

A particular and Valuation of Premises at Caughley proposed to be let to Fran's Benbow

Description of Premises	Value Ann		
	£	s.	d.
The Public House Garden Orchard and Appurtenances now in Benbows Occupation.	8	10	0
The premises now in Henry Mayors Occupation except the run of Coppice Lower part of the Messuage (propos'd for two Tenements) with the Original Garden belonging to the said Messuage.	14	0	0
The lands proposed to be Inclosed from the Coppices about 3 acres, Mr Browne being at the Expense of inclosing the same and erecting proper Gates and Wickets. Mr Brown to fell the Alders for his own use and Mr Benbow to have Liberty of Stocking up the Roots on Condition of his Underdraining the Land but not otherwise.	3.	0	0
	25	10	0

This valuation is taken for the Tenant to be at all Expenses of repairing and keeping in repair the Messuage, Malthouse and all the Outbuildings and having a Lease for 21 Years determinable at the End of the first 7 or 14 Years and provided Mr Browne shall by six Months Notice determine such Lease at either of such Times, then he shall allow Benbow such Sum towards the Actual Improvements that he shall have made to the Buildings and Lands as two indifferent Persons shall award one thereof to be chosen by each Party Mr Browne to bear Land Tax, Tenant all other taxes.

But this valuation does not extend to the Wharf and Warehouse at Severn nor the Roads thereto which Mr Browne entirely reserves.

Exd.

Valentine Vickers  
Dec 3 1793