

UNDER INSTRUCTIONS FROM OWEN WILLIAMS, ESQ.

COUNTY OF GLAMORGAN.

Parishes of Cowbridge and Llanblethian, and adjoining and adjacent to the Market Town of Cowbridge.

Freehold & Copyhold Farms, Accommodation and Building Land, Cottages and Gardens, 470 Acres,

WHICH WILL BE OFFERED FOR SALE BY AUCTION AT

The Duke of Wellington Hotel, Cowbridge,

ON

TUESDAY, the 25th day of NOVEMBER, 1924,

AT TWO O'CLOCK IN THE AFTERNOON, BY

Messrs. Stephenson & Alexander
(F.A.I.)

PLANS, PARTICULARS and CONDITIONS OF SALE may be obtained upon application to the Solicitors, Messrs. RHYS ROBERTS & CO., Ormond House, 63, Queen Victoria Street, London, E.C.4.; Land Agent: T. J. YORWERTH, Esq., High Street, Cowbridge; or The AUCTIONEERS, 5, High Street, Cardiff.

GENERAL REMARKS.

The Properties comprised in these Particulars of Sale form the third portion of Mr. OWEN WILLIAMS' Glamorgan Estates, and are situate adjoining the Town of Cowbridge, and twelve miles from the City of Cardiff.

"Llanquian" or "Hollybush" Farm adjoins the main Cardiff—Bridgend Road, the Stalling Down and the Old Cowbridge Race Course, and has been farmed by the Vendor, and modernised and equipped by him with up-to-date Buildings and Appliances, making it one of the nicest and most complete Holdings in the County. It will be sold with Possession, and Free of Ingoing. "Pantwilkin" is all Pasture and immediately adjoins "Llanquian."

The Land at Broadway and Llanblethian forms probably some of the finest Stock Raising Land in this or any of the adjoining Counties; its richness is well known to all agriculturists, and a considerable portion of it has, in addition, a great future for building development, portions of it in fact have been sold or leased for this purpose during the last 6 months.

There is a very fine old Tudor House on Lot 12, which is worthy of attention by all those interested in examples of this period in English Architecture.

The Plans annexed to these Particulars, and the areas given, are taken from the Ordnance Survey. They are published with the consent and approval of the Board of Agriculture and Fisheries and the Controller of H.M. Stationery Office, and although believed to be correct, are in no way guaranteed.

The Tithe Rent Charge, Land Tax and other Outgoings, for the purposes of Sale, have been apportioned by the Auctioneers, and no Purchaser is to call for or require a legal apportionment. The Tithe Rent Charge is in all cases paid by the Landlord.

The Standing Timber on all the Lots, except Lots 15 and 17, is included in the Sale. The expression "Timber" shall, for the purpose of these Particulars, include all timber-like trees, tellers, pollards, and saplings, and if any dispute shall arise as to what is included, the same shall be settled by the Auctioneers, whose decision shall be final.

The Timber standing on Enclosure No. 186, Lot 17, is excepted and reserved out of the Sale of Lot 17, with full right and liberty to the Vendor and others to cut, convert and carry away the same.

The Timber in question will be sold at this Sale, being Lot 18a in these Particulars, subject to a draft form of Contract which may be inspected at the Office of the Auctioneers any time previous to the auction, or, in the Sale Room at the time of sale. Lot 17 will be sold subject to such form of Contract.

The present state of cultivation of the land is given in the Schedules, but does not affect the tenants' rights under their Agreements or otherwise to alter such cultivation.

The Purchaser of each Lot shall be deemed to have notice of all tenancies and tenants' rights affecting such Lot, whether mentioned in the Particulars or not, and each Lot is sold subject to all Tenancies, Tenants' Rights, Rights of Way and of Passage of Soil and Water, Land Tax, Tithe Rent Charges, Sewers and Drainage Rates, and commuted Liabilities, Quit Rents, Fines and Heriots, Incidents of Tenure, Rights and Easements (if any) affecting or existing over the same, and without any obligation on the part of the Vendor to define the same respectively.

The various Lots, or parts of Lots, that are In Hand, will be sold free of the usual tenant right valuation, and the Vendor will make no claim for unexhausted improvements (which is a material concession to the Purchaser), and the Purchaser shall make no claim for dilapidations, if any.

The respective purchasers shall not be entitled to any Right of Way over any adjoining or other Lot, or any other adjacent property, except such as is indicated on the Plan or mentioned in these Particulars. But if the occupier of any Lot or Plot of Land has heretofore enjoyed any right or quasi easement over any other Lot or Plot of Land, the Vendor reserves the right in such case to grant similar rights to the Purchaser of such first-mentioned Lot or Plot of Land; if it be not sold, to reserve such rights on the sale of such other Lot or Plot of Land.

All Fixtures, usually denominated Landlord's Fixtures belong to the Vendor, such as Grates, Mantel-pieces, Furnaces, Pumps, except as otherwise stated in the Particulars, will be included in the Sale without additional charge, but the Vendor shall not be required to shew what fixtures are Landlord's fixtures, or belong to the Vendor.

In case of dispute arising between the respective Purchasers, or the Vendor and any Purchaser, as to the ownership of any hedge, ditch, gateway, arch, wall, or other fence, or the boundary of any Lot, the same shall be settled by the Auctioneers, whose decision shall be final.

The Sporting Rights over the various Lots are reserved to the 2nd February, 1925.

Particulars.

LOT 1.

(Coloured Blue on Plan No. 1 annexed.)

THE

Freehold Building and Accommodation Pasture Land

numbered 23, Pt. 11b and 588' on the Ordnance Survey, situate in the PARISHES OF COWBRIDGE and LLANBLETHIAN, in the County of Glamorgan, immediately adjoining the Town and Railway Station of Cowbridge, and having long frontages to the Llanblethian Road, and to the Cowbridge-Llantwit Major Road. The whole IN HAND, and containing an area of

6a. 2r. 3p.

(OR THEREABOUTS).

There is a Stone and Slate Pigs' Cot on Enclosure Pt. 11b.

The Apportioned Commuted Tithe Rent Charge amounts to £1 5s. 9d. for the Parish of Llanblethian, and 4/6 for the Parish of Cowbridge.

The Apportioned Land Tax amounts to 4/10.

This Lot will be sold Free of Ingoing, and with VACANT POSSESSION on completion of the Purchase.

LOT 2.

(Coloured Yellow on Plan No. 1 annexed.)

THE

Freehold Building and Accommodation Pasture Land and Buildings

numbered Pt. 11b, 586, 587 and 605 on the Ordnance Survey, situate in the PARISH OF LLANBLETHIAN, immediately adjoining Lot 1, and fronting on to the Llanblethian Road. The whole IN HAND, and containing an area of

7a. 3r. 38p.

(OR THEREABOUTS).

The Buildings comprise Stable and Stock Shed, now used as a Store-house.

The Apportioned Commuted Tithe Rent Charge amounts to £1 14s. 9d.

The Apportioned Land Tax amounts to 6/-.

This Lot will be sold Free of Ingoing, and with VACANT POSSESSION on completion of the Purchase.

LOT 3.

(Coloured Green on Plan No. 1 annexed.)

THE . . .

Freehold Building and Accommodation
Pasture Land
forming admirable Building Sites

numbered Pt. 584 on the Ordnance Survey, situate in the PARISH OF LLANBLETHIAN, adjoining Lots 1, 2, 4, and 9, having a long road frontage to the Llanblethian Road. The whole IN HAND, and containing an area of

6a. 1r. 24p.

(OR THEREABOUTS).

The Apportioned Commuted Tithe Rent Charge amounts to £1 10s. 6d.

The Apportioned Land Tax amounts to 4/7.

This Lot will be sold Free of Ingoing, and with VACANT POSSESSION on the completion of the Purchase.

LOT 4.

(Coloured Blue on Plan No. 1 annexed.)

THE . . .

Freehold Building Site

numbered Pt. 584 on the Ordnance Survey, situate in Windmill Lane, in the PARISH OF LLANBLETHIAN, adjoining Lots 3 and 9, now in the occupation of Mr. C. MORGAN, upon an Annual 2nd February Tenancy, at a rental of £4 0s. 0d. per annum, and containing an area of

0a. 1r. 30p.

(OR THEREABOUTS).

The Chicken Runs, etc., are the property of the Tenant.

A Right-of-Way for all purposes is reserved to the Purchaser of this Lot over the Roadway (hatched Red on the Plan) which forms Part of Lot 9.

LOT 5.

(Coloured Purple on Plan No. 1 annexed.)

THE . . .

Copyhold Accommodation Pasture Land
forming a valuable Building Site

numbered Pt. 607 on the Ordnance Survey, situate in the PARISH OF LLANBLETHIAN, in the County of Glamorgan, adjoining Lots 3, 4, 7, and 9, and having long road frontages to Broadway, Llanblethian, and to the Windmill Lane. The whole IN HAND, and containing an area of

4a. 3r. 15p.

(OR THEREABOUTS).

The Apportioned Commuted Tithe Rent Charge amounts to £1 2s. 8d.

The Apportioned Land Tax amounts to 2/3.

This Lot will be sold Free of Ingoing, and with VACANT POSSESSION on the completion of the Purchase.

A Right-of-Way for all purposes is reserved to the Purchaser of this Lot over the Roadway (hatched Red on the Plan) which forms Part of Lot 9.

LOT 6.

(Coloured Green on Plan No. 1 annexed.)

THE

Freehold and Copyhold Small Holding

situate in the PARISH OF LLANBLETHIAN, and known as

“BRIDGE HOUSE,”

part IN HAND and part let as shown below, and containing

11a. 2r. 13p.

(OR THEREABOUTS)

as set out in the following

SCHEDULE.

No. ON PLAN.	DESCRIPTION.	AREA.	TENANT AND TENANCY.	REMARKS.
766	Pasture	Acres. 1·315		Freehold.
767	Do.	1·951		
Pt. 612	Cart Shed	3·266 ·006	R. Jenkins. Annual 25th March. Mr. M. L. John, Annual 2nd February, with Pt. Lot 12.	Freehold.
Pt. 612	Garden	·200	Mr. J. S. White, Annual 2nd February	
610	Building and Pasture	8·052		Copyhold. Freehold.
Pt. 612	House and Buildings	·056		
		8·108	In Hand.	
	Total A.	11·580		

THE HOUSE

(which is in poor repair), contains : Four Rooms on the Ground Floor and four Rooms on the First Floor. Outside : Wash House and Coal House (stone and corrugated iron).

THE BUILDINGS

comprise : Cattle Shed (stone and thatch), Lean-to Cartshed (stone and corrugated iron), and two Pigs' Cots (stone and slate). Lean-to Stable (stone and corrugated iron) on Enclosure 610.

The Apportioned Commuted Tithe Rent Charge amounts to £2 13s. 8d., and is paid by the Landlord.

The Apportioned Land Tax amounts to 9/10, and is paid by the Landlord.

VACANT POSSESSION of the Lands and Buildings “In Hand,” Free of Ingoing, will be given on the completion of the Purchase.

Mr. M. L. JOHN has given Notice to Quit, such notice expiring on 2nd February, 1925.

LOT 7.

(Coloured Yellow on Plan No. 1 annexed.)

THE . . .

Freehold and Copyhold Accommodation
Pasture Land and Buildings

KNOWN AS

“CAER LLOI,”

situate in the PARISH OF LLANBLETHIAN, adjoining Lot 6, and having a long road frontage to Broadway, Llanblethian, part IN HAND, and part in the occupation of Mr. T. R. THOMAS, with Lots 8 and 9, and Pt. Lots 11, 12, and 13, as shewn below, and containing an area of

11a. 2r. 34p.

(OR THEREABOUTS)

as set out in the following

SCHEDULE.

No. ON PLAN.	DESCRIPTION.	AREA.	TENANT AND TENANCY.	REMARKS.
609	Buildings and Yard	Acres. .167	} In Hand	Copyhold.
608	Pasture	7.265		
772	Do.	4.281	Mr. T. R. Thomas. Annual 2nd February.	Freehold.
		A. 11.713		

THE BUILDINGS

comprise : Cow Shed (stone and slate) to tie six, Stock Shed (stone and slate).

The Apportioned Commuted Tithe Rent Charge amounts to £2 9s. 2d., and is paid by the Landlord.

The Apportioned Land Tax amounts to 5/8, and is paid by the Landlord.

VACANT POSSESSION of the Lands and Buildings “IN HAND,” Free of Ingoing, will be given on completion of the Purchase.

LOT 8.

(Coloured Blue on Plan No. annexed.)

THE . . .

Freehold Accommodation Pasture Land

numbered 771 and 774 on the Ordnance Survey, situate in the PARISH OF LLANBLETHIAN, adjoining Lots 7 and 9, and fronting the Cowbridge-Llantwit Major Road, now in the occupation of Mr. T. R. THOMAS, with Lots 7 and 9 and Pt. Lots 11, 12 and 13, upon an Annual 2nd February Tenancy, and containing an area of

15a. Or. 25p.

(OR THEREABOUTS).

The Apportioned Commuted Tithe Rent Charge amounts to £2 5s. 7d., and is paid by the Landlord.

Land Tax, Nil.

LOT 9.

(Coloured **Pink** on Plan No. 1 annexed.)

THE . . .

Freehold Accommodation Pasture Field

numbered 606 on the Ordnance Survey and situate in the PARISH OF LLANBLETHIAN, fronting the Cowbridge-Llantwit Major Road, and having access from Broadway, through the Windmill Lane, now in the occupation of Mr. T. R. THOMAS, with Lots 7 and 8 and Pt. Lots 11, 12, and 13, upon an Annual 2nd February Tenancy, and containing an area of

8a. 3r. 2p.

(OR THEREABOUTS).

The Apportioned Commuted Tithe Rent Charge amounts to £1 16s. 11d., and is paid by the Landlord.

Land Tax, Nil.

A Right-of-Way for all purposes over the Roadway (hatched Red on the Plan) which forms part of this Lot is reserved to the Purchasers of Lots 4 and 5.

This Lot is also sold subject to certain rights-of-way, and to a right to lay a line of pipes along the Roadway (hatched Red on the Plan) which forms part of this Lot, reserved to VIVIAN SEDGELY GWYN, Esq.

LOT 10.

(Coloured **Green** on Plan No. 1 annexed.)

THE . . .

Freehold Accommodation Pasture Field

numbered 604 on the Ordnance Survey, situate in the PARISH OF LLANBLETHIAN, adjoining Lots 1, 2 and 9, and having a long road frontage to the Cowbridge-Llantwit Major Road, now IN HAND, and containing an area of

5a. 3r. 27p.

(OR THEREABOUTS).

The Apportioned Commuted Tithe Rent Charge amounts to £1 5s 6d.

The Apportioned Land Tax amounts to 4/3.

This Lot will be sold Free of Ingoing, and with VACANT POSSESSION on the completion of the Purchase.

LOT 11.

(Coloured Pink on Plan No. 1 annexed.)

THE . . .

Freehold Farm

situate in the PARISH OF LLANBLETHIAN, in the County of Glamorgan, close to the Town of Cowbridge, and

KNOWN AS THE

“Bridge Farm,” or “Llanblethian Farm,”

now in the respective occupations of Mr. T. R. THOMAS, with Lots 8 and 9, and Pt. Lots 7, 12 and 13, and Mr. T. BREWER, who is an employee of the Vendor, as shown below, and containing

46a. 1r. 31p.

(OR THEREABOUTS),

as set out in the following

SCHEDULE.

No ON PLAN.	DESCRIPTION.	AREA.	TENANT AND TENANCY.
854	Meadow	Acres. 2·938	} Mr. T. R. Thomas. Annual 2nd February.
796	Do.	5·912	
797	Pasture	9·583	
853	Arable	4·472	
852	Do.	5·206	
798	Pasture	6·542	
769	Meadow	6·947	
768	Do.	3·038	
763	Do.	1·020	
Pt. 612	Buildings, etc.	·400	
	A.	46·058	} Mr. Brewer
Pt. 612	House, Garden, etc.	·387	
	TOTAL A.	46·445	

THE FARM HOUSE

(stone and thatch) contains : Parlour, Kitchen, Back Kitchen, Pantry and Dairy on the Ground Floor ; three Bedrooms, Box Room and Cheese Room on the First Floor.

THE FARM BUILDINGS

comprise : Cowshed (stone and slate) to tie ten, with racks and mangers, feed walk, and Bull House ; Open Cart Shed (stone and slate), with Loft over ; Stable (stone and slate), with Rack and Mangers, and Loft over ; Two Pigs' Cots (stone and slate) ; Chaff House (stone and slate) ; Out House (stone and slate), with copper ; Tool House (stone and slate), with Hen House over.

The Apportioned Commuted Tithe Rent Charge amounts to £8 10s. 0d. and is paid by the Landlord.

Land Tax, Free.

LOT 12.

(Coloured Blue on Plan No. 1 annexed.)

THE . . .

Freehold and Copyhold Farm,

situate in the VILLAGE and PARISH OF LLANBLETHIAN, in the County of Glamorgan, and known as

“GREAT HOUSE FARM,”

now in the respective occupations of Mr. T. R. THOMAS, with Lots 8 and 9, and Pt. Lots 7, 11, and 13, Mr. GEO. MORRIS, and Mr. MEYRICK L. JOHN, with Part Lot 6 shown below, and containing an area of

17a. 1r. 38p.

(OR THEREABOUTS)

as set out in the following

SCHEDULE.

No. ON PLAN.	DESCRIPTION.	AREA.	TENANT AND TENANCY.	REMARKS.
762	Pasture	Acres. 5.362	Mr. M. L. John. Annual 2nd February	Copyhold with the exception of a small portion of Field No. 762.
799	Do.	4.813		
801	Do.	3.933		
	A.	14.108		
Pt. 612	Pt. House, Garden, Buildings and Pasture	3.119	Mr. T. R. Thomas. Annual 2nd February.	Freehold.
Pt. 612	Pt. House and Garden258	Mr. Geo. Morris	
	A.	17.485		

The FINE OLD TUDOR HOUSE

is now divided into Two Residences.

The portion occupied by Mr. GEO. MORRIS contains : Lounge, Dining Room, Kitchen, Scullery and Larder on the Ground Floor ; Three Bedrooms and a Dressing Room, and W.C. on First Floor. Potting Shed and Coal House outside. The portion occupied by Mr. T. R. THOMAS contains : Hall, Large Dining Room, Kitchen with fitted Dresser, Pantry, Dairy, Scullery, with Cupboard, Lean-to (stone and corrugated iron) Wash House with Boiler and Pump on the Ground Floor ; Four Bedrooms, Boxroom and Bathroom on the First Floor. Outside W.C.

THE BUILDINGS

include : Range of stone and slate Buildings, comprising Cart or Trap House, 3-stall Stable, Engine House and Feed House, with Loft over all ; Two Pigs' Cott's (stone and slate), Lean-to Cowshed to tie six (stone and slate), Fowl House (stone and slate).

The Wood and Corrugated Iron Erections are the Property of the Tenant.

The Apportioned Commuted Tithe Rent Charge amounts to £4 0s. 0d., and is paid by the Landlord.

Land Tax, Nil.

Mr. M. L. JOHN has given Notice to Quit, such notice expiring on February 2nd, 1925.

LOT 13.

(Coloured **Purple** on Plan No. 1 annexed.)

THE . . .

Freehold Accommodation Meadows,

situate at LLANBLETHIAN, in the County of Glamorgan, near to the Town of Cowbridge, and adjoining Llanblethian Mill, now in the respective occupations of Messrs. T. R. THOMAS, with Lots 8 and 9 and Part Lots 7, 11, and 12, and HENRY STONE, as shown below, containing

8a. 1r. 38p.

(OR THEREABOUTS)

as set out in the following

SCHEDULE.

No. ON PLAN.	DESCRIPTION.	AREA.	TENANT AND TENANCY.
Pt. 613	Meadow	Acres. 7.356	Mr. T. R. Thomas Annual 2nd February
613A	Do.	1.129	Mr. Henry Stone Annual 2nd February
	A.	8.485	

The Apportioned Commuted Tithe Rent Charge amounts to £1 14s. 0d., and is paid by the Landlord.

Land Tax, Nil.

LOT 14.

(Coloured **Pink** on Plan No. 1 annexed.)

THE . . .

Two Freehold Cottages and Gardens

situate in Broadway, in the PARISH OF LLANBLETHIAN, in the occupation of Mr. G. W. CHECKETTS, upon an Annual Tenancy, at a rental of £8 0s. 0d. per annum, Landlord paying Rates, and Mr. G. BRADLEY (until recently in the employ of the Vendor).

Each Cottage contains : Sitting Room, Kitchen and Pantry on the Ground Floor, and three Bedrooms on the First Floor. Outside : Coal Houses and W.C.'s.

Included in the Sale of this Lot will be the benefit of a Policy of Assurance with the Royal Exchange Assurance Corporation, dated January 20th, 1920, for a sum of £150, full details of which appear in the fourth clause of Condition 12 in the printed Conditions of Sale, annexed to these Particulars.

The Apportioned Commuted Tithe Rent Charge amounts to 2d., and is paid by the Landlord.

The Land Tax amounts to 4/-, and is paid by the Landlord.

LOT 15.

(Coloured Pink on Plan No. 2 annexed.)

THE

Freehold Mixed Farm,

KNOWN AS

“HOLLYBUSH” or “LLANQUIAN,”

situate in the PARISH OF LLANBLETHIAN, within a mile of the Market Town and Railway Station of Cowbridge, and having valuable long road frontages to the Main Cardiff-Cowbridge Road, now IN HAND, and containing an area of

228a. 2r. 25p.

(OR THEREABOUTS)

as set out in the following

SCHEDULE.

No. ON PLAN.	DESCRIPTION.	AREA.
		Acres.
331	Pasture	10·628
326	Do.	9·121
Pt. 327	Accommodation Road	·385
388	Rough Pasture	5·264
317	Pasture	13·338
318	Accommodation Road	·203
389	Pasture	9·894
394	Do.	19·003
393	Arable	9·912
396	Pasture	19·595
399	Do.	7·536
400	Arable	10·295
392	Buildings and Yard	·148
391	Pasture	7·801
401	Arable	4·580
390	Do.	11·677
402	Do.	5·127
403	Pasture	11·289
404	Do.	13·506
405	Do.	6·398
875	Arable	1·535
380	Pasture	4·862
378	Do.	3·777
379	Garden	·175
383	Buildings and Pasture	·935
384	Rough Pasture	3·579
384A	Rough Pasture and Wood	·626
333	Orchard	1·050
333A	Do.	·486
376	Do.	·652
377	House, Buildings, etc.	1·099
		194·476
331A	Woodland	·777
332	Do.	·256
384B	Do.	·437
382	Do.	1·802
385	Do.	5·384
325	Do.	7·074
387	Do.	·293
388A	Do.	·794
316	Do.	4·858
395	Do.	10·046
397	Do.	1·242
397A	Do.	·963
400A	Plantation	·252
		34·178
	Total	A. 228·654

THE MODERNISED FARMHOUSE

(stone with slate roof) contains : Porch, Entrance Hall, Large Dining Room, Two Sitting Rooms, Kitchen, Large Pantry, Seven good Bedrooms and a Boxroom, Bathroom with Lavatory and W.C. There is an excellent and completely fitted Dairy with Concrete Floor, built on to the North wall.

THE UP-TO-DATE FARM BUILDINGS

comprise : Trap House, Root House, Harness or Chaff Room, and a 4-stall Stable, with Loft and Granary over the whole (stone and slate) ; Large Barn adjoining house (stone and slate) and a Lean-to Engine and Grinding House (wood and galvanised iron) ; A well-fitted Cow House to tie 13, with Feed Walk (stone and slate) and a Calf House at the rear (stone and slate) ; a 6-stall Stable and Loose Box (stone, brick and slate) ; Three Pigs' Cots and Yards (stone, brick and slate) ; Open Cart or Implement Shed (stone back with wood sides and galvanised iron roof). Water Storage Tanks in the yard. Orchard and Kitchen Garden.

ON ENCLOSURE 379.

A brick and slate Feed House and range of four Bull Houses, each with walled yard, and a large bricked Water Tank at the West end.

ON ENCLOSURE 383.

An old Cottage, with two rooms up and two down. Cattle Shed, with rack and Cow House (stone and galvanised iron) ; lean-to Cow Shed, to tie six, and Calves' Pen (wood and galvanised iron) ; Cart Shed and Cattle Shed (stone and galvanised iron), and a walled-in Stock Yard.

ON ENCLOSURE 392.

A stone and slate Open Cattle Shed and Feed House, with walled yard and Drinking Pool.

ON ENCLOSURE 400.

Large Dutch Barn, with two bays and cartway between (girder standards and half-round roof).

ON ENCLOSURE 388.

Stone and galvanised iron Stock Shed.

The Commuted Tithe Rent Charge amounts to £18 10s. 5d., and is paid by the Landlord.

The Land Tax amounts to £3 3s. 3d., and is paid by the Landlord.

A Right-of-Way for all purposes is reserved over the Accommodation Roadway, Pt. 327, Lot 16, to the Purchaser of this Lot.

This Farm is now farmed by the Vendor, and is equipped in the most modern manner, the major portion of the Farm Buildings having been recently erected, and it will be sold Free of Ingoing, and with VACANT POSSESSION on completion of the Purchase.

The Purchaser of this Lot will have the option of taking at valuation the Hay and Straw, at consuming price. The Purchaser to give notice in writing to the Auctioneers of his intention to take at a valuation such Hay or Straw within One Calendar Month of the day of sale. In the event of the Purchaser not exercising such option the Vendor reserves the right of selling such Hay or Straw at Auction or otherwise, on the premises, up to the 25th March, 1925.

The Standing Timber and Underwood on this Lot is to be taken to and paid for by the Purchaser in addition to his purchase money, such Timber has been (or will be) valued by the Auctioneers and the amount of such valuation will be declared at the time of Sale.

LOT 16.

(Coloured **Green** on Plan No. 2 annexed.)

THE

Freehold Pasture Farm

KNOWN AS

“PANTWILKIN”

situate in the PARISH OF LLANBLETHIAN adjoining Lot 15, and in close proximity to the Market Town and Railway Station of Cowbridge, now in the occupation of Mr. FRANK ROSE, upon an Annual 2nd February Tenancy, at a rental of £70 0s. 0d. per annum, and containing an area of

63a. 2r. 6p.

(OR THEREABOUTS)

as set out in the following

SCHEDULE.

No. ON PLAN.	DESCRIPTION.	AREA.
		Acres.
308	Pasture	13·885
313	Rough Pasture	18·568
314	Do.	10·103
315	Pasture	·451
320	Do.	7·707
321	Do.	5·733
322	Do.	1·696
323	Do.	4·226
324	House, Buildings, etc.	·647
Pt. 327	Accommodation Roadway	·521
	TOTAL..	A. 63·537

THE HOUSE

which is built of stone with thatched roof, contains : Sitting Room, Kitchen and Dairy, and two Bedrooms.

THE BUILDINGS

comprise : Adjoining house, Cowshed, to tie four, with Loft over and a paved Shed adjoining (stone and tile) ; A lean-to stone and galvanised iron roofed Shed ; Galvanised iron Store Shed, with Concrete Floor ; Wood and galvanised iron Kitchen and Wash House ; Two Pigs' Cots (stone and slate).

The Lean-to Wood and Galvanised Iron Trap House, and a Wood and Galvanised Iron Cart or Implement Shed are the Property of the Tenant.

A Right-of-Way for all purposes over the Accommodation Roadway, Pt. 327, is reserved to the Purchaser of Lot 15.

The Commuted Tithe Rent Charge amounts to £9 17s. 9d., and is paid by the Landlord.

LOT 17.

(Coloured **Pink** on Plan No. 3 annexed.)

THE . . .

Copyhold Cottage and Garden

Situate at "THE GLUEPOT," in the PARISH OF LLANTWIT MAJOR, near to Six Wells, in the County of Glamorgan, and known as

"GLUEPOT COTTAGE"

with the COPYHOLD PASTURE LAND AND WOODLAND adjoining, containing in the whole

11a. 3r. 1p.

(OR THEREABOUTS),

as set out in the following

SCHEDULE:

No. ON PLAN.	DESCRIPTION.	AREA.	TENANT AND TENANCY.
Pt. 187	House and Garden	Acres. ·576	} Mr. J. PARKER, Annual 2nd February.
170	Rough Pasture	6·674	
186	Site of Wood	A. 7·250 4·505	In Hand.
	TOTAL ..	A. 11·755	

The Cottage, Garden, and Pastue Land now let to Mr. JOSEPH PARKER, upon an Annual 2nd February tenancy, at a rental of £18 0s. 0d. per annum. THE WOODLAND IN HAND.

The Cottage (stone and slate) contains : Sitting Room, Kitchen, lean-to Dairy and Back Kitchen, and Two Bedrooms.

The Wooden Erections are the Property of the Tenant.

The Apportioned Commuted Tithe Rent Charge amounts to 16s. 6d. and is paid by the Landlord.

The Standing Timber on the Woodland (In Hand) is excepted from the Sale with all necessary and proper powers for felling, converting and carrying away the same, in particular the powers contained in the draft contract mentioned in the General Remarks, and also reserving to the Purchaser of the Standing Timber the right to remove and carry away such timber over the Plot of Ground hatched Red on the Plan.

A Right-of-Way for all purposes over the Roadway and Level Crossing, hatched Red on the Plan, is reserved to the Purchaser of this Lot.

LOT 18.

(Coloured **Green** on Plan No. 3 annexed.)

THE . . .

Copyhold Woodland

situate in the PARISH OF LLANTWIT MAJOR, near to Six Wells, in the County of Glamorgan, and known as "THE GLUEPOT," now IN HAND, and containing

16a. 2r. 37p.

(OR THEREABOUTS).

The Standing Timber comprising VALUABLE SCOTCH, SPRUCE, LARCH AND ALDER POLES, is included in the Sale.

The Apportioned Commuted Tithe Rent Charge amounts to 12s. 0d., and is paid by the Landlord.

A Right-of-Way for all purposes in perpetuity is reserved over the Roadway and Level Crossing, hatched Red on the Plan, to the Purchaser of Lot 17 and also to the Purchaser of the Standing Timber on Lot 17 such Right-of-Way, however, being reserved to the Purchaser of the Standing Timber, Lot 18 until January 1st, 1926, only.

LOT 18a.

(Coloured **Blue** on Plan No. 3A annexed.)

THE . . .

Standing Timber

Situate at "THE GLUEPOT," near Six Wells, in the PARISH OF LLANTWIT MAJOR, in the County of Glamorgan, and numbered 186 on the Plan annexed, containing

4a. 2r. 1p.

(OR THEREABOUTS).

The Timber in question comprises a quantity of SCOTCH, LARCH, and OTHER POLES.

Conditions of Sale applicable to this Lot may be obtained upon application to the Auctioneers, 5, High Street, Cardiff, any day previous to the Auction, and will be produced at the Auction. Such Conditions provide for the felling and removal of the Timber on or before the 1st January, 1926.

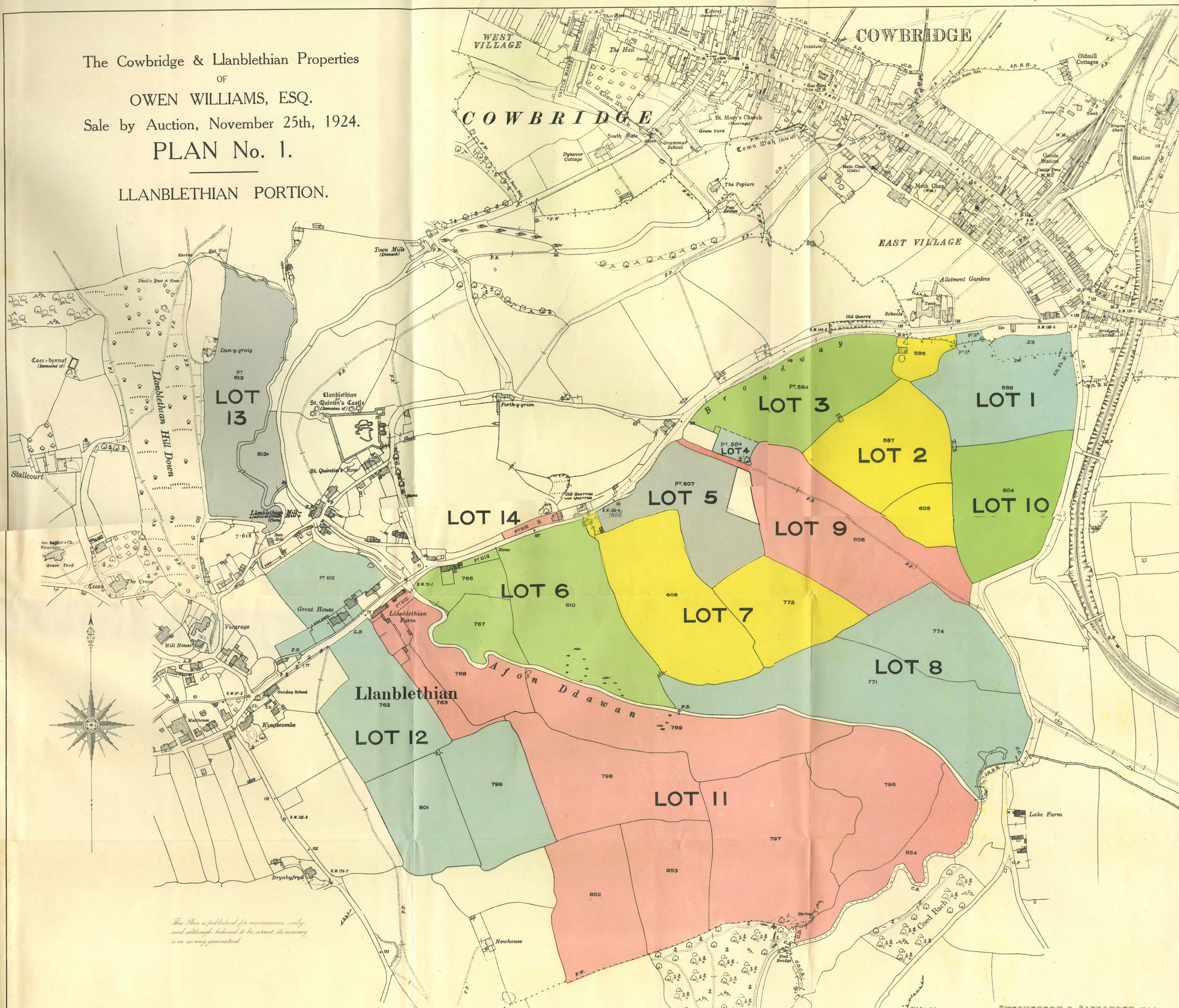
The following Rights are reserved to the Purchaser of this Lot. :—

- (A) The right to remove and carry away the Timber standing on this Lot over the Plot of Ground hatched Red on the Plan.
- (B) The right to remove and carry away the Timber over the Level Crossing and Roadway hatched Red on the Plan.

The above Rights are Reserved up to the 1st January, 1926, only.

The Cowbridge & Llanblethian Properties
OF
OWEN WILLIAMS, ESQ.
Sale by Auction, November 25th, 1924.
PLAN No. 1.

LLANBLETHIAN PORTION.



This Plan is published for convenience only, and although believed to be correct, its accuracy is in no way guaranteed.

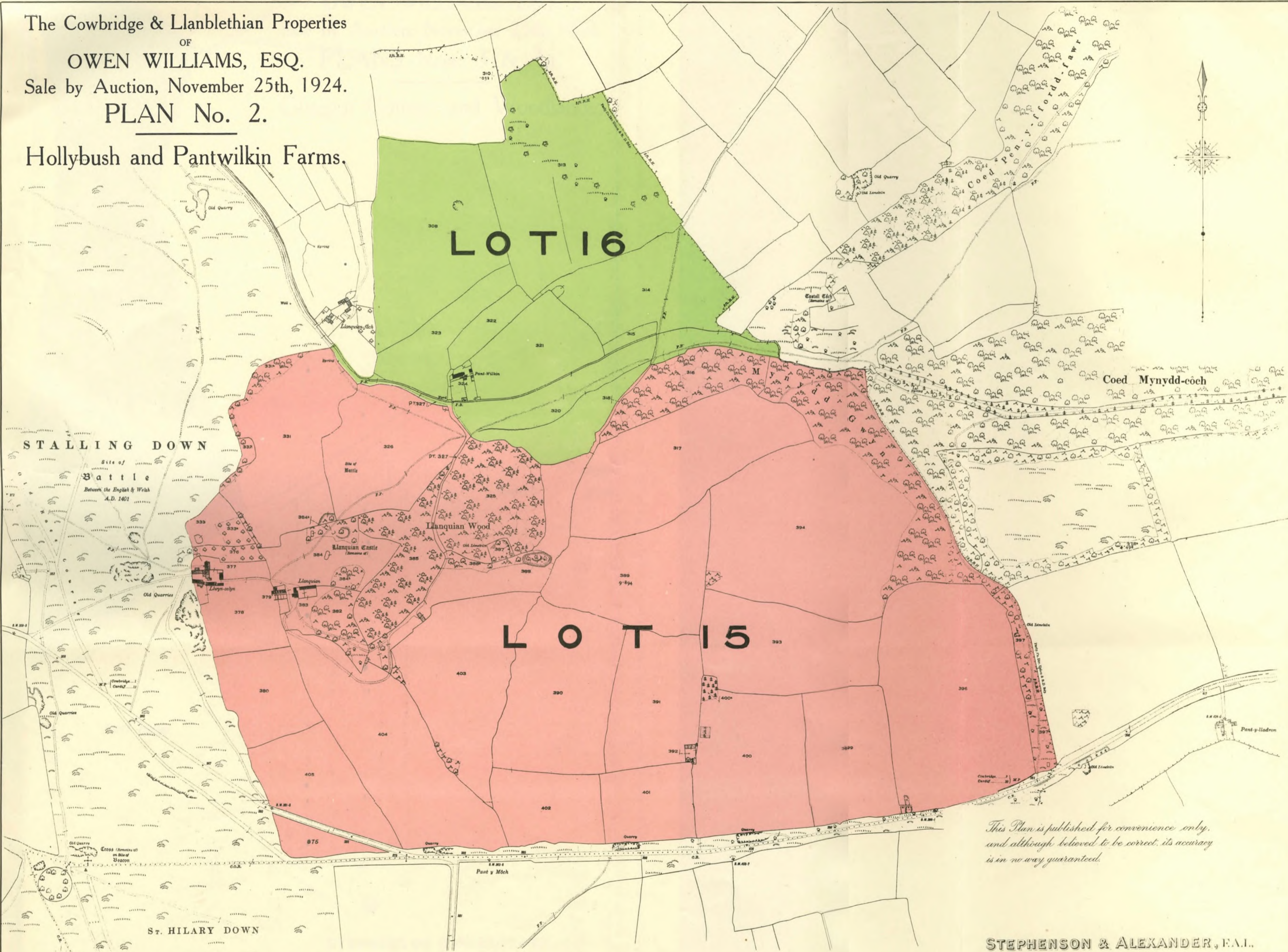
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Scale - 20833 Feet to one Inch.

STEPHENSON & ALEXANDER, F.A.I.
Auctioneers and Surveyors.
CARDIFF.

The Cowbridge & Llanblethian Properties
OF
OWEN WILLIAMS, ESQ.
Sale by Auction, November 25th, 1924.
PLAN No. 2.

Hollybush and Pantwilkin Farms.



STALLING DOWN
Site of
Battle
Between the English & Welsh
A.D. 1401

LOT 15

LOT 16

ST. HILARY DOWN

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STEPHENSON & ALEXANDER, F.A.I.
Auctioneers and Surveyors
CARDIFF.

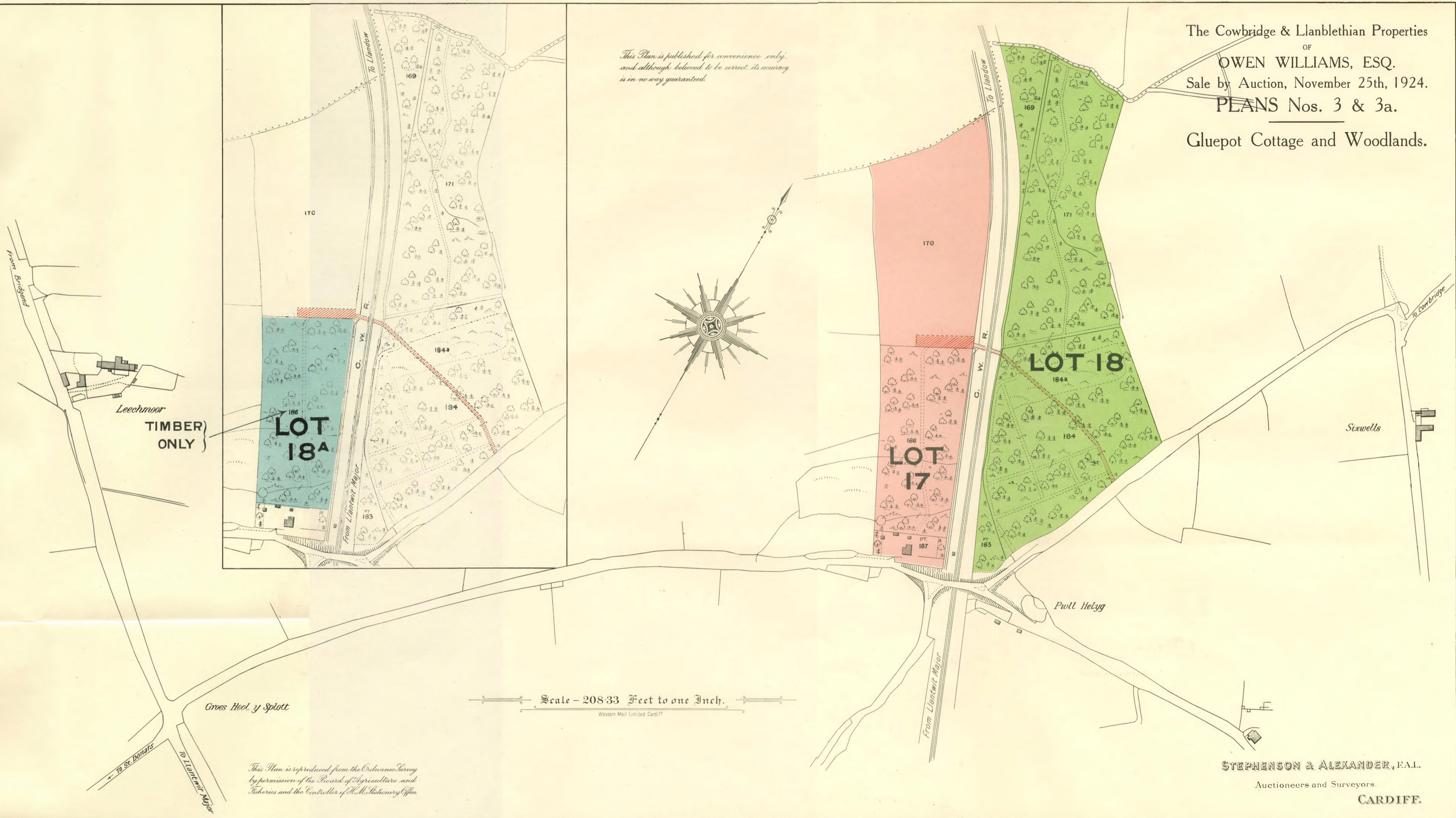
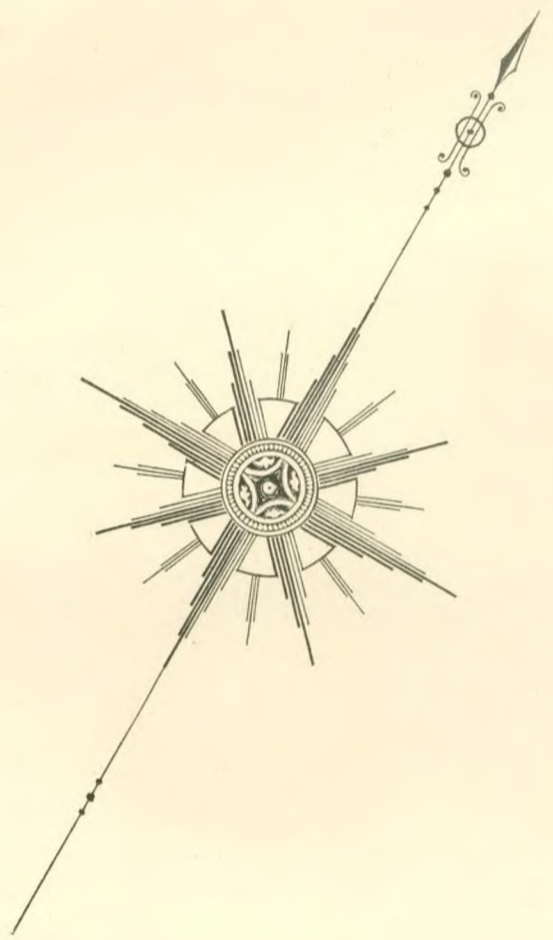
Scale - 416.66 Feet to one Inch.

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The Cowbridge & Llanblethian Properties
OF
OWEN WILLIAMS, ESQ.
Sale by Auction, November 25th, 1924.
PLANS Nos. 3 & 3a.
Gluepot Cottage and Woodlands.

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Scale - 208.33 Feet to one Inch.
Western Mail Limited Cardiff

STEPHENSON & ALEXANDER, F.A.I.
Auctioneers and Surveyors.
CARDIFF.

LOT 18.

(Coloured **Green** on Plan No. 3 annexed.)

THE . . .

Copyhold Woodland

situate in the PARISH OF LLANTWIT MAJOR, near to Six Wells, in the County of Glamorgan, and known as "THE GLUEPOT," now IN HAND, and containing

16a. 2r. 37p.

(OR THEREABOUTS).

The Standing Timber comprising VALUABLE SCOTCH, SPRUCE, LARCH AND ALDER POLES, is included in the Sale.

The Apportioned Commuted Tithe Rent Charge amounts to 12s. 0d., and is paid by the Landlord.

A Right-of-Way for all purposes in perpetuity is reserved over the Roadway and Level Crossing, hatched Red on the Plan, to the Purchaser of Lot 17, and also to the Purchaser of the Standing Timber on Lot 17, such Right-of-Way, however, being reserved to the Purchaser of the Standing Timber, Lot 18a, until January 1st, 1926, only.

LOT 18a.

(Coloured **Blue** on Plan No. 3A annexed).

THE . . .

Standing Timber

Situate at "THE GLUEPOT," near Six Wells, in the PARISH OF LLANTWIT MAJOR, in the County of Glamorgan, and numbered 186 on the Plan annexed, containing

4a. 2r. 1p.

(OR THEREABOUTS).

The Timber in question comprises a quantity of SCOTCH, LARCH, and OTHER POLES.

Conditions of Sale applicable to this Lot may be obtained upon application to the Auctioneers, 5, High Street, Cardiff, any day previous to the Auction, and will be produced at the Auction. Such Conditions provide for the felling and removal of the Timber on or before the 1st January, 1926.

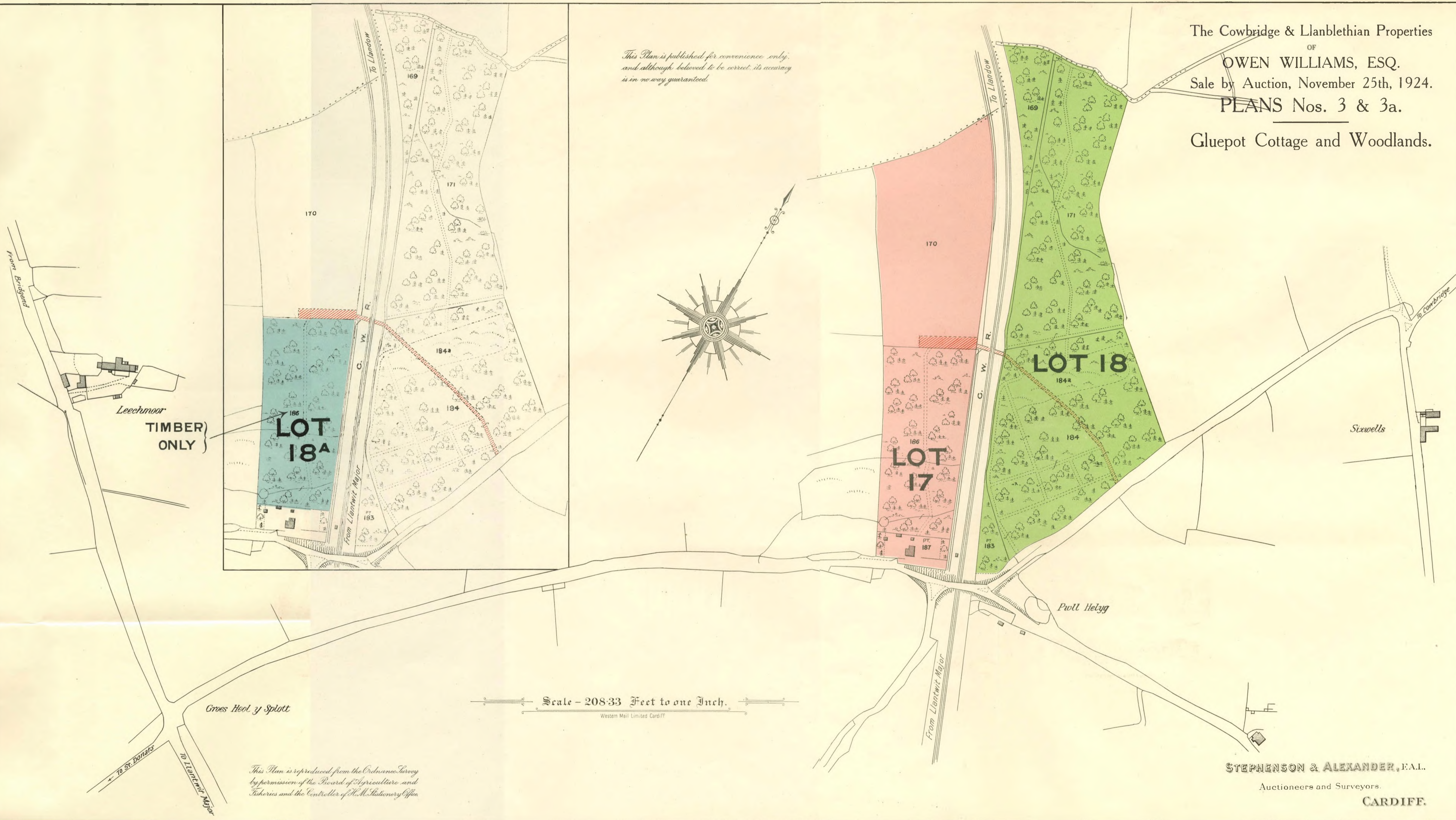
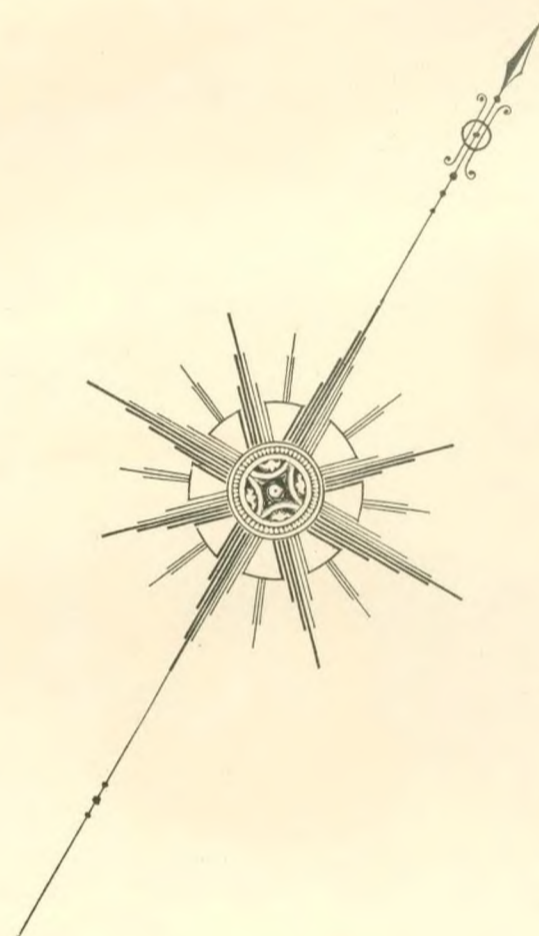
The following Rights are reserved to the Purchaser of this Lot. :—

- (A) The right to remove and carry away the Timber standing on this Lot over the Plot of Ground hatched Red on the Plan.
- (B) The right to remove and carry away the Timber over the Level Crossing and Roadway hatched Red on the Plan.

The above Rights are Reserved up to the 1st January, 1926, only.

The Cowbridge & Llanblethian Properties
OF
OWEN WILLIAMS, ESQ.
Sale by Auction, November 25th, 1924.
PLANS Nos. 3 & 3a.
Gluepot Cottage and Woodlands.

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Leechmoor
TIMBER
ONLY

LOT
18A

LOT
18

LOT
17

Scale - 208.33 Feet to one Inch.

Western Mail Limited Cardiff

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STEPHENSON & ALEXANDER, F.A.I.
Auctioneers and Surveyors.
CARDIFF.

79 Sale of Mr Owen Williams Gwladys Estate on Tuesday

November 25th 1944 at the Duke of Wellington Hotel
Gwladys at Dock.

Lot No.	DESCRIPTION	BOUGHT IN	PURCHASER		Amount Sold for	Commission
			Name	Address		
	<u>Solicitors.</u> Messrs Rhyf Roberts & Co. Ormond House. 63 Queen Victoria Street London. E.C.4.					
1.	The Trelech Building and Accommodation Pasture land, numbered 23, pt 11b, and 588 on the O.S. in the Parishes of Gwladys and Hantekian Area 6a 2r 2p (n hereabouts)		J. R. Thomas	Quay Street. Cardiff.	650 0 0	
2.	The Trelech Building and Accommodation Pasture land and Buildings numbered pt 11b 586, 587 and 605 on the O.S. in the Parish of Hantekian. Area 7a 3r 2p.		dito	dito.	800 0 0	
3.	The Trelech Building and Accommodation Pasture land numbered pt 584 on the O.S. in the Parish of Hantekian Area 6a 1r 2p. (n hereabouts).		do	do.	740 0 0	
4.	The Trelech Building Site numbered pt 584 on the O.S. in the Parish of Hantekian Area 6a 1r 3p. (n hereabouts).		G. Morgan.	Cusop. Hantekian.	100 0 0.	
				Carved Eward.	2190 0 0.	

Sale of the Green Hills and Cowbridge Estate (continued)

Lot No.	DESCRIPTION	BOUGHT IN	PURCHASER		Amount Sold for	Commission
			Name	Address		
5.	The Copyhold Accommodation Pasture Land, numbered pt 607 on the O.S. in the Parish of Kanbeethian. Area 4a 3r 1sp (in these abouts)		Lillian S. Gwynn.	Brought Forward. Cowbridge.	2290 00 660 00	
6.	The freehold and Copyhold Small holding in the Parish of Kanbeethian known as "Bridge House" containing 11a 2r 1sp (in these abouts)		Thomas Thomas.	Hallcomb. Cowbridge.	1000 00	
7.	The freehold and Copyhold Accommodation land and buildings, known as "Caer Ithi" in the Parish of Kanbeethian containing 11a 2r 2sp (in these abouts)		dito	dito	1010 00.	
8.	The freehold Accommodation Pasture Land numbered 771 & 774 on the O.S. in the Parish of Kanbeethian containing 15a 0r 2sp (in these abouts)		dito	dito	850 00.	
9.	The freehold Accommodation Pasture Piece numbered 606 on the O.S. in the Parish of Kanbeethian Area 8a 3r 2sp (in these abouts).		Robert Thomas.	Midland Bank. Cowbridge	760 00.	
10.	The freehold Accommodation Pasture Piece in the Parish of Kanbeethian numbered 604 on the O.S. containing 5a 3r 2sp (in these abouts).		J. L. Thomas.	Quay Street. Cardiff.	620 00.	
				Brought Forward. £	7190 00	

81 Sale of the above Williams Estate (continued)

86

Lot No.	DESCRIPTION	BOUGHT IN	PURCHASER		Amount Sold for	Commission
			Name	Address		
				Brought forward.	7190 00.	
11.	The freehold farm in the Parish of Kambethian known as "Bridge Farm" & "Kambethian Farm" containing 46a 1r 3p (n thereabouts).		Williams			
12.	The freehold and copyhold farm in the Parish of Kambethian known as "Great House Farm" containing 17a 1r 38p (n thereabouts).		G. W. Miles.	Govbridge.	2000 00	
B.	The freehold Accommodation Meadows situated at Kambethian numbered pt 613 + 613a on the O.S. containing 8a 1r 38p (n thereabouts).		Thomas Thomas	Stallcourt. Govbridge.	510 00	
14.	The two freehold cottages & gardens in the Parish of Kambethian in the occupation of Mr. G. W. Cheekells.		Wynneham James.		245 00.	
15.	The freehold Mixed Farm known as "Hollybush" or "Langbian" in the Parish of Kambethian Area 228a 2r 28p (n thereabouts).		Joseph Staien.	St. Hilary.	5000 00.	
16.	The freehold Pasture Farm known as "Pantwiltun" in the Parish of Kambethian. Area 63a 2r 6p. (n thereabouts)		Francis Rose	(Tenant). Sold before the Sale	1500 00.	
17.	The copyhold cottage and garden situated at "The Sheepcot" in the Parish of Kambethian known as "Sheepcot" cottage with the copyhold Pasture land & woodland containing 11a 3r 1p (n thereabouts)		J. Parker.	(Tenant) Sold before the Sale.	250 00.	
				Carried forward	£16695 00.	

Sale of the brown Wilhains Conbridge Slate (continued)

Lot No.	DESCRIPTION	BOUGHT IN	PURCHASER		Amount Sold for	Commission
			Name	Address		
18.	The Cophoc woodland in the Parish of Hanknit Map known as "The Bluepot" containing 16 a 2 r 37 p (a meadowbank)		Wilkinson.	Brought forward	16695 0 0.	
18a.	The Standing Timber Situate at "The Bluepot" near Six Wells, in the Parish of Hanknit Map numbered 186 on the plan containing 4 a 2 r 1 p (a meadowbank).		Wilhains & Thomas	Timber Merchant. Newport. Mon.	105 0 0.	
				Total.	<u>£16800 0 0</u>	