

[In the 1730s the Greenwich Hospital inherited the estates in Tynedale, Meldon & Scremerston in Northumberland, Alston Moor, and the Keswick area forfeited by James Radcliffe, the Third Earl of Derwentwater, in the wake of the failed Jacobite Rising of 1715. This letter book, now amongst the Hospital's papers in the National Archives at Kew, was kept by their northern Receivers, Nicholas Walton and Hugh Boag appointed in 1735. Both men had a background as coal mine viewers, part of a strong regional management tradition arising from the coal and lead industries. Walton had previously worked for Sir George Liddell of Ravensworth, and most of the letters in this copy letter book are written by him from Ravensworth Castle, including several to Liddell himself. Most of the letters are signed jointly by both receivers but there are letters from Walton to Boag, suggesting that it was he who kept the copy letter book, so those in joint authorship are indexed on Walton's name.]

18 Jul 1735 John Watson to Thomas Corbett

[Note: This was copied into the letter book after Walton and Boag's letters of late January 1736 following their tour of Alston Moor. Watson was one of the outgoing receivers]

An Abstract of Mr Watsons Memoriall to Thomas Corbett Esqr 18 July 1735 relating to the Lead Mines

That proprietors either work them or grant Tack Notes and Leases to adventurers who pay no Certain rent but 1/5 1/6 or 1/7 Dish or bing of all well washed Oare but the latter Method was generally practised by the Derwentwater family; on 1/5 for dues pd to their Moor Master whose business it is to receive the same and to See that the Mines be duely wrought according to Covenant and If they Omitted working with four Men a day for Twenty Days in a year (Sundays Holydays and Violent Storms Excepted) their Lease to be forfitted and to pay 20s per Month for Such Discontinuance.

The Lords dues have formerly been from 1 to £4000 per Annum But there having been no power Since the Death of Earl James but Diterminable on the death of late Mr Radcliffe Most of the leases are Invalid or Expired: and the Mines Most of them Neglected but as there is now a Certainty Doubts Not but they will turn to good Acct.

That he has left an Old Original lease wth Mr Radley To Shew the Covenants Limits & Discription of a lead mine or Grove and proposes the following Clause to be Inserted

That Instead of Four Men the Leesses to be Obliged to persue Working wth 8 Pick men and to be Obliged Every Month to give the Moor Master an acct, in writing of the Name of Every Miner Imploy'd for that Month, & in wt Mine and wt whole days they wrought Also a forfeiture of the Lease & £9 for Every week they Shall Hush any Mine wth out Lisence first Held in writing from the Commissioners. The reason whereof is that tho. it is an Easy way to get Oar, it

does damage to All Mines and Veins wth respect to hereafter Adventurers
Unless all the Under and upper Sills thereof are Intire wrt.outs

(Q'. How Comes the receivers not Only to Allow Hushing by Others but also they & the Court keepers to Shew Such an Example; by doing it themselves) But it als does great damage In the Neighbouring Lessers in the Estate, that If the Commors Are Inclivable are Inclivable to work any of the mines Them Selves they will Endeavour to pitch upon those that are likely and See them well wrought; but the Success is very hazardous & the expence not to be Ascertained.

But If are Inclined to let new leases the Sooner it is done the Better as they are now lying dead And proposes to Advertise in the Gazitte, & Newcastle Courant and not more than 6 Groves at a time _ That there are Sevel people in the North willing to adventure but the Sevel Compisse of Mine Adventures appear to be the most proper partys to be Concerned in Such Undertakings.

That he thinks asking more than 1/5 dues would be a discouragement and Therefore proposes that when Severall are bidding for the same Grove to See who will <po..> to lay out most money is winning, as from 3 to 4700 as he has heard one of the Companys agints say they would and on no performance to forfeit theirleases <...> 1/3 part of the whole Sum Covinanted to be Laid out

Also to be obliged to give a monthly Acct to the moor master of the Sum Expended in Each month, the Names of the workmen Employ'd & Wt perticular days to Whom pd & for what; and their Daily wages

That a list of the groves, & mines in Aldston Moore is annext wch have been let but the Lease expired or Invalid Except Brown Gill Thorter Gill & upper Dodberry Dike Head wch Some Gentlemen Claim Under a Concurant Lease Granted by the late earl to continue from the expiration of a former lease wch They Say are in the Hands of Jno Rogers Esqr of Newcastle and one Other Called Blagill wch is wrote by the Company for melting Lead wth Coale; Whose lease is near Expiring.

That the reason why he proposes only pt of the groves to be adved At a time as that they may not overstock the Market & the apprehension thereof Discourage adventurers

As the names of the mines are in the List to Illustrate them More Clearly <pro> minds surveying and mapping the mannor & thereon Delineating all the Mines and Veins wch their names also shew the Seaveral bounderys of the freehold in the <G> mannor who perform Suit & Service to the Mannor Court; but have hetherto Claimed of Royaltys within the sd Freeholds; and also carefully to Shew the Generall Bounderys of the sd Mannor wch Joyns on the Bounderys of other Lords; & wth whom before the death of the late Mr Radcliff, there has been disputes in Law concerning the limits thereof and Since whose death new Incroachmt have been attempted to have been made

In Order therefore that the Same may be clearly distinguished not only by Shewing the Bounderys as Claim'd to belong to the Mannor of Aldston, but also to Sett forth the Bounderys claimed by the adjacent Lords For which end proper persons well

acquainted with the Boundery Role, & the name of places therein Should be appointed to Shew the Same which will in a great measure Assertain the property & Limits of the sd Mannor and prevent disputes hereafter.

Sends the Forme of a Tack Note which when ever any Person has a mind to make a Tryall either in an old neglected Grove, or where he had made any discovery of the appearance of a Vein He applys to the Land Steward for one (which is an Article for a 21 Years Lease) to make Tryall & if does not demand the Lease within the Year the sd Note is Void The Miners & others in that Country are very fond of them to make Tryalls wch Tend to improve the Revenue of the Estate.

A Copy of the late Receiver Mr Watsons List of the Lead Mines in Alston moor. Viz.

Long Pott	Middle Vein of Nentsbery
Cross Vein in Nentsberry Greens	Peat Slack hill
Shawhead	Thorn gill
Smirgill Hill	Brown gill
Slaley Mea	Hindley Mea
Forefield Thorngill	Guttergill
Blagill Burn	Wallop.knot
Lough Vein	Brown Gill head
Goan Gill	Old Blagill
Middle Cand	Shaw
Cash Burn	Middle Cleugh
Nentsberry Greens	Forefield of Galligill Syke
Hill Close	Broom Berry
Gudamhill Mea	Benty Field
Hundy Cridge Syke	Green Gill
East Side Crosgill Head	Upper Dodberry dike head
Thortergill	Hulgill Near Liverick Mea
Carrs	Dowpott Syke head
Green Castle Moss	The Moss on the East Side of Dowpott Syke head
Smal Burn Mea head	
Garrigill Burn	Browngill foot over against Taylor Syke
South Vein Brown Gill foot	
West End of Dodberry Dike head	Little Dryburn
North Vein to Do of Thortergill	Wellgill Mea
	Blike Bank
Trystis Rake	Lee house Sheel
Seale Curn Moss	Greengill Crag Near Green Banks in Cross Gill
North Part of Cow Slits	
Upper Dodberry South Vein	Black Burn Bank
Taylos Syke side	Dryburn Linn
Banks under high Sheel In Crossgill	Craggy End
	South Side of Cow Slits
	Haggs
	Redgrove
	Rederup Cleugh
	Long Poole Head
	Park dyke nook
	Weatherall Mea
	Natteras
	Brighill Burn
	Redgrovess of Natteras

Form of a Tack Note

Whereas A.B. in the Parish of -- & County of -- in the behalf of do give Liberty Power & Authority to C.D. in the Parish of Aldstone and County of Cumberland Yeoman to break Earth, dig and Sink for Lead Oar or other Oar at a place Called and known by the Name of -- in Aldstone Moor Lying and being within the liberty of -- And the Said C.D. paying to the Said A.B. for the Use of -- of all Such Oar as Shall be there got One full fifth part well wash'd dress'd & prepared after the best Manner And made fit for Smelting, keeping the Same Safe from all Imbezelement And Demunation until the Said C.D. his heirs or Asignes receive from the Sd A.B. His heirs or Assign's an Order in writing for Delivery of the Same And I the Said A.B. do hereby Oblige my self to grant upon Demand a Lease of the Same for the Term of -- Years unto the Sd C.D. his heirs or asignes the Sd Lease to be according to the Usual form of Leases formerly granted by -- But If the Sd place before mentioned shall happen to be within the Compass of any former Grant or Lease still in force or If the Sd C.D. his heirs or asignes Shall not pay & not keep safe one full fifth part of all the Oar there gotten as aforesaid for the Use of the Sd -- aforesaid or Shall not within the Space of Twelve Months from the Date hereof Come and Demand a Lease of the Same Taking at the Same time of the Demand a Memorandum in writing Signed by the Said A.B. or If the Said C.D. his heirs or asignes Shall not Come & receive The Said Lease within the Space of one Month after Notice Given that the Same is ready or Shall not then Surrender this Tack note to be Cancelled Then and in all such Cases this Tack note to be Utterly Void & of none Effect Given Under my hand this -- Day of -- in the Year of Our Lord God One Thousand Seven Hundred and thirty.

29 Sep 1735 Daniel Wren

[Note: Assumed to have been directed to the previous receivers, and picked up after the appointment of Walton and Boag]

Septemr 29 1735. Daniel Wrens Accot & Opinion of the Severall Mines open in the Alston Moor, as also of Such Places as are promising for adventuring.

[In the margin:] Redgroves at Ninth No 1

Has been lately Husht by Mr Aynsley & the Receiver within these 3 Months by which the upper Sills, are now become of little Value It lyes on the No[rth] side of Nanth[ea]d & Mr Blacketts Collcleugh further North, & is yet untoucht in the lower Sills, which are very hopefull, but bringing up the Levell will be very expensive as it may be 12, 14 or 1600 Yards to drive, tho it is not improbable, but Oar may be gott as it is carrying on.

[In the margin:] qr wt is the length

In taking of a Lease the whole length from Nanthead to Collcleugh Liberty should be had, and 1200 yards in breadth is as much as can be gott. It is computed that a full Tryall may be made for about £700. As the expence will be so great, & the time of carrying up the Levell may be more than three, 4 or 5 years & as it will all be new Work the late Workings being mostly destroyed by Hushing, there should not be more than 1/7th Dues paid, But as it is hopefull rather than want it a 5th may be given.

[In the margin:] Blagill No 2

Now wrought by the L[ead] Compy whose Term either expired 4th June last, or the 4th June next. She continued very good, till a cross Vein called Lough Vein was mett with when she was the richest of all, but after they Seperated a Levell was brought up to the said Lough Vein, but no Oar found, but Blagil Main Vein is not yett Sought for by the Company. Its probable that she may very easily again be found, by driving forward from where the two Veins cross each other wch Expence may not cost above £50.

[In the margin:] Set forth the Bound[ar]y desired

The Company are now getting Oar, on the Side of Blagill Vein in a place which is a Flatt, or what is called a Pipe Work, which is thought to be a Sun Vein, (or a Vein to the South) which is Supposed will be very good. Whoever undertakes the above Mine of Blagill, should have the present bounds, & a further Extent of Ground forward, besides Thorngill Included, and she may deserve, rather than not have it, as Redgroves:

[In the margin:] Peat Stack Hill No 3

At present wrought by Mr Errington & produces Oar very well & it is thought the Vein goes forward unto Blagill burn Vein wherebe is now hushing. She is very hopefull, but has but little bounds lite She comes into Blagill burn, where it is uncertain what there may be left unwrought.

[In the margin:] q[ue]ry what Term has Mr Erringt[o]n Set forth for the Boundry of this & Blagill burn.

As Peat Stack Hill Mine is now open and in a good condition, it is well worth undertaking, as there will be little or no Expence, but a great probability of Profitt, and she may be worth the Terms of the Mines above mentioned. Whoever takes it should have Blagill burn Vein & Boundary along with it.

[In the margin:] Browngill No 4

Lately wrought by Mr Rogers & Ptners but of a little or no Value of it Self, except being Serviceable by its Levells & Shafts to Browngil Moss, where there are bounds

Sufficient for a new Lease, & it is thought by all appearance to be very hopefull, but it will be expensive clearing out the old Levells, and repairing the Shafts & may Cost about £2 or £300 and may deserve the same dues as before mentioned.

[In the margin:] Longhole Head No 5

At present wrought by the Receiver & P[ar]tners, where Oar has been got by them. She adjoins Browngill Moss, & is of pretty large bounds, & is very hopefull. The necessary Levells to be brought up, in order to make a full Tryall of her, may cost about £100 & she may deserve the same dues, as the others.

[In the margin:] Thortergill 6, Loningh[ea]d 7, Redgroves in Natris 8, Greengill 9, Rockhill 10, Hags in Nentsberry 11, Brownleehil[l] 12, Clargil[l]cleugh Head 13, Going Gill 14, Cashburn 15, Blackburn 16

These Severall Mines are mostly wrought out. & but in a very indifferent State, & no prospect of much Oar being got out of any of them. If they are undertaken, there should be new bounds taken with each of them, but as none of them are promising, there should not be more than 1/8th Duty paid for the Same. A place called Bentyfield should be taken along with Thortergill & so should Loninghead.

At Redgroves at Natris, if a Tryall is made there effectually it Should be by going deeper & bringing up a Levell.

Greengill is husht by Mr Bacon, who has laid out £1000 there to no purpose.

Rockhill is but of little Value, & has been husht by Mr Lee.

Hags in Nentsberry has been husht by Mr Aynesley and P[ar]tners, but is not at all hopefull; nor is Brownleehill:

Clargill cleugh head, Going Gill, Cashburn & Blackburn, are no otherwise worth taking, than for a Term of two or three years, and that only in order to Hush, by which some Oar may be gott.

[In the margin:] Fletcherores & Carrs Grove 17 & 18

Lately wrought by Sr John Mears, out of both which some Oar was got, & might be worth taking, if they could be had at 1/8.

Fletcherous is mostly wrought out and was once exceeding rich, but Sr J Mears laid out a great Sum of Money there, to little or no purpose

[In the margin:] Set forth the Boundry desired

Carrs Grove was also once very good, but is almost wrought out. There is whole Ground lyes to the West of it, which looks fair for having Oar, & it would be would be worth adventuring at 1/8th Duty.

[In the margin:] Gallogill Lyke No 19

Formerly wrought by Mr Ridley, but lately by Mr Aynesley got no Oar. Adjoining it there is some untryed Ground which should be taken along with it, but the Prospect is so very indifferent that no more than 1/8th Duty should be given.

[In the margin:] Set forth the Boundary

[In the margin:] Guttergill No 20

Wrought lately by D Wren, but drown'd out, & to make an effectuall Tryall, would cost £1000 to carry up a Levell, & should not be more than 1/8th Duty.

[In the margin:] Hutsgill No 21

Was lately granted by Tack Note to Isaac Scafe, who made no Tryal but is very Hopefull, having found a good deal of Float Oar, but not the Vein it Self.

[In the margin:] Weatherellmees 22

Wrought lately by Sr J Mears. There are two Veins, & pretty large bounds of untryed Grounds and might be worth trying at a moderate Duty.

[In the margin:] Greenhill Syke 23, Garry Gill Burnh[ea]d 25, Cock Lake 26, Black Ash Gill 27, Scan Ends 28, Whinny Croft 29, Low Byar 30

At those Severall Places, there are Veins, and great Bounds of untry'd Grounds, which might be worth trying at a Moderate rate, particularly Greenhill Syke.

Set forth the Boundaries desir'd.

[In the margin:] Dryburn 31, <Doupy> Syke 32, Taylor Syke 33, Old Groves 34, Newberry Side 35, Balchill 36, Coatcloath Hill 37, Blackcloths 38

Has been wrought, but not in the Memory of Man.

Richard Harrison, Thomas White, William White & Jos Hutchinson are suppos'd to know of severall untry'd places, being Persons of experience & Skill in Mines.

There are Severall Veins in Yell Fell, which belong to one Richardson, which cross towards Yell burn head in to the Derwentwater Liberty, which some Suppose to be Mr Blacketts rich Veins at Hirsley Row. D Wren has a Lease of Yell Fell wch lyes to the West of the Derwentwater Boundary.

14 Nov 1735 Joseph Soames to Robert Ellison

[Note: Commission for receiving rents. Soames is the first named of the Commissioners and Ellison the first named of the receivers]

Coppy of a Com[m]ission from the Com[m]issioners of his Majesties Royall Hospital of Greenwich to Mr Robert Ellison, Mr Nicholas Walton & Mr Hugh Boag for receiving the Rents etc of the Derwentwater Estate

To all to whom these presents shall come, The Com[m]issioners of his Majesties Royall Hospital for Seamen send greeting. Whereas by an Act passed in the last Session of Parliament for the application of the Rents & profits of the Estates forfeited by the Attainers of James late Earl of Derwentwater and Charles Radcliffe, it is amongst other things enacted, That the Rents and Profitts of the said Estates Shall during his Majesties Estate and Interest therein Subject to the paym[en]t of certain debts and Incumberances in the said Act Specified, to be applyed towards the finishing the Building of Greenwich Hospital, and afterwards towards the maintenance of the decripit Seamen there. And it being further enacted, that it shall be lawfull for his Majestie to authorize and impower us the said Commissioners to appoint Stewards, Receivers or Bailiffs of the said premisses so forfeited and vested in his Majesty and to invest them with full power to receive the Rents, Issues and Profitts thereof, and to give Receipts discharges and acquittances for the Same, and to hold Courts and to do and perform all Acts, Matters and things necessary for managing the Said Premisses, usually done and performed by Stewards, Receivers and Bailiffs as we, the said Commissioners Shall think requisite and necessary in that behalf And Her Majesty the Queen Guardian of the Kingdom, having been pleas'd, in pursuance of the said Act, by his Royall Sign Manual bearing date the Seventeenth day of June last past, to authorize us to appoint Receivers & Bailiffs accordingly. Now know Ye that we confiding in the Fidelity Diligence and ability of Robert Ellison, Nicholas Walton, & Hugh Boag Gentn have Nominated Constituted and appointed And do by these Presents nominate, constitute and appoint, them the said Robert Ellison, Nicholas Walton, & Hugh Boag to be the Receivers & Collectors of all the Rents, Issues, and Profitts of the Barony, Manours, Lordships, Messuages, Farms Lands Tenements Rectories Tythes Heriditaments and Premisses and all Arrearages thereof wch by vertue of the Act of Parliament aforesaid are given and applyed to the use of Greenwich Hospital Hereby giving and granting unto the said Robert Ellison, Nicholas Walton and Hugh Boag, jointly and Severally full power and authority to gather, collect, levy and receive all the Rents, Issues and Profitts of the said Premisses, and all arrangements thereof, which by Act of Parliament are given as aforesaid, and if need be to Sue for and recover the Same, and to cause all the Moneys arising thereby, to be brought and paid into the hands of the Treasurer of Greenwich Hospital, to be applyed & disposed of in such manner as by the said Act is directed and appointed. And the said Robert Ellison, Nicholas Walton and Hugh Boag jointly and Severally are hereby enjoyn'd and requir'd to make just and true Accot to us of all Rents, Issues and Profitts of the said Premisses coming to their or either of their hands by vertue of this our Commission, and of all payments, publick Burthens, or other Charges Warrented to be paid or allowed thereout and to return certificates thereof, and of their actings and doings herein under their respective hands unto us at the end of every Kalender Month at farthest. And also to give Security for Such their Just and true Account to our good liking and Satisfaction before they or either of them do enter upon the execution of the said Office. And likewise to Observe and follow all Such further orders Rules and

Instructions as we the Commissions, or the directors of Greenwich Hospital shall or may think fitt to give for the advantage and Service of the said Hospital, or for their, or either of their better Guidance in the Exercise & Execution of this Commission. And in Consideration of the labour, pains, Charge and Expence wch the said Robert Ellison Nicholas Walton & Hugh Boag jointly or Severally Shall or may be at in the execution of the said Office of Receiver and Collector as aforesaid, and the diligence and Attendance which the passing their Accounts, will of necessity require. We do hereby grant and allow unto the said Robert Ellison, Nichos Walton and Hugh Boag jointly the Salary of allowance of 12d in the pound on all moneys rec[eive]d for the whole charge of the said Office, to be retained and kept by them Share and Share alike out of the Rents, Issues and Profitts, and the Arrearages thereof coming to their or either of their hands by vertue of this our Commission. And in consideration of the said Allowance they are to pay out of the said Poundage money unto two Bailiffs Twelve pounds per Ann[um] each and to a third Bailiff Four pounds per Ann[um] besides the Salary of Eight pounds which each of the said Bailiffs are to be paid Yearly out of the Profitts of the said Estate for their care and trouble and in lieu of all Perquisites or pretended Perquisites, except Waifs and Estrays taken within the Manours. And the said Receivers are likewise to defray the Courtkeepers Salarys out of the said Poundage Money. And we doe hereby will and require all his Majesties Officers, Ministers and Loving Subjects whatsoever to be aiding and assisting the said Robert Ellison Nicholas Walton and Hugh Boag or either of them in the due execution of this our Commission. Given under our hands this Fourteenth day of November 1735, in the Ninth year of the reign of our Sovereign Lord George the Second by the grace of God of Great Brittain, France and Ireland King defender of the Faith etc.

Signed by

Jos Soanes
Nich Clark
Jos. Bell
B Lyell
Wm Corbett
Wm Baxter
Jeys Scawells
Sam Holden
Cha Wager
Thos Frankland
Thos Clutterbuck

20 Nov 1735 Thomas Corbett to Robert Ellison

Coppy of Mr Thomas Corbetts Letter dated 20 November 1735 to Mr Robert Ellison, Mr Nicholas Walton & Mr Hugh Boag

Admiralty Office

Gentlemen

You will receive by this Post from the hands of Mr Liddell a Commission Signed by the Commissioners of Greenwich Hospital appointing You to be Receivers & Collectors of the Derwentwater Estate in the Roome of Messrs Watson & Hutchinson

The Directors have it under consideration in what manner you are to give in Security for the due execution of your Employt and in the meantime they would have you apply your Selves to get in the halfe years Rents due the 1st of May past.

They would have you immediately appoint Mr Robt Johnson Bailiff in the Room of Mr Ralph Readhead. And Mr Abraham Bunting in the Roome of Mr John Atkinson. I have already wrote to them both, that they are no longer to act in those Employments. Mr Joseph Pearson is to continue in his Office of Bailiff.

The Directors are of opinion it would be of Service to get the Woods Weeded & Dressed and the Siplings taken out where too thick, That the Stumps of Trees of Siplings which are two or three feet above ground Should be cut down in order to Spring again. That new Hedges where necessary should be made out of the hedge boote, Saved in Weeding & dressing the Woods, And That Thornes Should be planted, And that Such old Hedges as Want it Should be Secured and Repaired at the Hospitals Expençe, where the Tennants are not bound to do it, They would have you go about these things at Convenient Seasons & Opportunitys, if you have no Objections to it and acquaint them with any Inconveniencences or Expençe that may arise therefrom.

The Directors would be glad to know from time to time the Condition of the Estate and all other P[ar]ticulars that concern the Same.

You will correspond with me on all Occasions that are necessary concerning your Employment who am Gentlemen

Your Humble Servt Thos Corbett

20 Nov 1735 George Delaval to Joseph Soames

[Note: Recipient unclear, but Joseph Soames' name headed the list of commissioners announcing the appointment of Ellison, Walton and Boag as receivers]

Sir

As I find your name at the head of the Comissrs intrusted with the care of the late Lord Derwentwater Estate, and having the honr I hope to be remembered by you, I take the Liberty to acquaint you, that I am at present Tennant to that Estate for the Tyths for the Parish of Kirkwhelpington in the County of Northumberland in which lies a Considerable part of my Estate But as some part of the Parish have this year refused to pay me Tyths where I conceive I had a right to demand them, I think it my obligation as much as it is my Interest to acquaint the Comissrs in what Manner I suffer in my Tyths. I hope you will pardon me Sr that I give you this trouble in particular not knowing how to address my self to the Comissrs in General.

The Duke of Somersett is Lord of the Mannor of Kirkwhelpington, in wch Township there are only two small Freeholds one belonging to Mr Aynsley of little Harle & the other to the Execurs of Daniel Cragy of Westfarle. The Duke of Somersett at the instance of his Tennants agrees to a division of the Common belong[in]g to the Town of Kirkwhelpington some few years agoe & a proper share was sett off to Mr Aynsley and Cragy in right of their Freeholds. The Duke's Tennants pay Tyths for all their Lands, but the two Freeholds above mentioned pay a Modus wch they say extends to the share of Common allotted them upon the division but I am informd this Modus cannot include the Lands taken off the Common for which the Duke of Somersetts Tennants all pay me Tythe, As this is not only a loss to the Estate but to me as Tennant I hope the Comissrs will order some proper Method to be taken by wch they may recover a right they undoubtly have to the Tythe of that share of the Common allotted the above mentioned Freeholders. I am with Great respect
Sir Your most Obedient Hble Servt

Geo Delaval

Bavington

20th Novr 1735

20 Nov 1735 Ralph Wood to Joseph Soames

To the honorable Directors of the Royall Hospitall at Greenwich the humble Petition of Ralph Wood of East Thornton in the County of Northumberland Gentleman

Humbly sheweth unto your Honrs that your Petitioner & his Predecessors for Forty years & upwards have been Tennants & Farmers of that part of the Estate of the late Lord Derwentwater Called East Thornton aforesaid together with the Corn Tyth of and in the Rectory of Harburn in the said County also part of the said Estate at & under the intire Yearly Rent of £155 And your Petitioner's Father sheweth that about Martinmas twelve Months agoe Ralph Redhead Baliff or Servant to the late Receivers Watson & Hutchinson came in your Petitioners absence to your Petitioners house and left word with his Wife that your Pet[itione]r must quit or Leave his Farm at East Thornton aforesaid and the Tyths of the Rectory Hartburn aforesaid at the Mayday next ensuing and now last past, the said Redhead being then asked by your Petitioners Wife by what Authority he gave such Discharge, She said Redhead replied he had the orders of his Masters the said Receivers, for so doing about Candlemas after your Petitioner prevailed with Mr Ogle of Causey Park to write to the said Mr Watson to know the meaning of such Treatmt to your Petitioner being an old Tennant and one that was very able to answer any Demand of Rent when due, the said Mr Watson gave Mr Ogle for answer that John Ainsley of Hexham in the County of Northumberland Gentlemen had got an Authority from above (as he termed it) in his absence to draw the Corn Tyth in Harburn parish for one year to Com[m]ence at Mayday then next & now last past, And your Petitioner Farther sheweth that on or about the Month of August last your Petitioner gave Publick Notice at the Parish Church of Harburn aforesaid that he wou'd

Compound or agree with the Severall Tennants in the said Parish for their severall Tyths in such Mannor & form as formerly he had done But the said Mr Aynsley about a Week after caused publick Notice to be made in the said Parish Church of Harburn aforesaid That he the said Mr Aynsley wou'd lett the sd Tyth in the said Rectory to the severall Farmers within the same & that he wou'd give them a thousand pounds Bond to keep them Indempnified against your Petitioner, Some very small time after your Petitioner applyed to the said Mr Watson & Hutchinson Who were then in Hexham aforesaid to know Whethe they had lett the said Corn Tyths to the sd Mr Aynsley, the said Receivers told your Petitioner they had, and that the reason that induced them so to do, was for the many favours they had received from the said Mr Aynsley Your Petitioner therefore plainly perceiving that he was to be deprived of the possession of the said Tyths desired of the said Receivers to know if the said Mr Ainsley impowe'ed to draw the tyth arising upon your Petitioner's own Farm at East Thornton aforesaid, the said Receivors said Mr Aynsley had no power or Authority to draw any Tyth from any of the Tennants of any part of the Derwentwater Estate within the said Rectory, Your Petitioner then beg'd of the said Receivors to be at a Certainty herein and that the said Mr Aynsley might be sent for, which they did accordingly, But the said Mr Aynsley pretendd Business and wou'd not come, And your Petitioner further sheweth that some small time after Gabriell Hedley Servant of the said Mr Aynsley came & demanded your Petitioner own Tyth of East Thornton aforesaid or to have a Composition or Satisfaction for the same Contrary to the Directions & Express Verball agreement of the said Receivers with your Petitioner, And your Petitioner further humbly sheweth unto your Honours that the rigorous proceedings of the said Mr Ainsley he not only Defeated your Petitioner in the Enjoyment of the said Corn Tyth for and in the said Rectory of Harburn aforesaid as also of the Corn Tyth arising out of the said Farm at East Thornton aforesaid But also has encouraged William Moor of Morpeth in the said County Gentlemen who is now the Farmer of the whole Petty Tyths belonging to the Vicarage of Harburn aforesaid and a near relation to the sd Mr Aynsley to bring a Citation agt your Petitioner for the Petty Tyths in kind out of your Petitioner's said Farm at East Thornton aforesaid and is now proceeding thereupon in the Ecclaistical Court at Durham Whereas you Petitioner does positively affirm that never any Petty Tyths in the memory of Man was paid thereout or so much as Demanded in Right of the said Vicarage out of the same The present Vicar Mr Eden having been Fifty years or upward Vicar of the sd Parish Of Harburn never received any Petty Tyths or ever demanded any out of you Petitioners Farm at East Thornton aforesd

Your Petitioner therefore humbly prays that your honours will grant him some Redress in the premes and that the rights and priviledges of the Tennants belonging to the said Estate may not be usurped by the rigorous proceedings & Sinister dealings of the sd Mr Aynsley that your Petitioner may have the peaceable & Quiet possession of the said Farm and Tyths & your Petitioner shallever pray &c

3 Dec 1735 William Radley to Thomas Corbett

To Thos Corbett Esqr

Sr

I desire you will please to acquaint the Board that in Obedience to their order I have examined what part of the late Derwentwater Estate are charged with the Severall Incumb[er]ances now remaining thereon & find that the first is a Mortgage claimed by Cuthbert Constable alias Tunstall Esqr which was created by a Charge of £5000 in a Settlement made by Francis Earl of Derwentwater on the Marriage of Edwd his eldest Son afterwards Earl of Derwentwater with the Lady Mary Tudor for the Portion of the Lady Mary Radcliff Daughter of the sd Francis & Sister of the sd Edward Earl of Derwentwater and for Securing the payment of the sd Portion and the Int[erest] thereon due, the sd Edward Earl of Derwentwater obtain'd an Act of Parliamt in the Year 1699 for Mortgage such part of the Estates mentioned in the sd Settlemt recited in the sd Act as were not therein excepted, and by Deed dated on or about the 21st April 1699 there being then due for Int[erest] for the said £5000 the Sum of £900 which he the sd Edwd Earl of Derwentwater desired to be continued in his hand and adding the Int[erest] to the Principall did Mortgage unto the said Lady Mary Ratcliff the Manours of Spindleston & Ulchester in the County of Northumberland with the Farms thereunto belonging for the Term of 500 years Subject to a Proviso of being void on the pay[m]ent of the sd Principall Sum of £5900 and Interest to become due at 6 per C[ent] on the 22d day of April 1700 that in the year 1717 the Lady Mary Ratcliffe enter'd her claim to the sd Sum before Comissrs of the forfeited Estate which was afterwards heard & allowed & in the year 1722 made her Will & gave it to the sd Cuthbert Constable who became thereby Intitled to the same.

That in the above mentioned Deed of Settlement there was a Provisoe that if the sd Edwd Earl of Derwentwater shou'd have a Son by the sd Lady Mary & one or more young Child or Children it shou'd be Lawfull for him by any Deed or writing testified by three credible Witnesses or by his last Will to charge or appoint out of the Barony of Langley and the Manours of Whittingstall, Newlands, Dilston, Aydon Shields Wark Elrington Meldon Spindleston Ulchester, Coastley Middleton Hall, Thornton East Thornborough and the advowson of the Church of Simondb[ur]n in the County of Northumberland the Manours of Scremerstson in the County of Durham and the Manours of Castlerigg Derwentwater & Thornton Severall Annuity of Gross Sums for the Portions and yearly Maintenance for such younger Child or Children and by vertue of the said Provisoe he did charge all the before mentioned premisses with the Gross Sum of £3000 amongst other things for the Portion of the Lady Mary Tudor his Daughter payable as therein is mentioned who also mad[e] her claim to the said Portion before the Comissrs of the sd forfeited Estates which was allowed off and she afterwards inter marrying with William Petre of Bellhouse in the County of Essex Esqr who in her right demanded the said Portion the Sum of £3000 was borrowed of Dr Hugh Chamberlane and for Securing the paymt of the Money so borrowed the Lady

Anna Maria late Countess of Derwentwater her Mother & the sd Wm Petre & the said Lady Anna Maria Petre his wife did assign by Indenture dated 1st July 1722 the sd Portion of £3000 to the sd Dr Hugh Chamberlane and directed that the Heirs of Sr Martin Folks the surviving Trustee for raising the sd Portion shou'd stand Seized of the sd Severall Manours & Estates before mentioned till the sd £3000 and all the Intt thereof shou'd be fully satisfied to the sd Dr Chamderlane his Execurs Administrs & Assigns

And that James late Earl of Derwentwater father of Anna Maria Lady Petre did on his Marriage with Anna Maria Webb late Countess of Derwentwater in 1712 by proper Conveyances limitt the sd Barony of Langley and the sd Monours of Whittingstall Newton Dilston, Aydon Shield, Wark, Elrington, Meldon Spindleston Ulcher Throckley Coastley, Middleton Hall East Thornton West Wood & Thornborough and advowson of the Church of Simondburn in the County of Northumberland and also the Manours of Castlerigg Derwentwater & Thornwhaite in the County of Cumberland and also the Manour of Scremertson in the County of Durham unto Trustees therein named for 500 years to commence from the Death of the sd James late Earl of Derwentwater without Issue Made in Trust for raising £20000 for the Portion or Portions of the Daughter or Daughters of the sd Earl by the sd Anna Maria Webb in case of failure of Issue Male before he or they attained the Age of 21 Years to be paid to such Daughter or Daughters at the Age of 18 or day or days of Marriage which shoud first happen with the yearly Maintenance of £500 if there shoud be but one Dau[ghte]r till the Portion became payabley Jno Radcliffe Esqr the only Son of the sd James late E of D by the sd Anna Maria Webb dying under Age & without any Issue, the Lady Petre his Sister & only Daughter of the sd James E of D and the sd Anna Maria his Wife became Intituled to the £20000 Portion and made her claim to the same before the Comissrs of the forfeited Estate which was allowed off

By which Severall Settlements it appears that all the Estates in the present Rentall (except the Manour of Alston Moor) are charged with the sd Incumbrances and by the present Act of Parliamt for appropriating the Rents and Profitts thereof for and towards finishing & compleating the building of the Royall Hospitall and afterwards for the Maintenance of the Seamen therein that for the paying off the sd Mortgages & Incumbrances (except the Annuity of £100 per Ann[um] to the Lady Catherine Radcliff) it is Enacted it shall be Lawfull for the Attorney Generall by his Majestys Derections for the Severall Mortgages and Incumbrances to apply to the Court of Exchecquer at Westminster by motion in a Summary Way for the Sale of the absolute Fee Simple and Inheritance of such part or parts of the sd Barony Manours & Lands charged with the sd respective Incumbrances as shall be Sufficient for Discharging the same to any Person or Persons being Protestants, upon which Motion it shall be Lawfull for that Court to make such order or orders for such Sale or Sales as is usual in Cases of Estates directed to be sold by Decrees in in Courts of Equity and if there shall happen to be any surplus of the Purchase Money it shall be applied for the benefitt of the said Hospitall, and on payment on such purchase Money one or more Grant or Grants of Such parts or Parcells of the said Estates as shall be sold shall be made or passed under the Great Seal of Great Britain to every Purchaser or Purchasers and on full payment on the principall,

Interest & Costs due on the said Severall Mortgages & Security before mentioned the said Mortgages and Incumbrances and their Trustees shall Assign and Convey their respective Securitys on the Estates which shall be sold to the respective Purchasers thereof to any Person or Persons to be named by such Purchasers respectively at the Cost of Such Purchaser in such Manner & by such Conveyances as the said Court of Exchequer shall direct and so much of the said Estates as shall be included in such incumbrances which shall remain unsold at the Costs of his Majesty be assigned by such Mortgages & Incumbrances to His Majesty his Heirs and Successors or to such Person or Persons as He or they shall appoint Subject to the Directions for applying the Profitts as afore said Therefore as the Severall Incumbrances before mentioned do almost cover all the Estates now vested in His Majesty and appropriated to the use of the Hospitall, and Provisoe made by the above recited Act for Selling such part or parts as shall be Sufficient for the Discharge of the same, there seems to want no larger power or more Speciall Authority for that purpose than what is already Given and provided by the said Act, but for the better clearing up any doubt which may remain touching the Explanation of the said Act of Parliamt touching this point it may be expedient to take the opinion of Counsill thereon

And as to M[r] Dalavals case relating to the Tyths it will be necessary to know by what Grant or Lease or how he is in titled to these Tyths and under what Covenants the Grantor are for the Grantees quiet Enjoyment of them, & if these Lands paid Tyths in kind when undivided and in Common the dividing and Inclosing of them. I humbly apprehend can make no alteration in this Case, nor make them Subject to the Modus of the Freehold Estates, to which these common Lands are now annex or added but this is a Case very necessary certainly to be advised of by Counsill, and for that purpose it will be proper to see Mr Dalavals Grant or Lease and how he Derives his Title to them, and if these Lands laid to their respective Freeholds have time out of mind when in Common paid Tyths in kind and that the Modus was never sett up till the separation and inclosure of them.

I am Sr Your most H[um]ble Servt

William Radley

December 3d 1735

6 Dec 1735 Thomas Corbett to Robert Ellison

Copy of Thomas Corbett Esqr Letter to Mr Robt Ellison, Mr N Walton & Mr Hugh Boag dated 6th December 1735

Gentln

By this Post you will receive a Copy of the Rental of the Derwentwater Estates, as the same was delivered to the Lords of the Treasury by the late Receivers.

I must desire when you see any mistakes or Errors in any part of this Rentall, as no doubt there are such, that you will inform me of the Same, that they may be Sett right.

The Directors desire to know from you from time to time your Opinion, how farr any of the Rents of the Farms, or of other Parcells of the Estates may be raised, or in any other manner improved.

They likewise desire to know, what parts of the Estate lie most remote from the Bulk thereof, and which of the Same are most convenient to Sell and will Sell best.

I am Gentn Your very humble Servt
Thos Corbett

Mr Ellison

Tho, as you are Joint Receivers in the Com[m]ission, it is proper for me to write to you all three on the general business of the Estate yet the answer of anyone of you, as to your respective Actions, will be Sufficient. TC

11 Dec 1735 Nicholas Walton to Abraham Bunting

[Note: A similar letter was sent to Robert Johnson]

Sir

By Vertue of an order from Thomas Corbett Esqr to us directed we are impower'd to nominate & appoint you & Mr Robert Johnson Bayliffs for the Manours or Lordships of Newlands and Wittenstall, Dilston, Corbridge, Thornbrough, Newton hall, Whittalls, Throckley, Hexham Shire, Coastley, The Baroney of Langley, Wark, Ellrington & other Estates in this County of Northumberland, belonging the Royall Hospital of Greenwich & we do hereby appoint you accordingly. And you are by vertue thereof required from time to time to Inspect the Woods & other lands that no waist of any kind be committed therein. & that you make us a report thereof from time to time or of any thing you See necessary for the benifitt of the Estates. And for your pains & Trouble therein the Honble the Commissioners of Greenwich Hospital have thought fitt to order you a Salary of each Twenty Pounds, but it is not intended that you Shall have the Benefitt of any Perquisites, except Waifs and Estrays Legally taken up by you within your Severall Districts or Libertys. Given under our hands at Ravensworth Castle the Eleventh day of December 1735

Signed by N Walton

H Boag

To Mr Abraham Bunting in Hexham

NB there was at the Same tim[e] & one of the Same Deputations Sent to Mr Robt Johnson

12 Dec 1735 Nicholas Walton to Thomas Corbett

To Thomas Corbett Esqr

Ravensworth Castle Decemr 12th 1735

Sr

We recd yours of the Sixth of December Inst with a Rentall of the Derwentwater Estate, which we thought proper to acknowledge; and we will take care to informe you of any Errors that appear to us in any part of it.

We have pursuant to your directions appointed Mr Robert Johnson Bailiff in the Roome of Mr Readhead & Mr Abraham Bunting in the roome of John Atkinson & Mr Joseph Pearson is wrote to in Comformity to your Commands.

The Commission we have had the Honour to receive, Shall be now, imediately putt in execution, & we hope to discharge it with Fidelity, & Satisfaction to the Directors, & you Shall have our opinions, from time to time, how farr any of the Rents may be rais'd, or otherwise are improvable, but we cannot be so exact in a View in that point, as we may be enabled to be, by a Survey of the Estate. & we think a general Survey of it should be putt in execution imediately as the Estate is extensive & will require time.

We intent to Sett forward, next Monday, to View as much of the Estate as we can before Christmas, & to receive the Rents thereof, & we will give you are opinions at our returne, what part of the Estate is most likely to Sell well; Castleridge is the most remote from the Bulk thereof.

To whom Sr Shall we returne the Rents of the Estate, we desire you will be pleased to lett us know, as we intend to return them as fast as they come into our hands; & we also desire you will be pleased to lett us know what outgoings are payable out of the Estate which you intend to be paid by us.

We are Sr Your most Obedt Servts
Nichos Walton Hugh Boag

16 Dec 1735 George Delaval to Thomas Corbett

[Note: Recipient unclear but presumably Corbett, as clerk to the Hospital commissioners]

Sr

I have reced your Letter of the 6 Inst by which the Derectors of Greenwich Hospitall desire a Copy of the Grant by wch I hold the Tyths of the parish of Kirkwhelpington, I hold them by an Order from the Lords of the Treasuary wch Order is directed to their Stewards with a Com[m]and to put me in possession of the Tyths im[m]ediately, but as I am not at present at my own home I cannot transmitt you a Copy of it but if you tell be it's necessary I shall send it you as soon as I goe home. I shou'd not have troubled Sr Cha: Wager with the Letter he gave you, if Mr Airey had not assur'd me I had an undoubted Right to the Tyth I therein complain of being refused me & since the

Derectors are desirous of doing therein what is reasonable I shall give them the best Information I can about it. Mr Aynsley of Little Harle Farmed the Tyths before me and now tells me his Estate in the Parish is Tythe free, but he has not as yet shew'd any receipt of a Modus for it. The Tyths I most positivly demanded of him was for a parcel of Ground allotted him upon the division of the Common of Whelpington for which he cou'd most certainly pay no Modus, besides the Tennant to the other Freeholder which I mention in my Letter for Sr Cha: Wager, declares he always paid Tythe to Mr Aynsley for that part of his Farm which was a share of the Common allotted that Freehold at the same time that Mr Aynsley had his share sett of to him. But now Mr Aynsley desires this Freeholder to refuse me his Tyth as he does himself which they both have done accordingly. I sent for the Execurs of Daniel Cragy, who confessed to me his Father in Law Cragy had paid Tyth to Mr Aynsley, but that he had done it in his own wrong & therefore he refused it me as he would have done Mr Aynsley if he had had the Tyth. A Considerable part of my Estate pay Tyth in this parish, and therefore I was desirous to have it, & if the information I give you be true (wch I dare say it is) I hope my having of it may prove an advantage to the Estate for the Tyth refused me was Valued to me at £4-10. I am

Sr Your most Humble Sernt
Geo Delaval

Halnaby near Darnton Yorkshire
16 Decer 1735

20 Dec 1735 Thomas Corbett to John Stephenson

To Mr Jno Stephenson Moor Master at Alston
Adm[iral]ty Office 20th Decer 1735

Sir

I am ordered by the Directors of Greenwich Hospital to signify their Commands to you, that you do prepare and send me as soon as possible for their Informations, an exact and particular account of the Names, Situation, and Condition of all the Lead Mines under your Inspection belonging to the Derwentwater Estate, which are Lett, and to whom, with the Terms & Conditions of their Leases, and how they Comply therewith, and which are now Unlett, which are now wrought, and by what Authority, and which are unwrought, What Oar has been raised between Mich[ael]mas 1732 & Mich[ael]mas 1735, by whom, and the Dues thereon, and how much has been accounted for, and what is now due thereupon, together with all other Observations that shall occur to you, relating to the said Mines & proper for the knowledge of the said Directors I am Sir Your most Humble Servt

Thos Corbett

21 Dec 1735 Nicholas Walton to George Liddell

To George Liddell Esqr

Honrd Sr

Ravensworth Castle Dec 21st 1735

We got to this place last night about Nine o Clock from Hexham where we writt you a Short Accot of our proceedings So far as things had then occurd & we Intended giving you a full Accot of the whole this post but we find it will take us all this day to putt the Remarks etc that we have made into Forme so that you will have it next post & it is not possible to doe it Sooner

The Tenants of Langley Baroney pay well & wee gott Part of Wark & Ellrington as Also a p[ar]t of Coastley & Uppar tenants but Except one man did not gett a penny out of Hexham Shire. The whole of our recet will amount to abt £770.

You will find by the Accot next post that we have received a Rent for a Slate Quarry which was not in the Rentall & you have Inclosed a Copsy of the late Necery Receipt for what Rent was paid for that Quarry in the year 1734. There is Also a collry possessed by Mr Aynesley which he letts for £20 A year & we believe is from thence furnished with fire Coale at his Country House at Threepwood. Mr Aynesley would not produce his last Recet for which Reason we did not think proper to take his Rent.

Severall of the Tents of Langley Baroney did not bring in their Old Leases & have Reason to believe partley Ocasion'd by Mr Ainesley. as one, John Ridley of West boate told us he was advised by him not to bring in his. & Severall others told us they were Inform'd we intended taking their Leases from them for which reason they did not bring them, This Sr must Certainly have been industeriously Sett about by Mr Aynesley to make us odious & give us trouble in the Execut[ion] of an office that we find no Difficulty in at all. Besides Sr Mr Aynesley we find makes it his bussyness to make us Odious in the Eyes of the world & Says he knows we will be a very little while Con[c]jern[e]d & that as Soon as the Members get to Town there will be an overturn. This we are assur'd of being fact from Mr Winship of Corbridge to whome he told it from which Sr it is very plain he will make it his busyness to distress us in any thing that is in his power. & Should he be con[c]jern[e]d the Hospitall never can have their busyness done as it will otherwise be

Whatever has Occured to us in this Journey we have remarkd wth the care that was possible & they as well as the Cash Accot shall be Sent to you Next post, the Same as we we send to Mr Corbett

The Chief of Beaufront was Exceedingly Cevill to us, he came to See us in the morning after we got to Hexham & we had his & the Company of Some Substanteall Tennants on freyday Evening after we had done Busyness. He desird we would present his Service & Assure your Hons that any thing he knows with regard to the Lead mines or any part of the Estate Should never be awanting We understand there is a prospect of a Lead mine in Dilston park of which there was intended a Tryall & a

Tack Noate was granted to Mr Errington by the late Recers with a Reservation of a quarter part & a liberty to come in at any time when they pleas'd

We hope Sr you will excuse are adding more till Next post & we are Hond Sr
Yor Obedt Servts
N Walton H Boag

23 Dec 1735 Nicholas Walton to Thomas Corbett

[Note: Includes a Bill]

To tho Corbett Esqr

Ravensworth Castle December 23d 1735

Sr,

We went from hence to Newlands & Whittonstall last Monday the fifteenth of this Inst December, where so here most of Tennents mett us & brought in their old Leases & last aquittances but not one of them had made a provision for the payment of the half years Rent due at Mayday last. The Leases of that Lordship are all Expired & Such of them as applied to us we have taken in, As also the dates of their last Acquittances, Severall of them having paid their Rts no further then Mayday 1734 but we believe they must have Since paid up to Martinmas 1734 as they were with Mr Hutchinson at Hexham on Tuesday last, They have promis'd their Mayday Rents 1735 at Candlemas Next.

The Housing & hedges upon that Estate are in a very mean order the former being Scarce habitable & the latter farr from Tennantable Repaire & the Land is in a mean Condition haveing been much Abus'd by Irregular Husbandry & being at a great Distance from Lime the Tennants have laid a Small quantity upon it for Some years.

It is a great Extent of ground & is Capable of Improvement but will be at a great Expence as it will Require New Housing upon the whole Estate and new hedges on a great part of it. It is Certain that nothing wou'd so much conduce to the improvement of this Estate as a convenience for getting lime & we think it may be done something easier then they have hitherto had it, They have all along brought their Lime from Corbridge or Thornbrough, but we think it may be got at a place called heckley Nook in Thornbrough Estate a mile Higher than the places from wch they now fetch it by crossing the water in a boate & building A Draw kill in Corbridge Lands for that purpose, we Mean bringing the Limestone from the Quarry on the River Edge cross the water to a lime kill to be built for burning Lime for Newlands & Whittonstall by this Sr they will furnished with Cheaper & Better Lime.

The wood upon this Estate is young & Stands in thecketts for want of a due care in Weeding Severall of the old Stoves having now growing upon them 6. 7 or 8 Siplings of about 5 Inches Diamiter, We think there should a good deal of paines be taken in Weeding this wood but it will not be proper to doe it till Spring as the Bark of those cutt down will be of Some value

From Newlands we proceeded to Corbridge where we had part of the Tennants of Dilston, Corbridge, Thornbrough, Newtonhall, Whittle & Throckley a part of whome as you will See by the Accot Sent here with paid us their Rents due at Mayday last. We gave Notice to these Tennts to bring in their old Leases, as well as all others but non of them produc'd Any, they however all agreed that they either had no Leases or were Expired. William Brown of Throckley is in Arrear at Martinmas last two Years Rent & George Potts of the Same has paid only £49 in p[ar]t of his Martinmas Y[ea]r 1734 tho they have promis'd us the p[ar]t dues at Mayday last agt Candlemas

Mr Busby the late Steward to the Derwentwater family who now lives in Dilstonhall intends leaving it Next Mayday Ocassion'd as he Says from the Useage he had from some of those lately concernd in the Management of the Estate he complaining of the want of Coales particularly & Says he had not fireing near Sufficent for keeping the Homes Dry: We thought proper Sr to mention this to you as it will be proper to have Some body appointed to take care of the House against Mayday

Dilston Park wall is in very badd Repair & is Indeed so bad that it is not in many places a fence, the Tennts who farme the parke complain of it & Say they have many Trespasses from that as well as a common Road that has been of late made thro: the park, The latter we think may be prevented by Mr Aynesleys Tennt who we have desired to take care of the gate & the former Should be made a fence for the preservation for the Tennts Corne which will be all that is Necessary unless you Shou'd think proper to preserve the Deer.

There has been in Tyne & Devills Water a very great flood which has very little Effected the Works lately done there tho in many places unfinished, & Where it is finished the worke is firm & we doubt not will be effectuall & Answer the End propos'd

The Tennants of Hexhamshire has paid their Rents only to Mayday 1734. Except one Grundey who paid his Rent to us due at Mayday last We have given them Notice to provide against Candlemas & we hope they as well as most others will pay then. They complaine of the want of Lime & we think a Lime kill built at Langley would be of great use & be a great Encouragemt to their Improvement.

The Tennts of Langley Baroney have most of them paid to Mayday last & Some to Martinmas, being mostley on Long Leases. We gave Notice for them to bring in their Leases which they most of them did & we have taken the dates of Such as appeared to us & we belive those that did not bring in their Leases were influenced by Mr Ainsley who we are assured advised one John Ridley not to bring in his

Widdow Chatt of Upper Mire house who is an old woman has threatned to turn her Son off the farme he now posseses with her And to bring in a Son in Law of which the Son who now is with her Complaines & hopes you Will order him to Continue with her We have enquired as farr as we had an oppertunity into his Character & he appears to have been and now is an orderly fellow.

We find there is a Slate quarry on Grindon Common & there appears to have been a Rent paid to the Late Receivers for it from a Recet under their hands dated the

19 September 1734 of which you have a Cobby Inclosed. We have received £3-12 for Rent of the Said Quarry as appears by our Cash Accot.

At Woodhall mill near Ellrington is a heap of Slaggs or refuse of Smelted Lead Oare which may be worth £30 or £40 & there is one Edward Middleton of Fenhouse near Dotland that proposes taking them to Smelt over again and to pay 1/8 part in Lead to the Lord deliver'd at Newcastle Clear of all Charges & to find a Security for his performance you Will therefore Judge whither we Should Sell the whole by Lump or take 1/8 as the Lords due We think rather the Latter as there may be some deceit in putting a value upon the Slaggs as they now Lye

We are Informed that Mr Ainesley enjoys a Collry at Birchy bank near Vause, which he lets to John Elliot & Receives £1 per A[nn]um Rent for the Same besides we are informed that he is Supply'd with Coales to his Country House at Threapwood from the Said Collry & that he has been in possession there of 4 or 5 Years, This Sr you will observe as well as the Slate Quarry is not in the Rentall Sent down to us.

Wooley Mill green or haugh in the appurt[nance] of Coastley was unlett till May the 20th 1735. When Mr John Ainesley agreed by Letter that Wm Lowthen Should enter upon it paying Such a Rt as Mr Watson & Hutchinson Should think reasonable The S[ai]d Lowthen is now desireous of fixing the Rt of it & would give about 50 Shillings we think that may be about its value

Thomas Pigg of Westerbrokenhaugh would take a Tack Note to Try for Lead Oare in the East Quarter of Haydon Chappelery on the North Side of Tyne & in the Baroney of Langley & proposes paying to the Lord 1/5 of Clean well prepared Oare which we thought proper to Represent to you as a thing that may be of Advantage

Mr Ra[lph] Readhead & John Atkinson the 2 late Bayliffs made a Demand upon us for their Sallery due last Mayday which did not think proper to pay them as we had not your directions Mr Readhead you will Observe by our Cash Accot paid us only £46 in pt of his Mayday Rent upon that Accot. We observe £12 to have been p[ai]d by Mr John Atkinson to Mr Watson in pt of a bargain of wood which we are Suspicious may not be brought to Accot as Atkinson was Unwilling to Shew his Receipt for it. The Recet is dated the 6 July 1735

Severall Tennts where we have been are Tearing out fresh ground from which we have discharged them as it will be A disadvantage to the Estate, And we think Some punishment Should be Inflicted upon those that have done So without Leave as a Terror to all others

We have taken the dates of Such Long Leases as are Expired & that appeared to us as before mentiond from which we Intend after we have gone thro the whole Estate to make an Abstract of Rentall, Shewing the Number of Years in Each Lease yet to Expire & we deferr giving our Opinions what pt of the Estate will Sell best till we have Seen the whole.

Thomas Errington Esqr of Beaufront informes us that there is a prospect of a Lead mine in Dilston park of which he had a Tack note from the late Receivers wherein they made a Reservation of a Quarter pt with a liberty to be or not to be conern'd whenever they pleas'd, Mr Errington hopes to have the preference in that undertaking.

Mr Leadbetter & Jasper Gibson who farmes pt of Allerwash lett a pt thereof to undertennants & they complaine of haveing been distressed by Mr Leadbetter & Gibson as Also that they are Obliged to give Mr Ainesley money for favours this they asure us they did viz three of them £1-1 notwithstanding which Mr Ainesley the Next day discharge them in forme from what he had promis'd on giving him the Money which was that of their becoming principall Tennts.

By the old Leases of Langley Baroney you will Observe there is an acknowledgement of Hens to be paid to the Lord with the Mart[inma]s Rent. And you will find we have brought what we have received for em, to Accot. The Bayliffs Claim that as there perquisite but we did not think proper to allow of it till we had your directions therein. We find the Late receivers have reced Six pence for Each hen

Mr Fenwick of Bywell made application to us desireing we wou'd represent to you that the Lord of the Mannor & Freeholders having Interest in Sheeldon Common have come to a reasolut[ion] to devide the Same & he had given us a list of the Severall Freeholders, wherein he claims as Lord 1/20 pt & a Share according to his Estate besides which at his Request Sr we thought proper to Represent to you, but we are Informed the Duke of Somerset Claims as Lord of that Com[mon] & we believe the Late Derwentwater family have Also allwayes claim'd as Lord of that Common. We are certain a d[e]vision wou'd be of advantage to the whole but whither the Derwentwater family have a right as Lord ought to be enquir'd into

The Freeholders of Corbridge have Also apply'd to us desireing we would informe you of their disire of deviding their Common as well as Improved Lands which we now <...> & beleve it will be of advantage to the whole

We intend after Christmas to goe to Alston moore Keswick & through the whole Estate & we think it would be proper to have your directions to order the Moore master of Alston moore to give a State of the Lead Mines So as we may be able to make a Judgement of the Value

We hope Sr you will pardon our giving you the trouble of So long a letter but we wou'd not willingly omitt any thing that Occurs to us as an advantage to the Hospitale & hope our Actions will make it appear that we have the Interest of it at heart.

Inclosed is our Cash Accot to the 20th Inst as Also a Bank Note No 192 for £500 & a bill at 28 days date for the remaining pt of the Ballance in the whole amounting to £728-4-111/4 which we thot proper Sr to Inclose to you as you have not been pleas'd to direct us otherwise we are Sr Yor Obedt Servts

Nichos Walton Hugh Boag

No 192 London The 9th Decer 1735

At three days Sight I Promise to pay this my <Sole> bill of Exchange to Mr Robt Ellison or order Five Hundred Pounds Sterling value received of Sr Heny Liddell Bt

For the Govr and Compa of Bank of England John Waile
£500

Entd J Standish

delivered at Dilston in each year & that in Langley Barony some pay Coales & Items & some only Items with their Martinmas Rent, but we cannot give you the number of Items or No of fothers of Coales pd out of Langley Barony as Severall of the Leases were not brought in

The Counter part of all Leases being wanting ocasions a great deal of trouble and the haveing of them wou'd enable us to give you a more exact Accot of the p[ar]ticulars that may occur to us relating the Estate and woud we are sensible be of advantage to the Hospitall, We will be as p[ar]ticular as we can with Mr Busby about them as well as any thing we think may be of service to the Hospital

We omitted inclosing you last Post a Copy of the Late Receiv Rect for the Rent of a Slate Quarry, being then in Hurry it is now therefore Sent you inclosed

We have had the Opinions of Men of Judgement & Skilled in thinning or weeding of woods, how farr it will be necessary to thin the West wood near Hexham and they report to us about 100 Acres will want weeding & will cost about £50 Mr Boag has seen it & hopes it may be done for Less, but we do not think it necessary to cutt down the Stumps of Trees lately cutt by Mr Readhead except in such places as the wood is thin where they only can Spring again

Severall Tennans has applyed to us for Wood for repair[in]g Gates Stiles & keeping old housing on foot we begg you directions whether such wood is as necessary for that purpose may be cutt and allowed where convenient

We apprehend all blown Wood is to be sold for the Benefit of the Hospitall, and also all tops of trees or Roots now upon the ground. we are Sr Your most Obedt Servts

Nichos Walton Hugh Boag

PS. We have fixed going to Alston moore & to Keswick & cannot well without Inconvenience alter it, if therefore any thing is necessary for us to know <of> w[i]th regard to the Keswick Rents, we desire you will Informe us by the returne of the Post as we goe away on Monday the 5 January next.

28 Dec 1735 Nicholas Walton to George Liddell

To George Liddell Esqr

Ravensworth Castle Decemn 28 1735

Honed Sr

The preceeding is our Letter or rather a Coppy of it to Mr Corbett this Post, which pursuant to your com[m]ands we send you

We have mentioned to him as you will Observe that we apprehend the Tops of Trees etc now upon the ground are to be disposed of. To which, we hope he will give his answer, but never the less as we have your Orders we will advertise them next week to be sold.

We do not know that there was any wood cutt in Dilston park & disown'd, but shall enquire into it as p[ar]ticularly as we can as we Shall also doe with regard to the late Bayliff Atkinson, or any thing else that occurs to us.

Sr Henrys & your favours conferred upon us we are ever in Duty bound to acknowledge & you will always find us doe it wth gratitude but we hope & begg Sr that no other Person may be nominated, as we can demonstrate to you that it will be more trouble to us than it now is, for Shou[l]d we Sr be concern'd withe a Person at Newcastle or at any other place at a distance, what trouble must we have in consulting one another; whereas now Sr we are upon the Spott together & will act in the utmost friendship & Sincerity, we can confide in each other, but we do not know that we can doe so with a third Person. As to a Security (as Sr Henry and your Honr are pleased to appear at the head for us) we make no difficulty of Should it even be more than £1000. we have return'd to Mr Corbett the Ballance of our Accot:

We have been at a loss for the Afadavits & a Cobby of the report, but will call upon Mr Airey or Mr Widderington for them as they will be of use.

Mr Johnson we have a great opinion of as an honest Man & Mr Bunting seems an understanding Man: They & Mr [struck out: 'Widderington'] Pearson shall not want Spurring up to their Duty.

Mr Reed of Chipchase was with us at Hexham who said he understood the Farmes of the Derw[ent]water Estate were to be advertised to be lett, & that he hoped the friends of the Governant would have the preference, but he intimated that he had agreed with his Tenns for another year. He pays £135 per Annm & letts to the under Tenns for £170 but it seems to be dear.

We do not know that there was any Such Bayliff as John Ridley nor indeed any at Wark. He seems a Soft man & not fitt for Such Employment, but Should a Bayliff be appointed for Wark, it will be a charge upon the Hospitall.

We are Honrd Sr Your Obedt Servs

NW HB

28 Dec 1735 Nicholas Walton to Edward Hutchinson

To Docter Hutchinson

Ravensworth Castle Decemn 28th 1735

Sr

We have been favoured with the Com[m]ands of the Directors of Greenwich Hospitall, to Signifye to them the condition of Dilston House as to its repaire wch we have not had an opportunity of doing for want of the keys. We have wrote to Mr Corbett to acquaint him therewith & that we have made application to you for the keys, in whose hands we presume they are; As Mr Henry Walton tells us he has them not. We desire therefore you will Send by the Carryer to Mr Wm Walton Mercht in N[ew]Castle, Such keys as you have belonging to Dilston, or if you have'em not that

you will be so good as to Informe us where they are & the favour will be acknowledged by Sr

yrs NW & HB

31 Dec 1735 Nicholas Walton to John Aynsley

To John Aynsley Esqr

Ravensworth Castle Decemn 31st 1735

Sr

We are directed to enquire in to the matter in dispute betwixt you & Mr Ralph Wood of East Thornton relating the Tyths of the Rectory of Harburn, & shoud be glad to know how that dispute has been occasioned & the present State of it

We have also Commands of the Directors of Greenwich Hospitall to acquaint you not to proceed in any Causes in the Name of the Hospitall without Particular Authority from the said Directors or from us by their Order

Shou'd be glad you wou'd settle your Accot with Messrs Watson and Hutchinson and shew us you last Receipts in order that we may receive the Rents due last Mayday.

We are Sr Your most Hble Servs

Nichos Walton Hugh Boag

31 Dec 1735 Nicholas Walton to Gawen Aynsley

To Gawen Aynsley Esqr

Ravensworth Castle Decemr 31st 1735

Sr

We have last Post a Letter from Thomas Corbett Esqr signifying to us the Commands of the Directors of Greenwich Hospitall which are to enquire into the right of the matter in dispute about the payment of the Tyths for yours & Mr Cragys part of the Common allotted you upon Whelpington Division

In Order Sr that we may be able to make a true State thereof & representation pursuant to the Direction Given us, we desire you will favour us with your objections to the Man paymt of the Tyth for the above mentioned Common Inclosed as we apprehend it to be Subject to the payment of Tyth Your Letter will find one of us at this place any day before Monday next, & we will think our selves very much Obliged to you in having it, as we woud give the Derectors our opinions before we sett out upon receiving the Rents and that we propose doing next Monday.

We are SrYour most Obed Hble Servs

Nichos Walton Hugh Boag

2 Jan 1736 Hugh Boag to Charles Busby

To Mr Busby at Dilston

Ravensworth Castle Janury 2d 1735

Mr Busby

Mr Walton & me had a letter from Thomas Corbett Esqr of the 20th Decemr last wherein he ordered us to Informe our Selves by what Authority one Mr Radburne Removed a Large Clock & two very Large Coppers from Dilston about this time, twelve Months. & to what place & how you came to Suffer them to be Removed being then Instructed & had the Charge of what was in the House. We desire youle be so kind as to let us know where Mr Radburne lives or is to be found, As Also to let us know what Household goods there are now in the House.

Please to let us have a Letter by the Returne of the Messenger in Answer to these things we Mention above & youle very much oblidge

Their is in our Rental for Castlerigg the Customary Rents with fourpenny fines Certain. & Customary Rents 10th fines Arbitrary, If you would be so good as to Informe us any thing about the Custom of that Mannor it will lay us under Some Obligation

Please to Transmitt it also by the Bearer, whether is there any fines due their now or not. & the Nature of them

I am for Mr Walton & Selve Sr Yor very Humbl Servt
Hugh Boag

4 Jan 1736 Nicholas Walton to George Liddell

To G Liddell Esqr

Ravensworth Castle Janry 4th 1735/6

Honrd Sr

We were favour'd with your kind Letter of the 29 December last acquainting us with the Hospitalls having agreed to make an allowance for quick returns or for extraordinary trouble & think our Selves infinitely oblig'd to you for your intimation what reception our Conduct has so farr mett with; it will answer our end if it is but done so as you may have Credit by it, as we cannot then fail of having some Credit ourselves. When we write to Mr Corbett it shall be always done as correctly as time & ability will allow. We hope Mr Ainesley is under the displeasure of the Hospitale as Mr Corbett has directed us to discharge him from acting in the name of the Hospitall without the orders of the Directors. his encroachments lye on Langley Common & are presentable at Wark Court.

We will enquire into the Character of Mr Simpson & Mr Pearson.

We also observe what you say as to Corbridge & Sheldon Divisions & what you observe about Newlands & Whittenstall is very reasonable We doubt Tennants that are able to build wou'd be hard to find.

Mr Busbys ill usuage was principally from Ra Readhead.

What you further require answers to will want some consideration & therefore hope you will excuse us till we returne home. You have below a Copy of our Letter to Mr Corbett from Honrd Sr Your ever Obedt Servts

Nichos Walton

Hugh Boag

4 Jan 1736 Nicholas Walton to Thomas Corbett

To Thos Corbett Esqr

Ravensworth Castle Janry 4th 1735/6

Sr

In answer to that part of yours of the 20 Decemr last relating to Furniture at Dilston, we have made enquiry of Mr Busby about the removal of the large Clock & two large Copper boylers & in answer he tells us he made an open Information to the Comissionrs of the Enquiry at Hexham the 22 Augt last to which he refers us. And he says that the Goods in the House, at Dilston were purchased by order of the late Countess of Derwentwater the 14 of Augt 1717 of the late Lewis Elstob Esqr then Receiver of the Excheqr as per a Schedule annexed to his sd Information, but the sd Clock & Copper boylers were not purchased by Mr Elstob, nor not included in the Schedule annex'd to his Information; but agrees they were removed by order of Mr Radburn & by his the said Mr Busby privily.

Mr Radburn is to be found in Devonshire Street near Red Lyon Square.

We have received & do observe the Contents of your last Letter of the 26 December, to which we have due regard, but shall deferr giving you answers to what you require till we have opportunity of enquiring and Informing our Selves thereon

We sett forward to morrow to Alston Moor & are Sr Your most Obedt Servts

Nichos Walton

Hugh Boag

23 Jan 1736 Nicholas Walton to Thomas Corbett

To Thoms Corbett Esqr

Ravensworth Castle January the 23d 1735'6

Sr

I had the honour of Receiving yours of the 3d, 6th & 17 Inst to which Mr Boag and my Self have a due regard, & you will have answers thereto With all Convenient Speed, but being just come of a very Troublesome Journey cou'd not possibly do it this Post

Mr Stephenson Moor Master met us at aldston and gave us an acct. of the Quantity of Oar Rais'd in Aldstone Moore from Christmas 1732 to Chriss 1735 With the Names of the present possessers, & we have taken from him Such Minutes as will be of

Use to us in making a report to you of the Circumstance & Situation of all the Lead Mines or Vanes in Aldstone Mannor Wch Shall be Sent you Next Post.

I have paid Mr Thompson Surveyor Ten Pounds on acct of what Shall Become due to him for Surveying the Estates now belonging the hospital & have given him Directions to begin at Dilston which he has promised me he will doe next Monday. Aldstone moor I perceive was Intended by the Hospitall to be Surveyed first, but it is in Such a part of the world as to render it very Difficult if not impracticable at this time of the year; & besides sir it is a Tract of ground so extensive that the Expence of it will be very great The Inclosed Lands are most Necessary to be done first, as we wou'd be glad to have as much time as possible in putting a Value upon them and the more time we have to do that & to Let the same more advantagious will it be to the Hospital but it's being done before Mayday Next is unavoidable to prevent damage in grass or Corn

I am Sirs Your Most Obedt Servt

Nichos Walton

Since I Finished my letter I recd one from Mr Ralph wood of Needless Hall wth a Coppy of Mr Moores Libel against him for all manner of Tyths as well great as Small for Seven Years last past wch Mr Moor Aledges are due to him in rights of his having in these Seven Years farm'd all the Tyths in the Vicaridge of hartburn altho: Mr Wood Says there were none paid in the late Vicars Time nor he does not believe ever as Sir those Tyths are a Matter of Consequence to the Hospital I Should think it proper to Stop Mr Moores proceedings. If the Law will alow of it and Should be glad of your own thoughts by return of the Post If you Cannot have that of a generall Court you have Inclosed a Coppy of the Libel and I am

Sr Yours etc Nichos Walton

23 Jan 1736 Nicholas Walton to George Liddell

To George Liddell Esqr

Ravensworth Castle January 23. 1735/6

Honed Sr

We finished Our Collection at Mr Procters at Whittingham Last monday and Tuesday I came home but left Mr Boag at Eslington, as he had a pay to make, and Some other things to Settle there, he will be at home this Evening.

We are Infinitely Obliged to you Sir for your Letters to Keswick and Morpeth, the former did not come to our hands before Munday Last but the latter we rec.d at Morpeth in Course

I have wrote to Mr Corbett this Post and have also Sent him the Moore Masters letter 10th an acct of the Oar Raised from Michs 1732 to Christmas 1735 in wch Letters he desires to be Continued Moore Master: he is a Very honest man, and has a Charactor and fortune that will not Allow him to be guilty of Doing a mean Action I mention this

Sir as it will not only be the Intt of the hospital to Continue him but as you will have Credit in recommending him

Mr Thompson begins to Survey Dilston next Monday But he shall go to any other place as soon as Directed but I Did not att all think it proper he Should begin at alstone moore for Severall reasons. In the first place it is such a part of the world, that they are Seldome without rains, in the next it is so Mountanious and Rotten that it wou'd be wth Difficuly that a man Could walk upon the mosses in many places, and wt is the greatest Objection is the Expence it is Computed Sir to be 10 Miles Diametr and is near a Circular form and If it is so will be near 50 Thousand Acres and Cost nearly £300 A Sum wch I fancie neither you nor the Directors Imagind I have wrote to Mr Corbett that the Surveying of it is posspounded till a better Season and before we say any thing of the Expence of it shoud be glad of your thos upon it The Expence is great I have Just now recd a letter from Ra Wood of Needless hall with a Cobby of Mr Moores Libel against him for all manner of Tythys as well great as small for Seven years last past wch Mr Moore Aledge the are due to him in right of his having in these Seven years farmed of the late Vicar Mr Eden all the Tyths belonging to the Vicaridge of hartburn altho Mr Wood Says never any Tyth was paid in all the Late Vicars time, nor does he believe ever. As Sr the Tyths of this Farme are considerable and as Mr Moore may prevail against Mr Wood if care is not taken; I begg youll be pleased to give us your thoughts wt to doe for as Mr Corbett can only give directions on holding a generall Court it delays so much time that they Suffer by it. Mr Moore is proceeding in the Spirituall Court of Durham & Mr Wood must give his Answer on the returne of the Cita here which will be the 6 February next Inclosed you have a Cobby of the Libell as also My Letter to Mr Corbett.

NW

P.S. I have gott one Cobby of the Libel finished, but it being post time & the other only half done I cannot Send one to you this post, having Inclosed and Sealed Mr Corbetts. I will Send it next post but if it is not too much trouble I doubt not on Sending to Mr Corbett you may have it.

23 Jan 1736 Nicholas Walton to Ralph Wood

To Mr Ra Wood of N Hall

The 23d January 1735/6

Sr,

I have yours before me and in answer will take Care to write to the Commissioners of greenwich Hospitall about the affair between you and Mr Moore I will also take Councells Opinion upon it and in the meantime doe wt the Law will allow to Stop his proceedings I am obliged to you for a Copy of his Libell and it will be Certainly Necessary to prepare to give Such an Answer as you Can abide by, you Need to be under no Concern but the directors of the Hospital will Abide by you and none

Shall be more ready to See they have Justice done them than
Sr Your most Humble Servt

Nichos Walton

24 Jan 1736 Nicholas Walton to Thomas Corbett

Thomas Corbett Esqr

Ravensworth Castle January 24th 1735/6

Sr,

Last Post brought us yours of the 20th of Janry Inst with John Fishers letter inclosed complaining of some ill usage he faced from Joseph Pearson & that it had occasion'd his giving up his farme

The Eight of this Month we were at Keswick & that day reced the Rent of John Fisher as we did of the rest of the Tennants that appear'd ytday & on payment of his Money he requested that he might have liberty to cutt down such Timber in his farme as he had occasion for in his husbandry Utensills, & further requested cutting down some hedges of Willows of a pretty large growth for fire Wood which last we computed might be worth 40 Shillings, & he added it was upon these Terms he would stay upon his Farme and no other, nor giving the least reason imaginable of any other kind and as we did not think it reasonable to Comply with his request he gave up his farme & we lett it the next day to Lancelott Penny for £1-10s per Ann advance.

We do assure you Sr that John Fisher had all the requird paid him by us, that he could expect as an old Tennant & it was after repeated intreating him to continue upon his Farme that we took his warning, for Pearson may have used him ill, but if he had we are sorry we knew it not all we can say for him is a very Intelligent Man & if he is honest very fit for his present employment, & his Character as farr as we had an oportunity of Enquiry is quite the reverse of that in John Fishers Letter it appears to be.

Last Post was Sent you Mr Stephensons Moor Masters Letter & what Accots we held from him except such Minutes as we took to enable us to lay before you the State of the Lead Mines in Aldston Moore Mannor, which you will receive here with.

The Mannor of Aldston Moor is boundred on the East by Mr Caverley Blacketts West Allan & Colecleugh moores, on the So By Sr Chris: Musgrave & one Crachenthorps moores, on the So West by the same, & on the No West & North by Mr Wallas of Whitley Gilderdale & Ale & <.ixletts> & Whitfield Common.

In this Manner is what is called the Demesne Farme or Sowbyer with which is lett a Mill in Aldston Town & the Domesne Tyths now lett at £70-7s-6d per Ann neither of which will advance much if any thing at all

The Antient Rents are payable at Michaelmas in every year but you will observe when you receive our Cash Accot that Severall of these due last Michaelmas are not pay'd & the 20 penny fine is pay'd in 2 years Vizz one half thereof in the one & twentieth & the other in the two & twentieth year the rest of these fines are due together, but there is besides what is called dropping fines & some of those are & have

been for some time due of which we hope to get an Accot but it would save us a deal of trouble to have the dates of the Counterpart of those as well as all other Leases.

The Lead Mines or Veins of Lead Oare are very numerous in this Mannor, but are (as you will Observe by the Description of 'em) in such a Condition as render them unprofitable in many places, and in the whole the Revenue arising therefrom very small, the Shaft & Water courses in most of 'em being destroyed by hushing a practice in Minery, tho some years known, yett was not practised till of late years.

Tho Sr there is yett some people working regularly & some hushing to the prejudice of the Mines, we are apprehensive there is scarce one Lease, in being or unexpired, & the longer such hushing Continues, the greater will the damage be, not only to the Mine but to the whole County where they are as the Tennants inclosed Lands Suffer much by such practices wou'd it not there Sr be proper, to discharge & immediately putt putt a stop to all hushing as the Directors will we presume lett the lead Mines with all Convenient Speed.

It has been Custimary Sr to impower the Stewards or Receivers to grant Tack Notes; of Lead Mines in Aldston Mannor but we shou'd be much better pleased that at first the Derectors wou'd let them abort & wou'd with submission to their Judgement recommend the letting all those where there is a tolerable prospect to Men able to undertake & effectually carry on the same, for you will observe Sr Where there is the best prospect there is a considerable expence will attend after this is done & that the principal part of the present Mines are lett, you will find Severall people desirous to make new Tryalls, & then it will we apprehend be the advantage of the Hospital; that the Derectors impower us discretionally to grant Tack Notes to all Persons & in all places where desired. We are told it has been sometime practised by owners of Lands where the Lord has a liberty to digg & Look for Lead Oare, to take a Tack Note to prevent Spoil of ground which they had a power of doing not being bound to a Sufficient Tryall, we have an Instance of It from an application we have had from Jacob Moore for a tack Note to trye in his own Estate at Wellgill. We therefore Sr begg leave to recommend to the Derectors that care may be taken to bind all undertakers to Sufficient Tryalls.

We wish Sr that the description of the Lead Mines may be Clear & Intelligable, it is in the best Mannor we cou'd gett it; & we hope it will answer the end proposed, you will receive with it an Eye<..> of the Manner which we hope will give you a better Idea of the Situation of the Mines than you cou'd other wise have but the Weather was so unseasonable when we were there that we were hindred in making it more accurate than it is.

In Aldston Moor Mannor is lying all the Lords dues of Lead Oare which was wrought in the year 1735 which ought to have been Sold the beginning of that year, by which the money wou'd have been reced last Midsummer & Christmas, but now can't be done till next Midsummer & Christmas & Consequently the Interest thereof is lost for one year. We purpose Selling it with all convenient Speed as well as the dues as may arise this year if the Derectors have no Objection. you will observe the quantity now upon the Moore in the Moore Masters Accot.

Mr Stephenson the Tennant who Farmes the Colliery on Alston Moore complains of some hardship he has had upon him in that Colliery the workings are now extended so farr from the present Shafts, that he can't goe on without Sinking new Ones, & he says he has of late been money out of pocket, he is not willing to be at more at expence as his Lease is expired and he now upon an uncertainty what he therefore desires to know is whether or no he may expect to be continued Tennant or not, We recommend him as an able Tennant & a man of very good Character.

Thomas Cowper a Miner in Aldston Moor was with us at Aldston complaining of some hardship he had in taking the Veins to Work called Longhole head, of which hardships the Commissioners of enquiry made a report, and you'll be pleased Sr to give us such derrections therein as you see necessary

This Sr is all that has come under our observations relating the mannor of Aldston Moore, & upon the whole nothing we think will so much conduce to the improvement of it, as granting Leases & encouraging all people what ever that shall desire 'em by which the Derectors will find an advantage in New discoveries.

Keswick aly Castleridge & Derwent water is bounderd on the East by Matterdale and Pallerdale belonging Lord Lonsdale, on the South by Mr Fletcher <Banes> Wiveburn on the West by his Grace the Duke of Somersett & on the North & East by Edward Hazell Esqr. In this Manner is Some Demesne Lands which are bounderd on the East & North East by the Lords Customary & Arbitrary Tennants, on the East & So East by Do on the South by Castleridge Common & on the West & So West by the middle of a large Lake als Derwentwater & on the North by the Ryver Greta & part of Keswick Town. These Lands lye all together but besides there is Some Demesne Lands called Goosewell & Ullock Closes which are distant from Keswick about two Miles, is bounderd on the East by Naddall Fell, on the South by Naddall Customary Tennants on the West by Pyett Nest also Customary Lands & on the North, by Barnes Customary Tennants.

The whole of the Demesne Lands by Estimation may be about 600 Acres & cannot we think be much advanced, the Land it Self being very poor & no lime to be had, but at a very great expence, & the hedges are all in bad Repaire

There is here most Beautifall Oakes Ash & Birch Timber, about 10 Acres of which is all Oakes, near 60 foot high & many of 'em Straight & without a branch, but besides this we compute there may be near 200 Acre of Woody Lands, upon which is fine Oakes Ash and Birch, but are there as well as on the 10 Acre all Small Timber, but Seems to be at its full growth, the whole may be worth £5000.

This Timber is Commodioasly Scituated for Trade , being Scituate on the Side of the above mentioned Lake & may be conveyed in Boats or Floats, down that Lake, the Ryver Greta & Bassen Water about 8 Miles, & then will be only about 8 Miles Land Carriage to the Sea

Keswick Moot hall is in very bad Repaire, the Windows thereof want glaizing & it also wants mending in the Roof. There Shou'd be new Windows Shutts & Some other Small Matters done where the Court is kept & the Stair Case Shou'd also be

repaired. The Shamells in the Markett place are also necessary to be repaired; the whole of that & the Moot hall may Cost about £8 or £10.

In this Manner as you will observe by the Rentall are Sevll Sorts of Rents payable to the Lord, the Nature of wch we have inquired into as peticularly as we could, but we find none of them have been reced since the late Lord Derwentwaters death, & they are at Marts last all in arrear 4 years.

All Free Rents are payable twice a year Vizt at Penticost & Marts & are pd by Owner of Free hold Lands

The Customary Rents are also paid twice a year & a fine on the death of Lord or Tennant, called a 4 penny fine, that is four times the Value of the years certain Rent & there is now due a fine on the death of the late Lord of the Manr as also on the death of some Tennts of wch we have an Accot which shall be transmitted you afterwards; but besides this fine there becomes another fine due to the Lord, in case of any Aleanation, by Sale Mortgage or otherwise.

The Customary Rents (with fines arbitrary) are also paid twice a year & if Fines become due on the death of the Lord or Tennant, or in case of Aleanation; & is called an Arbitrary fine because it is in the Lords option to take either a Twenty penny or a Thirty penny fine, or a years value of the Lands, according to Such a Valuation as shall be made by the Stewards or Persons indifferently Chosen, & there is now due thereon 4 years Rt, a Fine on the death of the late Lord of the Mannr & on Sevll Aleanations

The arbitrary fines on Aleanations differ Something from that of the death of Lord or Tennant. for upon any Sale or Mortgage every Mortgage must be admitted by the Lord & the time is Limited for wch such Sum is lent, & in case the Estate is redeemed within that time, the Lord receives only from 6d to 12d in the pound on the proceeding Fine, if it is not redeemed then the Lord receives the whole fine proceeg & on the Sale the Lord receives the preceeding Fine without Limitation.

There is also Rents called Services paid at Keswick which originally was a certain number of Carriages of Lime etc, & Hens agreed to be paid the Lord or wch he has a right to demand, wch upon, the Lords non residence at the Mansion house at Keswick was reducd to a Sum of Money & is now in the Rentall under the Title of Services

Besides there is a burrow rent paid by wch each person pays. it is intituled to graise upon the Common & is intitul'd to Turbery.

Fishers houses in Keswick are enjoyed by Margt Pattison & are in the rental amongst the free rents although about 40 years agoe were forfeited to the Lord of Keswick on Nonpaymt of a Fine it Should therefore Now be Enterd amongst the Demesne Lands as these houses are the Lords to all intents and purposes, Lantees Hoses and Williamsons Houses are forfeited in like Mannor.

Joseph pearson Bailiff informs us that he was present when Isaac Todd pd Mr Watson the late Receiver £10 & he believes gave bond for a Greater Sum & he has heard Isaac Todd Say it was in Consideration of Some favioures Mr Watson did him in Relation to Some Wood Cutt down at Keswick on the Death of the Late Lord D Whether that £10 be brought to accot or Not & If it was whether Mr Watsons Should

not be called upon for the bond that we may receive the remaining part of the Money for the Use of the Hospitall.

A [postscript paragraph was to be inserted here]

Thornthwait is distant from Keswick about 3 miles its bounded on the East by Edward Hazell Esqr on the So by the Duke of Sumsett on the west & and North west by Mr Fletcher Vane & on the North and No' East by his Grace the Duke of Somersett, being all Arbitrary lands the Same as the Arbitrary Lands at Keswick.

In this Estate there is a lead Mine Now wrought by the Late receivers pay 1/7 th to the Lord, is bounded on the East by Bassen Water On the So & West by the Duke of Somersett, On the West and North West by Mr F Vane & on the No by his Grace the Duke of Sumersett. This Mine has been wrought Some time has afforded Some Small quantity of Oar, but the Lord has recd no Dewes we have Demanded an accot thereof of Mr Hutchinson wch he has Promised us, The prospect is not very much here but is effectually won by a level there is also some other veins of Lead in wainthwaite bank in this Estate and Some persons wou take Tack notes, it may be of advantage.

We have been Informed and have had the Confession of Wm Miles of Keswick that he the said miles bought of Mr Thomas Jefferson Parson of Cockermouth 200 Birch & Alder Fires in the Spring of the year 1735 then growing upon the Arbitrary Estate of the Said Mr Jefferson for which he agreed to pay £6.12.6 that Since that time Severall of the Said trees (nay a great part of em) are cuttdown and led away And some are lying Cut and not taken away This we apprehend Mr Jefferson has no rights to doe & therefore we discharged Wm Miles from proceeding in taking any more trees or paying Mr Jefferson any Money this Estate of Mr Jefferson is in the Mannor of Thornthwait.

John Slator and Thomas Laidler of <wittles> has Demanded Of us about £7 for leading Timber & for repairing their Housing & other places and upon their acquainting us that 60 Deals were Led to Mr Readheads the late bailiff of Corbridge and said to be Used in Repairing the mill of Whitley Coasley etc and On Enquiry We find none of them have been Used there, that they were Delivered at Corbridge is Evident from the Inclos'd Informacons of the Sd Laidler and Slater and we believe it to be as Evident from Mr Buntings Infirmination that they Never were appropriated to the Use of the Hospital Estate. We Sent for Mr Readhead who Would Not give us any Infirmination about them. These Infermaon Mr Down readily took att Our request & he Seems on all Occasions ready to Espouse the Interests of your Hospitall.

Next post or the post After you will receive our Observations On Other parts of the Estate, and the whole of it, as well as what you besides require Shall be done with all Expedition by Srs Your most Obedient Servts

Walton & Boag

The following paragraph is omitted in the preceeding Letter & to come in at the Letter A

We doubt not that you are Sencible of the reason why the Customary and Arbitrary Rents and Fines have not been paid, but we begg leave to put you in mind of

it, and that it is for want of one admitting Lord, & we apprehend as the Estate is now vested; that there will be a necessity for an Act for vesting it in some one Person, if it should not be Sold, & this must be done before any Rents or Fines can be reced.

The name of the Severall Lead Mines or Veins in Aldston Moor

A Description of the Lead Mines in Aldston Moore, beginning at Coalcloath hill, near the North Boundary of the Estate on the East Side of Nent & on the East Side of Tyne

1 Coalcloath hill

Is Scituated About a Mile from Ale burne is bounderd on the East by Mr Blanchett on the South by Spency Croft on the west by Coalcloath hill & on the North by Clargill Common, has not been Wrought for many years, pd one fifth Dues to the Lord, Lease Expired and there Does not Appear any prospect.

2 Thorngill

Is distant from Coalcloath hill About a Mile lying So East from it is bounderd on the East by Mr Blackett On the South by lough Vane, On the West & So west by Blagill Inclosed grounds & On the North by Corbygates Common, Pays 1/5 to the lord is Now Hushed by Mr Errington, was formerly Very Rich, but is all wrot in the Upper Sils & in a Ruinous Condition but may be tryed by a level from Blagill Burn & May cost £300 but will effectually trye both that and Lough Vane

3 Lough Vane

Joyns Thorngill is bounderd on the East by Mr Blackett On the So by blagill or fistas rake, on the West by Blagill Inclosed grounds & on the north by Thorngill grove. Was Last wrought by Thos Errington Esqr & paid 1/5 to the Lord, is now in ruins and Little prospects but will be tryed by Thorngill Levell.

4 Blagill or Fistis Raek

Joyns lough Vane, is bounderd on the East by Mr Blackett on the So & So West by Foreshield & Blagill Inclosures, on the west by Blagill pastures On the North by Lough Vane; is now wrought by the Quakers Company pays 1/5 to the lord, & has afforded a good Quantity of Oare There is here a pretty good prospect tho: The low Sils have not Answerd Expectation, as they were expected to be rich; but they May be yett so.

5 Cock Lake

Is distant from Blagill about ½ a Mile lying So East, is boundred on the East by Mr Blackett on the South by Lovelady Shield Common on the west by Foreshield Inclosures, has not been Much tryed, nor Not at all for many years, nor there does not appear any prospect.

6 Nentsberry green Ends

Is distant from Cocklake about a Mile lying So East is bounded on the East by Mr Blackett on the South by middle Vane on the west by Nentsberry Inclosures & on the north by Nenthall Common, has not been wrought for many years and there is there little prospect.

7 Middle Vane

Adjoyning Nentsberry green Ends is bounded by the East by Mr Blackett on the So by nentsberry hagg on the west by Nentsberry Inclosers and on the north by nentsberry green Ends was throughly tryed by Mr Alderman Redley but did not prove.

8 Nentsberry Hagg

Is bounded by the East by Mr Blackett, on the South by brownlyhill on the west by Nentsberry Inclosed Lands & on the North by Middle Vane; is now wrought by the Late receivers. has been throughly tryed but affords a Small quantity of Oare and there is very little prospect.

9 Brownly Hill

Is bounded on the East by Mr Blacketts on the South by Brown Gill Moss on the west by Welgill Inclosed Lands & on the North by Nentsberry Hagg was last wrought by the Late recrs is now in Ruins & there is no further Prospect.

10 Goodamgil Moss

Is bounded on the East by Mr Blackett, on the South by Wellgill Common, on the west by Wellgill Inclosures & on the No by Brownly hill has not been lately wrought but last by Mr Aynsley of Hexham is now in ruins & little or no prospect.

11 Redgroves

Is Distant about a Mile from goodamgill Moss is bounder'd on the East by Mr Blacketts Coalclough, on the South by Nenthead Common, on the West by Nenthead Inclosures and on the North by goodamgill Moss Common, is now hushed by the late Recrs & by that Means in a ruinous Condition & the upper Sills of very little Value but is hopefull in the lower as it bounders upon a Rich Mine at Colecleugh & will be effectually tryed by a new Levell wch may Cost from 4 to £800 this Mine pays 1/5 to the Lord

12 Long Cleugh

Is Distant from redgroves abt a Mile is bounded on the East by Mr Blackett on the So by Do On the west by Nenthead Common and & On the North by redgroves Common, was wrought by Hushing about 5 years Agoe by Mr Meers Here is a prospect, but a level for that purpose is Necessary & will Cost about £200 Pay'd 1/5 to the Lord

13 Carrs & Cowslits

Is distant from Long Cleugh abt a Mile to the west , & near Nenthead is bounded on the East by Nenthead Common on the South by the Same on the west by nenthead Inclosures & on the North by Fairhill Lead Mine Paid 1/5 to the lord was last wrouth by Sr John Meeres, Not now wrot by any and there is very little prospect

14 Fairhill

Is bounded on the east by longcleugh on the South by Carrs & Cowslits on the west by Nenthead Inclosures & on the North by middle Cleugh was last wrought by One Tinswood pay'd 1/5 to the Lord but is not hopefull.

15 Middle Cleugh

On the So West side of Nent is bounded on the East by long Cleugh, on the South by longholehead, on the west by nenthead common & on the No by nenthead Inclosures has not been wrought for many years paid 1/5 to the lord but there is no manner of prospect

16 Longhole head & Briggell Burn Cross

On the So West of Nent is bounded on the East by Nent on the South by Middle Cleugh on the west by Brigill Burn & on the North by part of Briggill burn and is about a mile west of Middle Cleugh, last wrought by the late Receivers and Cor by hushing etc. A good prospect here, by bringing up a Level to each place which will cost about £400 pd 1/5 to the Lord.

17 Briggellburn

On Do Side of Nent lyes about $\frac{1}{4}$ of a Mile west from Long holehead Is bounded on the East By Nenthead Inclosures on the South by part of longholehead & on the west and north by greengill wrought last by Thos Errington Esqr paid 1/5 to the Lord, but now little or no prospect.

18 Peatstack hill

On Do Side of Nent lyes Joyning to Briggellburn is bounded on the East by Nenthead Inclosures on the South by part of longhole head on the west by green gill & on the North by nenthead field, is now wrought by Mr Errington, pays 1/5 to the lord & there is there a pretty good prospect.

19 Nent head field

On Do Side of Nent is bounded on the East by Nent On the South by Peatstack hill on the west and north by greengill, has not been wrought this many years, paid 1/5 to the Lord but now little or no prospect.

20 Greengill

Is distant from Nent head feald Nent a Mile is Bounderd on the East by nent, on the South by Nenthead field On the west by Gallygill Sike & on the north by the Same Now wrout by Mr Bacon by hushing, pays 1/5 to the Lord but there is little prospect wth out Compleating a level of wch a part is already Drove & may Cost Compleating the Same £200

21 Gallygill Sike

Is Distant from greengill abot a Mile, is bounderd on the East by nent On the south by greengill & on the West and North by Gallygill Inclosures this was tryed the last years by the late recrs & Compy but there is very little prospect.

22 Farrenberry

Is distant from Gallygill sike about 2 Miles is bounderd on the East by Skellgill Common on the South by Nattress Inclosures on the west by Annetwalls & on the North by Aldston Town Common was formerly wrout by John Jackson, now in ruins and no prospect.

23 Nattress

Is distant from Farenberry & lyes So East from about a Mile is bounderd on the East by Nattress Common on the So by Doubot sike on the west by nattress gill and on the North by Nattress Inclosures is now hushed by Thos Atch, is in a ruinous Condition thereby; here is a prospect by bringing up a level but will cost abt £400. had a tack note from the late Recrs & pay'd 1/5th.

24 Doupott Sike

Is distant from Nattress about ½ Mile lying So East is bounders on the East by Aldstone Peet fell on the South by Fetcheress on the West by Rise Common & on the North by Nattress Common was formerly wrot by Mr Stephenson of Crosslands, but there is little or no prospect

25 Fetcheress

Is distant from dowpott Sike about a Mile So East is bounderd on the East by Shieldhill Common on the South by Garrigill burne head on the west by Cragg Inclosures and on the north by Doupot Sike is now wrout by Sam: white by Tack Note from the late receivers gets a Small quantity of Oar; pays 1/5 to the Lord but the prospect Small.

26 Garrigill Burn Old Groves

Is Distant about ½ a mile from Fletchess lying about So is bounderd on the East by Taylor Syke on the South by Garrigill Burn Rivulett, on the west by Shieldhill Inclosures & on the North by Do Common has not been wrought for many years and no prospect.

27 Taylor Syke

Is Distant from Garrigill burn Old groves about $\frac{1}{2}$ a mile lying So East is bounderd on the East by Nunnery on the South by browngill & Thortergill & on the west and North by Garrigillburn has not been wrout for many years & little prospect.

28 Browngill

Is distant from Taylor Syke about a Quarter of a Mile lying South is bounderd on the East by garrigillburnhead on the South by Snab On the west by dodberry Incloses & on the north by Garrigill burn is now wrout by Mr Rogers and & ptners, but the Lease Out or near it pays $\frac{1}{5}$ to the Lord getts a Small Quantity Of Oare & there is a prospect but -
- a Tryall will cost £200

29 Thortergill

Is bounderd on the East by browngill on the So by gd Snab on the west by garrigill burn & on the west & north west by garrigill burn Is now hushed by Mr Rogers & Ptners but the Lease is Out or Near it there is here a Little prospect but will be try'd by Browngill Tryall. Pays $\frac{1}{5}$ to the lord.

30 Hill Close

Joyns Thortergill Lying west thereof is bounderd on the East by the Sd Thortergill, on the south by the Snab on the west & North by garrigill burn was last wrout by Mr John Aynsley & the Late recrs is now ruinous & Little or no prospect.

31 Windy Brow

Is Distant from hill Close about about 2 Miles lying South Is bounderd on the East by Littlegill, on the South by Tyne head Common on the west by Tyne head Inclosures and on the North by Eshgill Common has not been wrought for Many Years & little or No prospect. There is Severall Veins here but none of them hopefull & one half of all windy brow only belongs to the Hospital. The Other half to Mr Hopper of Hole

West Side of Tyne beginning at Gilderdale or the No boundry

32 Reckhill Or Broomberry

Reckhill Or Broomberry is distant from Gilderdale abt $\frac{1}{2}$ a mile is bounderd on the East by Hogill rigg Inclosures On the So by park grove on the west by Gilderdale hd & on the north by Gilderdale burn Is now wrout by Wm Lee & partners. The Vane runs into park grove, has got about 20 bing of Oare & pays $\frac{1}{5}$ to the Lord but there is little prospect.

33 Park Grove

Is distant from rockfield abot $\frac{1}{2}$ a mile is bounderd on the East by Bayles Inclosures on the South by part of park Common on the west by part of the Same and on the North

by part of Gilderdale Common Now hushed by John Jackson & Ptners pays 1/5 to the Lord never got much Oare & there is very little or no prospect

34 Horse Edge

Is distant from park grove abt a Mile is bounderd on the East by Bayles Inngrounds on the So by Ameshaugh fell, on the West by Gilderdale Common & on the North by wanwood bent, was tryd by William hewatson etc but did not prove here is little or no prospect

35 Slate Mea

Is distant from hors Edge abt $\frac{1}{4}$ of a Mile lying South Is bounderd on the East by part of AmeShaugh Common on the So by part of the Same on the west & north by the same, it was last tryed by John Jackson & Wm Hewatson about 5 years ago but did not prove here is little prospect

36 Gillhouseburn

Is distant from Slate mea abot a Mile is bounderd on the East by Gillhouse Inngrounds & on the South West & North by the Same was wrot by Jno Graham & John Richardson about 4 years agoe & paid 1/5 to the Lord. here is a prospect and Richardson and Graham wod take it again

37 Birchybank

Is Distant about $2\frac{1}{2}$ miles from gill houseburn and is on the South Side of blackburn, is bounderd on the East by highbirchy bank on the South by part of howburn On the west and north by Blackburn, was abt 16 years agoe wrot by Thos Burne at 1/5 due to the Lord but there is now no prospect

38 High Birchy Bank

Is distant from low birchy bank abt 100 Yards or adjoining thereunto & bounderd in like manner, was wrot about 5 years agoe by Henry Fetherston & ptners at 1/5 Due to the Lord but here is now at this place Very little prospect.

39 Greencastle

Is distant from high birchy bank abt 500 Yards & lies in Rotherup Common & bounderd by it on Every Side has not been wrot this many years & there is here little prospect

40 Howburn Moss

Is distant from Greencastle about $\frac{1}{4}$ of a Mile lying in how burn Common being bounderd thereby on all Sides. Last wrot about 5 years age by Sr John Meers at 1/5 Dues to the Lord, but is now ruinous & no prospect.

41 Cashburn

Is distant from howburn Moss about ½ Mile is bounderd on the East by Cornridge Common on the South by Cashburn on the west by Craggling Syke & on the north by the Same was last wrot by Thomas Brown by hushing may gett Oare but not hopeful, 1/5 Dues

42 Cornridge

Is Distant from Cashburn about ¼ of a Mile to the South is bounderd on the East by Windy gapp on the South by Cashburn on the west by Cashburn Grove & on the north by Longman hill was last year wrot by Mr Mowberry & ptners at 1/5 Dues by hushing but here is little prospect The Lease Supposed not Out

43 Croskillhead

Is distant from CornRidge about a Mile & is on all Sides bounderd by Croskill Common, had no Vein but gott a Small Quantity of Oare at 1/5 Dues was wrot about 15 Years agoe by Geo Errington & is now no prospect at all

44 Green Craig

Is distant from Croskill head about ½ a Mile & is bounderd on all Sides by Croskill Common was wrot about 15 Years agoe by John Watson at 1/5 Dues but now there is no prospect.

45 Gate Castle

Is distant frpm Green Craig about 400 Yards is bounderd on the East by Leehouse common, on the South by the Same and on the west and North by Croskill Common was wrot by John Foster about 15 years agoe & Some Copper Oare was found but did not turn to acct & there is no prospect of her proving better.

46 Middle Syke

Is distant from Gate Castle about ½ a Mile is bounderd on the East South west & north by Croskill Common was wrot about 12 years agoe by Mr Ridley & ptners at 1/5 Dues but there is now little prospect.

47 Scarr Ends

Is distant from middle Syke abot 300 Yards is bounderd on all Sides by Croskill fell was wrot about 20 years Agoe by Saml White but found little Oare & now little prospect

48 Leehouse

Is distant from Scar Ends about ½ a Mile is bounderd on the East by leehouse Inclosuers on the South by Leehouse Common by Do on the west and on the North by Hogillsyke has not been wrot for many years & not hopeful

49 Dryburn

Is distant from Scarr Ends about 2 Miles is bounded On the East South west & North by Dryburn Common was wrot by John Carrick & ptners about 8 Years agoe by hushing, but is far from hopefull.

These are all untryed veins of wch Mr Stephenson Moor Master Gives an Account

Wellgill Inclosuers

Hudgill Burn

Eshgill side force

Cragg Scars 2 or 3 Veins

<Toolard> Foot

But besides these veins & those before described there is many Veins or Old Tryalls that never can be of Vallue & therefore not taken Notice of in this Discription.

Witness our hands Walton & Boag

Guttergill or Battle Green a veine untryd.

24 Jan 1736 Nicholas Walton, to Thomas Maddox

[Note: Includes Bills]

To Mr Madox

Ravensworth Castle Janury 24th 1735/6

We Send you inclosed four bills amounting to Seven Hundred & Eighty seven pounds Nine Shillings & Sixpence being part of the Rents of the Estate late James Earl of Derwentwater, which Rents we are directed by the Directors of Greenwich Hospitall to remit to you, & we have Debited your acct wth the Same as will as £728 4s 10d Delivered you in a bill & bank Note by Thomas Corbett Esqr

You'll be pleased to advise of your rect of the said Bills & you'l very much Oblidge Sr, Your most Obedt Servt

Nichos Walton & H.B.

PS As we are Strangers how to direct to you least there should be any miscarriage we Inclose this to Geo Liddell Esqr

£200

Newcastle January the 21st 1735/6

Sr Twenty Days after Sight please to pay to Messr Walton & boag or their order Two Hundred pounds Sterling for Vallue recd and place the Same to accot of Subsistance of the Honble Brigdr Generall Handesyds Regiment as per advice from Sr your most Obedient Servant

Geo Collingwood

To Major Tayrer in Great Poultney Street London

South Shields January 11th 1735 £287:9:6

Sr Twenty Eight days after date, pay Geo Liddill Esqr or order two Hundred, Eighty Seven pounds nine Shillings and Sixpence (Vallue recd) as by Advice from your most Humbl Servt

Wm Radley

To Mr John Tennant & Comp Merchants In London

Lynn R[egi]s 25th October 1735 £200

Fifty Days after date pay Wm Hudson or Order Two Hundred pound Vallue rd as by advice from Baily & Allen

To Mr Thomas Allen In Greys Inn London

Newcastle Janury the 22d 1735/6

Sr Twenty Days after date pay to Messr Walton & Boag the Sum of one Hundred Pound Value recd & place to acct as per advice from your humble Servt

Richd Thomlinson

To Mr Jere Smith Mercht In Martins lane Cannon Street London

27 Jan 1736 Nicholas Walton to Thomas Corbett

To Thos Corbett Esqr

Ravensworth Castle Janry the 27 1735/6

Sr,

Last post finished our Observations on Alstone Moore & Keswick from wch last place we proceeded to Carlisle as we found it necessary to wait upon Doctor Hutchinson there he having recd a part of the Rents at Keswick wch we were directed to receive we accordingly did wait upon him & he has promised to repay the Same to Us at Dilston next Week he has in his hand about £80

One thing in regard to Keswick Rents we Omitted in our last wch is that the years rent is payable at penticost, and Martinmas, that is Supposing a Tennant to take a Farme, & Enter upon the Same at Mayday he pays his first half years rent at penticost following & the Other at Marts we have reced all the Latter half year & that wch Mr Hutchinson will pay us Compleats a years Rent from Mayday 1735 to Mayday 1736 we mean the Demesene Lands. This you will find differs from other parts of the Estate for from Marts 1734 when we Commenced to Mayday Next will be One year & a half whereas at Keswick we receive only one year.

Wm Charlton Esqr who lately Farmed Buteland was wth us at Hexham, & pd the last half years Rent due from him, & he then Claimed A Colliery on green haugh in Tindall now in the possession of Matt Robson and Lett at £5 per Ann as you will

observe in Wark Rentall, it has been enjoyed by the late Derwentwater family & their successors many years Mr Charleton, says this Colliery was part of the Estate of Lord palmer & afterwards was purchased by the Sd Mr Charleton. We think it proper to acquaint you wth his having Claimed it the 12th January Inst but as we Shall enquire into the affair you will be further informed Afterwards.

In Some of the Tennants Estates on long Leases in Langley Baroney are limestone Quarrys, wch the Lords present Tennts at will in that Barroney are Obliged to get their limestones at, & tho the Lord has a right to work all mann'r of Quarrys, for his own Tennants Use wthin these Long Leased Lands yet the Tents at Will have been Obliged to pay an acknowledgment besides Spoyle of Ground in such cases Sr we think it proper that the Tenants at will should only pay for Spoyle of ground, & that other Lords tenants winning Limestone should pay an Acknowledgment to the Hospitall and not to the Lessee of Such Estate where the Said Limestones are won. we have granted a liberty to Two of Lord Oxfords Tennts to win 120 fothers of Limestones in one of the said farms at 11/2d per fother, to be pd to the Hospitall wch we hope the directors will approve of.

Wm Wilson of Kingswood who has a Mill on his freehold Estate there, brings the water to the Sd Mill from Allan River thro part of the Lands of Langley Baroney without paying any acknowledgment. The Damage done there is small yett we think the Lords right ought to be preserved by Making Wilson pay Something to the Hospitall

We are Informed that some years agoe Mr John Ainsley took in wt was Called the Mill Island at Haydenbridge betwixt 2 & 9 Acres upon apart of wch he has planted Trees that for some years he lett the same for 40 Shills per ann to One John Brown a long wch a house wch was reckoned at £5 the two together & £7 per ann & that the said Mr Aiensley now Enjoys the same this we will be better Informed of & you shall be acquainted therewth.

The Tythes of Ellington formerly belonged to Mr Benja Carr of Hexham & at that time Dennetty was as it now is farm'd by Mr John Ainesley, who then would not pay Tyth for dennetty to Mr Carr, these Tyths were afterwards purchased by Mr Ainesley, & are in his possn & we understand he now says that Dennetty is Subject to pay Tyths & Shou'd it be farmed by any other person we are informed that he will insist upon it, tho before he himself wod not allow it to be liable to the payment of tyth. This and such like are infringments on the Rights of the Lord of the manour & ought carefully to be guarded against.

We find by John Ridleys Article wth Mr Elstob & Mr Watson for a parcell of Oak Timber in Dilston Park that he is Obliged to make the first payment the 20 March last £225 and the other half or Secd payment the 20 of March next £225 that he has a liberty of 6 years to remove the Said Timber off the Said premisses and in Case of a hard bargain the Sd Mr Elstob & Mr Watson agrees to Alow him 24 Tunns of Timber to be cutt in Dilston Park.

Mr John Ainesley by letter acquaints us that in the year 1734 being informed that the Tyths of Hartburn Rectory were not in lease, he applyed to Mr Jennison that he

might farm those Tyths, thro whose interest he was put into possession of them at the Usual rent of £55 per annum by an Instrumt under the hands of the late recers. Mr Wood says he was by Mr Readhead the late Bayliff acquainted thereof.

As to putting Mr Wood in possession thereof we Shall most readily do as you Direct but as those Tyths are lett so far under their Vallue we begg leave to defer it till we have your further Orders Mr Wood may if you think it proper have the preference but we think those as well as Whelpington and Midford etc Should be advertised to be lett for one year as they will considerably advance particularly those of whelpington & Hartburn

You have a Cobby of Mr Aynesley letter to us inclosed wherein you will Observe wt he says as to his being put into possession. We wrote to him that he was not to proceed in any of the hospital Causes, wthout a particular Authority from the Directors, or from us by their order: & in answer you will Observe that he says there is but one Suit depending in wch the Hospitall cannot prevail wthout his Assistance.

We have taken the Opinion of Lawyer Gray about the payment of petty Tyths for East Thornton & it is his Opinion that mr moor will prevail unless that Estate be exempted from it by the Grant from the Crown. the Tyths of hartburn Rectory (of wch this pt of East thornton is a part) was granted to the Late Derwntwater family's predecessors by the Crown & It is very probable that the sd Grant Extended to all mannor of Tyths & If so then Mr Moor cannot prevail in order therefore that we may be well prepared for A defensive desire you will by return of the post or as soon as may be Send us a Copy of the grant; you See Moor Libells him for all mannor of Tyths The Citation is returnable the 6th of next Month but we have wrote to the Court of Durham to Indulge us wth a longer Term.

We have also had a Letter from Gawen Aynesley Esqr abt the Tyths of that pt of the Common allotted him & Mr Cragg on Whelpington Division in wch Letter he says he is determind not to dispute it & that Mr Cragg's Sucessor will be governed by him he proposes making a Case of it & Referring it to Council but says that Mr Blackett & Sr John Swinburn are equally concern'd in it, we have wrote to him again that we did not Understand anybody were concern'd in it but he & Cragg & therefore have desired him to make a State of the whole wch after we have had time to Consider wod acquaint him whether there was roome for such a reference or not & that the Same wth our Opinions should be laid before the Board. You have a Cobby of his Letter Inclosed.

In the liberty of hartburn Grainge Estate is Fix'd a Bob Engine for drawing water out of a Coal Mine in the Estate of Aldmo Clayton of Newcastle the water for making the sd Bob Engine goe is brought along the Bank wthin the sd Liberty. an Engine Shaft Sank & drifts drove wthout paying any Consideration to the Hospital. The Tenant Twizle says there was a Verbal Agreement wth Mr Errington late recr of the Rents for the Derwentwater family. That the Tennt of Hartburn Shoud have for the Use of the farme 120 Fothers of Coals at 6d per fother Less than Other people pay'd. Lett that be so or not Mr Alderman Clayton ought to pay for the Liberty of Erecting his Engine about £6 per Annum he letts his Colliery at £15 or £20 per Annum and Cannot work her at all wthout a liberty from the Hospital The Alderman we also find has taken the

Liberty to Cutt <Coursrods> in the Liberty of hartburn without paying any satisfaction & we are Informed <Corse bows> Also. We intend to talk wth the Alderman about the Affair and should he be backward in Coming to Terms, His Colliery may be laid off & the Same Seam of Coale may be Wrought in Hartburn Liberty, thor the Expence of Winning the Colliery in the Liberty of Hartburn will be Considerable and we think an agreement wth the Alderman will be more Elligable

Your Letter about the Farme at Mildan given up by Mr Twizle & Welden came not to our hands till after we had been there, but we were not inconvenienc'd by it as we had agreed wth them for another Year upon the Same Terms they were formerly, They Claim the [a]way goeing crops of part of Meldon Park wch was in Corn when they Entered upon it & is now in grass it appears to have been intended them from a Memorandum on the bottom of their lease under Mr Errington's hand, They have a Valuation put upon it wch they make abt £46 but we think If an Allowance is made them that a Valuation ought to be made by two Persons one Chose on Each side

Edward Richardson Farms that part of meldon late in George fosters possession at £100 per Annum wch he says he took of Mr John Aynsley & Mr Watson wth a liberty of leasing out a field of about 20 Acres, he has apply'd to us to Confirme that liberty wch we have refused granting him but we believe he will do it under the grant he had from Mr watson & Aynsley. His Farme is realy Dear & we believe Cannot be kept up at the present Rent & as he is a very Substantial Tennant we recommend it to the Directors to grant Him any Indulgence they think reasonable, he lays down a greater quantity of Land than this wch he proposes Tearing out.

He and his predisscessors Liv'd many years upon this Farme & was turn'd of on acct of paying his rent to the Govement at the time of the Dispute wth the late Countess of Dernwater

This estate of meldon in the whole Seems not capable of being much advanc'd tho' part of the Out grounds & the Park is exceeding good Land, Hartburn grainge, East thornnton Hartburn Tyths & whelpington Tyths will advance considerably of wch you will have a particular estimation after the survey thereof.

Spindleston & Outchester is a very extencive thing, & capable of being much improved & without expence will Considerably advance but we are doubtfull whether Middleton hall will keep at the present rent & we think Scremerston the most improvable thing in the whole Estate, as the land is naturally good and plenty of Limestone and Coal upon the ground.

We have now Seen the greater part of the Estate & we wo'd make some Judgment of the advance that may be made upon it as well as that of Scremerston wch we can be more exact in from the Survey and you will receive it wth Some other remarks next post we Cou'd give you the Situation of Each Estate but is verry tedious & Troublesome and may be much better done after the Survey but If the Directors require it & our present Thoughts on the Advance in the meantime upon the whole it Shall be done wth all expedition

As we before Said it will be proper to advertize the letting the Tyths of whelpington etc to be lett & we hope the directors will be expeditious in giving us

directions therein as well as any thing Else necessary for the regular management of the Estate their general Directions in such things as they think proper will therefore enable us to goe thro' the whole wth less trouble both to them selves and us.

Mr Shaftoe Delaval the present possessor of whelpington Tyths desires to have the preferance when they come to be lett he is a Gentleman of an undoubted good Charactor & well effected to the present Government. We are etc

W & Boag

Ps we return you this post Mr Delavales 2 letters & Ralph Woods petition

27 Jan 1736 Nicholas Walton to Timothy Wrangham

To Mr Wrangham Proctor in Durhm

Sr Ravensworth Castle Janury 27th 1735/6

We apprehend a Suit is commenced by one moor of morpeth against Mr Wood of needless hall for all mannor of Tyths of a part of the Estate now bellonging the Royall Hospitall at Greenwich called East Thornton in the Rectory of hartburn and we are informed Mr Wood has employed you in bringing a defence

As this is an affair that effects the revenue of the Hospital Estate we are determined on their behalf to act in Mr woods Defence & therefore Desire you will acqt the Court that we hope they will give us an Indulgence of a little time more than the 6th of feby to make preparation for it

The Tyths of the Rectory of hartburn must have been by grant from the Crown Settled on the predecessors of the Dertwater family & the grant will undoubtedly Shew wt right we have, we have wrote for a Ccopy of it.

Pray Search the Court of Durham for Mr Moores Terior & Send a ccopy thereof & the Charge shall be pay'd you, & we Shoud be glad to know from time to time wt Steps are taken for us in the mean time we are Sr your Most humble Serts

Nichos Walton H B

28 Jan 1736 Nicholas Walton to Francis Anderson

[Note: no date given but filed between letters dated 27th and 30th January]

To Mr Fra. Anderson in Alnwick

Sr

We wrote you from whitingham that we wou'd not take that warning you gave us of your Farmes unless Tennants offerd to our liking to take the Same we have now the Offer of Such Tennants as are agreeable to us & therefore give you leave to Quit them

Next Mayday & you are no longer to be concernd than that time neither in Tyths or land etc

You are not entitul'd to away going Cropp as you Enterd upon a grasse Farme & we now Discharge you from Sowing any part of it. & are Sr Your Most Humbl Servts

Nichos Walton H Boag

30 Jan 1736 Nicholas Walton to George Liddell

[Note: Copy of a Survey of the Derwentwater Estate]

A Computed Survey of the Derwentwater Estate Janury 1735/6 Viz

	Inground	Common
Dilstone Ingrounds ab ^t 1200 acres & a Share in ab ^t 3000	1200	3000s
Corbridge ab ^t	350	
Newlands & Whittonstall ab ^t	1700	2500s
Thornbrugh ab ^t	1000	
Newton Hall a Share on Shelldon ab ^t 2000	300	2000s
Throckley a Share or ½ of 400 Acres moore	400	400s
Middleton Hall ab ^t	550	450s
Spindleston ab ^t	1670	
Outchester ab ^t	1760	
Langley Barroney ab ^t	6000	8000s
Alnwick Closes ab ^t	20	
Fourston Fell ab ^t		800s
Coastley & its Apurtunances ab ^t	2000	
Wark & Elrington ab ^t	1500	1800s
Bellingham Waeste ab ^t		5000s
Hexhamshire Estates ab ^t	4000	
Alston Moore ab ^t	140	40000s
Keswick ab ^t	600	13000
Meldon & its Apurtunances ab ^t	4500	
The Lee Houses I reckon as moore it Lying near Elsdon		500s
	27690	77450

Suposing there is yet to Survey Exclusive of Scremorston
27500 Acres of Inground at 21/2d per Acre it amounts to

£286- 9- 2

Suposing the Moores or Waists Including where they have
only Shares & are Lords, Exclusive of a Claim the Hexhamshire &

Coastley Estates have on Mr Blackets Comm is 77500 at 1 1/2d per Acre amounts to

£478- 2- 8

£764-11-10

a Copy of this Sent Geo Liddell Esqr Janry 30th 1735/6

30 Jan 1736 Nicholas Walton to Thomas Corbett

To Thom: Corbett Esqr

Ravensworth Castle January 30th 1735/6

Sr

Last post we wrote you that we intended Sending you a Valuation of Scremerston, according to Mr Thompsons Survey wch you have as follows.

A R P

691-2- 2	Of Arable Land at 1/6 per Acre	£259- 6- 3
94-2- 7	Of Meadow Land at 8/6 per Acre	40- 3- 3
162-3- 2	Of Pasture Land at 5s per Acre	40-13- 9
82- -	Of Links at 2s	8- 4-
17- -25	Of Town & Garth at 5s	4- 6- 3
1880- - 4	Of Moore at 2s Threap ground included	188- -
2928- -	In all amounts to	£540-13- 6
	To which add Colliery now lett at	50- -
	Mill	10- -
	Totall	£600-13- 6

This Estate we think may be lett as above for about £600 & as it is scituated we hope will Lett as we have Valued it, being scituate two miles from a good Corn Markett at Berwick upon Tweed, having Limestone & Coale within it Selfe, the Soile of the Arable & Meadow Land being extroadinary good of it Selfe & a good part of the Moore tolarable good land.

The Tennants housing in this Estate Except Mr Claverings are Scarce habitable & Consequently must be repaired, & the Hedges upon the whole in very bad repaire in those places where Quicks have been Sett having been Neglected, & little or no Care Taken of them NotwithStanding the Tenants by their Covenants are Obliged to leave both in Tenennantable Repaire, we believe wt is meant by leaving housing & hedges in Tennantable Repaire, can extend to no more than that of their Leaving 'em in such repaire as they Enter'd upon 'em & as that is not known they all aledge that they now are so, & consequently as we cannot disprove it, we are afraid the Expence of repairing the whole will fall Upon the Hospitall.

Upon Mrs Clavrings half is good housing & Shoud such a Tennt offer as woud take the other half, the expence of building such Conveniences as he woud want woud be much Easier than if lett to a number as it now is. A Substantial Tennt to farm that half will expect a good house & it wth proper housing may Cost £250 but Shoud housing be built for the present Numbr of Tennants cannot be less than £660 We do not propose that the Hospitall Shall be at any expence of hedging.

The Colliery is now wrought in wt is now called the Stone Coale is a Seam of Coale about 5 Quarters thick but has two beds of Stone in it the one about 8 Inches from the bottom thereof being in some places a foot & in others 14 Inches Thick and the other Stone is about 3 Inches thick and not above 6 Inches from the roofe or top of the Seam the Coals are ill Coloured and foule. This Seam is about 1 fatham (from the Earths Surface) deep & they are Obliged to Draw their water having no levell or drift to take it away The Seam dips South East one Yard in Seven or Eight, is troublesome working & Dear Enough of £50 per Ann but we think there is little hazard of keeping her at the present Rent

There is another Seam of Coale in this Estate wch lyes about 3 Yards above the Stone Coale, wch formerly was wrought to the East of the present workings, & was reckond better Coale but as the dip is so great, is all drown'd to the East; a drift from the See banks, woud free that Seam of water, but the Expence thereof cannot be now asertain'd nor not at all without boring on the Seabanks but as this & Driving a Drift may be a considerable expence, we woud not advise the doing of it, unless the Coales shoud be fit for exportation wch we are assured they are not. the Same seam of Coale being now wrot at Morton adjoyning Scremerston & a Sample thereof having been Sent to London <.> Markett When ever the working of this Seam now wrot Ceases, or is near wrot out, then that wch is 9 Yards above may be won as before mentioned, but it's not all advisable to be done before.

There is other Methods of winning Collierys, wch might putt in practice at Scremerston where There a Valuable Seam, but there is none that in this part of the world wou'd be tho't worth working but were there Even a good Seam of Coale, the expence of erecting <Fire> Engines is very great, of our own knowledge it is from £600 to £1200 the first Erection, & from £200 to £400 Expence in keeping annually.

There is a Fishery in this Estate but is of Little Vallue & we doubt cannot be ever made better, at a Moderate Expence; it is Included in Mrs Clavrings Rent

The Mill is in bad Repaire, but it may be advisable to doe as little in the repairs thereof as may be till lett upon Lease.

In this Estate of Scremerston is wt is called the Priors ground now possessed by Mr William Armorer who is desireous of having a Division of it & wt common he is intitled to by Vertue thereof it lyes in Severall Ridges interspersd in Scremerston in field Lands & in that part thereof for wch no hay Tyth is pay'd, being Cover'd by a Modus pd Mr Ord the present possessor of the Tyths of Scremerston, now lett to Mrs Clavering at £9 per ann & is 12 Acres 1 Rood & 30 Perches Mr Armorer is also Intitled to, & His Tennt now enjoys by Vertue thereof Six Stents or Pasturage for Six Cows in the Common fields of Scremerston, & he in right of his sd 12 Acres 1 Rood & 30 Perches

claims a Five & thirtieth part of the whole Common & Says that Mr Masham of whom he purchased had an Offer from Mr Errington, late recer for the Derwentwater Family of a 38th part wch to us appears a great in consistency as he can only have a right to a proportionable Share of the Common as he has in the Infield Lands the Stents being also Consider'd it woud be the Hospitalls Interest as well as his to Divide upon an equitable footing.

Lorbottle Tyths has been Some years lett to Mr Fra Anderson One of Duke of Summersetts Bayliffs att £30 per Ann and a house & Closes in Alnwick att £14:10 but we Observe by a letter from the late Recer Mr Watson that he had lett the Same together to the Sd Mr Anderson at £40 & he yet Complains that he Losses by 'em upon His shewing that Letter of Mr Watsons & acquainting us of his pretended hardships we were afraid those Tyths etc were Dear, and therefore not willing to quit him of 'em On any Other Tearms than this, That in Case a Tennt or Tennts offerd to our liking he Shou'd be Cleared of them, & we on Considering it wrote to him to that Effect, In the Interval before we heard from him we had the Offer of Tennants who Offer £33 for the Tyth & also we hope to lett the land at least on the Same rent & Therefore have wrote Mr Anderson that he is not to be longer Concern'd wch we hope the Hospitall will approve of You will Observe Sr that the Diffrence to the Hospitall will be £7:10 per Ann.

There is One Mr Robert Marley who Farms in the Neighborhood of Newlands & Whittanstal, wants to buy <Rue> for his hedges wth which if the Directors have no Objection he may be supplied from the woods at Whittanstall without Detriment to the Tennts there or without Damage to the Estate. he is willing to pay any price wch we think proper & wou'd take about 40 Fother & Shou'd pay from 9d to Twelve pence per Fother

Having now given you an Acct of Our Observations on the Severall parts of the Estates we have been at (Except Dilston & Some others wch you will receive the latter end of Next week) Wt remains is giving Answers to Yours of the 3d 6th & 17 Inst.

In Answer to that of the 3d Inst we Observe the Severall Outgoings Payable out of the Estate, & will take care that the Interest etc Shall be discharged wth Honr to the Hospitall, when Demanded but wt we principley wanted was any Customary or free farme Rents etc that were payable out of the Estate for Our Guidance, as we find most of 'em have been payd by the Tennants & Allowed 'em by the recers when they pay'd their rents. we have pursued that method & we hope it will be approved of, but if any thing is wrong therein we wou'd be glad to be better Inform'd

That of the 6th Inst we think we have answer'd except that part thereof relating to Lt George Ramsay [see below] who has petitiond to be housekeeper at Dilston we have some prospect of a Gentleman takg it but as we are to be there next Tuesday & Wednesday, you will have our further thoughts upon it,

That of the 17th Inst brought us the Severall Minutes made or taken by the Directors the 14 Inst to wch they may be assured we will pay a Due regard & it gives us very great pleasure that our proceedings so far have Mett wth the Directors approbation & as far as it is in our power, Nothing shall be wanting on our part to doe

'em Service in the management of this Estate; tho we find a great expence & a great deal of Trouble attends it we are

Sr Your most Obedient Servts
Nicholas Walton Hugh Boag

Ps You will receive herewth Our Cash Accot & you will Observe a Ballance in Our faviour the 31 Instant

To the honble the Board of Directors of his Majts Royall Hospital at Greenwich
The Memorial of George Ramsay Lieutt on the British Establishment of half Pay, now living at Corbridge in Northumberland

Humbly Sheweth

That there has always been allowed a Housekeeper to the Late Earl of Derwentwater's House in Northumberland wth an Allowance of Fire for the keeping the Said House Aired, and the Same being possessed wth the said Allowance by one Busby a Roman Catholick, & a Steward to the late Earl Ever since that Estate has been forefited, the said Busby having taken your Memorialist's House and Small Farm at Corbridge Over his head

Your Memorialist therefore humbly prays your Honours would be pleased to grant him the Keeping of the Said house in the Room of Said busby whom your Memorialist is Informed is to be discharged, and your honours Memorialist is ready to give good Security for his behaviour in that or any thing Else you are pleased to employ him in.

31 Jan 1736 Nicholas Walton to Thomas Maddox

[Note: Includes a Bill]

To Mr Madox

Sr Ravensworth Castle Janry 31st 1735/6

Inclosed you will receive a Bill on John Walton Corn Factor drawn by Geo Black dated this day & payable 28 days after date Value One hundred Pounds five Shillings which with £787-9-6 in Bills Sent you last week exceeds the Ballance of our Accot for this Month. We have sent our Accot to Thos Corbett Esqr & are Sr Yor most Hble Servts

Nicho Walton Hugh Boag

Sr
Gateshead January 31 1735/6
Twenty Eight days after date Please to pay to Messrs Walton & Boag or their order One Hundred Pounds & five Shillings & place it to Accot as per advice from Sr Yor Humble Servt

Geo Black

To Mr John Walton Corn Factor at Bear Key London £100--5--

4 Feb 1736 Shaftoe Downs to Nicholas Walton

[Note: This letter and accounts are referred to in the letter from Walton and Boag to Corbett of 24th April 1736. Recipient un-named but the context indicates it was to Walton and Boag, the Greenwich Hospital receivers]

Gentlemen

The damage wch John Jobling reced in the farm by Halls unparalel'd Trespass amounts to £13 17 d by a very moderate Computation My bill for Law business in that forcible entry & for Disbursments & expences therein amounts to £35 15 6d or there abts I am wth true respect Gentlemen Yr most Obedt Servt

Shaftoe Downs

4th Febry 1735

Charges at Law in order to discharge the Recognizances in the Kings Bench

The Breaking of the Locks & Dowers the first day of May 1735

Halls Eating of the Meadow & pasture grounds from the first day of May to the first day of July then next by Seven Cows one Bull & Nine Gueldings & Mares the damage whereof is as follows

Eleven Cows 10/6d a piece	£ 5 15 6
One Bull	10 6
Nine Guildings & Mares at 15s a piece	6 15
More two horses grassed in the Meadow ground during the Month of May in the daytime only at two shillings a week for each horse	16 £13 17

Besides the damage John Jobling received by Halls driving 30 Cattle & upwards from of that Farm & Jobling having no convenience for them else where was forced to throw on to Sheldon Common a Naked bad Moor

[This separate account which appears to relate to Hall's side of the dispute, is included in the original volume before Shaftoe Downs' letter and law bill, and presumably entered into the arbitration described in Walton and Boag's letter of 24th April 1736.]

An Accot of the Losses Sustained by Robt Hall for want of Enjoying his Farm at Newton Hall in the year 1735

To Entring & building the hedges	£5 16
To Dressing of Meadow	8 6
To Wood for repairing the house	19
To a Draught one day wth two Men for the Highways	3
To 6 Men with horses to Justice Collinwood meet & Drink for the Same	1 10
To 6 Men & horses to Bywell	10
To 4 Men & horses to Hexham	6
To 6 Men & horses to Bywell	10
To 6 Men & horses to Sr Edwd Blacketts waiting on Esqr Fenwick by his order	10
To 6 Men & horses to Hexham to waite on Esqr Fenwick att the Phenix	10
To 6 Men & horses to Justice Wastell at Simon Burn	18
To the Loss by Stocking the farm with Cows Oxen Horses Sheep & other Utensills for working the Farm	10
	£22 6

6 Feb 1736 Nicholas Walton to Joseph Pearson

Mr Pearson Ravensworth Castle Feby 6 1735/6

Yours of the 28 January last came to hand & we observe the Contents & thank you for your care & diligence in detecting the Villany of Scott the Tennant at Stable Hills.

As the fact is very plainly prov'd upon him, and as he ought to be punished for it, we desire Mr King may Sue him for a Tresspass or if he shall think it otherwise proper that he will proceed against him, so as it may not only be a Terrour to Scott but to all others. We wou'd have Mr King to proceed in such a manner as tho Expence may not be very great to Scott, and so as we may if thought proper withdraw the prosecution at pleasure, we only mean in doing this to terryfy others from the like practices.

Isaac Todds Letter is come to hand for which you have our Thanks, & you may be assured that proper notice will be taken at all times of your good Services.

John Fisher complains that it was on Accot of some ill usage from you that he gave up his Farm, which did not at all appear to us in the manner he did it; we wou'd however be glad to know if you and he had ever any difference & whether you ever threatened to turn him off his Farm. We have had a Complaint of it from the Hospitall, but we have sett it right with regard to you as farr as we knew the Affair.

Pray pay Mr Graves for the potts of Charr & you'll Oblige Your most Hble Servts

Nichos Walton Hugh Boag

PS Pray present our very humble Services to Mr Christian & Mr King

6 Feb 1736 Nicholas Walton to Edward Richardson

To Mr Richardson of Meldon

Ravensworth Castle February 6th 1735/6

It was very Surprizing to us to be informed at Dilston that you had tore out above Twenty Acres of the best part of your Farme & it was more so to be infor'd that it was by our privily and Consent. You know very well that at Morpeth where, you requested Tearing out, we told you it was what we had no power to grant, but that after the Commissioners were acquainted with it, if they consented we shou'd have no more to say against it, we upon our return home lay'd your Case before the Commissioners but have not had their Answer, yet we apprehend it cannot be in your favour & therefore you must be Subject to what the Custome of the Country and the Law in that Case directs. We are very Sorry you Shoud bring this trouble upon your Selfe & are Yours etc

Nichs Walton Hugh Boag

10 Feb 1736 Nicholas Walton to Thomas Corbett

To Thomas Corbett Esqr

Ravensworth Castle Febry 10th 1735/6

Sr,

We have been at Dilston & other Estates thereabouts since our last, which enables us to give you some Accot thereof.

The House at Dilston you reuired an Accot of as to its reparaire which we examined as far as we had an opportunity, but there is some part thereof which we did not see for want of the keys, There is a very good Kitchen, Servants hall, and extraordinary good Cellars on the Low Floor, & above is one Wainscotted Parlour & a Room Called the Nursery, habitable, and a large common hall, & two other Rooms on the same floor unfinished, with Closetts & other conveniences. The Stair case

remaining unfinished & what is done in a very weak manner & not fitt to be made use of without repairing; & there is in the upper Story 3 Rooms in a floor(& in the old building) that would be very good Lodging Roomes, & on the same floor in the new building 2 very good Lodging Roomes near finished, & on the same floor is a large Roome intended to be divided into 3 Roomes quite naked & nothing done at 'em but the bare Walls etc, & below is the same, Above is garrets for Servants in the old building very convenient but unfinished & indeed in the whole of it Scarce any thing Compleat. It might at about £200 Expence be made a Comfortable House for a Gentleman of a middling Fortune, but the finishing the whole will cost at least £2000. This Sr is the best Accot we can give of it, as there is some part Lock'd up which we did not see, & we hope the Directors will order us the keys, Mr Henry Watson, Brother of the late Receiver, we are informed undoubtedly has them & has refus'd delivering them.

In this House is Severall Household goods, which are, as we are in form'd part of the Goods found in it, by Mr Elstob after the late Lords Attainder & which were sold by him in the whole for £65 as appears by a Schedule sent herewith. Mr Busby says the Clock was taken down & removed before the late Lords Attainder & was afterwards by the Countess brought back & Sett up at Dilston, & is now at Newbegin with the two large Coppers. There is in the House viz in the parlour a fine Cabinett, & one also in the Nursery, with a very good large Leather Screen & some Pictures etc which Mr Busby tells us are part of goods sent down from London by the Countess, after she recovered the Estate & when she intended coming to live there, & that these goods are the property of the Execurs Sr John Webb & Councillor Piggot but the Directors will judge of it & give us such directions therein as they think proper.

The Estate of Dilston we apprehend will not much advance but it may a little, it is now Surveyed but we have not yett gott the Content. We have ordered the Park gate to be walled up & from a View of the Park Walls we shall be able by the Survey to give you an exact Accot what the Expence of repairing it will be, it is now a very bad Fence.

The Estates in Hexhamshire, Corbridge, Thornbrough, Newton hall, Whittles, and Throckley, will all advance a little but we cannot so well Judge of it now as we can after the Survey, & therefore defer giving you further Accot thereof, till that is done. The Estates in Langley Baroney not on Lease will also advance.

We have been obliged to take into our hands Whitechappell Farm the Tenant thereon having produced a Note under Mr Henry Watson's hand that he gave it up, & we have advertized to be lett at next Mayday. The Farm seems to be dear, but we hope to gett it lett, tho' we do not know but there may be a necessity for an abatement. We have also advertized the Letting of the Lead Mines in Langley Barroney, after having had them Viewed by the Moore Master of Aldston Moor, & we will lett the same to Thomas Pigg if more substantuall men do not offer, but we think it the Interest of the Hospitall to lett to those that are most likely to make Sufficient Tryalls.

We have had one Brown with us who is Tennant at Langley Castle, and who would undertake to burn Lime at Langley for the convenience of Tennants in Hexhamshire, and he proposes giving £5 per Ann Rent for the kills (the Hospitall

laying out £6 for building two kills) & to furnish the Tennants at 2s per Fother with Lime whereas they now pay 2/3d & at 2 Miles more distance. The Tennants in Hexhamshire are well pleased with it & offer to oblige themselves to quantities for their Farms which will greatly tend towards their Improvement.

We sent for Hall & Jopling to Dilston, but had an opportunity of Seeing Hall before at Corbridge, who on asking him if he wanted any Money, or had any demands upon Jopling, declared he had none, we told him we desired to See him with Jopling at Dilston & the next day he appeared with an Accot wherein he makes a demand of £ besides Law charges, having been with Mr Ainesley who we desired might be present when we talk'd the Affair; but he was not well, & did not come. We have also Joblings Charge which he makes £ with Law charges but we do not think either of them reasonable, therefore wou'd advise a Refference to two Persons indifferently chosen, who may equitably adjust it and then they may release.

We have made some enquiry into the Suite about the Ovingham Estate, in which Mr Ainesley says the Hospitall cannot prevail without his Assistance & you have it as follows.

The Father of the late Earl of Derwentwater Settled upon one Thomas Fenwick his Servant an Estate at Ovingham during his Life, & afterwards to his Son Edward Fenwick, & his Heirs Male if any happen to be, but in case of the Male Heirs failing then the Estate was to return back to the Derwentwater family. These Fenwicks both dye & Edward having no Male Issue Devises the Estate by Will to John Fenwick Esqr of Bywell late Candidate at the Election for the County of Northumberland, & he now enjoys it, & this is the case which if we are right in, we do not apprehend any difficulty. The Settlement of the Estate is now in John Fenwick Esqrs hand, & it is said a Bill was filed by Mr Ainesley for producing it & a Copy of which Bill may be seen upon Record in the Exchequer. this Estate worth about £60 per Ann.

As to Lieutt Ramsays Memoriall & as to his coming into the House at Dilston we can have no objection if the Directors think it proper, he has the Charactor of an orderly Man, but quite a Stranger to us. Mr Busby is very desirous to Stay & Seems willing to inform us of any thing we require of him, & tho' a Roman Catholick seems an inoffensive man. The Gentleman who proposed taking it is now furnish'd with an another House, but wou'd it not be proper to advertize it. If it is lett, we shoud desire one Roome reserved for the Convenience of receiving the Rents & doing other busyness.

We have received yours about Mrs Clavering's hardships with which she acquainted us, when at Scremerston, but promised Sending us an Accot of the Loss she had Sustain'd according to Mr Robertson's View, but he has not yet sent it, and not having it was the reason we did not mention it before; the loss to her cannot be great, but we will endeavour to have justice done her. The End she seems to have in her great Complaint seems no more than drawing Compassion from the Directors, and Screening her advantages by a good Farme but we hope the Directors will consider their own Interest & not allow their most valuable Farmes to be lett at a disadvantage by such Practices.

You will observe Srs in ours of the 24th January last, that we were inform'd Isaac Todd had paid Mr Watson late Receiver £10 in part of a greater Sum, & we have since had a Letter from Todd acquainting us therewith, by which it appears he agreed to pay Thirty Pounds to the said Mr Watson for his trouble & expence about a bargain of Wood. You have a Cobby of the sd Todds Letter inclosed.

The 11th February 1735/6

We have reced yours of the 7th Inst with the Minutes taken by the Board of Directors, to which we have a due regard & will immediately putt their orders in execution.

The Tyths of Hartburn Rectory etc will be as well lett for Twenty one years, as the hazard is equall to the Hospitall, as the Tennant. & as now Corn Sells well it is a proper time to lett? but can the Hospitall lett for 21 Years, without advertising Six Months, if they can, it may be advisable to lett immediately, but if not, then only for one year now & afterwards on Lease (when the Lands are relett) for 21 years. It might raise a greater Rent to lett or compound with each Tennant for his own Tyth, but there may be some hazard in loosing a part, as some of these Tennants may be in bad Circumstances & the alteration of Tennants will not admit of a Lease in that way We rather advise letting Whelpington, Hartburn, Midford & Lorbottle each to one Person, & in that way they will we think undoubtedly advance per Ann £110.

Inclosed is a Cobby of the Forme of an Advertizement, with Blanks for the place, by whom & at what time to be lett which youly pleased to fillup and alter as shall be thought proper. we think their being lett at any prefixd time or times to the best Substantiall bidder is the proper method for their advance

We have now in hand about £500 in Cash, which we cannot gett Bills for of such Sort as are agreeable but we hope to doe it so as to make a remittance for that Sum next post or the post afterwards. The Tennants at Newlands, Wittenstall, Throckley Hexham Shire & part of Meldon are Slow, & tho we have Severly threatend them are afraid their Mayday Rents will not come in Sooner than Ladyday & we are afraid some of them later, however we will take all possible means of getting them sooner.

We are Srs Yours most Obedt Servts
Walton & Boag

14 Feb 1736 Nicholas Walton to Thomas Corbett

To Thomas Corbett Esqr

Ravensworth Castle Feby 14 1735/6

Sr

We were favour'd with yours of the 10th Inst wherein you require our opinion which of the Lead Mines in Aldston Moore we think ought to be first lett, or advertised.

As to that matter if you think it proper to pursue the Method of letting a few together, we think it should be done by taking Such a Number as it tho't proper as they stand in the Schedule thereof beginning at Coalcloath Hill, & so continue in the Same order as they Stand till the whole is gone throh. But wou'd it not Srs be as well as to make one Generall advertizement of the whole with an appointed time or times for all Persons to give in their proposalls in writing, Shewing what Veins or Mines they wou'd take & at what due, by which the Directors will not only Judge of the Value, but will have time to consider whom it will be proper to lett to: a day being fixd such a time as it tho't proper, after proposals are taken in for giving answers, & in this way all the best of the Mines will be lett immediately.

In our last Letter we are afraid we left Hall & Joplings Charges upon each other blank, as in our Cobby we find it so, & for wch reason we now desire you'll be pleased to fill up those blanks with these Sums Vizt Hall £22- -6 Exclusive of Lawcharges & Joblings £47-12-5 with Lawcharges Included.

We are Srs Yours etc N.W & H.B

20 Feb 1736 Nicholas Walton to Thomas Maddox

[Note: Recipient unclear, but assigned here to Thomas Maddox to whom previous letters with bills were addressed.]

Sr Ravensworth Castle Febr'y 20th 1735/6

Inclosed herein you will receive four Bills amounting to Three Hundred & Sixty Six pounds Eleven Shillings & Seven pence being part of the Rents of Greenwich Hospitall reced by us for wch we have this day made you D[ebto]r

We thought it needless to give you any answer to yours about the Bill for £100-5- d as it will be punctually paid. below is a Cobby of what bills is Sent you now by

Srs Yours etc Nichos Walton Hugh Boag

Sr Spalding Janry 1st 1735 £60

Two Months after date pay Mr John Dagnia or order Sixty Pounds and place it to Accot as Per advice from Sr Your Hble Servt

John Graham

To Mr Joseph Aycliffe & Co on Breadstreet Hill London

Newcastle January 23d 1735

Thirty days after date please to pay Sir Henry Liddell Bart or order Forty Six Pounds Eleven Shillings & Seven pence Value Received as advised by Sir Your most Humble Servt

Jane Watson

To John Lequesne Esqr Merchant in London

£200 Sr Newcastle February the 15th 1735/6
Twenty days after Sight hereof please to pay to Messrs Walton & Dawson Two
hundred pounds Sterling for Value of them & place the Same to Account of Subsistance
of the Honble Brigder Generall Handesyds Regiment as per advise from Sr: Yr most
obedient Servant
Geo Collingwood
To Major Sawyer in Great Poultney Street London

Newcastle February the 19th 1735
£60 : 0 : 0
Sirs Twenty Six days after date Pay to Mr Wm Walton & Co or order the Sum of Sixty
Pounds Value Received and place it to Accot as advised by Self and Co
Wm Teasdaile
To Mr Christopher Newdigate & Co Cheasmongers in Thames Street London

22 Feb 1736 Nicholas Walton to Thomas Corbett

To Thomas Corbett Esqr

Rav Castle Febr'y 22d 1735/6

Sr

We reced yours of the 14th Inst with the Rentall of the Manorr of Castleridge
Derwentwater & Thornthwaite acquainting us that a Gentleman is willing to purchase
these Estates at Thirty years Purchase you Require our Oppinion upon it. Whether it
would be of advantage to dispose of the Sd Estates to him whether they are distant
from the rest of the Estate or Whether any of the Neighbouring Estates wou'd be hurt or
Prejuduced by the Sale of these

In Answer to which we have Considerd the Value of the Estates mentioned
above According to to A Rentall thereof Sent you Inclosed, in which you will please to
Observe the Demesne Lands amounting to £226.5.7 reckond at 25 Years purchase
Contain Rents amounting to £54.17.61/2 at 30 Years purchase, Certain Rts now due
£219.10.2 Customary fines £130.9.2 & Arbitrary fines £456.15 due on the late Lds Death.

But besides as you will Observe there is fines due on the Death of the Tennants
& Aleanations which as near as we can Compute from the last Accot we have amounts
to abt £170 & a purchaser ought to pay that Sum for them, And besides this Estate have
the Chance of fines on the Death of Ld & Tennant & they together ought to be Reckond
double. for Instance these fines Amount to £587:4:2 on the Death of the Late Lord.
And we Reckon them as well as all the Tennants, A Reversion of an Estate or alife to
Drop in Ten years & Deducting the Interest Annually for 10 years the Remainder is the
Real Value or What a Purchaser ought to give for that Chance, The Interest Annually

Deducted from £587:4:2 there Remains £344:6:6 & that Doubled £688:13- but this we only mention to Explaine or make more Clear the Accot thereof No 2. The Rentall being No.1

That Gentleman offering 30 Years purchase if it is Exclusive of the wood is not much Amiss yet you will please to Observe the Estate worth more Exclusive of it. The Wood is worth £5000 & we have Reckond the Lead Mines worth £400 they are now not worth it but may be worth more

Dilston is near the Center of the Estate Alston moore 15 Miles Southwest from it, & Keswick Derwentwater & Thornthwaite 30 Miles West from Alston Moore is the most Remote part from the bulk thereof and its our Oppinion if it can be Sold for abt £14500 that it is the Interest of the Hospitall to doe So. & No other of these Estates can be any wayes prejduced thereby it gives us a great Deall of Concern to be acquainted with your having Resigned your Employment. & particularly So as its the want of health that has obliged you to it. We are glad the Resignation is in favour of your Brother to whome after this post all our Applications Shall be Directed pursuant to your Commands

It is wth great Pleasure to us that you are so good as Express your Satisfaction in our Corespondance & doe Assure you Sr that our outmost Endeavours Shall be Extended to Act to the Satisfaction & Ease to your brother from whome we Doubt not having the same Civility Shown us that have Bountifully been Confend upon us by you

We begg leave to Returne you are most Sinclear thanks and to Assure you that we Shall ever think our Selves.

Sr Your much Obliged & most Obedt Servants

Nichos Walton

Hugh Boag

Ps As we will be Obliged to be Sevear upon Some Tennants for Tearing out fresh ground etc as A Lesson to all others we desire to know in whose name Actions may be brought

A Rentall of Lands etc within the Manours or Lordships of Castleridge, Derwentwater & Thornthwait as lett at Mayday 1735

Demesne Lands

Ullock Closes	Gawen Wren	£15.-.-
Willyhow Park	D ^o	5.10.-
Goosewell	John Crossthwaite	22.10.-
Stable hill & Water	Joseph Scott	14.-.-
Nancrook	John Thwait	-.18.-
Wanthwait Mill	Robert Smith	7.-.-
Wallarage Bank	John Banks	2.7.6
Watson's Park	John Dixon & W ^m Banks	10.-.-

The Springs	Anth Scott	9.-.-	
Rogers Lands	Thomas Jackson	7.-.-	
Castle Head	Francis Fisher	8.10.-	
Eddy Field & Eskin bank	D ^o	16.-.-	
Old Park	Lanc ^t Penny	21.10.-	
Loaning Head etc	Miles Wilson	9.10.-	
Heads Lords Lands etc	John Grave & John	28.-.-	
Keswick Mill & Ground	Wilson	16.-.-	
Tolls of Keswick	Robert Simpson	17.1.6	
Great & little hills	Phen ^s Mark	10.-.-	
A Shop	Ann Watson	-.10.-	
D ^o	Iona Birkett	-.10.-	
D ^o	Fra ^s Hodshon	1.-.-	
D ^o	Thomas White	1.-.-	
D ^o	Phen ^s Mark	-.15.-	
D ^o	George Westray	-.15.-	
A Garth	Roger Dickinson	-.2.6	
A Slate quarry	Daniel Wane	-.5.-	
A Stone quarry	Adam Bell	-.2.-	
Lantees Houses	Jos Bow & Ptner	-.7.2	
Williamson's D ^o	Miles Wilson	-.14.4	
Fishers Houses	D ^o	-.7.7	
	Mary Pattison	-----	£226.5.7

Certain Rents			
Free Rents		£1.17.10	
Customary Rents		32.12.3 ¹ / ₂	
Arbitrary Rents		15.4.6	
Service		4.3.4	
Burrow Rents		-.19.7	
	-----	-----	£54.17.6 ¹ / ₂
	-----	-----	£281.3.1 ¹ / ₂

Particular of part of the Late Lord Derwentwaters Estate in the County of Cumberland & in the Manours of Castleridge Derwentwater & Thornthwaite now belonging to Greenwich Hospitall with an Estimate what a purchaser ought to pay for the Same Vizt

	Burr Rents	Free Rents	Custom Rents	Arbit Rents	Services	Totall
Castleridge			£12- 2- 3		1- 5- 4	13- 7- 7
Keswick	-19- 7	- 4- 4	6-11- 7	2-18- 4	-12-	11- 5-10
Naddall		-15- 7	5- 9- 9	- 6-	-19-	7-10- 4
Burnes			3-10	8- 5	-10- 8	4- 9- 1
Wanthwait		-17-11	4-18- 8.5	1- 8- 1.5	-16- 4	8- 1- 1
Thornthwait				10- 3- 7.5		10- 3- 7.5
	-19- 7	£1-17-10	£32-12- 3.5	£15- 4- 6	£4- 3- 4	£54-17- 6.5
			Demesne Lands let to sundry			£226- 5- 7
						£281- 3- 1.5

Worth to purchaser as follows.

£226. 5.7 At 25 Years purchase being the Demesne Lands amounts to	£5656-19- 7
54.17.6 1/2 At 30 Years purchase being certain Rents without any incumbrances of Lesses or Repaires Certain Rents now due being four years in Arrear at Martinmas last 1735	£1646- 6- 3
Customary Fines now due on the death of the Late Lord Derwentwater being a 4 penny fine	£219-10- 2
Arbitrary Fines due also on the death of the late Lord Derwentwater being a 30 penny fine	£130- 9- 2
Customary Fines due also on Sevrall Deaths being a 4 penny fine computed	£456-15-
Customary Fines due also on Sevll Alienations being a 4 penny fine computed	£15- -
Arbitrary Fines due also on Sevrall Deaths being a 30 penny fine computed	£15- -
Arbitrary Fines due also on Sevrall Alienations being a 30 penny fine computed	£70- -
A Purchaser will have the Chance of Fines on death of Lord or Tennant & ought to pay for that	£70- -
A Purchaser ought also to pay for the Chance of Alienations abt	£688-13-
Wood upon the Premises worth	£150- -
Lead Mines may be valuable, but as the prospect is Small Shall only reckon them worth	£5000- -
	£400- -
	£14518-13- 2

23 Feb 1736 Nicholas Walton to Ann Clavering

To Mrs Clavering Scremerston

Ravensworth Castle Feby 23d 1735/6

Madam

We were in hopes that you woud have favouered us with A State of the Case betwixt you & the Town of Berweck relating the damage you Sustained by their working into Scremerston liberty we mean what quantity of Coale was Actually taken away which as you have not Sent us we desire you may doe it by the returne of the Post or as Soon as it can be without inconveniance to your Selfe

When you have Sent us this Accot we intend writing to the Mayor of Berweck who we doubt not will doe you all the Justice imaginable however you may be assured that you as well as the Hospitall Shall have Justice done them

We are Madam Yor most Humble Servts
NW & HB

23 Feb 1736 Nicholas Walton to Robertson

To Mr Robertson

Ravensworth Castle Feby 23d 1735/6

Mr Robertson

This day we have wrote to Mrs Clavering of Scremerston for an Accot of what Damage She Sustained by the Town of Berweck working into the Coale Mine or Liberty of Scremerston & we understand that you can give the best Accot of it. What we want is the Number of Superficiall Yards of Coale taken away & what Mrs Clavering may have lost by it & we desire youle Assist herin Explaining the whole fully, So as the Town of Berwick may make her a Satisfaction. We are glad of your having agreed wth Mr Thompson for Surveying the Estates belonging to Greenwich Hospitall lying in the Neighbourhood. & we disire you may be very Pticular & Exact in it as you are employd in it on our recommendation who are

Your Most Humble Servts
Nick W & HB

23 Feb 1736 Nicholas Walton to Abraham Bunting

To Mr Bunting

Ravensworth Castle 23 Feby 1735/6

Mr Bunting

We received both yours about the pay at Dukesfield & by the last it appears to be intended on the 25th Inst when we desire you will attend & receive what you can & bring it down to us as Soon as receiv'd. You will receive herewith an Accot of what

Rents are Standing out in your District & by it you will be governed in receiving anything that falls in your way. Such Tennants as doe not pay up or any that are not Fee farne Rents you may give Receipts for which we will Exchange with you or them when you or they pay up to us. You must appoint a day at Wark to receive the Fee farne Rents & you have Inclosed 35 Blank receipts which you must fill up & give to Such Persons as Pay. All Wark Fee Farne Rents are due at Michs last & mind you make them So, you will find one of the Receipts filld up in the Manner they all must be, & you must give a Seperate Receipt for every Rent lett it be never so Small & receive A Groat for each.

As to the Limekill at Langley we think No person so proper as Brown for the undertaking of burning Lime & we desire you will acquaint him that he Shall have it for one year from Mayday 1736 to Mayday 1737 on the Terms we agreed upon Save only that as the kills will cost us £6 we hope he will give £6 Rent & furnish our Tennts with Lime as was mention'd at 2s a fother. if he will not give £6 he shall have it at £5 He may have it in Writting if he Pleases to Pay for drawing it & he may get it done of Mr Shoftoe Downs who we have acquainted wth the Termes

We Shou'd be very glad to Treat with any body about White Chapple Farme but Shou'd be as well Content to lett it to Robert Wears Sons as any body & you may acquaint them that if they Chuse to take it that they Shall have the prefference. They or any others may meet with us any day here or on Thursdays at Newcastle pray acquaint them with it We are willing to lett either with or without the Tyths.

We are Yor most Humble Servts

NW & HB

23 Feb 1736 Nicholas Walton to EdwardWinship

To Mr Edw Winship

Ravensworth Castle 23d Feby 1735/6

Mr WinShip

We are Obliged to you for the Information you have given us of Mr Readheads having lett apart of his farme at Corbridge to an under Tennant who you are afraid may become Charageble to the parish of Corbridge & you may Assure your Selfe we will use Means to hinder such a Burthen not only coming upon you but our Selves & you will hear in a few days that we have taken Some Steps towards it & his other Abuses Shall be taken Notice of in a proper Manner.

We Shall think our Selves obliged to you if you will give your Selfe the Trouble to Informe the Surveyor of any thing relating the Common feilds Along with another person which we Intend to Appoint, for as our principalls & the Duke of Somerset your Master are princepally Concernd it behoves both of us to See they have Justice done them

We are Honest Landlord

Your verry Humble Servts NW & HB

23 Feb 1736 Nicholas Walton to Shaftoe Downs

To Mr Shaftoe Downs

Ravensworth Castle February 23d 1735/6

Dear Sr

We Reced both yours dated the 9th & 16th Inst Wherin we observe your good officies in preventing the Tennants for comitting waist, but we are Surprised David Brown who is the greatest offender Shou'd not come nigh you

You woud have had our Answer Sooner but that we were as we now are at a Loss in whose name to Comence Actions Notwithstanding we have had Mr Grays advice. We apprehend that as the Estate is now vested or Appropriated to the use of Greenwich Hospitall that all Actions must be Comenced in Some one or more of the Comissioners thereof, but we have wrote to them to be throughly Inform'd as to that point in the mean time we think we must Comence no Suits but we may Nevertheless threaten hard & we desire another Threatening Letter may be Sent David Brown for he Seems not yet to be awake.

We are Inform'd that Ralph Readhead & his under Tennant are Tearing out fresh ground & that he has practised & now practices Winning & Leading off Stones from the Estate he farmes of the Hospitall & Converts the Same to his own use, by which Shou'd we have Ocasion to build Tennants housing not one Stone will be left for our own use. We desire you will therefore write a very threatening Letter to him & acquaint him that you have directions to bring an Action for Such waist as he has Committed, We have the directions of the board of Directors to See that Justice be done them with Regard to the 60 Deales brought to Readheads House therefore pray Consider in what way we are to proceed against him. Will it not be proper to acquaint him that you have Orders to bring an Action against him in case he cannot give an Accot how they were disposed off pray doe So if you approve of it.

As to Mr Wood of Needless hall we cannot tell how to Stop Mr Aynesleys procedings against him as the Directors allow him to have been putt in possession for last years Tyths; but we are not fully informd abt it & therefore till we are we cannot doe more than we have done, Mr Moore we are afraid will prevaill against Mr Wood for the Petty Tyths; but we are doing all we can for him. We are informed that Mr Moore farm'd the Gleebe Lands of Hartburne Vicaredge for Seven years on Lease & if So they were Tytheable & Mr Wood may Comence a Suite against him for them Wou'd it not be proper for Mr Wood to doe So as it may Stop the procedings in the other Cause

The Lead Mines in Alston moore will not be lett for Six Months but will be imeadially advertized We are Dr Sr yor most Humbl Servts

Nichos Walton

Hugh Boag

To Mr Downs

23 Feb 1736 Nicholas Walton to Mannock Strickland

To Mr Mannock Strickland

Ravensworth Castle Febr 23d 1735/6

Sr

We have the favour of yours dated the 17th Inst concerning the payment of the Interest due last Michalemas on £20,000 to Lord Peters & the Annuity of Lady Catherin Radcliffe due at the Same time

We have orders from the Board of Directors to pay the Sd Interest & Annuity as it becomes due, but we did not Apprehend it would be called for till some time after Ladyday when a whole year will we presume be due & on that Accot We made remittances to the Bank of England of what Rents we have reced & did not make a provision for the payment of the Sd Interest & Annuity So that we are afraid it cannot be done till we receive the Next half years Rents & that will not be Sooner than the 2d Week in May. We hope it will be no Inconvenance to your principalls to receive it at that time

As to putting it upon a foot of payment, we are willing to doe it any way that is agreeable to you either by Bills drawn upon us or by Bills remitted by us or your principalls may appoint any person in this Country by Letter of Attorney to Receive it; Any way being agreeable to us so that we only have a proper Discharge. We will take directions what Sort of A Receipt is proper & will acquaint you therewith, in the mean time we Shou'd be glad to know in what way you wou'd Chuse to have the Money pay'd & it will Oblidge

Srs Your most Obedt Humble Servts
Nichos Walton Hugh Boag

23 Feb 1736 Nicholas Walton to John King

To Mr John King

Ravensworth Castle 23 February 1735/6

Dear Sr

We reced yours of the 9th of Febr 1735 Inst & are intirely of your opinion that an Action wou'd be more proper than any other prosecution against Scott for Cutting Carrying away & Converting Severall Trees out of the woods near Keswick as we mean no more than terrfying him & others from the like practices

You would have had our Answer Sooner but that we were at a loss in whose name to bring Actions & notwithstanding we have had Councells opinion upon it we are not yet Clear in it, We have wrote to the Board of Directors for their Directions in that Matter & as Soon as we are rightly Informed youle hear further from us in the mean time it will be doing Service to the Hospitall if you threaten Scot with a prosecution & if that brings him to a proper Submission it may Answer the End we

propose & you Shall be paid by us for any trouble & Expence that Accrews.

We are Sr your most Humble Servts

NW & HB

23 Feb 1736 Nicholas Walton to Thomas Corbett

To Mr Thomas Corbett Esqr

Ravensworth Castle February 23d 1735/6

Sr

In answer to yours of the 14 Inst we wrote to you yesterday but on looking over yours this day we find we have omitted paying our Compliments of Gratitude to you for your kind recommendation of us to the Continuance of the Management of the affairs of the Estate in which we now have the Honour to be Employd without adding a third person in the roome of Mr Ellison. We are Infinitely obliged to you Sr & it is a great encouragement to find our conduct has So far mett with approbation & you may be Assured our Conduct Shall be directed by that Sincere Zeal for the good of the Hospitall with which good Colle Liddell recomended us. We have recd a letter from your Brother which Shall be Answerd with as much Expedition as possible by

Sr Your most Oblidged & most Obedt Servts NW & HB

23 Feb 1736 Nicholas Walton to Ralph Readhead

To Ralph Readhead

Ravensworth Castle February 23d 1735/6

Mr Readhead

We have yours desiring a Cobby of the order about the paymt of your Sallary & you Say it is at the request of Doctor Hutchinson He was acquainted with the affaire when we were at Dilston as farr as was proper & we are to acquaint you that if you doe not next Thursday bring the remaining part of your Rent that proper methods will be taken to Compell you to it. Besides we are to acquaint you that you are not to Tear out Any fresh ground, Nor to Digg or lead any Stones from off the farme you hold of the Directors of Greenwich Hospitall nor not to lett any part of it to any body that are likely to become Chargeable to the parish of Corbridge & you are also requested to give an Accot what became of the 60 Deales laid down at your own Doore by the Tennants of Whittle. We cannot find that they have been used in any part of the Estate. If you doe not Comply with the above we have given Such directions as may not be agreeable to you & are Your Humble Servts

Nichs Walton & H Boag

February 23d 1735/6

A Letter Sent Wm Lee of Low Byer with a list of the Arrears yet due of the Small Rents Michs last & only a fortnight time given him to Colect & Returne them

A letter of the Same date to the Mooremaster to bring down an old Lease of a Lead Mine assoon as he receive it

7 Mar 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle March 7th 1735/6

Sr

Your Letter of the 19 February last, as also two of the 26 Febry we have before us & in answer thereto you have inclosed herein the form of one Generall Advertisement for letting the whole Lead Mines in Aldston moore in the manner we proposed & we observe the Minutes taken thereon the 18 February

The Covenants which the Directors intend to incert in the Leases are very good Ones; but we think the forfeiture on hushing any Mine without Licence Should be (if they think proper) £10 instead of £3 per Week. That instead of Four we propose Six Pickmen Shall be employed in each Vein or Mine & instead of restraining the Lessee from lying idle for the Space of Twenty days in one year that they be obliged to work in each year eight Kalender Months, as is Pticularly expressed in the Cobby of the Lease of Hunstonworth Lead Mines Sent herewith.

You will receive also herewith two Coppys of Leases which we had from Aldston moore, but we rather believe that of Hunstonwth better done & indeed we think it a very good one, & proper to be pursued as to the Covenants of Leases of Lead mines in Adston moore.

Inclosed you have an Accot of what Mines may be lett on Lease and what upon Tack Note, but it will pretty much depend upon the Disposition of the Adventurer, as we can See very little difference if any at all to the Lessor, who is obliged by Tack Note to grant at Lease if demanded within 12 Months after such Tack Note is granted.

As the Directors are determined to advertise Six Months before the letting of any Mines, we desire to know how we are to be governed in giving directions as to the present working Mines, so that this Six Months work may not be lost. We think all people now in possession & continue to work in an orderly manner according to the direction of the Moor Master Should be so continued during the Six Months Notice, as they being now discontinued will not only be a Loss in the Dues to the Hospitall but to the whole Country of Aldston moore. We have given the Moor Master directions to put a Stop to all hushing, with which the Tennants are well pleased & it will be a great advantage to the fair Adventurer.

We observe the Minutes taken by the Board of Directors the 25 February and in Answer thereto relating the letting Scremerston Estate, it may be done as soon as the Dierectors think proper, but by the Minutes we have no directions to do it, you have

Inclosed the Cobby of an Advertisemt which if the Directors approve of we desire their directions whether we are to Advertise that Estate immediately or not. The present Tennants must continue on their farms till Mayday 1737 & the whole Estate must be advertised next Mayday to be lett against Mayday following, as it is Customary in this Country for Tennants to give up their farm at Marts & Supposing this Estate to be advertised at Mayday next it must be lett at or about Marts as it is that time of the year that all Tennants provide themselves with farms to be entered upon the Mayday following: & we think it unnecessary to advertise any part of the Estate till it may be done alltogether.

We are preparing an Accot of all the Estate out of Lease.

Mr Watson's Accot of the Fee Farm Rents & outgoings is come to hand which Shall be examined & proper Remarks made upon it if any is necessary.

We will take care to enquire into & thoroughly in form ourselves of the property of Sr John Webb & Chancellor Piggott in the Goods at Dilston & the Board Shall be acquainted before they are delivered to the Persons Claiming them.

There is a large quantity of Oakes about Dilston the most of which are decaying & is most necessary to be Sold as the whole is now of more Value than it will be Some years after: The Bark will be pretty valuable but there is none of the Timber that can be fitt for Wainscott, it may be of use in the Waggon Ways & the whole with Bark may Sell for £800 or £1000

The Cobby of the Grant of the Tyths of Newton Grainge in the Parish of Hartburn is come to hand, but is not the Grant we wanted; the place now in dispute is called Needless Hall, East Thornton, or Temple Thornton & is only a part of the Tyths of Hartburn Rectory, yet it may be granted Seperate as well as Newton Grainge which is also a part of that Rectory. Mr Wood is now desirous that Mr Moore Should be vigorously opposed in this Suite, but thinks it will fall heavy upon him Should he be defeated & therefore has desired to know what part of the Expencc the Hospitall will bear, in which as we have no directions we desire to be directed.

Mr Wood was with us yesterday complaining that Mr Ainesley had demanded the great Tyths of Needless Hall als East Thornton, as being Tennant of the Tyths of Hartburn Rectory for last year, & as we think the Directors have never determined whether Mr Ainesley was Legally possessed of 'em or not, we thot proper to acquaint you with it; & also that Mr Wood Says upon his being acquainted by Mr Watson that Mr Ainesley had taken those Tyths, the said Mr Watson told him that it was not intended that Mr Wood Should pay any for his own Farm.

We have reced a Cobby of Mr J Ainesleys Letter relating the dispute between Hall & Jopling, & observe the orders of the Directors relating a Reference if the matter in dispute, which we are of opinion they would Soon make an end off were not Hall Spirited up by Mr Ainesley for tho. we are Sencible that Jopling has been the greater Sufferer we do not doubt of his doing any reasonable thing we Should desire of him altho.' he is represented an imperious unmannerly fellow: We do not know that Jobling has practiced carrying his Hay of the premises at Newton Hall to Lord Oxfords Land & laying the Mannure all upon the Same, but it Shall be enquired into &

remedied if we find it to be so. We Scarce believe it to be fact as Jopling has Several times told us that he believed his Farm was Coveted from the regular Course of Husbandry in which it was.

We observe Mr Gellings Remark that there are Small dues of Hens and Coales amounting to 73 Hens & 10 Loads of Coales per Ann. payable out of Langley Barrony from Sundry Tennants, & he observes that we have not accounted for or taken notice of any reced for by us, in the Accots Sent by us to the Board, which must be a Mistake as you will find Sr by our Letter of the 23 December last & also by our Cash Accot then Sent, in which is Accounted for 16 Hens for wch we reced and Accoted £-8-d & these are all that have yett been paid for to us: The Paragraph of our Letter the 23d December last was as follows.

‘By the old Leases of Langley Barrony you will observe there is an Acknowledgment of Hens to be paid to the Lord with the ‘Marts Rent and you will find we have brought what we have ‘reced for them to Accot.

And in our Letter of the 23 Decemr we wrote as follows.

‘We find Some Tennants by their Covenants are to Send Coales and other Hens to Dilston House but most of these Leases are out Several indeed of the Long Leases in Langley Barrony are not: You will observe Sr in our last that Six pence is reced for each Hen of those that paid their Marts Rents & we think that a Sufficient Satisfaction & propose that all Tennants Shall pay for Coales in the Same manner as they deserve etc.

The other observations & orders given by the Directors at the before mentioned meeting at Salters Hall Shall be imediately putt in execution & executed by us with our utmost Care & ability.

Inclosed you will receive a Letter from one Thos Cowper in answer to one we wrote him, desiring he wou’d make a State of his hardships which he complained of, by which it appears the Man has been a Sufferer according to his own Accot what he Seems to want is to be continued in that undertaking, but from the Conversations that we had with him he Seems an unfitt adventurer. There is one Thornbrough who pretends to have had Some hardships in that Grove with Cowper, & he has tho’t fitt (tho’ we never Saw or had any conversation with the Man) to reflect upon and make very free with ours as well as the Moor Masters Character by calling us all repeatedly Rogues; a Character which we hope we have not merited, & we hope the Directors will not Suffer us or their Moor Master to be insulted in executing their Commands.

We have lett the Slaggs at Woodhall Mill, to James Thompson Robert Spence & Edward Middleton, they paying or delivering to the Commissioners of the Hospitall, or to us for their use one Seventh of all Lead gott thereout delivered at Newcastle key Clear of all Charges & they to be at all manner of Expence of repairing the Mill & to Compleat the whole work & deliver the said Seventh part on or before Mayday 1737.

Mr Thompson has been very much hindered in proceeding in the Survey of the Estates, the weather having been very unseasonable for that Sort of Work, but as he hopes now to have a better Season, will loose no Opportunity & that he may be forwarded in Mapping as well as Surveying we Send you inclos'd what we think proper to be incerted in the Title Page of the Vellum Book, which please Sr to lay before the Directors for their approbation. It will be proper Sr to Send down the Map of Scremerston, so that it may be contracted and bound with the other parts of the Estate.

We have a Demand made upon us for one years Interest upon £5900 at 6 per Cent due at Lady day next to Cuthbert Constable Esqr & also of half years Interest upon £20000 at 5 per Cent due at Michs last to Lord Petre & the half years Annuity of Lady Catherine Radcliff due also at Michs last; The first of wch they are very pressing for & we are under promise to pay it Soon after due but the other Interest & Annuity we Shall not be able to pay till Marts last Rents come in, which will not be Sooner than May next, & we have wrote to Mr Mannock Strickland to that purpose. Inclosed are Such Receipts as we think are proper to be taken for the said InP etc of wch we desire your approbation, & desire you'll please to alter as you think proper & returne 'em to us.

Ra: Readhead the late Bayliff has not yet paid four Pounds of which he Stop'd off his Mayday Rent last on Acco' of half a years Salary which the Directors orderd us not to pay but to acquaint him that he was to pay up his Rent which we have repeatedly done and he trifles with us in Such a manner as it is not to be bore with He is a farmer of the Estate at Corbridge & is intending to lett a part thereof this Next year to a man that is likely to become Chargeable to the Parish of Corbridge of which the Township complaines & tho we have Wrote to him to discharge him from that as well as winning Stones within the Hospitalls farme for his own use & Some other irregularitys he will neither give us his Answer or desist from these Practices. He Also makes it his busyness to infuse A Notion into the Tennants that they run a great hazard in paying their Rents as we are (Says he) to be discharged from our present employment in a Small time. These things we desire Sr may be laid before the Directors as we find a great Inconvenience in doing our Duty; From Readheads practices who we are Sencible takes all possable means and opportunitys of frustrating our disignes, & his going unpunished is the Greatest of encouragement to Villain[ou]s practices. There is Severall Sums owing for wood which he pretended on the Commission of enquiry were Sold for the Hospitalls use & we never had directions whether to make a demand for it or Not.

Jos Pearson Bayliff at Keswick writes us that one of the Tennants there has Cutt down two Ash Trees in which he detected him, upon which we wrote to one Mr King at Keswick that it woud be doing good Service to the Hospitall that he as an Attorney would threaten him with a prosecution which having done the Tennant instead of making Submission gives very ill Language. We are unwilling to Arrest any body, but we find it absolutely Necessary to make an Example of Some offenders, or it will be impossible to prevent abuses, we therefore Desire your Directions for proceeding against that Tennant and in whose Name the Action is to be brought.

Inclosed you will receive our Cash Accots for last Month, by wch you will observe a Ballance to be in our hands at the End thereof and we have Since reced more, there is now near £250 in our hands, wch we keep as a provision for the payment of the Interest due next Ladyday, you will observe that we remitted to Mr Madox £366-11-7 the 19th <Fabridy> as appears by our Cash Accot we are Sr Yours etc

Nichos Walton Hugh Boag

Form of an Advertizmt. for Letting Lead Mines

Whereas by an Act made & passed in Parliament in the Eight year of the Reign of his Majesty King George the Second for the Application of the Rents & Profits of the Estates forfeited by the Attainers of James late Earl of Derwentwater & Charles Radcliffe it was Enacted amongst other things that the Commissioners or Governours of his Majestys Royall Hospitall at Greenwich were to give Six Months previous Notice in the London Gazette of the time & place when & where Such Estate were intended to be Lett. Notice is therefore given by us the Commissioners above mentioned that from and after the 29th day of September next Ensueing the date hereof will be lett at Salters Hall any of the Lead Mines or Veins of Lead Oar within the Mannor of Aldston Moore till the whole is lett on Tack Notes for one year or on Lease for Twentyone Years. And all Adventurers are desired to Send in their proposalls in Writing directed to Wm Corbett Esqr at the pay Office in Broadstreet London Shewing what Vein or Mines they or Each of them would take whether on Lease or Tack Note, & at what dues or Share to the Hospitall

Title Page of the Survey Book

A Book of Maps containing exact plans made from an accurate Survey of the Estates forfeited by the Attainder of James Late Earl of Derwentwater & Charles Radcliffe now appropriated & applyed by an Act of Parliament made in the Eight Year of the Reigne of his Majesty King George the Second to the Buildings, finishing & Support of the Royall Hospitall at Greenwich, and for the better Maintenance of the Seamen of the Said Hospitall

Survey'd and Map'd pursuant to the Order & Direction of the Commissioners and Governours of the Sd Hospitall by Isaac Thompson

Form of an Advertizment for Letting Scremerston Estate

Whereas by an Act made & pass'd in parliament in the Eight year of the Reign of his Majesty King George the Second for the Application of the Rents & profitts of the Estates forfeited by the Attainers of James late Earle of Derwentwater & Charles

Radcliffe it was Enacted amongst other things that the Commissioners & Governours of his Majestys Royall Hospitall at Greenwich were to give Six Months previous Notice in the London Gazette of the time & place when & where Such were Intended to be Lett. Notice is therefore given by us the Commissioners above mentioned that from and after the 29th day of September next Ensueing the date hereof will be lett, the Estate at Scremerston near Berwick upon Tweed on Leases for 21 Years, consisting of 2928 Acres of Arable Meadow and Pasture Ground having Coal & Limestone within it Selfe & capable of very Great Improvement. All Persons who are willing to take said Estate are Desired to give in their proposalls in writing to Messrs Walton & Boag who are Impowered to let the Same, & Notice is hereby given that all Attendance will be given at the three Kings on the Keyside Newcastle upon Tyne on Thursday in every Weeke after the 29th September for letting the Sd Estates, & where All proposalls will be taken in every Thursday in the Meantime by the Sd Messrs Walton & Boag.

NB Instead of Advertizing Scremerston Estate we rather would Advise one General Advertizment of the whole Estate together, as it will give us more time to lett, and if the Directors think it proper to do So we propose the following one

Whereas by an Act made & Pass'd in Parliament in the Eighth year of the Reign of his Majesty King George the Second for the Application of the Rents & Profits of the Estates forfeited by the Attainders of James late Earl of Derwentwater & Charles Radcliffe it was Enacted amongst other things that the Commissioners or Governours of his Majestys Royall Hospitall at Greenwich were to give Six Months previous Notice in the London Gazette of the time & place when & where Such Estate were intended to be Lett. Notice is therefore given by us the Commissioners above mentioned that from and after the 29th day of September next ensueing the date hereof will be Lett on Lease for 21 Years or on Tack Note for one Year at Salters Hall any of the Lead Mines or Veins of Lead Oar within the Mannor of Aldston Moore or Else where belonging to the Sd Estate till the whole is Lett . And all Adventurers are Desired to Send in their proposalls in writing directed to William Corbett Esqr at the Pay Office in broad Street London or to Messrs Walton & Boag at Ravensworth Castle near Durham, Shewing what Vein or Mines they or each of them would take whether on Lease or Tack Note & at what due or Share to the Hospitall. Also any Thursday from and after the Sd 29th day of September will be Lett on Lease for 21 Years at the three Kings on the Keyside Newcastle upon Tyne, all the other Estates late James Earl of Derwentwater (now vested in the Commissioners abovementioned) not on Lease by Messrs Walton & Boag who are Impowered to lett the Same & of whom may be had particulars of all or any part of the Sd Estates, on Thursday in every Weeke from the day of the dates hereof, & All Persons willing to take any part of the Sd Estates are desired to give in their proposalls in writing on Thursday in any Weeke from the day of the dates hereof to the Sd Messrs Walton & Boag at the three Kings aforesd or Directed to them at Ravensworth Castle near Durham

NB it will be proper to put this Advertisement into the Newcastle papers as well as the London Gazette

The following is Coppys of the Receipts we propose Should be taken for Intst etc

Reced the of 1736 of Messrs Walton & Boag Three Hundred and Fifty four Pounds for one Years Interest upon Five Thousand nine hundred Pounds at Six per Cent due from the Commissioners or Governours of his Majestys Royall Hospitall at Greenwich to Cuth Constable als Tonstall Esqr at Ladyday last on Mortgage of Spindleston & outchester Estates in the County of Northumberland. I <Say> reced the Same for the Use and by the Legal direction of the Sd Cuth Constable als Tonstall Esqr

This is Demanded by Fra Weldon who is Impowered by Letter of Attorney from the Sd Constable to receive it

Reced then of Messrs Walton & Boag One Thousand Pounds for one Years Interest upon Twenty Thousand Pounds at five per Cent due to the right Honble Robert James Lord Petre at Ladyday last from the Commissioners or Governours of his Majestys Royall Hospitall at Greenwich by Settlement out of the Estates late James Earl of Derwentwater & reced Also one Hundred Pounds being one years Annuity due to Lady Catherine Radcliffe from the Sd Commissioners out of the Sd Estates at Ladyday last. I <Say> reced the Sd £1100 for the Use and by the Legal direction of Lord Petre & the Lady Cath: Radcliff

This is Demanded by Mr Manock Strickland who must be Impowered by Letter of Attorney to receive it

8 Mar 1736 Nicholas Walton to Abraham Bunting

To Mr Bunting

Rav Castle March 8th 1735/6

Mr Bunting

We reced yours & thank you for your care in detecting Readhead who we will take proper care of & we desire you take as much care as possible in preventing him removing any more Stones & what you See of that or any other kind pray Comuncate to us

There is Some Trees blown down at Meldon which we desire you may goe over & dispose of to the best advantage to the Hospitall, they were growing near the old Chapple & Some people there may amuse you that they belong to the Chappell yard but you are not to Regard but Sell them all

When you are there or in your way thither pray goe to Hartburne Grainge & acquaint Mr <Twizle> that you have orders to lay off Alderman Claytons Bob Engine & if he is at home desire him to goe with you to the place & take Liddell & Arthur the under Tennts with you Also. And Cutt the Troughs & Sett the Water from her. Take notice of the day it is done & in whose presence. Doe this as Soon as possible & youle Oblidge

Yr Humble Servts NW & HB

9 Mar 1736 Nicholas Walton to George Ramsey

To Lieutent Ramsey

Sr Ravensworth Castle March 9 1735/6

The Directors of Greenwich Hospital after having considered your Petition, have directed that you may have Lodgings in Dilston House (after Mr Busby removes from it) till a proper Tenant offers for the Same. They Intend advertising it to be Lett in a very little time. We are Sr Your most Hble Servts

Nichos Walton Hugh Boag

9 Mar 1736 Nicholas Walton to Nathaniel Clayton

To Mr Alder Clayton

Sr Ravensworth Castle March 9th 1735/6

From the Conversation we had with you about the Bob Engine & other Conveniences (for working your Colliery) in the Liberty of Hartburn Grainge Estate we realy expected you would have come to a resolution what Rent to pay to Greenwich Hospital. We are determind & directed that no Bob Engine or any other thing Shall be erected or any already Erected Shall continue there without paying a reasonable Satisfaction to our Principals & therefore have given directions to turn the Water off the Engine, & it will be done in a few days unless we hear from you & in a Satisfactory manner. The Rent we expect is £6 per Ann which if you are willing to give, we will lay it before the Directors, whose answer we will wait for before any thing further is done. Your Answer to this by the bearer is desired by

Sr Your most Hble Servts Walton & Boag

9 Mar 1736 Nicholas Walton to John Aynsley

To John Ainesley Esqr

Sr

Ravensworth Castle March 9th 1735/6

We have reced Orders from the Board of Directors at Greenwich Hospital, that the matter in dispute between Hall & Jopling be referred to Persons indifferently chosen, one for each Side, & in case they cannot agree a third Person as Umpire, it will be proper that they enter into Bonds of Arbitration, & the Sooner that is done the better. Hall's Charge we think a very unreasonable one, & as we would have nothing done on either Side but what is reasonable we give you the Trouble of this, as we hope you will put Hall in a way of doing so. We will take care that Jopling Shall be acquainted with the Affair & are

Your most Hble Servts
Nichos Walton Hugh Boag

9 Mar 1736 Nicholas Walton to Jopling

Mr Jopling

Ravensworth Castle March 9 1735/6

The Accot of your damages Sustain'd by Halls entering upon your Farme last May day has been laid before the Directors of Greenwich Hospitall, & Halls Charge has been laid before them also, & in answer to ours which Conveyed both, they order that the matter in dispute may be referred to two Persons indifferently Chosen, one on each Side, & it will be proper to appoint a third Person in case they cannot agree to determin it. You will therefore consider who is a proper Person, We think the two ought to be Men that understand Country Affairs.

There is a Complaint lodg'd against You for carrying all the Hay & Straw from off the Farm of ours at Newton Hall & that you lay all the Manure bredd from it upon the Farme you hold of Lord Oxford, we hope it is not in fact so, but if it has been we desire it may be otherwise now, as we cannot See things of that kind done any body. If you want to be advised in any thing as to your Reference we Should be glad of doing any thing that we can for you but give us leave to desire you'll not be unreasonable in any demands, Act the reasonable part & you will always find that we are Your Hble Servts

Nichos Walton Hugh Boag

12 Mar 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle March 12th 1735/6

Sr

We have had Severall meetings with Mr Alderman Clayton about the Conveniences he has & now enjoys in the Estate of Hartburn Grainge, & he has from time to time put us off & at last will not consent to pay any thing. You will Observe in ours of the 27th Janury last the Pticulars of the Affair in which we then Acquainted

your Bror that the Alderman Ought to pay £6 per Ann. Rent which we have demanded of him but he Says as the Tennts of Hartburn Grainge have their Coales Cheaper than other people that he is not willing to pay any thing more. We believe it is true that the Tennts of Hartburn Grainge have their Coales at <20d> per fother Cheaper than other people but that is only a Conveneincy to them & does not at all Increase the revenue of the Estate, & being only 30s per Ann is farr from a Valuable Consideraion. Whatever was the Agreeemt wth Mr Clayton it is now Disolved & as the Tennants have no roome to Complain of hard Tarmes in Hartburn Grainge Estate, what ever Satisfaction is made by Alderman Clayton ought to come to the Hospitall and not the Tennant. We have Acquainted the Alderman that he is not to Continue working his Colliery without paying an Acknowledgement or Annuall Rent of £6 wch he did not comply with we would put a Stop to his worke in which we desire your Directions but Should he offer only £5 we think rather than have a Dispute that the Hospitall Should Accept it We are Sr Your most Obedt Servts

Nichos Walton

Hugh Boag

P.S. We have let Whitechapple Farme & Tythes for £36 for one Year The Farme to Jno Makepiece and John <French> Sons in Law to the Late Tennt & the Tythe to N Maughan & tho there is an abatemt of £4 We thought it much better than keepg it in our own hands wch we would have been oblided to do had not it been let to the above Persons as we had no other offers near So good

19 Mar 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Rav. Castle March 19th 1735/6

Sr

Yesterday was the first day that we reced in proposals for letting the Tyths of Whelpington etc when we mett with a proposal from Mr George Cuthbertson Attorney at law in Newcastle for Whelpington Tyths & he offered for the Same £130 we beleive he is imployed by Sr John Swinburn to take the Same. Gawen Ainesley Esqr has offered £100 for the said Tyths. We had also from one of the Tennants at Hartburn Grainge £100 offered for the Tyths of the Rectory of Hartb: but no body has offered any thing for Midford Tyths. What we propose in letting of these Tyths is to receive in all proposalls & then to Judge whom to give the Preference to, after having acquainted the Directors with our Thoughts on the Circumstances of each Person offering to take the said Tyths or any part thereof.

You will observe Sr that there is here an offer of £95 per Ann advance on Whelpington & Hartburn Tyths & we expect yett a further advance, but Should it even be no more it is a Considerable one; We were very much Surprized with an objection to the letting of them this next year made by Mr Ainesley of Hexham, who alledges that he as Farmer at Hartburn Tyths has not had Legall notice given him & therefore

will hold them another year. This he Says is not only his Case but the Case of the Farmers of other Tyths advertised to be Lett and he Says he has wrote to Mr Delaval who expects to hold his in a like manner, & if so what we have done is to no purpose, and Consequently the Advance to the Hospital will be lost for next yr. How farr the Directors will think fitt to give Ear to what Mr Ainesley alledges we know not, but we begg leave to observe that this is an Instance of his opposing the Improvemt of the Estate & the Revenue of the Hospitall.

What he goes upon is the Clause in the late Act of Parliamt empowering the Commissioners to lett for 21 Years in which Clause he Says it is required that notice Shall be given 6 Months before the Determination of his or any other Persons Term, & having had none at all Says he has a right. In answer to which we observe those Tyths to be lett only for one year Viz from Mayday 1735 to Mayday 1736 & Consequently as they were Lett only for one year, no notice was necessary we have taken Lawyer Grays opinion thereon which you have herein Inclosed, but that we may lead the Directors into no mistake we desire their directions whether we have a right to lett or not; it Should be done as Speedily as possible.

If the Directors have given directions to advertise the whole Estate in the London Gazette, if they think it proper we desire to have one Sent us every Week during the Six Months the sd Estate is advertised. We are Sr Your most Obedt Servts

Nichos Walton

Hugh Boag

27 Mar 1736 Nicholas Walton to Nathaniel Clayton

To Mr Alder. Clayton

Ravensworth Castle March 27th 1736

Sr

After having acquainted the Directors of Greenwich hospital with the last conversation we had about the conveniencies you enjoy by their Estate at Hartburn Grainge we have had their further orders to treat with you which we are ready and willing to doe on reasonable Terms, but we are determind Sr not to be putt off much longer nor can we be so putt off in Justice to our principals

We hope you'll give us no further trouble about it and do assure you that we are Your very Hble Servts

N Walton H Boag

27 Mar 1736 Nicholas Walton to John Stevenson

To Mr Stevenson Moor Ma.

Ravensworth Castle March 27th 1736

Dear Sr

Yours of the 13th & 20th of March came to hand in due course which we now answer & first as to that of the 13th Inst.

We observe what you say as to Mr Blacketts taking Redgroves and you are verry right, that should they take it all Oare wrought therein should be drawn within our liberty, and we will take care that who ever takes shall doe so.

Whether the Quakers Company may have a Lease of Windybrow or not we cannot tell, but you will doe well to enquire into the fact of it, and acquaint us therewith, & you will putt them upon shewing their right, by discharging them at that place as well as all others, and you must not Suffer anybody to hush at any place, as the Directors of the Hospitall have expressly forbid it in all places.

We do not know that Doctor Richardson has any right to any Lead Mines within the Manner of Aldston Moore, nor will we Suffer him or anybody to Sett on any new undertakings without they Shew a right; you will therefore take care to discharge him, & that will putt him upon shewing by what right he claims.

In answer to yours of the 20th of March Inst we expect the Lead Mines are now in the London Gazette and they will be lett at Michs next or any time afterwards in pursuance of that advertizmt We do not see the Inconvenience that will attend their being so advertised and we apprehend the Act of Parliament does not extend to what you mention, for then it would as you observe be a discouragemt to Adventurers.

We do not apprehend that it will be required that every new discovery must be advertized after such is made but that after Michaelms day next, all Persons may take at such times as is mentioned by this Advertizmt but if it is not so meant, we will take care to make a representation that an amendment may be made to the Act to prevent any discouragement to discoverys.

You are to Informe your Self if any such thing as Leases unexpired are in Alstonmoore and to acquaint all persons who are now working any Mines out of Lease in a Regular manner, that the Directors of the Hospitall have at our request Give Leave that they shall continue to doe so till Michs next on this Condition that they peaceable & quietly give up at Michs next ensuring the date thereof, pray be particular in it and take somebody wth you that can be evidence to the answers you have from each and lett us know, but you need not comunicate the particular of the Order:

We are Surprized Mr Thornberry is not yett satisfied and observe what he intends, but it gives us no concerne as we had not in any kind used him ill, but he had used us so but of that take no notice; Pray act an even part with every body and do not give the World roome to say we act with Partiality and you'll much oblige your most Hble Servts

Nichos Walton Hugh Boag

27 Mar 1736 Nicholas Walton to John King

To Mr King Attory at Law

Ravensworth Castle March 27th 1736

Sr,

Your last brought us an Accot of the extraordinary behaviour of Master Scott, who we would have given you directions about <anreut> of yours but that we were not then in formed in whose name to bring Actions

The Board of Directors on acquainting them with wt usage you had mett with, gave us for answer that all Actions are to be brought in the name of the Attorney Generall for his Majesty; The Freehold being in his Majesty, and they withall have given us directions to prosecute Scott as the Law directs and we desire you may pursue it accordingly, and that you will acquaint us with your proceedings thereon. We are Your most Hble Servts

Nichos Walton

Hugh Boag

27 Mar 1736 Nicholas Walton to John Aynsley

To John Aynsley Esqr

Ravensworth Castle March 27th 1736

Sr

At a Meeting of the Board of Directors, at Salters Hall the 4th of February last; as also at their meeting the 19th March Inst, at the same place they had under their consideration the matter in dispute betwixt you and Mr Wood; about the Tyths of the <Rectotory> of Hartburn, the result of wch was that they allow Mr Ra Wood to be the present Tennant thereof, with wch we think proper to acquaint you.

We wrote to the Secretary Wm Corbett Esqr that you had been with us and that you expected to hold the above mention'd Tyths next year, by vertue of an agreement with the late Receiver John Watson Esqr which the Directors will not allow off and we by their Order and direction dated 23d March Inst acquaint you therewith & are Sr Your most Hble Servts

Nichos Walton

Hugh Boag

27 Mar 1736 Nicholas Walton to Ralph Wood

To Mr Ra Wood

Mr Wood

Ravensworth Castle March 27th 1736

We have orders to gett an exact State of the Case in dispute betwixt you and Mr Moore, with the best reasons that you can give for not paying Tyths, in which you must

Shew what Tyths it is that you realy dispute the payment of, This you must gett done by a proper person, and none will be more so than Mr Shaftoe Downs who will doe it for you in a Peticular Manner; and after you have done you must transmit it to us, that it may be laid before the Board.

We are much surprized that you do not come in with your Rent due last Mayday, and do assure you it woud on a representation to the Directors be ill taken, which might turn to your disadvantage now when you are Soliciting for favours; We realy expect and must have the Marts Rents last the 21st or 22d of April next.

Pray if you intend offering anything for Hartburn Tyths, lett it be done soon as we are taking in proposalls and will lett in a little time We are Your Hble Servts
Nichos Walton Hugh Boag

27 Mar 1736 Nicholas Walton to Joseph Pearson

To Mr Jos Pearson

Ravensworth Castle March 27th 1736

Mr Pearson

We reced yours of the 28th of February last & two Sinc none of which are answered, but will endeavour now to do it fully.

As to the Stair Case of the Moot hall we think it may be done in either way but if the expence be near equall walling is prefforable therefore you may order that method to be pursued, in as good a manner as it can be at a Small expence, and you must agree with the Glazier on as reasonable Terms as you can.

The Shambles being unroofed is what was never intended, nor it must not be done as the expence will be great, you will therefore only order such repairs as is necessary there, and lett only necessary things wanting in the Moot hall be repaired. Such as repairing the roof so as it may <turn> Water Glazing the Windows and any other little thing proper to be done wch we leave to your own Judgement.

We do not take it well to hear of Livewell Greens having deliverd any Oar without your knowledge, and tho: he says we have no right to enquire after it we will lett him understand the contrary, and you must on receipt of this discharge him at his peril that he deliver any more without Satisfying the Lord for his Dues, the Dues may be paid either in Oare or Cash, We have this day wrote to Docter Hutchinson about it.

Scott of Stablehill acts verry imprudently in endeavouring to distress the poor under Tennant, but we have this post given Mr King directions that will quiet him, and we have also wrote to himself We are Your Humble Servts

Nichos Walton Hugh Boag

27 Mar 1736 Nicholas Walton to Edward Hutchinson

To Docter Hutchinson

Ravensworth Castle March 27th 1736

Sr

Mr Pearson our Bayliff at Keswick writes us that Licewell Grein (who we take to be one of yours & Mr Watson Ptners at Thornthwait) has lately sold and delivered a considerable quantity of Lead Oare without having given notice thereof or in any manner satisfied the Lord for his dues

When we were at Carlisle we desired Mr Pearson might be acquainted when ever any Oare was deliver'd and you promised it should be so, which we rely'd upon, yett notwithstanding such notice has not been given. We therefore think proper to acquaint you with it, and withall desire to know in what Manner our principalls are to be satisfied for their dues, We have given orders to Mr Pearson to Stop the delivery of any more Oare till the said dues are Satisfyed.

You will observe that in the London Gazette all the Lead Mines in the manner of Alston moore or else where are advertized to be lett at Michs next, and we are to acquaint you that in what ever Mines you are concerned, you & Ptner are to hold them no longer that Michs next, but you have leave to continue working in an orderly manner till that time, if there is any Mines that you propose taking at next Michs we should be glad of having your proposals & are Your most Hble Servts

Nichos Walton Hugh Boag

27 Mar 1736 Nicholas Walton to Joseph Scott

To Mr Jos Scott

Ravensworth Castle March 27th 1736

Mr Scott

We can't but be much surprized at your behaviour to Mr King after having committed an Offence which we are obliged to acquaint you we cannot pass by, and we have in Justice to our principalls given Mr King orders to prosecute you as the Law in that case directs

We are also much surprized you shou'd offer any hardship to your under Tennant, by turning him off his Farme, which we will not Suffer you to do on any Terms, as we cannot find that the the poor Man has given him reason to use him so, nor as he had not had proper notice given him it is at your Peril if you disturb him. we are Your Hble Servts

Nichos Walton Hugh Boag

30 Mar 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle March 30th 1736

Sr

We were favoured with yours of the 20th, 23d & 26th of March Inst wch conveyed to us the command of the Board dated the 17th, 19th, 23d, 24th & 25th Inst to which we have a due regard, we also reced a Cobby of Mr Radleys Letter relating to Actions to be brought against Persons committing Wasts & damages.

It being no objection to the board that the people who are now in possession of the Lead Mines in Aldston Moore, may continue to work the sd Mines during the Six Months notice for letting the same, provided they quit the same when ever they are lett, we have thereupon wrote to the Moor Master to acquaint all persons therewith, and to lett us know if any body have any objection, & as soon as we receive his answer you shall be acquainted therewith

In the Minutes of the 19th Inst we being commanded to explain to the board, in the most minute manner the Affaires in dispute between Mr Wood & Mr Moore & to Pticularize the best reason Mr Wood aledges for not paying Tyths; we have wrote to him to make a Clear State of the whole, which shall be sent to you as soon as it comes to our hands

We have looked back into the minutes of the 4th of February last, in which the Directors order the Tyths of Hartburn Rectory to remain in the hands of the present Tennant, & they having in their minute of the 19th Inst agreed in opinion that Mr Ra Wood is the present Tennant, we thort proper to acquaint Mr Aynsley therewith But we observe in the minute taken the 23d Inst that the Directors give us orders to acquaint Mr Aynsley that he is to quitt the Sd Tyths next Mayday which we apprehend woud give him a handle to say you allow him to have been Tennant. whereas in the Minute you will observe Sr that Mr Ra Wood is the present Tennant, whose Term ends next Mayday. In order therefore, that no ill use may be made by constraining the meaning of these minutes in the light they appear to us, we send you a Cobby of wt we wrote to Mr Aynsley, in which you will observe we neither allow him to have been Tennant for this or to be Tennant for next year.

We will take care of what the board has approved of as Receipts for the Interest and annuity due out of the Derwentwater Estate, shall be precidents to us in the payment thereof, to Persons Legally impow'd and that proper testimonials of Lady Catherine Radcliffs Life shall be produced before the payment of her annuity

Mr Mannock Strickland writes us that he always allowed Mr Watson late Receiver one Per Ct for returning the £1000 Intt & £100 Annuity and he has offered us the same, but we did not think it proper to give him any answer to it, without first having leave from the Directors for so doing, wth which we desire you will be pleased to acquaint them

We have given directions to prosecute Scott of Stablehills near Keswick, for cutting down two Ash Trees.

We observe in the Minute of the 19th Inst that the board had been so kind as to recommend us to the Genll Court, to be continued Joyntly in their Service by Vertue of the Commission now Subsisting exclusive of Mr Ellison and we observe their further kind recommendations as to the Security & in pursuance of wch we observe by the minute taken at the last Generall Court, that the Court confirmed the same for wch we

begg leave pay our Complimts of Gratitude and to assure you it shall be our Study to do every thing that is in our power for their Service & Intt while we have the Honr to continue in their Service

With the Minutes taken at Salters Hall the 25th March Inst we reced the Copsy of the advertizement for letting the Derwentwater Estate on Lease for 21 Years & we will observe the directions of the board there upon, there is two papers published at Newcastle Weekly wch is called the Newcastle Currant, & North Country Journall in both wch papers it will (if you think fitt) be proper to putt the above advertizement as the one of them Viz the Newcastle Current is not taken in by Severall of the Governmt Friends & the Advertizmt being in both papers will make the notice more publick, but we will wait your orders therein You will observe the orders given us is to putt the Advertizmt only in the Newcastle Currant and it will be so done next Saturday

Yours of the 20th Inst requires from us an Accot of the Pticular of all the Lead Mines Estates & Tyths, that are out of Lease & to send you printed Coppys of them; We had some time agoe your directions for the same & we made an Essay to wards it but found it was impossible to doe it in that concise manner wch we intended it, without the Survey of each Pticular Farme, so as we might in cert not only the Quantity but the quality of the same, Mr Thompson is going on as fast as possible but it is impossible that he can compleat the whole so as to give us the quantity of Land in each Farme sooner than abt Midsummer next, in the mean time we send you inclosed an Accot of all the Estates on Leases, by wch you may on compairing it wth the Rentall Sent to us see all the Estates out of Lease. The Lead Mines we expect are all out of Lease.

One thing we begg leave to observe with regard to the letting of the Lead Mines & that is this. The Act of Parliamt requires Six Months notice to be given before any Lead Mine now known can be Lett, & by vertue of this advertizmt all these already discovered may be lett at Michs next, but Supposing Six Months or 12 Months afterwds a new Vein shoud be discovered; does the Act of Parliamt require a new Advertizmt for letting of it; if it does we apprehend it will be a very great discouragmt to new discoverys; for supposing a Man to make a discovery and to apply to take Lease thereof and that it must be before Lett advertized 6 Months; the Discoverer has no chance more than any other person to take it & consequently will discourage all discoverys. We begg this may be laid before the Directs as it may possiably deserve their consideration, whether an Amendmt may be proper to be made to the Act for th encouragemt of Mine Adventurers, It may be a very materall Branch of the revenue of the Hospitall

Mr Thompson has finished the Survey of Newlands and Whittinstall in the doing of wch he was discharged by the direction of Mr Fenwick of Bywell, who bounders upon Whittinstall Comon on the North, but as Mr Thompson had directions not to be take a discharge from any body he proceeded & finished his Worke we are told Mr Fenwick intends riding his boundry very soon, and as we shall have notice of it we intend to meet and discharge him if he comes within Whittinstall Comon. We have

taken care of material evidences in case of a dispute by wch we can prove that the Tennants of Whittinstall have Tilled & grown Corn on the verry ground in dispute.

Since we sent you the last Accot of what proposals we had reced for letting the Tyths, already advertized, we have reced these following Viz

Mr Lumsdon of Morpeth for Hartburn	£ 90
Mr Dalaval for Whelpington	100
Mr Wm Robson for Whelpington	100
Do For Hartburn	70
Lett the tyths for Larbottle in Pursuance of a former order at £33 now for	35

These Tyths of Larbottle were let by Mr Boag to Wm Story of Carlington near Larbottle as above at £35 & the House & grounds at Alnwick late in the possession of Mr Francis Anderson to Mr Ra Archibald & Ptner at £14-10-d so that what Mr Anderson pretends to have held by a agreemt with Mr Watson at £40, per Ann is now lett for £49-10-d In the Rentall sent to us Mr Anderson is charged £44-10-d but by a Letter from Mr Watson to Mr Anderson it appears that he was to pay no more that £40 but as it is to us returned at £44-10-d we desire your directions whether Mr Anderson must pay accordingly to the Rentall or according to the last agreemt wth Mr Watson

We observe that there is orders given that Mr Radley search for the Grant of Hartburn Tyth, wch we are informed was granted to one Ward & Morgan

We give you many thanks for your kind congratulation upon our being Continued Joynt recers exclusive of Mr Ellison & it gives us great pleasure that our Actions have been hitherto to your Satisfaction, and we hope they will always be so & are Your most Obedt & most Hble Servts

Nichos Walton Hugh Boag

An Accot of all the Estates late belonging to James late Earl of Derwentwater on Long Leases, Shewing the Terms & No of Years yett to expire from Penticost 1736 Vizt

Lease on Langley Barony vizt.

		Term	No of Years to Expire	
Whineatly	Tho ^s Hutchinson	1000	890	£ 1 4
	John Hutchinson	1000	890	12
	Nicholas Maughan	1000	890	4 16
Ratten Raw	William Stokoe	99	16	5
	John Dobinson	99	44	4
	Widdow Lambert	71	44	4

	Nicholas Maughan	71	44	4
	William Stokoe	71	44	8
	Edward Parker	71	44	4
Broomhill & Peelwell	John Atkinson	99	49	10
Strother Close	Ditto	99	Not certain	2
Beam Wham	Francis Stokoe	99	41	2
Haydon Town	Ditto	99	16	10
Little Close	John Green	99	16	1 10
Magees Land	Ditto	99	16	10
The Tofts	Widow Todd	99	16	6
Esphill	John Coaler	99	16	22
p ^t of Mill hills	Mich ^l & Alex Topping	99	39	5
Plender heath	Gorge Potts	99	16	11
Allonside	Thomas Walker	99	Not certain	15
Fourstones	Richard Stokoe	99	41	2 15
	Richard Henderson & Ptner	99	16	2 10
	Cuthbert Lambert	99	16	8
	John Gaull	99	16	6 7 6
Holt Bank	Nath ^l Leadbitter	99	16	1 7 6
Dean Raw	John Gibson	99	16	20
	William Charleton	99	31	3 10
	Edward Parker	99	16	3 10
	Carr & Craig	99	16	5
Light birks	Cuth Robinson	99	16	3 10
	Henry Eshton	99	16	5
	Rob ^t Wallace	99	16	11 5
	Joseph Teasdale	99	16	5
Lees	John Todds	99	16	4 10
	John Ridley	99	16	4 13 4
	Rich ^d Smith	99	16	10
	Edw ^d Parker	99	16	3
	Henry Eshton	99	16	3
Lough	Ditto	99	16	4 6
Tedcastle	John Maughan	99	16	4 5
	Nath ^l Leadbitter	99	16	5
Heydon Bridge	D ^o & Ra laws	99	16	2 15
	John Atkinson	99	16	6
			39	
				£249 10 4

30 Mar 1736 Nicholas Walton to George Liddell

To George Liddell Esqr

Ravensworth Castle March 30th 1736

Honrd Sr

We have yours of the 7th & 13th of March Inst before us as also the Cobby of Mr Wastells Letter of the 16th February last wch will answer as fully as we can before Post time.

Parson Gordons Letter wch you mention was not Sent to us but before your Letter came to hand we pay'd his demands, tho we had no order for it from the Hospitall, nor was it necessary as it was allowd us by Parson Noble who is the present Incumbant under whom Mr Gordon officiated, We will take care that he shall be paid regularly, and we have acquainted him therewith & he is well pleased

As to what Mr Wastell writes with regard to Mr Reeds Friend Ridley being Bayliff of <No> Tindale Ward we have no other objection than that following. In the first place Mr Bunting is present Bayliff and having no perquesites but Waifs, Extrays & benefitt of Court, will think it hard to have it taken from him, & in the next place we are afraid that there is something Pticular intended by this recommendation by Mr Wastells talking of a certain boundarys, in wch case it might give Mr Reed an oportunity of making a boundary in his favour where he joyns upon the Derwentwater Estate by having a Bayliff of his own recommending & Pticularly so should he also have the countenance of a Court keeper wch he woud undoubtly have if Mr Aynsley should be concerned

We agree wth Mr Wastell that it will be highly necessary that all Courts shou'd be regularly kept & we have before recommended it to the Directors that it Might be done, but we cannot agree that Mr Aynsley is a proper person to be concerned as Court keeper either with respect to the ascertaining boundrys or in giving us any insight into the Customs etc of the Estates, in the first place let Mr Wastell consider whether he who is in all places an Incrocher upon the Estate can be a proper person to ascertain the boundrys who has grasped at everything valuable in the Estate, & who has been the Chief Instrumt in the greatest abuses that has been committed How is it Sr that the Hospitall is to have what is taken from them restored if Mr Aynsley is the Judge of the Court where these matters are to be sett right it is rediculous in Mr Wastell to Argue in such a manner , & withal he says he has no opinion of the Man, Mr Aynsley has a good Personal Interest in the County it is true, but has he it Sr in any other manner than by this Estate, no we are sure his interest is intirely foundd upon it, & we are sure his Interest will cease, whenever he is divested of being Court keeper, You will receive Mr Ellisons opinion on this head this Post.

Mr Busby is not to be continued at Dilston, & there is one Lieutt Ramsey has an offer to have Lodgings for himself & family at Dilston till the house is lett, so that we are afraid it will be improper to give Major Wanless a recommendation, but we are very sorry that we did not know of it sooner, as we look upon the Major to be a much properer person, Mr Busby is a verry good natured Man, but never gave us any sort of

a Rentall nor any information that was material, tho he was verry ready to do any thing that way that we desired, & we shou'd rather had wished him to continue at Dilston that any body.

The Lead mines and other Estates are advertized to be lett at Michs next, & the board has agreed to make Mr Ords Lease of Hunstonworth their Precident only with the addition of £10 per Week penalty for hushing.

We will prepare & send a proper Land Lease, but we doubt it will be difficult to gett Tennants to enter into a Covent to plant Quicks & Trees tho the Hospitall be at the expence of finding them.

There is Severall Tennants that enter at Penticost and cannot be displaced before that time, yett it will be proper on letting to make them Mayday Farms, & it will only be an inconvenience to the entering Tennts for the first year. As some are Mayday & some Penticost Farms we have made the Advertizmt Genll without mentioning either.

We have made a little more discovery abt the Colliery in Greenheugh but we believe it will be proved to belong to the Derwentwater Estate, the Mill Island will remain as it is till a Court is held, & Dennetly Tyth in like manner till lett on Lease.

On considering the affair of Mr Reeds friend being Bayliff we think it may be proper to oblige Mr Reed, if it can be done without any Inconvenience attending it, therefore if it can be postponed a little till we enquire into it we will give you are further thoughts.

Last Post brought us an Accot that at the Generall Court held last Week it was agreed that we shoud be continued receivers exclusive of Mr Ellison on the Commission now Subsisting, as also that they had agreed to except of Sr Henrys & your Honrs Securitys for our faith full discharge of our Trust, which we are pticularly obliged to your Honr & Sr Henry for, & do assure you Sr that it shall be our care & Study to merit so kind a recommendation & favour & we are Honr Sr Yours etc

Nichos Walton Hugh Boag

2 Apr 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Rav.h Castle April 2d 1736

Sr

Inclosed you will receive our Cash Accot for last Month by which there is a Ballance remaining in our hands of £44 . 5 . 33/4 after having paid Mr Constables Interest upon £5900 due at last Ladyday.

We have putt the advertisement into the Newcastle paper pursuant to your Commands, but there is one thing with regard to Letting the Estate wch we begg leave to lay before you, as it may possibly merit Some Considerations.

The Act of Parliament relating to granting of Leases obliges the Lessor not to give power to any Lessee to Committ Waste, or exemptg him her or them from punishment for Committing Waste, & we are afraid that may restrain you from

12 Apr 1736 Nicholas Walton to Mrs Clavering

Madam

Ravensworth Castle April 12th 1736

I was last Post favoured with yours informg me of the proceedings of the Tennants of Berwick Colliery, & I have this day wrote to the Mayor to desire he may put a Stop to it so as you may have no further trouble, or fears upon you

Mr Boag & I has also wrote to the Mayor that we hope he will make a Satisfaction for the loss we have allready Sustained, & you may be assured that we will use proper methods to doe you & the Hospitall Justice in that Affair.

I Shall be verry glad to hear that they desist from Sinking; If they doe not I desire you'll acquaint Mr Boag or me, as you may believe we will Compell them to doe what is Just & reasonable

I am Madam Your most Hble Servt

Nichos Walton

12 Apr 1736 Nicholas Walton to William Corbett

Coppy of the Report made on Riding the Boundery of Newlands & Whittingstall Sent Mr Corbett Esqr the 12 April 1736

We whose names are hereunto Subscribed mett to gether at Newlands & Whittingstall, in order to meet & Observe John Fenwick Esqr of Bywell & other Freeholders Joyning upon the Sd Whittingstall Common Riding their boundary, pursuant to an appointment made by the Sd John Fenwick Esqr. We proceeded from Whittingstall to Apperly Burn where we expected to have mett with the Sd Jno Fenwick Esqr & others but they not being come to that place we Supposed the Company to be at Mr Bowtflour at Apperly & thereupon dispatched two Messengers one after the other to acquaint them we were ready to ride the boundary of Newlands & Whittingstll & that we desired they might be present & in answer thereto Mr Bowtflour one of the sd Freeholders said they wou'd not come from his house till about One or two oClock (it being then abt ten oClock in the morning) & that they intended riding their East boundery first, so that we Supposed they coud not be at the place where we Joyned upon them till late in the afternoon upon wch we began at Apperly Burn where it comes out of New park & rid along the sd Burn Edge, to the Hasaks or the Kipperlin hedge where we cutt up two peaces of Earth or Turf, & from thence proceeded along the sd hedge, to a Thorn in a hedge of an Intack at Kipperlin House, where we pulled down the sd hedge & rid thro: it Close by the doores of the sd house from thence thro: the Stack Gurth & another Intack West thereof, & so to the Common from thence along the hedge of Kipperlin to Cary burn head, & so down an old Lane extending Northwds to the No West Corner of Kipper Linn hedges, where we also Cutt up another Turf on the Edge of a Letch called Shortly Croft Syke, from thence along the

sd Letch to an old Dyke Cast, & along the sd Dyke east to a high road & so on Cross the high road North West to <Tent> Thorne where is a heap of Stones & where we also Cutt up a Turfe & from thence So West up a high road or old Lane to Coleburn & up the sd burn <So> & where we cutt up a Turf & proceeded no further that part of the Common being boundred on the South by Fairle May Inclosed Lands belong John Fenwick Esqr After we had ended at the above place we went thro: some Common Inclosed belonging the sd Mr Fenwick & began at the Corner of a Stone Wall Called Fairtonay Garth where we Cutt up a Turfe, & proceeded So West along a road Side to Backwert Letch, & up the sd Letch South to Unthank hedges, From thence East along the sd hedges to mount Fryall, & thence So to a Gate Called Minnikins Gate, & so along Unthank hedge to Shottly Church Lane gate, thence down a green way So East to the Black Dyke, & so down the said Dyke to Walker Shankhead, & so on a little way down a Runner to a Stone Wall within the Mannor of Newlands or Walker Shank off wch Stone Wall we pulled off a Stone & from thence proceeded down the sd Letch called Mereburn till it falls into Derwent. In riding of which boundery we mett with no opposition or discharge from any body save two Tennants of Mr Stevenson of Byreside who discharged us from riding within Walker Shank. Witness our hands the Ninth day of April 1736

Nichos Walton Hugh Boag Recers
Rob Johnson Abraham Bunting Baylifs

Tennants

Josiah Jewill

John Ellison	X his mark	Will Leighton
Will Brown	X his mark	Rob Surtees X his mark
William Green		Thos Phillipson his mark
John Hedley		Luke Hall O his mark
Henry Oxley		Thomas Sureties
John Ofley	O his mark	Henry Ofley O his mark
John Rentson		Thos Humble
George Renoldson	4 his mark	George Wilkinson A his mark
William Taylor	LX his mark	Thomas Wilkinson O his mark
		George Willie
		John Willie B his mark

To William Corbett Esqr

Sr

Ravensworth Castle April 12th 1736

Mr Fenwick of Bywell (who discharged Mr Thompson when Surveying Whittingstall Common) having appointed with other Freeholders to Ride their boundery Joyning upon Whittingstall and having given notice thereof to us, we went to wait upon them with the two Bayliffs & Tennants & you have Inclosed our proceedings thereon under all our hands, which we hope the Directors will approve of

We have kept a Copy of our report and are Sr Your most Obed Servts
Walton & Boag

15 Apr 1736 Nicholas Walton to John Aynsley

To John Aynsley Esqr

Sr

Rav.h Castle April 15 1736

I am favoured with yours of the 13th Inst wherein I observe you say Hall shall be ready & willing to refer the dispute between him & Jopling to any indifferent Persons, & yett you object agt the persons nominated on Joplings behalf & agreed to by Hall. As to Joblings insisting upon Edward Winship being his Arbitrator and no other person I am apt to believe you may be wrong informd but be that as it will I take him to be no way concerned in the dispute, & as Such is an Indifferent Person.

Whatever objections Hall may now have to Mr Winship I am a Stranger to them, but I must beeg leave to observe that it is verry Pticular he should not have made these objections when Winship was nominated; & I think it must appear verry odd to anybody, cou'd Hall desire more than the nomination of two out of three persons, & this is actually the case, & that he also agreed to Mr Winship being Joplings Arbitrator. It is strange he should then be an unexceptionable Man & now otherwise

Jopling is & has since Mr Boag was at Hexham been ready to have this Affair ended & if it is not done in time it is neither his or our fault as we have done every thing on our parts to have the difference ended in an amicable manner

As to a Tryall at next Assizes, I think neither of the partys have occasion for it, as the expence to each has been already very considerable, but if Jobling is obliged to it, he must defend

All I can further say is that I hope you will order Bonds to be drawn & entered into by the partys, so as an end may be made, if you think it proper, but if not I shall desire your reasons agt it, so as we may lay the case before the Dirers of the Hospitall as it now stands.

I am Sr your etc

N Walton

16 Apr 1736 Nicholas Walton to William Corbett

To Willm Corbett Esqr

Sr

Ravensworth Castle April the 16th 1736

As Mayday is at hand it will be expected from us that we give answers to Such as have made offers to take the Tyths of Whelpington Hartburn & Midford, we have

therefore below enumerated the Severall Biddings for each & begg the determination of the Directors thereupon as Speedily as you can.

You will observe the Severall Offers any of whom we believe might be verry good Tennants, but as we would have a regard in letting of any of this Estate to Persons capable of Supporting an Interest for the present Governmt wee begg leave to recommend Mr Delaval as a Gentn Zealously affected & tho he has not offered so much as another person we doubt not but he will give as much as any for Whelpington. Mr Lumsden of Morpeth is also a person of an undoubted good Character & Zealously affected to the present Governmt he is as as good an offer as any other Person. You will observe Sr that Mr Midford is the only Person that offers for Midford Tyths & we believe he offers as much as they are worth, & there does not seem to be any more Offers for the others

We are Sr Your most Obedt & most Hble Servts
Walton & Boag

The Severall biddings for the following Tyths

Whelpington
Mr Delaval £100 will let to him for £130
Mr Cuthbertson 130
Mr G Aynsley 100
Mr Wm Robson 100

Hartburn Rectory
Mr Rob Lumsdon £100 will let to him for 100
Mr Geo Liddell 100
Mr Wm Robson 70
Mr Ra Wood 90

Midford Tyth
Robert Midford Esqr £100 will let to him for 100

Larbottle Tyths are lett to Wm Story for 35
Total £365
Old Rent 255
Advance £110

18 Apr 1736 Nicholas Walton to George Liddell

To George Liddell Esqr

Ravensworth Castle April the 18th 1736

Honred Sr

Mr Anderson was Tennant to the late Earl of Derwentwater & is so till next May day or Whittsuntide at which time Mr Archibald enters upon the Farme with a Liberty to Sow a part of the land, Mr Anderson having no right to a Way going Crop, as it was when he entered upon it a grass Farm & but lately tore out.

When we reced the North Country Rents we called upon Mr Anderson at Alnwick, who complained of his Farm being a hard one, that instead of £44-10-d Mr Watson the late Receiver had agreed to take of him £40 & that it was still too dear & therefore he desired to be clear of it. At that time we were a little uncertain of the value of the Farms & therefore thought it not unreasonable to quitt him of it; but on his writing to us at Whittingham & again desiring to be clear'd of this Farme we wrote him that we would endeavour to gett Tennants for it, & in case we could meet with agreeable Terms he Should be gratified in his desire. This being done we made the letting of it publick & had much better offers than we expected & in pursuance of what we had before wrote Mr Anderson, we writt to him again & told him we had the offer of good Tennants, & that he might be Clear of his Farm as he had desired. <.> it was some time after before they were lett; & he had the offer of them in preference to any body & would not give more than £40 for what is lett for £49-10 What Steps we took in this Affair were laid before the Directors, who approved of our proceedings thereon & ordered us to lett on the best Terms, which was accordingly done, but if any thing to our unknowledge is done by Mr Archibald to the prejudice of Mr Anderson we will take Care that he Shall have proper Satisfaction made him. We are Honrd S Your most Obedt Servts

Nichos Walton

Hugh Boag

Mr Anderson pd originally

For Lorbottle Tyths	£30
For Lands etc at Alnwick	14-10
	£44-10

18 Apr 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle April 18th 1736

Sr

Yesterday Mr Thomas Pye of Morpeth offered us Ninety Pounds for Midfield Tyths with which we think proper to acquaint you. We sent you all the other biddings last Post.

Last post brought us a Letter from Messrs Snow & Paltoch Goldsmiths without Temple Barr, demanding a Years Interest due to the Execr of the late Dr Chamberlain at Ladyday last upon £3000 wch they desire us to return them as it becomes due on the Same Terms wch we were desired to return Lord Peters Interest.

We are Sr yours etc

Nichos Walton

Hugh Boag

24 Apr 1736 Nicholas Walton to William Corbett

[Note: the enclosure from Shaftoe Downs referred to here are included elsewhere under the date 4 Feb 1736]

To William Corbett Esqr

Ravensworth Castle April 24 1736

Sr

We have with difficulty at last gott Hall & Jopling to Enter into Bonds of Arbitration, to putt an End to the differences between them, which is to be done before Easter Term, as Mr Aynesley has obtained a Rule of Court against Jobling to shew Cause why the Inquisition should not be Quash'd. We are apprehensive that an End may not be made in this Arbitration before Easter Terme, & therefore least it should be so we begg you will gett a Stop put to any proceedings in the Kings Bench against Jopling, as it may occasion an Expence to them both, if Suffered to goe further.

Inclosed you have Coppys of Affidavitts taken by Mr Shaftoe Downs, relating the Tyths in dispute between Mr Wood & Mr Moore, as also a paper shewing Mr Woods reasons for the Nonpayment of petty Tyths & the nature of them. Pray Sr have you gott the Grant of the Tyths of Hartburn Rectory, or on any Search found how Temple Thornton comes to be exemptted from Tyths. It is most certain, necessary to know that, or we Shall not be able to defend Mr Woods Cause.

Mr Calverly Blacketts Agent was with us at Dilston to whom we paid the Severall Rents due out of the Derwentwater Estate, as they appear in the outgoings Sent to us, but there is a demand made by him of £1.1.-d per Annum for Coastly Corn Tyth which we have no Accot of. We believe it is due to Mr Blackett but without your orders would not pay it.

Mr John Ridley from whom there is due £225 for Wood at Lady day last was with us & acquainted us that he expected his Bond given up on payment of the money to us, which is very reasonable he should have. The Bond is in Mr Watsons hand, & as Ridley will not pay his Money without it being delivered up we desire you will Order Mr Watson to Send it to us, or that you will in Some way order it that we may have it.

Mr Hutchinson has given orders to Mr Aynesley to arrest some of the Tennants who are in Arrear of Rent & in pursuance of it last Week he Seized upon the Goods of Redhead the Tennant of Whittall, which is very ill Judged as it is so near Mayday. Mr Readhead has pd us no Rent since we have been concerned & is in Arrear to Messrs Hutchinson & Watson £48 so that we doubt there will be a Loss by him. The Goods & Chattles of Readhead are to be Sold next Monday, but we doubt they will doe little more than Answer the Arrear to Marts 1734 so that we have nothing to depend upon but the Crop upon the Ground.

We have by good fortune gott Mr Readheads Farm lett to a very good Tennant for one year Viz: from Mayday 1736 to Mayday 1737 with a promise to make him some

Small abatement, which he has left to our Selves. He desirous of taking the Farm on Lease, wch if he should doe we think he is not entitled to an abatement for the ensuring Year but if he Should not take on Lease we recommend it to the Hospital to a bate him £5 & think it reasonable to do so.

Mr Busby of Dilston has not had any Accot from Lord Petre's. Shewing the right they have to the Goods in Dilston House, but he Says his Lordship wrote him that he would wait upon you and Satisfy you of the right they have. It is now so near Mayday when the Goods Should be removed that we are afraid it will be an Inconvenience that we have not directions about them, Particularly as the House may be Tennanted by Major Wanless.

The Chappell at Dilston verry much wants repairing in the Leaded pt of the roofe, as it takes in Wett so much that the Timber is Decaying, besides there is in the one end of it A Dove Coate which is very indecent in a Consecrated place & that being removed a Gallary might be made very comodiously which at A Small Expencc would make the Chappell a verry decent place of worship. We think the roof may cost abt £6 & the Gallary about £10. The boat at Corbridge has been at abt £4 Expencc in buying books & Surplice for the use of the Chapple which the late Rece[ieve]rs he Says promised him, but as he not been pd by them he has requested us to make a representation of it to the Directors whose Directions when we have Shall be pursued

We Observe the mistake in our Cash Accot for last month which we have rectified & are Sr Your most Obedt Humble Servts

Nichos Walton

Hugh Boag

At a meeting of the Directors of Greenwich Hospitall at Salters Hall the 19th March 1735/6 it was ordered that the Receivers of the Derwentwater Estate should explain in the most minute manner the Affairs in dispute carried on between Mr Wood and Mr Moore; and to particularize the best reasons Mr Wood alledges for not paying Tyths, and what are the nature of the Tyths in dispute.

In answer to which Mr Wood has some years been Farmer of East als Temple Thornton, & Mr Moore has for Seven years last past been Farmer of the Glebe Lands & Tyths of the Vicarige of Hartburn.

That Mr Wood nor his predecessors never pay'd any Petty Tyths to the Vicars of Hartburn, nor never knew a demand made for Such Tyths by any Person whatever, till of late that Mr Moore made a demand.

That there is Sufficient proof, of no petty Tyths having been paid to, or demanded by the Vicars of Hartburn for 60 Years last past & upwards, by Persons living that can remember Eight Vicars to have been Recident and Incumbent in the said Vicarage.

That this Estate was originally called Temple Thornton from some Temple or Religious House there, to which was paid a full Satisfaction or recompence out of this

the Court of Excheqr to whome you must Apply as he has our directions to Act in this Cause as is Connstant wth the Interest of the Hospitall.

We are verry Sorry you Should have given us Reason to bring this Trouble upon you but you may blame your Selfe for it & you are only used as you deserve & as all people who use Such practices may Expect

We are Yor Hunble Servts
Nichs Walton Hugh Boag

28 Apr 1736 Nicholas Walton to John Aynsley

To John Aynsley Esqr

Sr

Ravensworth Castle April 28 1736

I Reced yours by Gerrard Redhead yesterday, & observe that you have Postpond the Sale of his Goods, in consideration of the Loss that woud accrue from your insisting upon ready Money; I think it a very just consideration, but I do not see how you cou'd be prejudiced by giving 6 Month Credit as that will be as soon as Redhead can have a prospect of raising Money to answer your Demands.

As to any accomodation with us, its what I shoud have been verry ready to come into, provided we cou'd anyway be Secured of the Arrear due to us; & In order that we might be so Secured, I gave Mr Redhead orders yesterday to bring two Men whom he told me he had ready to be bound for him, & who woud meet me here this day. He is accordingly come but only with one Snowball who is a farmer at Hedley under Mr Surties & who is in Arrears wth his Landlord & only farmes £23 per Ann. This Sr is so farr from being Satisfactory to me, that I shoud be doing the greatest Injustice If I take a Security which I look upon to be worth Nothing. Redhead reckons that his Goods (if Sold at 6 Months Credit) & Crop will answer more than yours & our Demands, but I am convinced of the Contrary, however be that as it will, I am of opinion it is now the only time to be Secured & if you doe not Sell the Goods, we must be obliged to it, as it wou'd be very imprudent in us not only to run the hazard of the present Arrear but another years Rent when we are Secured in the Latter by a good Tennant to whom we have lett the Farms

I have wrote to Mr Bunting who will waite upon you to know your resolutions & to whom I have given directions proper for him to pursue, as we must insist upon the Goods being sold by you or us either next Monday or Tuesday, but I desire it may be on Monday, as it is realy a hardship upon the entering Tennant to have the Ground eaten till Mayday & after it.

I am Sr your most Hble Ser Nichos Walton

P.S. If we Sell the goods there shall be Six Months Credit given for all above 20s value

29 Apr 1736 Nicholas Walton to Abraham Bunting

To Mr Buntg

The 29th April 1736

I hope you have this morning made a Seizure of the Goods of Readhead of Whittles, & that you have made a Shedule of the whole, & left it with a Person in possession to Stay there till the day of Sale, wch I perceive cannot be before Wednesday next.

You will take care to give publick notice of the Sale at Ovingham Bywell, & Corbridge Churches, a Cobby of wch (as I would have it published) you have Inclosed, by which you will observe Six Months Credit will be given for all goods above 20 Shillings, or an allowance of 6d in the Pound will be made to those that pay ready money.

Do not publish or Sell any of the Household Goods without further order, but I hope either Mr Boag or I will be with you the day of Sale; but if we Should not you must attend the Sale & take promry Notes payble at Martinmas next, & in each Note must be two Persons. I mean one Substantial Man must be bound for the Person that buys any Goods upon Credit. These things you will I desire carefully pursue & youll very much oblige. Your Hble Servt

Nichos Walton

You must take care to gett a good Caller to Sell the Goods. Forster tells me there is one Thompson at Wylam.

30 Apr 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr

Ravenworth Castle April 30th 1736

We wrote you the 24th Inst that Mr Aynesley of Hexham had Seized the Goods of Readhead Tennant at Whittles for an Arrear of Rent due at Marts 1734 & that the Goods so Seized were to be Sold on Monday the 26 Inst.

We Sent our Bayliff Mr Johnson to attend the Sale & to take an Accot of the Value of the Goods Sold to the end that we might call upon Mr Aynesley for the Overpluss, which we apprehend must in Course goe to the discharge of part of the Arrear which has become due to us Since Martinmas 1734, but on Mr Johnson's going to the Place Mr Aynesley putt off the Sale & withdrew his distress, and tho' he knew we had Lett the Farme putt the Man upon disputing his right to hold his Farm another year altho' his Circumstances is at present Such as there must be a very considerable loss by him.

We have as we before wrote you lett the Farme to a very good Tennant, who will pay his Rent well, & out of a regard to that & the right he has to enjoy it, by taking

it in a Legal manner, we have thought proper to make distress of the Goods of Readhead & they are to be Sold next Wednesday which we hope the Directors will approve of.

This Affair has given us a great deal of Trouble & indeed Mr Aynsley proceedings there on Seams to have been Calculated for that purpose as he never could mean to doe the Hospitall Service in distressing a Tennant so near Mayday when it was a very great Chance that we gott a Tennant.

We hope the Directors will take into their Consideration the great Inconvenience that must attend the distraining of Tennants at improper Seasons of the Year, & that they will order a Stop to be putt to any thing of that nature being done for Arrears of Rent due at Martinmas 1734 till we are acquainted therewith, for Should they Suffer things of that Kind to be done where ever it happens the Farmes will be untenantted & fall into the hands of the Hospitall by which there will be an undoubted loss. We are etc

Walton & Boag

1 May 1736 Nicholas Walton

[Note: incomplete rental of the northern estates]

A Rentall & Particular of the Derwentwater Estates as Lett from Mayday 1735 to Mayday 1736 Vizt

Dilston Demaine Farmes Vizt	£	s	d	
James Thompson	35.11.	1	1/2	
Matthew Thompson	35.11.	1	1/2	
John Thompson	35.11.	1		
Edwd Giles	53.	6.	8	£160. - . -
Newtonn Farme Vizt				
John Stokoe	£41.13.	4		
Wm Stokoe	41.13.	4		
Paul Brown	41.13.	4		
Michl Brown	41.13.	4		
Thomas Brown	41.13.	4		
Richd Gibson	41.13.	4		£250. - . -
Gills Close etc	Mr Chas Busby			2.15. -
Radcliffs Closes	Thomas Radcliff			5.15. -
Miln	Mr John Aynesley			15. - . -
Cottage	Cuth Swinburne			10. - . -
Do & a Garth	James Robson			1. - . -
Do & a Garth	Wm Hoggarth			1. - . -
Sams Island	Caverley Blackett Esqr			2. - . -
				438. - . -
Carryed Over				£438. - . -
[Next double page evidently missing]				
Brought Over				£1640. 3. 9

Hexhamshire Estates

TNA ADM 66/105 Greenwich Hospital Northern Receivers Letters 1735-7

Aydon Shields	William Weldon	£40. - . -	
Staples	Robert Grundey	10. - . -	
Ditto	Henry Dixon	10. - . -	
Gaire Shield	Jane Bell	11. - . -	
Turfe House	George Green	8. - . -	
Upermire house	Thomas Chatt	10.10. -	
Rowley head	Christopher Nevin	31. - . -	
Raw Green	Joseph Green	30. - . -	
Heckley House	William Stobbs	12. - . -	
Peacock House	Robert Dixon	20. - . -	
The Bush	Robert Bell	7. - . -	
Whittley Mill	Geo Trumble	19. - . -	
Netherholmes	Jno Armstrong	5. - . -	
			213.10. -

Coastley & Appurtenances Vizt			
Coastley	1/2 George Nicholson	60. - . -	
Do	1/2 David Brown	65. - . -	
Bagraw	Mattw Leadbitter	10. - . -	
Westwood	Mr John Ridley	80. - . -	
High Wood	David Brown	65. - . -	
Huksford	Robert Dickinson	56. - . -	
Longhope	Ditto		
Wooley Millgreen	William Lowthin from may 1735	2.10. -	
Wooley Farme	Martin Swinburn	36. - . -	
			374.10. -

Memorandum Mr Aynesley Agreed with Wm Lowthin in Mr Watsons name as appears by Mr Aynesleys letter to Wm Lowthin

Wark & Elrington Manor			
Pt of Elrington	Mary Wright	30. - . -	
Pt of Ditto	John Coates	15. - . -	
Dinnetley	Mr John Aynesley	14. - . -	
Wood hall	John Coates & Thos Wright	41. - . -	
Wood hall Miln	William Cook	40. - . -	
Gregshield Colly	John Bacon Esqr	6. - . -	
Greenhaugh Do	Matthew Robson	5. - . -	
Greenhead Do	Jas Dodds from May 1735 & Mr Hall	5. - . -	to that time
Warkfell	Do Reynold Charleton	1. - . -	
Woodhall house	Nichos Scott	1. - . -	
Elrington smith shop		2. 6	
Buteland	John Reed Esqr	135. - . -	

Wark Free Rts Payable at Mart[inma]s only Vitz			
Barnstad	Wm Charleton Esqr	5. -	
Bellingham eales	Mrs Charleton	5. -	
Bellingham mills	Mr Wm Charleton Readsmouth	1. - . -	
Do	Tolls George Gibson	13. 4	
Birks	George Robson	3. 4	
Blakelaw	Roger Wilson Esqr	2. 6	
	Richard Carr	7. 6	
Bower	Mr Wm Charleton	3. 4	
Chirdon	Wm Charleton Esqr	3. 8	
Coan Shiel	Robert Brown	10. -	
Crow hall	Mr Ridley	3. 9	
Dalley Castle	Wm Charleton	3. 4	
Dinlees	Matthew Charleton	4	
	Carried Over	£296. 4. 7	£2228. 3. 9

7 May 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Sr

Rav. Castle May 7th 1736

Last Post brought us the Minutes of the board of Directors at their last meeting; as also Mr John Riddleys Bond, & we have given him Notice thereof, in order that he may make provision for the paymt of the Money.

The Map of Scremmerston & the field book came also safe the receipt of wch we find we omitted to Acknowledge

Our Cash Accot for the last Month will come next Post wth answers to such things as the board have required & any other occurances that are necessary. we are Sr Your most Obedt Servts

Walton & Boag

8 May 1736 Nicholas Walton to William Corbett

[Note: Includes copies of correspondence from Francis Anderson of Alnwick to William Corbett and statements made by Thomas Harrison]

To Wm Corbett Esqr

Sr

Rav.h Castle May the 8th 1736

We were favoured with yours of the 22d of April last with the Minutes of the board taken at Salters Hall the 21st of that Month, as also Mr Fra Andersons Letters of the 12th & 15th of the same complaining of some hardships, & in pursuance of the Command given us you have as followeth a true State of Mr Andersons Case.

Mr Anderson was Tennant to the late Earl of Derwentwater & afterwards to the Commissrs of Greenwich Hospitall, & is so till next Mayday or Whittsuntide, at which time Mr Archibold enters unto the Farme wth a Liberty to Sow a part of the Land that Season, Mr Anderson having no right to a way going Crop as it was when he entered upon it a grass farme and but lately tore out

When we reced the North Country Rents in January last, we called upon Mr Anderson at Alnwick in our way to Spindleston & Scremerston who complained of his Farme being a hard one, That instead of £44 10 d Mr Watson late Receiver had agreed to take of him £40, That it was still too dear & therefore he desired to be Clear of it. At that time we were a Little uncertain of the value of the Farme, therefore we thought it not reasonable to quitt him of it; but on his writing to us at Whittingham & again desired to be cleared of his Farmes, we wrote to him that we woud endeavour to gett a Tennant or Tennants for it, & in case we coud meet with agreeable termes, he shoud be gratified in his desire. This being done we made the letting of it publick & had much better Offers than we expected, & in pursuance of what we had before wrote to him, we writt to him again & told him we had the offer of good Tents & that he might be

clear of his Farme as he had desired; it was some time afterwds before either Tyth or Land etc was let, & Mr Anderson had the offer of them in preference to any body & he woud not give more than £40 for what is lett for £49 10 d

We observe that Mr Anderson says he coud not have the Offer of the Farme or be allowed to take it at any rate. That he says is part of his Letter that Alnwick house & Closes was £19 10 & in another part of his Letter £14 10 d That Mr Boag had lett it at Marts last, That Mr Archibald entered upon the Farme on or about the 17th March last; none of wch we aver in fact except that part where he says Alnwick House & Close are £14 10 Rent

The agreement was made wth Mr Archibold the 24 day of March last, & he has since sown a part of the Land wth Barley wch had he not done he coud have had nothing for this years Rent Mr Anderson was at the expence of plowing part of the Land wch Mr Archibald is willing to make him a Satisfaction as also for the Ealage of the Stubble from Ladyday last to Whitsuntide next, so it shall be Settled by Mr Smart Tennant at Spindeston n to whom is referr'd, but we do nott thyink Mr Anderson is intituled to any Satisfaction at all, but on the Contrary he ought to make a Satisfaction for the Injury he has done the Commrs of the hospital by Tearing out his farme & leaving his hedges in bad repaire.

Besides he has for some years past done a thing that may be of ill consequence, wch is this We find upon Strict inquiry that this farme was in grass when he entered upon it, that it was exempted from the payment of Tyth Hay, & it is said from Tyth Corn, notwithstanding wch Mr Anderson as Tennant of the Corn Tyths of Alnwick demesne has drawn the Tyths of Corn of Alnwick Closes Since they were tore out. As appears by a Certificate under the hands of his predecessor & Tennant Thomas Harrison who is now living & near 80 years of Age

We were also favoured with yours of the 1 May Inst which conveyed to us the boards Minutes of the 29 Ulto.

We are sorry to find we oमितed to mention the name of Wm Forster to whom we had lett the farme at Whittles at the old Rent of £55 with a promise to make him some Small allowance if it shall appear to us reasonable, as we before mentioned, in our Letter of the 24 Ulto.

As we before acquainted you we were obliged after Mr Aynsley with drew his distress to Seize the Goods of the late Tennant Redhead & in pursuance of it his Cattle & Husbandry Utensills were sold for the use of the Hospitall for £42 5 4d of Which £39 9 d is on Six Months Credit. There is besides the £42 5 4d a low loss wth Mr Redhead for the Support of his Family wch is to remain upon the farme for their use, & is the property of the hospitall, This we thought proper to doe out of Compassion to his family & hope the Direcrs will approve of it

We have confirmed the agreemt wth the following Gentlemen for the following Tyths for one year from Mayday 1736 to Mayday 1737 Viz

George Delaval Esqr for Whelpington to pay £130

Mr Edwd Lumsden for Hartburn to pay 100

this I can prove. Can Mr Boag expect the rent when <Ime> I am hindered enjoying my years ending att Whitsontyde

Lett me but enjoy my yeare att Whittsontyde & take it & let Capt Archbold give me a Consideration for it & then let him doe whatt it Pleases with it I might have putt him off enjoying it Whitsontyde had come but for the Capt to putt me off Saying Mr Boag will Protest for him it' a hard Case to turn me out by force when I cannot have Justice but Capt Archbold will doe what he Pleases Spearing over one I doe not value let Mr Archbold tak it

Yo etc Fra: Anderson
please to let me know in time

To William Corbett Esqr

Sr

Alnwick 15th Aprill 1736

My former would acquainted yor worp how I have Been Used by Mr Archbold who entered to the late Earle of Derwentwaters Estate on or about the 17th March with force & <Earnes> [earnest?] is now Sowing up my Bigg Land which is not due for him to enter to till Whittsontyde next then my yeare ends I have plowed it out my Selfe what can I doe in Such a Case can I pay up my Whittsontyde Rent & not enjoy it

But Mr Hugh Boag Sayes he will Warrant & Defend him wth out any more to doe I am resolved to pay no Rent till my Terme Ends at Whittseystide next as I have done for the 25 Yeares & upwards I can make Oath of this but that there is Some designe agt me I am but a Servt to his Grace the Duke of Somerset I have Also my Taxes to be Allowed & a great great Deal of repaire in the House I new lofted the Garretts & Severall other Repaires I Begg Yor pardon for this Trouble from Yor most humble Servant

Fra: Anderson

I could not have the farme att any rate from Mr Boag who has a farme under his Grace att Swinhoe this Farme lyes in the Middle of his Graces Land

Alnwick May the 1st 1736

I doe Certifye that I was Tennant to the Late Earle of Derwentwater about Four or Five & Twenty year agoe for Radcliffe Closes & a house in Alnwick & that I Entered to the Sd Closes in Grass & left them Also in grass at the Determenation of my Terme

Witness my Hand Thomas Harrison

We whose names are under written doe witness that we heard Mr Thomas Harrison Senr Say as above & also See him write his name

Hugh Boag Ralph Archbold Chris Legg Jno Wade

22 May 1736 Nicholas Walton to Mannock Strickland

To Mr Mannock Strickland

Sr Ravensworth Castle May 22d 1736

We were favoured with Yours of the 13th March last & Observe the Termes you propose as to the returnes for Interest and Annuity due to Lord Peter & Lady Catherine Radcliff at Ladyday last past, & we are Ready to make the returnes on these Termes, but we desire & Expect that all Bills or Notes Sent you from time to time Shall be Noted & protested as the Law Directs & that Notice thereof Shall be given to us as they are so Noted & protested

We have this day Sent into the hands of Mr Joseph Goodchild Nineteen promesary Notes etc amounting to One Thousand & Eighty Nine Pounds which with the one P Ct makes the whole Years Interest & Annuity due last Ladyday & we have desired Mr Goodchild to waite upon you with the Sd Notes & Bills, to whome we desire you will give proper Receipts & as it is Expected by our principalls that you produce an Authority for the the Receiving the Money & Also a proper Testimoniall of Lady Catherine Radcliffs life, we desire you will Satisfye Mr Goodchild as to these Pticulars

For the future the Interest & Annuity may be returned halfe Yearly or as you desire it & we Shall always take care to doe it in that way which Shall be most agreeable to you. We are Sr Your most Humble Servts

Nichos Walton Hugh Boag

22 May 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Sr Rav Castle May 22d 1736

We were favoured with Mr Hornes of the 11th & 13th of May Inst which Conveyed to us the Boards Minutes of the 8th & 12th of the Same as Also the Accot of the Expençe of the Comission of enquiry which Shall be discharged pursuant to their Comands.

We Observe that Sr Henry Liddele Bart & Colonel Liddle had desired that the Security Bonds for the faithfull discharge of the Trust reposed in us might be Seperate & as these Bonds were approved of we hope they are Executed We are ready Sr to enter into the other Security required in any way that is thought proper.

We think ourselves very happy in the Discontinuance of Mr Aynesley as Court Keeper, & in the Choice of Mr Airey in his Steed, & we are Seneable [sic] the Hospitall will find a great Benefit from it

I am Dr Sr Your etc Nichos Walton

PS The reason why the Recets are for £1100 & the Notes etc sent you inclosed are only £1089 is this. They allow 1 per Ct out of it

A Shedule of Notes & bills Inclosed herein

Saml Illing's Note to Wm Allaley dated 29 Apl 1736 at 40 days	£30
Do's Do to Do dated 29 Do at 40 days	30
Stephen Fortee's Do to Chris Blackburn dated 5 May 1736 at 40 days	45
Joseph Bennetts Do to Richd Sedgfield dated 6 Do at 40 days	70
Edmd Shalletts Do to Thos Murry dated 7 Do at 40 days	33
Matthew Arnolds Do to Do dated 7 Do at 40 days	48
Wm Goodchilds Do to Do dated 7 Do at 40 days	50
Hum Godfray's Do to Hen Clark dated 8 Do at 40 days	90
Jona Shakespear's Do to John Mellar dated 8 Do at 40 days	120
Mattw Arnold's Do to Stephen Bell dated 8 Do at 40 days	65
Saml Illing's Do to Thos Maxwell dated 9 Do at 40 days	35
Do's Do to Do dated 9 Do at 40 days	30
Do's Do to Do dated 9 Do at 40 days	35
Wm Randall's Do to Robt King dated 10 Do at 40 days	47
Thos Taylors Do to Thos Dale dated 12 Do at 40 days	55
Ben Herne's Do to Do dated 15 Do at 40 days	55
Robert Hudspiths bill on Thos Young dated 20 Do at 40 days	119
James Bakers Do on John Baker dated 22 Do at 30 days	20
Nichos Walton's Do on Messrs Towler & Co dated 23 Do at 30 days	42
	£1089

25 May 1736 Nicholas Walton to John King

To Mr John King Kesweek

Dr Sr Ravensworth Castle May 25th 1736

We were favoured with yours of the 13 of May Inst by which it Appears that you have adjusted the Differance between us & Joseph Scott of Stable hills, but it had been better if you had Settled the Damage which he ought to pay for the use of the Hospitalls, When we came over that Shall be adjusted.

As the dispute between Bowe the farmer of the Stone Quarry & the Tennants we can only Say this that what ever Tennts have or had formerly a Right to Winn Stones without the Lds leave must have the Same now & those who have not that right Bowe has an Action against but whoever he brings Actions against it must be at his & not the

25 May 1736 Nicholas Walton to Thomas Christian

To the Reve Mr Cristian

Sr Ravensworth Castle May 25th 1736

We are verry Sorry to have the Ocasion of giving you Some trouble upon Mr Pearsons Accot against whome a greivious complaint has been lately lodged to the Comissioners of Greenwich Hospitall, the Complaint is this

That Mr Pearson Bayliff of Kesweek has Suffered Severall People particularly Geo: Alleson Wm Grave Joyner & Anth Sharp to Cutt down Timber & other Wood & permitted the Same to be Carryd off. Also a Cottage to be pulld down & Carryd away from the Sd Mannor & that other damages & Abuses have been Comitted in the Said Estate

What we therefore request of you Sr is that you woud be So kind as to make a Strict enquiry into the Matter of Fact as to Each of these complaints & in case Mr Pearson is Clear of the Charge that you will be so good as Send us a proper Certificate of it Signed by your Selfe & Some of the principall inhabitents at Kesweek & we desire you will also write to us along with it in Answer to this & acquaint us how farr Mr Pearson has behaved ill or Ill Treated any Person in the Mannors where he is Concern'd. We have a good oppinion of the man as we are Sencible you have, which encouraged us to give you this trouble & we hope you will not take it amiss that we doe so & are Sr yor most Oblodg'd Humble Servts

NW & HB

30 May 1736 Nicholas Walton to Joseph Goodchild

[Note: This postscript refers to a letter of this date to Joseph Goodchild but none is found in the original volume of copy letters.]

PS. In my letter to Mr Goodchild the 30 May 1736

I have just now reced yours wherein you desire to know whether you are to pay the Bills & Notes for £1089 when reced or now, we did not mean to give you the trouble of receiving the money for them, but only Seeing them Safely deliverd to Mr Strickland & that proper discharges were taken for the same, & we wrote to Mr Strickland that you woud wait upon him wth the Bills & Notes. A Coppy
N Walton

5 Jun 1736 Nicholas Walton to Joseph Goodchild

To Mr Joseph Goodchild

Dr Sr

Ravensworth Castle June 5th 1736

I send you Inclosed three Bills & one promry Note amounting to One Hundred & Forty Eight Pounds ten Shillings which with One per Cent allowed out of £150 makes one years Interest upon £3000 due to the Executor of the late Doctor Chamberlain at Lady day last which I desire you will pay to Messrs Paltock & Snow Goldsmiths without Temple Barr after they have produced a proper Authority to receive it. It is due from the Commissioners of Greenwich Hospitall out of the Derwentwater Estate and the Recet must accordingly be made so, as you will observe by the Forme of a Recet for Lord Peters. Mr Boag presents his Service to you & I am Sr Your most Humble Servt

Nichos Walton

Jane Watson's bill on T Lequesne Esqr dated 25th May last at 30 days	£51-19- 2
John Chantry's Note to Mr Whitfield dated 14 Do at 40 days	35
Wm Kilvington's bill on Chris Alderson dated 2 June at 28 days	52-10
N Walton's bill on Messrs Fowler & Co dated 5 June Inst at 28 days	9- -10
	£148-10

5 Jun 1736 Nicholas Walton to Snow & Paltock

To Messrs Snow & Paltock

Gentn

Ravensworth Castle June 5th 1736

We were favour'd with yours of the 12th April last, which we then did not answer, as not being prepared to give you a Satisfactory one.

This day we have Inclosed to Mr Joseph Goodchild three Bills & one promry Note amounting to One Hundred & Forty Eight Pounds Tenn Shillings, with which we have desired him to wait upon You and you will be so good as to give him a proper discharge for One Hundred & Fifty Pounds for One Years Interest on £3000 due to the Execrs of the late Docter Hugh Chamberlain at last Lady day, from the Commissionrs of his Majestys Royall Hospitall at Greenwich & out of the Estates of the late James Earl of Derwentwater. The 1 per Ct allowance wch you are pleased to make, we accept of as usual, in consideration of which we apprehend you expect that we run the risque of any loss by the returne, wch we agree to doe, but expect that such Bills or Notes as we Send Shall be regularly Noted & Protested as the Law directs & notice thereof given to us.

Our Principals expect that Such Persons as we pay this Interest to, Shall be Legally Authorized to receive it, you will therefore be so good as satisfye Mr Goodchild in that Pticular.

We Shall be glad for the future to have no other trouble than to remitt the Interest directly to your Selves, & in order that it may be so, we Should be glad to have a generall order from the Executors to pay the Interest to you till they Countermand it.

We are Gentn Your most Obedt & most Hble Servts
Nichos Walton Hugh Boag

5 Jun 1736 Nicholas Walton to Mr Graham

To Mr Graham at Spindleston

Ravensworth June 5th 1736

The Bill on Mr Lambton for One Hundred & Forty Pounds not being paid is the occasion of giving you this trouble, which only Serves to acquaint you that Mr Lambton says he has not yett gott so much Corn as amounts to the Sum; he has desired we may keep it a Week or ten days, but as there may be some hazard in it we shall wait you Commands about it. & we expect to hear from you by the returne of the Post as we realy want money.

We are Your most Hble Servts
Nichos Walton Hugh Boag

5 Jun 1736 Nicholas Walton to William Corbett

To Mr Corbett Esqr

Sr Ravensworth Castle June 5th 1736

Inclosed we Send you our Cash Accot for last March, by wch there is a Ballance then remaining in our hands of £133 - 18 - d Since we have reced only 20 Shillings a Fee Farme Rent, & we have this day Sent the Years Interest due to the Doctor Chamberlains Excers into the hands of Mr Goodchild; so that there is now a Ballance in our favour.

We are ashamed that you have not had from us an Accot of the Expence of building Housing & Improving the Estates at Newlands & Whittingstalls but it is what we have not yett been able to doe for want of the Survey, or rather the Map of it. Mr Thompson has been so hurried with getting the Survey Compleated that he has had very little time to make the Draughts of each Estate, he is now at Meldon and near done there, & when that is done, he has done all the Inclosed Lands except Aldston and Keswick to which places he intends next to goe, if you have no Objection, but we would advise his Surveying only the Inclosed lands at these places now, as his doing the Commons that are so extensive, will take up so much time, that we Shall not have time to make a proper use of the Survey, before the Estates are lett.

The necessary Repaires in the Severall Estates following we compute may be about One hundred & Sixty Pounds, tho' it may be more or less, as it is impossible to make an exact computatn a great deale more is wanting but we only mean to doe what is unavoidable, & what the Tennants will not be content without. We compute

Newlands & Whittingstall £30

other wood & permitted the Same to be carryed of & also a Cottage to be pulled down & carryed away from the Sd Mannor & that other Damages & abuses have been committed on the Said Estate.

We whose Names are hereunto Subscribed doe Certifye that we verryly believe that the Sd Complaint is groundless & Malicious & that the Said Mr Pearson is intirely clear of every pt of the Said charge & hath in all things relating to his office as Bayliff of Keswick aforesaid behaved himself Justly & honestly as Witness our hands this Second day of June 1736.

Thomas Wilson Curate	Thos Christian Vicar at Crosthwaite
Hen Addeson Officer Excise	Isral Bennet Minist Keswick
Danl Fisher	John King Attorney at Law
John Grave	Nicks Grace
Wm Jackson	Miles Wilson
Timothy Todhunter	Fran Hodgskon
Edwd Nicholson	Fran Fisher
Joshua Scott	Thos Fisher
Manecall Wilson	George Fisher
Wm Banks	
John Wilson	

A Cobby of Mr Pearsons Letter to us

Keswick the 29th May 1736

I reced yours and am not much Surprised with such a large & of a list Information against me Since Mr Blackwells been at London Since Easter and I Suppose is there yet. The people of Keswick was apprehensive that much of his bussines to the said place was to Treat one Ill for the benefit of my place etc when my Conduct doth not deserve it I humbly Relinquish and wish them Peace & profit of it that is better deserving, but beggs youle prevail to let all the Accusations be Try'd I am Charged with & if I prove Guilty let me Suffer.

The first Charge is Timber disposed of to George Allason William Grave & Anth Sharpe which I utterly Denay that ever any of them had one Stick of Timber or any other person Except the Miller of Wantwaite mill a few towards repairing his Mill Troughs and Mr Wilson Jnr Crosthwaite & Lawt Penny the foreman wood to make them ach a new Gate and I hope in a little time youle Se my frugality in Setting forth Such Necessary wood. The three men named and 4 more is in all Ive Sold the blown wood to that you did see when at Keswick according to your order which was Birch & dead Sapling Ashes with the two tops of the Stoln ashes, I Sold them by Auction to the highest bidder and hath preserv'd a list of the names of the Buyers and every deviduall tree and New prices Anexed to them and all to pay to you at your Next Colection at Keswick Since they are not allowed me as former perquesites, if in any time I conceal

one Stick to the value of 2d or one <6.> in Money from you not Accounted for Every Such default that is made to you appear, Ile pay to the Royall Hospitall a Guinea

And for the Second Charge which is called the Cottage house I gave you a particular Accot in one of my Letters which youle find by you its a leasehold & Still the dwelling house is Standing & in better Repaire then it formerly hath been it was an old barne that the Lessee Sold who I discharged before Witnesses from taking away and Also the people that brought the Stones & timber, I have have never as yet either told you or writt to you a falisity and if ever let me Exposed and never again Credited

Dear Srs its hard upon me to be So frequently used after this Manner by Mr Blackwell without the least reason Except what is Related before my little office, for he hath been Trying all Experements when Information faild then he fell upon my Reputation which Ive opertunity to Shew him for but being acquainted with his Circumstances made me for bear Neither would I give a handle for any to Say Ime Seeking Revange, I have bred up a family which I Should not be a disgrace to Nor they to me, Ive 4 Sons the Eldest of which hath been in the Excise in YorkShire 12 years Another now at <Ponlack> in London where he hath been Eleven years is Name is Henry Pearson a third Sett up his Trade at Cockermouth in Cumberland - Dyer & fuler 8 years agoe Thee 4th is at home now Ready to goe into the Excise by the Interest of Sr Jos Pennington who's member of Parliament for the County of Cumberland he is now at London & if Required will Show my Sons Certificate this is all matter of fact and which you always Shall find from Dear Srs Yor Obedt Humble Servt

Jos Pearson

15 Jun 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr

Ravensworth Castle June 15 1736

We have reced a Small Box with the Papers relating the Commission of Enquiry the Pticulars of which as they are numbered agree with Mr Horne's Schedule, a Copy of which is herein incerted, all wch we acknowledge to have reced.

The carriage of this small box which weighs only about Six Pounds, is charged One Guinea, as the Carryer Says was to be pay'd by agreement, & we could not have it on any other Termes & therefore we were obliged to pay the Carriage of it, tho' we are of opinion it is an Imposition: For the future when you have occasion to Send us any thing in the same way, we Should desire to have Notice what Carriage is agreed to be paid.

We have gott the Woods at Newlands & Whittingstall Weeded which we expect cost about £16 tho' we have not yett gott the Account of it; The Bark of the Weedings we have Sold to Mr Francis Marshall, Mr Wm Oliver, & Mr George Rowell Tenners in Newcastle for Forty Pounds Sixteen Shillings & 8d for which they have given their Joynt promry Note payable at Martinmas next.

The Woods at Newlands lye interspersed in the Tennants Lands, for which reason we cannot till the latter end of next Month, convert the Wood cutt down, to proper uses, as it would now do a great deal of damage to their Meadows; but as soon as it can be done it Shall be made fit for use & Shall be Sold to the best advantage. We are Sr Your most Obedt Servts

Walton & Boag

No 1 Report of the Commissioners of Enquiry into the Abuses committed on the Derwentwater Estate.

No 2 Abstract of the Report of the Commissioners of Enquiry into the Abuses committed on the Derwentwater Estate.

No 3 An Extract of the Number and Severall Sorts of Trees and Woods mentioned (in the Report of the Commissioners for enquiring into the Wasts committed in the Severall Woods on the late Derwentwater Estate) to be cutt down & carried away since the said Estate became vested in his Majesty etc.

No 4 Extract of the Report relating to Mr Aynesley.

No 5 Copies of Affidavits contained in the Report of the Commissioners of Enquiry into the Abuses committed on the Derwentwater Estate.

No 6 Informations in Answer to the Complaint against the Collectors & Receivers of the Rents of Lord Derwentwater's Estate.

No 7 Information of John Slater & Thos Laider relating to some Trees conveyed away by Redhead.

No 8 Extract of Affidavits of Wast committed on the Derwentwater Estate.

No9 A Copy of Mr Watson's & Hutchinson's Answer to the Lords of the Treasurys Charge of Wast committed on the Derwentwater Estate.

No10 A Foul Draught of Information relating to Mr Aynesley of Hexham Attorney at Law.

27 Jun 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr

Ravensworth Castle June 27th 1736

In Obedience to the Commands of the Board of Directors at their meeting at Salters Hall the 2d Inst we have made Enquiry when any Courts have been held in the Derwentwater Estate, what are the Customs and methods observed by the sd Courts & whether Messrs Aynesley Simpson and Thompson the Stewards appointed by the treasury, have transacted any Affairs in the said Courts since the Estate has been made over to the Hospitall.

In answer to which there has been no Courts kept since the Estate was made over to the Hospitall nor for some time before, but we cannot come at the exact time for want of the Court Rolls which we beleive are all in Mr Aynesleys hands

The Severall Courts kept in the estate are Court Leet and Court Barron, the former of wch can only be held twice in the year (to wit) within a Month after Easter & within a Month after Michs but at no other time, & Consists of Enquirys & presentments. And the latter is the Lords Court & appendant to his Manner & may be held as often as the Lords pleases & is for the Tryall of Accons [actions], between one Tennant & another under forty Shillings. But to Save Expencc to the Ld of the Manner & for more ease to the Steward, the Court Leet & Court Barron have been held together, & is the usual method in all parts where Courts are kept in this Country

Messrs Aynesley & Simpson have done no busyness for the Hospitall since the Estate was vested in the Hospitall nor doe we believe Mr Thompson has, but we do not hear of any such Man who was Court Keeper in any part of the Estate

The places where Courts have been kept in this Estate are Newland & Whittenstall Manner, Haydon Bridge, Wark, Alston & Keswick it has been usuall at such times as Courts were kept to Entertain the Freeholders & some Few Substantiall Tennants with a Dinner etc at the Expencc of the Lord, which we take the Liberty to lay before the Board desiring their directions therein

Throckley Estate is said to be a Manner, & that Courts have been formerly kept there but not for many years, for want of which there has been Enchroachmts made of the Common, by the Freeholders of Callerton we would therefore advise a Court being held there, but hope as it is one additional the Hospitall will be at the expence of it

The Manner of Alston & Keswick being at great distance from Mr Airey (who we apprehend is appointed Courtkeeper) will occasion a great expence upon us & we are afraid from his being at such distance that some things may escape his observation, wch naturally could come before one upon the Spott, Mr Simpson (who was late Courtkeeper at Alston) is Clark of the Peace for the County of Cumberland, is a Gentn of extraordry Character & verry fitt for that Trust, & Mr John <Hearge> Attorney at law in Keswick, is also well recommended to us, & has since we have been concerned, shew'd his zeal for the Interest of the Hospitall, when ever he had it in his power, & who we beleive will discharge the Trust of Courtkeeper with great Fidelity. We therefore begg leave to recommend these two Gentn Vizt the former to be Courtkeeper at Alston & the latter at Keswick

We have had a Conference with Mr Airey who thinks as we doe that it is necessary to call upon Mr Aynesley for the Sevl Court Rolls & papers now in his

Now Tyths not being due to Mr Moore of Comon right but as Lessee of the Vicar & this being the only Article upon wch his right is founded, it was in cumbent upon him fully to have proved the same which not being done, Mr Wood having deny'd his being Lessee & the answer of his Procter we apprehend not being Legal, it does not appear that Mr Moore has any right at all this objection will not doe in the Court of Durham because the practice has been to answer as above. therefore if they proceed to Sentence it will goe in Mr Moores favour.

We have acquainted Mr John Airey wth this Affair who desires removing it to the Arch Bishops Court at York, he has it now under his Consideration, & we shall be glad of your thoughts upon it, & are Sr Yours etc
Walton & Boag

27 Jun 1736 Nicholas Walton to Timothy Wrangham

To Mr Wrangham Attorney at Durm

Sr Rav Castle June 27th 1736

We are favoured with yours of the 18th of June Inst with a verry full and Clear Accot of the proceedings of the Cause Moore against Wood for which you have our thanks

The Custom of the Court at Durham is a verry extraordinary one as we do not see but Mr Moore may alledge anything if Sentence given without the least proof. it is absolutely necessary that he Should be put upon it.

But in case the Court of Durham will not give us yett more time to prove an exemption we desire you will imediately remove the Suit in to the Arch Bishops Court at York; as we are determind to see the farr end of it let the expence be what it will be We are Sr Yours etc

Walton & Boag

4 Jul 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle July 4th 1736

We are favoured with yours of the 24th June last with the boards Minutes of the 23d of that Month, as also their Minutes of the 3d of Decer last

In Answer to which Mr Thompson will proceed to Aldston & Kesweek to compleat the Survey of the Inclosed Lands before he begins the Commons & you may be Assured no time Shall be lost to have the Survey made Compleat that a proper use may be made of it

We had no Minute about the Survey when the Agreement was made with Mr Thompson, but it was agreed that he Should Survey all the Ingrounds at 21/2s & Commons at 11/2s per Acre & in pursuance of it he was first ordered to begin at Aldston Moore Common to which we Objected as first being at a time of the year that it was Scarce practicable & in the Next Place that on our View of it we thought it a great Expencc as we computed it to be near Forty Thousand Acres of Land & most of it never capable of Improvement and again we found there would be very little time to finish the usefull part of the Survey (Vizt the Ingrounds) and therefore advised that a begining might be made at Dilston which was done accordingly The Agreement with Mr Thompson was made by Coll Liddell as Settled by him with your brother Thomas Corbett Esqr.

The Necessary Repaires in the Several Estates Shall be Let forwards & done in the most frugal Manner.

We reced John Kirkleys letter of Crokt Oake dated the 17 May last wherein he represents that the person appointed to look after the woods in the Derwentwater Estate is a Shopkeeper in Hexham & lives out of the County where most of the woods grow & Recommending himself to that office.

In Answer thereto there is two Bayliffs appointed to take care of the woods in the Derwentwater Estate within the County of Northumberland & one Bayliffs wthin the Mannor of Castleridge & Derwentwater in the County of Cumberland

Those for taking care of the woods first mention'd are Mr Robert Johnson living within a quarter of a mile of Newlands woods & Mr Abraham Bunting living at Hexham in the County of Northumberland & in the verry Centure of all the woods in that County. Its true he is a Shop keeper but has a family to take care of it, is a verry active and Industrious man & Cannot be better Scittuated for his present office.

Mr Kirkley lives at Crooks Oake 4 Miles distant from Newlands & from 10 to 15 Miles distant from the woods in the Severall Estates in the County of Northumberland, is a man unknown to us but has a Character that renders him unfit for a place Trust as he is Represented to us to be a verry Dangerous Person to be concernd with

We hope that Such representations as these will have no Weight with the Directors as they may be Assured of the Earleyest Accot from us of any mismanagement in their affares where we are concernd, We beg leave to believe our Selves to be better Judges then men who only Strike at the bread of others to Serve themselves without a View of Serving the Hospital whose Interest we hope the Directors are well Satisfy'd we are firmly attached to.

We find a great Inconvenience will Attend the letting the farmes at Salter Hall by Obliging Tennants to come to London to their great Loss of time & Expencc, We therefore wou'd wish a proper power cou'd be given us Consistant with the Act of Parliamt to let Subject to the approbation of the Board, We have had a Conferance with Colonel Liddell upon this head to whom we refer.

Inclosed you have our Cash Accot for last Month on which remains a Ballance in our hands of £260.14.1d after having paid the Charge of the Commission of Enquiry etc, Mr Downs complains of having to little for his Extraordinary trouble in that affair

& indeed we are of that Opinion that he ought to have had more as he was at much more trouble than Colonel Liddell was Apprized of, he begg'd we would make a Representation of it which we now doe & desire you will lay it before the Board for their Consideration, Mr Downs Says he always Expected 20 Guineas & as he had only £10.10 he hopes the Directors will Order him 10 Guineas more

Last Wednesday we (with Mr Airey) looked over Sevl of the papers at Dilston which Consist mostly of letters & old Accots of the Recivers as Agents of the Derwentwater family & Some few old Mortgages Deeds & Old Counter parts of Leases of little or no Value, tho may be usefull in discovering the Antient Customs Observed in the Estates as there is Severall old Court Rolls of the Sevl Mannors & Accots of verry antient date - We could not get thro the whole nor Mr Airey who we left to goe thro the remaining pt of what we left has not yet compleated his Schedule but as Soon as it is done it Shall be sent you

While we were at Dilston one Mr Boutflower living at Apperly about Six miles from Dilston was Detected & brought before us for having run or Hunted a young Buck thro the park & killing him near the Park Wall We gave him a reprimand for it & ordered Mr Airey to take Information against Mr Boutflower to the End that he might be proceuted for the offence as he is reputed to have practis'd the Hunting & killing the Deer of Dilston [struck through: park] many years Mr Airey we Expect has Sent you An Accot of this affair, as we desired he might take your Directions in it

We have executed our Bonds in £1500 each before Geo Liddell Esqr which we hope he has transmitted to you along with his own bond which he Executed at the Same time & we hope to discharge our Selves with fidelity & to the Satisfaction of the Honourable Commissioners & your Selfe So long as we have the Honr to be Concern'd

Sr Your most Obedt Humble Servts

Nichs Walton

Hugh Boag

4 Jul 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle July 4th 1736

We were favoured with yours & Observe that you are of Opinion that one of us will be directed to come to London to assist in Letting the Estates of Greenwich Hospitall, which we shall most readily acquiesce in but hope that it may be done better in the Country when we shall be both fully Employed in treating with Tennants about their Farmes, but we will readily submit to what the Directors determine in that Case:

On all occasions Sr give us leave to say you may freely Command us in anything we can be Serviceable in to your Selfe in this Country, and we will imediately look out for such a Horse as you describe, tho' it is a little difficult to meet with such a one as they are generally pick'd up by Jockeys that deal in buying Horses for Sale & to buy

one out of their hands an extravagant price wou'd ensue however in two or three Months we hope to meet with one that may answer your purpose. In the mean time we should be glad to know what weight you ride.

If we should meet with a horse that we think proper for you & that neither of us should come to London, we can send him by a carefull Person that may come down by Sea, or how shall doe otherwise as you direct. & are Sr Your most Obedt Servts

Walton & Boag

10 Jul 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr

Ravensworth Castle July 10th 1736

Since our last of the 4th Inst we have had Severall Confera with Collonel Liddell about the Derwentwater Estates who has been so good as give us his advice, & has wrote his Sentements thereon to Mr Holden.

First as to the Sale of part of the Estate we apprehend it will be necessary to come to a resolution thereon before the time of letting, as it will be an objection to any purchaser that such Estates that are to be sold Should be lett on leave for twenty one years.

The Estates proper to be sold are Castleridge Derwentwater and Thornwaite Mannors, Newlands & Whittonstall Mannors, and the Woods upon the Estates of Dilston, Thornbrough Coastley & Langley Barrony wch will we apprehend raise a Sum, Sufficent to pay of Such Incumbrances as are now charged upon the Estate

Dilston Wood we before wrote you may raise £800, or £1000 Coastly & its appurtanances about £2000 & Thornbrough abt £200 & we think near £1000, in Langley Barroney, so that in the whole the Woods that are fitt to be Cutt & Sold may be supposed to raise abt £4000, Exclusive of Keswick & Newlands which will sell along with these Estates

A

You will observe Sr what an advantage will accrue to the Hospitall by the Sale of these Estates, for they now pay Int Annually £1504, and the Rentall of the Estate to be sold is no more than £701.1.3d <.> by which a Saving will annually ensue of £802.6.2d besides the Improvement that may be made in part of the woody Land that is now of little Value, Dilston & Coastley will at least advanced on that Accot £100 per Ann so that in a Lease of 21 Years the Hospitall will save by paying of the Incumbrances at least £20,000.

[In the margin:] This Para to come in at Letter A

The Demesne Land at Keswick cannot advance much, nay we doubt scarce at all, & the Newlands & Whittonstall may advance to £500 per Ann yet it will be a great expence to bring it to that & cannot be less than equall to the to the advance

We are still more of opinion that the letting the Lands Collierys & Lead mines in the North will be much properer than at London, the reasons for wch Coll Liddell has fully wrote to Mr Holden, & has also transmitted to him a supplemental advertizmt to be in certed in the London Gazette & Newcastle papers, if the Direcors approve thereof.

We have made a demand of the money due from Ra Redhead who gives as for answer that what Wood he Sold, was his perqueiste & that he does not intend to pay for any, we told him that the Directors of the Hospitall expected that he woud imediately pay, that they doe not allow of what he called his perquisites & that order woud verry soon be given to prosecute him, if he failed of obeying the Command, to which he gave verry little answer at all.

At the head of Fourstoneshaugh is a breach made by the River Tyne of abt 300 yards in Length, which has taken away a part of the high Road from Hexham to Newbrough, which occasions a Complaint being made to the Justices of Peace for the County of Northumberland, who has given orders to turn the road into the Tents Lands. if care is not taken to reparaire the present one, this breach is at the lower end of some breaches repaired by the Derwentwater family some years agoe for the better explanation of which, you have inclosed a Sketch of it, by which you will observe that what is called four stones haugh is in danger & will in course of time inevitably be taken away. We computed that the expence of repairing of it may if Sufficently done be abt £150, the Ford £50, may be secured for some years, & as the Lands are under Lease for a term of 16 or 17 years yett to come, we think it would not be advisable for the Hospitall to be at much expence, therefore if the Directors think proper we woud advise its being done in the easyest way We are Sr Yours etc

Walton & Boag

18 Jul 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Sr Ravensworth Castle July 18th 1736

As it is expected that there will be an Election of a Member for the County of Northumberland in the Room of Ralph Jennison Esqr we thought proper to acquaint you that the sooner the resolution of the Directors is known to us, the better figure will their Interest make, therefore we shoud be glad of having their Earlyest Commands.

William Carr Esqr who was late member for the Town of Newcastle upon Tyne, and who is zealously affected to the present Government, declared himself a Candidate at the Sessions held at Hexham last Week. He was attended thither by Collonel Liddell and Severall other Gentlemen of good Interest. We are Sr Your most Obedt Servts

Walton & Boag

21 Jul 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Sr

Ravensworth Castle July 21st 1736

In Obedience to the Command of the Board you have inclosed an Accot of Such Household Goods as are now & were fixed at Dilston at the time of making the Schedule Sent down to us by the Board, amounting to £52-7-6.

You have also Inclosed a Schedule of the most valuable of Such papers as were found at Dilston, in the three large Chests before Spoken of, but besides these in the Schedule are a great Number of old Papers & Accots of the Stewards of the late Derwentwater Family which may be of use & therefore proper to be kept for the use of the Hospitall Shou'd it therefore be agreed by the Board to grant Mr Strickland all Goods but what are fixed to the Freehold it would by no means be proper to admitt any of the Papers to be taken away.

The Manour House of Alston called Lowbyre, where the Court is kept, for want of Repaires is in a Ruinous Condition & Should this Sumer be Repaired; we have had it viewed by workmen, & the Expençe of doing it will amount to near £20 wch not being in the Accot of the necessitous Repaires we before Sent you, we take the liberty to crave the Directions of the Board therein now. This House not only on Accot of the Farme at Lowbyre, but on Accot of Court keeping & paying Rents & Fines there, is unavoidably to be kept in Repaire, for by the 20 penny fine Leases, the Lessees are obliged to pay their Rents at Lowbyre, by Ancient Custome they have done so, & will not pay them at any other Place.

We have a Demand made upon us for Free Farme Rents due out of Shaftoe Tyth £7-11-d Whelpington Rectory £19-1-d Woolly Lands £3-11-d Hartburn Rectory £14-1-d & Westwood Lands £10 in all £54-4-d part of wch being due before Martinmas 1734, we thought proper not to pay it without the order of the Board, wch we desire to have as early as you conveniently can, as the Person who receives it is uneasy about it.

We reced the Minutes of the Board of Directors at Salters Hall the 14th Inst to which we have a due regard, but are concern'd to receive along with it Mr Gilling's Remarks upon Severall Charges made by us in our Cash Accots tho' indeed they are many of them trifling, yett, it gives us Concern that Mr Gilling Should in Such a Manner doe it, for it wou'd have been kind in him if he had acquainted us with anything he had to object to, Monthly as they accrued.

Inclosed you will receive the Said Remarks, with our Answers to them, which we hope will be to the Board Satisfactory, & we hope they will putt us on Such a footing as we may go on with Pleasure in executing their Commands.

You are exceeding kind Sr in Sending us all Minutes, that are made in relating the Estate, & Such as relate Mr Airey, or any others concern'd we will take care to transcribe & Send the Same to each Attested by us who are Sr Your most Obliged & most Obedt Servts

Nichos Walton Hugh Boag

P.S. Mr Thompson is Just come in & we have paid him the further Sum of Twenty One Pounds Twelve Shillings & Six Pence, on Accot of Surveying. he has already Surveyed 25,000 Acres.

[Table of remarks and queries on the Receivers Accounts and answers to each point]

Decem 19 1735

Messengers to Mr Johnson & Mr Bunting wth their Appointmts as Bayliffs 6s6d.

[Query:] Why this should not be pd by them

[Answer:] We were ordered by the Board to appoint Mr Johnson & Mr Bunting Bayliffs to the Hospital in the doing of wch we Sent Messengers on purpose which we apprehended to be an Expence upon the Hospitall, but if it is not thought fitt to be allowed we Shall charge it upon the Bayliffs.

Janry 6th 1735

Paid Andw Scott a Sess for mentaining Prisoners in Carlisle Goal 18s 10d

[Query:] No such Charge made by Mr Watson. why is it to be allowed

[Answer:] The Estate at Keswick we were told was lett Subject to the paymt of such Sesses as we have Charged; But to prevent our being imposed upon, we went to Mr Hutchinson at Carlisle, (20 miles off) to whom we Shewed the Assesments demanded to be paid, which he said he beleived was very right.

Paid Nichs Grave a poor Sess for Keswick £3.18.d

[Query:] Why the Landlords pay Poor Sess

[Answer:] For the same reason we also paid'd this £3.18.d

Paid Adam Bell for Repaires at Keswick 3s 7 1/2d

[Query:] No Order of the Board

[Answer:] It is true we had no Orders of the Board for the payment of this three Shillgs & Seven pence halfpenny, but we apprehended that we had a discretionary power to allow Trifles of this kind without troubling the Board.

Pd Joseph Pearson for callg etc Kesw Tolls 2s 8d

[Query:] He being Bayliff why Should this be allow'd

[Answer:] The publishing of the Tolls to be lett is not done by the Bayliff but by another Person & we do not apprehend that the advertising of Farmes etc to be lett or Sold can be intended by the Directors to be upon us as Recers or the Bayliffs.

Pd J Pearson for Sevll Sesses on Kesw Lands £10 8s 6 1/4d

[Query:] The Particulars of this Charge

[Answer:] It is sent herewith.

Pd Do for repair Keswick Mill Dam £7 14s 9d

[Query:] By what Order

[Answer:] We had no Orders for the paymt of this Money, but as Such work is allways an Expence upon the Landlord, we made no Scruple in the payment of it, after having Viewed & approv'd the work.

Repaire of Midford Chancell £1 4s 5d

[Query:] Exceeds the Boards Order so much

[Answer:] We were not acquainted with any Order of the Board about Midford Chancell Repaires, but as Mr Rawling (who is a very Cautious Man & who has a halfe of Midford Tyths) pay'd the Same we made no Scruple of it.

Tenths of Meldon 8s 9 1/2d

[Query:] Why pd Mr Watson havg made no such Charge

[Answer:] Because it is agreeable with the outgoings made out by Mr Gilling & Mr Watson has certainly paid it.

Mr Bunting Severall Disbursmts £3 17s 11d

[Query:] Without the Order of the Board

[Answer:] The Particulars Sent herewith wch we look upon to be a proper Charge on the Hospl

Fees to Lawyer Grey £1 1s

[Query:] Without the Order of the Board

[Answer:] We had no Orders in this but found it the Interest of the Hospital to consult him, wch we did & acquainted the Board therewith wch they approved off.

Books and papers £1 11s

[Query:] Without the Order of the Board

[Answer:] We never knew one Instance of Agents paying for Books, Papers or Postage of Letters, for which reason we charged it, & hope it will be allowed off.

Overcharged in Poundage £4

[Query:]

[Answer:] Mr Gilling will be pleased to observe this mistake Rectyfied.

Pd Mr Thompson Surveying £60

[Query:] Without the Order of the Board

[Answer:] We acquainted the Board with the first Paymt to Mr Thompson, wch was approv'd off & for that reason we paid him £60 more on Accot & there is a considerable Sum more due. But besides he was (by agreemt with Coll Liddell) to have money paid him from time to time.

Pd Matt Readhead for 4 boules Barley 16s

[Query:] Whether the Incomg Tennt is not to be charged with this

[Answer:] The four boules of Barley charged upon Mattw Readhead, was Sown upon some land that was ready prepared by Readhead when his Goods were Sold, & therefore is a proper Charge upon him, as he was Intitled to a Waygoing Crop.

Severall Small Sums pd Mr Bunting & Mr Johnson for Messengers

[Query:] They being Bayliffs whether they shou'd be allowed to charge Messengers valng Woods etc

[Answer:] When any Woods are valued it is done by Men whose busyness it is, & who are Supposed to be Men of the best Judgement notwithstanding wch the Bayliffs attends & assists in the doing of it, but does not Charge any thing for himself, but only the other Persons.

[Query:] Whether the Recers are Intitled to Poundge upon the whole Rents wth out deduction of Taxes only

[Answer:] We allways understood that we were Intitled by our Commission to poundage on the whole Rents without having any regard to any Outgoings.

If we are mistaken in anything that is above we are willing to Submitt to Such alterations as the Board think fitt, & on their first Command Shall rectify any mistakes; but we desire their Particular Instructions for our Guidance, as we do not want to make any Charges in their Accots but what they allow of

Ravenswth Castle July 21st 1736

Nichos Walton Hugh Boag Recers

A Coppy sent W Corbett Esqr 21 July 1736

The Particulars of the £10.8.61/4 paid for Sesses at Keswick Vizt 1734/5

Feb ^y 6	paid Daniel Grave a Poor Sess then for Nancrook	-	-	4 ¹ / ₂
March 1 st	paid Isaac Todd for a Standard Corn Peck Measure for measur ^g any Corn whose measure is disputable 2s & Iron binding 2s.	-	4	-
14	paid Jonathan Watson for a Weigh Balk for weighing anything that is disputable in Weight & is kept in the Town Hall	-	2	4
22	p ^d John Tewn ½ a years Land Tax for Goosewell & Ullock Closes due Dec 25 Ins ^t	-	5	5
25	p ^d John Fisher ½ a year's D ^o for Castleridge due D ^o	-	13	1 ¹ / ₂

April 3	p ^d Tho ^s How a Window Sess ½ a year due 25 Ins ^t for Goosewell etc	-	-	9
	p ^d Jonathan Fisher for D ^o due D ^o for Stobhill	-	-	10
19	pd John Fisher for poor Sess due Easter Last for Castleridge	-	11	3
May 8	p ^d Daniel Grave a Church Sess due D ^o for Nancrook	-	-	2
	p ^d Do a Poor Sess due D ^o for D ^o	-	-	5
17	p ^d John Towers a Church Sess for Keswick due D ^o	-	13	-
24	p ^d John Banks a Church Sess for Castleridge due D ^o	-	6	11½
	p ^d D ^o a Church Sess due Do for Wanthwait Mill	-	-	10
28	p ^d James Edmondson a Church Sess for Goosewell	-	3	11½
	p ^d D ^o a County Stock for Countrykeeping for D ^o	-	-	10½
June 7	p ^d Hugh Fisher a years Rent for Keswick Milldam due Mart ^s last to S ^r W ^m Flemming	-	6	8
	9 p ^d John Banks a County Stock Country keeping for Castleridge	-	3	-
	p ^d John Teren D ^o Sess for Wanthwaite Mill	-	-	4½
	p ^d John Grave D ^o Sess for Nancrook	-	-	4½
July 5	p ^d James Edmondson D ^o Sess for Goosewell	-	1	9
Sep ^r 5	p ^d John Banks ½ a years poor Sess due Mich ^s next for Castleridge	-	11	3
	6 p ^d Rob ^t Teren D ^o Sess for Wanthwaite Mill due D ^o	-	1	4
	8 p ^d Joseph Topping ½ a years Land Tax due D ^o Castleridge	-	7	-
	p ^d D ^o ½ a years D ^o Keswick	-	13	1½
	17 p ^d Robert Watson ½ a years D ^o for Goosewell & Ullock Closes due D ^o	-	5	1½
	28 p ^d Dan ^{ll} Crossthwaite Window Sess for D ^o D ^o	-	-	9
	30 p ^d Nicho ^s Grave a poor Sess due Mich ^s last for Keswick	2	11	11¾
Oct ^r 4	p ^d Francis Fisher a highway Sess for Keswick	1	6	8

18	p ^d Wm Miles a Window Sess due Mich ^s last for Stablehill	-	1	-
Nov ^r 21	p ^d Rob ^t Grave a poor Sess for Nancrook & Kingsbush	-	-	5
	p ^d a poor Sess for Goosewell, Wanthwaite Mill & white Moss & Ullock Closes w ^{ch} M ^r Pearson had paid	-	6	5
	p ^d John Fisher the 25 March last & omitted above for half a years Land Tax for Castleridge due then	-	7	-
A Coppy	Walton & Boag	<u>10</u>	<u>8</u>	<u>6¹/₄</u>

The Particulars of £3-17-11d Disbursed by Mr Bunting

For Severall Calls at Severall times to discharge people for Cutting & Stealing Wood etc	£-	6	8
		-	5 6
To M ^r Downs etc Expences taking an Affidavit about Stolen Deales		1	9 -
For Repairing Doors & Barn floors at Dilston 5 Deales w ^{ch} Cost 10/6 Included		-	1 -
For Nails for repairing Whitley Mill		-	9 3
For Nails & laying Floores at Whittle 5/3 ^d & Proping Slaters House 4 ^s		1	1 4
For making Coggs & Rounds for Severall Mills within the Estate		-	2 8
For Edward Oxley & Thomas Pattinson viewing high Wood each a day		-	2 6
For a Dormant Warrant to Search for Stolen Wood		<u>£3</u>	<u>17 11</u>

A Coppy

A List of Goods in Dilston Hall that are fixed to the Freehold July 1736 Vizt

New Brew House	The Great Copper not now fixed but was so	£4	-	-
	The Lesser D ^o not now fixed but was so	2	-	-
	The two Pumps & Lead Troughs was fixed but are not so now, they are valued 15 ^s but they & some Sheat Lead that has been about the Coppers appears to be worth	3	-	-
	Two Lead Coolers, the Lead now gone valued	1	-	-
	Two Furnace Grates gone but was fixed	1	-	-
Landrey	A pair of Barrs	3	-	-

TNA ADM 66/105 Greenwich Hospital Northern Receivers Letters 1735-7

New Washhouse	A Cooper	2	10	-
	The Grate belonging the Copper	-	8	-
Scullery	A pair of Barrs gone	-	6	-
	A Copper	1	-	-
Bakehouse	The two Oven doors not fixed, but Should not be taken away	-	8	-
Kitchen	A pair of Barrs & Back & two Crains	4	-	-
	Two Furnace Grates fixed	-	8	-
	Two Copper Boylers with Covers	-	15	-
	A Jack with Wheels & Weights	2	2	-
	Dressers & Shelves not in the List fixed	2	-	-
Mr Busbys Room	A Grate	-	2	6
Nurssery	A pair of Barrs	-	7	-
Garretts above	A pair of Barrs	-	3	6
			<hr/>	<hr/>
	Carryed Over	£28	10	-
	Brought Over	£28	10	-
Lords Room	A Grate	-	8	-
Locks	Was formerly 22 (but now only 18) & valued	5	18	-
Bakehouse	A Crane but now gone	-	2	-
Serv ^{ts} Hall	A pair of Barrs	-	7	-
	A Forme fixed	-	2	6
	The Iron Frame for the Roller	-	2	-
	The Great Clock & Bell	15	-	-
	The Grater on the Cellar Windows not fixed, but thinks they Should not be removed	2	8	-
		<hr/>	<hr/>	<hr/>
		£52	17	6

This is a true Accot Witness our hands the 21st July 1736

Nichos Walton Hugh Boag

23 Jul 1736 Nicholas Walton to Thomas Madox

To Thomas Madox Cashier of the Bank of Engd

Ravensworth Castle July 23d 1736

Sr

I have this day Inclosed herein Sent you three Promry Notes and two Bills amounting to Three Hundred & Five pounds Seventeen Shillings, for wch I have made your Accot Dn to the Honble the Commissrs of Greenwich Hospitall for part of the Rents of the Derwentwater Estate reced by Mr Boag & Sr Your most Obedt & most Hble Sert

Nichos Walton

Jno Butlers promry Note to Thos Milner dated 26 June 1736 at 40 days	£40- -
Bailey & Allens bill on Thos Allen dated 7 July Inst at 60 days	60- -
Do Do on Do dated 10 Do at 60 days	175-17-
Jno Butlers promry Note to Thos Landifield dated 16 Doat 40 days	15- -
Thos Pointers Junr to Do dated 16 Do at 40 days	15- -
	£305-17-

Nichos Walton

23 Jul 1736 Nicholas Walton to John Airey

To John Airey Esqr with an Attested Coppy of Such things as related him in the Boards Mins of the 14 July 1736

Sr Ravensworth Castle July 23d 1736

You will from time to time receive from Mr Boag or me or from us Joyntly Such resolutions as the Board of Directors for Greenwich Hospitall come to, & you will herewith receive their resolutions of the 14th Inst that relate to you, & you will be so good as send your proceedings on any Orders they give from time to time

There is no occasion to make a demand of the Court Rolls from Mr Ainesley immediately, nor do I think it will be proper to doe so till your deputation have passed the Generall Court, which will be held verry soon. When that is done I fancie we shall all think it proper to make a Joynt demand.

I hope Sr you will loose no time in proceeding against the Persons in possession of the Colliery late possessed by Mr Hall & I am Sr

Your very Hble Servt
Nichos Walton

P.S.

Ill order your Int money to be payd next Week

30 Jul 1736 Nicholas Walton to John Aynesley

To John Aynesley Esqr

Sr Ravensworth Castle July 30th 1736

Mr Lumsden of Morpeth (to whom the Tyths of the Rectory of Hartburn are lett by the Direction & approbation of the Board of Directors for Greenwich Hospitall) acquaints me that you have given him Some Trouble in that Affair & that you Claim a right to them for this year, notwithstanding you allow your Term to have ended at last Mayday.

Mr Lumsden is returned the Hospitalls Tennant by us & the Directors were pleased to accept of him as Such, therefore in their name I thought it my duty to discharge you from giving him any trouble in letting or drawg the Tyths above mentioned, which I now doe & am

Your most Hble Servt

Nichos Walton

A Copy sent Wm Corbett Esqr the day

30 Jul 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr Ravensworth Castle July 30th 1736

Mr Lumsden of Morpeth, to whom we lett the Corn Tyths of Hartb. Rectory, acquaints us that Mr Aynesley of Hexham gives him trouble in the enjoymt of those Tyths, & claims a right to hold them for this year.

Inclosed you will receive Coppys of two Letters from Mr Aynesley to Mr Lumsden, wherein he Says he had a Lease in writing Signed, for one year endg at Mayday last, by which he held those Tyths, but alledges that the Act of Parliamt requiring Six Months notice to be given in the London Gazette before the expiration of his Term gives him a right to hold Over as no notice of Letting was given Six Months before last Mayday.

Mr Grays opinion of the 19 March Last which you have by you is clear, that Mr Aynesley has no right to claim as no notice was necessary in an agreement wch he himself acknowledges to be expressly for one year only, and therefore by his holding out after the expiration of his Terme, makes him lyable to the penalty in the Act made the 4th year of his present Majesty C:28.

We have in Justification of the rights of the Hospitall & of Mr Lumsden the present Tennant, given orders to publish next Sunday at the Parish Church of Hartburn, the right Mr Lumsden has, & that Such Persons as refuse the paymt of Tyth to him Shall be prosecuted as the Law directs, & Mr Aynesley is also wrote to , and discharged in the name of the Directors from giving any further disturbance. You have a Copy of the Letter to him & also the notice to be given at Hartburn wch we hope the Directors will approve of.

Mr Aynesleys behaviour in this Affair is very extraordinary & little consists with his pretended Zeal for the Hospitalls Interest, had those Tyths been let at the former Rent, he might have had some roome for a pretence, but when the most improved yearly Rent is gott, the Intention of the Act, seems to be fulfilled, & that he should so

bare facedly Say the Directors have no right to doe, what they have in this Case apparently done for the Hospitalls Interest, is a very extraordinary thing. The Directors will Judge of this usage & the inconvenience it lays us under in the eye of the world, for if what we by their directions, transact for the benefitt of the Hospitall, be thus Suffered to be inconvenienced, by a Contentious Man, all the world that knows it will dispute our authority even in the most trivially Cases. We beg therefore to have their pleasure therein as Soon as possible, for should what we have done have so little weight with Mr Aynesley, as not to Stop his proceedgs it will be a great Loss to Mr Lumsden their Tennt & Consequently to the Hospitall as he will expect to be Justified in the peaceable enjoymt of his Farme.

Next Sunday will be proclaimed at Ovingham, Bywell & Corbridge the Sale of the Crop of Corn of Matthew Readhead at Whittles, wch is to be Sold to the best bidder for the use of the Hospitall on Wednesday following. we are Sr Yors etc

Nichos Walton Hugh Boag

A Copy of John Aynesley Esqrs Letter to Mr Lumsden dated 26th July 1736

Sir

I am not a little Surprized to hear you have taken upon you to Call the Letting of the Corn Tyths of Hartburn Rectory. You knew I was Farmer thereof last year & for that reason I did think you nor any other friend I had woud have meddled with taking My Farme, before by Law, my Lease was expired which I have in writing Signed for one year ending at Mayday last

And by a Clause in the Act of Parliamt whereby these Tyths with other Estates were given to Greenwich Hospitall & whereby the Trustees were impowered to lett Leases for twenty one years, It is enabled that these Commissioners should give Six Months notice in the London Gazette of the time & place of letting these Estates Six Months before the expiration of the term for which such Estates were lett.

Now if Six Months notice were not given in the Gazette before last Mayday for the letting of these Tyths then I am Sure by that Act I must Hold these tyths one year longer. I desire nothing but Justice in this case and I am determined I will not loose my right; & that I will apply to Collonel Liddell & also to the Directors to have my Term in these Tythes and therefore doe advise you not to meddle in the letting any Tyths, till I ask you that favour, I believe there is a Gentleman behind the Curtain that puts you upon this unfair thing, Its what I little deserved from him, I have always used him as a friend, I desire I may be heard by Collonel Liddell before you meddle I am Yor Hble Servt

Jo: Aynesley

A Copy of another Letter of the same Date

Sr

In Case you persist in going forward with the notice given, to meet you at North Middleton on Thursday next to let the Corn Tyths of Hartburn; I have ordered My Servt to make proclamation; that I have a right to hold these Tyths this year, and that whoever takes from you takes from a Person who hath no right to let the Same; and that I will lett the same and indemnify any person who shall take from me

Hexham July 26: 1736

I am Sr Yos Jo Aynesley

Notice to be given at Hartburn Church for the letting the Tyths of Hartburn Rectory on Sunday the 1st of August 1736. Mr Edwd Lumsden being Tennant thereof

This is to give notice to all whom it may or Shall Concern that Mr Edwd Lumsden of Morpeth is the present Tennant of & that no other Person has a Right to the Tyths of the Rectory of Hartburn, he having taken the same of the present Receivers Messrs Walton & Boag who had an authority from the Directors of Greenwich Hospitall to lett the same, And they the said Messrs Walton & Boag do hereby give notice to all Persons that whoever refuses the payment of the Said Tyths to the sd Mr Lumsden, or pays or Contracts to pay to any other Person or Persons he or they Shall be prosecuted with the utmost Severity as the Law directs, he the sd Mr Lumsden and no other person having a right to Collect the same for the year 1736

8 Aug 1736 Nicholas Walton to Simpson

To Mr Simpson

Sr

Rav Castle August 8 1736

We were favoured with yours of the 2 Inst in answer to which, the Generall Court of Directors for Greenwich Hospitall are pleased to appoint you their Court keeper, for the manners of Alston & Garrygil, by their Warrant of the 22d of July last, which we have now in keeping & which shall be Delivered you at our first meeting, We heartly Congratulate you upon it & wish you long & happy enjoyment.

As you will find us on all occasions cooperate with you in every thing that shall appear to us for the benefitt of the Hospitall & as it will be necessary imediately to Concert measures, for holding Court, we shoud desire to see you at Newcastle any day in the next assize week. You will hear of us at the three Kings.

Mr King Attorney at Law at Keswick is appointed Courtkeeper for Castleridge Derwentwater & Thornthwaite.

Pray be so good as desperse the Inclosed to any Persons likely to take Lead Mines or any other part of the Derwentwater Estate & you'll much Oblige Sr Your most Hble Servts

Nichos Walton

Hugh Boag

8 Aug 1736 Nicholas Walton to John King

To Mr Jno King

Dr Sr

Ravensworth Castle Augt 8 1736

We wrote you the 10th July last that we had recomendd you to be Court keeper for the Mannrs of Castleridge Derwentwater and Thornthwaite, to which we have not had your answer.

The Generall Court of Directors for Greenwich Hospitall are pleased to appoint you their Court keeper for the Above Manners by their Warrant of the 22nd July last, which we have in keeping & which Shall be Delivered you at our first meeting, we heartly Congratulate you upon it & wish you long & happy Enjoyment.

As you will find us on all occasions cooperate with you in every thing that shall appear to us for the benefitt of the Hospitall & as it will be necessary imediately to Concert measures, for holding Court we desire to See you at Newcastle any day in the next assize week. You will hear of us at the three Kings.

Pray disperse the Inclosed Papers amongst the Tennts & putt one up at the Moot Hall in Keswick & you'll Oblige Sr Your most Hble Servts
Walton & Boag

10 Aug 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr

Ravensworth Castle Augt 10th 1736

We are favoured with Mr Homes of the 27 July last wch brought us the Minutes taken of 21st, 22d & 24 July last, as also Warrants for the three Court keepers, the Supplemental Advertizment & an authority to us to treat for the letting any part of the Derwenter Estate

We also were favoured with Mr Homes of the 5th of Augt Inst with the Boards Minutes of the 4th to all which we pay a due regard.

Mr Aynesley has given up his pretensions to the Tyths of Hartburn Rectory for this year, but expects to be admitted Tennant of these Tyths for the year 1735, of which you will have a further Accot from us after we have seen him which we expect will be in the Assize Week at Newcastle.

We have appointed Messrs Simpson & King to meet us at Newcastle next week in order that we may Concert measure for holding Courts & after that is done we will lay our thoughts before the board wth Such other things as occurs relating the Estate.

You will receive our Cash Accot for last Month Inclosed on which is a Ballance of £15-12-11d in our favour, & we are Sr Your most Obedt Servts

Nichos Walton

Hugh Boag

17 Aug 1736 Nicholas Walton to Thomas Madox

[Note: Includes a bill]

Sr

Gatesd Augt 17 1736 £40-40-3

Upon demand pay to Messrs Walton & Boag or their Order Forty Pounds four Shillings & threepence value recd & place it to Accot as advised by Sr Your most Humble Servt

Geo Black

To Mr Robt Wilson Corn Factor at Beer Key London

The Bill of which the above is a Cobby Sent this 17th of Augt 1736 to Mr Madocks in Lieu of Buttlers Note for £40 returned last post & 4/3 Charges.

24 Aug 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Sr

Ravensworth Castle August 24th 1736

In pursuance of the Supplemental Advertizment for letting the Derwentwater Estate, we gave attendance at the Three Kings in Newcastle all last Week to receive proposalls from Tennants etc offering to take Either Lands Collierys or Lead Mines

Inclosed you will receive a Cobby of all proposalls that are given into us either for Lands Collierys or Lead Mines, with the present Rent of each Farme, and what has been offered for the same, & we shall weekly till the week before Michs Transmitt you all other proposals that shall be given in to us in that time, and then we will send you an abstract of the whole so as we may have a return from you of the opinion of the Board to enable us to lett imediately after Michs day

Coll Liddell and some of his friends who have been Concerned in Lead Mines, & who we are sensible will work with as much Spirit as anybody purposes to take Severall Lead Mines but they have not fixed what due they intend to give to the Hospitall, being not so well Informed of the prospect as they hope to be in a few days from a Gentleman who is now upon the Moores Considering it, but you have in the Accots of the proposals the names of each Vane they intend to take, and as soon as they give us the other Pticulars they shall be transmitted to you.

It is represented to us that the Quakers Compy are Designed to take all the Lead mines, in the Manner of Alston Moore, which we think proper to make this observation upon: That it will be a very great discouragmt to Adventurers & a great loss to the Hospitall; You will have Sr many Gents bidders or Adventurers, who will under take

& work with Vigour, & there will be numbers of Inferior Persons besides, & it is humbly our thoughts that the greater the number of Adventurers the more profit will accrue

With regard to letting the Estate in Generall, we begg leave to lay one thing before you which is this. We apprehend that Severall Persons will make offers to you at London which may not do so to us, & in Such case we cannot have an oppertunity of giving our advice without these proposals are sent us to this place. If therefore the Directors have no objection it woud we apprehend be their Interest to transmit us all Proposals made to them & to refer all people to us being Impowered to lett Subject to their approbation for Shou'd you Sr lett at the same time that we doe it may possibly be that one thing may be lett to two Persons, & Consequently raise a Clamour upon both you and us.

In order that you may Judge of the Value of the Estate, & in order that the most Improved yearly Rent may be had for the same, we have in hand a Rentall of the whole, in which will be incerted the Number of Acres in each Farme, the present Rent & what we Compute it shoud lett for, & as soon as it is done it Shall be sent you

You will be pleased to Observe that the Tennants in Generall, so farr as we have reced proposalls expect to have their Housing put into Tennantable Repaire which will be a very great expence, tho' it is an unavoidable one as in the whole Estate the Housing are in a Ruinous Condition.

The Housing at Newlands & Whittonstall are most intolerably bad scarce one of them being habitable, and the Farmes are so Confused & and small that there is a necessity for a Divission of the whole into regular Farmes, upon which must be at least ten Farme houses & out housing etc built which will cost at least £1000, and the Divission Hedges at least £500, more. This expence the Directors may think a verry great one, as it really is, but Pticularly so, as we doubt when it is done that the Estate cannot be much advanced, However this we doe assure you that unless it is done in that way it is our Opinions that it cannot be kept at the present Rent

We have seen Mr Aynesley of Hexham of whom we have made a Demd of the Severall Court Rolls & other papers in his hands relating the Derwentwater Estate and in answer he told us he woud look out such as he had, but did not remember what papers were in his hands relating thereto, as he had been Commanded by the Derwentwater family to give up Severall some years agoe which he accordingly did.

The above Conversation gave us an opportunity of enquiring wt right he had to Claim the Tyths of the Rectory of Hartburn for the year 1735, & in answer he said he took them of Mr Watson who had a Treasuary Order for letting the same. We told him that we believed it had not yett been made appear to the Directors that he had been Legally admitted Tennant, but on the Contrary that Mr Watson had returned Mr Wood Tennant, but that it wou'd doe well if he woud make them sensible of it

By the Minutes of the generall Court of the 22 July last we are uncertain whether they have ordered us to comunicate their discharge to Mr Aynesley as Courtkeeper, we at first apprehended, that it was not intended that we shoud doe so, but as we doe not

hear of his hanvg reced any discharge, we are afraid we have been guilty of an Error in which you will be pleased to Sett us right

Mr King has been with us to whom we have delivered his Warrant & we have sent Mr Simpsons to him, as he was prevented coming to us by a fitt of Sickness that Confined him. We apprehend the Directors will expect all Courts to be held as soon at the Law will allow them which will be after Michs next & if they have no objection we will proceed to give notice thereof as has been Customary. We doubt a Court cannot be kept at Keswick till there be a new Act of Parliament, & in order to Sett it in a Clear light Mr King will make a State of it wch we will take Care to Transmitt to you as soon as it comes to hand

Mr Airey has served Ejectments upon the Freeholders who had taken possession of Greenhead Colliery some of whom have been with him to make Submission and are willing to become the Hospitalls Tennants, and we doubt not but the rest will Comply & put an end to that dispute

Mr Airey endeavoured to have Mr Boutflower Indicted at our Assizes last week for killing a Buck near Dilston Park, but the Indictment was not found by the Grand Jury

The Deer belonging to Dilston are seldom within the Park at any time of the year but in Winter, but are mostly at this time of the year in the Commons and Neighbouring Estates We have offered them to Sale at 20s apiece to some Gentlemen who purpose hunting them, they paying only for what they kill, but we have not yett been able to bring them to offer more than 16s apiece. The Park cannot be Improved till the Wood is Cutt that is growing thereon

Mr Airey has it under his Consideration in what manner to proceed against Ralph Redhead for the Waist & damages committed on the Derwentwater Estate.

We have had his opinion about the Suit between Mr Wood & Mr Moore about the Petty Tyths of East Thornton <Al.> Temple Thornton, which you have Inclosed & by which you will observe that he is agt Suing for a prohibition, it will therefore undoubtedly be the best way to remove the Suit into the Ecclesiastical Court of York as we before advised & if the Directors have no Objection it will be so done

Fourstones breach is now repairing in a most fine Season & in order to have it finished with the most Expedition, least an alteration of weather shoud happen we have as many people at work as will finish the work or the greatest part in 14 days.

It has been reported that Dilston Hall is burnt down, which probably might reach the Ears of the Directors & give them Concern wch least it shoud doe we think proper to acquaint you that it is safe & free from Accident, We hope no person can be so malicious as to do a thing of that kind, but least any thing shoud happen it woud doe well to remove the three Chests of Papers to this place, which we think of doing if the Directors have no objection

We are Sr Your most Obedt Servts
Walton & Boag

5 Sep 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr

Ravensworth Castle Sepr 5th 1736

Inclosed you will receive a Rentall of the Derwentwater Estate with the Number of Acres in each Farme, except Dewy Syke in the Barony of Langley, Langley So Common, Alston Manour Inclosed Lands and Keswick Inclosed Lands, which we have not yett gott from the Surveyor who is now at Keswick & who we expect home in a few days, when he comes home we will take care to Send you the Severall quantitys so as the Rental may be filled up where it is now blank, to make the whole Compleat.

In this Rental is not only incerted the Number of Acres, in each Farme; but the Rent of Such Farm as it is now Lett, & the value of it as we have according to the best of our Judgmt Computed it may be lett against Mayday 1737. You will observe Sr that in the Rentall Scremerston Estate is only reckoned to lett for £570 whereas it was in a Computation Sent by us to the Board the 30 Jany last, Supposed to be worth £600-13-6d per Annum, we are afraid that we were then too high in our Computation & therefore after having duly considered it are of Opinion that it will not exceed our present Computation.

We hope that the Valuation of the whole Estate is pretty near what it will Lett for, tho' in Some parts we may be over & Some Short, but this we can assure you that is done in the most impartial manner & according to the best of our Judgment.

It may possibly happen that we cannot come at Such Rents, for some parts of the Estate, as they may be deserving of, & Pticularly so, wñ at a time that all the Estate is out of Lease together, there must be a great hurry in Letting; In Such Case it will be proper not to lett on Lease for 21 years, but to continue the Present Tennts for one year more at Such an advance as we can come at, & by that means we shall have more time & be better able to bring People to Such Terms as are agreeable on a Lease for 21 years.

The Covenants that are to be incerted in Leases, we must we apprehend be governed in by the Custom of the Country, & we Shall be obliged to putt all Tennants Housing into a Reasonable Tennantable Repaire, & to build in Such parts as is necessary for the benefitt and Improvement of the Estate; You will observe Sr that by the Rentall Sent herewith there is an advance in the Lands of £1266-1-11/2d per ann an advance which cannot be expected unless Tennants have Conveniences made for improvement, it will be therefore we humbly apprehend necessary that the Directors consider it & give us Such directions, as we may not be at a Loss in Treating with Tennants as to their Repaires after Michs day.

In ours of the 24 Augt last, we Sent you the names of Severall Lead Mines, which George Liddell Esqr proposed to take for himself & Friends but then did not incert the Dues, wch they intended to give to the Hospl they have Since proposed to take two more Veins & you have the whole incerted amongst the Severall biddings. Since the 24 Augt last, wth what Due they intend to give for each. Collonel Liddell has taken great pains to putt Severall Gentn upon being Adventurers, who have not hitherto been so, &

there is also Severall others who have been Adventurers, with whom he intends to be Concerned. There are in all 16 or 20 Gentn who are most of them Men of Fortune & able to make Sufficent Tryalls in any thing they undertake, & we are well assured that whatever they engage in the whole will be carried on with the utmost Spirit & Advantage to the Hospitall. One thing we are desired to lay before the Directrs & that is this; There are two or three Lead Veins wch they propose to take & desire to have leave to Hush in the upper Sills which are wrought out, while they are driving Levells for winng the lower Sills, & Subject to the approbation of the Moor Master & us, that it will not be detrimental to any working Mines, We have made it our business to enquire how farr, the practice of Hushing may be detrimental & find that tho' it is of very ill Consequence in many places yett it is of use in others, as by that means, Oare is gott that cannot be gott in any other way, & provided it appears to us upon a View that hushing in the above mentioned places are no way prejudicial to any working Mines, it must in Consequence be of advantage to the Hospital.

Inclosed is our Cash Accot on which remains a Ballance in our hands of £134-12-3d & we are Sr Yours etc

Nichs Walton

Hugh Boag

10 Sep 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Sr Ravensworth Castle Septemr 10th 1736

In obedience to the Commands of the Board, we send you Inclosed a Computation of the Expencc of Erecting, a Mill House, a Shed for Drying & a kilne for burning Bricks & Tyles which we are of opinion will be necessary & usefull to the Estate, provided a quantity can be sold, with what they expend in the repaires of the Estate, to reimburse them their money in a reasonable time.

You will observe the first expence will be about £250 and at 10 per Cent they will only be reimbursed in about 13 1/2 years, & besides there must be a Stock of at least £150, more yett we are of opinion, they could not fail of a Consumption to answer it, but as there may be some difficulty with the Directors, in being at so much expence at first, if they have no objection we will take it upon ourselves, not out of a View of having much gain, but that the Estate may be furnished with Bricks & Tyles better & more reasonably than in any other way. We purpose to be at all expence of Ereccion our Selves, & to furnish the Hospitall with Tyles at 30s & Bricks at 9s per <M> but cannot purpose to pay any Rent except a reasonable allowance for Spoil of ground to Tennant.

By our furnishing the Hospitall with Tyles at this rate they save 10s per Thousand, of what they woud be Obliged to pay any other person in these parts, & supposing the Consumption in their own repaires to be 40 Thousand per Ann for 3 years they are £60 Gainers besides the Improvement that will be made by breeding manure from Straw that is now made use of in covering houses in the Severall parts of

the Estate. As to our undertaking this Affair of making Bricks & Tyles it is a matter equal to us whether we doe or not, therefore in whatever way the Directors are pleased to putt in their Ords Shall be observed; but they shoud determine Speedly, as it will be necessary to have Clay Cast this Winter for making next Spring, & besides materials for building the Shed etc Shoud be provided & Ledd before wett weather come on

A Gentleman who lives in Newcastle & who's name is Hall is now at London, & intends waiting upon you, to give in his proposal for taking a new discovered Lead Vein, in Tarretburn in the Mannor of Wark; his Servant has been with us and desired us to represent it to you but as he woud not name the place we can give no Accot about it's value Mr Hall is a very able Man & to whom there can be no objection if he gives as good a due as the thing deserves, which may not be above a Sixth as it is a new discovery.

We observe the Boards Minutes of the 1st of Septemr Inst & their order for one of us to waite upon them at London with the abstract of the proposals, to attend the Board at their Severall meetings for Letting on Lease the Derwentwater Estate, in answer to which we will hold our Selves in readiness that one of us may attend if we have not their orders to the Contary, but in the mean time we begg leave to acquaint them, with our thoughts how farr we think they will be prejudiced by the absence of one of us when there will be full employment for both.

In the first place by the Supplemental Advertizment Liberty is given to all people to treat with us for letting the Severall Farmes etc, in pursuance of it Severall have been with us in expectation that we had a power to lett, which not being the case, & they finding that none of the Farmes coud be let till after Michs, many have not appeared, & those that did have not offered such Rents as we believe they will give There are also many that will make offers after Michs that doe not care to doe it till the old Tennants have done treating with us, therefore it is most certain that till after Michs the great hurry will not be & Consequently if one of us be absent the other will not be able to goe thro' the busyness so effectually as it might be done by both, but more Peticularly so as the Courts are to be held within a Month after Michs & the Rents reced soon afterwards.

The Method we intended to pursue was to send you all proposals given in to us before Michs & that if the Directors had no Objection that they shoud send us all proposals given into them before that time that we might give our advice, in order that for such Farmes as were purposed for at such a Rent as we thought the deserved, the Directors might confirme agreements upon Michsday or as soon as they thought fitt afterwards. That after Michsday all other proposals or Memorandm of bidding, Shoud be transmitted you every Post with our opinions thereon by which the Directors might Confirme the same, or Lett to better offers at their then next Court day, & so to Transmitt us abstracts of such agreements the then next post, that notice thereof might be given to the parties so, as the same might be reduced into Minutes & Signed by them till their leases are drawn. This we thought the most proper way to pursue for the benefitt of the Hospitall, & we cannot be yett of another opinion, yett if the Directors thing otherwise we shall most readily Obey their Commands

Inclosed you will receive such Covenants as are necessary to be incerted in the Land Leases, & we hope to Send you next Post the Moore Masters & our opinion jointly, what dues ought to be paid for the Lead Mines in Alston moore & else where in the Derwentwater Estate

We have Sent this day to Mr Madocks two bills for £107-8 & are Sr Yor most Obedt Servts Nichs Walton Hugh Boag

P.S. The Post Stays & we have not got the Covenants to be incerted in Leases Coppdy but it will come by next Post

A Computation of the Expençe of Erecting a Tyle Shade & Tyle Milne & kilne in Dilston Park for making & Burning bricks & Tyles there The Shade 50 Yds Long by 23 foot wide Vizt

For 270 foot of Oake wood for 60 Posts at 12 ^d per foot	£13	10	-
For 70 foot of Ditto for Wall plates at 14 ^d	4	1	8
For 90 foot of firwood for baulks at 11 ^d per foot Lead ^g Included	4	2	6
For 100 Cupple of Sparrs at 2 ^s per Cupple Leading Included	10	-	-
For 50 Doz ⁿ of Pan Tyle Laths at 2 ^s per Doz ⁿ	5	-	-
For 8400 Pan Tyles for Covering the Shade at £1-5	10	10	-
For 50 Squares of Roofing Sawing & Setting the posts at 5 ^s	12	10	-
For Nailles & Spykes for the whole Shade	5	-	-
For flakes for one Side of the Shade workmanship Included	6	10	-
For 100 Cupple of braces for Supporting the Rooffe 12 ^d per Cupple	5	-	-
For 800 Deales 14 Inches broad for Laying the Tyles on at £8	64	-	-
For 100000 bricks for backing thee kilns & Shade Joyning at 7 ^s Reckoning that the price they may be made for	35	-	-
For 24 fothers of Lime for building D ^o at 4 ^s /6 ^d	5	8	-
For building the kilns & Shades Joyning it	20	-	-
For an Iron Door for the Kilne	1	10	-
For 10 Iron Doors at 15 ^s Each for the fire places	7	10	-
For 16 Cupples of Spars for the white Houses or Shades	1	12	-
For 2 Ribbs & 2 principalls for D ^o Viz ^t 20 foot firwood at 11 ^d		18	4
For 8 Squares of Roofing at 3 ^s /6 ^d per Square	1	8	-
For 7 Doz ⁿ of Laths for D ^o at 2 ^s		14	-
For Nailles for Laths & the Rooffe	1	-	-
For 2 Doore Cases & Doores for D ^o	1	-	-
For 1200 Tyles for Covering D ^o	1	10	-
For 90 Y ^{ds} of brickwork in the Mill House at 6 ^d	2	5	-
For 10000 bricks for building D ^o at 7 ^s	3	10	-
For 8 fother of Lime at 4 ^s /6 ^d for D ^o	1	16	-
For 16 Cupples of Sparrs for D ^o at 2 ^s per Cupple	1	12	-
For 7 Doz ⁿ of Laths at 2 ^s per Doz ⁿ for Ditto		14	-
For 30 foot of firrwood principalls & Ribbs & Biggon tree at 11 ^d	1	7	6
For 2 Doores Hinges Included	1	-	-
For 1200 Tyles for Covering the House viz ^t Miln House	1	10	-
For the Mill for Grinding the Clay	6	10	-

For Shaw or Bushes to Cover the Shade whilst the Tyles can be burnt	5	-	-
For Levelling & Clearing the Ground of Rubbish & Levelg the Shades within & the floores for making bricks etc			
	<u>5</u>	<u>10</u>	<u>-</u>
Totall	£248	9	-

A Coppy of this Sent the Directors
Sepr 10 1736

10 Sep 1736 Nicholas Walton to Thomas Madox

[Note: Includes two bills]

To Thomas Maddocks Esqr Cashier of the Bank

Sr Ravensworth Castle Sepr 10th 1736
Inclosed you will receive two Bills Value One Hundred & Seven Pounds Eight
Shillings on Accot of the Rents of the Derwentwater Estate We are Sr Yor most
Humble Servts
Nichs Walton Hugh Boag

Sam Arthurs bill on Wm Oldham dated 21 Ulto at 20 days date	£52-8
Thomas Aireys Do on Jos Goodchild dated 10 Sepr at 40 days date	£55
	£107-8

12 Sep 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle Sepr 12th 1736

Sr
We should have Sent you last Post Such Covenants, as it will be proper to incert
in the Leases, to be granted, of the DerwtWater Estate, but not having time then, you
have it as followeth.

That all the Mines and Minerals be reserved, with Wayleave To & from the
Same, The Tennt being allowed reasonable Damages for Spoyle of Grounds etc.

The Rents to be made payable at Marts & May day by equal Portions.

The Housing to be putt into Tennantable reparaire by the Directors of the
Hospital, but to be kept in that Repaire by the Tennt during the Terme.

The Hedges to be kept in Tennantable reparaire by the Tennt during the Terme &
at the end or other Determination thereof to leave the Same in Sufficient Tennantable
reparaire

To Scour Fence & Dress every year before Christmas a Rood of Hedge for every
Pound Rent; or permit the Directors Servants or Workman to Scoure the Same, & that

the Tennant shall be obliged to pay the per Rood for every Rood of Hedge not Scoured, Fenced & dressed with their next Rent.

To Covenant to Fallow a quarter part of Arable Land annually & to lay on every Acre so fallowed, four Sufficient Fothers of Clodd Lime, each Fother to Contain 39 Winchester Bushells, or two Such Fothers of Lime & 20 Fothers of Manure, or fallen Lime in proportion thereto.

To Cutt no Thornes or Hedge boot in the Hedges, without Scourg the Hedges at the Same time & that there Shall be none Cutt but where the Hedges require it & at Seasonable times & that Such Hedge boot Shall be applied, to make the Fences upon the premises.

To Scale or dress the Meadow & Pasture Ground as often as needful, every Year & after Candlemas before the expiration or Sooner determination of the Terme, to permit the Directors Servants or Workmen to dress the Same as also to plow the Ground that is or ought to be left for Fallow.

Not to Sell or Carry off the Ground any Hay or Straw that grew thereon, nor dispose of it to any person whatsoever, without buying 3 Fothers of Manure for every Fother of Hay & two Fothers of Manure for every Fother of Straw, so Sold or Carried off; which Manure shall be laid on & Spread upon the Meadow Ground of the Premisses the next Winter Season.

Not to Tear out any Ground nor Cutt down, Lop or Hoze any Trees, without Licence had in Writing, under the hands of the Receivers for the time being, under the penalty of £5 per Ann for every Acre so tore out, & £10 for every Tree Cutt down, lop'd or Hozed.

Also to Tree or Hain his or her pasture Ground at Ladyday before the expiration of the Terme & not to Stock the Ground, nor any part thereof during the last half year of the Terme with a Greater Number of Gates or Stents, than was usually kept on the Same the 3 preceeding Years.

To lay all Manure on the premises that Shall be bread on the Same, except what Shall be bread in the last half year of the Terme wch last Manure Shall be left in the Fold for the use of the incoming Tennant.

To pay all Taxes except Royall aid Sess, to grind at the Lords Miln & to doe Suit & Service.

Besides which there must be a Covenant from the Directors about the Waygoing Crop but those will differ in most places, for some Farmes are too much in Corn & others not enough. The generality of Tennants will expect to have leave to Reap three quarters & to leave one quarter in Fallow.

There must also be a Covent for a peaceable enjoymt on paying the Rents reserved & performing the Covenants.

Inclosed is an Accot of the Lead Mines with the Dues we expect they will be lett at; Those we make at a Sixth, are most of them very unhopefull, but some may probably let at 1/5th, but we think rather than they Should be unoccupied, that a Sixth Should be taken for the first year on Tack Note, as it will be an encouragemt to Adventrs.

You have also Inclosed Such proposals as we have reced Since those Sent you of the 5th Instt to which we begg leave to referr you and are Sr Yours etc

Nichos Walton

Hugh Boag

An Accot of Lead Mines in Alston Moore, & what due is reasonable to expect for the Same Vizt

[Original given as a tabular list, all shown at 1/5 duty and marked:] All these Lead Veins are Supposed to Lett on Lease for 21 Years, at one fifthDuty to the Hospital

Thorngill

Lough Vein

Blagill

Redgroves at Nenthd

Long Cleugh

Carrs & Cowsletts

Longholehead

Brigghillburn

Peatstackhill

Greengill

Gallygill Sykes

Nattress

<Fetchcross>

Garrygillburn

Taylor Syke

Browngill

Inhertergill

Hill Close

Cash burne

Cornridge

Wellgill Inclosures

[1/6 duty] All These Lead Veins are Supposed to Lett on Tack Notes for one Year at one Sixth Duty to the Hospital but on Demand of a Lease one being Granted the Lessee to Pay one fifth.

Cock Lake

Nents berrygreen

Nents berry hagg

Brownley hill

Goodamgill moss

Fair hill

Middle Cleugh
Nenthead field
Farrenberry
Dowpott Syke
Windy brow
Rockhill
Parkgrove
Slate Mea
Gillhouse burn
Birchy Bank
High Birchy bank
Green Castle
Howburn Moss
Crophill head
Green Craig
Gale Castle
Middle Syke
Learr Ends
Lee house
Dryburn
Coatcloath hill
Hudgill burn
Skill Side force

[These last three run over the page from the previous ones marked at 1/6 duty but with the slightly different note attached to that shown against the other 1/6 duty veins on the prior page] All these Lead Veins are Supposed to Lett on Tack Note for one Year at 1/6 Duty to the Hospital but on granting a Lease to pay 1/5 as before

Cragg Lean
Tollard foot
Clargill Cleugh

Newcastle three Kings the 10 Sepr 1736

The Proceeding Accot of the Lead Mines in the Mannor of Alston and Garrigil is according to to the best of our Knowledge & Witness out hands

Nichos Walton Hugh Boag Receivers Jno Stephenson. Moore Master

Dilston Park 1/5
Langley Barrony 1/6
James Burn 1/7

16 Sep 1736 Nicholas Walton to John Kirkley

A Cobby of Wm Corbett Esqrs Letter to John Kirkley of Crookt Oake dated 16 Sepr 1736

Sr I have recd your Letter of the 30 Augt as also a former one of the 17 May which was read to the Board & ordered to be Sent to their Receivers Messrs Walton & Boag with their Directions thereupon to whom you may apply. I am Sir Your humble Servt
Will Corbett

17 Sep 1736 Nicholas Walton to Richard Thomlinson

To Richard Thomlinson Esqr

Ravensworth Castle Sepr 17 1736

Sr

In pursuance of my promise I Send you below the Survey of the Park at Dilston & other parts which on your View I fancie you will think proper to have along with the House. What I call the Park is I think walled round but is divided into four Inclosures, & the Hall Garden is within the Wall also, but is most of it unconverted to a Garden. The whole was possessed by Mr Busby except the Park & that you must inquire for by another name, as it is commonly called Tween Towns & is now Farmed by James Thompson & Ptners.

If there is any other Land about Dilston that you would Chuse to have along with the House, I dare say we Shall think it the Interest of the Hospitall to accommodate you with it. & I shall be glad of any opportunity of Shewing you that I am Sr Your most Humble Servt

N.W.

Particulars of Land to be let with Dilston Hall,

	A.	R.	P.
No 1	27.	1.	18
2	8	38	
3	18.	1	
4	9.	1.	5 63. .31
Hall Garden	5.	3.	4
Doe Park	.	3.	14
The Banks behind the Hall	3.	-.	-
Gill Close	2.	2.	20
Back Court	.	2	
Fore Court	.	2	
West Gardens	.	2	13.2.35
Total			76.3.29

18 Sep 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle Septmr 18th 1736

Sr

Inclosed you will Receive the Severall proposalls made to us last Thursday and this day, & next Fridays Post Shall be Sent you the Thursdays proposals preceeding and an Abstract of the whole to that time, & what other proposals we receive afterwards Shall be Sent you every Post.

Mr King has Sent us a State of the Customs in the Manour of Castlerig Darwentwater and Thornthwait; by which it appears that he is of Opinion no Courts can be held till there is a new Act of Parliament, We therefore Send you it Inclosed as it is certainly necessary to be under the Consideration of the Board.

Inclosed is a Letter of Parson Jefferson of Cockermouth. Complaining of our having Discharged Wm Miles from paying him any Money for Wood Sold him off an Estate in the Mannor of Thornthwaite. This Discharge was given by us when at Keswick in January last as appears by our Letter of the 21st of that Month to which we Begg Leave to refer & are Sr Yor most Obedt Servts

Nichos Walton Hugh Boag

Mr Jno Kings Accot of the Customs of Castleridge & Thornthwaite Mannors in Cumberland

A Description of the Customs & Mannors of Castleridge Derwentwater and Thornthwaite in the County of Cumberland. And Case of the Tennants there.

Sheweth

That there hath usually been two Courts Leet held Annually and so many Court Barones the Steward for the time being hath thought fitt to call for the Intrest of the Lord & benefitt of the Tennts.

That on all Arbitrary Estates there is a fine due to the Lord called a Twenty penny fine that is if the Rent be twenty Shillings the Fine will be Twenty Pounds & so in proportion or Else two years Value.

That in Case a Tennt Mortgages his Estate by the Custom of the Mannor they pay Such fine in hand as the Lord or his Steward thinks proper to Accept. And the Mortgagee Enters into Bond to pay the Remainder if the Mortgagor Suffers the time to Lapse which was formerly Seven years but now but five years time allowed to pay in their principall on Mortgages.

That Great Inconveniencies have Accrued to the Tennants for want of Courts holden for the above Mannors. Severall Tennts have had Occasion to Alienate their Lands to Raise money to Carry on their Respective Trades, but for Want of more

frequent Courts could not make Sufficient Tittles whereby the Tennants have lost their Opportunitys in their Trades & the Lord his Mortgage or Alienation Fine.

That in Case a Tennt dies his Heir under age and that Heir before admittance Dies and his heir presents himself in Such Case there is but one Fine paid due to the Lord. Whereas in a Steward regularly appointed and an admitting Lord in whose Name Tennts might be admitted the Steward in Such Case may call a Court on the Death of any Tennt and admit his Heir & by that means Save a Fine to the Lord.

That the Indenture or fine certain Tennant pay only a four penny fine at the Death of Lord or Tennt that's four times the Value of the Lords Rent So that Suppose a Customary fine Certain Tennt pays a Noble Lords Rent his Fine will be one pound Six Shillings & Eight pence and they pretend that by their Indenture they are not Obligated to pay any Fine without a Sight of their Ld. Although I have Inquired of one or two who have Seen that Indenture and been informed and well Assured there is no Such Covenant in it. I have pray'd a Sight of it but the Tennants in whose Custody it is refuses to let me See it. The Arbitrary Tennants can claim no priviledge under that Indenture a Counter part of which no doubt was in the Custody of the late Earl or his Steward.

That the Consequence of not having an admitting Lord will prove fatall to many of the Tennants. No Lords Rent having been paid for five years and many of the Tennts having but Small Estates and high Rented will never be able to pay their Rents and Fines without ruining themselves and their familys unless Courts are held and their Rents & fines called for which Cannot be done till they have an admitting Lord

Mr Jno King to Messrs Walton & Boag

Keswick Sber 13th 1736

Gentlemen

Above you have a Description of the Customs of these Mannors which is all I could Learn in this Short Space of time. I would have wrote Sooner but waited in hopes I could obtain a Sight of the Indentures mentioned on the otherside I hope it will prove Satisfactory and that at the meeting of the Parliamt this affaire will be Settled I hope wee Shall See you Soon here to receive the Land Rents, & Shall be glad to be preadvised of your Coming and will take care to be in the way, if any thing further is required Shall readily Obey your Commands & am Gentn Yor most obledged Servt

Jo King

my respects Wait on Mr Thompson & Ld Robt
Mr Pearson desires his Service

Mr Thomas Jefferson to Messrs Walton & Boag

Cockermouth 7th Septemr 1736

Worthy Sirs

Being Informed that Ye are oncerned as Undertakers or Trustees of the forfeited Estates belonging to the late Earle of Derwentwater, and as Such, have given a Discharge to one Wm Miles as Clogger in Keswick from paying me any money upon a bargain that he made with me for Some Birks & Ellors that I Sold him and as a Tennt of the Mannor of Thornthwait I had a right to Sell, I am therefore much Concerned that Ye Should give, a Discharge to the Said Wm Miles against the Known Customs of the Mannor of Thornthwait for the Tennt have always Claim'd a right and property of cutting down Birks & Ellors and such underwood for the Better Improving of their Ground, and disposing of it as they Please: This was an Approved Custom in the Late Earle of Derwentwaters time and has been Allowed by the Said Earle, and the Tennants hope to have as good Usage from the King and Government (in whose hands the said Lands now are in) as they had from a Roman Catholick Lord The Cutting down of Birks & Ellors and Such underwood for the Better Improvemt of Tennts Right Land has been Allowed & is Customillry in all or most parts of England Especially where So deep rents and fines are paid. If the Tennts be debarred of their Privilidge, We designe to make an Application in a Body for Redress of Such grievences & Mr Stevenson, my Nephew a Member of Parliament will forward our Application; But I <rather> Could Wish that you would be pleased to write to the Said Miles to performe his Bargaine of Paying me for the Said Birks & Ellors, upon which there will be no further Complaint Your Pleasure Intimated to me to me herein with much oblidge Worthy Sirs

Your most Obedient & Humle Servt

Tho Jefferson

We the Tennants in the Mannor of Thornthwaite Living in Cockermouth, in the County of Cumberland doe hereby Testify that the Cutting down of Birks & Ellors and Such Little Underwood, has been Customary for the Tennts so to doe without any Interruption or Molestation from the Lord of the Sd Mannor or from the Trustees, Stewards or Bayliffs therein Concerned, as Witness our hands 7th September 1736

Tho Jefferson Minister of Cockermouth

Hugh Tolson

Geo Birkett

Post Script to W & Bs Letter to Wm Corbett Esq of the 18 Septemr 1736

We have reced yours of the 16 Inst & the Minutes of the 15 & Observe the diffce in the Rental wch we explain as followeth Vizt that there is an advance of £820 in the Lead Mines & we find we are mistaken £100 in deducting that Sum of £820 from the Totall Advance, so that the advance of the Lands is £1266-1-11/2d

The 19th Septemr 1736

Walton & Boag

26 Sep 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle Septm^r 26 1736

Sr

It being now within three days of Michs we have Sent Orders to the Moore Master not to Suffer any Person to Continue working any of the Lead Mines in the Mannor of Alston moore, after Michs-day except Peatstack hill which is in the possession of Thomas Errington Esqr which we have given him leave to Continue working till further Order for the reasons following.

That Mine called Peatstack hill is reputed to be verry rich, at least She has Afforded a greater quantity of Oare of late than any mine has done in Alston moore for some time, & as the working are all under Levell part of the Miners are obliged to draw Water Constantly while others are at Work & Shoud the whole work be Stoped the Cavetyes made where the workings have been woud fill with water, by which means so great a body of Watr woud be Collected together that it woud be a great expence & is discourgent to the Succeeding Lessee to have it to draw out, at the time which his Lease commences; not only so but a great Loss of time & Loss of Dues to the Hospl will ensue.

For these reasons we have given Mr Errington liberty to Continue working after having assured us that he woud desist on the least notice, if therefore the Directors have any objection to what we have done in that Case You will be pleased by returne of the Post, or as soon as you Can Signifie their pleasure to us, & it shall be imediately put in execution, Mr Errington tells us that the prospect is not near what it has been at Peatstack hill, but we have desired the Moor Master to make a Report of the fact thereof to us. It is a great pleasure to us that of any prospect of an advance in the Estate under our Inspection, & as we hope the Mines will fall into good hands, we doubt not but they will be a Considerable branch of the Revenue

Yesterday Mr William Armorer of Berwick was with us desiring a Divission of Scremerston he having a small Estate intermingled with Scremerston calld Priors Land, of which we wrote your Brother Thomas Corbett Esqr 30 January last to which we referr, the Directors will therein see the State of the Case, & in Case they have a power to Divide, it woud most certain be their Interest to doe so, or agree to doe so upon their Letting a Lease, for we do not see how an improvement can be made upon the Common without such a divission

Inclosed you will Receive the proposalls recd since ours of the 19 Inst as also an abstract of the whole of the 25 Inst Inclusive & you shall every Post hereafter receive all proposall given in to us

Mr Boag will waite upon the Directors at their meeting at Salters Hall the 27 October next, but we hope they will think it proper to Confirm agreemt before that time as they will observe Severall Offers to be made to the full value & some above the

Computation. Should they not Confirm agreemt before the 27th It will we doubt be a great uneasyness & probably a means to loose the best of their Tennants, for every good Tennant is desirous of being upon a certainty at Michs day or as soon as possible afterwards.

We are Sr Your most Hbeds Servts
Walton & Boag

27 Sep 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle Sepr 27th 1736

Sr

We were favoured with Mr Homes of the 12 Septemr Inst last Post with the Boards order to send them an Accot of what Bills we have from time to time remitted to the Bank of England, & what Draughts have been made on us on the Hospitalls Accot.

In answer to which we have Sent no Bills to the Bank of England but what we have Charged in our Monthly Accots except £107-8 d Sent within this Month nor has there been any other payment made by us but what we have Charged in our Monthly Accots.

If there is any thing therein that wants explaining we shall be glad to know it that we may Clear it up & we are Sr Your most Obedt Servts

Walton & Boag

4 Oct 1736 John Stephenson to Nicholas Walton

N Walton & H Boag

Nentberry [October] 4 1736

Yours dated Sepr 29 Came to my hand the Friday evening after - this morning I went to peatstackhill & viewd under ground can only tell you At present the forefield workg is but poor yet in a little driving may be Better, that grove alters verry much in Cutting a little ground, for sometimes when has verry good base to work at in 3 or 4 Days wll work verry much & so when is poor in a little time will mend again being a verry uncertain Mine in my thoughts who ever gets the above Sd Mine must be at the Charge of a lower Levell or Else will not be a lasting grove. The ore in the Forefield is very much mixt wth Stone at that time abt 4 fingers wide someplaces rather better so you may Judge is not Rich, yet getts part Oare As Michalmas is past we are now hoping that Tack Notes & Leases of the Lead Mines in Aldston Moore in a little time will be granted, & does not Doubt but Care wll be taken to Let them Into Gentlemens Hands wch is able to make Effectuall Tryall good pays wch will be much advantage to the Hospitall as well as our poor Country & as the mines is laid of workg the Sooner

lett the better for the poor people here cannot live unless they be set to work in a little time when all is set forward I hope the mines may Flourish again I am Gentlemen

Your very Hume Servt Jno Stephenson

P.S It's talked here some of our Neighbours has been makg Offers at $\frac{1}{4}$ Duty but I think they are not to be minded you have heard of the man before J.S

There has been Oare raised <out in> peatSk. Hill Since Christmas Last to [October] 2 1736 PS no grt Quanty for a Rich grove 219 bings : 02 horse

8 Oct 1736 Francis Thibou to William Corbett

To Wm Corbett Esqr

Sr Ravensworth Castle October 8th 1736

Messrs Walton & Boag having been verry busy until Late last night wth the Derwentwater Tennts & again engaiged this Day, desired me in their Absence to Send you their Cash Accot for the month of September last, wth you have herewth Inclsd and by wch you'l please to observe there remains a ballance in faviour of the Hospitall of £101.7.21/4

I am for Messrs Walton & Boag Sr Your most Humble Servt
Franc Thibou

9 Oct 1736 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle Octor 9th 1736

Sr

We acquainted you last Post that we would Send you this day an Abstract of all the biddings made to us Since Michs day, which is done herein Accordingly.

By your last letter we perceive the Directors will confirme no agreement before Mr Boag be in London yett Notwithstanding that you have an Accot in the Abstract of Such Substantial bidders as the Directors may if they think proper Confirm & whenever they doe you will find a Convenience in having Such as we think their proper Tennts pointed out and in that Manner from the Rest as all others who are thought improper Tennts are blank'd thro the last Column in this Manner.

We find a verry great difficulty in the manner of Treating with Tennts as they all Expect at the Close of each days bidding to know who is the best bidders and whither they may Expect to be Tennants or Not. This we think but a Reasonable thing and therefore those that have offered for Lands or Collierys what we realy think it deserves

we have disclosed the best bidders of that day in which they made their offer & those we Recomend to the Board for their Confirmation

But herein there is a difficulty Arises which we No ways can Avoid, therefore we begg leave fairly to State it to the Directors with our Opinion's thereon and then they will Judge of it and determine it in Such a manner as they think fitt.

A Tennt offers for his farme a Certain Rent and Such a Rent as the Receivers think it deserves, they upon that declare the Tennant the best bidder as being in every respect quallyfyd to be the Hospitals Tennant. The next day of bidding A nother person comes and offers for the Sd Farme an advance Rent. Qry whether the person that made the first offer ought not to have the preference as the last bidder is Suposed to bidd out of prejudices, An instance whereof you find in the Abstract Sent herewith in Dr Lamberts farme Middle Dean Raw and Haydon Town farme, We begg leave to give our opinion that the first offerer being Substantiall Shou'd have the preference.

Joseph Machilly who has offerd for Graymare Colliery, a greater Rent than we think that Colliery deserves, is a Person reputed of but an Indifferent Character, & as it is so we have deferd declaring him the best bidder till his Character be enquired into, Wm Elliott is to find Security for Page Croft, which has also hindred us from declaring him Tennant, but all the rest we believe are good Tennants. Mr Barras has offerd the full value of Throckley & more than we thought she deserved, but we have yett a prospect of another offer next Thursday.

You will observe that another £100 advance is offerd for Scremerston Colliery, from a proposal we made to the Offerer to drive a drift or Levell from the Sea Banks to drain the Water off the Colliery, at the Hospitals Expence, which may be £400, or £500, but in order to ascertain the Expence, we have sent a Judicious Man in Colliery Affairs to Scremer. to make a Calculation of it & in case it be found practicable & to Cost no more than £500, the Hospitall will be repayd that Sum in Six years so the Interest & gain during a 21 years Lease abt £1500.

Collonel Liddells offer for Peatstack hill being only a Fifth & as a fourth has been offerd for it, we have putt a Query thereon.

As soon as Mr Boag can be ready to Sett out for London, he will, but as there is more busyness to be done here, than can be done by one Person it can not be till next week at soonest

The 19 Inst the Court will be held at Newlands, the 20 at Hayden Bridge, the 21 & 22d at Wark & the 26 at Alston. 28 & 29 to Receive Rents & treat with Tennants at Keswick, so that the Recer who is left behind will be absent from Newcastle at Least 14 days.

We are greatly in convenience by Mr Aynesleys trifling with us about the delivery of the Court Rolls & other papers in his hand & he has at last refused delivering any except two Sheets of paper with the Tennants names who have appeared at Haydon Bridge & Wark wch he has delivered to Mr Airey, we Shall therefore be obliged to make the best we can of such old Court Rolls as are amongst the old papers found at Dilston

The Freeholders at Tarretburn who claim a right to the Colliery & on whom Ejectments have been served, have imployed Mr Aynesley to to appear for them, so that we Shall have a Tryall about that Affair; it will therefore be verry proper to have a Cobby of the Grant from the Crown of the mannor of Wark & Tyndall to (the predecessors of the Derwentwater family) Theophelus Earl of Suffolk which you may have in Rolls Chappel. There is as we are informed two of these Grants, the latest of which is supposed the best, tho it may be proper to have both.

The advance upon the Lands etc in the Derwentwater Estate according to our computation is no more than £1066 1 11/2 & the reason for the difference between these Sums is owing to £100, which was wrong deducted in taking the profit of the Lead Mines from the whole. In the first Letter we wrote about that advance, it was called £1166 1 11/2d to which the wrong deduction was added wch made it £1266 1 11/2d whereas that £100, which was wrong deducted in the first Letter, Shoud have been taken from the £1166 1 11/2d & then in the Postscript of the 2d Letter which was of the 18th Septemr last, the advance woud have appeared as it realy is £1066 1 11/2d as follows

Computed Value of the Derwentwater Estate	£8214.10.10 1/4
Rentall at Mayday 1736	6328. 9. 8 3/4
Total advance	£1886. 1. 1 1/2

From which deduct the advance of Lead mines	820
Advance of Land & Colliery	£1066. 1. 1 1/2

We are Sr Your most Obedt Servts
Walton & Boag

12 Oct 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr Ravensworth Castle Octr 12th 1736

We were so much hurryd wth the Tennants Last later day that we could not possibely send you the Abstract of the Severall bidings for Last week sooner than this post but you have 'em now Inclosed in here

We were Obliged to Desire Mr Thibou to send you our Cash Accot for last Month wch we hope came Safe to Your hand

Mr Boag will Sett out next Thursday Morning & will be in London on Wednesday the 20th Inst but we doubt not so soon as to wait upon the Directors at their meatg that day but will be ready to attend them The Thursday following.

We are Sr Your Obt Servts

Nichs Walton Hugh Boag

15 Oct 1736 Nicholas Walton to Thomas Madox

To Thos Madox Esqr Cashier of the Bank

Ravensworth Castle Octor 15 1736

Inclosed I send you two bills & a verry good promry Note together amounting to One Hundred & Ninty three pounds on Accot of the Rents of the Derwentwater Estate for which Sum I have made you <Dr> this day. I am

Sr Your most Obedt & most Humble Servt
Nichos Walton

Reuben Wildes bill on Chambers & Co 13th Sepr at 40 days	£60
Cherpentiers Do on Lequisne 26 Do at 50 days	50
Hum Godfreys Note to Hen Clark 10 Octr at 40 days	83
	£193

17 Oct 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr Ravensworth Castle October 17 1736

When Mr Boag and I wrote you of the 12th Inst we had not time to give you any answer as to the division of Scremerston as directd by the Board at their meetg at Salters Hall the 6th Inst I now therefore give you the followg reasons why it will be of advantage to the Hospitall

This piece of ground called the priors land lyes interpers'd in Severall ridges in the So Side of Scremerston & in that part now farmed by Mr Clavering & the possessor of that Small Estate has 6 Stents in Common wth Mrs Clavering & he has also a right of Common by vertue thereof

In all Common fields the persons therein Interested makg Improvement Equally & keepg Equall Stock of Cattle In proportion to their Interest Share Equally in the Profitts & Consequently in that Case Divisions wd in no respect be an advantage. on the Contrary where division Improvements are un Equall wch is Generally the Case in Common Fields the person who Improves is a Suffered and Consequently Lands Lying in Common <...> Discouragement to Improvmt in Generall

At Scremerston you observe Sr a great advance is proposed & undoubtedly who Ever is the Farmer thereof had a View towards the Improvmt of the Moor & Common wch I apprehd the Hospitall cant give him a right to go without the Consent of the other party Interested therein, & that being the case & the motive wch Induces the Farmer to

give an advance being partley owng to the Improvmt he Intends to make in the Common I humbly apprehend his being Depriv'd of it will lessen the advance of the Estate Consequently a Division is an advantage to the Hospitall.

I Apprehend Mr Armorer is Intituled to a Share of the Common in the Same proportion wch His Inground bears to the whole Inground & that Shou'd be laid of together so as it may least interfere wth the Hospitall Estate but I Humbly Conceive is not proper for the Surveyor to lay it of in the Draught till the Division is actually made. I have wrote to Mr Armorer to Send me a State of the Mannor he in wth proposes to have this Division made wch Shall be sent you as soon as It comes to my hand

Inclod I sent you a Sketch of that part of Scremerston in wch the Colliery has been & will be wrought for some years wth the Opinion of Mr Barnes whom we sent over to View the situation of the ground & to Consider the Expence of makg a new levell or winning the makg of this levell will undoubtedly be an advantage to the Hospitall but I am of Opinion wth Mr Barnes that the Expence thereof cannot be verry well Judged of without a Tryall be made by boring. The Leasers of the Collry Should give Sufficct bond for performance on their part If the Lessor is at Expence of the Levell

When I am upon this Subject I beg leave to recomend it to the Directors that they reserve a Liberty to make Erection of Salt or other works upon the premises & Coales for the Use of all their Tennts at a Stipulated price

You will be pleasd Sr to observe that Mr Aynsley has incrch'd

at Low hall	A	5.1.	8
At Threepwood this was Called	50	23.-	30
on Grindon Common		98.1.11	
Incroached in all		128.3.	9

in which there is no steps taken nor was there any intended till the Courts are kept when it's Intended to present him at those Courts where he is presentable wch I hope the Directors will approve of

Inclos'd I sent you Mr Stephenson Moor Maisters letter & Accot of the Dues raised at peatstack hill by wch It does not appear that she is so rich as has been represented.

Inclos'd you will receive the abstract of proposals made in the Last week in wch you will observe an advance of £10 on Alerwash more than we Computed it to be worth The person who makes it is a roman catholick

I sent Mr Maddock Last post bills for £193 on Accot of the rents of the Derwentwater Estate

Mr Boag Set out Last Thursday morning & will I hope be with you on Wednesday & I shall go from Hence to Morrow to attend the holdg the Court at Newlands on Thursday the 19th Inst at Haydon Bridge on the 20th at wark the 21 & 22d & at Aldston the 26th and I shall go from thence to Keswick where a letter will meet me the 28 or 29th but unless you have any particular Commands necessary for me

at that place I Desire I desire you will direct to me as Usual as I Shall be at home the 31 Inst or the 1st of Next month.

I have had Severall of the Tennants wth me desirg to know If their agreements are Confirmed by the Board & they seem verry uneasy to be on a certainty and unless I can at my return give them Final answers it will be a generall uneasiness.

I am Sr Your Most Humble Servt

Nichos Walton

17 Oct 1736 Nicholas Walton to Hugh Boag

Mr Boag

Ravensworth Castle Octor 17th 1736

Thank you for yours from Darlington the Contents of wch shall be taken care of

I send you inclosed the abstract of Severall biddings for Last week as also a cobby of my letter to Mr Corbett this post

You have also as follows a paragraph in my letter to the Colonell this day occasioned by a Conversation I had wth Mr Ellison upon a paragraph in the Colonells Letter to him wherein he says he thinks the receivers should recomend it to the Directors to reserve a liberty of erectg Salt Panns etc Coales for their Tennants -

On Considerg the advantage of Salt works at Scremerston I am of Opinion it wd be a beneficial undertakg better Scituated for Coale than any part of the kingdom that I know of & that being the materiall article in makg Salt there can't but be a great Savg. The Small Coales at Scremerston are now Sold at 16d per Fother & Supposing a keel of Coales to be abt 24 Fothers it wd Stand as followeth Viz

24 Fothers of Coales at 16d	£1.12. -
Leading by Waggons Each to hold <3 Fother>	2. 8
Way Keepg per Ten 6d or per Keel	2. 2
One Keel of Coales at Scremerston	1.16.10

A Keel of Coales at Shields at 5/ per Cha	2. 4. -
Keelyre & Carting	7. -
Boat rent abt	2. 6
Expence of coals at Screm less than Shields	£-.16. 8

and Supposing 3/2 Tunns of Salt to one Keel there is a savg of 4/6 per Tunn, but If the Colliery Coud be taken by the Salt Proprietor then he might save 4/3 per Tun more as the Coales may be wrought at 10s per Fother. If you are <Tied> as I suppose you are by the partnership Article that you can't take that Colliery yourself I do not know but it may be a good project for the partnership to come into. I mean the Colliery & erection

of Salt works together. I do not know Sr but in that verry Salt may be made 10s per Tun Cheeper than at Shields & If so there Could not fail great consumption & profit

Inclosed you have a Sketch of that part of Scremerston in which the Colliery is wth Amos Barns Opinion thereon Your family are all well I am Quite Lanter'd & I am
Yr verry Humble Servt Nichs Walton

Severall people have been wth me wantg their answers therefore pray Spurr up the Directors to Confirm Speedily. I hope to meet wth the Confirmacons at my return from Keswick wch will be the 21st Inst or 1 Novr. I am very glad you have Compy

17 Oct 1736 Nicholas Walton to William Armorer

To Wm Armorer at Berwick upon Tweed

Sr Ravensworth Castle Octor 17th 1736

The Conversation that we had at Mr Pratts abt the Division At Scremerston I communicated to the Board of Directors at Greenwich Hospitall who in answer have Comanded me to acquaint them how & in wt mannon the Division is to be made

From this I apprehend they want to know in wt place & wt quantity of the Common you Claim in right of your Estate called priors land therefore it wll be proper that you consider it and Send me a State of the mannon in wch you propose this division to be made; & in order thereto I send you the Survey of Common & Inclosed as Followeth

	A	R	P
of Inground belong to Greenwich Hospitall	1047	3	36
of Priors land Yr own Estate	12	1	3
In Ground Totall	1060	1	26
Common Undisputed	1815	9	32
Do Disputed	64	-	12
Totall	1880	-	4
	2940	1	90

When you have sent me this I shall transmitt it wth my own thoughts to the Board & you may be very well assured of my readiness to recommend a Division on an equitable footg & I am Sr your most Obt & most Hume Servt NW

18 Oct 1736 Nicholas Walton to Hugh Boag

Mr Boag

Ravensworth Castle [October] 18 1736

This day Mr Dobson has offerd to give for the Tyths of Midford One Hundred and two pounds on Lease for 21 Years, with which I have acquainted Mr Corbett this post, & I also thought it proper to advise you of it as you will recomend our friend Mr Dobson as a good Tennant & the best bidder. All ypur Family are well & I am Your most Hble Servt

Nicho Walton

To Mr Hugh Boag

18 Oct 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr Ravenswh Castle [October] 18th 1736

This day I had an offer from Mr Richard Dobson of Redheugh for the Tyths of Midford for which he Offers to pay on Lease for 21 Years One Hundred & two pounds per Annum with which I thought proper to Acquaint you as I apprehend you will be Confirming agreemt dayly I am Sr Your most Obedt Servt

Nichos Walton

24 Oct 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Hexham the 24th Octor 1736

Sr

After having finished the attending the holding New Lds Haydonbridge & wark Courts I had a recet Yeasterday at this place of the Langley Barrony rents & other Estates in this neighbourhood & I shall to morrow proceed to Aldstone & to Keswick on Wednesday.

The want of the modern Court Rolls for the Severall Manours has been an Inconvenience to the Courtkeeper tho' I hope by the Help of some very Antient ones that was found at Dilston nothing of moment has slipt our Observations

At the Several courts held at Newlands Haydonbridge and wark the Jury presented Mr Aynsley upon my Complaint of his Detaining the Court Rolls & at the Latter Courts they presented him for his Severall Incroachmts tho' it was wth difficulty I prevailed upon them the Grand Jury at Wark also presented Robt Algood Esqr for Severall very Large Incroachments on wark Fell or Common wch you will have a particular Accot Afterwards

I find the great Authority Mr Aynsley Excersised amongst the Tennants has made such Impression upon them that they are Terryfied to oppose him in any affairs

tho' I cannot Say but after using a little Spirit amongst them at Haydonbridge I found them better Disposed at wark.

I find there is a Farme at lightbirks in the Barrony of Langley now possessed by Jno the Son of Wm Todd and Grandson to Jno Todd Late Bayliff for that mannor who during his being bayliff had this Farme given him by Sr Francis Radcliff during his life & wch as it is sd the Family of the sd Jno Todd has Ever Since Enjoyd wth out paying any rent at all al tho' (by the accot I have) it ought to have been returned to the Derwentwater Family I have Seen the man & he gives me a very Indifferent accot of his Title but has promised to shew wt title he has

I took an opportunity when I was at wark to talk with the persons who have been in possession of Tarrent burne Colliery wth whom we expected a Law suit but after Sometimes Conversation wth em they Consented to give up their Right or Claim to that Royallty & to become Tennants ofwh Both Mr Grey & I thought much better than Entering into a lawsuit you will observe in the proposalls sent you herewith James Dodds proposes for that Colliery at the Yearly rent of £10 & I have made him a promise he shall be Tennant wch I hope the Directors wll Confime as it is undoubtedly greatly Strengthening their Title that the very person wth whom the Dispute has been Shoud become Tennant

Mr Radcliffe who Farmes Radcliffe Closes was wth me yeasterday Earnestly Desireing the Compassion of the Directors that he may Continue upon his Farme at £9 per Ann wch is as high an Offer as any he is an Oldman has been many Years at Dilston Tho' he is a roman Catholick is Quite Inoffensive to all the Neighbourhood.

George Thompson of Langley Castle is Dissatisfied wth the offer he has made for that Farme on wch Accot his partner Browne Came to me Yeasterday & Declared he wd not be Concerned with it. wch Still Shews the great necessity of Early Confirmates of Agreements, & as there is yet Severall Farmes not offered for or at Least not Such Rent as those Farmes are Computed to Deserve, I Should Advise an Advertisemt to be made thereof Incering the name & Quantity of Acres in Each & by whom now possessed.

It is not possible to Send you the places of Abode of Each Offerer for farmes till I come home from Keswick but I hope you will have no want of it As Mr Boag will be able to Informe you of the most of em.

I am Sr Yours Verry Humble and mos Obt Servt
Nichos Walton

2 Nov 1736 Nicholas Walton to Andrew Smith

To Mr Andr Smith <Atny>

Sr

Ravensworth Castle Nor 2d 1736

I am sorry I shou'd be from home when Yours of the 16th Ulto came to this place & Being upon a Journey for 14 Days I did not rece your Letter till last post Day after post time.

As to the Estate at Keswick you may be pleas'd to apply to My Partner Mr Boag who is now at London and who may be heard of at the pay office in Broad Street, for any particulars that you want of the Keswick Estate I was at that place Last Thursday & Friday Treatg wth the Tennts whose proposals I shall send to the Board of Directors next post so that the Sooner you apply for a particular of the Estate the Better. I am Sr Your most Obt & most Humble Servt

Nichs Walton

2 Nov 1736 Nicholas Walton to Jonathan Reed

To Mr Jon Reed at Bolton

Ravensworth Castle Nor 2d 1736

Sr

Last post I reced Yours wthout a date abt Hartside Colliery wherein you say we Intended not to lett you have that Collry but Instead thereof that Mr Stephenson Shoud Enjoy her at £10.5.- I do Asure you that we have no Intention of Mr Stephenson Enjoyg the Colliery more than another person nor had we any Intention of Hindering you. the proposall You Made was sent Regularly to London and I can a Sure you it is not known who will be the Farmer of that or any othr pt of the Derwentwater Estate, If you are the best Bidder you may Expect to be the Farmer & As soon as I have any Accot of it's being Confirmed in your Faviour It shall be Comunicated to you by Yr Very Hble Servt

Nichs Walton

2 Nov 1736 Nicholas Walton to Thomas Madox

Mr Madox

Sr

Ravensworth Castle Novemr 5th 1736

Inclosed I send you five bills amounting to Eight hundred & Seventy five pounds & two pence for Accot of the Derwentwater Estate I Reced Godfreys Note for Eighty three pounds for which I have given you Credit & for the future will take Care to Send you no paper that has portugall gold or Moidores in It I am Sr Yours etc Nichos Walton

Chas Broughton bill on Thos Forster dated 5 Octor 1736

N.S. payable to Jno Lynton at 2 Usance £102.18. 6

Wm Radleys bill on Jno Tennant & Co dated 15 Do O.S

Payble to Geo Liddell Esqr at 28 days date 209. 9. 2 3/4

Wm Radleys Bill on Matt Langley & Co dated 15 Octor O.S. payable to George Liddell Esqr at 28 days	241. 4. 9 3/4
Do Do on Wm Hodshon & Co dated 26 Do payble to Do at Do	216. 7. 7 1/2
Samul Arthur Do on James Masters & Co dated 2 Novr 1736 payable to Messrs Walton & Boag at 20 days date	105. . £875. . 2

Gentn Morpeth the 2d Novemr 1736
Twenty days after date hereof pray pay Messrs Walton & Boag One Hundred & Five
pounds (value reced) & place it to my Accot as advised by. Gentn Your most Hble
Servt Samiel Arthur
To Mr James Masters & Coy Cheesemongers in Thames Street London £105

5 Nov 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle Novr 5th 1736

I gott home from holding the Courts etc last Sunday evening but coud not last
post acquaint you with such things as came under my observation upon my Journey I
Shall therefore now doe it as fully as I can

I wrote you from Hexham that the Persons Claiming right to the Collyry in
Tarrett Burn & Blackburn called high Green Colliery, had come to a resolution to quit
that Claim & to become Tennants to the Hospitall, & they have accordingly given up
quiet possession thereof to our Bayliffs Mr Johnson & Mr Bunton. James Dodds
proposed to take the Colliery at £10 per Annum & I hope you have Confirmed in his
favour.

All proper means Shall be pursued to have Justice from Mr Aynesley with
regard to the Incroachments made by him on the Derwentwater Estate as also for with
holding the Court Rolls & other papers relating thereto. I hear I have greatly
disobliged him by having him presented at the Severall Courts

There are Severall Tennants in Alston Moore who pay Twenty penny Rents, that
have neglected paying the Same, as I am told for some years at least they have not
payd any since we have been Concerned in the Estate, & unless distress is made those
Persons will not pay at all & not only so but it will encourage others to the same
neglect. I shoud therefore advise distress being made on the Defalters but I Shoud first
be informed what Arrears are Standing out due before Marts 1734

I find there are Severall Small Incroachments in this Manr which I have ordered
the Moore Master to take an Accot of in order that they may be laid before the Grand
Jury, whose busyness it is to make presentment thereof at the next Courts, & when

Such presentmt is made a Rent of 3s per Acre has been usually Sett to be paid Annually Or a fine of 6/8d per Acre on Such Inclosure as was Made, without paying a Rent annually. The latter is the more ancient Custome

I was greatly Concerned to hear the Crys of the poor workermen in Alston Moore, who are laid off work, but as I hope Leases will be soon granted they will gett to Work in a little time. They are in great apprehensions of the Mines being lett to one Person, & Some who have expended large Sums of money will greatly Complain of it I Observe by the Boards Minutes of the 27 of Octr last that they are determined to lett 'em in that Manner which I must begg leave to Say is I think against their Interest. This I am certain of that it will be a discouragement to discoverys, & Shoud they be lett to some Gentr who are greatly Interested in the Lead Trade it Cannot be expected but his or their own Mines must be pursued with Vigr & those in Alston Moore neglected, I shoud be Sorry to See it so, as I doubt not but (if the Mines were wrot to the best advantage) they will turn to good Accot.

Inclosed you have the Severall proposals made to me from the 23 of Octor last to the 28 Inclusive as also what others I reced yesterday & this day, Wm Lee of Lowbyre has come up to the former proposall that was made for that Farme and as he is a good and old Tennant I hope the Directrs will favour him with the preference

The Tennants at Keswick you will observe do not all agree to take for 21 years there fore I have incerted a Column in the abstract Shewing the number of years proposed by each. They all expect Hedgeboot, Gates & Styles during their Lease and all Taxes allowed as has been usual & will not agree on any other Termes. The advance in this Estate will I doubt be small tho' I hope it will Come higher than the Inclosed proposals as I left directions with Mr King to make proclamation that he was impowered to to receive proposals. I had a Letter from Mr Andrew Smith, Attorney at Law in Cheepside London desiring the particulars of Keswick Estate to whom I gave answer last Post & referred him to Mr Boag for any particulars or Information he wanted. This I take to be with a View to purchase rather than take on Lease for twenty One year

The Lead Mine in this Estate is reported to be more hopefull than She has been & in order to Judge of it I took Mr Stephenson Moore Master with me to Keswick who reports to me that the prospect is Small as farr as he coud See, but by a Stop in the Water Course he was preventing Seeing all

There is a verry great abuse in Keswick & Thornthwaite Estates by the Erection of Steel Mill which I apprehend the Tennants have no right to Erect being by the Custome of the Mannors obliged to grind at the Lords Mill. You will observe an advance of £4 per Annum in Case these Mills are laid a Side. We are also at a loss for want of the grant of Keswick Tolls whereby the Farmer looses greatly as Severall refuse the payment of Tolls which Consequently must lessen the the Annual Value

The Revd Mr Jefferson of Cockermouth has been with me Soliciting hard for leave to receive his money of Wm Miles for Birch & Alder Sold off his Arbitrary land in the Mannor of Thornthwaite I have made enquiry in to the right & Custom of these Arbitrary Tennants & I find that they never had a right to Cutt down Timber of any

kind without the Lords permission. That they always were allowed to Cutt Birch & Alder for their own use in Repaires upon the Estate, but that no other person but the Lord of the Mannour had a right to Sell Wood of any kind. Mr Jefferson is not Satisfyed with this but Says he will make a representation of his Case to the Board; I am Satisfyed he has no right

I had almost for gott to acquaint you with Mr Hutchinson late Receiver & his partner having drove a drift or Levell out of the Liberty of Thornthwaite into a Lead Mine of the Duke of Somersetts without Licence & have drawn at the Hospitalls Shaft what Oare has been wrought out of the Dukes Liberty, The damage to the Hospitall may have been Considerable, as they have had an oportunity of working Oare out of either Liberty, & reporting according as they thought proper, it is not likely they woud while working in this way report much to be wrought out of Thornthwaite as the Duty in the Dukes is 6/10 & ours only 1/7th I have discharged the Persons imployed from proceeding further

I cannot possible gett any Cash Accot for last Month to be Sent this Post but I hope to send it the next. I have Sent this day to Mr Maddocks five Bills for £875 - 2d

The Wood at Newlands which was taken from the present Spring we have gott wrought up & all Sold & the money will be reced in a Small time, you have the particulars of it below Vizt

3000 Main Coale props at 2d	£25. .
1798 Top Coale Do at 3 1/2d	26. 4. 5
191 Sleepers at 8d	4. 7. 4
11 Side Shafts	4. 1 1/2
	£55.15.10 1/2

Deduct

Charge of Converting	£3. .	
Leading	19.15. 6	
Damage to Tennants abt	5. .	£27.15.6
	Net	£28. .4 1/2

By this Sr you Observe that the Hospitall will receive £28.-.41/2 Neet for these weedings & for Bark £40.6.2d & deducting the Charge of weeding there remains Neet £52.4.31/2 & the price at Spring I dar venture to Say about £100, better, may in time much more, & Mr Boag will Inform you how father it will be proper to thin again next Spring

Mr Potts of Throckley has been with me this day & has paid me £100, his half years Rent due Marts last & he assures Assures me his Circumstances is Such that the Hospitall will be intirely Safe you will See Sr that he is outbid by his under Tennants £21 per Annum but how farr they are capable I know not. Mr Potts says he will find Security of it is required

Inclosed you have the Severall Offerers with the places of their abode to the 23 October last I am Sr Yor most Hble Servt

Nicho Walton

6 Nov 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Sr Ravensworth Castle Nor 6th 1736

I Send you Inclosed my Cash accot for last month on which remaind the 31st a Ballance of £858.15.2d in faviour of the Hospitall. I have Since reced £100 & have remitted to Mr Maddocks Bills for £875.-.2d. In the parcel of Bills Sent Mr Madocks the 15th Ulto amounting to £193 there was one for £83 payable in portugal Money for wch reason it was returned me. I have therefore as you will Observe by my Cash Accot only Charged Mr Madocks with the remaining £110

You will receive herewith such proposals as I reced Yeasterday. I shall receive the North Country Rents on Monday at Whittingham & be at Scremerston & the other Estates there abouts on Tuesday & Wednesday Following I am Sr Your Most Obt Servt
Nichos Walton

12 Nov 1736 Nicholas Walton to Hugh Boag

To Mr Hugh Boag

Ravensworth Castle Nor 12th 1736

Dear Sr

I reced yours at Morpeth where I stayd all night on Sunday & went to Whittingham on Monday Morning where I reced all the rents I expected except the rent of Scremerston Colliery

I waited upon Mrs Clavering to acquaint her wth having lost her farme who was greatly Surprised at it, nay wonderfully affected by it for on having notice she fell into fitts & was like one distracted for sometime however I left her better satisfied fully resolved to bid for Scremerston Colliery, & to have her or to make her I doubt too dear for any body I acquainted Mr Ankeram the Tennnt of the North side Mr Lumsden Capt Archibald & Such Others as fell in my way

I have not time to write to Mr Corbett to whom pray excuse me but I am to acquaint you that the Tennnts of the north Side of Scremerston have bid for the Fishery £2 per Ann. That Mr Smart of Spindleston has Offered £305 for his Farme but Desires to have the preference If more Is Offered at any Rent not Exceedg £320 tho he hopes he'll not be put upon paying that unless it's offered by any other person. That Mr Marton has Offered for his Farme £270 but will not give more I told him it Deserved £320 & we expected it. I would desire advertising a Fresh Such as not next wednesday Confirmed Geo Wilkinson had Offered for Whittonstall Farme £45 per Ann wch are all

I have reced Since my Last Except Brokesfield Tythe wch Mr Archibald wrote you about.

I was very glad so many farmes are Confirmed & Observe the Several Querys as to Fourstones Abra. Bunting £10-10 I understand Jno Gibson made an offer of £12.12 & he Should I think have it, As the Hospital determines to take the highest bidder I shall say nothing to Mr Bunting till I hear further from you James Dodds must Inevitably have high green Collry as it is the greatest prooffe of the Hospalls Title Imaginable wt to do about Throckley I know not as the last offer So farr exceeded Mr Potts I doubt Mr Potts Cannot have it as I am afraid of his Sircumstances being verry Indifferent, but I shall post pone doing anything till I hear from you, I have Sent for Mr Heppell & Cowell to See If I can agree with them for meldon out grounds

The bidg for Cuthbt Camets Farme is a mistake for it is an old Lease it is the same Old Man that offered for Dr lamberts that offered for it

Peter Hughes is willing to give £145 you will Observe in my last that the Allerwash Tennants are willing to give £165 & I Shall tell them they may have it, all the Offers that was made for Hartburn Tythes was wth Needless hall Tythes inclusive but Mr Lumsden Offered both ways Vizt £84 Exclusive of Needless hall Tyths, & you must Observe all biddings & you must Observe all bidgs for needless hall are free of Tythe both great & Small Mr Lumsden says he will doe as we please, Throckley Colliery is very wll at <12s> It's high Enough tho' it wd Look well If the Coll. Consents to 12/6d there is 19 Bouls to Each wagon & 353/4 Gallons to Each Coale Boule of 22 Wagns to Each Tenn of Coales.

I shall Observe the Utmost Exactness in wtsoever I have to transact for the Hospitall as far as time will allow me but I realy am hurried to Death

The winning of Screnerston Collry Seems more Difficult than I imagined for it is reported that a winning was brought from the Sea Banks many years agoe & was Lost in Quicksands but as it is 60 or more years Since it may have been owing to want of Judgment.

I will write to you again on Sunday the new Engine went to work yesterday at Heaton But I can Say Little how it may Succeed as the Tyne was small there is plenty of Steam and If Any thing is wanting it will be Injection I am Yours etc

Nichos Walton

13 Nov 1736 Nicholas Walton to Hercules Baker

To Hercules Baker Esqr

Ravensworth Castle Novr 13 1736

Dear Sr

I have the Honour of the Commands of a General Court for Greenwich Hospital, held at the Admiralty Office the 4th Inst to Remitt to you for the time to Come, the produce of the Derwentwater Estate & in pursuance thereof, I Send you Inclosed Ten

Bills amounting to Five Hundred & Twenty four pounds, thirteen Shillings & three pence upon that Accot.

I am at a Loss how to direct to you, therefore have Inclosed this to Mr Corbett, who I have desired to take the trouble to Send you it. You will be pleased to advise me of the Receipt of this & give me directions how I may for the Future direct my Letters

I am Sr Yours etc

Nichos Walton

Bailey & Allens bill on Thos Allen dated 23 Sepr 1736 at 2 Mth	£50
Walter kirbeys Do on Eliz Martin dated 24 Do at 55 Days	40
Charles Broughton's Do on Thos Forster Dated 25 Do at 2 Usance	59. 5. 1
Bailey Allens Do on Thos Allen dated 22 Octr 1736 at 2 Months	60
Ben Simond's Do on Saml Turzer dated 5 Do at 40 Days date	62.10. 8
Walter kirbeys Do on Eliza Martin dated 16 Do at 50 Days	75. 7.11 1/2
Ja Carrs Do on Jno Manby Esqr Dated 23 Do at 30 Days	31.16.10
Robt Ellisons Do on Ben Ashwood dated 5 Do Nov 1736 at 20 Days	49. 6. 8 1/2
Saml Arthur's Do on James Stewart dated 12 Do at 20 Days	25. 5. -
Dos Do on wm Jenkins dated 12 Do at 20 Days	70.19. -
	£524.13. 3

14 Nov 1736 Nicholas Walton to Hugh Boag

To Mr Hugh Boag

R Castle Novr 14 1736

Mr Boag

I reced yours of the 9th Inst last Post for wch I thank you

I will take care to speak to Mr Need as to a liberty of winning Stones & burning lime for Newlands & to be sure you are Right in makg a reservation in all Leases of Royaltys of Every kind to be used as the Lord thinks fitt paying reasonable damages; but to what purpose is it my talkg with Tennants when nothing is agreed upon by the Hospitall either as to Covenants or Repairs You Shoud Certainly have had that under consideration & a Minute made by the General Court for Our Justification. What can I say to Tennts nothing that I see but telling them their farmes are Confirmed & they must be subject to such covenants as the Hospitall agrees upon. I Shall I do assure you say no more for I think it behoves you & me to keep as Clear of Parliamentary enquirys as any others & that you & me may be Justified I begg you may get a Minute Made as to repaires etc.

It may be that the Directors may think us precepitate in having their farmes Confirmed by such Offers as has been made Since but If they Consider how hard it is upon Tennants to be at uncertaintyes they will Certainly think as we doe but I realy think the Most of 'em are strangers to those Affaires

So long as Farmes are unconfirmed how can I do otherwise than take in proposals but sure nobody will offer for things that are Confirmed

Mr Dodds of Throckley is in Such Circumstances that I doubt he cannot Farme, nor do I see that Mr Airey can have it as there is £21 bidd above him I have not taken Notice of It's being Confirmed to Potts or any Body, it will therefore be proper that the directors give orders wt they wd have done for I shall doe nothing wth out their Order.

I am glad you have prepared a further list for Confirmacon & I hope to have it by this post, as also an Accot of the Confirmacon of Lead Mines Surely the directors cannot take it Ill that I wrote my Sentements a bout them

I Observe that a List will be sent me this post of wt Farmes are to be putt into the Newcastle paper for three weeks its Strange they shou'd be so long abt it.

Mr Bacon Desires to have the preference in Gregshield Collry at the higher Offer Mr Wastells Offer is for Simonburn Colliery wch is not the Same that 40s is Offered for but Seperate Collierys you may therefore Confirm them both.

I wrote to Mr Reed that he could not have Buteland under £150 & that If he thought it worth his while to Farme it at that rate it wd do well to write to you I hope he has done so.

I do not hear whether Mr Dalaval is pleased wth his Tythes or not but Browne is much displeased as is Mr Aynsley of Little harle I Shall endeaviour to see Mr Dalaval & lett you know.

I advised Watson & Corbett to pition the Board or write to You

For the future Mr Corbett shall not be troubled wth two Long Letters but he must give me leave to explain my meaning in Such things as I write about

This day I send bills to Hercules Baker Esqr for £524.13.3 & last week I sent to the Bank Bills for £875.-.2d but Mr Baddock writes me they take no notice of odd halfpennys

In hope the Colll will Succeed in the Lead Mines Afterall but I am sorry he shoud have so much trouble abt 'em Mr Ellison shewed me the Colll proposals yesterday & his Opposers. pray advise the Colll not to be backward in the Sum to be laid Out, but I apprehend it's Over.

What I can doe abt Birtley Farme shall be done & I doe not intend to pt wth Geo Humble who wll I think be a good Tennant

Next post I hope to have ready the Tennts Arrears at mayday Last & an Abstract of our Cash Accot by wch you must Settel for I am not willing we should Settle In any other way Why we shoud Charge our Selves wth the whole Rt I know not. Sure they do not Intend we are to make good Losses by Tennts wch I think we are liable to by charging our selves wth the Whole, the Cash accot of our recets & dispursemts is all I apprehend necessary to be Settled giving an Accot of Arrears at the Same time & I desire for the Sake of your owne & my Family that we may Settle in no other way. I have no time to add more but am

Yours etc N Walton

19 Nov 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle Novr 19 1736

Sr

I reced from Mr Boag the Minutes of the Board of directors at Salters Hall of the 3d November Inst Those of the General Court of the 11th Inst with a List of the Several Farmes Confirmed at that Court: & those of the 10th Inst at Salters hall with a list of Several to be advertized in the Newcastle Papers, all which shall be taken Care of

Most of the Tennants in the Confirm'd list have been wth me & I have acquainted them that the Generall Court have thought fitt to accept of them as tenants at the Severall Rents Expressed against their Names and being Subject to Covenants in Leases agreeable to the Customs of the Country which they agree to. Mr Heppel has agreed to Joyn Meldon Park and Out grounds together and give £305 per Ann & Mr Peter Hughes consents to give £145 for Middleton Hall which together is £10 per Ann more than is incerted in the Confirmed List Mr Bunting is willing to give £12 per Ann for Dr Lamberts Farme at Fourstones. Jno Crissop havg offered the Same and Being poor.

I should be glad to have our years Accot Settled before Mr Boag come out of Town & in Order thereto I have made up my cash Accot to the 14th Novr Inst as also an abstract of our whole receipts & payments to the Same time from the date of our Commission; and Likewise I send an Accot of all Arrears due at that time or rather Marts last I wish it may be done so as to meet wth your approbation.

Inclosed I send you an abstract of Such proposals as have been made to me from the 6th to the 14th Inst and wt have been Sent me from Keswick by Mr King. I hope the Advertizement Incerted in the Newcastle papers this week will have the desired Effect I wish it had been Sooner. I am Sr Your most Obt Serv

Nichs Walton

19 Nov 1736 Nicholas Walton to Hugh Boag

To Mr H Boag

Rav Castle Nover 19th 1736

Mr Boag

I am Obliged to you for your Sevll Letters I have had & Accots abt the Leadmines but what you say is not so full as is in every bodys Mouth & as I have a verry great regard for the Interest of the Hospital any thing that appears against their Interest gives me Conserne; I shall give you my thoughts abt the Lettg of the Lead Mines, & beg you may make use of it so as if the Mines are let to Disadvantage we may not be blamed. The Profit of Lead Mines is a very precarious uncertain thing & Does not at all depend upon the Highest Due but upon the Numr of hands Employed in working, wch must be Increased or decreas'd by the Due, if therefore Leadmines are

poor & let at a Duty So high as to Discourage Adventurers many must lye unwrought as in the Case in Alston Moor where it is plaine many will lye that are not proposed for. I should think it proper that the Directrs shoud let the Most unhopeful places at a Sixth, at least they Shod never come into any offer at above 1/5 for I am Satisfyed 9/10 of 'em cannot be wrought at that Due, & it is Evident that the Lower the Due the greater Quantity of Oare will be raised & Consequently a greater Profit to the Hospital, were the Quantity certain than the advance of Dues wd be a Certaine Increase of Profit but no Otherwise it wd be well if you could have a Conference wth Mr Corbett on this Affaire that the Directors may be Sencible wt they are doing & of the Manner of raising profit by Lead mines; it intirely Depends on the Number of men Employed

Inclosed I send you the Accot of Cash abstracted from our whole repts & paymts from the day our Commission commenced to the Ult day Inst wth an accot of Arrears due Marts last by wch I Desire you will Settle I have sent Coppys to Mr Corbett, but besides wt I sent Mr Corbett you have an Accot shewing how the Abstract is made up I had thot's of Sending no Coppys to Mr Corbett but I considered that it was Necessary I Should as part of the Transactions have been in your Absence

There is some alterations in the Rentall as you will observe by the Arrears it is in Rogers land at Keswick & the Tolls there the Former being let for £5.14.6 and the latter at £15 per Ann the Land Commenced at that Rent Mayday last & the Toll Marts preceedg. Langley Draw hill I have not in my Rental but I have put it in the Arrears at £5 have you it so you have a Copy of my letter to Mr Corbett Inclosed

Yours of the 11th Inst came to hand & I shall observe what you say abt proposals and shall take in none but for those Advertised but I could not before know wt was before Confirmed or confirmeing.

I have put Into the Newspaper the Advertismt for the Severall Farmes unlett Jno Bell proposes not Langhope but Hackford only & wd have that as well as white Chappel

I have had much adoe to please the Allerwash Tanns there being two that never appeared to make proposals before Yeasterday & these the other wd not Conscerned wth I confirmed it in Faviour of the Offerers Wm Watson & partners

Geo Black tells me he has sent Mr Corbetts Oates

I am glad you think the Coll will prevail

I had Yeasterday an Offer of £16 for Gregshield Colly but I told the man they were too late, they may be yet had If it does not Interfere wth anything that has part of the Board pray let me know

I have yours of the 13th before me by wch I am glad you hope to get all in a list to be confirmed by next General Court pray take care the lead mines be done at the Same time I am sorry Thos Thompsons came too late, but I believe Heppell much a better Tennant. Yet I am Sorry for Thompson.

I will acquaint Mr Dalaval abt the Tythes

I wonder Mr Collingwood should be so slow but he could not expect had he been in time to have had the preference

Surely the Directors will never ask you to Swear to the Rentall but you may do it to the best of your knowledge the Arrears are I believe right as Richd & I have both taken pains abt them they amount to £5909.10.3/4

I wish Wm Postilion may oblige the Coll in Makeg this Offer, as he is a good Servt in his Station but no doubt but he wd be as Usefull one in the other as is active & does not want Capacity I have mentioned it to the Coll as Wm Desired Mr Ellison thinks he wd doe well. J Renwick has refused it

I will write you next post abt Crawforths Arrears being now near post time

I am Your Most Hbl Servt

Nichs Walton

28 Nov 1736 Nicholas Walton to Hugh Boag

To Mr H Boag

Ravensworth Castle Novr 28th 1736

Mr Boag

I Recd yours of the 23d Inst & Observe the Mistake in the Deales pd for to Mr Pearson which was 19 in Number at 14d & it is only a Mistake in the Copping, I have Mr Pearsons Voucher from the person he baught them of.

I shall be Sorry for Mrs Clavering if she does not prevail in Scremerston Colliery, for as she has saved a good deal of Money & a verry active woman she is a Much better Tennt than Rippeth and partners whose Characters I before Informed you I had an Indifferent Accot of Giving old Tennants the preference is most certain a Discouragemt to fair Offerers, but yet It's hard to turn a good Old Tennt of & to admit a New bad one in his Roome may be a great loss. I doubt that it will be our Case in Some

Inclosed you have a copy of wt the Colonel wrote to us abt allowances for Remitting Money early etc.

Mr Bacon being Dead I have sent to the Men that Offered £16 per Annum for Gregshield Colliery, but as you say that Offer was to be laid before the Board I shall do nothing in it till I hear from you

The £200 per Ann Lead Mine Rent is Included in the Arrears & is equall whether It remain so or not you may alter it as you think proper as you may also doe Keswick halfe years Rent from Marts to mayday next, Yet tho' it be that 1/2 year it is due at Marts last & ought I think to come into the Arrears

I wrote to Mr Corbett that I would not trouble him wth anymore proposals till after the 3 weeks advertisement & in a former letter of yours I find you advise me to do so it will therefore look verry odd that I should send them to you till that time; besides proposals will be made every week till 11th December nex wch shews to me a Necessity of Confirmeing none of these til after that time But Besides all this as you say no Cinfirmacons Will be till Sr Chas Wagers return who goes away on Friday or Satterday last it is quite to no purpose Sending you any

I refer you to my letter & Richards for a full Explanation of Crawforth Arrears. I wonder as much as you doe that Mr Airey has not wrote to you abt the Secretarys Clerks Fees; but I have put him in mind & I hope you'l receive a Letter from him in this post If he shou'd not I think after Consultg the Colll you may give him 5 Gunies on his Accot & one Gunie for Each of the Court keepers Pray see wt Salary Mr Simpson had in Mr Watsons Time he Says £5.5.- per Ann for Alston Court & he hopes it will be Continued he's a very Sencible man _ I have Sent for Mr King to come to Mr Gray who tells me there is Severall things omitted that ougt to be Incerted in the Bill to Clearg doubts wch may arise from the former Act.

To morrow is a Day of Rects at Corbridge wch place I am Intendg to go this Evening, & Jos Laybourn & Jno Skins are to meet me on Tuesday morning to fix upon the place for the Tile Shade most of the Materials have been led Sometime

There is some small damage in Devells Water but I hope it is not much Jos goes thether this Day to See it & Secure it again you need not be under any Conserne Abt it for it is from the Accot I have wt may Easily be repaired.

As I am to go to Corbridge tonight may Excuse me to the Colll till Frydays post when I will give him an Accot of heaton The Engine Continues to go well tho' Mr Ledgard will not allow as any Improvt. I am Yr Hble Servt

Nichos Walton

P.S. I hope you will be ready to Set out wn this Comes to your hand. I have Drawn a Bill upon you for £3.3 payable to Mr Robt Williams or order on demand it is dated this Day If you want money you may draw on me

5 Dec 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle Decr 5th 1736

Sr,

Mr Potts of Throckley whose Farme was Confirmed to him at £210 per Annum Rent at the last General Court being Supposed to be in mean Circumstances. I have Demanded Security of him for the paymt of the rent & for performance of Covenants to be Incerted in his Lease.

Yeasterday he brought to me one Mr Sharper of Callerton whose Circumstances is very good who Offers to be bound for him on this Condition that he be admitted to have one half of the Farme. Mr Sharper is a Freeholder in Challerton & one of those who has Clamed a right to a pt of Throckly Common & how far his being Tent at Throckly may give him an opportunity of Grazing Clendesterly on that Common you will best Judge when you are further Informed of it from Mr Boag who I have also acquainted wth it this Post.

The other persons that offered £21 more than Mr Potts have promised me to wait another week but after that Time they think them Selves dis engaged & at liberty to provide for them Selves in a nother way I am Sr Your Obt Servt
Nichs Walton

6 Dec 1736 Nicholas Walton to William Corbett

To Wm Corbett

Sr
Ravensworth Castle Decr 6th 1736
Inclosed I send you the Accot of Recets & payments from the 14th to the 30th November last, upon Accot of the Derwentwater Estate by wch there reman'd then in my hand Two Hundred & Fifty Eight Pounds Nineteen Shillings & Ninepence Farthing.

Within this month I have Recd about Two Hundred pounds & have this day Inclosed to Hercules Baker Esqr Bills vallue £420.8.51/2 wch I give you the Trouble of Inclosed as he has not acknowledged the Recets of the last you wll therefore be pleased to take the trouble of sending them to him & Desire he wll for the Future acknowledge the Recets of Bills by the return of the post

I have recd Sevll fresh proposals for that pt of the Derwentwater Estate wch was advertized for three weeks when the three weeks advertizemt is over I will Send you a List of the whole I am Sr Your most Obt & most Hble Servt

Nichos Walton

6 Dec 1736 Nicholas Walton to Hercules Baker

To Hercules Baker Esqr

Sr
Ravh Castle Decr 8th 1736
Inclosed I send you Seven Bills amounting to Four Hundred and twenty Pounds Eight Shillings & 51/2 upon the Accots of the Rents of the Derwentwater Estates & for the use of Greenwich Hospital. I sent you the 13 Novr last Bills for £524.13.3 wch you did not acknowledge your Receipt of but I make no doubt but they came safe. These I send now comes thro' the Hands of Mr Corbett least the Directions I have to you may be Defective, I beg Sr you will be so good as give me proper Instructions how to Direct my Letters & when you receive any Letters from me wth Bills that you wll acknowledge the Recets thereof by return of the Post & it wll greatly Oblige Sr
Your most Obt & Most Hble Servt

Nichos Walton

Robt Hudspeths bill on Wm Williford dated 9 Nov last at 40 Days	£10. 8.11
Thos Gills Do on Jos Northcott Dated 20 Do at 30 days	24. -.-
Wm Clarks Do on James Cuthbts Dated 24 Do at 10 days	31.18. 6
Ben Simons Do on Hen: Dixon Dated 24 Do at 40 days	67. -.-
Walter Kirby Do on Mrs Eliz: Martin dated 27 Do at 45 days	27.18.11
Robt Nobles Do on Benj Grieve dated 28 Do at 50 days	80. -.-
Geo Blacks Do on Robt Wilson dated 4 Decemr Inst at 28 days	70. -.-
	420. 8. 5

14 Dec 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle Decemr 14 1736

Sr

Inclosed I Send you an abstract of what proposals I have reced since the last Advertizment and also a list taken from the abstract of the best & most Substantial Bidders with whom it may be proper to Confirm, as I verrily believe no more offers will be made for any of those Farmes

You will Observe the Severall Shapes in wch I have had Newlands & Whittonstall to bring the whole into a large Farme as possible whereby the Expence of building may be kept as low as may be & at last it will be no less than Eleven Farmes on which must be built Eleven Tennts Houses & other necessary Covences. But as the Tennants who have offered are unwilling, nay absolutely refused to advance the Rent proportionable to the Expence of a Division the Expence of building will be the only Expence upon the Hospitall except finding Quicks which some of the Tennants agree to plant at their own Expence, nay I hope they will all doe so wch if they doe, I hope the Directors will Comply with it as it will greatly tend to the Improvement of the Estate

I have had no other proposalls for any of the Keswick Lands but what I formerly sent you so there is no Expectations of a further advance there. Mr King (who has been with Mr Grey Consulting about the bill now before him) tells me the Tennants are very Indifferent abt their Farmes.

In Alstom moore was formely an Erection made for Smelting what was Supposed to be Copper Oare but was found to be only Sulpher, and the project failing one of the projectors who was probably a Sufferer in the project Sold this Erection to one Timothy Brown a Joyner in Alston for £22, Notwithstanding the Lord had a right thereto by the usual Covenant of leaving Erections on the premises at the Expiration or other determination of the Lease or Tack Note, Mr Brown has paid £11 of the purchase sometime agoe but apprehending after he had done so it was the Lords right, has refused paying the other half & therefore has desired me to lay it before the Board, to whom he is willing to pay the remainder of the purchase Money, they giving him an authority for removeg the Timber wch lys on the Spot to this day.

I am also desired by Wm Lee of Lowbyre in the Mannour of Alston to represent to the Commrs a hardship that he has had upon him, from one Mr Hodshon of Tynehead who with holds the paymt of Tyths from an Estate he has there from the sd Lee the Farmer thereof but to State the Case Clearly to you Wm Lee is the Farmer or Representative of the Hospitall who are entitled to a 1/3d part of the Tyths in the Many of Alston Moore of wch this Estate of Tynehead is a part the possessor Mr Hodshon purchased the 2/3d of the Tyths some time agoe, and for some years has refused the pay ment of the other third to the Hospitals Tent Wm Lee who says it was formerly let for 20s per Ann. what he therefore desires is that the Commrs will be pleased to Compell the sd Hodshon to pay Tyth or allow him it in his Rent. He makes this Claim for 5 years at 20s per Ann.

I had a Conference last Thursday wth one Mr Ilderton a relation of Mr Moores of Morpeth who Solicits for an Agreeemt abt the Tyths of East Thornton abt Needless Hall, but as in the Conference he woud agree to nothing less than accepting of the small Tyths, I told Him I coud not agree to it, but on the Contrary acquainted him that the Hospitall were determined to defend their right & woud never agree to the paymt of any mann of Tyths till Compelled to it by law.

John Fairlam the Farmer of Haydon Town who has made an offer for it again was with me last Thursday and acquainted me that Mr Ainesley of Hexham had reported that Farme to be upon Lease yet to Expire & the right of one Howdon at the yearly Rt of £32 that he had made application to the Honble Commrs & had obtained their Concurrance in favour of the sd Howdon & that Jno Fairlam woud be ordered to acquit the Farme. This Sr being what I am a Stranger to thought it proper to lay it before you & I desire you will give me proper Instructions in it, as if Green leaves the Farme he will take <Denntly> wch is refused by Wm Todd to whom it was Confirmed last General Court

I Observe the Minutes of the last Court at Salters Hall relating to Lead Mines wch I wish to hear may be lett to Morrow as the Poor Country people are Starving for want of Employment. I allways was of opinion that no new Mines Coud be opened without Committing waist, & I believe Counsller Gray will give it as his Opinion. all Mines that are now open or that have been so, may be pursued without doubt

I am Sr Your most Obed Servt
N Walton

17 Dec 1736 Nicholas Walton to Timothy Wrangham

To Mr Wrangham

Ravensworth Castle Decr 17th 1736

Sr

I have yours of the 14th Inst before me & in Answer I observe that Sentance is given in faviour of Mr Moore in the Cause dependg between him & Mr Wood, but that I am no way Surprizd at, as I always expected it woud be so in the Court of Durham.

Some time agoe the Commissrs of the Hospital agreed to espouse Mr Wood in this Cause & determined then to prosecute an Appeal to the Ecclesiastical Court of York at that time Mr Boag & I acquted you therewth & I now Desire that it may be done, as soon as Is convenient so as we may be no way prejudiced by a Delay.

The claiming of any Tyths for the Estate wll appear to be as rediculus, as it has appear'd in a Claim of that part wch they give up

Mr Wood may give up wt he pleases but we shall never acquiesce in it, nor I hope when we stand by him he'll not be so Imprudent as to throw away his right.

Mr Downs was (& is I presume) concern'd for Mr Wood, and Mr Airey is our Attorney & Courtkeeper, but we gave no directions to any body but Your Selfe to trans Act this Affaire, & I doubt not but you have & wll take all proper Care I am Dr Sr
Yours very Hble Servt

Nichos Walton

17 Dec 1736 Nicholas Walton to John Airey

To John Airey Esqr

Ravensworth Castle Decr 17th 1736

Sr

I have had all my time taken up in the Derwentwater affair, that I had to spare from the Business of Sr H.L. & the Colll wch has prevented me waiting upon you Since the Courts were held to acquaint you wth Somethings Necessary for you to know, & as I doubt I can't have time to See you till next week I give you the Trouble of this

In answer to yours of the 24th of Octor & mine of the Same Date the Board were well pleased wth the proceedings at the Several Courts, & at their meeting the 3d Novr last they Order that all proper means Shall be used to Compell the Trespassers to make restitution & Satisfaction to the Hospital, Therefore it will be necessary to Consider what is to be done with Mr Aynsley & Mr Algood, & the Sooner it is done the better, the Former Tells me the Freeholders have always had a right to take in as he has done at Threapwood, & at Grindon he says he has a Lease from the Duke of Sommersett, how far this may be true I know not, but If you wd have any Enquirys made or think it proper to Desire a Sight of the Lease we may by that get some Light. This ground at Grindon was a Dispute between the Duke of Summersett & the Derwentwater Family, & as Mr Aynsley Says was given up by the Derwentwer family.

What further steps shall we take as to the Court Rolls, it is absolutely Necessary that we shou'd have 'em & that Mr Aynsley should on Oath give them up, for there is various Customs at Keswick that we shall never Shall come to the Truth of without the Rolls & proceedings of the Court. I have taken his rent for Hartburne Tythes that he may be propably in better Temper now, woud it not therefore be proper to write him a line & Try him.

The Inroachments of Mr Algoods are matter of Consequence there is not only a great Quantity of Land, but a Royallty of Considerable value.

Inclosed you have the Bill you sent to London to be persued by the Attorney Genll & a pill for Ralph Readhead, it came Inclosed to me last Post.

I recd last post a Letter from Mr Wrangham acquainting me that Sentance is given against Mr Wood in the Court of Durham for the Small Tythes of Needless hall & he tells me he had wrote to you and that you had given him for answer that you were no way Concerned in that Suit, The Commissrs Some time agoe ordered that you might remove it to the Ecclesiastical Court of York wch I fancie may yet be done, & in order that It may, I have wrote to Mr Wrangham to gett it done so but If there is any thing necessary for you to Do further I Desire It may be done by next post. I Doubt we must Submitt to pay those Small Tythes unless we can Baffle Mr Moore by this removal for they tell me he is Sick on't. It is undoubtedly Exempt from Tythes & It's a pittty we Shou'd be obliged to pay for want of proper materials for makg a Defence
I am Sr Your most Hble Servt

Nichos Walton

17 Dec 1736 Nicholas Walton to Rev Richardson

To the Revd Mr Richardson

Dear Sr

Ravensworth Castle Decemr 17 1736

I was favoured with yours some time after its date at a time when I was was in the greatest of our hurry with the Derwentwater Tennants, on the Last advertizmt which hindred me from answering it in Course.

What you request as to Mr Bulman I have no manner of Objection to provided it no way Interfered with the Hospitalls Tennants at Scremmerston. Inclosed you have a Licence directed to Mrs Clavering One of the Tennants to whom if Mr Bulman apply his Tennants may be Served, but I desire he may give directions that they win them in Such way as not to give our Tennants reason to Complain. Pray my Service to Mr Bulman & give me Leave to assure you that I am Sr Yours etc

N Walton

I do here by authorize and Impower (for and on the behalf of the Commissioners of Greenwich Hospital) Mr Bulman of Morpeth to Winn in the Liberty or Common of Scremerston what Limestones he has occasion for for his Tennants near the same provided that the same be won in such manner as not to Interfere or Inconvenience the tenants of the sd Hospital, and that the sd Mr Bulman pay such a Satisfaction as is agreed upon, & that the same be won within 12 Months from the 11 November last.
Witness my hand at Rav Castle the 17 December 1736

Nichos Walton

To Mrs Clavering & others Tennants at Scremmerston These [presents]

17 Dec 1736 Nicholas Walton to Charles Busby

To Mr Chas Busby

Ravensworth Castle Decemr 17 1736

Sr

I was favoured with yours of the 10 Inst wherein you desire to know if I have any orders for the Delivery of Household Goods at Dilston. In Answer to wch Mr Boag & I were Commanded at a meeting at Salters Hall the 4th August last to deliver all the goods & Furniture in Dilston house (except what were fixed to the Freehold & the writings & other papers found in three Chests) to the Executors of the Late Mr Radcliff when the same Shoud be Legally demanded & when ever such demand is made I shall be ready to obey the Commands of the Board.

I realy cannot give you any Incouragement to think you may have the Close & House at Dilston as I apprehend it will be lett in another week. As to Craggshields Colliery it will also be Lett to a Person who has offered a verry good Rent for it, and is an undeniable Tennant but if you had told me what you coud have given for it you might probably have Succeeded. Pray my Service to Mrs Busby, your Nepw & Neice etc I am Sr

Your etc Nichos Walton

17 Dec 1736 Nicholas Walton to Edward Hutchinson

To E Hutchinson Esqr

Ravensworth Castle Decemr 17 1736

Sr

Last Post brought me a Letter from you to Mr Corbett & an Accot of Arrears due from Severall at Martinmas 1734 in which I observe £16.12s.3p to be due from Wm Lee of Lowbyre in the Manner of Alston, of which I must desire you will send me the particulars as I do not Know how to make demands without it.

Sometime before I had an Accot Drawn out by Mr Watson of Arrears both in Yours & his district & I Observe that in his paper Philip Horseman for a house in Corbridge is called £4.10.-d & in your £1.10 pray lett me know which of them is right I am Sr Yours etc

Nichos Walton

19 Dec 1736 Nicholas Walton to Hugh Boag

To Mr Boag

Ravensworth Castle Decer 19th 1736

As I hope you communicate to the Colll every thing that is necessary wch I write to you abt the Hospital, & as all my time is taken up with Sr Harrys & the Colls & the

Hospitals business, I Desire you will excuse me to the Coll for tho' I have Intended him a State of Heaton Colly these Sevel posts I have not been able to do it for want of a New map of the Ground, but If the Weather will allow me tomorrow I Intend doing it & the next post to give my Sentiments.

I hope after the general Court you will have leave to make the best of your way into the North but before you come away I hope the Accot for the year will be Settled & any other thing wch is Necessary to have directions in pray lay before the Board & gett a Minute upon it, such things as now occur to me I shall put you in mind of

John Atkinson of Haydon bridge is possessed of 9 Tennants or Farmholds of land called Broom hill, Peelwell & Whitfield Tennant the Leases whereof some years agoe appear to be Lost, but there appears an Instrumt under the hand of F Radcliffe & the late Earl acknowledging such Leases to have Subsisted & that those lands were on lease for the Same Term of the Other Leases in the Barrony of Langley. In our Rentall you Observe we reckon those Leases to be out in 1752 & Mr Atkinson reckons 'em to have yet to expire Viz Whitfields Temmamt 34 Years & Brom hill & Peelwell 44 Years. the Later of wch being the Same of Rattenrow old Leases. Some people say Mr Atkinson ought not to Enjoy these Lands at all on Lease wch you may acqut the Board wth & Shew them a Cobby of the Instrumt under the hand of the Late Earl etc wch you have enclosed. He Says he maid his Claim upon this Instrumt at the rebellion wch was allowed of

Gerrard Redhead makes heavy Complaints of poverty he has been wth me Several times desiring Some Subsistance wch as I had no directions in I wou'd not Consent to; he has begged hard to have an Allowance in Corn out of the way going Crop to the Value of abt 40s wch If the Directors wd allow it wou'd be a great Act of Charity he has a Cow wch belongs to the Hospital Qty whether they Intend he Shou'd keep her or that she shou'd be disposed of

There is a years Crown rent due to John Fenwick Esqr of Bywl at Michs 1734 out of Newlands & Fairle pray Enquire If the late recets have been allowed it. it is £9.14.4 wn Taxes is deducted & a pound of peper.

Mr King of Keswick was 9 days Absent from that place comeg & going & Stay at Newcastle wth Mr Gray wch it is reasonable he shou'd be paid for he Charges 5s per day Expences Horse hire £-.15. & for his own loss of Time wt the Hospital pleases he named 10s a day to me for loss of Time but I advised him to leave it to you to Settle wth the Directors so that you may put it on that footing

Slater & Laidlak of Whittles you will remember Claim'd for leedg Materials for repareg their housing wch we representd to the Hospital & they ordered us to advise 'em wt allowance to make wch we never did as we thought after we had representd the case that the Directors 'em selves were the proper Judges but as they have never done any thing in it, I send you the Notes of their Charges Inclosed, wch it will be proper you shoud lay before the Directors, Slaters Charges £2.12.6 and Ladlaks £7.6.-

Mr Hall of Newcastle was wth me last Thursday to know If anything was done about the Lead Mines in Tarsset Burne & he desir'd me to mention it to you but as it is a

new discovery it I apprehend Cannot be let till a new Act of parliamt is obtained, May I tell Mr Hall so.

The Weeding the Sevl Woods in the Estate where it is Necessary shou'd this Spring be set about & I think we ought to have Directions in it Newlands must be again Thind, & the Westwood at Hexham & other places you know the Necessity of.

John Skinn is at work wth Eight men in Dilston Park digging Clay for Bricks & Pann Tyles the bed of Clay is above 2 Yards Thick & Exceeding good for Pann Tyles. John Tels me the man who was making Tyles on Hexham Fell is gone off.

What Quantity of Bricks & Tyles shou'd we cast Clay for this Winter I think abot 2 CM. Bricks & 1 CM. Tyles as the Mill, kill, & Shades will take a considerable Quantity of Both. Shou'd we not make Bricks at Newlands & in Langley Barony for Chimneys etc

A Servant of Mr Fenwicks of Bywell has lately hunted Some of the Deer in Dilston Park & was discharged by Mr Bunting to when whom the Servt gave verry great Abuse, & threatened to knock him down repeatedly, wch is most Scandalous usage & Indeed If the Directors allow of it, it is to of no purpose discharging anybody

The Rental & Arears wch I sent you last wou'd I doubt not make everything Easy & Intelligable to Mr Maule. You have as follows the paragraph in our Letter about Keswick Rents the 27th Janury last

one thing in regard to Keswick Rents we Omitted in our last wch is that the Years Rent is payable at Penticost & Marts That is Supposing a Tennant to take a Farme & Enters upon the farme at Mayday he pays his first ½ Years Rent at Penticost following & the other at Marts we have recd all the Latter half years & that wch Mr Hutchison will pay us wll Compleat a Years rent from Mayday 1735 to Mayday 1736 we mean the Demesne lands. This you will find differs from the other parts of the Estate for from Marts 1734 when we Commenced to mayday next it will be 1 1/2 Year whereas at Keswick we received only one Year.

Pray acquaint the Colll that the Fire Engine at Heaton lately Erected goes well, but has many Ill wishers. I am Your Hble Servt

Nichos Walton

PS I am Concerned to find in your last that you recd only 2 Bundles of recets the Last post I sent any There shou'd have been 4 bundles directed as before in all 12 Bundles.

19 Dec 1736 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle Decr 19th 1736

Sr

I have a Letter from Mr Wrangham Attorney at Law in Durham, who is Mr Woods Procter in the Tyth Cause depending in the Spiritual Court at Durham acquainting me that Sentence is given for the Small Tyths At Needless hall Als Temple Thornton in faviour of Mr Moore

I wrote to Mr Wrangham for answer the Some time Since the Directors had been pleased to order that this Suit Shoud be removed into the Court of York on Accot of the Irregular proceedgs of the Court of Durham & therefore it was necessary to procecute an Apeal to York immediately wch will be done accordingly In my last I acquainted you that I had been apply'd to for an agreemt wch makes me believe Mr Moore will pursue it no further

If it not possible Sr to come at the Title Deeds of Needless hall where probably Something of an exemption may appear for the Tythes in Dispute; it wd be of great use the Defeating of Mr Moore, as it will discourage others from Settg up for things of the Like Nature & I should Advise the Hospital to contend it Even at any Expence

There is a demand made by John Fenwick Esqr of Bywell for one years Crown Rent Due out of Newlands & Fairle at Marts 1794 it is £9.14.4 when Land Tax is Deducted & there is also a pound of peper paid Do as an Acknowledgemt but as Mr Watson may have had it allowed I did not think it proper to pay it without Your orders.

As Mr Boag will I hope leave London in a Small time I have acquainted him wth Somethings necessary to have the Boards Directions in, of wch He Is a Judge & Can Informe you more fully than I can In this way, therefore I beg leave to referr you to him & I am Sr Your Most Obt Servt

Nichos Walton

7 Jan 1737 Nicholas Walton to James Wood

To Mr James Wood Depy Treasurer of the Royall Hospitall at Greenwich at the Victuallg Office on Tower Hill London

Rav: Castle January 7th 1736/7

Sr

I had the pleasure of your faviour of the 11th of Decr advising me of the Receipt of mine of the Sixth wch I Included you Seven Bills for £420. 8. 51/2 for wch you wd have had my Earlier acknowledgemt of thanks had I not waited till I had Something of busyness to give you the Trouble of.

Herein I Send you four bills amounting to Four Hundred and Fifty three pounds & three Farthings on Accot of the Rents of the Derwentwater Estate & for the use of the Royall Hospital at Greenwh wch I have made Mr Baker Dr for as I did for those Sent you before

I begg to make you a tender of the Compliments of the Season and am

Sr Your verry Hble Servt

Nichos Walton

Walter kirbeys bill dated 25 December 1736 at 45 ds	£33. -. 3/4
Thomas Aireys Do dated 31 Ditto at 40 Days	60. -. -
Geo: Blacks Do dated 6 January Inst at 28 Days	60. -. -
N Waltons Do dated 7 Ditto at 40 Days	300. -. -
	£453. -. 3/4

8 Jan 1737 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle Janry 8 1736/7

Sr

Since my last the Severall Minutes of the Board have come to my hand in Course, the Contents whereof Shall be duly regarded.

I have Inclosed Sent you my Cash Accot for last Month on which remains a Ballance of One Hundred & Eighty five Pounds Eight Shillings & a penny Farthing in favour of the Hospl. I have Since reced abt Two hundred & Eighty Pounds & have remitted Mr Wood Bills for Four hundred & Fifty Three Pounds and Three Farthings for use of the Hospital

I am Sr Yours etc Nichos Walton

21 Jan 1737 Nicholas Walton to Hugh Boag

Ravensworth Castle Janry 21st 1736/7

Mr Boag

You will find in the Accot that I Sent Mr Corbett of Receipts & payments to the 14 Novr last that the Sallary due to Mr Johnson & Bunting is Charged together in one Sum to Each at £8 per Annum & Mr Pearson ½ a Year £4. The Moor maister also £20 due Martinmas Last for wch Sums You say there is no Receipts

Mr Johnsons & Mr Buntings Sallary you know is Each £20 per Ann. One halfe of wch due mayday 1736 was pd but not Charged on the Hospital but was thought proper to be let alone till the Close of a Year & then the whole year to be Charged altho' it might not be paid at that time & this was the case for tho' I charged the whole year the ½ year due Marts last was not then paid, yet as it was bringing the whole Agencie into the years Accot I thought it better & as we take recets for there Sallarys alltogether. I mean both wt the Hospital Alow & wt we pay. It wd not by any means be a proper Voucher. You may give rect to the auditor & then we are made Liable to pay 'em. If they require it but I shou'd think it Quite unnecessary as its being Alowed in the Accot is Sufficient to make us liable. For the future we may take Seperate Recets for wt they Allow Mr Pearson ½ a year & Mr Stephensons year are not yet paid

I will I hope gett the letter of Attorney to Mr Weldon Impowerg him to receive the Interest due to Mr Constable

I was in hopes to have Sent Mr Corbett the Bill to be brot into parliamt this Sessions, but I got it from him only last Night & as it is to Coppy twice Over it will not Come till Next post I am Sr Yr Hble Servt

Nichos Walton

PS Ralph Redhead has been wth me proposing to pay the Hospital for all Wood sold by him Except wt was his prerequisite & says he will Come to any Terms rather than enter into a Lawsuit wth the Hospital, but I told him without any Authority from the Hospitall I cou'd not do anything, it wll therefore be proper for you to take their Directions & let me know

In your way home I desire you wll Call at Normanton, as my Sister Coleman has some Business to transact wth me wch you may do for me as I cannot take time to go over. You wll only have some Money to receive of her & give her your advice abot a Farm She now enjoys. I shall take it as done to my Selfe.

22 Jan 1737 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Rav: Castle January 22d 1736/7

Sr

I hope tomorrow's post will bring me the Confirmations of the Sevl Farms that were not before Confirmed, on wch I shall acquaint the Severall farmers but I expect to meet wth some difficulty from those who lose their Farmes, as some of 'em threaten that they will not goe of this year, as they have been kept so long on uncertainty I shall however do my best

Mr Boag's being absent so long has been a great hardship upon me. I wish the Hospital may not have Suffered by it, at a time when a narrow Inspection was necessary thro' the whole Estate particularly where there is an alteration of Tennants, who always take advantages in their last year, I say I wish the Hospl may not have Suffered by it, as it is not possible for me to Inspect the whole so narrowly as it ought at this time to be

The Tennants of Langly Castle Mr Boag writes me are not to be admitted Tennts of that farme at their last offer of wch I have acquainted 'em by letter, but have not had their answer. I am of opinion they wll give no more than £70 for it. nor do I believe any other persons wll but I shall pursue wt the Comissrs are pleased to direct in it. there Will be some things of this kind wth other Tennts (Vizt) Dinnitley Farm confirmed to Wm Todd. he he wll not be Concerned wth & mary wreight for pt of Elrington wll not give more than £34 tho by her son She offered £35 & it was Confirmed to her Accordingly

George Potts of Throckley has brought me his Nephew. Mr George potts Who is possessed of an Estate of near £100 per Annum as a Security for the paymt of rent & performance of Covenants to be Incerted in his lease of Throckley Farm, & the young Man agrees to Joyn wth his Uncle in the Lease or become otherwise bound as the Commissrs think proper. This Security of Joyng wth Mr Potts in the lease wll be a good one to the Hospital & I have agreed to it Subject to the Boards Approbation.

I have Sevll applications of late from the Freeholders of Corbridge who desire to know if the Commissrs wll agree to a division of Corbridge lands. I had also some talk wth Mr Elder (who is his Grace the Duke of Sommerset's Agent) when he was on their audit at Newcastle last week, & he tells me they have applyed to him also, & that he gave 'em for answer that as soon as they had all agreed, & had stated the method they Intended to pursue, he wd lay it before his grace, who he believed wd readily Concur. As this Sr is the Case it wll be necessary that there should be a meeting of the Freeholders, at wch I shall attend if the Commissrs think proper to state th Severall Interests & Method Intended to be pursued to lay before them for their Concurrence as well as his grace the Duke of Summersetts approbation.

Inclosed I send you the Bill to be brought into parliamt fair Coppied after it has undergone the alterations of Councillor Grey as also a Cobby of Such Instructions as he had from Mr KingCourtkeeper at Keswick you have also Inclosed the Draught you Sent me

On the River Banks & wears at Fourstones where the late repaire was made it is necessary to plant Willows as a Security to the work & as this is the proper Season for Planting the same I beg to have the Commissrs direction in it, as also that a further Security may be made to the wears by Strengthening the points by pyling where they have Suffered in a late very great fresh in the River Tyne. The plantg of the willows may cost abt £6 & Securing the damag'd wears about £30 more.

Inclosed I send you a state of the Case Moor against wood in the Tyth Cause as it was begun continued & Ended in the Eccliastical Court of Durham. Mr Wrangham is the Attorney Concerned for Mr Wood I am Sr Your most Obedt Servt

Nichos Walton

4 Feb 1737 Robert Ellison to Joseph Pearson

Mr Pearson

Newcastle Feb 4 1736/7

As the open Mines at Keswick are among others Lett to Collel Liddell and you mentioned that there was a person who pretended to have made a hopefull discovery. I give you the trouble of this Letter desiring that you would acquaint the Man (I think you called him Hetherington) that if he will go to Whitehaven & to be free & open to Mr Hicks in declaring what he knows and makes it appear that he can be of Service he will meet with Suitable Encouragement.

I have wrote to Mr Hicks upon this Subject, but it will be kind in you to take the trouble of writing a Letter along with the Man to him also & thereby you will oblige
Yor very hble Servt
Rob Ellison

25 Feb 1737 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle Febr'y 25th 1736/7

Sr

Inclosed we send you are Cash Accot for last Month on which is a Ballance of Forty seven pounds five Shillings & three farthings in our faviour. We hope the Directors will excuse us for so late Sending it, as the attendance upon the necessary busyness of the Estate has been the Occasion of it.

Mr Gray is preparing a Draught of the Lease of the Lead Mines which will be sent you as soon as it is Finished by him & we are Sr Your most Obedt Servants
Nichos Walton Hugh Boag

27 Feb 1737 Nicholas Walton to John King

To Mr John King

Ravensworth Castle February 27 1736/7

Your Accot of the Confirmations of the Severall Farmes at Keswick came to hand in Course for which you have our thanks; but we are concern'd to find you have gone contrary to the Boards Confirmation, & instead of those Tennants they confirmed that you Should Confirm others. It is what you nor we have no right to doe, nor must we upon any Accot make any alterations unless there is an apparent hazard in the Persons Circumstances to whom they had Confirmed, & even in that case we cannot make any alteration in the Rent, except it is for one year only. Such Persons as the Generalls Court have thought fitt to Confirm must have the Strictest Justice done them & if any thing to the Contrary appears to the Board you & Mr Pearson must answer for it, as we have done our duty. If in any alteration you have made the Person (whose Circumstance you Suspect) gives up Freely then you may lett for one year at the best Rent till we can have the further Commands of the Board.

The Board will allow you Five Guineas for your Journey to Newcastle to Attend Mr Gray, but as it has not passed the Genl Court, you are not to draw upon us for it till you hear further from Your most Hble Servts

N Walton Hugh Boag

1 Mar 1737 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle March 1st 1736/7

Sr

By William Laycock the London Carryer was Sent last Saturday the 26 February last, Seventeen Skinns of Vellum on which is Mapped a part of the Derwentwater Estate & One Skinn with the Severall Scales by wch those planns were made. They are in a double Case directed for you at the Pay Office in Broad Street, & will be with you on Saturday the 12th Inst.

Below is the particulars of the abovementioned planns, & we are Sir Your most Obedt Servts

Nichos Walton Hugh Boag

- No 1 Lands End, Light Birks & Hesphill
- 2 Corbridge West Comon Field
- 3 Corbridge East Do
- 4 Wood Hall
- 5 Middleton Hall, Whittlees & Lee Houses
- 6 Whittle
- 7 The Lees, East & West Dean Raw
- 8 Langley Castle
- 9 Newton Hall & Thornbrough
- 10 Fourstones
- 11 Hartburn Grange
- 12 Melden
- 13 Eltringham
- 14 Spindleston, Outchester & Radcliffe Closes
- 15 Throckley
- 16 Coastley, Bagraw, Hackford, Westwood & Boat, Longhope etc
- 17 Dilston
- 18 The Scales & Explanation.

4 Mar 1737 Nicholas Walton to Joseph Pearson

Rav Castle March 4th 1736/7

To Mr Pearson

Inclosed are 5 Recets 4 of which are for fee farm or other Rts paid out of Keswick, but when you paid them did not take the Recets of the proper persons, The other is for One years Sallary due to you Marts last I mean that pt of it that the Hospital pays for they pay you £8 per Ann. & we pay you £4 This you are to Signe your Selfe,

And get the other Signed by the proper Bayliffs or Receivers and Send them to us As soon as possible

As to your own Sallary you have not reced the last halfe year due Marts last of the Hospital £4 nor of us our Share Ending the Same time £2 but you may retain it in your own hand at Next Sitting for we were Oblidged to Charge your Sallary to Marts last when we Settled our Accots. Your dispatch in this will very much Oblige Yor

Humble Servts

Walton & Boag

We desire that you will order Wm Hetherington the Miner to New[castle] to Speake to Mr Ellison he has Something to offer to him

11 Mar 1737 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle 11 March 1736/7

Sir

We observe the Boards order relating that part of the Derwentwater Estate proper to be Sold, And in Obediance to their Commands begg leave to acquaint you that the Estates most proper to be Sold are Castleridge & Derwentwr & Thornthwaite Manors, The Manor of Newlands and Whittonstall and the Woods upon the Estates of Dilston Thornbrugh Coastley and Langley Barony.

We begg to Referr you to ours of the 22d Feby 1735/6 and to the Computation we then Sent of the Value of Castleridge Derwentwater & Thornthwaite Manors in which we Computed the Royaltys to be worth £400 which according to the present prospect is as much as they are worth but as Colonel Liddell will proceed imediately to make an Effectuall Tryall at Thornthwaite mine we think it would be the Interest of the Hospital not to Sell till that Tryall is made.

We also think before Newlands and Whittonstall are Sold there Should be a Tryall made for Coale by boreing the Expencc of which may be abt £60 The Value of the of the Severall woods proper to be Sold you will please to Observe in ours of the 18th July last and we are Sr Your most Obedt Servts

Nich Walton Hugh Boag

P.S The Remaining pt of the Surveys will we Expect be ready to be Sent to Morrow Sevensnight

18 Mar 1737 Hugh Boag to James Hunter

To James Hunter Esqr Auditor

Ravensworth Castle 18th March 1736/7

Sir

Inclosed are 15 Receipts which are Signed by the persons you Required and I hope you will find these Answer the Lists I Left with you

The Recets for the Fee Farme Rents pd out of Whittle Estates is only for 11½ whereas in the Cash its sometimes enter'd 15½ The wch is pd by the Tennts of Whittle in at the Duke of Somersetts Court while Sitting for which they gett no Recets but you have the Tennts recets for it

I hope the Inclosed will Satisfie you I am Sorry I could not Send you them sooner. but the Distance of persons being So wide was the Occation of the Delay which I hope you will Please to Excuse

Mr Walton & me will be be very glad to hear of our <Quicates> from you we hope you will be so good as Slip no Opportunity of getting our Accots Passd and when it is so be pleased to let us know & wee will Send you a Bill for the Expence of its passing and Include what Postage of this or other Letter may Cost I am for Mr Walton & Selve Sr Yor very Humle Servts

Hugh Boag

Accot of Receipts Sent

Edwd Winsop 19 Decr 1735 for Corbridge Estates etc	£0. 6. -
Jno Stephenson 5 Novr 1736 for a Yrs Sallary	20.- . -
Richd Dobson 18 March 1736 for Advertisments	-.11. -
Thos Simpson 3 Febry 1735/6 for Whittle Fee Rent	-. 1. 1 1/2
Do 5 June 1736 for Do	-. 1. 1 1/2
Do 23 Octor 1736 for Do	-. 1. 1 1/2
Abram Bunting 14 Novemr 1736 for a Years Salary	8. -. -
Robert Johnson 14 Novemr 1736 for a Years Salary	8. -. -
G Gray 5 & 15 March 1735/6 for his Opinion	1. 1. -
Fran Thibou 5 March 1735/6 for Post paper	-. 9. -
Hugh Foster 8 Janury 1735/6 for Keswick M. dawson	-. 6. 8
Do 28 Octor 1736 for Keswick Do	-. 6. 8
Joseph Pearson 14 Novembr 1736 for a Years Salary	8. -. -
Cristhr Gasket 8 Janury 1735/6 a Yrs Fee <pr Keswick>	. 9. 4
John Swinburn 28 Octor 1736 for Do	-. 9. 4

18 Mar 1737 Nicholas Walton to William Corbett

To William Corbett Esqr

Ravensworth Castle March 18th 1736/7

Sir

Inclosed herein we Send you our Cash Accot for last Month, on wch Remains a Ballance of £99.6.73/4 in our favour.

We have Lett Dilston Hall & Gardens for one Year to James Thompson at £6 & Gills Close to Edwd Winsop for one Year at £3 and the other Grounds wch Mr Thomlinson was to have a long with the Hall James Thompson & partners are to have at the Rent they formerly paid which we hope the Directors will Approve off. Mr Thomlinson would not be Concern'd unless he had the Allowance of 80 fothers of Coales Annually & as Thompson has Agreed to take only 90 fothers we think what will be made of the Surplus Coales will be more than equall to Mr Thomlinson's Offer.

Mr Gray has been ill which has prevented his getting the Draught of the Lead mines Lease Ready to be Sent this post as Expected, but as he is Recovered so well as to doe Business we hope to Send you it on Sunday or Tuesdays post. Most of the Tennants agree to the Covenants to be incerted in their Leases, so that we will imediatly goe upon preparing the Draughts to Send you a number weekley as they are finished.

Ralph Readhead has been with us Severall times, but does not Offer any thing as a Satisfaction for the Injurys he has done the Hospitall but desires a particular of the Severall Articles he is Charged with & says he will then give answers to 'em on Oath if Required. As to the last we make no doubt but he will make Oath & not Stick at any thing to serve his Turn but we hope the Hospitall will look upon this as mere trifling, & it is certain till he is Compell'd to it that he will make no Satisfaction at all. The Directors will therefore be Pleased to give us Such orders therein as they think proper.

We have had a Conference with Atty Anesly abt the Ovingham Estate who says the Deed of Settlement was Burnt sometime agoe; but that he not only has a Copy of it but can produce two Witnesses to prove the Burning of the Original, so that by making him a party in the Bill, he will be Oblidged to discover & we doubt not but the Estate will be Recovered to the Hospitall.

There is one thing with regard to this Estate that we hope may be of use and that is this. one Wm Hall of Ovingham Sent a Sume of Money to Robt Fenwick on Mortgage of this Estate at Ovingham (now in Dispute) & after sometime Fenwick not Paying off the Mortgages & Alledging his Estates to be Intailed, Hall was putt upon filing a Bill in Chancery, by which he Distressed Fenwick & Entered upon the Estate. Now as Fenwick or his Son afterwards enjoyed the Estate againe and as the Bill had Answers in there Severall Causes wou'd probably make a discovery of the Title we think it would be very Proper to Search for them. These Transactions were and will be found recorded some time betwixt the Year 1705 & 1725 We are Sr Your most Obedt Servts

Nichos Walton Hugh Boag

20 Mar 1737 Nicholas Walton

[Note: Undated but copied into the letter book between letters dated 18th and 27th March]

Mr Ellison & we have talked Severall things this day with regard to this Lease, wch he has observed to you & to wch we begg leave to refer, but we begg to recommend it to you Sir not to be too pressing for any alterations as we think there is no Covt that you can Suffer by.

We are Honrd Sirs Yours etc
W & B

27 Mar 1737 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle March 27 1737

Sr

Inclosed we Send you Mr Watsons Accot of Arrears & an Accot of Redheads goods of Whittles Sold wch the Clerk of the Cheque writes us he wants.

We forgot to acquaint you that Mr Errington of Beaufront Claimed an old Lead mine which he Says is on Lease of which Some years are yett to Expire It is in alstonmoore but we believe was not Claimd by him at the forfeiture

We are Sir Yor most Obedt Servts
NW & HB

29 Mar 1737 Nicholas Walton to William Corbett

Wm Corbett Esqr

Ravensworth Castle March 29 1737

Sr

We reced the Boards Minutes of the 23 March Inst wth the Petition of Mrs Ann Clavering of Scremerston.

The method of trying for Coale in these parts is not according to the Success; but is by boring at a Stipulated price, according to the deepness of such boring. & it is common to make Tryall in two or three places. We propose to try in three places each 30 fathams or 60 Yards the Expence whereof you have as followeth Viz

Boring the first 10 fathams at 5s per fatham	£2.10.-
the next 5 fathams at 10s per fatham	£2.10.-
the next 5 fathams at 15s per fatham	£3.15.-
the next 5 fathams at 20s per fatham	5. -.-
the next 5 fathams at 25s per fatham	6. 5.-
Boring 30 fathams	£20. -.-
Two places more	40. -.-
Ropes, Rolls, Carriage etc abt	5. -.-
Total	£65. -.-

As to Mrs Ann Claverings complaint, it is so farr true, that she has tore out a quantity of Land, without Liberty from the Hospitall, or (as we believe) without having a power by her Lease to doe so. That Lease has been sometime expired, but as we never were admitted to a Sight of it, we knew not what it contains, but we apprehend the Same that is contained in the Leases of the Neighbouring Estates of the late Earl of Derwentwater, in which is a Covenant, that no ground Shall be tore out, in the last three years of the Lease. Whether this ground lately tore out, was laid down to Grass as a Convenience for a Dairey we cannot Judge, but we apprehend if it was so that a greater quantity was at that time tore out and in Lieu thereof & if it was a Convenience to Mrs Clavering to have it in grass as a Convenience for a Dairey, She must allow it Surely must be a Convenience to the entering Tennant to want it

We have no other View in discharging Mrs Clavering from Sowing down this land but that of doing Justice to the Entering Tennant & our directing her to leave one quarter part of her Tillage Land is intended to do the Hospitall Justice, as it is a very bad custome to leave only a fifth, or fallow only a fifth part annually. It woud do well if the Hospitall coud oblige Mrs Clavering to Shew her Lease & whatever by it appears to be her right She will undoubted have, which may put an end to any differences We are Sir Yr most obedt Servts

Nichos Walton Hugh Boag

8 Apr 1737 Nicholas Walton to Joseph Pearson

Mr Pearson

Ravensworth Castle April 8 1737

Mr Boag will be at Keswick the 21 of this Month in the evening and will receive the Keswick Rents the day following he will stay with you only two days so that pray have every thing ready for him

I am Concerned to hear of the Accident of burning the Kill at Keswick not only on Accot of the Loss to the Hospitall but for the Loss the Owner of the Corn Suffered as well as the Disapointment to the poor miller. You may Immediately Sett Abot the repairing of it, but take Care to have it done in a reasonable way.

I wish Mr King Joy to whom as well as his Lady my very Hble Service Your most Hble Servt

Nichos Walton

PS It wd have been well If you had Acquainted us wth your Expencc of repairing this Kill may be as before we give directions in any repaire we are obliged to take the Directions of the Board if it exceeds £10 You are not therefore to begin wth this unless the Expencc be below tt Sum.

10 Apr 1737 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle April 10th 1737

Sr

Mr Isaac Thompson sent you by the London Carrier on Satterday the Second Instant the remainder of the mapps of the Derwentwater Estate wch I hope will come safe & be to the Satisfaction of the Board, there was no agreemt made for the Carriage of them.

Mr Thompson Complains of great hardships from his not having Surveyed the Commons of Alston Moore Keswick etc as expected when the agreemt was made as Also from the Trouble he had in the Survey of the Same of the Inclosed Lands wch Lay mix't wth other Estates He writes me that as he hopes the Mapps are done to the Satisfaction of the Directors that they will Consider his hardships wch he interely leaves to them selves, and beyond reason & Justice he asks nothing. I really believe he has suffered a good Deal by the Survey of the Inclosed Lands wch Mr Boag & I will thoroughly consider & acquaint you wth our opinion when we Send you the Accot of the Survey I mean the Charge thereof.

You want yett Scremertson Survey wch is not yett Contracted but as soon as it is done it shall be sent you by Sr your most Obt Servt

Nichos Walton

No 1 Throckley common

2 Lowbyre and Tynehead

L 3 Altonside Plenderhath E & W Brokenhugh

4 Needless hall

L 5 Lipwood & Cutts hill, Lipwoodwell & rattenraw

L 6 Langley south Common Dinnetly Threapwood new Intack & Dewey Syke

L 7 White Chappel waterhouse & whinnetly

8 All Hexhamshire & wooly

L 9 west Deanrawlough green Loaning foot, Vace Plankey pasture & Jedcastle

10 Corbridge No Common Field, little field, the Leases, stagshaw bank pastures Farnley etc

11 Buteland

12 Keswick Ullock closes nancrook & whitemoss

L 13 Broomhill, Peelwell, Haydon Bridge, Tofts Magees Lands Page Croft Haydon & Milkhall

L 14 Grindon Common Beanwham & Threepfell

L 15 Allerwash & Carrolee Common

L 16 Newlands & Whittonstall

Note those marked wth L are part of Langley Barrony

17 Apr 1737 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle April 17th 1737

Sir

Inclosed we Send you a Draught for a Lease of one of the Derwentwater Farmes, which has been perused by Lawyer Gray, & after it has met with the approbation of the Board, & that the Directors have been pleased to give the necessary directions as to the Engrossing, we will take care to Send you are Draughts weekly or as it Shall be otherwise approved of, in which you will be pleased to give us proper Orders. One thing we begg the Directors will give us directions in & that is whether the Leases are to be granted to Partners Joynt or Seperate, as for Instance where a Farme is Confirmed to one Man & Partners & they require Seperate Leases whether they will grant them in that way. This is the case at Hartburn Grainge which was confirmed to Yallowley & Liddell wch will be enjoyed at the Rents following, & there will be Severall Farmes in the Same Way Vizt

	Rent per Ann
Hartburn Grainge Mr Robert Twizle	£91.13. 4
Wm Yallowley	45.16. 8
George Liddell	45.16. 8
Saml Arthur	36.13. 4
	£220. -. -

we think in this case the Hospital will no way Suffer by granting Seperate Leases, as we Shall require Security wherever we Suspect there is occasion & we hope the Directors will approve thereof

You will observe the place at which the Rent is reserved to be pay'd is the Guild Hall in Newcastle upon Tyne, on which we have made a Qry as the Directors may Judge it at proper to be at Dilston hall.

As the Season of the year is coming on for cutting down Timber for Repaires & as we imagine the Directors will think it proper to make use of such Timber as is growing upon the Estates for the necessary repairing & Building Housing thereon, we begg their directions for cutting down what is necessary for those purposes.

We have had some Information & upon the Strictest Enquiry at Amble in Northumberland, we find there is an Estate of about £230 per Ann value at Amble aforesaid late in the possn of Colll Wm Radcliffe Uncle to James Earle of Derwentwater who is said to have dyed at Rome about two years agoe without Issue. By the Information we have this Estate was Settled upon the said Colll Radcliffe and his Heirs, & failing them to Revert to the Derwentwater Family & if so we hope the Hospital has a good Claim. The Estate is now enjoyed by Mr Ralph Radcliffe in Devonshire Square who we believe was no way Entitled as a Relation, therefore he should we think be obliged to Shew his Title. The Original Settlemt would make it Clear.

We some time agoe had a List Sent us by You of Arrears due at Martinmas 1734 from Several of the Derwentwater Tennts in which is £90 due from the Executrs of John Charleton for Midford Tyths. £14-14 from James Wilkinson of Scremmerston. £4-10 from P Horseman at Corbridge & £6 from Walter Blackett Esqr & we find an Extent is Sent down to the Under Sherriff for the County of Northumberland Against the Persons in the Inclosed Paper, part of which we apprehend is a part of our List, but as we are uncertain about it, we desire you will please to Lett us know, whether it is so or not. & what Steps we are to take for the recovery of the remainder. Wm Lee the Hospital's Tennant at Lowbyre, is also in our List £16-12-31/2 in Arrear of whom we have made a Demand & he gives us his Answer which you have Inclosed, Claiming an Allowance for Severall Repaires amounting to £7-17-6 which we are Credibly Informed was laid out by him & in case it appears that the late Receivers did not allow it we are humbly of oppinion that it Should be allowed now, & hope the Directors will approve thereof. We are Sir yours etc

N.W H.B.

22 Apr 1737 Nicholas Walton to William Corbett

To Wm Corbett Esqr

Ravensworth Castle April 22d 1737

Sir

We reced yours with the Boards Minutes of the 13th Inst which we duely observe, as all so a Letter Signed by Reynold & Thos Corbett complaining of Allerwash being lett to other persons & of the hard usage they have mett with from us

In answer thereto Wm Watson, John Watson, Thos Dodds, Reynd Corbett & William Corbett Confirmed Tennants of Alerwash Township at the Generall Court of the 4th Novr last & the 18th of that Month they with Thos and John Corbett & Wm Henderson (who are at present Farmers of a part) mett at Newcastle in Expectation to have had each of 'em a part in the Sd Farmes, & tho' it was Confirmed to the five first Mentioned it was recommended to them to be concerned Joyntly as they had been old Tennts to wch they wd not agree but Consented to admit Thos Corbett only. in this way it Continued for some time till we desired to know how they had Settled their Shares. & whether they intended to enter into Lease Joyntly or Seperate, upon which they dissagreed in the Division & tho' we have used all the means possible we have not been able to Determine it. To us it appears very plain that no person is entitled to a Share but those to whom the Generall Court were pleased to Confirme it, and that it may in the Same light appear to you we send you Inclosed their petition after Mr Loraine had Offered £165 upon which they had the preference as being old Tennts and Loraine a Papist. By this Sr you have a true State of the Case from which we Doubt not but the Directors will by returne of the post give proper Directions, that it may be here before mayday. Wm Watson & Thos Dodds we think are, nay we are well assured are entitled by their ability to the greatest Shares, yet they are Content to take their

proportion or 2/5th parts John Watson 1/5th & Reynold & Wm Corbett 2/5th , & we think the most reasonable and Just way of Settling it, is that they Each enjoy their present Farmes, at Such a Rent as shall be adjudged reasonable by persons Indifferently Chosen and that the Shares of John & Thos Corbett & Wm Henderson shall be equally divided and the Rents Sett by the Sd persons into 5 parts the whole to make up £165 as follows

Wm Watson 1/5	£33
Thos Dodds	33
John Watson	33
Reynold Corbett	33
Wm Corbett	33
	£165

This Sr we only give as our opinions of which the Directors will be pleased to Judge and give such Directions as they think proper & we hope they will upon the whole observe how far we have been from acting impartially in the Affaire as we do assure you that tho' it appears to us that none has a right but the 5 above mentioned, yett we have used all the means imaginable to make a reconciliation amongst 'em so that they might all have a Share. It wd be tedious to enlarge (as we very well have roome) upon the false assertions of Messrs Corbetts therefore we we begg leave only to Say that the whole Charge is Unjust & that we have not Mirited Such Usage from them or any person whatever

Mr Errington of Beaufront has produced his Lease from Edwd Earl of Darwentwater dated 25th Day of March 1699 for 99 years from the day of the date thereof of a Lead mill & 5 Acres of ground at Thorngill at Blagill Burne at the yearley rent of 10s payable at Michs and Ladyday in Each year; & his Agent Says the Late Recers Reced the Sd rent wch you will observe is not in the Rentall.

You were acquainted the 24th of Octor last wth the possession of a Farme at Lightbirks by John the Son of Wm Todd who has produced no Title thereto, but on the Contrary has turned Tennt for one year at £2-10 It may be worth near £4 a year but that the man might become the Hospitalls Tennt we tho't it better to Accept of £2-10 to putt an End to the Dispute as we shall have it in our power to advance the next year & hope the Directors will approve thereof what rents of that Farme have been due so that Shou'd be pd to the Hospitall Since the Forfeiture, we are humbly of opinion shou'd be forgiven but in that the Directors may be pleased to doe as they think proper.

There is a piece of ground abot an Acre & a Cottage in the possession of an Old man at Meldon who has Occupied the Same many years without paymt of Rent alledging that it was a gift by the D'water family & we have now an offer from Wm Bruce to Farme the Same & we believe he will give 30s per Ann for it. the poor old man who now enjoys it is a Gardener & tho' he is upwards of 70 years of Age acquires a mentainance from it wch otherwise must fall upon the Tennts of Meldon wch they will think hard & we humbly think if the Directors have no objection that the poor old

man Should be be allowed what he now enjoys paying a Small acknowledgemt during his life in wch we desire they will be pleased to give us their Directions

It is a proper time of the year to Sell the lead Dues in the Mannor of Alston Moore for this present year in wch we should be glad to know if the Board approve & are Sr Your Most Obt Servts

Nichos Walton Hugh Boag

To the worshipfull Comissrs Goverss & Stewards of his Majestys Royall Hospitall at Greenwich of the Estates of the late James Earl of Dwatr

The Humble petition of Thomas Dood William Watson Jno Watson, Reynold Corbett & Thos Corbett whose forefathers and Selves has been Tennants and Farmers of Alerwash time out of mind also admitted [scratched out: 'time out of mind also admitted'] as Tennts for the Future at Newcastle by Mr Boag being than the best bidders knowing nothing neither any fear but Shou'd Enjoy'd our Farmes now the report is that Robert Loraine has gott them from us wch Constrains us to apply to the Comissrs to know whether So or not, not out of any malice or Disgrace to Mr Loraine knows him not able to manage such Farmes we leave our grievances entirely and the rent to your goodness Consideration and mercy if we so Envyed.

Further begs your answers so that we may not be disapointed and Family of Some being the Sd Loraine & partners Grand Roman Catholicks & Deserve to be exposed for serving their Neighbour so now at this time offering to Lett the Said Town Ship out of <perills>

The said Robert Loraine has Neither House nor Family & wt we Conjecture is only to ruine us & Familys making us equall to himselfe wch we rather pray and wish migt by providence be prevented.

30 Apr 1737 Nicholas Walton to John Airey

To John Airey Esqr

Ravensworth Castle April 30 1737

Sr

I reced Yours but was from home when it Came, on Some Busyness wch I unexpectly had Orders for last Post; & that prevented me givg You an earlyer Answer.

I observe what you Say as to Mr Aynesley & provided there can be no advantages taken I think it as well to acquaint the Board, before Ejectments are Served but I would not by any means have us by a delay give him any Advantage, for it is plain he will take all he can, It will I fancie be proper that Mr Baker acquaint him that we expect he will give the Tens no Disturbance otherwise Ejectments Shall be Served imediately & unless Mr Aynesley make such a promise I think Ejectmts Should be Served imediately.

Inclosed you have the Names of the Claimts to Haydon Town Farme & a Coppy of their Claim & the Lease they accepted of & under which they have enjoyed 21 Years, in wch you will be pleased to order the necessary Steps to be taken. I do not know whether all the Claimts be now alive or not but Mr Bunting will Imforme Mr Baker to whom I have Wrote & you have it Inclosed. I am Sr Yours etc

NW

30 Apr 1737 Nicholas Walton to Abraham Bunting

Mr Bunting

Rav Castle April 30 1737

Mr Baker the bearer hereof comes to Serve Ejectments upon your Claimants to Haydon Town Farme whose Names in the Original Lease he has, but least any of them Should be dead, he leaves the Ejectment blank till he See you, as you can Informe him who it is that now Claimes.

He has Directions also about Dilston Mill & in Case any other Tenants such as Coates of Altonside Should refuse to go off quickly, you are to give him an Accot of their Names & he will Serve Ejectmts on all who refuse giving quiet possession.

I hope John Bill will gett peaceable possn of Haydon but if he does not I doubt there will be no help for him till Michs Terme, I am Sorry for him. Pray Such Tents as have not pd up be very Sharp upon, & when you Come down on Wednesday give us their Answers

I am Yours etc NW

3 May 1737 Hugh Boag to John King

To Mr John King Attorney at Law

Ravensworth Castle May 3d 1737

Sr

According to my Promise I waited on Mr Busby abt the halfe Years Rent in arrear at Keswick wch the Tennants Reckoned that he had got but he (Utterly denies) or positively Says he knows nothing of their Paying beforehand & bid one look at his last Acquittance by which he will abide & that what Rent he reced last was to Martinmas 1731 from which time the Tennts will have to pay a halfe years Rent for every halfe Year.

Pray Acquaint them of this & that they may prepare to pay them Soon for as Mr Busby will not Acknowledge what they Alledge it will Surely fall upon them

In looking over Mr Pearsons Disbursments I find no Charges a Sess for mending the Roads for Castleridge 5/2 & for a County Sess Sess for Wanthwaite Miln 5s Qry does no other place pay these Sesses.

Tell Mr Pearson that Mr Walton & me Desires that he will be more Exact in his Payments & Receipts than he has been or he will Incurr our displeasure.

I am for Mr Walton & Selfe Sr Yor most Humb Servt
Hugh Boag

I hope by this time I may wish you Joy