

This Indenture Quadruplicate

made the nineteenth day of June in the second year of the reign of our sovereign
Lord George the Third by the Grace of God of Great Britain &countray and
Right in the County of Southampton Yeoman of the first part and also Widor of the second part William Cooper of Lake in the Parish of Abreading in the said Isle and County aforesaid yeoman of the third part and
John Davis of Alcester in the said Isle and County attorney of the fourth part
Whereas by Indenture Quadruplicate bearing date on or about the thirteenth day of December in the year of our Lord One Thousand Seven
hundred and fifty seven and made or mentioned to be made **Between** William Cooper aforesaid of the Parish of Abreading in the said Isle and County aforesaid of his part William Cooper of Lake in the Parish of Abreading in the
Isle and County aforesaid Yeoman and Mary aforesaid of Portsmouth in the said County of Southampton Spinster Children of William Cooper late of the Parish of Abreading aforesaid Yeoman since deceased by attorney his late
wife likewise aforesaid of the second part & Attorney of the town of Abreading in the Isle and County aforesaid Carpenter of the third part and His said William Cooper Parson hereto of the fourth part James Squibb Abreading a
foresaid in the Isle of Wight and County of Southampton Carpenter and Ann his wife by their indenture of lease bearing date the four and twentieth day of June which was in the year of our Lord One Thousand
Eight hundred and sixtynine for the considerations herein mentioned **Did** demise grant bargain sell and to have left unto Richard aforesaid Carpenter sonne aforesaid **All that** their small Parcell or
Garden plot of Ground together with an Old House thereon standing being one shillings land by estimation (be it more or less) situate lying and being at the East side of the town of Abreading aforesaid together
with all Timber Trees and other Trees standing growing springing and being in and upon the premises aforesaid or any part thereof and also all manner of rights Commodities advantages and appurtenances
to the said Garden plot and premises belonging or in any wise appertaining and all the Estate Right Title Interest Properties &c oþerwise. Claim and demand whatsoever right title to the said Ground and all his
Wife there had in or to the same or any part thereof together also with all Goods and Wares whatsoever belonging and concerning the said bargained premises or any part thereof **To Hold** unto his said Master
and his factors admires and assignes from the day of this said rental indenture for ever during the term of Eight hundred years and four months from thence next ensuing and fully to be complete and ended **At** and
under the yearly Rent of one Peppercorn only (if demanded) **And** under divers other Leases and agreements in the said rental indenture contained **And also** reciting that by Indenture Triplicate
bearing date on or about the twenty third day of July in the year of our Lord One Thousand Seven hundred and Sixty five and made or mentioned to be made **Between** Richard aforesaid Duke of the said Town of
Abreading in the said Isle of Wight and County of Southampton Carpenter sonne aforesaid late Master of John Duke party thereto Administrator of all and singular the Goods and Chattels Rights and Credits of his
late father Richard Duke (herein named) aforesaid of the first part the said David aforesaid and William Duke of the Parish of Abreading aforesaid Yeoman sonne aforesaid of the second part and Sir John Ogleader of a
Minstrel in the said Parish of Abreading Abbot only son and heir of Sir William Ogleader late of Nunwell aforesaid Abbot dated of the third part (Sic in writing sic above written Indenture of
Lease) **And** further reciting that a Marriage was then shortly intended to be had and solemnized between the said Richard aforesaid Duke to the said rental indenture triplicate and Mary aforesaid
widow and administratrix of the Goods and Chattels Rights and Credits of William aforesaid Duke therein named her then late husband deceased by and with his Consent and approbation of the said Sir
John Ogleader and that Richard aforesaid Duke and Mary aforesaid Duke their children were severally entitled unto the sum of forty pounds a piee being their shares of the Goods
Chattels and personalty of their said father (who died intestate) **And** further reciting that for the better securing the payment of the several sums of forty pounds a piee to the said
William aforesaid Duke and Mary aforesaid Duke and in consideration of five shillings to him paid by the said William aforesaid Duke **Did** grant bargain sell assigne and set over
unto the said David aforesaid and William Duke their executors admires and assignes all the before mentioned small Parcell or Garden plot of Ground and the new erected Alleysage or Enclosure and
all other the premises granted in and by the said rental indenture of lease together with the said rental indenture and the sum of forty pounds thereby granted and herein left to come and unexpired and all the estate
Right Title Interest Properties claim and demand whatsoever of him the said Richard aforesaid Duke of in and to the same **To Hold** all and singular the said small Parcell or Garden plot of Ground and the new
erected Alleysage or Enclosure and all other the premises thereby granted or meant mentioned or intended to be thereby granted and assigned and every part thereof with their appurtenances
unto the said David aforesaid and William Duke their executors admires and assignes from the day of the date of the said rental indenture triplicate or and during all the then residue of the said sum
of Eight hundred forty and four years in and by the above rental indenture of lease granted as large and ample a manner as the said Richard aforesaid Duke his factors and admires might rouse or
ought to have held and enjoyed the same by any ways or means whatsoever **And** with a proviso or condition herein contained that if the said Richard aforesaid Duke his factors or admires should and
do well and truly pay or cause to be paid unto the said William aforesaid Duke and Mary aforesaid Duke (the children) the sum of four score pounds of landfull money of Great Britain in manner herein following (that
is to say) the sum of forty pounds to the said William aforesaid Duke (Duke hereto) when he should attain his age of Twenty one years and the sum of forty pounds to the said Mary aforesaid Duke (Duke hereto)
at her age of one and twenty years or day of marriage which should first happen and in case either of them the said William aforesaid Duke and Mary aforesaid Duke should happen to die before he or she
should have rated their respective shares then the sum of four score pounds to his survivors of them at the time of his or her death and if the said William aforesaid Duke and Mary aforesaid Duke or either of them should be
minded to depart from and not to habit with the said Richard aforesaid Duke after the said marriage should take effect then should pay to him or her so departing the several sum of forty shillings a year a piee
until their respective sum should become payable to them respectively Then the said rental indenture and every Grant and Thing herein contained should cease and be void anything therein contained to
the contrary notwithstanding **And also** reciting that the aforesaid Richard aforesaid Duke afterwards of the said share in the said Parish of Abreading in the said Isle of
Wight and County of Southampton is now departed his natural life having first made his last will and testament in Writing dated the fourteenth day of April One Thousand seven hundred and fifty five
and thereby did give and bequeath unto his said son John Duke party thereto of his lands and tenements in the said Parish of Abreading aforesaid then in the possession of the said William aforesaid and all the remainder
thereof come and unexpired being a certain parcel of Garden plot of Ground and premises in and by the above rental indenture of lease granted or devised and the new erected Alleysage or Enclosure
hereof subject to the payment of the sum of four score pounds or landfull money that is to say the sum of forty shillings to him or her so departing in the Common form and none remaining in the Ecclesiastical Court of the Lord Bishop of Winchester or in the
offices of the Chancellor of Winchester **And furthermore** that there was then one and owing to the said William aforesaid Duke and Mary aforesaid Duke (Duke hereto) the several sum of forty pounds a piee yearly
and no more who had then attained their respective ages of Twenty one years and did tall in his respective Money wherewith the said William aforesaid Duke and Mary aforesaid Duke did agree to advance and lend upon
the premises being assigned to him in manner herein after mentioned **That** the said William aforesaid Duke was then dead and so let the estate at law in the said grant and assigned premises now then solely vested in his
David aforesaid for all the then residue of the sum of Eight hundred forty and four years thereon subject to such Redemption as above mentioned **And is witnesseth** that in pursuance of the
trust hereby reposed in the said William aforesaid Duke as above mentioned and in consideration of five shillings to him paid by the said William aforesaid Duke as also in consideration of several sum of forty pounds
a piee of landfull money to the said William aforesaid Duke and Mary aforesaid Duke in hand well and truly delivered paid by the said William aforesaid Duke before the sealing and delivery thereof in full as
a satisfaction of the attorney due to them respectively as above mentioned The Receipt and Payment of wherewithal several and respective sum of forty pounds and forty pounds the said