

Reference No. Map No. *XXIII-5-10*  
Situation *Long Low.*  
Description *Farm.*  
Extent *152 a. 2 R. 31 P.* *154 a.*  
Gross Value { Land £ *183* Rateable Value { Land £ *164.5*  
Buildings £ Buildings £  
Gross Annual Value, Schedule A, £  
Occupier *Jes. Lewis*  
Owner *Wm. Mc. Cracken*  
Interest of Owner *Freehold*  
Superior interests

Subordinate interests

Occupier's tenancy, Term *Yearly* from *Lady Day 1895*  
How determinable  
Actual (or Estimated) Rent, £ *196*  
Any other Consideration paid  
Outgoings—Land Tax, £ *15-11-3* paid by *Tenant*  
Tithe, £ *£144 as from Tithe* paid by *Owner*  
Other Outgoings *Water & Sewage*  
Who pays (a) Rates and Taxes (b) Insurance *Occupier*  
Who is liable for repairs *Owner*  
Fixed Charges, Easements, Common Rights and Restrictions

Former Sales. Dates

Interest  
Consideration  
Subsequent Expenditure  
Owner's Estimate. Gross Value  
Full Site Value  
Total Value  
Assessable Site Value  
Site Value Deductions claimed

Roads and Sewers. Dates of Expenditure  
Amounts

Reference No. *203*  
Particulars, description, and notes made on inspection  
*House. Bkgs & Land. Sitting R. Dining R. Large kitchen. Dairy. Pantry. Cellar. 5 Bedrooms. 7 attics. Cheese Rm. Bkgs as sketch. Structures brick & tile in fair repair. Gardens. Land as usable & rest turf - 1. fair quality - well fenced & watered - fences mod. Spotting enclosed. Timber chiefly oak. Rent £196*  
Charges, Easements, and Restrictions affecting market value of Fee Simple

*Artificial Manures: 12 tons per annum. (Pasi Slag)*  
*Some grows stuff. consume.*  
*Calce & Meal: £100 a year.*  
*Grass None here last 20 years - require attention in most cases.*

Valuation.—Market Value of Fee Simple in possession of whole property in its present condition

*Gross Rent £196*  
*Less tithe £14*  
*18% £19*  
*£163*  
*Y.P. 28 (Spoting 80)*  
*£1150*

Deduct Market Value of Site under similar circumstances, but if divested of structures, timber, fruit trees, and other things growing on the land

*154 a. 2 R. 31 P. @ £28 Less. tithe £350*  
Difference Balance, being portion of market value attributable to structures, timber, &c. *£1150*

Divided as follows:—

Buildings and Structures *£130*  
Machinery *£80*  
Timber *£80*  
Fruit Trees *£10*  
Other things growing on land *fences £150*

Market Value of Fee Simple of Whole in its present condition (as before) *£4800*

Add for Additional Value represented by any of the following for which any deduction may have been made when arriving at Market Value:—

Charges (excluding Land Tax) *Tithe £350*  
Restrictions *Right of way £20*  
GROSS VALUE *£5170*

Reference:

*HP 58/59925*

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