

1933

A B S T R A C T O F T I T L E

of

MESSRS. PILKINGTON BROTHERS LIMITED
to freehold hereditaments situate at
Crossley Road, Thatto Heath, St. Helens
in the County of Lancaster.

4 1/2 Acre of School.


J. Dickinson,
St. Helens.

A B S T R A C T of the T I T L E

-of-


PILKINGTON BROTHERS LIMITED

to freehold hereditaments situate at Crossley Road, Thatto Heath,
St. Helens in the County of Lancaster

24th April 1902. 

Stamp £12. 15. 0.

*Compared with the
original produced
by Mr. Dickinson
St. Helens.*

*Dickinson Watson & Parker
15th May 1933 *

INDENTURE of this date made between Joseph Beecham of the one part and Pilkington Bros. Ltd. (thereinafter called the Company) of the other part

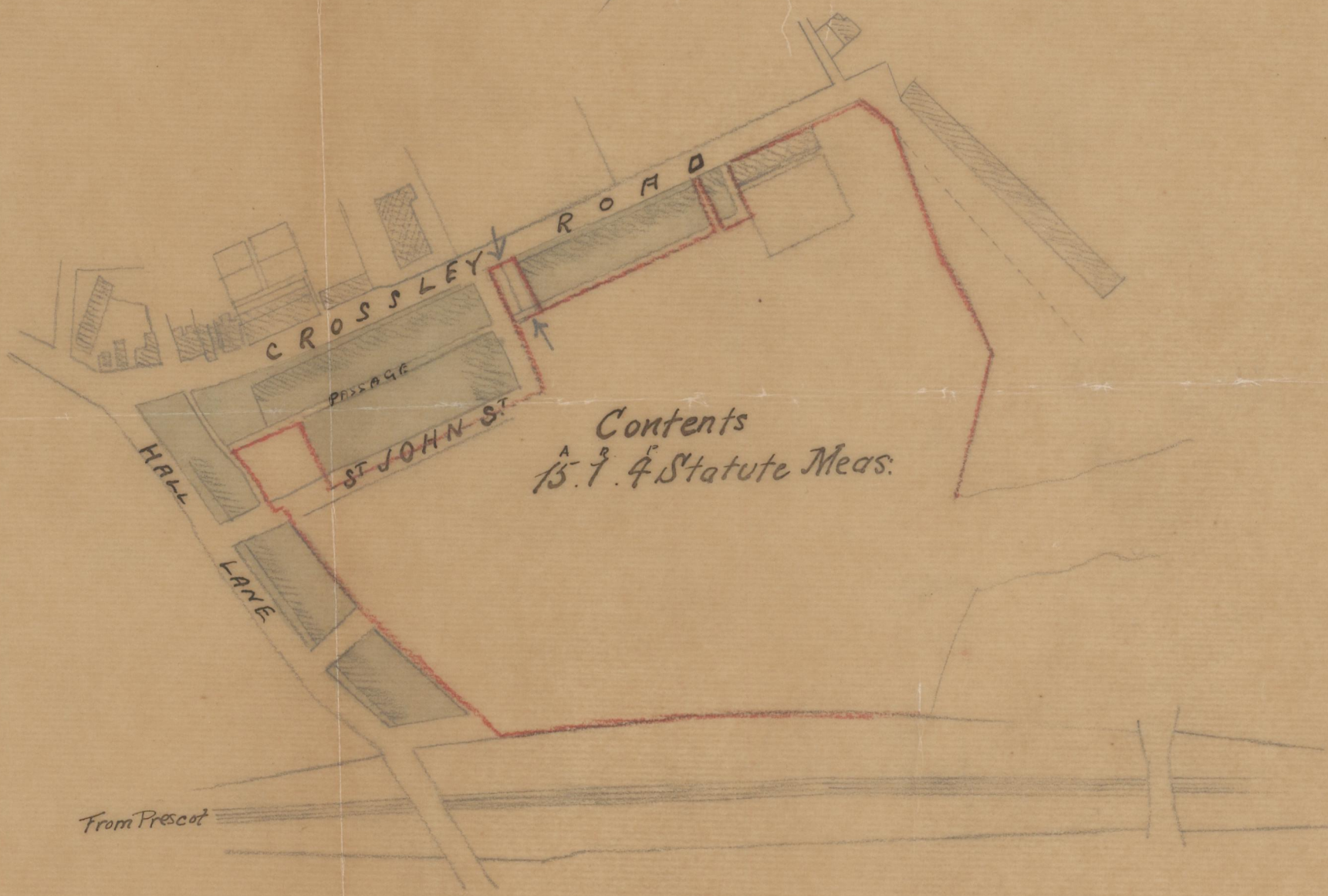
WITNESSED that in considn of the sum of £2550 pd by the Co. to the sd J. Beecham (the receipt whereof the sd J. Beecham thereby acknowledged) the sd J. Beecham as B.O. thereby conveyed unto the Company

FIRST - ALL THAT piece or parcel of land and Railway Siding situate at Ravenhead St. Helens afd contg in the whole 15 a. 1 r. 4 p. or thereabouts together with the ten cottages fronting to Crossley Rd. and all other buildings and erections standing and being on the sd land and which said land and hereditaments were delineated on the plan thereupon endorsed and thereon surrounded by a red line

AND SECOND- ALL the mines and minerals whatsoever under the lands and prems firstly thereinbefore described and also under the lands adjacent thereto and delineated upon the sd plan and thereon distinguished by a blue body colour

TO HOLD the sd lands mines and prems Except and reserving unto the sd J. Beecham his heirs and assigns and his and their lessees and tenants being owners or occupiers of the land coloured yellow in the sd plan or some part thereof or of some building which had been or might be erected thereon the full free and unrestricted liberty and right to make maintain and use branch railways or sidings from the sd railway siding with proper and convenient connections points and switches at the point marked A upon the sd plan and by means thereof to bring wagons goods merchandise and things upon and from so much of the sd last mentd railway siding as lies between the sd point marked A and the railway known as the Ravenhead Branch of the L. & N. W. Rly. Co. the sd J. Beecham paying a reasonable and proper proportion, based upon the amount of traffic, of the cost of maintaining the sd siding to the extent afd UNTO AND TO THE USE of the Company in fee simple but subject to an Indre of Lease dated the 29th September 1865 and made betn Robertson Gladstone of the one part and Rd. Pilkington Wm. Pilkington and Wm. Pilkington the younger of the other part and wh sd lease was with certain modifications then vested in the St. Helens Colliery Co. Ltd. and so that as regarded the sd mines and minerals under the sd land cold blue upon the sd plan and intended to be thereby conveyed the Co. and their ass should be entitled only

24/4/1902



Contents
13.7.4 Statute Meas.

to such rights or working the same as were reserved by certain Indres whereby the surface above such mines were conveyed on the sale thereof And should be subject to such liability if any as the sd J. Beecham was subject to of making compensation to the surface owners or occupiers of the sd surface for any damage or injury done or caused by the exercise or use of any of the sd rights

ACKNOWLEDGMENT by the sd J. Beecham to the said Company to production of documents of title mentioned in the Schedule thereto and to delivery of copies and undertaking for the safe custody thereof

THE SCHEDULE before referred to.

16th December 1901. Indenture of this date made between James Francis Fraser and James William Frazer Tytler of the first part John James Bate of the second part and the sd Joseph Beecham of the third part.

EXECUTED and attested

MEMORANDUM. By Indenture dated the 26th June 1911 a certain piece of land comprised in the therein Conveyance and containing 210 sq. yds. was conveyed to the L. & N. W. Rly. Co.

INDENTURE of this date made between Pilkington Brothers Ltd. (therein referred to as the Lessors) of the one part and John Hilton (therein referred to as the Lessee) of the other part

WITNESSED that in consideration of the rent therein reserved and the Lessees' covenants contained the Lessors demised unto the Lessee

ALL that plot of land situate on the easterly side of Crossley Rd. Thatto Heath St. Helens aforesaid which with the dimensions and abutments thereof was more particularly delineated and described in the plan endorsed thereon and therein edged pink and contained including one half in width of Alexandra Street and the common passage of 9 ft. wide at the rear of the sd plot of land shown on the sd plan so far as the same were coextensive therewith (which street and passage were to be forever thereafter left open and unbuilt upon) 40643 sq. yds. or thereabouts Except and reserved out of that demise unto the persons entitled to the same all mines of coal and cannel and other mines and minerals with power of working and getting the same without liability

TO HOLD the sd plot of land unto the Lessee his exors. etc. for the term of 999 yrs. from the 1st July 1911

YIELDING and paying therefor the annual rent of £2. 2. 7. on the dates mentioned

COVENANTS by the Lessee as follows :-

1. That the Lessee would pay the rent thereby reserved And would pay all rates taxes etc.
2. And would fence off the land
3. And would build and keep in repair one or more good and substantial dwellinghouses having a

23rd October 1911

Conveyance of

Compounded as before
D. Wood.

23/10/1911



THE PLAN

referred to

CROSSLLEY ROAD

PROPERTY BELONGING
TO HERBERT GROCOTT

BUILDING LINE
406 1/3 sq yds

79' 6"

79' 6"

18 FT

PASSAGE 9 FEET WIDE

ALEXANDRA STREET 36 FEET WIDE

RAVENHEAD SCHOOLS



frontage or not less than 14 ft. and submit the plans to the Lessors

4. And that it should be lawful for the Company to enter and examine

5. And to complete one half in width of Alexandra Street a/sd And to pay one half of the cost of keeping in repair all main sewers etc.

6. And not to permit any noisome or offensive trade or business

7. And would not assign for any longer period than 21 years without notice to the Lessors.

PROVISO for re-entry

COVENANT by the Lessors that the Lessee should peaceably enjoy the prems.

EXECUTED and attested

| | | |
|---------------------|---|--|
| 27th December 1911. | ☐ | NOTICE of Assignment John Hilton to Thomas Millington of plot of land and house No. 77 Crossley Rd. at yearly rent of £1. 12. 0. |
| 30th December 1911. | ☐ | NOTICE of intention of T. Millington to demise by way of Mortgage to the Provident Association of London Ltd.. |
| 18th February 1922. | ☐ | NOTICE of Assignment Alfred Edward Lever Pennington and Edith Pennington to William James Wilcock of plot of land and house No. 79 Crossley Rd. at yearly rent of 10/7 |
| 2nd November 1925. | ☐ | NOTICE of Assignment William James Wilcock to Walter Davies of No. 79 Crossley Road at yearly rent of 10/7 |