

Release to John Day, 4 Aug 1814

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Dated 4th August 1814

Messrs. Cha[rle]s Banks and	}	No 74
John Smith Trustees under the	}	
Will of William Fowler the younger	}	Duplicate
deceased and James Rust Esquire	}	Release
William Woodham and Charles	}	
Banks as Trustees under the Will	}	
and Codicil of George Fowler dec[eas]ed]	}	
to	}	
John Day Esq[ui]r[e]	}	

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Received the day and year first within written }
of the within named John Day the sum of Fourteen }
thousand eight hundred and fifty pounds being the } 14850 £
Consideration money within mentioned to be paid }
by him to Us ~ }

Charles Banks
John Smith

Witness:

Theod. Pearse
[Henry Sweeting Junior]

Received the day and year first within written of }
the within named John Day the sum of Fourteen thousand } £
eight hundred and fifty pounds being the } 14850
consideration money within mentioned to be paid }
by him to Us }

James Rust
W[illia]^m Woodham
Charles Banks

Witness:

Theod. Pearse
[H] Sweeting J[unio]^r

Sealed and delivered } in the presence of }
Th[eo]d Pearse [H]e[n]ry Sweeting J[unio] ^r

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This Indenture made the fourth day of August ~ in the fifty fourth year of the reign of our Sovereign Lord George the third by the Grace of God of the United Kingdom of Great Britain and Ireland King Defender of the faith And in the year of our Lord One thousand eight hundred and fourteen **Between** Charles Banks of Hailweston in the County of Huntingdon Gentleman and John Smith late of Saint Neots but now of Eynesbury in the County of Huntingdon Gentleman Surviving Trustees for Sale acting under and by virtue of the last Will and Testament of William [Fowler] the younger late of Saint Neots in the County of Huntingdon Common Brewer deceased of the first part James Rent late of Great Gra[nsden] but now of the Town of Huntingdon in the County of Huntingdon Esquire William Woodham of Gamlingay in the the County of Cambridge [Brewer and the said] Charles Banks Trustees for Sale and Executors named in the last Will and Testament and Codicil of George Fowler late of Saint Neots aforesaid Common Brewer deceased [of the one part and] John Day of the Town of Bedford in the County [of Bedford] Esquire of the third pa[rt] **Whereas** by Indentures of Lease and Release bearing date respectively the [nineteenth and twenty first days] of July One thousand Eight hundred the Release being of four parts and made or mentioned to be made between William Fowler the elder of Saint Neots in the County of Huntingdon Malster and Common Brewer of the first part William Fowler the younger of the same place Malster and Common Brewer Eldest Son and Heir Apparent of the said William Fowler the elder of the second part George Fowler [of the same] place Malster and Common Brewer Youngest Son of the said William Fowler the elder of the third part and John Mortlock Esquire and Samuel Allvey

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Doctor of Physic of the fourth part It is Witnessed that in consideration of the love and affection which the said William Fowler the elder bore towards his said two Children the said William Fowler the younger and George Fowler and for the love and affection which they reciprocally bore towards each other and also in consideration of the Sum of ten shillings to each of them the said William Fowler the elder William Fowler the younger and George Fowler respectively paid by the said John Mortlock and Samuel Allvey the said William Fowler the elder (with the privity consent and approbation and at the request of the said William Fowler the younger and George Fowler) Did grant bargain sell release and confirm And the said William Fowler the younger and George Fowler Did grant bargain sell release ratify and confirm unto the said John Mortlock and Samuel Allvey and to their heirs and assigns All and so much and so many and such part and parts as were Freehold of those several messuages lands ten[e]ments and hereditaments brewhouse maltings and other Outoffices and buildings situate and being in the Town of Saint Neots aforesaid then in the several tenures or occupations of the said William Fowler the elder William Fowler the younger and George Fowler Robert Taylor Susanna Small Caleb Lawson Thomas Boscutt William Palmer William Richads Samuel Warwick Elizabeth Oliver Moses Hicks Elizabeth Housden Richard Franklin Rachael Newman Ann Wright William Summers Rebecca Smith and others and divers oth[e]r Messuages and Hereditaments therein particularly mentioned and described And also all other the Messuages Lands Tenements and Hereditaments which were Freehold and such part or parts of any other Messuages Lands Tenements and Hereditaments as were Freehold

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whereof or wherein the said William Fowler the elder William Fowle[r] the younger and George Fowler or any of them were or was seized or to which they or he were or was entitled in possession reversion remainder or expectancy situate in the several Towns Parishes or Places of Saint Neots Great Gransden Roxton Bedford Eltisley Papworth or elsewhere in the Kingdom of Great Britain To hold the same with the appurtenances (But as to such of the said Premises whereof any Mortgages had been made by the Creation or Grant of Terms for Years Subject to the residue then to come and unexpired of such terms and the payment of the several Sums of Money secured thereby and the Interest to become due for the same respectively) unto the said John Mortlock and Samuel Allvey and their Heirs To the uses upon the trusts and for the intents and purposes and under an[d su]bject to [__]ers limitations declarations and agreements therein expressed [__ and __]ed of and concerning the same (that is to say) As to for and concerning the undivided equal third part of the said Freehold Hereditaments and premises To the use of the said William Fowler the elder his heirs and assigns for ever And as to for and concerning One other undivided equal third part of the said Hereditaments and premises To the Use of such person and persons And for such Estate or Estates Upon such trusts and for such intents and purposes and with under and subject to such conditions powers and provisoes limitations charges and declarations as he the said William Fowler the younger at any time or times during his life by any Deed or Deeds Instrument or Instruments in Writing with or without power or revocation to be sealed and delivered in the presence of and attested by two or more credible Witnesses or by his last Will and Testament in

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writing or any writing in the nature of or purporting to be his last Will and Testament or any Codicil or Codicils thereto to be respectively signed and published in the presence of and attested by three or more such Witnesses should direct limit or appoint and as well in default of such direction limitation or appointment as in the mean time until such direction limitation or appointment should be made and subject to any such direction limitation or appointment as should not be a complete and entire disposition of the whole of the said undivided third part of the said hereditaments and premises or of the whole Estate and Interest therein To the Use of the said William Fowler the younger and his assigns during his natural life And from and after the determination of that Estate by any means in his life time To the Use of the said John Mortlock and Samuel Allvey and their heirs during the natural life of the said William Fowler the younger ¹**In Trust** for the said William Fowler the younger and his assigns And from and after the determination of the estate so limited in use to the said John Mortlock and Samuel Allvey and their Heirs during the natural life of the said William Fowler the younger as aforesaid To the use of the said William Fowler the younger his heirs and assigns for ever **And** as to for and concerning one other equal undivided third part of the said hereditaments and premises To the use of such person and persons and for such estate or Estates upon such trusts and for such intents and purposes and with under and subject to such Conditions powers and provisoes limitations charges and declarations as the said George Fowler at any time or times during his life by any deed or deeds

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instrument or instruments in writing with or without power of revocation to be sealed and delivered in the presence of and attested by two or more credible witnesses or by his last Will and Testament in writing or any writing in the nature of or purporting to be his last Will and Testament or any Codicil or Codicils thereto to be respectively signed and published in the presence of and attested by three or more such witnesses should direct limit or appoint And as well in default of such direction limitation or appointment as in the mean time until such direction limitation or appointment should be made or should take effect and subject to any such direction limitation or appointment as should not be a complete and entire disposition of the whole of the said undivided third part of the said hereditaments and premises or of the whole estate and interest therein To the use of the said George Fowler and his assigns during his natural life And from and after the determination of that Estate by any means in his life time To the use of the said John Mortlock and Samuel Allvey and their heirs during the life of the said George Fowler In trust for the said George Fowler and his assigns And from and [after the determination] of the Estate so limited in use to the said John Mortlock and Samuel Allvey and their heirs during the natural life of the said George Fowler as [aforesaid] To the use of the said George Fowler his heirs and assigns for ever And with respect to such of the said hereditaments and premises whereof subsisting Mortgages had been made in fee simple To hold the Equity of redemption of such last mentioned freehold hereditaments and premises Upon trust as to one equal undivided third part thereof for the said William Fowler the elder his heirs and assigns **And** as to one other undivided equal

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third part thereof In trust for the said William Fowler the younger his heirs and assigns And as to the remaining equal undivided third part thereof In trust for the said George Fowler his heirs and assigns **And** whereas the said William Fowler the elder duly made signed and published his last Will and Testament in writing bearing date the twenty second day of July one thousand eight hundred in such manner as is by Law required for rendering valid devises of real Estates and thereby gave and devised unto his said two sons the said William Fowler the younger and George Fowler in equal shares between them All his real and personal estate of what nature or kind soever and wheresoever whereof he had power to dispose in possession reversion remainder or expectancy (after his funeral and testamentary expences had been paid and discharged subject to the payment of the Annuity therein after mentioned) the payment of the debts being therein mentioned to have been provided for by the said recited Indenture of release of the twenty first day of July one thousand eight hundred To hold unto his two Sons William Fowler and George Fowler their heirs executors administrators and assigns in equal moieties or shares to and for their own absolute use and benefit respectively) And the said Testator did by his said Will desire and direct his said sons to pay to his niece Susannah then the wife of Caleb Laughton of Saint Neots aforesaid Innholder annually during her life the sum of Thirty pounds by half yearly payments And did thereby constitute the same a Charge upon his real estates **And** whereas the said William Fowler the elder died shortly after the date and execution of his said Will without having revoked or in any wise altered the same and shortly after his decease the said William Fowler the

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younger and George Fowler duly proved the said Will in the Prerogative Court of the Archbishop of Canterbury on the twenty sixth day of February one thousand eight hundred and one **And** whereas by a Deed poll under the hand and seal of the said Susanna Laughton then Susanna Laughton Widow bearing date the thirteenth day of October one thousand eight hundred and [] after reciting the said Will of the said William Fowler the elder And that he died soon after the execution thereof without revoking or altering the same that the said William Fowler the younger and George Fowler had requested the said Susanna Laughton to release the real estates devised to them by the said Will of the said William Fowler the elder deceased from the payment of the said Annuity of Thirty pounds And to accept of their joint bond for the payment thereof which she had agreed to do and that they had entered into such Bond accordingly She the said Susanna Laughton in execution of the said Agreement and in consideration of the said Bond so given by the said William Fowler the younger and George Fowler to her as aforesaid And of ten shillings to her paid by the said William Fowler the younger and George Fowler Did remise release and for ever quit claim unto the said William Fowler the younger and George Fowler their heirs executors administrators and assigns The said Annuity or yearly rent of Thirty pounds so given to her by the Will of the said William Fowler the elder deceased for her life as aforesaid And all actions and suits an Account thereof And also all the real estate and hereditaments comprised in the said Will of the said William Fowler the elder deceased and thereby charged with the payment

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thereof ²**To the Intent** that the said Annuity of Thirty pounds might be extinguished and the said Real Estate and hereditaments absolutely discharged from the payment thereof **And** whereas by certain Indentures of Lease and Release bearing date respectively the twenty fifth and twenty sixth days of November one thousand eight hundred and two the release being of three parts and made between the said George Fowler (therein described to be the youngest Son and also Devisee in fee as to a Moiety of One undivided third part of the several freehold hereditaments thereafter respectively appointed and released named in and appointed by the last Will and Testament of the said William Fowler the elder deceased of the first part the said William Fowler the younger of the second part and Henry Sweeting Gentleman of the third part After reciting the said hereinbefore in part recited Indentures of the Nineteenth and twenty first days of July One thousand eight hundred the said Will of the said William Fowler the elder deceased and the said deed poll It is by the said Indenture now in recital witnessed That in consideration of the sum of Seven thousand eight hundred pounds to the said George Fowler paid by the said William Fowler the younger He the said George Fowler in pursuance and execution of the power and authority to him in that behalf given and reserved in and by the said hereinbefore in part recited Indentures of the Nineteenth and twenty first days of July one thousand eight hundred and by force and virtue of all other powers and authorities whatsoever to him given or reserved in him vested or in any wise enabling thereunto Did (and so far only and as to so much and such part and

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parts of the several freehold [] premises thereafter particularly mentioned whereunto the same power extended and did or could legally affect) by the Indenture now in [recital] and delivered by him in the presence of and attested by the two credible witnesses whose names are thereupon indorsed direct limit and appoint And for the Considerations aforesaid the said George Fowler did grant bargain sell alien release and confirm unto the said William Fowler the younger and to his heirs and assigns All that one undivided Moiety or half part the whole into two equal parts to be divided Of and in All that

[in left margin] Falcon

Messuage Tenement or Inn called the Falcon situate and being in the Town of Saint Neots aforesaid between the Messuage theretofore of William Ridwell Clerk and then of Francis Rix on the south and the messuage or Tenement theretofore of Doctor George Reynolds on the north abutting west on the River Ouze and east on the Market place of Saint Neots aforesaid Together with a Swarth of meadow thereto belonging in Saint Neots meadow then in the occupation of Susanna Small her Undertenants or assigns And also of and in All that Messuage Tenement or public house called or known

[in left margin] Queens Head

by the name or sign of the Queens head with the Corn shops thereto belonging situate and being in Saint Neots aforesaid late in the occupation of John King and then of Thomas Bascott and John Smith

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or their Undertenants and of and in All that other Messuage or Tenement situate and being in the Queens head yard and formerly part of the said Messuage or Tenement called the Queens head late in the occupation Rowland Betham and then of [space] Gray And also of and in All that Messuage or Tenement and Public house situate and being in

[in left margin] Jolly Brewer

Saint Neots aforesaid and commonly called or known by the name or sign of the Jolly Brewer late in the occupation of Samuel Warwick and

[in left margin] Cott Cambridge Street

then of John Smith And of and in All those several Messuages Tenements or dwelling houses then in the several occupations of Elizabeth Housden Thomas Andrews and Elizabeth Oliver situate standing and being in Saint Neots aforesaid adjoining to the said last mentioned Messuage or Public house in a street there called Cambridge Street the Messuage Tenement or dwelling house then or late belonging to Isaac Arnold Baker on the East the Messuage or Tenement and premises belonging to John Park Gentleman on the west and north and the Turnpike road on the south part thereof And

[in left margin] Kings Head Potton

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also of and in All that Messuage or Tenement with the Appurtenances called or known by the name or sign of the King's head with the Corn shops thereto belonging situate in Potton in the County of Bedford formerly in the occupation of Amos Walker theretofore of Thomas Pryor since of Francis Stonebridge and then of Robert Fowler [or] his Undertenants And also of and in All that Messuage Cottage or Tenement with the barns stables and outbuildings thereto belonging situate and standing in Wyboston in the parish of Eaton Socon in the said County of Bedford and called or known by the name or sign of the Queens head Together with an Orchard or close of pasture ground thereunto adjoining containing by estimation four acres be the same more or less bounded by the Messuage and ground formerly called the Gun Inn but then the Old Cannon on the north the Messuage and ground then or formerly of John Franks south and west upon the Turnpike road And also of and in All that Messuage Cottage or Tenement formerly Lees and theretofore used as an Inn and called or known by the name or sign of the George but then and for some years past divided into several Tenements or dwelling houses situate and being at the North end of the Town of Eaton socon aforesaid and then or late in the several tenures or occupations of Henry Coy [space] Barnard William Pear the Overseers of Eaton Socon aforesaid and [space] Cross theretofore bounded on the east by the Kings Highway but then by a private road leading to an allotment to the said William Fowler and on the north by land belonging to the said William Fowler And also of and in All that Orchard or close lying on the West side of the said Messuage or Tenement and then adjoining to the same containing by estimation one acre more or less theretofore

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two Selions of land or leys as the same was theretofore taken in and inclosed with a Quick set hedge And also of and in All that new erected Messuage or ³**Tenement** or Public house commonly called or known by the name of the George and those two several tenements adjoining the garden belonging thereto situate and being at the North end of the Town of Eaton Socon aforesaid between the Brook there north and the tenement late of Henry Ashley Esquire south abutting east upon the Common street or Kings highway and was on the premises belonging to the said William Fowler late in the occupation of the Widow Witherow and Thomas Griffin and then of Henry Coy and others And also of and in All that plot or parcel of land or ground lying in Vineyard field in the parish of Eaton socon aforesaid containing by statute measure five acres two roods and one perch bounded on the east by the next therein described piece of ground in Eaton Socon aforesaid on the north east by the first allotment awarded on the inclosure of the said parish of Eaton socon for a public stone and gravel pit on the south east by an homestead belonging to the said William Fowler on part of the south by the Town street on further part of the south by an homestead and Orchard belonging to the said William Fowler on the remaining part of the south and on the west by an allotment awarded to John Musgrave and on the north by an allotment awarded to Robert Smith which said last mentioned allotment was awarded by the Commissioners appointed to inclose the said parish of Eaton Socon in lieu of certain parcels of Open field land and rights of Common belonging to the said William Fowler deceased And

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[also] of and in All that plot or parcel of land or ground lying in Fox field in Eaton socon aforesaid containing by statute measure one acre one rood and eight perches bounded on the [] the north road on the south by the first allotment awarded for a public stone and gravel pit on the west by the last des[cribed _____] in Eaton socon aforesaid and on the north by an allotment awarded to Robert Smith Which said last mentioned plot of land was allotted on the said Inclosure to the said William Fowler party thereto and was then in the occupation of Henry Coy And also of and in All that Messuage Cottage or Tenement and pighle of pasture adjoining situate and being in Topham end in the parish of Eaton socon aforesaid containing by estimation half an Acre more or less commonly called or known by the name or sign of the Chequer and then in the occupation of John Luff And also all that one Undivided Moiety or half part the whole into two equal parts to be divided Of and in All that Messuage or Tenement and public house

[*in left margin*] Sun Eaton

known by the name of the Sun situate lying and being in Eaton Socon aforesaid then or lately divided into two dwellings together with two barns and a stable adjoining each other And also another building then or lately used as a Wood house and also two orchards and a Close of pasture adjoining thereto containing together by estimation two acres and three roods more or less All which said premises were then in the occupation of James Sibley bounded on part of the north by a house and part of a barn and ground belonging to George James Gorham and on the remaining part of the north by a Close then

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or late of M^{rs}. Hoar on the west by new Inclosures in Eaton socon aforesaid on the South by the Vicarage house and ground and on the east by the Turnpike road And also of and in All that Cottage or Tenement situate and being in a certain place in the parish of Eaton Socon aforesaid called Maltmans garden with the Orchard thereto adjoining and belonging theretofore in the occupation of Thomas Bolton and late of John Bonfield And also of and in All that Messuage or Tenement or public house situate and being in Eynesbury in the said County of Huntingdon commonly called or known by the name or sign of the Golden ball together with the garden ground theretofore a Close of pasture lying at the east side thereof containing by estimation three roods more or less theretofore in the occupation of John Rawlins deceased and then of William Charlton And of and in All those two several messuages or Tenements adjoining the said last described messuage and premises then in the several tenures or occupations of David Scott and Charles Clarke together with the lime kiln coke kiln sheds ~ outhouses and appurtenances then in the occupation of the said William and George Fowler And also of and in All that Messuage or Tenement and Inn commonly called or known by the name of the White lion situate and being in Buckden in the said County of Huntingdon And also of and in All that Messuage Cottage or Tenement in Sawtry moignes otherwise Sawtry All Saints in the said County of Huntingdon formerly in the tenure of Robert Emery the elder since of Sarah Lovell and then of Thomas Hitchcock formerly called or known by the name of the Black horse and then of the Cross keys standing next or near to the house then or late of Thomas Humphrey And of and in All that Close of pasture ground containing

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by estimation three roods more or less and therewith occupied and enjoyed And also of and in All that Messuage or Tenement situate lying and being in the back street in Kimbolton in the County of Huntingdon and for many years then past at [sic] used as a public house and called or known by the sign of the Blue ball with the Brew house and Outhouses used and occupied therewith as the same were then late in the tenure of John Ibbs and then of Sarah Britain with the use of the yard thereto adjoining and free right of ingress egress and regress into and to the same at seasonable and proper time in common with the Owners or Occupiers of other Tenements therein or ad[j]oining thereto And also of an in All that Messuage Cottage or Tenement formerly divided into two Tenements with the Orchard or pigstye thereto belonging situate at Nether dean in the County of Bedford theretofore in the tenure or occupation of John Mayhew and William Crick since occupied by Robert Abbott as a Blacksmiths shop then late by Samuel Tebbett as a Public house and then by Mary Tebbett and known by the sign of the Crown And also of and in All that one undivided ⁴**Moiety** or half part the whole into two equal parts to be divided Of All that plot of Land or Ground lying in Deepdale field in Nether Dean aforesaid containing Seven acres one rood and thirteen perches bounded on part of the north and part of the west by the next described Allotment on further part of the west by a private road on further part of the north by an ancient inclosure of Thomas Fox on the east by an Allotment to Sir John Smith on the south by an allotment to Nathaniel Lucas and the remaining part of the west by the Melchbourn

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road the [en]tirety of which said plot of Land was allotted to the said George Fowler on the inclosure of the said parish of Dean in lieu of certain Open field lands and rights of Common belonging tot he said George Fowler And also all that plot of Land or ground lying in Deepsdale field in Nether Dean aforesaid containing one rood and twenty two perches bounded on the north by a private road on the east and south by the said last described allotment and on the west by the Melchbourn road The entirety of which said last described plot of land was allotted on the said Inclosure to William Kensman and was purchased of him by the said George Fowler Both which said plots of Land were then laid together in one close and were then in the occupation of the said Mary Tebbott And also of and in All that new erected Messuage Cottage or Tenement with the outhouses buildings yards gardens orchards and appurtenances thereunto belonging situate in Little Gransden in the County of Cambridge known by the name or sign of the Chequer theretofore in the occupation of Henry Fuller and then of William Love And also of and in All that Cottage or Tenement commonly called or known by the name of sign of the White Lion situate standing and being in the Hamlet of Holme in the parish of Biggleswade [] County of Bedford the land of Edward Rudd lying on the north and west parts thereof and the Turnpike road leading from Biggleswade to [] the east as the same was then in the occupation of William Pope his Undertenants or Assigns Or howsoever otherwise the said Messuage and premises might be situated or described And also of and in All that Messuage or Tenement situate and being in Keysoe row in the parish of Keysoe in the said County of Bedford And of and in All that pightle of pasture ground or

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inclosed ground thereto adjoining and belonging containing by estimation half an Acre be it more or less Which said Messuage Cottage or Tenement and pightle lye between a Close called Wakelings on the east and a lane called Pagg lane on the west abutting upon Keysoe row street north and the Common field south formerly in the occupation of William Carrington since of Elizabeth Wagstaffe and then of John Goss And also of and in All those two Selions of Arable land containing by estimation one acre more of less lying and being in the Common fields of Keysoe aforesaid ~ ~ and then also in the occupation of the said John Goss And also of and in All that Messuage Cottage or Tenement with the barns stables and other outbuildings situate in Spaldwick in the said County of Huntingdon and called or known by the name or sign of the Hatchett theretofore in the ~ ~ occupation of William Risely and then of William Elderkin the Messuage late of Robert Cooch and then of [space] North and the Messuage then or late of John Negus south And of and in All that freehold piece or parcel of land or ground occupied with the said Messuage or Tenement containing by statute measure one acre and three roods situate in a certain place in Spaldwick aforesaid there called Bury hill adjoining the piece of Copyhold land in Spaldwick thereafter covenanted to be surrendered Together with all and singular the rights members and appurtenances whatsoever to the said several Messuages Cottages or Tenements land hereditaments and premises comprised in the now reciting Indenture belonging or in any wise appertaining To hold the said undivided moiety or half part of and in the several last mentioned premises with their Appurtenances (but as to such of the said undivided moieties or half parts of the

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said premises whereof any Mortgage had been made either in fee simple or by Creation or grant of any term of years subject and without prejudice to the same Mortgages and the residue then to come and unexpired of the said terms And to the payment of the several sums of Money respectively secured thereby and the Interest to become due for the same) unto the said William Fowler the younger and his heirs To the use of such person [or] persons and for such estate and estates upon and for such trusts intents and purposes and charged and chargeable in such sort manner and form and subject to with and under such Conditions restrictions powers provisoes limitations and declarations as he the said William Fowler the younger from time to time during his natural life by any deed or deeds writing or writings with or without power of revocation to be sealed and delivered by him in the presence of and attested by two or more credible witnesses or by his last Will and Testament in writing or any writing in the nature of or purporting to be his last Will and Testament or any Codicil or Codicils thereto to be by him respectively signed sealed and published in the presence of and attested by three or more such witnesses in his presence should direct limit or appoint give or devise the same And as well in default of any such direction limitation or appointment gift or devise as in the mean time and until any such direction limitation or appointment gift or devise should be made or should take effect and subject to any such direction limitation or appointment gift or [d]evise as should not be a complete and entire disposition of the whole of the said hereditaments and premises or of the whole es[ta]te and interest therein To the use of the said William Fowler the younger and his assigns for and during the remainder

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of his natural life And from and immediately after the determination of that Estate by forfeiture or otherwise in his life time And in the mean time Subject thereto ⁵**To the use** of the said Henry Sweeting and his Heirs during the natural life of the said William Fowler the younger In trust for the said William Fowler the younger and his assigns in order to prevent any wife of the said William Fowler the younger from being entitled to her dower in or out of the said premises or any part thereof And from and immediately after the determination of the estate so limited in Use to the said Henry Sweeting and his heirs during the natural life of the said William Fowler the younger as aforesaid To the use and behoof of the said William Fowler the younger his heirs and assigns for ever **And whereas** by certain Indentures of Lease and Release bearing date respectively the same twenty fifty and twenty sixth days of November one thousand eight hundred and two the Release being of three parts and made between the said William Fowler the younger therein described to be the eldest son and heir at Law And also Devisee in fee as to a Moiety of one undivided third part of the several freehold hereditaments therein after appointed and released named in and appointed by the last Will and Testament of the said William Fowler the elder deceased of the first part the said George Fowler of the second part and the said Henry Sweeting of the third part After reciting the said hereinbefore recited Indentures of the nineteenth and twenty first days of July One thousand eight hundred And reciting the Will of the said William Fowler the elder and the said deed Poll And reciting that the said William Fowler the elder died shortly after

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the execution of his said Will It is by the said Indenture now in recital witnessed that in consideration of the sum of Seven thousand [] pounds to the said William Fowler the younger paid by the said George Fowler He the said William Fowler the younger in [exercise] and [execution] of the power and authority to him in that behalf given and reserved in and by the said first hereinbefore in part recited Indenture of Release and by force and virtue of all other powers and authorities whatsoever to him given or reserved in him vested or in any wise enabling him thereunto Did (so far only and as to so much and such part and parts of the several freehold hereditaments and premises thereafter particularly mentioned whereunto the same power extended or could legally effect) by the Indenture now in recital sealed and delivered by him in the presence of ~ ~ ~ ~ and attested by the two credible persons whose names are thereon indorsed as witnesses attesting the execution thereof direct limit and appoint And for the Considerations aforesaid He the said William Fowler the younger Did grant bargain sell alien release and confirm unto the said George Fowler and to his heirs and assigns **All** that one undivided Moiety or half part the whole into two equal parts to be divided Of and in All that half rood of freehold meadow lying and being in Saint Neots meadow in Saint Neots aforesaid And also of and in All that piece of parcel of ground or yard adjoining the next described allotment on the North situate lying and being in Saint Neots aforesaid with all the barns stables hovels outhouses and buildings then standing thereon And of and in All that plot or parcel of land or ground lying in the Short lands in Saint Neots aforesaid containing by statute measure five acres and fourteen perches

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exclusive of all roads and ways bounded on the east by land then or late of Thomas Small on the south or south west by land then or late belonging to Stephen Scarbrow and on the west by land then or late of Edward Williamson and on the north by pightles or old inclosures in Saint Neots aforesaid And also of and in All that plot piece or parcel of land or ground lying and being in a certain place in Saint Neots aforesaid called Shelpit field containing by statute measure sixteen acres one rood and eight perches bounded on part of the east and part of the north by certain Copyhold lands thereafter covenanted to be surrendered on the remaining part of the east and on the south by Copyhold lands of Samuel Leightonhouse Esquire on the west by lands then or late of Robert Hudson on other small part of the north by lands then or late of John Whitechurch and on the remaining part of the north by the Cambridge Turnpike road which said plot of land or ground was allotted to Thomas Pain by the Commissioners appointed to inclose the said parish of Saint Neots of whom the said William Fowler deceased purchased the entirety thereof And of and in All that Messuage Tenement or Public house formerly [called] or known by the name or sign of the Bird in hand but then and for some time past called the Three Tuns situate and being in Saint Neots aforesaid theretofore in the tenure or occupation of Simon Somers since then of James Nicholls and the Widow Somers and then of William Somers And of and in All those Messuages or Tenements situate and being in the High Street of Saint Neots aforesaid with the yards gardens curtilages stables barns warehouses and other outbuildings thereto belonging then in the several occupations of Miss Smith Milliner Robert Luff William Hills John Cook and John

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Selby bounded on or towards the east by the said last described Messuages and premises called the three tuns on or towards the south by the Town street on or towards the west by premises belonging to William Welsh and on or towards the north by a Close belonging to the said William Welsh And of and in all that Messuage or Tenement commonly called or known by the name of the Blue ball situate and being in Saint Neots aforesaid in a certain street there called Huntingdon Street the Estate occupied by M^{rs} Wills north M^r Park south and east and the common street west late in the occupation of Ishmael Warren and then of William Richards And of and in All that Messuage Tenement or Inn commonly called or known by the name or sign of the Fox and hounds then in the occupation of William Palmer ⁶**And of and in All** that other Messuage or Tenement then late in the occupation of Samuel Brown and then of Robert Waterfall And of and in All that other Messuage then in the occupation of Jeremiah Burton And also of and in All that other Messuage or Tenement and Bakehouse then in the occupation of Ann Wright And also of and in All that Building made use of as a Comb shop late in the occupation of William Mayes and then of William Palmer All which said Public house and premises are also situate lying and being in Saint Neots aforesaid near the Market place there And also of and in All that Messuage Tenement or Inn called or known by the name or sign of the Kings head situate and being in or near the Market place in Saint Neots aforesaid then late in the tenure or occupation of William Wiles and then of William Beedham And also of and in all those several stables Corn shops

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and other buildings situate in the yard belonging to the last mentioned Inn also in the occupation of William Beedham or his Undertenants And of an in All that Messuage Tenement or Inn commonly known by the name or sign of the Fighting Cocks then divided into two Tenements and piece of ground or orchard thereto belonging situate lying and being in Saint Neots aforesaid between the house and ground then late of Henry Tingay and then or late of James Young the elder on the west and the House ground and Orchard late of William Robinson and then of Francis Arnold on the East thereof abutting north on the street and south on the brook late in the occupation of Thomas Hill and then in the several occupations of Richard Franklyn and Rachael Newman And of and in All that Cottage or Tenement situate and being in Chawson in the parish of Roxton in the County of Bedford late in the occupation of Robert George since of Henry Coy and then of John Neale commonly called or known by the name or sign of the Nags head And of and in All those three acres of Arable land lying and being in a field belonging to Chawson aforesaid theretofore purchased by William Staple of William Wildman late in the occupation of Richard Kefford deceased since of Richard Kefford and then of John Neal And also of and in All that Close of pasture ground with the appurtenances near adjoining and belonging to the said Cottage also late in the occupation of Robert George since of Henry Coy and then of John Neale And of and in All that Messuage Dwelling house or Inn commonly called or known by the name or sign of the Swan situate and being in Eltisley in the County of Cambridge And also of and in All that Croft or piece of ground adjoining and belonging to the said Messuage containing by estimation two roods

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be the same more or less late in the occupation of James Brown and then of James Rose And of and in All that Close of Pasture called by the name of Toothill close containing by estimation Two acres and three roods more or less situate lying and being in Ellington in the said County of Huntingdon lying between the ground of the Lord of the Manor in part and land theretofore of Edward Warmwell in part north and Shawston hill on the south and abutting upon a Close theretofore of John Morlay or howsoever otherwise the same was or theretofore had been called or described late in the occupation of John Hoddell and then of John Blackwell And of and in All that Messuage Cottage or Tenement situate lying and being in Graffham in the Said County of Huntingdon called by the name of the Pied Horse And of and in All that pightle of pasture to the same adjoining and belonging containing by estimation half an Acre And also of and in All that plot or parcel of land or ground containing by Statute measure Two acres two roods and thirty five perches exclusive of all roads and ways as the same had been admeasured and set out Bounded on the east by the third allotment made to Sir Robert Barnard on part of the south by the first allotment made to the Feoffees of the Town Land in Graffham In trust on other part of the south on part of the west and [remaining?] part of the south by several Old inclosures in the Town of Graffham aforesaid on the remaining part of the west by an Old Inclosure called Broad close belonging to the Heirs of the said Sir Robert Barnard and on the North by an Allotment to Robert Baffam And of and in All that Messuage or Tenement situate and being in Saint Johns street in the parish of Saint Mary in the Town of Bedford theretofore known by the sign of the

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Red lion but then and for some time past called by the name of the Fountain and divided into two Tenements then in the several tenures or occupations of Thomas Pope Palmer Thomas Bass and late William Faldo or their Undertenants And of and in All that Toft or piece of ground whereon a Messuage or Tenement theretofore stood And of and in All that Orchard and Close of pasture situate and being in Eaton socon in the said County of Bedford and then in the occupation of Benjamin Jones And of and in All that piece of Arable land or ground part whereof is a toft whereon a Cottage or Tenement lately burnt down stood formerly in the occupation of [space] Brown afterwards of Samuel Wootton and then of Benjamin Jones or his Undertenants And of and in All that Close of Pasture called the Old Orchard adjoining to the said Toft And of and in All that commonable piece of pasture land adjoining to the said Old Orchard then in the occupation of Benjamin Jones which said last mentioned premises are situate and being in Little end in the ⁷**Parish** of Eaton Socon in the said County of Bedford And of and in All that Cottage or Tenement situate lying and being in Little end in Eaton Socon aforesaid And of and in All that Orchard or Close of pasture to the said Cottage adjoining and belonging late in the occupation of the Widow Stratton and then of the said Benjamin Jones or his Undertenants late the estate of Atwood Fisher And of and in All that Messuage Cottage or dwelling house with the Close of pasture thereto adjoining situate and being in the parish of Eaton socon aforesaid in an Endship there called The moor end Which said last mentioned premises were then in the occupation of Samuel

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Wootton And of and in All those thirteen acres and three perches of land or ground and parcel of a certain plot or parcel of land or ground lying in Norton field in Eaton Socon aforesaid containing by statute measure fifteen acres and three perches the remaining two acres whereof were Leasehold belonging to the said George Fowler bounded on parts of the east and north by the second allotment awarded on the Inclosure of the said parish of Eaton Socon to James Chamberlain on further parts of the east and north and part of the south by ancient Inclosures in Little end in Eaton Socon aforesaid on further part of the East by an Allotment awarded to William Herbert on further part of the south and part of the west by an allotment awarded to Mary Conquest on further parts of the west and south and on the remaining part of the East by an ancient Inclosure belonging to the said George Fowler on the remaining parts of the south and west by another part of the said allotment to Mary Conquest and on the remaining part of the north by the second allotment awarded to Richard Fletley And also of and in All that plot or [___] or ground lying in Norton field aforesaid containing by statute measure twenty six perches bounded on part of the East by a homestead belonging to Harding Ratcliff on further part of the East and part of the north by a homestead belonging to the said George Fowler on the remaining part of the East and on the south by the North road on the west by an ancient inclosure belonging to the said George Fowler and on the remaining part of the north by the first allotment awarded to James Chamberlain which said two several plots of Land or ground were allotted to the said William Fowler deceased by the Commissioners appointed to inclose the said parish of Eaton socon in lieu of divers

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open field lands and Common rights belonging to the said William Fowler and then in the occupation of Benjamin Jones And of and in All that piece or parcel of Land containing by estimation half a rood more or less situate lying and being in the fields and bounds of Papworth Everard in the County of Cambridge The Road leading from Saint Ives to Potton on the north the road leading from London On the west and land then or late belonging to Captain Hurst on the south part thereof And also of and in All that Messuage Tenement or Public house called or known by the name or sign of the Three horse shoes then in the occupation of Ann Mason And also of and in All such and so much and such part and parts as are freehold or Charterhold and not Copyhold or of Customary tenure of All that Messuage Tenement or Public house known by the sign of the Bell Inn situate in Brampton in the County of Huntingdon with the Yard Orchard garden and close thereto belonging and adjoining And of and in All that freehold Plot piece or parcel of land or ground containing by statue measure thirty four perches bounded on the East by the second allotment awarded to Bateman Robert Robson on the south by the Homestead or garden belonging to the said Messuage or Inn and on the west by Copyhold land of the said George Fowler And also all that one undivided Moiety or half part the whole into two equal parts to be divided Of and in All that Messuage or Tenement and premises situate and being in Great Gransden in the County of Huntingdon known by the sign of the Plough and then in the occupation of James Elwood Together with all and singular the rights members and appurtenances whatsoever to the said several Messuages Cottages or Tenements land hereditaments and premises [__] in the now

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reciting Indenture belonging or in any wise appertaining To hold the said undivided Moiety or half part of the said last mentioned premises with the appurtenances But as to such of the said undivided moieties or half parts of the said premisses whereof any Mortgages had been made in fee or by the Creation or Grant of any terms for years subject and without prejudice to the same Mortgages and the residue then to come and unexpired of such Terms and to the payment of the several sums of Money respectively secured thereby And the Interest to become due for the same) unto the said George Fowler and his Assigns To the use of such person and persons and for such Estate and Estates Upon and for such trusts intents and purposes and charged and chargeable in such sort manner and form and subject to with and under such Conditions restrictions powers provisoes limitations and declarations as the said George Fowler from time to time during his natural life by any deed or deeds writing or writings with or without power of revocation to be sealed and delivered by him in the presence of and attested by two or more credible witnesses or by his last Will and Testament in writing or any writing in the nature of and purporting to be his last Will and Testament or any Codicil or Codicils thereto to be by him respectively signed sealed and published in the presence of and attested by three or more such Witnesses in his presence should direct limit or appoint give or devise the same And as well in default of any such direction limitation or appointment gift or devise as in the mean time and until any such direction limitation or ⁸**Appointment** gift or devise should be made or should take effect And

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subject to any such direction limitation or appointment gift or devise as should not be a complete and entire disposition of the whole of the said hereditaments and premises or of the whole Estate and interest therein To the use of the said George Fowler and his assigns for and during the term of his natural life And from and immediately after the determination of that Estate by forfeiture or otherwise in his life time And in the mean time subject thereto To the use of the said Henry Sweeting and his Heirs during the natural life of the said George Fowler In trust for him the said George Fowler and his Assign in order to prevent any wife of the said George Fowler from being entitled to her dower in or out of the said premises or any part thereof And from and immediately after the determination of the estate so limited in use to the said Henry Sweeting and his heirs during the natural life of the said George Fowler as aforesaid To the use and behoof of the said George Fowler his heirs and assigns for ever **And whereas** the said William Fowler the younger duly made signed and published his last Will and Testament bearing date the twenty seventh day of November one thousand eight hundred and two in such manner as by Law is required for rendering valid Devises of real estates and thereby gave and devised unto the said John Mortlock therein described of Abingdon hall in the County of Cambridge the said James Rust therein described of Great Gransden in the County of Huntingdon John Cheetham Mortlock of Cambridge Esquire and to his brother the said George Fowler their heirs and assigns All the Messuages Lands Tenements and hereditaments of which he [or any person or] or person In trust for him was or were seised for an Estate of Freehold and Inheritance or of freehold only or of which he

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or any person or persons In trust for him was or were or at the time of his decease should be seized And all the Real estate which he could devise by virtue of any special power of Appointment with their respective rights members and appurtenances To hold the same unto the said John Mortlock James Rust John Cheetham Mortlock and George Fowler their Heirs and assigns for ever Upon trust that they the said John Mortlock James Rust John Cheetham Mortlock and George Fowler or the Survivors or Survivor of them or the heirs or assigns of such Survivor should after his decease at such time or times as to them or him in their or his discretion should seem meet sell and absolutely dispose of the same either altogether or in parcels and either by public auction or private contract as to them or him should seem reasonable And the said Testator directed the said John Mortlock James Rust John Cheetham Mortlock and George Fowler to sell all the Customary or Copyhold estates he might die possessed of or entitled unto subject as to such part as consisted of Public houses to the restrictions specified in certain Articles of Copartnership entered into by him with his brother George Fowler And should for the purpose of selling his freehold and Copyhold estates enter into make and execute such Covenants agreements acts deeds Conveyances surrenders and assurances in the Law as they or he should think proper And the said Testator directed that the receipt or receipts of the said John Mortlock James Rust John Cheetham Mortlock and George Fowler or the Survivors or Survivor of them or the heirs or Assigns of such Survivor for the monies for which the same should be so respectively sold should from time to time be a sufficient discharge or sufficient discharges to the Purchaser or Purchasers of the said several

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hereditaments therein before made saleable by his Will or any part or parts thereof for his her or their purchase money or so much as should be therein acknowledged or expressed to be received And that the Purchaser or Purchasers paying their purchase money and taking such receipt as aforesaid should not afterwards be answerable or accountable for any loss misapplication or non application thereof or be in any wise bound or concerned to see to the application thereof or of any part thereof And the said Testator thereby nominated constituted and appointed the said John Mortlock James Rust John Cheetham Mortlock and George Fowler Executors of his said Will And thereby declared that his will was that if the said John Mortlock James Rust John Cheetham Mortlock and George Fowler their heirs executors Administrators or assigns or any Trustee or Trustees to be appointed in the stead or place of the or any of them as hereinafter is mentioned should die or be desirous of being discharged from or refuse or decline or become incapable of acting in the Trust of his Will before the same respectively should be fully performed and discharged then and in case and as often as the same should happen it should or might be lawful for the remaining Trustees or Trustee for the time being with the consent of his said Wife if she should be then living and unmarried and if she should be dead of the Survivors or Survivor ~ ~ by any writing or writings under their his or her hands and seals or hand and seal to nominate and substitute any other person or persons to be a Trustee or Trustees in the stead and place of the Trustee or Trustees so dying or desiring to be discharged or declining to act or becoming incapable of acting as aforesaid And that when and so often as any new Trustee or Trustees should be

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appointed as aforesaid the Trust estates and premises which should then be vested in the Trustee or Trustees so dying or desiring to be discharged or refusing or declining to act or becoming incapable to act as aforesaid should be thereupon with all convenient speed conveyed assigned and transferred [sic] in such sort and manner as that the same should be legally and effectually vested in the surviving or continuing Trustee or Trustees and such new or other Trustees Upon the Trusts and with under and subject to the ⁹**Powers** and authorities aforesaid thereinbefore declared **And whereas** the said William Fowler the younger died soon after the date and execution of his said Will without having revoked or in any wise altered the same And soon after his decease the said John Cheetham Mortlock James Rust and George Fowler duly proved the said Will in the Prerogative Court of the Archbishop of Canterbury on the fourth day of March One thousand eight hundred and three **And whereas** the said John Mortlock by a deed poll under his Hand and seal bearing date the fourth day of February one thousand eight hundred and four After reciting the said Will of the said William Fowler the younger deceased And that the said John Mortlock had not proved the said Will of the said William Fowler the younger or in any way acted in the trusts of the said Will or in the Guardianship of his Children absolutely and irrevocably disclaimed All the real and personal Estate trusts powers and authorities whatsoever by the Will of the said William Fowler the younger given devised and bequeathed to the said John Mortlock James Rust John Cheetham Mortlock and George Fowler and the Executorship of the Will and

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Guardianship of his Children And all the rights and privileges thereto belonging or annexed And whereas the said John Cheeham Mortlock by a deed poll under his Hand and seal bearing the seventh day of February one thousand eight hundred and four Reciting the said Will of the said William Fowler the younger and the lastly hereinbefore recited Deed poll and that the said John Cheetham Mortlock had proved the said Will but had not in any respect acted in carrying the said Trusts into execution Did testify and declare that he was desirous of being discharged from and did thereby refuse and decline to act in carrying into execution [___] Will of the said William Fowler the younger of the Guardianship of his Children **And whereas** the said James Rust by a deed poll under his Hand and seal bearing date the fifth day of April one thousand eight hundred and four Reciting the said Will of the said William Fowler the younger and the said two lastly hereinbefore recited deeds poll And that the said James Rust had proved the last mentioned Will but had not in any respect acted in carrying the Trusts into execution Did ratify and declare that he was desirous of being discharged from and did thereby refuse and decline to act in carrying into execution the Trusts of the said Will of the said William Fowler the Younger and the Guardianship of his Children **And whereas** by certain Indentures of Lease and appointment and Release bearing date respectively the tenth and eleventh days of February one thousand eight hundred and six the Appointment and Release being of four parts and made between the said James Rust John Cheetham Mortlock and the said George Fowler of the first part the said Jane Fowler (therein described to be the Widow and Relict of the said William Fowler the

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younger deceased) of the second part the said Charles Banks and John Smith of the third part and the said Henry Sweeting of the fourth part Reciting the said hereinbefore in part recited Will of the said William Fowler the younger and the subsequent events as hereinbefore mentioned And reciting that the said Jane Fowler the wife of the said William Fowler the younger the Testator was then living and unmarried And reciting that the said George Fowler had not renounced the Trusts of the said Will of the said William Fowler the younger deceased but had acted in the execution thereof And reciting that the said George Fowler being desirous to carry the said Will into execution had with the consent of the said Jane Fowler applied to and requested the said Charles Banks and John Smith to be Trustees in the stead of the said James Rust and John Cheetham Mortlock jointly with the said George Fowler which the said Charles Banks and John Smith had agreed to And reciting that the said George Fowler in further pursuance of and conformity to the directions of the said Will of the said William Fowler the younger deceased had requested the said James Rust and John Cheetham Mortlock to join with him the said George Fowler in Conveying the freehold Messuages lands tenements hereditaments and premises which were vested in them as such Trustees under and by virtue of the said Will unto the said Henry Sweeting his heirs and assigns To the use of him the said George Fowler and the said Charles Banks and John Smith jointly Upon the Trusts and with the powers and authorities in the said Will mentioned which the said James Rust and John Cheetham Mortlock had consented and agreed to do It is by the said Indenture now in recital witnessed that by virtue and in pursuance of the

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said power so given to the said George Fowler by the said Will of the said William Fowler the younger deceased as aforesaid And for the Considerations and purposes thereinbefore expressed He the said George Fowler (by and with the consent of the said Jane Fowler the Wife of the said William Fowler the younger deceased) did nominate constitute and appoint the said Charles Banks and John Smith to be new Trustees in the stead and place of the said James Rust and John Cheetham Mortlock to act jointly with him the said George Fowler in the several trusts which were by the said Will of the said William Fowler the younger deceased reposed and vested in the said John Mortlock James Rust John Cheetham Mortlock and George Fowler and then vested in the said George Fowler alone as the only continuing Trustee as aforesaid And it is by the Indenture now in recital witnessed that in order effectually to vest all and singular the Messuages Lands Tenements Hereditaments and premises then vested in the said James Rust John Cheetham Mortlock and George Fowler under or by virtue of the said Will of the said William Fowler the younger deceased in the said George Fowler as such continuing Trustee And the said Charles Banks and John Smith as such new Trustees jointly as aforesaid Upon the Trusts in the said Will mentioned And in consideration of five shillings to each of them the said James Rust John Cheetham Mortlock ¹⁰**And** George Fowler paid by the said Henry Sweeting They the said James Rust John Cheetham Mortlock and George Fowler by and with the consent and direction of the said Charles Banks and John Smith Did (as far as they lawfully could or might) grant bargain sell release and

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confirm unto the said Henry Sweeting and to his heirs and assigns All and singular the freehold Messuages lands Tenements hereditaments and premises comprised in the said Will of the said William Fowler the younger deceased and thereby devised unto the said John Mortlock James Rust John Cheetham Mortlock and George Fowler and their Heirs as aforesaid To hold the same premises with their appurtenances unto the said Henry Sweeting his Heirs and assigns To the use of the said George Fowler Charles Banks and John Smith their heirs and assigns Upon the Trusts nevertheless and for the ends intents and purposes and with under and subject to the powers provisoes declarations and agreements as were expressed and declared of and concerning the same in and by the said Will of the said William Fowler the younger deceased as aforesaid And that in as full and ample a manner to all intents and purposes as they the said James Rust John Cheetham Mortlock and George Fowler could have held the same in case the Indenture now in recital had not been made **And whereas** the said George Fowler duly made signed and published his last Will and Testament in writing bearing date the nineteenth day of November one thousand eight hundred and three and thereby gave and devised unto the said James Rust and William Woodham All the Messuages Lands Tenements and hereditaments of which he or any person or persons in trust for him was or were seised for an Estate of Inheritance or of freehold only or of which he or any person or persons [] was or were or at the time of his decease should be seised And all the real estate which he could devise by virtue of any special power of Appointment with their respective rights members and appurtenances To hold the same unto and to

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the use of the said James Rust and William Woodham Upon trust that they the said James Rust and William Woodham or the Survivor of them or the Heirs or Assigns of such Survivor should after his decease at any time or times as to them or him or in their or his discretion should seem meet sell and absolutely dispose of the same either altogether or in parcels And either by Public Auction or private Contract as to them or him should seem reasonable And the said Testator also directed the said James Rust and William Woodham and their Heirs to sell all the Copyhold or Customary hereditaments which he should die possessed of or entitled unto (Subject nevertheless as to such parts of his said Real Estates wherein or upon which the several trades or businesses which the said Testator then carried on in Saint Neots aforesaid were conducted or carried on And as to such part thereof as might consist of publick houses or Inns to certain restrictions with respect to the sale thereof as were particularly specified in certain Articles of Copartnership entered into by him with his late brother William Fowler deceased) and should for the purpose of selling his freehold or Copyhold Estates enter into make and execute such Covenants agreements acts deeds Conveyances surrenders and assurances in the Law as they or he should think proper And the said Testator directed that the receipt or receipts of the said James Rust and William Woodham or of the Survivor of them or the Heirs or assigns of such Survivor for the monies for which the same should be respectively sold should from time to time be a sufficient discharge or sufficient discharges to the Purchaser or Purchasers of the said several hereditaments thereinbefore made saleable by his Will now in recital or any part or parts thereof for his her or their

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purchase money or so much thereof as should be therein acknowledged or expressed to be received And that the purchaser or purchasers paying their purchase money and taking such receipt for the same should not afterwards be answerable or accountable for any loss missapplication or non application thereof or be in any wise bound or concerned to see to the application thereof or of any part thereof And the said Testator appointed the said James Rust and William Woodham Executors of his Will **And whereas** the said George Fowler the Testator by a Codicil to his said Will bearing date the eighteenth day of May one thousand eight hundred and ten after declaring that it should be taken as part of his Will And that he had by his Will devised his Real and Personal Estates to the said James Rust and William Woodham Upon the Trusts therein mentioned and appointed the said James Rust and William Woodham joint Executors thereof Did thereby appoint the said Charles Banks therein described of Hailweston in the said County of Huntingdon a Trustee of his said Will and one of the Executors thereof to act in the execution of the Trusts thereof Jointly with the said James Rust and William Woodham And the said Testator Did give and devise to the said Charles Banks jointly with the said James Rust and William Woodham All the Real and Personal estate devised by his said Will To hold to him his Heirs executors administrators and assigns Upon the Trusts and for the intents and purposes thereof expressed and declared in and by his said Will And whereas the said George Fowler departed this life some time since without having revoked or in any wise altered his said Will or the Codicil thereto And whereas the said James Rust William Woodham and Charles Banks have duly

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proved the said Will and Codicil of the said George Fowler in the Prerogative Court of the Archbishop of Canterbury on the fourth day of May one thousand eight hundred and eleven ¹¹**And whereas** the said Charles Banks and John Smith as such Trustees as aforesaid under and by virtue of the said Will of the said William Fowler the younger deceased and the said James Rust William Woodham and Charles Banks as such Trustees as aforesaid under or by virtue of the said Will of the said George Fowler deceased Did on or about the twenty ninth day of March one thousand eight hundred and eleven Contract and agree to and with the said John Day for the sale and disposal to him of the Freehold Messuages Lands and hereditaments hereinafter mentioned and intended to be hereby granted and released or otherwise assured And also of the Copyhold Messuages and hereditaments hereinafter mentioned and covenanted to be bargained sold surrendered or otherwise conveyed and assured And also of certain Leasehold Messuages and hereditaments which are intended to be distinctly assigned by different Indentures bearing even date herewith together with the Coppers Mash Tuns Working tuns Cooler Pump and Mill and thirteen large Casks fixed to the Freehold of the Brewery hereinafter mentioned Subject to the Quit rents payable in respect of the said Copyhold premises and the land tax payable in respect of the said Freehold and Copyhold premises and also subject as to other of the said premises as hereinafter mentioned at or for the price or sum of Forty thousand pounds for the whole And whereas the said Freehold Copyhold and Leasehold Messuages and hereditaments are to be

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conveyed [] in separate parts or parcels by different instruments according to the nature tenure and other circumstances of the same [] hereditaments Now the said parties to these presents have thought fit to divide and apportion And do in and by and upon this the principal Instrument of Conveyance relating thereto divide apportion and set forth the said purchase or consideration money in manner following (that is to say) The sum of Twenty nine thousand seven hundred pounds part of the said sum of Forty thousand pounds purchase money as and for a distinct Consideration for and in respect of the said Freehold Messuages and hereditaments intended to be hereby released and conveyed including the said Coppers Mash tuns Working Tuns Cooler Pump Mill and thirteen large Casks affixed thereto The further sum of Eight thousand eight hundred and seventy pounds other part of the said sum of Forty thousand pounds purchase money as and for a distinct consideration for and in respect of the said Copyhold Messuages and hereditaments And the further sum of One thousand four hundred and thirty pounds the remaining part of the said sum of Forty thousand pounds purchase money as and for a distinct Consideration for and in respect of the said Leasehold Messuages and hereditaments **Now this Indenture witnesseth** that in pursuance of the said Agreement and for and in consideration of the sum of Fourteen thousand eight hundred and fifty pounds of lawful money of the United Kingdom of Great Britain and Ireland current in England by the said John Day to the said Charles Banks and John Smith in hand well and truly paid at or before the sealing and delivery of these presents being one full moiety or half part of the said sum of Twenty nine thousand seven hundred pounds being the

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distinct consideration or purchase money so divided and apportioned as aforesaid in respect of the Freehold Messuages and hereditaments hereinafter mentioned and intended to be hereby released the receipt and payment whereof and of every part thereof they the said Charles Banks and John Smith do hereby admit and acknowledge and of and from the same and every part thereof do acquit release exonerate and discharge the said John Day his heirs executors administrators and assigns and every of them for ever by these presents And also for and in consideration of the sum of Fourteen thousand eight hundred and fifty pounds of lawful money aforesaid by the said John Day to the said James Rust William Woodham and Charles Banks in hand well and truly paid at or before the sealing and delivery of these presents being the [] full moiety or half part of the said sum of Twenty nine thousand seven hundred pounds consideration or purchase money in respect of the said Freehold Messuages and hereditaments the Receipt and payment of which said last mentioned sum of Fourteen thousand eight hundred and fifty pounds they the said James Rust William Woodham and Charles Banks do hereby admit and acknowledge and of and from the same and every part thereof do acquit release exonerate and discharge the said John Day his heirs executors administrators and assigns and every of them for ever by these presents They the said Charles Banks and John Smith by virtue and in pursuance of the said Will of the said William Fowler the younger deceased as aforesaid and so far only and as to so much and such part and parts only of the several Freehold Messuages hereditaments and premises hereinafter particularly mentioned and described and intended to be hereby granted and released as

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are comprised in the said Will of the said William Fowler the younger and according to their Estates rights and Interests therein And the said James Rust William Woodham and Charles Banks by virtue and in pursuance of the said Will and Codicil of the said George Fowler deceased as aforesaid and so far only and as to so much and such part and parts only of the several Freehold Messuages hereditaments and premises hereinafter particularly mentioned and described and intended to be hereby granted and released as are comprised in the said Will and Codicill of the said George Fowler deceased and according to their respective estates ¹²**Rights** and Interests therein And all of them the said Charles Banks John Smith James Rust and William Woodham so far and to use such technical words only as to pass their interests therein but not to warrant the said premises Have and each and every of them Hath granted bargained sold disposed of aliened released and confirmed And by these presents Do and each and every of them Doth in the manner and for the purposes aforesaid grant bargain sell dispose of alien release and confirm unto the said John Day (in his actual possession now being by virtue of a Bargain and sale to him thereof made by the said Charles Banks John Smith James Rust William Woodham and Charles Banks for five shillings consideration by Indenture bearing date the day next before the day of the date of these presents for the term of one year commencing from the day next before the day of the date of the said Indenture of Bargain and Sale and by force of the Statute for transferring uses into possession) and to his Heirs **All** that Capital Messuage or Mansion house

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with the appurtenances situate and being in a certain place called the Priory in Saint Neots aforesaid And all that new erected Brewhouse Storehouse Chambers and granaries over the same And all those new erected Stables and other buildings erected and built by the said William Fowler the elder deceased for the convenience of carrying on the Brewery and Merchandizing business together with the several fixtures in the said Brewhouse Shops granaries and premises and the ground and soil whereon the said Capital Messuage or Mansion house and [] buildings stand All which said Capital Messuage or Mansion house and premises were heretofore in the occupation of F[]wood afterwards of Edward Arnold then of the said William Fowler the elder deceased late of the said William Fowler the younger and George Fowler deceased or one of them and now of the said John Day and John Hill Day his son or one of them And also All that close of pasture or inclosed ground in Saint Neots aforesaid called or known by the name of the Home close heretofore divided into three closes containing by estimation three acres be the same more or less lying on the back side of the aforesaid Messuage or Mansion house heretofore in the occupation of Thomas Small his undertenants and assigns late of the said William Fowler the elder and afterwards of the said William Fowler the younger and George Fowler and now of the said John Day and John Hill Day or one of them And all other the Messuages hereditaments and premises belonging to the said Priory Estate in Saint Neots aforesaid and which said Messuage or Mansion house and premises were conveyed by Andrew chambers to the said William Fowler the elder deceased by Indentures of Lease and Release bearing date respectively the seventeenth and eighteenth

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days of May one thousand seven hundred and eighty by the description therein mentioned And also all that Messuage or Tenement and Bell foundery [sic] thereto adjoining and belonging situate standing and being in Saint Neots aforesaid heretofore part of the said Priory and now in the occupation of Sarah Fowler Widow of the said George Fowler and Robert Taylor with the Workshop Edifices buildings and appurtenances thereto belonging which said last mentioned Messuage or Tenement and Bell Foundery were purchased by the said William Fowler the Elder of John Fox and were conveyed by Indentures of Lease and Release bearing date respectively the twenty fifth and twenty sixth days of March one thousand seven hundred and eighty nine And also all that Cottage or Tenement situate and being in a certain lane called New lane in Saint Neots aforesaid heretofore in the occupation of Frances Franklin Widow and now of Samuel Smith And also all that Malting or Malthouse situate and being near or adjoining to the said Cottage or Tenement heretofore in the occupation of the said William Fowler the elder and now or late of the said Charles Banks And also all those two Cottages or Tenement situate lying and being in New Lane aforesaid now in the occupation of John Goodchild and John Ashby formerly a Wheat house or Case heretofore in the occupation of Thomas Wiles with the ground thereto belonging And also the ground and soil containing by admeasurement from the Malting and the ground on which a barn formerly stood belonging to Elizabeth Arnold and now to John Franklyn on the east to the said New lane west one hundred and seven feet such admeasurement having been taken along the fence which divides the premises from the Close late of Joseph Robinson but now of William

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Pamplin and from north to south from the said Cottage or Tenement to the said Close one hundred and twenty five feet together with all outhouses Kiln Kilnhouses Lofts Chambers Granaries Edifices buildings and barns to the said Cottage Malting and premises adjoining and belonging which said Cottage Malting Wheathouse or Case and premises were purchased by the said William Fowler the elder of Elizabeth Arnold John Park and Thomas Chapman and were conveyed by Indenture of Lease and Release bearing date respectively the Ninth and tenth days of October One thousand seven hundred and ninety four And also all that the said Messuage Tenement or Inn called the Falcon situate and being in the Town of Saint Neots aforesaid Together with the said swarth being half a rood of Meadow thereto belonging in Saint Neots meadow in the occupation of Susanna Small her Undertenants or Assigns And also all that the said Messuage Tenement or Public house called or known by the name or sign of the Queens head with the Cornshops and a small garden whereon a Cottage in the occupation of [space] Gray formerly stood now pulled down thereto belonging situate and being in Saint Neots aforesaid now or late in the occupation of Thomas Bascott or his Undertenants And also¹³**All** that the said Messuage Tenement or Public house situate and being in Saint Neots aforesaid and commonly called or known by

[*in left margin*] Jolly Brewers and Cottages }
plots Kings Head Potton Queen's Head Wyboston 2^{li} . 0 . 38^d

¹³ Start page16

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the name or sign of the Jolly Brewers late in the occupation of James Waterfall and now of James Savage And also All those the said several Messuages Tenements dwelling houses late in the several occupations of Elizabeth Housden Thomas Andrews and Elizabeth Oliver and now of John Warwick Elizabeth Oliver and the Widow Staughton situate standing and being in Saint Neots aforesaid adjoining the said last mentioned Messuage or Public house And also All that the said Messuage or Tenement with the appurtenances called or known by the name or sign of the Kings head with the Corn shops two Cottages or Tenements and Close of Arable land thereto belonging situate in Potton in the County of Bedford late in the occupation of Robert Fowler or his Undertenants and now of William Savage or his Undertenants And also All that the said Messuage Cottage or Tenement with the barns stables and outbuildings thereto belonging situate and standing in Wyboston in the parish of Eaton Socon aforesaid and called or known by the name or sign of the Queens head together with the said Orchard or close of Pasture ground thereunto adjoining now in the occupation of George Emery and reputed to contain by estimation four acres but all which premises contain together by admeasurement Two acres and thirty eight perches as appears by the Schedule and Plan annexed to the Award made on the inclosure of the said parish of Eaton Socon being N^o. 648 thereni And also All that Yard [] of ground with the stable standing thereon at North end in Eaton Socon aforesaid now in the occupation of Henry Coy [] occupied with the new erected Leasehold Messuage called the George there on which said yard and piece of ground formerly stood a Messuage Cottage or Tenement called Lees heretofore

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used as an Inn and called or known by the name or sign of the George but afterwards divided into several Tenements or dwelling houses and lately in the several tenures or occupations of the said Henry Coy and [space] Barnard William Pear The Overseers of the Poor of Eaton Socon aforesaid and [space] Cross and now pulled down And all that the said Orchard or Close of pasture reputed to contain by estimation one acre more or less lying on the West side of the said last described yard and piece of ground whereon the said Tenements or dwelling houses lately stood All which said yard and piece of ground Orchard or Close or pasture and premises adjoin each other and contain together by admeasurement three roods and eight perches as appears by the said Schedule and plan being N^o. 142 therein And also All that the said new inclosed Plot or parcel of land or ground late part of Vineyard field in North end in the parish of Eaton Socon aforesaid near adjoining the said last described Messuage and premises being the first Allotment awarded to the said William Fowler the elder on the inclosure of the said parish containing by admeasurement five acres two roods and one perch in the occupation of the said Henry Coy And also All that the said new inclosed plot or parcel of land or ground late part of Ford field in North end in the parish of Eaton Socon aforesaid being an allotment awarded to the said William Fowler the younger on the Inclosure of the said parish containing by admeasurement one acre one rood and eight perches being parted from the last described land by a Brook also in the occupation of the said Henry Coy And also all that Scite of ground whereon two Tenements formerly one Cottage or Tenement lately stood situate at the North end of Eaton Socon

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aforesaid abutting East on a place called Maltmans gardens next hereinafter described and west upon the Common street or King's highway being the Great North road heretofore in the occupation of the Widow Witherow and Thomas Griffin and now of the said Henry Coy And all that the said Cottage or Tenement situate and being at North end in Eaton Socon aforesaid with the Orchard thereto adjoining and belonging formerly called Hemplands and afterwards Maltmans gardens Rep[uted] to contain by estimation One Acre The highway leading from Eaton Socon to Saint Neots East and next the Common highway leading from Eaton Socon to Cross Hall being the said Great North road west late in the occupation of John Bonfield Which said Scite of ground Cottage and Orchard are now laid together and in the occupation of the said Henry Coy and contain together by admeasurement One acre and two perches as appears by the said Schedule and Plan being N^o. 40 therein And also all that the said Messuage Cottage or Tenement and pightle of pasture adjoining situate and being in Topham end in the several parishes of Eaton Socon aforesaid and Colmworth in the County of Bedford or one of them called or known by the name or sign of the Chequers now in the occupation of Thomas Luff containing by estimation half an Acre and so much thereof as is situate in the said parish of Eaton Socon containing by admeasurement three perches as appears by the said Schedule and Plan being N^o. 200 therein

[*in left margin*] here at Eaton Sold

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And also all that the said Messuage or Tenement and Public house known by the name of the Sun situate and being in Eaton Socon aforesaid lately divided into two dwellings together with the said Two barns and a Stable adjoining each other And also the said other Building lately used as a Wood house
¹⁴**And also** [____]

[the first few lines of this page don't line up properly – some bits are missing, we have put together what is there so as to make most sense]

with the said Stables Yard and said Two Orchards now laid into one Orchard and Close of Pasture adjoining thereto reputed to contain one acre two roods and ten perch by Estimation two acres and three roods now or late in the occupation of James Sibley And which said Messuage called the Sun whereon a Messuage or Tenement contain together by admeasurement one rood and twenty seven perches And which said Close of Pasture contains by admeasurement [_____] as appears by the said Schedule and Plan being Numbers 128 and 127 therein And also all that the said Toft or piece of Ground [_____] and Orchard and Close of Pasture adjoining situate at Wyboston Little end otherwise Moor End in Eaton Socon aforesaid formerly in the occupation of Benjamin Jones And also all that the said Piece of Arable Land or Ground part whereof is a Toft whereon a Cottage or Tenement sometime since burnt down in Wyboston Little End otherwise Moor end aforesaid formerly stood formerly in the occupation of [space] Brown afterwards of Samuel Wootton and late of the said Benjamin

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Jones And also all that the said Close of Pasture called the old Orchard adjoining the said last mentioned Toft late also in the occupation of the said Benjamin Jones And also all that the said Cottage or Tenement in Wyboston Little End otherwise Moor End aforesaid And all that the said Orchard or Close of Pasture to the said last mentioned Cottage adjoining and belonging heretofore in the occupation of The Widow Stratton and late of the said Benjamin Jones And also all that the said Plot or piece of Land or Ground heretofore part of Norton Field in Eaton Socon aforesaid containing twenty six Perches And also all that small piece or parcel of Land late part of an Orchard at Wyboston Little End otherwise Moor End aforesaid containing thirty perches awarded or taken in Exchange on the Inclosure of the [parish of Eaton] Socon by the said William Fowler the elder of and from James Chamberlain All which said last mentioned Premises are now better known by the name and Description of a Messuage Tenement or Public House called the Bell with the Stables Buildings and appurtenances and divers Closes of Pasture Land occupied therewith and now in the occupation of Jeremiah Banks and are described in the said Schedule and Plan as follows (that is to say) An Orchard and Close containing three roods and thirty four perches being Number 654 therein A Tenement Yard and Close containing one acre three roods and six Perches being number 657 therein A Tenement Orchard and part of a Close containing one acre and four Perches being Number 660 therein part of an Orchard taken by Exchange from James Chamberlain being Number 663 therein the third Allotment to William Fowler containing twenty six perches and the Bell public House Yard and Buildings

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containing twenty perches being Number 666 in the said Schedule and Plan And also all that Plot or Parcel of Land or Ground late part of a field called Norton Field in Eaton Socon aforesaid containing thirteen Acres and three Perches being part of the second Allotment awarded to the said William Fowler the elder on the Inclosure of the said Parish now divided with the remaining two Acres of the said Allotment which are Leaseholds into several Closes and in the occupation of the said Jeremiah Banks and lying near to and occupied with the said Messuage or Public House called the Bell And also all that the said Messuage Cottage or Dwelling house with the Close of Pasture thereto adjoining situate in the Parish of Eaton Socon aforesaid in the said Endship called Wyboston little End otherwise Moor End now in the occupation of Samuel Wootton containing one acre three roods and six perches as appears by the said Schedule and Plan being Number 656 therein And also all

[*in left margin*] Golden Ball Eynesbury

that the said Messuage or Tenement or public House situate and being in Eynesbury aforesaid commonly called or known by the name or sign of the Golden Ball together with the Garden Ground late a Close of Pasture at the East side thereof containing by Estimation three roods more or less now or late in the occupation of William Charlton And also all those the said two Messuages or Tenements adjoining the last described Messuage and Premises late in the occupation of David Scott and Charles Clarke and now of [*space*] Groan Doctor of Physic and Charles Clarke Together with the Lime Kiln Coke Kiln Sheds Outhouses and Appurtenances late in the occupation of the said William and George Fowler

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and now of the said John Day And also all that the said Messuage or Tenement and Inn commonly called or known by the name of the White Lion situate and being at Buckden aforesaid now or late in

[*in left margin*] Sawtry & 3 rood of Pasture

the occupation of Samuel Holden or his Undertenants And also all that the said Messuage Cottage or Tenement in Sawtry Moignes otherwise Sawtry All Saints aforesaid now or late in the occupation of Thomas Hitchcock called or known by the name of the Cross Keys And also all that the said Close of Pasture Land containing by Estimation three roods more or less therewith occupied and enjoyed And also all that the said messuage or Tenement situate in the Back Street in Kimbolton aforesaid used as a public House and called or known by the sign of the blue Bell with the Brewhouse and Outhouses used and occupied therewith as the same now are or late were in the occupation of Sarah Britain with the use of the Yard thereto adjoining and free right of Ingress Egress and Regress into and to the same at seasonable and proper times in Common with the Owners and Occupiers of other Tenements therein or adjoining thereto And also all that the said Messuage Cottage or Tenement formerly divided into two Tenements with the Orchard or Pightle thereto belonging situate in Nether Dean aforesaid late a Blacksmiths Shop but now a public House and known by the sign of the Crown in the occupation of Mary Tebbutt And also all that the said Plot of Land or Ground lying in Deepsdale Field in Nether Dean aforesaid containing seven acres one rood and thirteen Perches And also all that the said other Plot of Land or Ground lying in Deepsdale Field in Nether Dean aforesaid containing one rood and twenty two

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perches both which last mentioned Plots of Land are now laid together in one Close and in the occupation of the said Mary Tebbutt And also all that the said new erected Messuage Cottage or Tenement with the Outhouses Buildings Yards Gardens Orchards and Appurtenances thereunto belonging situate in Little Gransden aforesaid known by the name or sign of the Checquer [*sic*] late in the occupation ¹⁵Of William Love and now of John Newman And also all that the said Cottage or Tenement commonly called or known by the name or sign of the White Lion situate in the Hamlet of Holme in the Parish of Biggleswade aforesaid now or late in the occupation of William Pope And also all that the said Messuage or Tenement situate in Keysoe Row aforesaid now called by the name or sign of the White Horse And all that the said Pightle of Pasture Ground thereto adjoining and belonging containing by Estimation half an acre be it more or less And also all that Plot piece or parcel of Land or Ground situate in Stocking Field in the Parish of Keysoe aforesaid containing two acres one rood and twenty seven perches bounded on the west by the Turnpike Road on the north by the said Pightle and by ancient Inclosures belonging to William Cunnington on the East and South by an Allotment to the said William Cunnington which said Allotment the Commissioners for inclosing the said Parish of Keysoe Did by their Award dated on or about the thirtieth day of December one thousand eight hundred and six set out allot and award unto and for the Trustees for the Family of the said William Fowler the younger deceased as a Compensation and Satisfaction for their Lands Grounds rights of Common and

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other rights of Common in and over the Lands and Grounds in Keysoe aforesaid directed to be divided and inclosed which said last mentioned Land and Premises are now in the occupation of John Goss And also all that the said Messuage Cottage or Tenement with the Barns Stables and other Outbuildings situate in Spaldwick aforesaid called or known by the name or sign of the Hatchet late in the occupation of William Elderkin and now of Sarah Elderkin And all such and so much and such part and part[s ___] Freehold and not Copyhold or of Customary Tenure Of All that the said Freehold Piece or Parcel of Land or Ground occupied with the said Messuage containing one acre and three roods situate in a certain Place in Spaldwick aforesaid called Bury Hill And also all that the said

[in left margin] Allotment [at?] from [] †

piece or parcel of Ground or Yard adjoining the next Described Allotment on the North situate lying and being in Saint Neots aforesaid with All the Barns Stables Hovels Outhouses and Buildings now standing thereon And all that the said Plot or parcel of Land or Ground lying in the Short Lands in Saint Neots aforesaid containing by statute measure five acres and fourteen Perches exclusive of all roads and ways And also all that the said Plot piece or parcel of Land or Ground lying and being in a certain place in Saint Neots aforesaid called Shelpit Field containing sixteen acres one rood and eight perches All which last mentioned Land and Premises are now in the occupation of the said John Day and John Hill Day or one of them And also all that the said Messuage Tenement or Public House now called or known by the name or sign of the three Tuns situate and being in Saint Neots aforesaid late

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in the occupation of William Summers and now of John Lovell And also all those the said Messuages or Tenements situate and being in the High Street of Saint Neots aforesaid with the appurtenances and adjoining the said three Tuns late in the several occupations of Miss Smith Robert Luff William Hills John Cook and John Selby and now of Robert Livett and his Undertenants and John Cook And also all that the said Messuage or Tenement commonly called or known by the name of the Blue Ball situate in Saint Neots aforesaid in a certain Street there called Huntingdon Street late in the occupation of William Richards and now of Rice Virley And also all that the said Messuage Tenement or Inn commonly called or known by the name or sign of the Fox and Hounds in Saint Neots aforesaid near the Market Place there late in the occupation of William Palmer and now of Sarah Palmer And also all that the said other Messuage or Tenement late in the occupation of Robert Waterfall and now of Ann Waterfall or her Undertenants And all that the said other Messuage or Tenement in the occupation of Jeremiah Burton And all that the said other Messuage or Tenement and Bakehouse in the occupation of Ann Wright And all that the said Building now or late a Corns Shop late in the occupation of William Palmer and now of Sarah Palmer All which last mentioned Public House and Premises are situate in Saint Neots aforesaid near the Market Place there And all that the said Messuage Tenement or Inn called or known by the name or sign of the Kings head situate in or near the Market Place in Saint Neots aforesaid with the Stables Cornshops and Buildings situate in the [__] belonging thereto now or late in the occupation of William Beedham or his Undertenants And also all that the

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[*in left margin*] Fighting Cocks St. Neots

said Messuage Tenement or Inn commonly known by the name or sign of the fighting Cocks now divided into two Tenements and the Piece of Ground or Orchard thereto belonging situate in Saint Neots aforesaid late in the several occupations or Richard Franklin and Rachael Newman and now of Thomas Jacques and Samuel Berrell And also all that the said Cottage or Tenement in Chawson in the Parish of Roxton aforesaid in the occupation of John Neal called or known by the name or sign of the Nags Head And all those the said three Acres of Arable Land lying in a Field belonging to Chawson aforesaid late in the occupation of John Neal And also all that the said Close of Pasture Ground with the Appurtenances near adjoining to the said Cottage in the occupation of the said John Neal And also all that the said Messuage Dwelling House or Inn commonly called or known by the name or sign of the Swan in Eltisley aforesaid And all that the said Croft or Piece of Ground adjoining thereto containing by Estimation two roods more or less now or late in the occupation of James Rose And all

[*in left margin*] Ellington Close

that the said Close of Pasture called Toothill Close containing by estimation two acres and three roods more or less situate in Ellington aforesaid late in the occupation of John Blackwell and now of Henry Austin And all that the said Messuage Cottage or Tenement situate in Graffham aforesaid called the Pyed Horse And all that the said Pightle of Pasture adjoining thereto containing by Estimation half an

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Acre And all that the said Plot or parcel of Land or Ground in Graffham aforesaid containing two acres two roods and thirty five Perches exclusive of all roads and ways which said Messuage and Premises are now in the occupation of William Boutle And also all that the said ¹⁶**Messuage** or Tenement in Saint Johns Street in the Parish of Saint Mary in the Town of Bedford aforesaid called by the Name of the Fountain and now divided into three Tenements late in the several occupations of Thomas Pope Palmer Thomas Bass & William Faldo or their Undertenants and now of Thomas Norris William Brazier and Thomas Bass And also all that the said Piece or parcel of Land containing by Estimation half a rood more or less situate lying and being in the Fields and Bounds of Papworth Everard aforesaid And also all that the said Messuage Tenement or Public House called or known by the name or sign of the three Horse Shoes in Papworth aforesaid late in the occupation of Ann Mason and now of Matthew brown And also all such and so much and such part and parts as are Freehold or Charterhold and not Copyhold or of Customary Tenure Of All that the said Messuage Tenement or Public House known by the sign of the Bell Inn situate in Brampton aforesaid with the Yard Orchard Garden and Close thereto belonging and adjoining now in the occupation of Edmund Croot And also all that the said Freehold Plot piece or parcel of Land or Ground containing thirty four Perches in Brampton aforesaid And also all that the said Messuage or Tenement and Premises situate in Great Gransden aforesaid known by the sign of the Plough now or late in the occupation of James Ellwood And also all that Messuage or

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Tenement now and for some time past used as a public House and known by the sign of the Sun with the Appurtenances thereto belonging situate and being in Saint Neots aforesaid in a certain Street there called Huntingdon Street now or late in the o[ccupation of ___] Lucas his Undertenants or Assigns Which said Messuage and Premises were purchased by the said George Fowler deceased of Sarah Pestell John Ell and Sarah his Wife William Farrin and Elizabeth his Wife Ann Walduck and James Jackson and Susanna his Wife and were conveyed by Indentures of Lease and Release bearing date the seventeenth and eighteenth days of February one thousand eight hundred and five And also all that Messuage or Tenement situate and being in Silver Street otherwise the Gaol Lane in the Parish of Saint Paul in the Town of Bedford aforesaid with the Barn and Ground thereunto belonging formerly in the occupation of Francis Westom afterwards of Elizabeth Westom his Widow late of Handscomb Leighton then of John Pears and now a public House called by the name of the Black Bull and in the occupation of William Dawson And also full and free Liberty for the Owners and Occupiers of the said last mentioned Messuage and Premises at seasonable times in the day time and to carry and convey or cause to be carried and conveyed in Waggons Carts or otherwise any materials for repairing and building or other things through the Yard or Backway of John Moore Howard leading to a Building formerly a Candle House in the occupation of William Odell and now a Curriers Shop in the occupation of Charles Evans to lay in the Barn belonging to the said Messuage or Tenement And which said Messuage or Tenement and Premises were purchased by the said George Fowler deceased of James

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Langley and Judith his Wife and were conveyed by Indentures of Lease and Release bearing date the sixth and seventh days of November one thousand eight hundred and ten Together with all and singular Houses Outhouses Erections Edifices Buildings Barns Stables Yards Gardens Orchards Ways Paths passages waters watercourses Commons Commodities Profits privileges Easements Emoluments advantages right members and appurtenances whatsoever to the said Messuages Cottages Tenements Land and Hereditaments herein before particularly mentioned and intended to be hereby granted and released belonging or in any wise appertaining or to or with the same or any part thereof usually had held used occupied possessed or enjoyed or accepted reputed deemed taken or known as part parcel of member thereof or of any part or parcel thereof And all other the Freehold Messuages Cottages Lands Tenements and Hereditaments whatsoever late of the said William Fowler the younger and George Fowler deceased or either of them situate lying and being in the several Counties of Bedford Cambridge and Huntingdon or either of them and which they the said Charles Banks and John Smith under or by virtue of the said recited Will of the said William Fowler the younger deceased And the said James Rust William Woodham and Charles Banks under and by virtue of the said recited Will and Codicil of the said George Fowler deceased respectively at the time of the sealing and delivery of these Presents ~ ~ have power to sell and dispose of And the reversion and reversions remainder and remainders rents issues and profits of the said Messuages Cottages or Tenements Land and Hereditaments intended to be hereby granted and released and every part thereof And all the Estate right Title Interest Use Trust

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possession benefit property profit possibility Claim and Demand whatsoever both at Law and in Equity of them the said Charles Banks John Smith James Rust William Woodham and Charles Banks and each and every of them of in to or out of the said Messuages Cottages or Tenements Land and Hereditaments herein before mentioned and intended to be hereby granted and released and every part and parcel thereof And also all such Deeds Papers Writings and Muniments of Title whatsoever relating to or in any wise concerning the same Premises or any of them or any part of them either alone or jointly with other Property late of the said William Fowler the younger and George Fowler deceased or either of them which is of less value as are now in the Custody possession or power of the said Charles Banks John Smith James Rust William Woodham and Charles Banks or any or either of them or which they or any or either of them can or may procure or obtain without Suit at Law or in Equity And true and attested Copies of all such other Deeds Papers writings and muniments of Title whatsoever now in the custody possession or power of the said Charles Banks John Smith James Rust William Woodham and Charles Banks or any or either of them or which they or any or either of them can or may procure or obtain ¹⁷**Without** Suit at Law or in Equity as concern the same Premises or any of them or any part of them jointly or together with other Property late of the said William Fowler the younger and George Fowler deceased or either of them which is of equal or greater value to be made and written out on the request and at the Costs and Charges of the said John Day his Heirs or Assigns **To have and to hold**

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the said Messuages Cottages Tenements Land Hereditaments and all and singular other the Premises herein before mentioned and intended to be hereby granted and released with their and every of their rights members and Appurtenances unto the said John Day his Heirs and Assigns To the only proper use and behoof of the said John Day his Heirs and Assigns for ever And to and for no other Use Trust End Intent or Purpose whatsoever **And this Indenture further witnesseth** That in further pursuance of the said recited Agreement And in Consideration of the said sum of eight thousand eight hundred and seventy pounds part of the said sum of forty thousand Pounds purchase money being the distinct Consideration so divided and apportioned as aforesaid in respect of the said Copyhold Messuages and Hereditaments to be again divided and apportioned by the said Parties and to be paid by the said John Day to the said Charles Banks John Smith and the said James Rust

[*in left margin*] Commencement of the Copyhold Estate

William Woodham and Charles Banks respectively according to their respective Estates Trusts rights and Interests and so that a distinct Consideration for the several Messuages Lands and Hereditaments held of the several Manors herein after mentioned may be set forth in th[] and Sales Surrenders or other Conveyances thereof herein after covenanted to be made Each respectively of them the said Charles Banks John Smith James Rust William Woodham and Charles Banks severally and apart from the others of them Doth hereby for himself respectively and his respective Heirs Executors and Administrators And as for and concerning only his own Acts Deeds and Defaults covenant promise and

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agree to and with the said John Day his Heirs Executors Administrators and Assigns ~ ~ that they the said Charles Banks and John Smith or such Parties as may be necessary under by virtue or in pursuance of the said Will of the said William Fowler the younger deceased as aforesaid or any Surrender to the use thereof and so far only and as to so much and such part and parts of the several Copyhold or Customary Messuages Hereditaments and Premises herein after particularly mentioned and described and hereby covenanted to be bargained sold surrendered or otherwise conveyed as are comprized in and pass under or by virtue of the same Will and Surrender and according to their respective Estates Trust Rights and Interests therein And that they the said James Rust William Woodham and Charles Banks and such partis as may be necessary under by virtue or in pursuance of the said Will and Codicil of the said George Fowler deceased as aforesaid or any Surrender to the use thereof and so far only and as to so much and such part and parts of the several Copyhold or Customary Messuages Hereditaments and Premises herein after particularly mentioned and described and hereby covenanted to be bargained sold surrendered or otherwise conveyed as are comprized in and pass under of by virtue of the same Will and Codicil and Surrenders and according to their respective Estates Trusts Rights and Interests therein And that all and every person and persons who for want of any Surrender To the use of the said respective Wills and Codicil is or are or shall or may be entitled to any Estate or Interest in or to any of the said Copyhold or Customary Messuages Hereditaments and Premises or any part thereof by descent from the said William Fowler the younger and George Fowler

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respectively deceased as aforesaid or who have been admitted thereto in the life time of them or either of them & according to their respective Estate Rights and Interests therein shall and will upon payment of the said sum of eight thousand eight hundred and seventy Pounds Consideration money to be divided and apportioned in manner herein before mentioned and [at the] request costs and charges of the said John Day his Heirs Executors Administrators or Assigns And as and when such of them as are Minors shall be competent Age or otherwise authorized so to do well and sufficiently bargain sell surrender convey direct appoint or otherwise assure according to the Custom of the several and respective Manors herein after mentioned whereof the Hereditaments hereby covenanted to be surrendered or otherwise conveyed and assured are parcel into the hands of the several and respective Lord or Lords Lady or Ladies of the same Manors respectively To the use of the said John Day his Heirs and Assigns or of such person or persons and his her or their Heirs as he or they shall direct or appoint the several Copyhold or Customary Messuages Lands and Hereditaments herein after particularly [sic] mentioned and described that is to [say] All That Copyhold or Customary part of the Messuage Tenement or Inn commonly called or known by the name or sign of the White Lion situate in Buckden in the County of Huntingdon formerly the Estate of William Longland who sold and conveyed the same to Francis Garnham deceased who gave and devised the same to his Wife Jane Garnham on whose Decease the same came to the said John Garnham as her Heir at Law late in the tenure or occupation of Percival Johnson and now of Samuel Holden and his Undertenants And also all that Messuage or Tenement

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commonly called or known by the name or sign of the Crown with the Barns Stables Buildings Yard Orchard or Close of Pasture Hereditaments and Appurtenances thereto ¹⁸**Belonging** late in the occupation of George Kidman and now of Joseph Beresford situate and being in Buckden

[*in left margin*] The Manors of Spaldwick

{Heir is incorrectly stated = George Fowler was admitted as Trustee under the will of Mr. W. Fowler his Brother – but George did not make any [heir] to the use of his will and therefore his Son George (then a Minor) was (in 1814) admitted as his Heir at Law & when of age he must Surrender to Mr Day Nevile [D__] May 5. 1823}

aforsaid And also all that Messuage or Tenement and Close or Homestall thereto adjoining situate in Buckden aforsaid held by the yearly rent of one shilling now in the occupation of Samuel Holden or his Undertenants And also all those forty seven acres and one half Acre and half a Rood more or less of Arable Land Leys and Meadow Ground situate in Buckden aforsaid held by the yearly rent of fifteen shillings and eleven pence now in the occupation of [*space*] And also all that half a Rood more or less of Land in Buckden aforsaid held under the yearly rent of one shilling and two Pence now in the occupation of [*space*] And also all that Close of Pasture called the Hoe Close situate in Buckden aforsaid held by the yearly rent of one shilling and four Pence now in the occupation of the said Samuel Holden And also all those eight Acres and half one Acre more or less of Arable Land and Leys situate

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in Buckden aforesaid held by the yearly rent of two shillings and ten Pence now in the occupation of the said Samuel Holden All which said Copyhold or Customary Messuages Lands and Hereditaments are held of the Manor of Buckden with the members in the County of Huntingdon and were surrendered by the said William Fowler the younger deceased To the use of his Will and will be conveyed to the said John Day by Bargain and Sale from the said [Charles] Banks and John Smith and the distinct Consideration for the purchase of the same Messuages and Hereditaments is hereby divided and apportioned at the sum of three thousand nine hundred and fifty pounds And also all that Messuage or Tenement with the Pightle or Orchard thereto belonging situate and being in Tilbrook in the ~ ~ County of Bedford called or known by the name or sign of the three Shuttles And also all that piece of new inclosed Land situate lying and being in Tilbrook aforesaid containing by estimation one acre three roods and ten perches more or less now in the occupation of John Smith which said Messuage and Land are held of the Manor of Tilbrook in the County of Bedford and will be conveyed to the said John Day by William Fowler an Infant the eldest Son and Heir of the said William Fowler the younger his Father deceased either on his attaining the age of twenty one years or if duly authorized so to do before that time He the said William Fowler the younger the Father of the said William Fowler the Infant having been admitted thereto and not having surrendered the same To the use of his Will And the distinct Consideration for the Purchase of the same Messuage and Land is hereby divided and apportioned at the sum of two hundred and sixty Pounds And also all that Messuage or Tenement

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situate in Abbotsley in the County of Huntingdon formerly called or knowen by the name of Lantofts and since and now called the Ringers with an Orchard and Croft thereto belonging containing by estimation half an acre more or less now in the occupation of Jonathan Lincoln with all the Buildings and other Appurtenances to the same Premises belonging or in any wise appertaining which last mentioned Messuage Orchard and Premises are held of the Manor of Abbotsley in the County of Huntingdon and will be conveyed to the said John Day by William Fowler an Infant the eldest Son and Heir of the said William Fowler the younger his Father deceased either on his attaining the age of twenty one Years or if duly authorized so to do before that time He the said William Fowler the Infant having been admitted thereto and the distinct Consideration for the purchase of the same Messuage and Hereditaments is hereby divided and apportioned at the sum of two hundred and sixty pounds And also all such and so much and such part and parts as is or are Copyhold and of Customary Tenure and not Freehold of All that Piece or Parcel of Land or Ground situate in a place called Berry Hill in Spaldwick in the County of Huntingdon adjoining to the Freehold Land or Ground now or late of Neville Tomlinson heretofore Nichol[son] containing by Estimation one Acre or thereabouts more or less which was upon the Inclosure of Spaldwick aforesaid allotted to John Nicholson and is now in the occupation of Sarah Elderkin And also all that Messuage or Tenement situate in Easton in Spaldwick aforesaid called or known by the name of the Crown with the Pightle thereto belonging late in the Tenure or occupation of William Webb and now of Mary King with the appurtenances thereto belonging And which

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said piece of Land at Berry Hill and also the said Messuage and Pightle at Easton are held of the Manor of Spaldwick with the Soak in the County of Huntingdon and were surrendered by the said William Fowler the younger deceased to the use of his Will and will be conveyed to the said John Day by the said Charles Banks and John Smith by Bargain and Sale And the distinct consideration for the Purchase of the same Messuage Land and Hereditaments is hereby divided and apportioned at the sum of one [hundred] and eighty Pounds And also all that Copyhold or Customary Messuage or Tenement with all and singular the appurtenances there[unto] belonging called or known by the name of the Bell situate and being in Alconbury cum Weston in the County of Huntingdon now or late in the occupation of Nathaniel Sanders held of the Manor of Alconbury cum Weston in the County of Huntingdon and were surrendered by the said William Fowler the younger deceased to the use of his Will and will be conveyed to the said John Day by the said Charles Banks and John Smith by Bargain and Sale And the distinct Consideration for the Purchase of the same Messuage and Hereditaments is hereby divided and apportioned at the sum of two hundred and sixty pounds And also all that Copyhold Messuage Cottage or Tenement ¹⁹**formerly** called the Cross House and now and for some Years past called or known by the name or sign of the Angel situate next the Cross in Brampton in the County of Huntingdon late in the occupation of John Palmer and now of William Wilson And also all such and so much and such part and parts as is Copyhold or of Customary Tenure and not Freehold or Charterhold

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Of All that Messuage Tenement or Public House known by the sign of the Bell Inn situate in Brampton aforesaid with the Yard Orchard Garden and Close thereto belonging and adjoining heretofore the Estate of James Brown And also all that Copyhold Plot piece or parcel of Land or Ground containing by statute measure two acres and twenty four Perches And also all that other Copyhold Plot or parcel of Land or Ground containing by statute measure one acre one rood and thirty eight perches lying near the Bell in Brampton aforesaid And also all those three Commons in Port holme All which said Premises are now in the occupation of Edmund Croot And also all that House Messuage or Tenement Barn Stable Yard and

[*in left margin*] Dragoon Brampton / Sold

Garden thereto belonging in Brampton aforesaid called by the name of the Dragoon late in the occupation of Henry Hanger and now of John Reynolds with the old Hovel as the same is fenced All which said last mentioned Messuages and Hereditaments are held of the Manor of Brampton in the County of Huntingdon and will be conveyed to the [said John Day] by the said James Rust William Woodham and Charles Banks by Bargain and Sale The said George Fowler deceased having [] surrendered the same to the use of his Will And the distinct Consideration for the Purchase of the same Messuages Land and Hereditaments is hereby divided and apportioned at the sum of one thousand five hundred and ten pounds And also all that Messuage Cottage or Tenement situate standing and being at Swineshead in the County of Huntingdon called Hewitts Cottage and known by the sign of the

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three Horse Shoes with the Allotment of Land set out thereto by the Commissioners appointed to inclose the said Parish late the Estate of Henry Baker and Hannah his Wife now in the occupation of Thomas Atkins and held of the Manor of Swineshead in the County of Huntingdon One moiety of which said Premises will be surrendered to the said John Day by Sarah Fowler the Widow and Relict of the said George Fowler deceased by Surrender she having been admitted thereto in his life time And the other moiety will be conveyed to the said John Day by George Fowler the younger the eldest Son and Heir of the said George Fowler the Father deceased on his attaining the age of twenty one years and before that Time if duly authorized so to do And the distinct Consideration for the Purchase of the Intirety of the same Messuage and Hereditaments is hereby divided and apportioned at the Sum of two hundred and eighty Pounds And also all that Messuage Tenement or Inn called or known by the name or sign of the

[*in left margin*] St. Ives Ship / Sold

Ship situate standing and being in Saint Ives in the County of Huntingdon in a certain place there called the Water Side now in the occupation of William Robinson and held of the Manor of Saint Ives with the Sleep [?] and Burstellers in the County of Huntingdon and will be conveyed to the said John Day by the said James Rust William Woodham and Charles Banks by Bargain and Sale the said George Fowler deceased having surrendered the same To the use of his Will And the distinct Consideration for the Purchase of the said Messuage is hereby divided and apportioned at the sum of four hundred and

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fifty pounds And also all that Copyhold Plot or Parcel of Land or Ground lying and being in Saint Neots in the County of Huntingdon in a Field there called Shelpit Field containing by statute measure eight Acres and thirty eight perches bounded on the East by the second Allotment awarded on the Inclosure of the Parish of Saint Neots aforesaid to Mary Leightonhouse and Thomas Lloyd and on the north by Freehold Land late of the said George Fowler sold to the said John Day which said Land or Ground is now in the occupation of the said John Day and John Hill Day or one of them and is held of the Manor of Saint Neots in the County of Huntingdon and will be conveyed to the said John Day by the said James Rust William Woodham and Charles Banks by Bargain and Sale He the said George Fowler deceased having surrendered the same to [the] use of his Will And the distinct Consideration for the Purchase of the said Land is hereby divided and apportioned at the Sum of four hundred and fifty pounds And also all that Malting with the Barns Stables and other Buildings thereto belonging in

[*in left margin*] Ellington

Ellington in the County of Huntingdon formerly a Messuage or Tenement heretofore Stockdales and afterwards [Reb]ecca Martins now in the occupation of the said John Day or his Tenants And also all that Messuage or Tenement or Public House [in] Ellington aforesaid known by the sign of the Mermaid with the appurtenances late in the occupation of John Plowman and now of Richard Elderton And also all that Messuage Cottage or Tenement with the Barns Stables Yards Orchards Gardens Malting Office and other Appurtenances belonging in Ellington aforesaid formerly John and William Wards and

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afterwards Thomas Thongs lately in the occupation of John Smith deceased and now of Henry Austin and used by him ²⁰**As** a Public House and called or known by the name or sign of the Wheat Sheaf All which said last described Messuages Cottages and Hereditaments are held of the Manor of Ellington in the County of Huntingdon and one Moiety of which Premises will be conveyed to the said John Day by the said James Rust William Woodham and Charles Banks by Bargain and Sale The said George Fowler deceased having surrendered the same To the use of his Will And the other moiety will be conveyed to the said John Day by George Fowler the eldest Son and Heir of the said George Fowler the Father deceased on his attaining the age of twenty one years or before that time if authorized so to do And the distinct Consideration for the Purchase of the Intirety of the same Messuages Cottages and Hereditaments is hereby divided and apportioned at the sum of Eight hundred and ten Pounds And also all that Messuage Tenement or Public House called or known by the name or sign of the Nags Head situate and being in Eynesbury in the County of Huntingdon late in the occupation of William Pye afterwards of William Dixie and now of John Smith Together with two little Tenements standing in the Yard belonging to the said Messuage or Tenement late in the occupation of Thomas Kirby and Elizabeth Hodgkins and now of the said John Smith and held of the Manor of Eynesburry Berkleys Buckleys [Herrars] and Cresners in the County of Huntingdon and will be conveyed to the said John Day [by the] said James Rust William Woodham and Charles Banks by Bargain and Sale The said

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George Fowler [deceased] having surrendered the same To the use of his Will And the distinct Consideration for the Purchase of the same Messuage and Hereditaments is hereby divided and apportioned at the sum of four hundred and sixty pounds And all other the Copyhold or Customary Messuages Lands Tenements and Hereditaments whatsoever late of the said William Fowler the younger and George Fowler deceased or either of them situate in the several Counties of Bedford Cambridge and Huntingdon or either of them and which they the said Charles Banks John Smith James Rust William Woodham and Charles Banks or any or either of them at the time of the Sealing and Delivery of these presents have power to sell and dispose of under or by virtue of the said recited Will of the said William Fowler the younger deceased or the said recited Will and Codicil of the said George Fowler deceased or intended to be conveyed to the said John Day as aforesaid And the reversion and reversions remainder and remainders rents issues and profits of the said several and respective Copyhold or Customary Messuages Lands Tenements and Hereditaments And all the Estate Right Title Interest benefit property profit possession possibility Claim and Demand whatsoever of them the said Charles Banks John Smith James Rust William Woodham and Charles Banks and each and every of them of in to or out of the said several and respective Messuages Lands Tenements and Hereditaments under and by virtue of the said several and respective Wills and Codicil of the said William Fowler the younger and George Fowler deceased or either of them or otherwise howsoever **And also** That they the said Charles Banks John Smith James Rust and William Woodham respectively have not at any time

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or times heretofore made done committed executed permitted or knowingly suffered any Act Deed Matter or Thing whatsoever whereby or by reason or means whereof the said Freehold and Copyhold Messuages Lands and Hereditaments hereby released or otherwise assured or intended so to be and hereby covenanted to be surrendered or any part thereof are is can shall or may be impeached charged forfeited incumbered or affected in Title Charge Estate or otherwise howsoever **And** it is hereby agreed and declared by and between the said Parties to these Presents That all and every person and persons now standing or being or who shall hereafter stand or be possessed of any Term or Terms for Years heretofore created and now subsisting in or upon the several Messuages Lands and [Heredit]aments herein before mentioned and intended to be hereby granted and released or otherwise assured or any of them or any part of them either alone or jointly with any other Messuages Lands or Hereditaments or to whom any Incumbrances affecting the said Messuages Hereditaments and Premises or any of them or any part [of] them have been or are assigned or who now stand possessed thereof for protecting the same Messuages Hereditaments and Premises or any of them or any part of them from Mesne Incumbrances and the respective Executors and Administrators of such person and persons shall from henceforth stand and be possessed of such Terms for years and other Incumbrances so far as such Terms and other Incumbrances affect the respective messuages Lands Tenements and Hereditaments herein before mentioned and intended to be hereby granted and released or otherwise assured In Trust for the benefit of the said John Day his Heirs and Assigns and to attend wait upon [] and be subservient

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to the Reversion Freehold and Inheritance of the Messuages Lands and Hereditaments respectively affected by such Term or Terms for years and other Incumbrances respectively To the end to protect and defend the same from all mesne Charges and Incumbrances if any such there be **In Witness** whereof the said Parties to these Presents have hereunto set their hands and seals the day and year first above written ./.

Charles {Seal} Banks John {Seal} Smith James {Seal} Rust W[illia]^m {Seal} Woodham {Seal}