

Staffordshire and Warwickshire.

Particulars of Two Valuable

FREEHOLD FARMS

**Dwelling Houses
and Shares.**

FOR SALE BY AUCTION ON

MONDAY, JULY 30th, 1923.

Auctioneers :

**WALKER BRIGGS AND COLBOURNE,
Tamworth and Atherstone.**

Solicitors :

**NEVILL AND JENNINGS,
Tamworth.**

STAFFORDSHIRE AND WARWICKSHIRE

TWO
VALUABLE FREEHOLD FARMS

SITUATE AT DRAYTON BASSETT AND GLASCOTE HEATH.

COMPRISING AN AREA OF

157 Acres, 0 Roods, 37 Perches

OR THEREABOUTS.

Dwelling Houses and Shares

which will be OFFERED FOR SALE by

MESSRS.

WALKER BRIGGS & COLBOURNE

AT THE

CASTLE HOTEL, TAMWORTH

On Monday, July 30th, 1923

At 5 o'clock in the afternoon precisely,
subject to conditions to be then read.

Particulars and Further Information may be obtained from THE AUCTIONEERS,
Tamworth and Atherstone, or NEVILL AND JENNINGS, Solicitors, Tamworth.

W. F. Woodcock & Sons, Printers, 12, Bolebridge Street, Tamworth.

LOT 1.

The HEATHLEY FARM

A Compact Holding of Mixed
Arable and Pasture Lands

All Underdrained with excellent Outlying Water Meadows
embracing

127 Acres, 0 Roods, 7 Perches,

OR THEREABOUTS.

The Farm House

is well situated on a good Private Road and contains :- Tiled Hall, Sitting Room, Dining Room, Large Kitchen with sink, Pantry with thrawl and shelves, Cellar, Large Dairy, Store Closet, Five Bedrooms, and Clothes Closet.

OUTSIDE is a Paved Courtyard with Pump, Brick Furnace with Chimney, Large Washhouse and Cooling House combined with Water laid on and Copper, Outside Closet and Nice Garden.

The Farm Buildings

COMPRISE :-

Open Yard with large Cow Shed, with Feeding Alley and Tying for 20 Cows, and large Calf Pen at end, Mixing House with Loft over, Capital Barn with Loft, Trap House with Granary over, In another Yard Two Piggeries, Large Open Shed, Four Loose Boxes. There is Stabling for four with Loft over, Blacksmith's Shop, Cart Shed. Brick-and-Tile built Fowl House, Duck Pen, Hay Rickyard, and Straw Rickyard **with a FIVE-BAY DUTCH BARN.**

THE HOMESTEAD AND PREMISES are on the Drayton Village Water Supply System.

ACCESS TO THE FARM is over a Private Road known as Heathley Lane. This Lot is Sold with a benefit of a Right-of-Way across the accommodation Road through the Bullock End Farm.

The Sporting Rights over the Farm are let to Albert E. Ansell, Esq., at £20 per annum.

EARLY POSSESSION WILL BE GIVEN.

SCHEDULE.

	<i>Description.</i>	A.	R.	P.
68	Arable	10	1	27
113	Ditto	11	1	31
169	Ditto	19	1	3
69	Ditto	6	3	36
102	Ditto	4	1	0
111	Pasture	3	0	11
199	Ditto	18	3	31
198	Homestead and Orchard	1	2	0
200	Pasture	6	3	11
201	Ditto	8	3	35
266	Pasture	5	1	20
292	Ditto	10	3	8
287	Ditto	2	1	25
288	Ditto	9	1	6
336	Ditto	7	2	3
Total		<u>A.127</u>	<u>0</u>	<u>7</u>

PARISHES OF BOLEHALL & GLASCOTE & AMINGTON.

LOT 2.

A Capital Freehold Farm

KNOWN AS

“Moor Burgess” Farm

SITUATE AT GLASCOTE HEATH, approached from the Main Glascote and Polesworth Road by Enigne Lane with Farmhouse Outbuildings and Six Closes of Pasture and Arable Land.

AND ALSO a FIELD OF LAND known as “The Mastock,” situate in the Parish of Amington and approached from Sheepecote Lane; the whole containing an Area of

39 Acres. 0 Roods. 30 Perches.

OR THEREABOUTS.

THE FARM HOUSE is Brick-and-Tile Built and very pleasantly situated and contains, Hall, Sitting Room, Dining Room, Kitchen with copper and sink, Capital Dairy, Store Closet and Three Bedrooms, Outside are Closet, Ashpit, and Large Kitchen Garden well stocked with fruit trees.

THE FARM BUILDINGS comprise: Two Sheds, with Tying for 14 Cows Fattening Shed with Tying for Three; Open Yard with Loose Box Lean-to Shed and Calf Pen; Cart Stable for Three; Two Loose Boxes; Cart Shed; Barn with Granary; Two Pig Styes; Two Outside Coppers; Lean-to Shed; Iron Trap Shed; Iron Tool Shed; Long Iron Implement Shed and Rickyard.

ACCESS to The Homestead is by a good hard Road leading from off the Main Tamworth to Polesworth Road. WATER IS LAID ON.

SCHEDULE.

<i>Description</i>	<i>Cultivation</i>	A.	R.	P.
GLASCOTE HEATH CLOSE and FOUR ACRE CLOSE	Arable	7	3	37
MIDDLE CLOSE	Arable	5	0	2
COMMON CLOSE	Pasture	5	3	4
ELM TREE CLOSE	Pasture	5	0	39
BARN CLOSE WITH HOUSE AND BUILDINGS	Pasture	5	2	5
CLOSE NEXT TO YOUNDS	Arable	6	3	33
THE MASTOCK	Arable	2	2	30
		<u>A39</u>	<u>0</u>	<u>30</u>

The Mines and Minerals are not included in the Sale

VACANT POSSESSION ON COMPLETION.

LOT 3.

All Those Two

Freehold Dwelling Houses

Situate and being Nos. 10 and 12, Halford Street, The Leys, Tamworth, now in the respective occupations of Messrs. W. Allsopp and T. H. Sutton as Weekly Tenants and producing a rental of £39 : 8 : 8 per annum.

The Property is Brick-and-Tile built, each House containing:- Sitting Room, Living Room, Scullery with Copper and Sink, Pantry, and Three Bedrooms, Outside—W.C., Coal House, Ashhouse and Garden.

Water and Gas is laid on.

LOT 4.

6 NEW SHARES (£20 fully paid)

IN THE

Tamworth Gas-Light & Coke Company.

This Company is entitled to pay a Dividend of 7% less Income Tax.

LOT 5.

10 SHARES (£1 fully paid)

IN THE

Staffordshire Farmers Ltd.