.

A VERY

Desirable Small Holding

situate within a mile of Stourbridge, in Whittington Hall Lane, comprising a

Field of Pasture and a Field of Arable Land,

Nos. 1187 and 1188 on the Ordnance Map.

Area about 22.699 acres, or **22a. 2r. 31p.**

Let with other lands on a Lady-day tenancy, tenant paying rates, to Mr. Enoch Watts.

The apportioned rent in respect of this Lot is **£16 10s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £1 19s. 0d. per annum.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

The Stourbridge Water Board's Main is laid in the Whittington Hall Lane.

Timber valuation, £8 14s. 0d.

LOT 83

COLOURED YELLOW ON PLAN No. 5.

PARISH OF KINVER.

Another Field of Arable Land

together with the

"LITTLE IVERLEY COVER,"

situate at the corner of Whittington Hall Lane and the lane connecting it with Sandy Lane, having a total area of about 34.170 acres, or

34a. 0r. 27p.

There is a valuable gravel pit in this Lot.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1198	Arable	29.535	Mr. Enoch Watts.	£21 10 0	Annual Lady-day tenancy. Tenant pays Rates. Rent apportioned.
1199 1200	Little Iverley Cover ... Quarry	4.575 .060	} In hand.	... ..
		34.170 or A. R. P. 34 0 27		19 0 } 11 0 }	Sporting rents apportioned to this Lot.
				£25 0 0	

For the purpose of this Sale, notice has been given to terminate Mr. Watts' tenancy at Lady-day, 1914.

The Stourbridge Water Board's Main is laid in the Whittington Hall Lane.

Timber valuation, £383 17s. 0d.

10/11/11

LOT 84

COLOURED PINK ON PLAN No. 5.

PARISHES OF KINVER AND UPPER SWINFORD.

The High House Farm

including

**A CAPITAL HOUSE
and
EXCELLENT HOMESTEAD,**



A Pair of Cottages, known as “High Lodge,”

and the well-known

IVERLEY HEATH.

Total area, **137a. 0r. 12p.**

HIGH HOUSE has the following accommodation :—Kitchen, Sitting Room, Scullery, Cellar, Covered Yard, and two Bedrooms. Good Garden.

Water Supply from a private pipe from the mains of the Stourbridge Water Board, the rights as to which are dealt with in the conditions.

THE HOMESTEAD is in particularly good repair, and consists of:—Stabling for eight Horses with Lofts over, Double-Bay Barn and drift way, 6-tie Cowhouse and Mixing House, Implement Shed and Granary over, 3 Pigstyes, Boiler House, Sheltered Fold Yard, etc.

THE COTTAGES, known as “High Lodge,” each contains six rooms and has good walled Garden.

These premises command a splendid view, and with some alteration would make a charming residence. Water is laid on.

There is a Right of Cart Way reserved over Iverley Heath (part of this Lot) from Bunker’s Hill (part of Lot 87).

The Luncheon Room, etc., in field No. 1220 is the property of Mr. J. F. Pearson, and is not included in the sale.

This Lot is sold subject to the right of the Upper Stour Valley Main Drainage Board to maintain the existing sewer marked on the plan.

SCHEDULE.

Ord. No.	Description.	Area. Acres.	Tenant.	Rent.	Remarks.
PARISH	OF UPPER SWINFORD.				
48	Pasture	1.565			
49	Arable ... ..	.123		
PARISH	OF KINVER.				
1217	Pasture	4.238	Mr. C. S. Hall.	£71 15 0	Annual Lady-day tenancy, subject to six months' notice. Apportioned rent. Tenant pays Rates.
1228	Arable	15.255			
1229	House, Buildings, Garden and Yard ... ..	.368		
1218	Arable	8.588			
1219	Pasture	3.260			
1227	Arable	13.323			
1226	Do.	4.398			
1231	Pasture ... ..	.863		
1224	Do.	8.161			
1223	Arable	9.570			
1213	Do.	12.109	Mr. J. F. Pearson	£5 0 0	Annual Tenancy, subject to a month's notice to expire on February 1st in any year. Tenant pays Rates. Apportioned rent.
1214	Do.	14.052			
1220	Pasture and Buildings...	1.253			
1222	Orchard ... ..	.831		
Pt. 1221	Cottage and Garden ...	.332		
Pt. 1221	Do. (High Lodge)332	In hand.	
1212	Iverley Heath ...	38.458			
		137.079 or A. R. P. 137 0 12		£16 0 0	Sporting rent apportioned to this Lot.
				£92 15 0	

Timber valuation, £477 10s. od.

137.
38
99 1/2
91 97.

71 15 0
25 10 0
6 10 0
103 15 0

Sold
£800
Mr. C. S. Hall

LOT 85

COLOURED BLUE ON PLAN No. 5.

PARISHES OF KINVER AND UPPER SWINFORD.

A VERY
Useful Small Holding

Fronting to Sandy Lane, comprising a

Pair of Brick and Tiled Cottages,

known as

“FROG HALL,”

and about

39a. 1r. 8p.

of

Good Quality Arable Land.

The Cottages are Nos. 49 and 50 Kinver, and each contains:—Living Room, Pantry, and two Bedrooms, with a good Garden and Well of Water.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1203	Arable	15.559	Mr. C. S. Hall.	£31 15 0	Annual Lady-day tenancy, subject to six months' notice. Tenant pays Rates. Apportioned Rent.
1201	Do.	3.003			
1215	Do.	9.509			
1216	Do.	2.471			
1202	Two Cottages (Frog Hall) ... ..	.276		
PARISH	OF UPPER SWINFORD.				
38	Arable	3.877	Mr. C. S. Hall.	£3 2 0	Sporting rent apportioned to this Lot.
39	Do.	4.609			
		39.304 or A. R. P. 39 1 8			

Timber valuation, £52 7s. od.

LOT 86

COLOURED PINK ON PLAN No. 5.

PARISH OF KINVER.

A Well-Situated Farm

intersected by the road from Sandy Lane to Catchem's End, known as

"Sugar Loaf Farm,"

having an area of about

132a. 2r. 14p.



The Substantially-Built and

Roomy Farm House

is approached by a Carriage Drive, and has the following accommodation:—Hall, Drawing Room, Dining Room, Kitchen, Dairy, two Cellars, Scullery with man's room over, five Bedrooms and Bath Room. There is a good Garden and Orchard.

Water is supplied by a private pipe off the mains of the Stourbridge Water Board, the rights as to which are dealt with in the Conditions.

The Homestead

is situated on the opposite side of the road, and consists of:—Five-tie Cowhouse and Calf Pen, Blacksmith's Shop, five Pigstyes, and Boiling House, two-stall Stable, Saddle

Room, six-stall Stable and Loft over, Large Barn, Chaff House and Mixing House with Loft over, Open Front Feeding Shed, Fold Yard, and a

Four-Bay Dutch Barn,

22 yards by 14 yards.

The Water has been carried by means of a private pipe to Field No. 1262.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1235	Arable	11.402	The Representatives of the late Mr. William Greig.	£102 0 0	Annual Lady-day tenancy. Apportioned Rent. Tenants pay Rates.
1236	Do.	12.242			
1240	Do.	12.045			
Pt. 1257	Do.	14.321			
1256	Do.	11.688			
1263	Do.	10.063			
1262	Pasture	7.836			
1261	Arable	12.915			
Pts. 1290 and 1291	Do.	5.428			
Pt. 1291	Do.	6.952			
Pt. 1290	Do.	10.157			
1241	Homestead ... ..	.270		
1254 and Pt. 1253	House, Garden ... ..	.904		
Pt. 1253	Arable	9.941			
Pt. 1253	Pasture	6.424			
		132.588 or A. R. P. 132 2 14		£10 12 0	Sporting rent apportioned to this Lot.
				£112 12 0	

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

Timber valuation, £133 15s. od.

LOT 87

COLOURED BLUE ON PLAN No. 5.

PARISH OF KINVER.

THE VERY VALUABLE
Woodland

known as "BUNKER'S HILL,"

together with a Field of Arable Land

No. 1234 on the Ordnance Map, fronting to the road from Sandy Lane to Catchem's End.

Total area, about 74.359 acres, or

74a. 1r. 17p.

A right of Cartway is reserved over Iverley Heath (part of Lot 84) from Bunker's Hill (part of this Lot).

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1234	Arable	12.146	Mr. C. S. Hall.	£6 10 0	Annual Lady-day tenancy. subject to six months' notice. Rent apportioned. Tenant pays Rates.
1225 1239 1258 Pt. 1257	Bunker's Hill Wood	<div>41.083 10.103 10.555 .472</div> <div>74.359 or A. R. P. 74 1 17</div>	<div>In hand.</div> <div>62 213</div>	<div>... ..</div> <div>£8 7 0</div> <div>£14 17 0</div>	<div></div> <div>Sporting rent apportioned to this Lot.</div>

This Lot is sold subject to a fee farm rent of £3 2s. 6d., formerly payable to the Crown in respect of this Wood (sometimes called Iverley Wood) and granted by Charles II for the benefit of members of the Pendrell family who assisted him in his escape to Boscobel after the Battle of Worcester.

Timber valuation, £2,417 os. od.

LOT 88

COLOURED BLUE ON PLAN No. 5.

PARISHES OF KINVER AND UPPER SWINFORD.

A Well-built Pair of
Brick and Tiled Cottages

Nos. 52 and 53 Kinver, in excellent repair, situate at the corner of Sandy Lane and the road to Catchem's End.

Area, .652 acres, or

0a. 2r. 24p.

Each Cottage contains Living Room, Scullery, Pantry, and three Bedrooms, with a Coal Place and Large Garden.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1230	Two Cottages and Gardens ... ..	.643	Representatives of the late Mr. William Greig.		Annual Lady-day tenancy. Apportioned Rent. Tenants pay Rates.
PARISH	OF UPPER SWINFORD.			£10 0 0	
50	Pt. of Gardens ...	.009		1 0	
		.652 or A. R. P. 0 2 24		£10 1 0	Sporting Rent apportioned to this Lot.

For the purpose of this Sale, notice has been given to terminate this tenancy at Lady-day, 1914.

LOT 89

COLOURED BLUE ON PLAN No. 5.

PARISH OF KINVER.

A Conveniently - Situated Holding

about two miles from Stourbridge, on the main Kidderminster Road, and also fronting to the road from Sandy Lane to Catchem's End.

Area, about 46.089 acres, or

46a. 0r. 14p.

Water is carried by a private pipe to the Pasture Field, No. 1286, the rights as to which are dealt with in the Conditions.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1264	Arable	9.041	Representatives of the late Mr. William Greig.	£28 0 0	Annual Lady-day tenancy. Apportioned Rent. Tenants pay Rates.
1265	Do.	8.438			
1286	Pasture	10.030			
1289	Arable	7.985			
1288	Do.	9.278			
1287	Do.	1.317	Mr. John Griffin.	£1 0 0	Annual Lady-day tenancy. subject to six months' notice. Apportioned Rent. Tenant pays Rates.
		46.089 or A. R. P. 46 0 14		£3 12 0	Sporting rent apportioned to this Lot.
				£32 12 0	

For the purpose of this Sale, notice has been given to terminate the first-mentioned tenancy at Lady-day, 1914.

This Lot is sold subject to the rights of the Birmingham Corporation, referred to in the Conditions.
Timber valuation, £59 10s. od.

LOT 90

COLOURED YELLOW ON PLAN No. 5.

PARISH OF KINVER.

*Sold
£1900
to Messrs. Pardoe
Hollis & Co.*

*1900
300
2210*

AN EXCEEDINGLY WELL-CULTIVATED SMALL FARM

KNOWN AS

“Iverley Park Farm,”

occupying a good position on the main Kidderminster Road, within two miles of Stourbridge. The House and Buildings are approached from the main road, and also by a fore-draft from a lane on the east side.



The land lies well together, and is divided into seven enclosures, making a total area of about 60·479 acres, or

60a. 1r. 36p.

The accommodation is:—Porch, Hall, three Sitting Rooms, Kitchen with Range, Scullery, Larder, Pantry, Dairy, Cellar with rolling way, and on the first floor, approached by two Staircases, six Bedrooms and two Lumber Rooms.

Good Garden.

Water is supplied by a private pipe off the mains of the Stourbridge Water Board, the rights as to which are dealt with in the Conditions.

The Well-arranged Homestead

is in very good repair, and comprises :—Chaff House, Stabling for five Horses with Lofts over, Double-Bay Barn and drift way, two Open Front Feeding Sheds, 8-tie Cowhouse and feeding way, Mixing House, three Pigsties, and Boiler House, Implement Shed, and Trap House with Granary over ; also an Open Front Building in Field No. 1247.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1232	Arable	9.740	Mr. Jesson Parkes.	£75 0 0 <i>15 10</i> <hr/> 90.75 0	Annual Lady-day tenancy. subject to six months' notice. Rent apportioned. Tenant pays Rates.
1233	Pasture	5.617			
1242	Arable	9.113			
1243	Do.	6.081			
1244	Pasture ... ..	.847		
1245	Homestead ... ..	.370		
1246	Road ... ..	.586		
1247	House, Garden, etc. ...	.380		
1248	Pasture	10.351			
1251	Arable	5.370			
1252	Do.	12.024			
		60.479 or A. R. P. 60 1 36		£4 15 0 <hr/> £79 15 0	Sporting rent apportioned to this Lot.

Timber valuation, £61 os. od.

LOT 91

COLOURED BLUE ON PLAN No. 5.

PARISH OF KINVER.

A Capital Property

comprising

A WELL-CULTIVATED FIELD OF ARABLE LAND,

No. 1250 on the Ordnance Map, together with

TWO WELL-BUILT COTTAGES,

Nos. 38 and 39 Kinver, in good repair, situate within two miles of Stourbridge on the main Kidderminster Road.

Area, about 6.578 acres, or

6a. 2r. 12p.

Let with other lands to Mr. Jesson Parkes, on a Lady-day tenancy, tenant paying rates, subject to six months' notice.

The apportioned rent in respect of this Lot is £15 10s. 0d. per annum.

The Sporting Rent apportioned to this Lot is 8s. od. per annum.

Each Cottage has Living Room, Pantry, and two Bedrooms, with a Large Garden.

Timber valuation, £18 3s. od.

LOT 92

COLOURED YELLOW ON PLAN No. 5.

PARISH OF KINVER.

Three Very Productive Fields of Arable Land,

Nos. 1273, 1274 and 1275 on the Ordnance Map, situate just off the main Kidderminster Road, about two miles from Stourbridge, having a total area of about 15.337 acres, or

15a. 1r. 13p.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1275	Arable	6.121	} Mr. Jesson Parkes.	£13 15 0	Annual Lady-day tenancy, subject to six months' notice. Rent apportioned. Tenant pays Rates.
1274	Do.	4.244			
1273	Do.	4.972			
		15.337 or A. R. P. 15 1 13		£1 2 0	Sporting rent apportioned to this Lot.
				£14 17 0	

Timber valuation, £12 4s. od.

LOT 93

COLOURED PINK ON PLAN No. 5.

PARISH OF KINVER.

A Field of Arable Land

No. 1270 on the Ordnance Map, about two miles from Stourbridge and four miles from Kidderminster, on the main road, having an area of about 5.353 acres, or

5a. 1r. 16p.

Let with other lands to Mr. Jesson Parkes, on a Lady-day tenancy, tenant paying rates, subject to six months' notice.

The apportioned rent in respect of this Lot is **£4 15s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is 7s. od. per annum.

Timber valuation, £8 12s. od.

*Subscribed
£900*

LOT 94

COLOURED PINK ON PLAN No. 5.

PARISH OF KINVER.

THE VALUABLE AND WELL-SITUATED

Fully-Licensed Premises

known as the

“CROWN INN,”

on the main road from Stourbridge to Kidderminster, about two miles from Stourbridge,



together with

Two Fields of Rich Pasture

on the opposite side of the road, the whole having an area of about 4.897 acres, or

4a. 3r. 23p.

and producing a rental of **£40 0s. 0d.** per annum.

The accommodation of the Inn is as follows:—Bar, Smoke Room, Tap Room, Kitchen, Cellar, Pantry, and three Bedrooms.

Outside are Pigstye and Stabling for two horses, with an excellent Garden.

Water is supplied by a private pipe from the mains of the Stourbridge Water Board, the rights as to which are dealt with in the Conditions.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1282	Crown Inn, etc. ...	.270	Messrs. Eleys Stafford Brewery Co.	£40 0 0	Lease for 21 years from Sep. 29th, 1901. Lessees pay Rates.
1268	Pasture ...	1.708			
1267	Do. ...	2.758			
Pt. 1269	Do. ...	.161			
		4.897 or A. R. P. 4 3 23		7 0	Sporting rent apportioned to this Lot.
				£40 7 0	

Timber valuation, £21 1s. od.

LOT 95

COLOURED PINK ON PLAN No. 5.

PARISH OF KINVER.

*Sold
£2300
Lord Cobham*

A Very Desirable Farm

known as

“IVERLEY HAY FARM,”

having a long frontage to the road from the “Crown Inn” to Churchill, and adjoining the Estate of the Viscount Cobham,



comprising

A SPACIOUS FARM HOUSE,

having the following accommodation:—Two Sitting Rooms, Kitchen, Washhouse, Pantry, four Bedrooms, Cellar, and Dairy.

AN EXCELLENT HOMESTEAD

consisting of a 10-tie Cowhouse and Mixing House, 3-bay Barn and drift way, Chaff House and Loft over, 4-Horse Stable and Loft over, Nag's Stable and Loft over, Open Front Shed, Pigstyes and Boiler House, Implement Shed with Granary over, and Trap House, Fold Yard, etc.

A CAPITAL COTTAGE

in very good repair, situated at the entrance to the road to the Farmhouse, containing seven rooms, with a Good Garden.

USEFUL BUILDINGS adjoining the Cottage, consisting of Cowshed, Fowl Pen, Loose Box and Open Shed, and

THIRTEEN FIELDS OF ARABLE AND PASTURE LAND,

the whole extending to about

101a. 0r. 22p.

The House and Cottage are supplied with water by a private pipe from the mains of the Stourbridge Water Board, the rights as to which are dealt with in the Conditions.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1277	Arable	12.828	Mr. John R. Griffin.	£105 0 0	Annual Lady-day tenancy, subject to six months' notice. Tenant pays Rates. Apportioned Rent.
1278	Do.	10.719			
1279	Do.	5.349			
1280	Pasture	6.327			
1304	Arable	7.194			
1306	Pasture	5.812			
1307	Arable	6.396			
1308	Rough ... ..	.536		
1309	Arable	2.491			
1310	Do.	15.935			
1311	Do.	7.213			
1312	Do.	5.050			
1314	Do.	7.237			
1315	Pasture	6.469			
1303	Road ... ..	.410		
1305	Iverley Hay Farm, etc.	.890			
1302	Cottage and Buildings	.285			
		101,141 or A. R. P. 101 0 22		£14 0 0	Sporting rent apportioned to this Lot.
				£119 0 0	

This Lot is sold subject to the rights of the Birmingham Corporation referred to in the Conditions.

Timber valuation, £56 8s. od.

105
79 110
19-0
8
139 10

Sp Rent.
18/87.

101-0-22
9-0-22
22-2-9
9-1-3
THI-3-36

Sold
£190
J. H. Harrison
High Wycombe

LOT 96
COLOURED BLUE ON PLAN No. 5.
PARISH OF KINVER.

A
Pair of Well-Built Cottages

near to the "Crown Inn," on the main Kidderminster to Stourbridge Road, about two miles from Stourbridge, together with a

PLOT OF ARABLE GROUND

adjoining, the whole having an area of about 1.755 acres, or

1a. 3r. 0p.

Each Cottage contains four rooms with Washhouse, Pigstye, and a Good Garden.

Water is supplied by a private pipe from the mains of the Stourbridge Water Board, the rights as to which are dealt with in the Conditions.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1281	Two Cottages and Gar-		} Mr. John Griffin		Annual Lady-day tenancy, subject to six months' notice. Tenant pays Rates. Apportioned Rent.
	dens ... ..	.175		£11 10 0	
1271	Arable	1.580			
		1.755 or A. R. P. 1 3 0		£0 6 0	
				£11 16 0	Sporting rent apportioned to this Lot.

Timber valuation, £12 12s. od.

LOT 97
COLOURED YELLOW ON PLAN No. 5.
PARISH OF KINVER.

Sold
£220
Lord Colham

An Enclosure of Arable Land

fronting to the main Kidderminster to Stourbridge Road and to the road to Churchill.
Nos. 1283 and 1300 on the Ordnance Map, having an area of about 9.060 acres, or

9a. 0r. 9p.

Let with other lands to Mr. John Griffin on a Lady-day tenancy, tenant paying rates, subject to six months' notice.

The apportioned rent in respect of this Lot is £7 10s. 0d. per annum.

The Sporting Rent apportioned to this Lot is £1 6s. od. per annum.

This Lot is sold subject to the right of the Birmingham Corporation to maintain the Aqueduct marked on the Plan, and to deposit Spoil on the portion shown as Spoil Bank on the Plan, particularly referred to in the Conditions.

Timber valuation, £5 12s. od.

*Sold
£450
Lord Cobham*

*Op Rent
✓ 3.1-0
✓ 1-7-0
✓ 14-0-0
✓ 18-8-0
✓ 1-6-0
✓ 19.14-0*

LOT 98

COLOURED BLUE ON PLAN No. 5.

PARISH OF KINVER.

TWO FIELDS OF ARABLE LAND

fronting to the road from the "Crown Inn" to Churchill, Nos. 1317 and 1318 on the Ordnance Map, and having an area of about 22.504 acres, or

22a. 2r. 0p.

Let with other lands to Mr. John Griffin on a Lady-day tenancy, tenant paying rates, subject to six months' notice.

The apportioned rent in respect of this Lot is **£19 0s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £3 1s. od. per annum.

Timber valuation, £28 8s. od.

LOT 99

COLOURED PINK ON PLAN No. 5.

PARISH OF KINVER.

A WELL-CULTIVATED ARABLE FIELD

fronting to the main road from Stourbridge to Kidderminster, about $2\frac{1}{2}$ miles from Stourbridge, No. 1319 on the Ordnance Map, and having an area of about 9.282 acres, or

9a. 1r. 5p.

Let with other lands to Mr. John Griffin on a Lady-day tenancy, tenant paying rates, subject to six months' notice.

The apportioned rent in respect of this Lot is **£8 0s. 0d.** per annum.

The Sporting Rent apportioned to this Lot is £1 7s. od. per annum.

Timber valuation, £14 13s. od.

LOT 100

COLOURED BLUE ON PLAN No. 5.

PARISHES OF KINVER, CHURCHILL, AND WOLVERLEY.

A WELL-SITUATED FARM
KNOWN AS
“Iverley House Farm,”

approached off the main Stourbridge to Kidderminster Road, about $2\frac{1}{2}$ miles from Stourbridge and four miles from Kidderminster, comprising

**A COMFORTABLE HOUSE,
A WELL-ARRANGED HOMESTEAD,**

in excellent repair, **USEFUL BUILDINGS** and **THREE BRICK AND TILED COTTAGES**, known as “Highdown Farm,” together with about

155a. 3r. 4p.

of Well-Farmed Arable and Pasture Land.



THE HOUSE has the following accommodation:—Square Hall, three Sitting Rooms, Kitchen, Dairy, Washhouse, Cellar, Spacious Landing and five Bedrooms.

There is a good Garden, and Water is supplied by a private pipe from the mains of the Stourbridge Waterworks Company, the rights as to which are dealt with in the Conditions.

THE HOMESTEAD

consists of 6-tie Cowhouse with feeding way, Piggeries, 7-stall Cart Stable and Loft over, Granary and Loft over, Implement Shed, open front Shed, Nag's Stable, Chaff and Mixing Houses, and 3-Bay Barn and two drift ways.

THE COTTAGES

each contain three Living Rooms and Pantry, and have a good Garden and Water Supply from the same source as the house.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1260	Arable	13.678	Mr. George Collins.	£165 0 0	Annual Lady-day Tenancy, subject to six months' notice. Appportioned Rent. Tenant pays Rates.
1292	Do.	17.758			
1336	Pasture	10.494			
1335	Arable	11.690			
1394	Do.	10.625			
1297	Do.	8.673			
1294	Pasture	18.162			
1295	Iverley House, Farm & Buildings, Garden ...	1.668			
1296	Paddock ... ..	.605		
1327	Arable	3.967			
1328	Arable, Buildings, and Yard	9.742			
1334	Arable	20.078			
1333	Do.	15.076			
1331	Pasture	2.910			
1332	Garden ... ..	.249		
1330	Pasture	2.850			
1329	Three Cottages and Garden ... ..	.362		
PARISH	OF WOLVERLEY.				
395	Arable	1.278	155.775 7 188 148 587	£12 10 0	Sporting rent appportioned to this Lot.
PARISH	OF CHURCHILL.				
3	Arable	5.910			
		155.775 or A. R. P. 155 3 4		£177 10 0	

Tithe in Wolverley Parish (appportioned value), 3s. od. Value for 1913, 2s. 3d.

Tithe in Churchill Parish (appportioned value), 8s. 1d. Value for 1913, 6s. od.

Timber valuation, £169 os. od.

LOT 101

COLOURED YELLOW ON PLAN No. 5.

PARISH OF KINVER.

*Sold
£780
W. G. Collins*

A

Very Valuable Holding

comprising

THREE FIELDS OF ARABLE AND
TWO FIELDS OF PASTURE LAND,

with a good frontage to the main road from Stourbridge to Kidderminster, about $2\frac{1}{2}$ miles from Stourbridge.

Total area, about 41.736 acres, or

41a. 2r. 37p.

SCHEDULE.

Ord. No.	Description.	Area Acres.	Tenant.	Rent.	Remarks.
PARISH	OF KINVER.				
1298	Arable	8.855	Mr. George Collins.	£35 0 0	Annual Lady-day tenancy, subject to six months' notice. Apportioned Rent. Tenant pays Rates.
1299	Pasture	8.540			
1321	Do.	2.710			
1322	Arable	11.820			
1323	Pasture and Road ... ..	.470			
1324	Arable	9.341		£3 6 0	Sporting rent apportioned to this Lot.
		41.736			
		or			
		A. R. P.		£38 6 0	
		41 2 37			

*1391
1390
1410
1402
1416
1401*

This Lot is sold subject to the right of the Birmingham Corporation to maintain the Aqueduct marked on the Plan, and to deposit Spoil on the portion shown as Spoil Bank on the Plan, particularly referred to in the Conditions.

The Vendor will only convey such Estate in No. 1323 on the Sale Plan as he is able to convey, having been in uninterrupted possession, subject to the public rights of Bridle Road, for upwards of 12 years.

Timber valuation, £26 5s. od.

Special Conditions.

1. These Special Conditions shall be deemed to incorporate the Common Form Conditions of the Birmingham Law Society, and if there be any variance or inconsistency between the provisions of the Special and the Common Form Conditions, the provisions of the Special Conditions shall prevail.

2. The Auctioneers are Messrs. Edwards, Son & Bigwood, of Birmingham.

3. The Vendor's Solicitors are Messrs. Bernard, King & Sons, of Stourbridge.

4. The several Lots are believed to be fully and accurately described, but are sold subject to all chief, quit, and other rents and outgoings, rights of way and water, and passage of soil, drainage of water, and other rights and easements and quasi-easements affecting the same, or any part of it, and to any liability to repair, or contribute to the repair, of roads, ways, passages, sewers, drains, dykes, gutters, fences, and other like matters, without any obligation on the part of the Vendor to define such rights or easements, or liabilities, if any. If any Lot is not sold, there shall be reserved to the Vendor any way or easement or quasi-easement which the Purchaser of such Lot would have been entitled to if such Lot had been sold. The several Lots are also sold subject to the existing tenancies, and to all allowances to and claims for compensation and rights of the tenants, statutory or otherwise, and (unless otherwise expressed) to land tax, tithe, tithe rent charge, and other usual outgoings.

5. The deposit shall be at the rate of 10% upon the purchase money.

6. The purchase shall be completed on the 12th day of November, 1913, at the Office aforesaid of the Vendor's Solicitors.

7. Objections to and requisitions on the title shall be sent within 21 days from the delivery of the Abstract, and all further objections and requisitions arising out of the replies to any former requisitions shall be sent within 10 days from the delivery of such replies.

8. The draft assurance shall be sent to the Vendor's Solicitors 21 days, and the draft and engrossment thereof 14 days, before the day named for completion.

9. The title to all the Lots other than those specifically mentioned in the next Condition shall commence with an Indenture of Settlement dated the 11th day of December, 1854, except that as regards any Lot, or part of a Lot, comprised in that Settlement which was then subject to a Mortgage, the title shall commence with such mortgage. As regards Lots 12, 75 to 85 inclusive, part 86 and 87 and 88, the Settlement contains only a covenant to settle the same subject to an intended mortgage which was executed in the following year, and the title thereto and to the remaining part of Lot 86 shall commence with the said mortgage, which is dated the 21st May, 1855.

10. The title to the remaining Lots shall commence as follows:—As to a cottage (formerly the Halfcot Toll Gate House) included in Lot 1, with an Indenture dated the 15th October, 1873, and as to part Lot 19 (the site of a former Toll House) with an Indenture dated the 7th May, 1877, and as to Lots 9, 10, 11, 14, 34, 35, 37, part 54, 60, 61, part 62, 89 (except a small part), 90 to 95 inclusive, and 97 to 101 inclusive, with a voluntary Settlement dated the 8th May, 1860, and as to part Lot 63, with an Order of Exchange dated 30th July, 1867, and as to the other part thereof with an Indenture dated the 7th September, 1867, as to the remaining part of Lot 89, with a voluntary Conveyance dated the 29th October, 1869, and as to Lot 96, with an Indenture dated the 10th February, 1883.

11. The said Settlements of the 11th December, 1854, and the 8th May, 1860, and the said Mortgage of the 21st May, 1855, were in part made in exercise of a power therein respectively recited, but the Purchaser shall not require an Abstract or the production of the document creating the power. It appears from recitals in the Settlement of 1854 that part of the property thereby covenanted to be settled as aforesaid were at that date subject to a Lease for a term of 1,000 years, expiring in the year 2711, and that other parts thereof were at the same date subject to a Lease for a term of 1,000 years, expiring in the year 2712; and it further appears from recitals in the said Mortgage of 1855 and the Settlement of 1860 that prior to the said mortgage the said leasehold parts comprised in both those

leases had been assigned to one William Blow Collis, in trust for the Settlor, who was then the Freeholder; by the said mortgage the said W. B. Collis, by the direction of the Settlor, demised the said leasehold parts comprised in the first-mentioned lease to the Mortgagees for the residue of the said term, less the last ten days, and the Settlor conveyed the fee simple to the same Mortgagees, and by the said Settlement of 1860, which comprised property not included in the said mortgage of 1855, the Executors of the said W. B. Collis assigned the said leasehold part comprised in the secondly-mentioned lease to a Trustee for the residue of the said term upon the trusts of that Settlement. A Purchaser shall not require an Abstract or the production of the said Leases or of the said assignments thereof to the said William Blow Collis, but shall accept the said recitals as sufficient evidence thereof, and inasmuch as the beneficial interests in the said leasehold parts and the freehold reversion have been united in the same persons since the year 1855, a Purchaser shall not require to have the said leasehold parts distinguished, or to have the last ten days of the term in the first-mentioned lease so far as the same comprises the property included in the Mortgage of 1855 got in.

12. Parts of the property comprised in the said Settlement of 1860 are not described in that Settlement, except by reference to certain long leases to which those parts were then respectively subject. Purchasers of Lots 90 to 99 inclusive shall not require those Lots to be identified with the property so described in the said Settlement, but shall assume that those Lots were comprised in one or other of the Leases therein referred to which have since expired upon the evidence of a Statutory Declaration by the Vendor, to be made, if required, at the Purchaser's expense, that the Vendor has continuously since the year 1894, and still is, in possession or receipt of the rents and profits of those Lots.

13. Lot 1 is sold and will be conveyed subject to the Lease mentioned in the Particulars and to the right to be reserved to the Vendor to remove all the furniture and other effects thereby demised at any time within one calendar month after the determination of such Lease or to sell the same by Auction on the said premises at any time within two calendar months after such determination. The Drive leading through Lot 2 to the Prestwood Stables is sold and will be conveyed to the Purchaser of Lot 1, but subject to the right of the Purchaser of Lot 2 to use the portion passing through Lot 2.

14. Lots 7 and 8 are sold and will be conveyed subject to the restriction that no building shall at any time be erected thereon without the consent in writing of the Owner for the time being of Prestwood Hall, and the respective Purchasers of these Lots shall enter into a covenant (framed so as to bind not only themselves and their assigns, but so far as practicable the land) either with the Vendor or the Purchaser of Prestwood Hall, as the Vendor may require, for the purpose of giving effect to the said restriction.

15. Lot 16 is sold and will be conveyed subject to a right of way or road for all purposes for the Owners of Lot 1 and other Lots referred to in the General Remarks at the commencement of the Particulars, and their lessees, tenants, families, servants, and others, with or without horses and other animals, carts, carriages, motors, and other vehicles (except commercial motors exceeding one ton and traction engines), for the purposes for which the same is now used, to be granted or reserved to the Purchaser of Lot 1 and such other Lots, or, if not sold, to the Vendor, over and along the roadway between Newtown Bridge and New Wood, marked Prestwood Drive on the Sale Plan, and the Conveyance shall be framed accordingly. Lot 16 is also sold and will be conveyed subject to a right to be reserved to the Purchaser of Lot 1 if sold, or, if not sold, to the Vendor, to an uninterrupted flow of water through the aqueduct known as the "Trench" between the points marked A and B on the said Sale Plan, so far as such aqueduct is cut through Lot 16, and to a right to enter at all reasonable times on the said Lot 16 to clean and repair the said aqueduct, and the Conveyance shall be framed accordingly.

16. Lot 46 is sold and will be conveyed subject as to Nos. 132 and 1117 on the Sale Plan to a similar right of way in favour of Lot 1 as is mentioned in the last preceding Condition, and subject to the right of Lots 47 to 54 to use in common with Lot 46 the Wharf No. 1118 on the said Sale Plan, with access therefrom and thereto.

17. Lots 13, 24 and 84 are sold and will be conveyed subject to a right of cartway generally or for drawing timber in favour of the several Lots mentioned in the Particulars.

18. Lots 7, 21, and 22, and so much of Lot 6 as is bounded by Newtown Lane and the portions of Lots 16, 18, and 19 adjacent to Prestwood Drive, are sold and will be conveyed subject to the restriction that no building shall at any time be erected thereon within 30 feet of the roadway of Newtown Lane or Prestwood Drive, and the Conveyance shall be framed accordingly.

19. Lots 12, 13, 15, 77, and 79 are sold and will be conveyed subject to the easement agreed to be granted to the Kingswinford Rural District Council by an Agreement dated 16th January, 1908, and made between the Vendor of the one part and the said District Council of the other part, to make and maintain a conduit or line of pipes, with certain manholes, for the conveyance of sewage to the Outfall at Round Hill Farm. A copy of the said Agreement will be produced at the Sale, and may be inspected at any time within 14 days preceding the Sale, at the Office of the Vendor's Solicitors, Messrs. Bernard, King & Sons, at Stourbridge, and the respective Purchasers of the said Lots shall be deemed to purchase with full notice of the contents thereof.

20. Lot 32 is sold and will be conveyed subject to the right to be granted to the Purchaser of Lot 27, or, if not sold, to be reserved to the Vendor, to maintain and use a line of waterpipes over Lot 32, and the Conveyance shall be framed accordingly.

21. Lot 65 is sold and will be conveyed subject to the right of the owner of Lot 64 to use for the drainage and sewerage of that Lot, and any future buildings thereon, all drains, sewers, and dumbwells in or under the first-named Lot, and at present used for the purposes aforesaid, with the right to enter and clean out the same.

22. Lots 95, 97, 89, 101, and 100 are sold and will be conveyed subject to the rights of the Corporation of Birmingham to maintain their aqueduct passing through the same (the line of which is indicated by dotted lines on the said Sale Plan) and other the rights granted to them in connection therewith under an Indenture dated the 25th October, 1899, and made between the Vendor of the first part, Henry Knollys Foster of the second part, and the said Corporation of the third part, and each of the Lots 97 and 101 is sold and will be conveyed subject to the further rights of the said Corporation of depositing spoil and surplus material on a part thereof, three-quarters of an acre in extent, the position of which is also indicated on the said Sale Plan, and as regards Lot 101 a right of way 20 feet wide from the said line of aqueduct to the spoil bank respectively, granted by an Indenture dated the 6th July, 1896, and made between the Vendor of the one part and the Corporation of the other part. Copies of the said Indentures will be produced at the Sale, and may be inspected at any time within 14 days preceding the Sale at the Office of the Vendor's Solicitors, and the respective Purchasers of the said Lots shall be deemed to purchase with full notice of the contents thereof, and the Purchasers shall not require production of the original Indentures.

23. In or about the year 1901 the Vendor laid a pipe from a meter near the north corner of Lot 90 through the several Lots 90, 86, 88, 89, 101, 100, 94, 95, 96, 97, and 84 (the position of which is approximately indicated on the Sale Plan) for the supply of water to the tenants of such of the same Lots as were desirous of taking the same, and by an Agreement with the Stourbridge Water Works Company, dated the 30th November, 1901, the Vendor agreed to pay a certain minimum rent for the supply during a period of 14 years therein mentioned, and to permit the Company's agents and servants at all reasonable times to inspect and examine the pipe and other apparatus, and to see that there was no undue waste, and further agreed that all the Company's powers, privileges, and authorities under their Act of Parliament and Provisional Orders should apply to that Agreement in the same manner as if therein set forth, and that the Company should have against the Vendor, and persons claiming under him, the same statutory rights and remedies in respect of the supply of water under that Agreement, and recovering and enforcing payment of the said rent or rate as they would have had if the said Lots were situate within the Company's limit of supply. A copy of the said Agreement will be produced at the Sale, and may be inspected at any time within 14 days preceding the Sale at the Office of the Vendor's Solicitors, and the respective Purchasers of the said Lots shall be deemed to purchase subject to and with full notice of the contents of that Agreement, and the Purchasers of the said Lots shall enter into a deed of mutual covenant with each other, and of separate covenant with the Vendor, not to interfere with or in any way obstruct the said pipe so far as it passes through his Lot, whether the same be used for the present supply of water or for any extension thereof, and to permit any extension to any adjoining Lot or Lots, and each such Purchaser shall therein also agree with the Vendor that if his Lot is supplied with water from the said pipe to pay to the Vendor during the remainder of the said term of 14 years the rate payable by the tenant or occupier in respect of such supply, the Vendor during the same period paying the rent to the Water Company, but the Vendor will not undertake to continue the same after the expiration of the said term of 14 years.

24. In the case of any Lots which comprise a weir or floodgate, the Purchaser shall take, subject to an obligation not to raise or lower the height of such weir so as to flood any Lot or Lots above or below the Lot purchased by him, and to regulate any such floodgate so as to avoid so far as practicable any flooding of a Lot or Lots above or below his said Lot, and a covenant by him to that effect shall be inserted in his conveyance, and if any difference shall arise as to the form or terms of such covenant, the same shall be settled by the Vendor's counsel.

25. In cases where there is any field drain which drains more than one Lot, the Purchaser of those Lots shall take, subject to and with the benefit (if any) of such drain, but the Vendor shall not be required to point out which Lots are effected thereby, or the course of any such drains. The Purchaser of Lot 59 shall also take, subject to the right to be granted or reserved to the Purchaser of Lot 1, or, if not sold, to the Vendor, and their respective successors in title, owners, or occupiers of Prestwood Hall, of entering upon Lot 59 at all reasonable times for the purpose of cleaning or repairing the drain running through that Lot.

26. Where any Lot abuts on the Staffordshire and Worcestershire Canal, or Stourbridge Canal, or the towing paths thereof, the Purchaser shall not require the Vendor to furnish any proof as to the ownership of any hedge or fence separating his Lot from such canal or towing path.

27. Where the Purchaser of any Lot is by the General Remarks required to erect a boundary fence, he shall, in his Conveyance, enter into a covenant to do so, and also to maintain the same.

28. Any dispute between the Purchaser of any Lot and the Vendor, or between the Purchasers of different Lots, as to the nature, extent, or position of any right of way, or other easement, or quasi-easement, reserved out

of or sold with any Lot, or to which any Lot is subject, or as to the boundaries or abutments of any Lot, or any other matter whatsoever relating to the Particulars or the Plan attached hereto, or to the interpretation thereof, shall be referred to the sole decision of Messrs. Willmot, Fowler & Willmot, and their decision shall be final and binding on all parties, and any question as to the form or mode of giving effect (in the Conveyances to the Purchasers) to any of the foregoing Conditions in respect of rights to be granted or reserved, or restrictions to be imposed, or as to the form or mode of giving effect to the mutual covenants mentioned in Condition 23, shall be settled by the Vendor's counsel.

29. No objection is to be made on account of any document executed before the 16th day of May, 1888, being unstamped or insufficiently stamped, and any such document which a Purchaser requires to be stamped, or further stamped, shall be procured to be so stamped by him and at his expense. Any outstanding legal estate which a Purchaser shall require to be got in and the title thereto traced, shall be got in and traced by and at the expense of such Purchaser.

30. Abstracts or copies of the Leases or of the Agreements (if in writing) under which the tenants (including the shooting tenants) hold can be inspected at the Office aforesaid of the Vendor's Solicitors during a period of 14 days next preceding the day of Sale or in the Sale Room at the time of Sale, and each Purchaser is to be deemed to have notice of and to take subject to the terms of all the existing tenancies, whether arising during the continuance or after the expiration thereof, and such notice shall not be affected by any partial or incomplete statement in the Particulars with reference to the tenancies, and no objection is to be made on account of there not being an Agreement in writing with any tenant or on account of the cultivation of any field having been altered since the commencement of any tenancy, and in any case where there is no written Agreement with the tenant, the Purchaser shall be satisfied with such information as to the terms of the tenancy as the Vendor may be able to afford.

31. The several Purchasers are to take their Conveyances subject to the apportioned rents, land tax, and tithe rent-charge stated in the Particulars, and are not, in the case of rents, to require the assent of any tenant thereto, nor otherwise to require such rents, land tax, and tithe rent-charge to be legally apportioned.

32. Where any Lot is free from land tax or tithe rent-charge the Purchaser shall not require any evidence that the Lot in question is free therefrom beyond a Statutory Declaration by the Vendor or his Agent, to be made, if required, at the Purchaser's expense, that no land tax or tithe rent-charge has been claimed against or paid by the Vendor in respect of such Lot.

33. The Vendor shall not be responsible for, nor shall a Purchaser be entitled to, any abatement of purchase money or compensation in any case by reason of the invalidity or insufficiency on any ground of any notice to quit given to any tenant, as stated in the Particulars.

34. Any insurance against fire subsisting on any Lot shall from the time of sale be for the benefit of a Purchaser, subject to the consent of the Office and subject to the purchase being completed, and to such Purchaser paying a proportionate part of the premium for the unexpired term of the insurance, but the Vendor shall not be bound to keep up or renew the insurance.

35. Upon or before receipt of the engrossment of the Conveyance to the Purchaser the Vendor will (where necessary) do what is requisite on his part for enabling it to be stamped with the appropriate stamp in respect of increment value duty; but if from any cause whatsoever the Conveyance shall not be so stamped by the day on which the Vendor shall (except for the absence of such stamp) be entitled to require the purchase to be completed, the purchase shall, nevertheless, be completed without waiting for the Conveyance to be so stamped, and the Conveyance shall remain in the custody of the Vendor or the Inland Revenue Commissioners (as the case shall require) until it shall have been so stamped.