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BUXTON BOROUGH COUNCIL
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DATED 31st January 1967

MESSRS. R.E. & H.C. TAYLOR

-to-

MR. H.E. HITCHMAN

Conveyance

of land near Fern Lodge, Buxton in the County of Derby.

Bennett Brooke-Taylor & Wright,

BUXTON.

JAMES JACKSON (HALIFAX) LTD
LEGAL STATIONERS
HALIFAX

This Conveyance

REVENUE
CANCELLED
2-67

is made the thirty first day of January One thousand nine hundred and sixty ~~six~~ seven BETWEEN ROBERT EWART TAYLOR of No. 7 High Street, Buxton in the County of Derby Butcher and HARRY CLAYTON TAYLOR of Fern Farm, Buxton aforesaid Butcher (hereinafter called "the Vendors") of the one part and HENRY EDWARD HITCHMAN of Fern Lodge, Buxton aforesaid Builder (hereinafter called "the Purchaser") of the other part

WHEREAS:-

(1) The Vendors are seised of the property hereinafter described (with other property) except and reserved and subject as hereinafter mentioned for an estate in fee simple Upon Trust to sell the same

(2) The Vendors in exercise of the said trust for sale have agreed with the Purchaser for the sale to him of the unincumbered fee simple in possession of the said property at the price of Twenty pounds

NOW THIS DEED WITNESSETH as follows:-

1. IN consideration of the sum of Twenty pounds on or before the execution of these presents paid by the Purchaser to the Vendors (the receipt whereof the Vendors as such Trustees as aforesaid hereby acknowledge) the Vendors as Trustees hereby convey unto the Purchaser FIRST ALL THAT plot piece or parcel of land containing 105 square yards

or thereabouts as now fenced off situate adjacent to Fern Lodge Buxton in the County of Derby and being part of Field No. 361 on the Ordnance Survey Map and which for the purposes of identification only is more particularly delineated on the plan hereto annexed and thereon edged blue and SECONDLY ALL THAT plot piece or parcel of land also being part of Field No. 361 on the Ordnance Survey Map and being the site of what was formerly a public footpath and is adjacent to Fern Lodge Buxton aforesaid and is for the purpose of identification only more particularly delineated on the plan annexed hereto and thereon coloured yellow TO HOLD the same unto the Purchaser SUBJECT to the exception reservation rights and easement contained or referred to in the next hereinafter mentioned Conveyance and freed and discharged from all trusts powers and provisions affecting the proceeds of sale or any part thereof

2. WITH the object and intent of affording to the Vendors a full and sufficient indemnity but not further or otherwise the Purchaser hereby covenants with the Vendors and each of them that

(a) He the Purchaser will at all times hereafter observe and perform the covenants and stipulations contained in a Conveyance dated the Thirtieth day of April One thousand nine hundred and fifty nine made between the Most Noble Walter John Duke of Buccleuch and the Most Noble Mary Alice Duchess of Devonshire of the first part the Most Noble Andrew Robert Buxton Duke of Devonshire of the second part and the Vendors of the third part so

