

## **Transliteration of Indenture of 1735**

Release from William Thomas and Hester his Wife of Lands in Bampton Oxfordshire to Francis Sims Dated the Thirteenth day of June 1735

**This Indenture** made the Thirteenth day of June in the Eighth year of the Reign of our Sovereign Lord George the Second by the Grace of God over Great Brittain France and Ireland King Defender of the Faith and so forth And in the Year of our Lord God One Thousand and Seven Hundred and Thirty five **Between** William Thomas of Bampton in the County of Oxon Yeoman and Hester his Wife of the one part **And** Francis Sims of Bampton aforesaid Maltster of the other part

**Witnesseth** that for and in consideration of the Sums of One Hundred and Seventy pounds of good and lawful money of Great Brittain to whom the said William Thomas and Hester his Wife in hand paid by the said Francis Sims att or before the Sealing and Delivery of this present Indenture the receipt whereof they the said William Thomas and Hester his Wife do hereby acknowledge and thereof and of every part and parcel thereof do hereby and absolutely acquitt exonerate and discharge the said Francis Sims his Heirs Executors Administrators and Assigns for Ever by these presents they the said William Thomas and Hester his Wife with her free consent direction and appointment as by her being made a party hereunto and signing and Sealing hereof may appear **have** granted bargained Sold Alien enfeoffed released and confirmed And so by these presents for them their Heirs Executors Administrators and Assigns clearly and absolutely grant bargain Sell Alien enfee of the lease and confirme unto the said Francis Sims (in his actual possession now being by virtue of a bargain and Sale to him thereof made by Indenture bearing date the day next before the day of the date of these presents for the Term of one whole Year commencing from the last day of Aprill last past before the day of the date of the said Indenture of bargains and Sale and by force of the Statute for transferring uses into possession) his heirs and Assigns **All** that their Twelve Acres and a half of Arable Land situate & lying and being dispersed in the Common fields of Bampton aforesaid containing by estimation one Quarter and one half Quarter of one Yard Lands as are hereinafter particularly mentioned (that is to say) All that one Headland lying in Parsons Hedge field and abutting upon Liens Leaze the land then or late in the possession of Richard Palmer there towards the North And all that one other half acre lying in a furlong called Woodfurlong the land then or late in the possession of Moses Heath there towards the South and the land then or late in the possession of John Hill there towards the North And all that one half acre lying in the said Woodlands the land then or late in the possession of Peter Hawkins on the South and the land then or late in the possession of Edward Carter there on the North And all that one other half acre butting upon Woodlands the land then or late in the possession of John Carter there towards the North and the land then or late in the possession of the said Richard Palmer there towards the South And all that one other half Acre thereof lying in Lower Coppid Thorne the land then or late in the possession of William Young there towards the West and the land then or late in the possession of John Carpenter there towards the East And all that one acre and an half of Arable land lying together in a Piece the land then or late in the possession of John Hofford there towards the West and the Highway there towards the East And all that one acre of Arable land in the Middle field butting upon green Layes the land then or late in the possession of Robert Jeekes there towards the West and the land then or late in the possession of John Nabbs there towards the East And all that one other half Acre of Arable land butting upon Home furlong headland the land then or late

in the possession of the said John Nabbes there towards the West and the land then or late in the possession (*sic*) of the said Richard Palmer there towards the East And all that one Acre thereof lying in Blaisland the land then or late in the possession of the said John Carter there towards the North and the land then or late in the possession of John Collingwood there towards the South And all that one half Acre thereof lying in Brokers Furlong the land then or late in the possession of the said Richard Palmer there towards the West and the land then or late in the possession of Simon Carpenter there towards the East and all that one half Acre thereof lying in Brokers ffurlong the land then or late in the possession of the said Richard Palmer there towards the West and the land then or late in the possession of the said John Carpenter there towards the East And all that one half Acre thereof lying in Brokers ffurlong the land then or late in the possession of the said Richard Palmer there towards the West and the land then or late in the possession of the said John Carpenter there towards the East And all that one half Acre thereof lying in Trowlands ffeild butting upon short ffurlong the land then or late in the possession of the said John Nabbs there towards the South and the land then or late in the possession of the said John Carter there towards the North And all that one half Acre thereof butting upon the headland then or late in the possession of Richard Heysey and the land then or late in the possession of Humphrey Carter there towards the West and the land then or late in the possession of John Sidwell there towards the East And all that one half Acre thereof lying at the Hill ffoot of the land then or late in the possession of the said John Carter there towards the West and the land then or late in the possession of the said Moses Heath there towards the East And all that one half acre thereof lying in Beanlands the land then or late in the possession of the said William Young towards the West and the land then or late in the possession of John Sheppard there towards the East and the land there of late in the possession of the said Richard Palmer there towards the West And all that one other half Acre thereof lying in the lower Eight Acres the land then or late in the possession of the said John Sheppard there towards the North and the land then or late in the possession of Edward Haskins there towards the South And all the One Acre thereof lying in the other Eight Acres the land then or late in the possession of the said John Sheppard there towards the North and the parish land there towards the South And all that one other half acre thereof residue of the said Twelve Acres and a half and one Buff being one Acre lying att Slow Hedge the land now or late of John ffrederick there towards the East and the land of John Nabbs there towards the West **And also** all that their half yard meadow ground as is hereinafter particularly mentioned (that is to say one half acre of Meadowground lying in Long Beam lands in Bampton on the Meadow shooting on W C Nabbs's ground the land of John ffrederck there towards the East and the land now in the possession of Edward Carter there towards the West And all those their Eight Lotts and a half lott lying in the Payso Acre in the said Meadow chaingeable with Humphrey Carter and lying in the furrow of the said Acre And all that the *????* of the said Mead Mound lying against Weald Lotts Humphrey Carter towards the South and John ?afton on the North And all that their three Cow Commons and Tenn Sheep Commons to go ffeed and despasture in all commonable places in Bampton aforesaid **And also** all Trees hedges Ditches mounds ffences wayes waters easements rights members comodities advantages emoluments hereditaments and appurtenances whatsoever to the said twelve acres and a half of land meadow ground and commons and Sheep Commons and premises hereby granted and released or mentioned and intended to be granted and released or any part or parcel thereof belonging or in any wise apportioning **All** which said promises were heretofore together with a Messuage or tenement Barne baresides gardens outhouses and so forth purchased by John Thomas

father of the said William Thomas late of Bampton aforesaid yeoman deceased of Robert Carter late of Bampton Yeoman deceased as by Indenture of release made between the said Robert Carter and the said John Thomas bearing date the Twentyeth day of August in the Year of our Lord God One Thousand Seven Hundred and Eighty ffive as by relation being thereunto hold may more fully and att large appear

**And** also all the Estate right Title in forest use trust possession property claim and demand whatsoever which they the said William Thomas and Hester his Wife now have or in any wise may or ought to have of into or out of the same twelve acres and a half of land Meadow ground Trees Hedges Hedgerows mounds ffences Cows Commons and Sheep Commons and premises or any part or parcell thereof

**And** also all Rents referred due and payable upon any demise or grant theretofore made of the premises or any part thereof and the Reversion and Reversions remainder and remainders of all commons and premisses or any part or parcel thereof

**And** also all rents referred due and payable upon any demise of grant hereof afore made of the premises or any part thereof and the Reversion and Reversions remainder and remainders of all and singular the said Twelve Acres and a half of Land Meadow ground Cow Commons Sheep Commons and premises and every part and parcel thereof with their and every of their appurtenances

**And** all Deeds Evidences notifyings and Escripts whatsoever touching or concerning the premises or any part thereof which they the said William Thomas and Hester his Wife have in their custody or power or which are in the custody or power of any other person for them and true coppys of all other writings which do concern the hereby granted and released Twelve Acres and a half of Land Meadow ground Cow Commons Sheep Commons and premises together with other things to be copyed all the cost and charges of them the said Francis Sims his Heirs and writings which do concern the hereby granted and released Twelve Acres and a half of Land Meadow ground Cow Commons Sheep Commons and premises together with other things to be copyed att the cost and charges of him the said ffrancis Sims his Heirs and Assigns **To have and To hold** the said Twelve Acres and a half of Land Meadow ground Cow Commons and Sheep Commons and premises herein before mentioned and intended to he hereby granted bargained sold alienated Released and confirmed with their and every of their appurtenances unto the said ffrancis Sims his Heirs and Assigns **To** the only proper use and behoof of the said ffrancis Sims his Heirs and Assigns for ever

**And** the said William Thomas and Hester his Wife for themselves their Heirs Executors Administrators and Assigns do covenant promise and agree to and with the said ffrancis Sims his Heirs and Assigns by these presents in manner and form following (that is to say) that they the said William Thomas and Hester his wife for and notwithstanding any Act matter or thing whatsoever by them made done committed or suffered to the contrary now are and stand lawfully and rightfully seized of and in the said Twelve Acres and a half of Land Meadow ground Cow Commons and Sheep Commons and all other the Hereditaments and Premises herein before mentioned and intended to be hereby granted and conveyed with their and every of their appurtenances of a good sure perfect absolute and indefeasible Estate of Inheritance in fee simple or ffee sail general without any manner of condition of use or uses or other restraint matter or thing whatsoever whereby to alter change charge impeach determine or make void the same

**And further** that they the said William Thomas and Hester his Wife notwithstanding any Act now have in themselves full power lawfull and absolute Authority to grant bargain

Sell Alien Release confirme and convey the same and every part and parcell thereof with the appurtenances unto the said ffrancis Sims his heirs and Assigns in manner and fform as aforesaid according to the true intent and meaning of these presents

**And** that the said Twelve Acres and a half of Land Meadow ground Cow Commons and Sheep Commons and premises with their and every of their appurtenances now are and be and so att all time and times for ever hereafter shall remain and continue unto the said Francis Sims his Heirs and Assigns ??? and clear and freely and clearly acquitted exonerated and discharged or otherwise well and sufficiently saved harmless and indemnified by the said William Thomas and Hesther his Wife their heirsExecutors and Administrators of and from all and all former and other gifts grants bargains Sales Joyntures Dower Wills entails trusts Mortgages Judgments Recognisances debts to the Crown fforfeitures Executions Seizures intention sextents Rents Arrerages of Rent and of and from all other charges of Estates Titles troubles menmbrances claims and demands whatsoever had made done omitted or suffered by the said William Thomas and Hether his Wife or by any other person or persons having or lawfully claiming any Estate right title or Interest by from or under them or by their any or either of their Acts means Assent consent default or procurement

**And** the said William Thomas and Hester his Wife do for themselves their Heirs Executrs Administrators and Assigns further grant and agree to and with the said ffrancis sims his Heirs and Assigns that they the said William Thomas and Hester his Wife their Heirs Executors Administrators and Assigns shall and will from time to time and att all times hereafter pay or cause to be paid to the Lord of the Mannor the Quitt for the whole purchase before mentioned and likewise shall and will pay or cause to be paid the fifth part of the Kings land Tax that shall be assessed on the whole purchase as aforesaid unto the said ffrancis Sims his heirs and Assigns paying the remainder thereof and also paying one shilling for every six shilling Tax that shall be levied for the maintenance of the Poor and so in the same proportion for every Church rate

**And Lastly** that the said ffrancis Sims his Heirs and Assigns shall and may from time to time and att all times hereafter peaceably and quietly have hold occupy possess and enjoy the said Twelve Acres and a half of Land Meadowground Cow Commons and Sheep Commons and all and singular other the Hereditaments and premises hereinbefore mentioned and intended to be hereby granted Aliened Released and confirmed and every part and parcell thereof with their and every appurtenances without the less Suit trouble deny all interruption disturbance recovery assirtion claim or demand whatsoever of or by the said William Thomas and Hester his Wife their Executors Administrators or Assigns or of or by any other person or persons ..... lawfully claiming any Estate right Title in forest possession trust or demand whatsoever in Law or Equity of into or out of the said Twelve Acres and a half of Land Meadow ground Cow Commons and Sheep Commons and premises or of into or out of any part or parcel thereof be from or under the said William Thomas and Hester his Wife or his or their Estate rights ...*illegible in fold...*

**In Winess** whereof the Parties first above named to these presents have interchangeably sett their hands and Seals the day and Year above written

*Signed and sealed by* William Thomas

The mark of Hester E Thomas

Francis James