Indenture whereby James Hartley of Carleton in Craven buys a leases a number of tennanted properties in Rylstone from Jonathan Tayleford for £35 and a peppercorn rent

various properties in Rylstone

Key [ ] word is missing from transcription as cannot be deciphered with certainty

*Transcribed from a photocopy of an original document in The North Yorkshire Archive Office Northallerton into current English*

*The North Yorkshire Archive Office kindly allowed the publication of the transcription*

**This Indenture** made the thirteenth day of November in the year of our Lord God one thousand seven hundred twenty and three **Between** Jonathan Tayleford

of Skipton in Craven in the County of York Yeoman of the one part and James Hartley of Carleton in Craven aforesaid and in the said County of York yeoman of the other

part **Witnesseth** that the said Jonathan Tayleford for and in consideration of the Sum of Thirty Five pounds of Lawful money of Great Britain to him in hand paid

or secured to be paid by the said James Hartley on or before the Sealing and delivery of these present the receipt and payment whereof he the said Jonathan Tayleford

Doth hereby acknowledge and therof and of every part and parcel thereof doth clearly acquit and discharge the said James Hartley his Executors Administrators assigns

and every of them by these presents **Hath** Demised Granted Bargained Sold Assigned and Sett over and by these presents Doth Demise Grant Bargain Sell Assign and Set over unto

the said James Hartley his Executors Administrators and Assigns **All** that one Messuage House Divided into Several Dwellings (that is to say) one house and parlour with two chambers

over the same formerly being the West end of a Barn or Laithe belonging to Francis Dickinson now in the Tenure and occupation of Mrs Elizabeth Proctor And one Ground room

and a chamber over it in the occupation of Thomas Gray and one little Garth Garden or Croft lying and being at the west end of one Garth belonging to one William Chippendale

and in the occupation of Joseph Dickinson which said Garth together with the said Ground Room and Chamber over it lately belonged to one Richard Taylor

and also one Ground Room or little dwelling House in the Tenure and occupation of Isabell Wilson formerly belonging to one Elizabeth Dickinson and lately belonging to one

Francis Lund and also one little house or Ground Room in the Tenure or occupation of one Alice Dickinson lately converted out of a stable into a dwelling house by the said

Joseph Dickinson Together with two little Garths or Gardens lying in the foreside of the said Messuage house and adjoining to a Running water or Beck and also

one Turfpit belonging the said premises which said messuage house Garths Gardens and Turfpit are Situate Standing and being within the precincts of Rilstone aforesaid

Together with all and Singular fonts frontsways waters Wells Springs Water Courses Fences Ditches Walls Buildings Commons Common of pasture and Turbury profits

Commodities Hereditaments advantages and appurtenances whatsoever to the said Message house and premises belonging or in any wise apertaining and the Reversion and

Reversions Remainder and Remainders thereof and all Rents Issues and profits thereof and also all the Estate Right Title Interest Claim and Demand whatsoever both in Law and

Equity of him the said Jonathan Tailford of in and to the same and every part and parcel thereof and all Deeds Evidences Descriptions Muniments and writings belonging or relating to the said

premises or any part of them To have and To hold the said Messuage house Garth or Gardens and all and Singular other the premises hereby Granted and Assigned with their and

every of their Appurtenances unto the said James Hartley his Executors Administrators and Assigns from and Immediately after the Making and Executing of these presents for and During and

unto the full end and Term of Three thousand Nine Hundred Seventy and Nine Years from thence next ensuing and fully to be completed and Ended without Impeachment of or for any

manner of Waste **Yielding And paying** therefore yearly during the said term unto the said Jonathan Tailford his Heirs and Assigns the rent of one peppercorn at the feast of Saint Martin

the Bishop in Winter if the same be lawfully demanded and doing and performing during the said Term all such Rents Boons Suits and Services as for the said premises hereby Granted and

assigned out to be yeilded paid done or performed **And**  the said Jonathan Tailford doth for himself and his Heirs Covenant promise Grant and agree to and with the said James Hartley

his Executors Administrators and Assigns by these present that he the said Jonathan Tailford is the true and Lawful owner and propriater of the said Messuage and premises

hereby Granted or mentioned or intended to be granted and every part and parcel thereof with their and every of their appurtenances and is Lawfully and absolutely seized thereof of a good

absolute and indefeasable Effects of inheritance without any manner of Condition proviso Limitation of use or uses restraint matter or thing to determine alter or Change the same

and hath in himself good right Lawful and absolute Authority to convey the said premises and every part and parcel therof with the appurtenances unto the said James Hartley his Executors

Administrators and Assigns in manner and form aforesaid **And** that it shall and may be lawful to and for the said James Hartley his Executors Administrators and Assigns and every

of them into all and singular the said premises and into every part and parcel thereof to Enter and the same from hence forth hereafter during thesaid Term hereby Granted freely

Quietly and peaceably to have hold own occupy possess and Enjoy and all the Rents Issues and profits thereof to receive and Take to his and their own Use and Uses without the Let Suit Trouble hinderance

Interruption Eviction Ejection molestation or other Disturbance of or by him the said Jonathan Tailford or of or by his heirs Executors Administrators or Assigns free and Clear and freely and clearly

and absolutely acquited freed exonerated and discharged of and from all and all manner of former and other Bargain Sales Gifts Grants Jointures Dowers Devises Uses Wills Intails Mortgages

Leases Debts [Executilius] Rights Titles Charges and all other Incumbrances whatsoever The Rights Sales and Services from henceforth to be due and payable for the said premises to the Chief Lord or

Lords of the fee or fees of the premises during the said Term only excepted and foreprized **And** the said Jonathan Tailford his heirs and all and every other person or persons having or

Lawfully Claiming by from or under him them or any of them any Estate Right Title or Interest of or in the above Granted premises or any part thereof shall and will from

time to time and at all times hereafter at and upon the reasonable request Cost and Charges in the Law of the said James Hartley his Executors Administraors or Assigns do make acknowledge

Lodge Levy Execute or cause or procure to be done made acknowledged Levied Suffered and Executed all and every such further and other Lawful and reasonable act and acts thing and things Devise and

Devised Assurance and Assurances Conveyance and Conveyances in the Law whatsoever for the further Better and more perfect and absolute Granting and Conveying of all and Singular the said

premises unto the said James Hartley Hartley his Executors Administraors and Assigns Be it by fine or fines Feefement Feefements deed or deeds Indented or pole inroled or not inroled Common

Recovery or Recoveries with Single Double or Treble Voucher or Vouchers Release or Confirmation or by any other ways and Means in the Law whatsoever as by the said James Hartley his Executors or Assigns

or by his or other Councel Learned in the Law shall be reasonably devised Advised or Required **In Witness** whereof the parties have to these present Interchangeably put their hands and seals the day and

Year first above Written

 John Tailford

Dorse

Sealed signed and delivered upon Triple

Six Stampt.Stamp of parchment in the Sight

and presence of us

Thos.Laycock senior

Solomon Hoff

Rec’d this Day and Year first within mentioned }

of the within mentioned James Hartley the } l s d

Sum of Five and Thirty pounds the consideration } 35.00.00

money within mentioned I say rec’d By me }

Witness hereof

Thos. Laycock senior Jonathan Tailford

Solomon Hoff

November 19th 1723

Jonathan *Tailford* Grant and

Demise to James Hartley of a Messuage

House in Rilston