

Bagendon Estates  
from the Civil War to the Nineteenth Century

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2023

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## SOURCES AND REFERENCES

Some names have been standardised e.g. Berkeley from Barkly, Berkely, Berkley Barkley etc  
Eycott from Eacot Eycot etc.  
Parsloe from Parslow  
Peachy from Peachey.

Properties are normally named as in the documents after one or more of the tenants.

The family trees are neither proven nor complete. They are intended simply to assist in tracing the descent of title to the properties. Leaseholders and lives are in bold italics.

ba. = baptised, bu. = buried, d. = died, m. = married

AK = Ashton Keynes, B = Bagendon, Be = Beckington, C = Cirencester, D = Daglingworth,  
NC = North Cerney,

BB	Best beast
GA	Gloucestershire Archives
LA	Longleat Archives
NA	National Archives
WSA	Wiltshire and Swindon Archives

Dates normally give the calendar year even though before 1752 documents are normally dated with the year ending on 25<sup>th</sup> March. On occasion the dates given may therefore be out by one year but if a date quoted is between 1<sup>st</sup> January and 25<sup>th</sup> March the original document probably places it in the preceding year.

### Wills

Robert Brown 1719  
John Burge 1691  
William Burge 1693/4 N.A.  
John Burge 1697  
John Eycott, of Cirencester, Goldsmith N.A. PROB 11/790/414  
John Eycott 1751  
Mrs Elizabeth Eycott, spinster, 1758  
Richard Eycott 1662  
Richard Eycott 1772  
Sarah Eycott 1755  
Thomas Fewster 1731  
Edmund Lane 1772  
Sarah Lane 1785  
Sarah Lane 1811 (amended as draft 1818)  
Giles Haines 1805 N.A.  
Joseph Small 1816 N.A.

### Gloucestershire Archives (GA)

GA: GDR-B4 -1-139	1623 Pritchard v Eldridge case
GA: P86-1 CH1-72-3	1702 Lease School Lands
GA: GDR/V5/33 T4	1705 Bagendon Terrier
GA: D182-III-12 a	1710 Birts Mead Lease
GA: D2190/1 (a-w)	1710-1816 McLewin papers of Parsloe estate and other records
GA:GJ March 1732	1732 March: Gloucester Journal Advertisement
GA: D182-III-12	1737 Lease Jeff's
GA: D22-T3 (3, 4)	1737 Licence to assign (Jeff's Cottage)
GA: D22-T3 (5, 6)	1739 Licence to assign (Wright's)
GA: P86-1 CH1-72-34	1742 Lease School Lands
GA: D10820.Box 146	1742 Cirencester flying Post Advertisement

GA: D182-III-12f  
GA: D182-III-12d  
GA: D1441/box2522/4  
GA: D1441/box2522/4  
GA: D22-T3 (1 & 2)  
GA: Q-REI-1

GA: D2091-1  
GA: D182-III-12 h  
GA: D182-III-12 i  
GA: D182-III-12 j  
GA: D182-III-12 l  
GA: D2957-79-8  
GA: D475/box 94725

GA: D182-III-12  
GA: D182-III-12 m)  
GA: D182-V-27  
GA: D1388-box 9384-6  
GA: D1388-box9358-L  
GA: D1441/box2522/4  
GA: D1441/box2522/4  
GA: Transcriptions

writer's

#### Longleat Archives (LA)

LA: Book 83  
LA: Book of Contracts  
LA: NMR 1684

LA: NMR 1950  
LA: NMR 10651  
LA: NMR 1971  
LA: NMR 1947

LA: 1746 Survey  
LA: Archer Survey

LA: NMR 1983

LA: NMR 1949  
LA: NMR 1949  
LA: NMR 1949  
LA: NMR 1949  
LA: NMR 1949

#### National Archives (N.A.)

NA: SP 20  
NA: SP 23

NA: SP 28  
NA: C108/208

1763 Lease Jeff's Cottage  
1763 Lease Wright's  
1774 Lease School Lands  
1777 Lease School Lands  
1775 Licence to assign (Wrights and Jeff's Cottage)  
1780-1830 Land Tax Assessments for Crowthorne & Grumbald's Ash  
Hundred

1786 Lease Hills  
1788 Lease Trinity Mills  
1789 Lease School Lands  
1790 Lease Bagendon Farm  
1791 Lease Brown's  
1791 Release and Assignment Moor House  
1792 Bagendon Inclosure Award: Accession 1194  
Award of Arbitrators on the Division of Common and Intermixed  
Lands 12<sup>th</sup> April 1792

1794 Lease Bear Inn

1795 Lease Agg's

1797 Partnership agreement between Sarah and Robert Lane

1801 Sale of Trinity Mill and notes of other freehold sales

1811 Will Sarah Lane (amended 1818)

1813 Lease School Lands

1823 Lease School Lands

Digital transcriptions by John Parsloe of the Bagendon Surveys and Court Proceedings, Leases to 1700, and 1728 Rental, listed above, and of the Schedule in the Inclosure Award of Holdings. Also available on the website: [www.parsloe.info](http://www.parsloe.info)

Rentals to 1675

Book of Contracts 1682-1700; separate typed lists

Survey: Bagendon Court Papers: Proceedings of a court baron held for the 1<sup>st</sup> Viscount Weymouth, by Robert Brereton, gent, steward, 5 June 1684 for Bagendon Manor

Bills of Disbursements: 1694-1783

Survey Book 1696-1733

Yearly accounts of John Eycott, Bailiff 1741-49

Some letters relating to the estate from John Eycott, Alexander Ready, and others 1742-76

Survey of Estates at Bagendon c.1746

Several counties/Mixed estates 2.01/01/1771

Survey. Bagendon (Glos.) by Mr Archer. 1771-1791.

The survey lists folio number, tenants name and date of lease, premises, lives, reserved rent, heriots, how payable, and observations. Also includes rentals of Bagendon 1771-1777, and 1789-1791.

Court roll of the manor of Bagendon, belonging to the 1st Viscount Weymouth, held 3 May 1701 by Robert Brereton, steward.

Court Baron held at Bagendon 1719

Court Baron held at Bagendon 1729

Court Baron held at Bagendon 1732

Court Baron held at Bagendon 1735

Court Baron held at Bagendon 1736

State Papers: Sequestration Committee (1643-1653)

State Papers: Committee for Compounding with Delinquents, Royalist

Composition Papers (1643-1664) - (SP23/196 folio 849 and SP23/123 folio 238).

State Papers: Commonwealth Exchequer Papers (1640 1674)

Bailiff's account of Leases to 1700

NA:C108/182

1728 Rental: Master Farrer's exhibits: Unknown Cause: The estates of Lord Weymouth. Rentals and bailiff's accounts. Manors of ... Bagendon: Glos, ...

### Printed Works

- Baker* Baker, Joyce M. *The Story of Trinity Mill* with Preamble and additions by Richard W. Whorlow. January 1998
- Bigland* Bigland, Ralph *Historical, Monumental and Genealogical Collections relative to the County of Gloucester* The Bristol and Gloucester Archaeological Society 1990
- Beecham* Beecham, K.J. *History of Cirencester* Alan Sutton 1978 (first published 1887)
- Burnett* Burnett, David *Longleat The Story of an English Country House* Collins St. James's Place, London 1978
- Eacott* Eacott, John *The Eacott Name History* 2019 describes the family in Bagendon and elsewhere. Much of the information on the family is from this book.
- Ferris* Ferris, John P. *House of Commons: Member Biographies: THYNNE, Sir James (c.1605-1670), of Longbridge Deverill, Wilts*
- Gloucester IPM* Phillimore, W.P.W. & Fry, George S. *Abstracts of Gloucestershire Inquisitions Post Mortem Part 1. 1-11 Charles 1 1625-1636* The Index Library 1893
- Journal* House of Commons Journal: Volume 5: 15 June 1648
- Parsloe Family* Parsloe, John *The Parsloe Family sometime of Bagendon, Co. Gloucs* Epsom 1993
- Phillips* Philips, Sir Thomas *Monumental Inscriptions of Wiltshire, 1822* Wiltshire Record Society 2000
- Rawlinson* Rawlinson MS. C112, Hilary 4 EDW.VI. (Bodleian Library).
- Rees* Rees, The Rev. George Edward *The History of Bagendon* Cheltenham: Thomas Hailing Ltd., Oxford Press 1932
- Simpson* Simpson, A.W.B. *An Introduction to the History of the Land Law* Oxford University Press 1961
- Smith* Smith, John *Men and Armour in Gloucestershire in 1608* Alan Sutton
- The Bear Inn* Parsloe, John *The Bear Inn at Perrotts Brook, Bagendon* Genealogists' Magazine Vol. 33, No. 8, December 2020, pp.275-285.

### Internet

- Land Tax Guide* National Archives *Land Tax Guide*
- Land Tax (England)* Wikipedia: *Land Tax (England)*
- Parsloe Family* Parsloe.info: *The Parsloe Family sometime of Bagendon, Co. Gloucs* Revised digital version 2022
- The Bear Inn* Parsloe.info: *The Bear Inn at Perrotts Brook, Bagendon* Original digital version

### Parish Records and Bishops Transcripts

These are not distinguished but the copies of original entries are normally easily found on Ancestry. The main parishes are Bagendon, Baunton, Cirencester, North Cerney, St. Nicholas Gloucester, and Stratton in Gloucestershire and Minety in Wiltshire.



## INTRODUCTION

This article describes the properties of Bagendon mostly leased by the Thynne family who were Lords of the Manor from the Civil War until the beginning of the nineteenth century.

Rees in his book on Bagendon (*Rees*) deals sketchily with this period being unable to consult the records at Longleat. With these now available and the vastly increased records in Gloucestershire Archives and elsewhere it is possible to trace the tenants holding the various properties or estates over this time.

### The Manor and its Lords

In Domesday the Manor of Bagendon was worth £4 and the mill 10/-. William the Conqueror dispossessed Woolward (or Ulward or Wolfward) and gave the Manor to Hugo l'Asne (Hugh the donkey) who had a tenant, Gilbert. William Rufus replaced Hugo with Chandos whose tenant was Richard de Bagendon. The next owners from the de Bagendon family were the Weavers Company of Cirencester who bought it in 1382 to support their chantry chapel of the Holy Trinity in Cirencester Parish Church. Hence the name Trinity Mill. The *valor ecclesiasticus* recorded the annual tithe as 3s. 4d.

With the suppression of the chantries, the Manor became crown property and was granted in 1648 to Sir Thomas Seymour, brother of the Protector, Edward Seymour, Duke of Somerset. But Sir Thomas was executed in 1549 and Sir John Thynne, former steward of the Seymour family, builder of Longleat and ancestor of the Marquesses of Bath obtained the grant of the Manor.

Sir John Thynne died in 1580 to be succeeded by his son, also Sir John, until 1604 and then by his son, Sir Thomas, until 1639. Thomas's heir was Sir James Thynne, who was succeeded by his grandson Thomas, known as 'Tom of ten thousand'. He was assassinated in 1682 and succeeded by a half cousin also named Thomas who became 1<sup>st</sup> Viscount Weymouth. Again the line failed in 1714 and his grand nephew, Thomas the 2<sup>nd</sup> Viscount, inherited. This Thomas died in 1751 and his son, again Thomas, became the first Marquess of Bath in 1789, dying in 1796. His son Thomas, the second Marquess, sold the Manor of Bagendon in 1800 to Joseph Pitt, a Cheltenham financier, who sold off the freeholds of the estates to the tenants (*Burnett*).

### The Records

The records of Bagendon Manor at Longleat during the period of the Thynne's ownership are comprehensive and include three surveys: the first in 1684, the next beautifully written in c.1746 and the last in 1771 with rentals in various years from 1771 up to 1791. In addition, there are Steward's accounts, minutes of Courts Baron, rentals, individual leases and odd notes. While the major records have been transcribed there may be additional details in some of the others.

The LA records are complemented by the extensive records at Gloucestershire Archives mainly consisting of leases or their counterparts and licences to assign, but most importantly of the Inclosure Award of 1792.

There are also some records at the National Archives, particularly those relating to the Civil War. All this is supplemented by Wills, Marriage Licences, and Parish Registers.

### The Civil War

The Civil War was a difficult time for Sir James. While he did not fight for the King and was criticised for his failure, the Manor of Bagendon and other properties were sequestered because he attended the King's Oxford Parliament which sat from January 1644 until March 1645. He claimed the benefit of the Exeter Articles and was fined the moderate amount of £4034. But the record is confusing.

In the 1684 Survey of Bagendon, John Howe Esq. is recorded as granting a Bagendon lease on 10<sup>th</sup> November 1644 and another on 25<sup>th</sup> March 1647/8. John Howe must have administered the sequestration, being the Sir John Howe 1<sup>st</sup> Baronet who was High Sheriff of Gloucestershire in 1660. But Sir James Thynne is recorded to have granted free bench by copy of Court Roll on 26<sup>th</sup> March 1746/7 and to have granted a lease on 26<sup>th</sup> February 1648/9. This suggests sequestration was in force in 1644 and in 1647/8 but not in 1646/7.

The records of the Committee for Compounding record the sequestration ending on 29<sup>th</sup> December 1746 with repayment of rents received by the County Commissioners from 24<sup>th</sup> July 1646. There is also a record of Sir James's complaint on the previous 5<sup>th</sup> December that the County Commissioners have sold his unfelled underwoods on the Manor of Bagendon

to one of the sequestrators for £45 begging to be allowed to have them at that price (NA: SP23/ 3 f.354; /123 f.238 & /228 f.354).

On 15<sup>th</sup> June 1648, the House of Commons resolved to accept £3100 for Sir James's offence in deserting Parliament and going to Oxford. He relied on the Articles of Exeter, The House approved an Ordinance, granting a Pardon and taking off the sequestration. This was sent to the Lords for their concurrence who a few days later approved a bundle of these resolutions (*Journal*).

The explanation may lie in the complicated Thynne family feud of the time. While Sir James inherited the entailed estate of Longleat in 1639, much of his father's property and wealth went to his second wife, who was sole executor, and to her son Sir Henry Frederick Thynne, Sir James's half-brother, Sir Henry was a royalist and also suffered sequestration. Endless legal disputes ensued and on 18<sup>th</sup> May 1649, Sir James asks for a stay of proceedings until a lawsuit regarding disputed possession of sequestered Gloucestershire property was determined. On 23<sup>rd</sup> November 1650 a fine was paid and the estate was discharged. But further proceedings followed (NA:SP23/12 f..41: /123 f.209: /123 f.223).

It appears that Sir John Howe as sequestrator leased properties to James Dowle of Chedworth Gent (Beares Hey 1661) In 1653 Sir James took out a mortgage for £1000 from James Dowle of Chedworth gent and Richard Eycott yeoman of all their lands. Presumably this was the freehold. Then in 1661 Sir James purchased for £146-5-0 from Sir John Howe and Giles Dowle (son of James Dowle) and his wife Elizabeth, leasehold properties 'then fully estated' (Bagendon Farm 1653 and 1661) .

#### Courts Baron

There is no record of a visit to Bagendon by a member of the Thynne family. It was managed on the family's behalf by Stewards who were or claimed to be gentlemen. Robert Brereton was Steward signing the 1684 Survey and the 1701 Court Baron. Mr Ord was Steward at the 1719 Court Baron, Mr Bayly at the 1729 one, and Gilbert Mainwaring at the 1736 one. The Steward in 1746 appears to have been Mr Cox (Bear Inn 1746) although John Eycott was Bailiff and kept accounts from 1741-1749. Then Alexander Ready was Steward followed by Mr Archer from 1771 -1791 judging by his Survey and Rental.

Stewards held Courts Baron at irregular intervals and the tenant of Bagendon Farm was required to provide for the Court twice a year. Presumably this involved refreshment as well as a Courtroom. On one occasion the Court was adjourned to Mr. Ashmead's house (which was the Bear Inn) to agree on inclosures of the Common Lands but it seems there were not any inclosures at this time (Bear Inn 1736).

Tenants were required to attend as jurors of the Homage and two affeerers were appointed to exact fines. Most of the business of the courts consisted of noting the deaths of tenants and the next takers. There were also details of exchanges of land between tenants. Complaints were made of changed watercourses (Court Baron 1701) blocking the stream at Trinity Mill (Court Baron 1732) grinding away from the Lord's Mill (Courts Baron 1735 and 1736) and living in a cottage on the Lord's waste (Courts Baron 1735 and 1736)

#### The manorial estates and other properties

The surveys list the properties of the Manor. There were the two demesne properties, Bagendon Farm and Moore House. After the Dowles, Bagendon Farm and Agg's were held by the members of the wealthy Eycott family and the Moore House was in their possession earlier and for an even longer period. Bagendon Farm and Moore Farm was rebuilt as mansions early in the eighteenth century according to *Rees* (p.67) but this may in fact have been in the 1740's when LA Accounts indicate there was a lot of building.

Next in importance was Trinity Mill or Mills occupied first by the Burge family and then leased to Thomas Fewster followed by the Lanes and the Hapgoods. The Ravenhills were tenants of the New Inn & Bear Inn which descended through marriage to the Ashmeads, Bells and Days. There were then ten farm properties which are named after tenants. The Parsloes, originally rented School Lands, a small freehold tenement of the George family of neighbouring Baunton. They then acquired Parsloes from the Gegg and Hills from the Hills. Both properties LA: NMR 2119, 1684 Survey remained in the family until 1817. They also rented Brown's from the Brown family for many years. The Poultons, Ferrars, Ferrises, Guests and Packers were related and tenanted the Jeff properties and Wrights. The Packers were also related to the Parsloes and inherited their School Lands property. The Huntingdons substituted Aggs for their Glebe lands. Moor Wood was normally retained by the Lord and not included in surveys. Nor were the Glebe lands of the Rector, the Master family's freehold of lot mead or the Yellow School estate.



Each property is the subject of a separate note followed by schedule showing the descent of the tenancy. When the same tenant held more than one property they tended to be amalgamated (e.g., Jeff's and Jeff's Cottage). The Surveys all show 13 or 14 manorial properties; but the 1792 Inclosure Award has 10 plus three not in the surveys. By this time the bulk of the land was held by the Haines family. Following the sale to Joseph Pitt the tenants bought the freeholds and holdings became even more concentrated so that in the nineteenth century two families, the Hintons (related to the Haines), and the Croomes, owned almost all the land between them.

### Leases

The earliest holdings are by copy of Court Roll where the tenant held for life according to the custom of the manor and where a widow was entitled to free bench (*bancus francus*) during unmarried widowhood. The Lord would normally regrant the holding to the heir of the deceased tenant.

In the second half of the seventeenth century Bagendon copyholds were replaced by leases or holdings for a term of years. Unlike freeholds and copyholds, a leasehold was not an 'estate of inheritance' and was treated as a chattel so that it passed to the executor or administrator of a deceased tenant and not to his heir. So an entail of a leasehold was not possible but a mid sixteenth century case (*Rawlinson*) established that a lease could be left by Will to one person for life with remainder to another (*Simpson*). There is one example of conversion of a leasehold to a freehold, probably to facilitate sale of a lease (Trinity Mills 1739).

The term of years in Bagendon leases was a maximum of 99 years but determinable on the lives of up to three people – normally the tenant and his children or sometimes wife and child. There was a small annual or reserved rent, a Fine payable for each life and a heriot due either on the death of each life or of each life in possession. It is not always clear which but the heriot for Jeff's Cottage is interesting. In 1680 it was clearly only payable on the death of the life in possession but the 1701 lease made clear it was payable on the death of any tenant in commom. Later leases seem to require a heriot on the death of any life. The heriot was the tenant's best beast or chattel (i.e., apparently a dead animal) or, later, a fixed sum, at the Lord's option.

While there are examples of sales (or assignments) of leases (e.g., Jeff's 1738 and 1763) normally a Fine was paid to replace each deceased life with a new one recorded in a new lease. In the eighteenth century it became normal to specify the age of a new life to prevent tenants giving the same name to more than one child. This was done so that if the elder child died, he or she could be replaced by the younger one without payment of a Fine.

While the annual rent and the fixed sum for the heriot almost never changed, the amount of Fines increased throughout the eighteenth century.

Spinsters and widows could be tenants or leaseholders and attend the Court Baron as a Companion. But as the property of a married woman belonged to her husband new leases were granted to and taxes paid by the husband. However a widow of a copyholder but not of a leaseholder had the right of free bench during her widowhood unless she remarried.

In a letter preserved at Longleat., the Steward, Alexander Ready, wrote on 13<sup>th</sup> April 1742:

The usual way of Letting Estates for Lives in Lord Weymouths Manors is For three Lives 14 years purchase. For Two in Reversion to be added to one in possession six years purchase and to ad one in Reversion to two in being Two years purchase of the full amount”.

Unsurprisingly, in practice the charges appear to have been higher (Bear Inn 1746).

Leases followed a standard form and were laboriously written out twice by hand on a large sheet of vellum which was divided in two with a wavy cut so that the Lord retained the top part and the tenant the bottom or counterpart. In the middle of the eighteenth century printed leases were introduced where only the particulars of the tenancy needed to be inserted.

Timber and mineral rights was always reserved to the Lord.

Covenants included requirements to attend Stewards Court., to repair premises; to plant yearly 3 fruit trees (apple or pear) and 3 trees likely to make timber (oak, ash or elm); to permit enclosure of Common Fields (Parsloes 1692). One tenant had to keep a dog and another to provide two good capons yearly at Christmas – an echo of an earlier age (Brown's 1713 and Jeff's 1660/1).

Leases could be forfeit not only for non-payment of rent but for voluntary or wilful waste not put right; for letting to any person for more than 5 years other than to the parties named or their children at death: and curiously for being retained in service to any person or persons under the King or Queen without permission (Parsloes 1692).

### Land Tax

Land Tax was introduced in 1692 and was a fraction (which later became fixed at a fifth) of the then annual rental value of a property. In 1780 its payment became a qualification for voting and so it became important to have a record of payments. For this reason, the assessments from 1780 to 1832 have survived and normally provide an annual statement of the owner and occupier of each property (*Land Tax Guide* and *Land Tax (England)*.)

The Bagendon assessments are complete apart from 1785, 1787, 1792, 1806 and 1828. They are normally signed by three Justices of the Peace, and two assessors and collectors are often named or sign.

The valuation of properties on which the tax was based was never changed and so its importance wane. In 1798 it became possible to redeem the obligation to pay the tax with a 15 year purchase and Edward Haines took advantage of this for his various properties in 1804 as did Daniel Mathews for Brown's in the following year.

## THE PROPERTIES

### BAGENDON FARM

The present house, known as Bagendon Manor or Manor Farm was built in the mid-eighteenth century although the listing particulars (and *Rees*) wrongly assign it to the early eighteenth. It was built on the site of the earlier Manor House. It and Moor House were the two demesne properties. It appears the original mansion house was built by Sir James Thynne.

In 1649 Sir James Thynne granted James Dowle a lease of the 'the farm called Bagendon Farm with the Farm House and lands belonging'. References in other leases (Coates, Burrowes Mead, Brown's) to James assigning or selling bits of part of the property which he acquired from John Howe, the sequestrator, suggest that this lease may have replaced one from John Howe of all or most of the manorial lands.

James Dowle was a gentleman. In 1653 James Dowle of Chedworth, gentleman and Richard Eycott, yeoman, mortgaged their lands in Bagendon for £1000 to Sir James Thynne. These must have been Bagendon Farm in Dowle's case and Moor House in Eycott's.<sup>i</sup> Then in 1661, there was a bond for repayment of £40 between Giles Dowle of Chedworth, gent (James's son) and Edmund Pollard of Duntisbourne Leer, yeoman.<sup>ii</sup> Also in 1661 is a record of Sir James purchasing leasehold tenements 'fully estated' (i.e., with three lives in being) from Sir John Howe, and Giles Dowle and his wife Elizabeth. This included Parsloes but it is not clear if it also included Bagendon Farm.<sup>iii</sup>

Giles Dowle leased or sub-let various Bagendon properties, possibly from this estate to other tenants, and, as appears from the previous paragraph, was involved with both the Eycotts and with Sir John Howe, who granted Bagendon leases during the sequestration of Thynne's property, including one to Dowle.

The estate was clearly the most important in Bagendon and the lease required provision to be made for the Lord, his Steward and Officers and Servants for keeping Court twice a year.

William Chaundler of Lower Dunsbourne and Emma Foster of Bagendon were married at Bagendon on 13th November 1684. On September 13<sup>th</sup> 1685, Sir John Thynne leased a cottage to William Chandler on his life and that of his wife Emma and son Thomas Chandler. Leases to 1700 record that the cottage has a garden and was 67 feet in length and 18 feet in breadth. The Value and Fine were both £4, the rent 4/- and the heriot 3/4.

The cottage became part of the Bagendon Farm estate. On 27<sup>th</sup> August 1745, Lord Weymouth granted John Eycott of Cirencester, goldsmith, a lease of a farmhouse and lands etc. among which was 'a cottage with the appurtenances near the Farm house called Chandlers Cottage'. In the 1792 Inclosure award, the Schedule of Edward Haines holdings in Bagendon Farm includes 'Cottage & Garden called Chandler's Cottage of 8 perches'.

From James the estate passed to his son Gyles and his wife Mary and then to Gyles brother, Job senior, and from him to his son, Job junior. For the latter, October 1700 was a calamitous time with him losing his second wife and their two children in a matter of days. Job junior lived on until 1723. The Court Baron of 1729 records his death, and that Mr. John Burgh is the next taker. There are no Burgh's in the Bagendon registers, so this is John Burge. It is likely this was the younger brother of Samuel Burge of Trinity Mills whose death was also presented with his brother the next taker. But it is clear John did not keep the property but sold it to the Eycott family at some point after 1723.

The Eycott family had been long in the Bagendon area and is the subject of extensive research by John Eacott, a descendant (*Eacott*). We find them originally in the other demesne property, The Moore or Moor House, in that part of Woodmancote that is within the parish of Bagendon; they subsequently take a lease of Jeff's.

The Eycotts may have been there a long time judging by earlier records although it is not possible to determine whether references to Eycotts in Woodmancote are to Woodmancote in Bagendon or to Woodmancote in North Cerney, where there was also a large Eycott family.<sup>iv</sup>

William was baptised at Bagendon on 2<sup>nd</sup> January 1650/1, the son of Richard Eycott who was married to Anne. William had younger brothers, Berkeley and Thomas, and a sister, Ann. William and Berkeley were apprenticed as goldsmiths in

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<sup>i</sup> LA: NMR 1984.

<sup>ii</sup> GA:1651/1/1.

<sup>iii</sup> LA: Book of contracts 1682-1700.

<sup>iv</sup> Richard Eycott yeoman of Bagendon who died in 1669 and whose wife was Ann should not be confused with Richard Eycott of Woodmancote, North Cerney who died in 1670 leaving a large family and whose wife was Elizabeth.

London, perhaps through the influence of their presumed great uncle, Sir Thomas Viner, Lord Mayor of London in 1653, whose first wife was an Eycott.

William was apprenticed in 1668 and Berkeley two years later, on 16<sup>th</sup> November 1670. After their apprenticeships, William became a goldsmith in Gloucester, and Berkeley in Cirencester. On 13<sup>th</sup> September 1688, Berkeley married Mary Shewell spinster of Cirencester. According to the marriage licence, Berkeley was 31 and so born c.1657 and Mary was 21.

Although Berkeley was granted leases of Moor House and of Jeff's he was never a leaseholder of Bagendon Farm. It was not until 1745 that Berkeley's eldest son, John, silversmith of Cirencester, was granted a lease of Bagendon Farm on the lives of his children, John, Jones, and Elizabeth.

The Eycott lease of 1745 is unusual. It has a Fine of £750 for 3 lives but also requires expenditure of a further £250 on rebuilding. Clearly the old Manor House was replaced at this time and there is other evidence of building work at Bagendon in the 1740's (LA Bills of Disbursements, Eycott accounts, and Estate letters).

John Eycott was of Cirencester, goldsmith in his Will dated 11<sup>th</sup> May 1737 and of Cirencester, silversmith, in 1745 when the lease was granted. When he died in 1751, he was of Bagendon.

The 1745 lease is the only record found of the Eycotts being tenants of Bagendon Farm. John does not mention it in his Will. But it passed to his unmarried daughter Elizabeth who left it to her brother Richard in her Will. She died in 1757 and Richard in 1771. Although his brother Jones inherited, he sold out to John Haines of Daglingworth and it descended in the Haines family and their related Hintons until late in the nineteenth century.

We will return to Berkeley and his parents in the sections on Moor House and Coates of both of which he had leases when he died in 1716. He was also a tenant of Jeff's in 1701.

DATE	DOCUMENT	PARTIES	RENT/VALUE & PROPERTY	LIVES/ EFFECTS/ NOTES	REFERENCE
BAGENDON FARM					
16/2/1648	Lease	Gyles Dowll	The Farm house, Garden, Orchard and 318.1 acres of Land Value: £80, Rent £4-13-4: Heriot BB or £5	£460 adding two lives	NA: C 108/182 has 16 <sup>th</sup> February 1648
26/2/1648/9	Lease	Sir James Thynne Kt. (1) Giles Dowle (2)	All that Farm called Bagendon Farm with the Farm House and all lands belonging Rent £4-13-4: Heriot BB or £5 & to provide for Court twice a year.	To commence on death of James Dowle, father of Giles, on lives of Giles and his wife Mary both living in 1684: James dead about 18 years. In 1684, Gyles and his brothers by assignment hold the estate.	LA: NMR 2119, 1684 Survey
1653	Mortgage	Sir James Thynne (1) James Dowle of Chedworth gent and Richard Eycott, yeoman (2)	Mortgage for £1000 to Sir James by Dowle and Eycott lands in Bagendon		LA NMR 1984
1661	Purchase of Leaseholds	Sir James Thynne Kt. (1) Sir John Howe and Giles Dowle and his wife Elizabeth (2)	Purchase of Leasehold tenements 'then fully estated' from Howe and the Dowles (including Parsloes) for £146-5-0	Not clear if this included Bagendon Farm	LA: Book 83
c.1666	Death	James Dowle		Death of James Dowle. His son Giles the next taker. Life £120	LA: NMR 2119, 1684 Survey
3/10/1675	Lease	Job Dowle	New Lease in reversion after Gyles & Mary Value: £80, Rent £4-13-4: Heriot BB or £5		NA: C108/182
3/10/1675	Lease	Thomas Thynne (1) Job Dowle Senior (2)	Property as above	To commence on deaths of Giles and Mary on lives of Job Dowle junior. who is the son of Job senior, [Giles's younger brother. Job Dowle junior living in 1684.	LA: NMR 2119, 1684 Survey

13/9/1785	Lease	Sir John Thynne (1) William Chandler (2)	Cottage with a garden which becomes part of Bagendon Farm lands. Value: £4 Rent: 4/- Heriot: 3/4 Fine: £4	On lives of William, his wife Emma and son Thomas	NA: C108/208 GA: D475 acc 1194
4/6/1688	Lease	Job Dowle Senior	New Lease in Reversion after Job junior Value: £80, Rent £4-13-4: Heriot BB or £	Life £180  Giles Dowle buried at Bagendon 20/12/1698. Job Dowle senior the next taker	NA: C108/182
1698					
13 & 17/5/1701	Court Baron	Job Dowle junior	Juror and Affeerer and occupier of Bagendon Farm		LA: NMR 1983
1713	Death	Job Dowle		Job Dowle senior buried at Bagendon 12/5/1713. Job Dowle junior the next taker.	
1723	Death	Job Dowl		Job Dowle junior buried at Bagendon 3/6/1723.	
1727/8	Rental	Job Dowle	£4-16-8 paid		N.A. C108/208
2/5/1729	Court Baron Letters	John Dowle and Mr John Burgh [Esq. erased)	Death of Mr. Job Doule presented and next taker is Mr John Burgh	Appears Mr. John Burgh must be John Burge and that he sold the Farm to Eycott.	LA: NMR 1949
1742	Letters	John Eycott re Mr. Burge	Dispute about repairs to Bagendon Farm of which Burge is tenant	Burge dies and repairs are put in hand b ut prove more costly than expected .	LA: NMR 1987
	Lease	Lord Weymouth (1) John Eycott of		From 25 <sup>th</sup> September 1745 on lives of John, Jones, and Elizabeth Eycot, children of John. In 1746, son John is 23, Jones 21 and Elizabeth 22 but is later marked 'Dead'. [Mrs Elizabeth Eycot, spinster buried at Bagendon 11/2/1757/8.]	LA]: 1746 Survey

27/8/1745		Cirencester, Silversmith (2)			
1751	Death	John Eycott of Bagendon goldsmith		Will:11/5/1737 of Cirencester Goldsmith Probate:19/10/1751. Of B. Goldsmith.	N.A.PROB 11/790/414
1758	Death	Mrs Elizabeth Eycott spinster		Buried at Bagendon 11/2/1758. In Will dated 4/1/1758 (probate 3/3/1758), leaves her 'estate which I hold by lease with all houses etc.' to brother Richard. Gives small sums to other brothers John, Jones and Joseph and £30 to Thomas.	
23/11/1758	Lease	Richard Eycott	Rent £5-5-0: Heriot: BB or Good or £5 at Lord's option	Lives John, Jones and Richard Eycott. So this lease is purchase of third life for Richard. Later addition notes Jones and Richard are dead and puts names of John and Edward Haines below. Also observes 'about 100 a year'.	LA:Archer Survey
1771	Death	Richard Eycott		bu.24/11/1771 at Bagendon Died 8/12/1771. Rees claimed his son-in- law Nathaniel farmed the estate for him but if so it was presumably for his widow Ann	Bigland. Daglingworth
8/12/1771	Death	John Haines of Daglingworth			
1772/77	Rental	Haines	Payment 'Haines late Eycott'		LA:Archer Survey
1778	Death	Ann Haines widow of John Haines of Daglingworth		Died 10 & buried 17/10/1778 at Daglingworth.	

1780-1	Land Tax	Proprietor Mr Edward Haines Occupier Mr Nathaniel Haines	Tax £3-15-10			G.A. Q-REI- 1-1780-1
26/6/1781	Lease	Lord Weymouth (1) Edward Haines of Daglingworth yeoman (2)	Bagendon Farm, Lands and Chandlers Cottage	Fine of £30:	Lives Edward and John son of Nathaniel Haines	
1782-1803	Land Tax	Proprietor Mr Edward Haines Occupier Himself	Tax £3-15-10		No Haines entry in 1804 so must have redeemed	G.A. Q-REI- 1-1782-1803
1784	Death	Nathaniel Haines	Farmed 'Bagendon Manor' for his wife Ann's father John Haines of Daglingworth. Presumably John's brother Edward inherited		Buried at Bagendon 13/6/1784.	<i>Rees</i>
1789-91	Rental	Edward Haines	Payment of rental £5-5-0			LA:Archer Survey
28/0/1790	Lease	Marquess of Bath (1) Edward Haines of Bagendon yeoman (2)	Bagendon Farm, Lands and Chandlers Cottage. £300 for adding a third life: lives Edward and John son of Nathaniel Haines and Richard Day son of Henry Day of Moor Farm, aged 22.		Henry Day was the occupier of Moor Farm in 1780. Richard Day was baptised at Bagendon on 2/4/1765 son of Henry and Anna Maria Day. His younger brother Thomas was made a life of Wrights in 1795	GA: D182-III-12 j



Bagendon Farm, Lands and Chandlers Cottage

	<u>A</u>	<u>R</u>	<u>P</u>
Mansion House & Garden	-	-	26
Buildings Yard &c	-	3	14
Orchard & Pond adjoining	-	2	33
Cottage & Garden	-	-	16
Coney Garth Pond & Plot adjoining	9:	3	12
Part of the Glebe Homestead received in exchange) and put	10	-	21
To the Coney Garth	-	1-	9
The Great Several	58	-	15
Withey Close	11	-	3
Black Grove	7	2	17
The Lanket received in exchange from Tho <sup>s</sup> . Parsloe	0	3	30
Orchard Meadow or Long Mead	12	3	29
The Little Several	13	3	23
Beau Garden	-	2	6
Lady orchard received in exchange of Anna Bishop	0	3	36
The Purlieu	3	1	33
Bagendon Grove	7	-	31
Barretts Mead Piece	11	1	20
Round Ham	-	3	25
New Wall Ground or Scubbins Ground	16	3	3
Conduit Close	2	-	17
Cottage & Garden (called Chandler's Cottage)	-	-	8
First Allotment in the North Field	6	2	15
Second Allotment in Ditto	8	3	36
Third allotment in the South Field in 2 Grounds	16	2	7
Fourth allotment in Ditto in 4 Grounds	122	2	11
Fifth allotment the Watering Ham	2	1	28
Sixth allotment in Barretts Mead	2	3	33
	<u>315</u>	<u>1</u>	<u>19</u>

1792                      Inclosure  
Award                      Edward Haines  
   leaseholder under the  
   Marquess of Bath

GA: D475 acc 1194

c.1800                      Note                      Joseph Pitt                      Note of prices for freeholds: Haines and Parsloe are £3200.

As Parsloe bought his freeholds for £901,  
presumably Haines paid £2299

GA: D1388-box9384-6

1833                      Death                      Edward Haines son of  
   John and Ann

Buried at Daglingworth 14/3/1833. Left  
estate to nephew William Hinton. It was  
dispersed in 1883.

Rees p. 101.

## 2. TRINITY MILLS

The second estate, Trinity Mills, has a long history and been the subject of an article by Joyce Baker, a local historian who once lived there (Baker). This paper provides much additional information on the tenants in the seventeenth and eighteenth centuries.

In 1382 the Weavers Company of Cirencester bought the Manor of Bagendon including its mill to support their chantry chapel of the Holy Trinity in Cirencester Parish Church. Hence the name Trinity Mill. In 1534 the *Valor Ecclesiasticus* recorded the annual tithes of the mill as 3/4. The adjacent Rack Orchard and later references to a fulling or clothing mill indicate that this was a cloth and possibly also a corn mill as do the references to Trinity Mills in the plural in the 1793 Will of William Burge and the 1700 lease.

The first known miller was John Deynton who baptised a daughter Rebecca at Bagendon on 30/10/1580. Then in 1608, William Stratford is the miller at Bagendon, middle aged and of lower height (*Smith*).

The first known tenant of the Burge family was John Burge. He was granted a lease on 19<sup>th</sup> August 1668 on the lives of his son William and William's sons John and Samuel. He is described as a carrier of Cirencester in the lease but as a Woollman (i.e. clothier) in his Will dated 20<sup>th</sup> September 1691.

While the son William is the executor of the Will, John left 2/6 each to unnamed sisters and brothers and 10/- to three grandchildren of his second son Samuel who married Rebecca Poulton the Rector's sister.

John's son William died two years later, and it is clear from his Will dated 3<sup>rd</sup> February 1693 that he was a wealthy man. Having property in more than one diocese, his Will was proved in London. He left legacies of money totalling £2075, including £100 for his grandson Samuel for the purchase of a life in the lease of the Lands and Mills called Trinity Mills. The reference to Mills rather than Mill again suggests that there was both a corn or grist mill and a cloth mill at the time.

William's provisions regarding the Mills are complicated. His son John receives the Mills for life, but his son Samuel receives the Lands accompanying them also for life. John is to pay £20 p.a and Samuel £10 p.a. to his three daughters while they are unmarried (and with the unmarried taking up the share of any of them who marry). When all are married John gets both Mills and the Lands for life with remainder to his brother Samuel for life with remainder to William's grandson Samuel absolutely.

William does not say whether the grandson Samuel was a son of John or Samuel but John had no known son of that name whereas his brother Samuel did and is presumably meant.

John did not enjoy the Mills for long being buried at Bagendon on 4<sup>th</sup> December 1697. In his Will he left Trinity Mills to his son John but with remainder if both his son John and his daughter Ann died under age to his brother Samuel's son John. His son died in the same month as he did and the gift over to Ann was probably not effective as his brother Samuel then inherited. In the next lease on 12<sup>th</sup> October 1700 Samuel added his son John as a life to himself and his son Samuel. John's baptism has not been found.

This may be because the family or some members of it were Quakers. In his Will John left £2 to his married sister Mary Kemble 'towards the building of a Meeting house'. Furthermore, his grandmother Elizabeth Burge is likely to be the Elizabeth Burge of Gloucester wife of John Burge buried at Cirencester on 3<sup>rd</sup> February 1682 who belonged to the Nailsworth Monthly Meeting.

Samuel appears as juror and affeerer in the Bagendon Court Baron of 3<sup>rd</sup> May 1701. Oddly and unlike other tenants he receives no stint for sheep. Samuel died in 1728 and was buried in Cirencester on 14<sup>th</sup> March. His son Samuel then leased Trinity Mill and the associated lands to Thomas Fewster on 10<sup>th</sup> May for £40 p.a. but Samuel then died in 1729 and was buried in Cirencester on 22<sup>nd</sup> February. Letters of administration were granted on 2<sup>nd</sup> April 1729 to his brother John of Cirencester, woolcomber, and his sister Ann, wife of Joseph Maysey also of Cirencester, woolcomber.

Thomas Fewster converted the Mill from a fulling mill to a grist mill. This requires a stronger flow of water which probably accounts for him being fined for diverting the watercourse, Thomas could not pay the rent and suffered distraint, the sale of his goods, and imprisonment. He sued John Burge and the Mayseys but lost possession of the Mill in 1733. A new tenant, Richard Blandford was then installed at a lower rent of £30 p.a.<sup>i</sup>

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<sup>i</sup> For fuller details of the case of *Fewster v Burge & Ors*, See website: <http://www.parsloe.info>.

Presumably to raise money for the rent, Thomas Fewster put an advertisement in the March 1732 issue of the Gloucester Journal to let the Mill. It required applications to be made to Thomas Fewster at Gloucester Castle (where he was in prison) or to Sarah Fewster at the Mill.<sup>i</sup> In the same year the Court Baron at Bagendon fined Thomas Fewster 20/- for not letting the water pass in its usual channel.. Then in 1735 the Court Baron fined 3 tenants 5/-, amerced to 2/6 but with a fine of 20/- for any repetition, for not grinding at the Lord's Mill (i.e. Trinity Mill). They were doubtless grinding their corn at North Cerney mill which had been let to John Parsloe, son of Edith, one of the tenants.

In 1739 John Burge took out a new lease without a fine; this was only to convert his existing chattel lease into a freehold to John 'and his heirs for his life only' as the Survey somewhat quaintly puts it. The purpose appears to have been to sell a life with a right of renewal as advertised in 1742.

On 13<sup>th</sup> September 1742, the Cirencester Flying Post advertised the sale of a life in the tenancy of the mill with the purchaser having the right of renewing the lease; enquiries were to be made to Thomas Bush Esq. or to John Burge of Cirencester.

It seems likely the purchaser of the life in 1742 was Edmund Lane and he certainly became the tenant at some point. He was an 'edge-tool maker. Cirencester was famous for edge tool making, particularly for fine currier's knives at the time. Deeds of 1809 and 1819 refer to Trinity Mills having an edge tool mill as well as a grist mill, but only a grist mill in 1841.

In his Will, dated 21<sup>st</sup> November 1769, with a codicil dated 27<sup>th</sup> August 1770, and probate on 22<sup>nd</sup> September 1772, Edmund leaves his lease of a messuage and water grist mills and grinding mill in Bagendon to his wife Sarah for life with remainder to his son Robert, his heirs, administrators and assigns. It appears the lives on the lease with Edmund were John Burge and Edmund's wife, Sarah.

Robert died before his mother and was buried in Cirencester on 13/7/1781. He 'fell from his Horse near Swindon (as supposed) in an apopleche fit (*sic*) and expired without speaking a word'.

Robert's mother Sarah died in 1785. As Sarah Lane widow, she was buried at Cirencester on 11/2/1785. Her Will dated 3/8/1779 was proved on 17/6/1785. Robert's widow, also Sarah, became the next taker of the Mills.

In 1785 and again in 1788, Lord Weymouth renewed the lease. In 1788, Edmund Lane, Sarah's son by Robert aged about 14, replaced Ann Young who was a life in the 1885 lease. So Sarah was the leaseholder in the 1792 enclosure award and purchased the freehold from Joseph Pitt for £450, after the sale of the Manor to Pitt by the Marquess of Bath. She was buried at Cirencester on 30<sup>th</sup> March 1823 aged 77.

A March 1797 partnership agreement between Sarah Lane and her son Edmund Lane, edge tool makers. Survives (GA: D182-V-27). It makes no mention of Trinity Mill but makes Sarah and Edmund equal partners in their Cirencester business and provides for either of Edmund's younger brothers, Robert or William to become partners if Sarah dies or retires. Edmund was baptised in Cirencester on 29<sup>th</sup> May 1774 and was buried there on 2<sup>nd</sup> November 1824 and had a son also Edmund.

Robert and Sarah's son, Robert, was buried at Bagendon of Trinity Mill on 11<sup>th</sup> September 1839 and left the Mill in his Will (dated 21<sup>st</sup> August and proved 18<sup>th</sup> November 1839) to his nephew Edmund, son of his deceased brother Edmund. He may therefore have become a partner on Sarah's death in 1823 or before.

The later history of the Mill and its owners is outside the scope of this account but is dealt with in Joyce Barker's paper.

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<sup>i</sup> On 26th October 1706, when of Siddington St. Peter, Thomas Fewster married Sarah Rundle of Cirencester in Cirencester. Sarah is named in the advertisement of 1731. Thomas and Sarah had children baptised at Siddington on 19/8/1711 (Elizabeth), 16/11/1712 (Susannah, buried 25/11/1712), 1/9/1717 (Susannah), 18/9/1720 (Richard) and 22/1/1722 (Sarah buried as daughter of Thomas Fewster in Cirencester on 27/7/1730). Thomas himself was buried at Siddington on 2nd May 1762 and his wife Sarah on 16th December 1764, also at Siddington. Richard and Jane Fewster had children Richard, Susannah, and Hannah baptised at Siddington between 1676 and 1689. They were probably Thomas's parents, but Thomas's baptism has not been found ..

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCE</u>
TRINITY MILLS					
19/8/1668	Lease	John Burge	The Mills called Trinity Mills or Leather Mills with Land Value £50. Rent: £3-6-8. Heriot: £2	Surrender of 2 Lives. £70	
19/8/1668	Lease	Sir James Thynne Kt. (1) John Burge of Cirencester, carrier (2)	Mills called Trinity Mills or Leather Mills etc. + a parcel of 3 acres adjoining called Milham parcel. Rent £3-6-8: Heriot 40/- 'upon the deaths of William Burge, John and Samuel Burge, sons of the said William, dying one after the other, as they are therin named'	From date of lease on lives of John Burge's son, William, and William's sons John and Samuel. All alive in 1684	LA: NMR 2119, 1684 Survey
1691	Death	John Burge		William Burge the next taker on death of John Burge of Cirencester Woollman whose Will (appointing son William executor) is dated 20/9/1691. Buried at Cirencester 20/10/1691.	
1694	Death	William Burge		John Burge the next taker on death of his father, William Burge, whose Will dated 3/2/16/4 with probate on 12/3/1694 left the Mills to son John for life and the Mill Lands to son Samuel Burge while his daughters are unmarried and then to John for life with remainder to son Samuel for life with remainder to grandson Samuel, son of Samuel, absolutely. Buried at Cirencester 20/2/1694. .	N.A: PROB 11/419/72

24/9/1695	Lease	John Burge	New Lease Value £50. Rent: £3-6-8. Heriot: £2	£80 adding 3 <sup>rd</sup> Life. Presumably Samuel	NA: C108/182
1697	Death	John Burge		Samuel son of William next taker on death of brother John who was buried at Cirencester as of Bagendon on 4/12/1697. John's Will dated 30/11/1697 with probate on 20/12/1697 left Trinity Mills to son John with remainder to Samuel's son John	N.A: PROB 11/442/437
1697	Death	John Burge Junior		Buried at Cirencester on 28/12/1697 'John son of John Burge late of Bagendon'.	
12/10/1700	Lease	Lord Weymouth (1) Samuel Burge of Cirencester, (2)	Property as above: Value: £50: Fine: surrender of 2 lives and £60. Presumably the life of Samuel son of John named in his grandfather William's Will was surrendered but not clear what other life was surrendered	On lives of Samuel Burge and his sons Samuel (baptised at Cirencester, son of Samuel and Mary (30/12/1686) and John.	LA: NMR 2119, 1684 Survey
3/5/1701	Court Baron	Samuel Burge	Samuel a juror and affeerer. But he gets no stint of sheep		LA: NMR 1983
1727/8	Rental	Samuel Burge	Pays £3-6-8		NA C108/208
March 1728	Death	Samuel Burge Senior		Samuel Burge the next taker on death of father Samuel Burge of Cirencester, buried at Cirencester 14/3/1727/8 on same day as his wife Mary	

10/5/1728	Sub-lease	Samuel Burge junior (1) Thomas Fewster (2)	Rent £40 p.a. of Mill	Thomas Fewster repairs Mill and converts to grist mill  John Burge next taker on death of his brother Samuel, buried at Cirencester on 22/2/1729.	TNA: C/11/721/36 & 37
1729	Death	Samuel Burge			
2/5/1729	Court Baron	Samuel Burge senior and Samuel Burge junior		John Burge next taker on death of both Samuel's	LA:NMR 1949
March 1732	Advertisement	Gloucester Journal	Advertisement to let Trinity Mill: 'containing one Pair of Stones, one Pair of Flint and Culling, and one Pair of Welch Stones, both very good and newly built, together with a Barn, Stable, Brewhouse, Outhouse, good Gardens and Orchards, and six Acres of good Meadow and Pasture Land. Enquire, for further Particulars, of Thomas Fewster in Gloucester Castle, or of Sarah Fewster at the Mill aforesaid'	Fewster tenant in prison wife Sarah Fewster	GA: GJ March 1732
29/11/1732	Court Baron		'wee present Thomas Fewster for keeping & baying the Pound water at Trinity mill – and not letting it pass in its usual Currant For which we Fine him 20 <sup>sh</sup> . And if <del>not Dis</del> Continued <del>We</del> on pain of 50 <sup>sh</sup> . Making default'		LA: NMR 1949
November 1733	Thomas Fewster		New Rent £30 p.a.	Thomas Fewster expelled from Mills Richard Blandford new tenant	NA: C/11/721/36 & 3

7/11/1735

Court Baron

Four Tenants

‘We present Robert Jordan Thomas Hill  
Thomas Harding Edith Parsley for not  
grinding at the Lords Mill not having A  
reasonable Cause to absent therefrom &  
amerce them in 5<sup>s</sup> each Affeered to 2<sup>s</sup> 6<sup>d</sup>  
each.

We also Lay a pain of 20s upon such of the  
Tenants of this Mannor as shall grind away  
from the Lords Mill for the future or at any  
time hereafter

LA: NMR 1949

13/9/1742	Advertisement	Cirencester Flying Post		Advertisement in Cirencester Flying Post dated 13 <sup>th</sup> September 1742 for sale of a life in the lease of the Mill with the purchaser having the right of renewal. Names Thomas Bush Esq. and John Burge of Cirencester. Appears Edmund Lane purchases this life.	GA: D10820.Box 146
1/1/1760	Lease	Edmund Lane lessee	Rent: £3-6-8. Herriot: £2	In 1772 on lives of Robert 20, Edmund 18, Ann 22, his sons and daughter.	Archer Survey
10/12/1768	Mortgage Agreement	Edmund Welch of Trinity Mill, Bagingdon Baker (1) John De La Bere of Cheltenham, gentleman (2)	Mortgage secured on freehold inheritance being an equity of redemption in a messuage in Charlton Kings with a value of £40.	Welch was a baker in Cirencester 10 years earlier and was the son of Edmund Welch of Westall, yeoman but is otherwise unknown Edmund Lane buried at Cirencester 9/11/1770. The Will of Edmund Lane of Cirencester edge tool maker is dated 21/11/1769, Codicil dated 27/8/1770, Probate 22 <sup>nd</sup> September 1772. Has wife Sarah, son Edmund, daughter Ann. Has lease of Messuage, water grist mills and grinding mill which go to Sarah for life with remainder subject to two annuities to son Robert.	GA: D7661/Box 3/7 (part)
1770	Death	Edmund Lane			
1772-7	Rental	Edmund Lane for Trinity Mills	Pays £3-6-8		LA: Archer Survey



1780 – 2	Land tax	Proprietor Mrs Ann Lane Occupier William Humphris	Tax £1-11-6	.	
1781	Death	Robert Lane		13/7/1781 Robert Lane buried at Cirencester 'who fell from his Horse near Swindon (as supposed) in an apopleche fit and expired without speaking a word'	GA: Q-REI-1 1780-2
1783-4	Land tax	Proprietor Mrs Sarah Lane Occupier William Humphris	Tax £1-11-6		GA: Q-REI-1 1783-4
1785	Death	Sarah Lane		Sarah Lane widow was buried at Cirencester on 11/2/1785. Her Will dated 3/8/1779 was proved on 17/6/1785. She refers to her daughter Ann, now married to Nathaniel Young (with a daughter Ann Young), her deceased daughter Mary who was married to William Daws and left two daughters, Ann 'the now wife of Urchabel Land' (Ann Dawes married to Arch Aland at Cirencester on 14/8/1775) and Mary Dawes, to her son Robert and his wife Sarah, and to her son Edmund.	

12/9/1785	Lease	Lord Weymouth (1) Sarah Lane widow (2)	Trinity Mill and outhouses buildings backside garden and orchard of ½ acre, close of arable or pasture of 3 acres near the Mill and adjoining Mill-ham, close called Pound Close of 1 acre, close called Rack Close of 1 acre, piece of land called Mill-ham of ½ acre, Boggy Land called the Quilletts of 1 acre, 3 acres of meadow in the common Lot Mead	Sarah Lane is the widow of Robert. The lease is on her life & the lives of Ann daughter of Edmund and on Richard son of Sarah. Richard is an error for Robert.	GA: D182-III-12 h
1786	Death	Edmund Lane		Buried 16/4/1786 Cirencester – ‘died drunk in his bed’. This must be the son of Edmund and Sarah, not of Robert and Sarah	
1786	Land tax	Proprietor Mrs Sarah Lane Occupier Edward Humphris	Tax £1-11-6		GA: Q-REI-1 1786
1788	Lease	Lord Weymouth (1)      Mrs Sarah Lane widow (2)	Same property. Rent £3-6-8. Herriot £2. Consideration is cancellation of 1785 lease and £84		GA: D182-III-12 h; Barker
1788	Land tax	Proprietor Mrs Sarah Lane Occupier William Humphris	Tax £1-11-6		GA: Q-REI-1 1788
1789	Land tax	Proprietor Mrs Sarah Lane Occupier Edward Humphris	Tax £1-11-6		GA: Q-REI-1 1789

1789-91	Rental	Sarah Lane for Trinity Mills	Pays £3-6-8	GA: Archer Survey
1790	Land tax	Proprietor Mrs Sarah Lane Occupier Herself	Tax £1-11-6	GA: Q-REI-1 1790
1791	Land tax	Proprietor Mrs Sarah Lane Occupier Cowly & Smart	Tax £1-11-6	GA: Q-REI-1 1791

House & Mill called Trinity Mill with outhouses garden & Orchard	A	R	P
	-	1	31
Close adjoining the Mill House	2	3	38
Pound Close	1	1	39
Rack Close	1	-	28
Mill Ham	1	2	35
Quilletts	-	3	3
New Allotments in the Meadow vizt.	<u>2</u>	<u>-</u>	<u>1</u>
Part of Her own Several)	<u>10</u>	<u>3</u>	<u>5</u>
Part of the Lot Mead			

1792	Inclosure Award	Sarah Lane leaseholder under the Marquess of Bath		GA: D475 acc 1194
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1793-7	Land tax	Proprietor Mrs Sarah Lane Occupier Mr William Smat	Tax £1-11-6	Assessments for 1794-7 just refer to The Mills or Trinity Mill. Christian name William first shown for Smart in 1797.	GA: Q-REI-1 1793-7
1797	Partnership Agreement	Sarah Lane and Edmund Lane, son of Sarah, both edge tool makers of Cirencester		Proprietor Ann Lane in 1798 and 1799	GA: D182-V-27
1798-1803	Land tax	Proprietor Ann Lane Occupier William Smart Joseph Pitt of Cirencester gent (1) Giles Daubeny an infant son of Giles Daubeny of Cirencester gent deceased (2)	Tax £1-11-6	<i>Baker</i> says the consideration was £476 but this is not in the document although there are figures on the cover	GA: Q-REI-1 1798-1803
5/9/1804	Lease and Release in fee	Sarah Lane of Cirencester widow (3)	Consideration £450		GA: D1388-box9384-6
1804-32	Land tax	Proprietor Robert Lane Occupier Himself	Tax £1-11-6	Proprietor Ann Lane in 1798 and 1799	GA: Q-REI-1 1804-32
1823	Death	Sarah Lane		Sarah Lane widow buried at Cirencester 30/3/1823. Her son Robert inherits. An executed Will of Sarah Lane of Cirencester widow dated 5/10/1811 was heavily corrected in 1818 and it seems not proved. Bequests to son Robert of Trinity Mill, Bagendon, miller and son William of Cirencester edge tool maker, daughter Sarah, the wife of William Hapgood. Trustees Richard Sanger of Cirencester	GA:D1388-box9358-L
1839	Death	Robert Lane			

ironmonger, Edmund Young of  
Cirencester butcher (her nephew)  
and son Robert. Daughter gets  
almost all estate

Robert Lane of Trinity Mill buried  
at Bagendon 11/7/1839. Will dated  
29 /8/1839 and probate 21/11/1839.  
His nephew, Edmund, son of  
deceased brother Edmund, inherits.  
Edmund Young of Cirencester,  
butcher, one of the executor

## 1. HILL'S formerly MERCHANT'S or MERCHANTS

This property was originally known as Marchants but later as Hills after the names of the occupiers. The first known lease in 1648 was to Nicholas Marchant on his life and that of his wife, Jane and daughter, Elizabeth. It was granted by Sir John Howe presumably because Bagendon was sequestered at this time.

In 1686 Lord Weymouth granted a new lease to Thomas Hill and Mary Broad who were married two years later. The lease was on their lives to take effect on the death of Nicholas which occurred in 1689. As Elizabeth Marchant was still then a life in being in 1686, the lease appears to have resulted from a sale by Nicholas to Thomas. No other connection between the Marchants and the Hills is known.

In 1710, Thomas Hill was granted an additional lease of Birts Ham (or Barretts Mead) on his life and that of his daughters Elizabeth and Mary. His wife died in 1714 and he remarried in the same year. Two sons, Thomas and Job followed. Job died young and Thomas senior himself died in 1742. His son, Thomas is found in 1746 owing money to both Lord Weymouth and his steward John Eycott. This was probably in respect of Birt's Mead as, in 1742, following the death of Thomas senior, John Parsloe was granted a lease of Hills. From this time until the sale in 1817, both Hill's and Parsloe's were in the Parsloe family

The original lives of the 1742 lease were John Parsloe, his wife's aunt Joyce Alexander, and a friend's son Nathaniel Haynes. On Joyce Alexander's death in 1749, John Handy, son of another friend, was made a life, but only until 1760 when John Parsloe's daughter Mary, later Mary Randall, replaced him.

In his first 1774 Will, John left Hill's to his grand-daughter Mary Randall but in his 1778 Will which was proved in 1785 he gave her £200 instead and left Hill's to his son Thomas. He gave Thomas a life interest in 1781.

Thomas therefore inherited Hill's on his father's death with Mary Randall the only surviving life. In a new 1786 lease Thomas added his own life and that of Mary Randall's son William.

In the 1792 inclosure award, Hill's tenement received 8 acres in the Northfield and 75 acres in the Southfield, and the property now includes a Cottage, Garden and Orchard not found in former leases and described as near Barrett's Brook. New leases reflecting these changes were entered into in 1794.

Hill's lies north of the stream to the left of the road leading up the hill from Perrott's Bridge. The cottage, garden and orchard near Perrett's Brook is isolated from the rest of the property and on the east of the parish. This property does not appear in the parcels for the 1760 lease but is on the schedule of the existing holdings in the enclosure award. It is not clear how it became part of Hill's.

In 1800 the Marquis of Bath sold the manor of Bagendon to Mr. Pitt, the financier, and in 1802 Thomas acquired the freehold of both Hill's and Parsloe's for £901 plus timber valued at £85-4s-1d. There are many lengthy deeds and Thomas in fact agreed to the purchase at the same time as Mr. Pitt's purchase of the Manor, but the death of a trustee delayed completion.

The sad tale of the loss by Thomas Parsloe of almost all his property, including Hill's, is outside the scope of this article but is fully described elsewhere (*Parsloe family*). It was probably caused by the fall in the prices of agricultural products after the end of the Napoleonic wars. Suffice it to say that a series of deeds from 1812 evidenced Thomas's ever increasing debts. At last he agreed to a Trust for Sale and his Bagendon estates were auctioned at the King's Head Inn in Cirencester on 30<sup>th</sup> June 1817. Hills was sold by auction to Edward Haines while Parsloe's was bought by the then Rector of Bagendon, John Lewis Bythesea

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFFECTS/ NOTES</u>	<u>REFERENCE</u>
<b>HILL'S</b>					
5/3/1647/8	Lease	Sir John Howe (1) Nicholas Marchant (2)	Message or tenement and several parcels of land lying dispersedly in the common fields of Bagendon Rent: 10/- with Clause of re-entry if insufficient distress, executed with livery of seisin.	Lease on lives of Nicholas, his wife Jane and daughter Elizabeth. Nicholas baptised 30/4/1652, son of Nicholas, and buried 27/10/1689. Jane buried 2/10/1683; all at Bagendon. Elizabeth Marchant of Bagendon married John Cooper of Whittington at Cirencester on 2/4/1704.	LA: NMR 2119 1684 Survey
15/6/1686	Lease	Lord Weymouth (1) Thomas Hill and Mary Broad (2)	Message or tenement in tenure of Nicholas Marchant and all Barns Stables Outhouses Gardens Orchards Courts Yards backsides and Outletts belonging, Green Close Meadow near adjoining to the messuage, the Langet Meadow, Dry Leaze Pasture, 39½ acres of arable land in the North Field and 58 acres in the South Field Rent 10/-: Value £12: Fine £90	Lease on lives of Thomas Hill and Mary Broad after death of Nicholas Marchant. Nicholas buried at Bagendon 27/10/1689. Thomas Hill married Mary Broad at North Cerney on 16 <sup>th</sup> September 1688. She was the daughter of William Broad, baptised at North Cerney on 4 <sup>th</sup> May 1682. In his Will dated 9 <sup>th</sup> February 1686 (proved on 3 <sup>rd</sup> October 1689) William Broad of Calmsden in North Cerney left a number of legacies to his extensive family including £40 to his daughter Mary. Mary and Thomas Hill had a daughter Mary baptised at Bagendon on 9/9/1691 and a daughter Elizabeth on 11/5/1697. Mary wife of Thomas Hill buried 4/3/1714. Thomas Hill widower married Ann Tunly widow both of Bagendon on 29/9/1714. They baptised a son Thomas on 25/6/1715 and a son Job on 20/1/1719 (buried 16/3/1719). Thomas Hill was buried on 4/4/1742. All at Bagendon.	LA: NMR 2119 1746 Survey



13 & 17/5/1701	Court Baron	Thomas Hill	Juror and elected Sheep teller. Allowed to enclose Arable Land called Clay Piece in North Field of Bagendon of 6½ acres abating 18 sheep pastures every other year in respect thereof. Given stint of 60 sheep		LA: NMR 1983
28/8/1710	Marriage	Mary Hill to Thomas Harding		At Bagendon. Mary is of Bagendon and Thomas is of Duntisbourne Abbots	
14/4/1719	Court Baron	Thomas Harding	Presented for exchange with Berkeley Eycott (who died in 1716) of a haviker (i.e a half acre) of land shooting against Woodmacote field with the sheep commons belonging	Thomas was clearly farming Hill's at the time and also in 1735 when he was fined for not grinding his corn at the Lord's mill	LA: NMR 1949
1727/8	Rental	Thomas Harding	Pays rental of 10/- for Merchants	Thomas Harding married Mary Hill at Duntisbourne Abbot on 28/8/1710	NA C108/208
1731	Death	Mary Harding		Buried at Bagendon 8/8/1731	
29/11 1732	Court Baron	Mary Harding		Presented that deceased since last Court	LA: NMR 1949
7/11/1735	Court Baron	Four Tenants	We present Robert Jordan Thomas Hill Thomas Harding Edith Parsley for not grinding at the Lords Mill not having A reasonable Cause to absent therefrom & amerce them in 5 <sup>s</sup> each Affeered to 2 <sup>s</sup> 6 <sup>d</sup> each.	Also Agreement to allot the Bagendon Common Fields called North and South Fields. Seems not done	LA: NMR 1949
27/10/1736	Court Baron\		We also Lay a pain of 20s upon such of the Tenants of this Mannor as shall grind away from the Lords Mill for the future or at any time hereafter'		LA: NMR 1949
1742	Death	Thomas Hill senior		Buried at Bagendon on 4/4/1742.	

25/9/1742	Lease	Lord Weymouth (1) John Parsloe of Bagendon yeoman (2)	Property as for Thomas Hill and Mary Broad i.e a messuage in Bagendon late in the tenure of Thomas Hill or assigns and Greens Close – meadow ground Langett – meadow ground Dry Leaze – arable or pasture ground 39½ acres of arable land in North Field 55½ acres of arable land in South Field. Fine for 3 lives £161.	The Lease was for the three lives of John Parsloe, Joyce Alexander of Rodbourne Spinster, and Nathaniel Haynes, son of John Haynes of Dunsborne, now (in 1749) or late of Duntisborne yeoman.	LA: !746 Survey
12/4/1749	Death	Joyce Alexander of Rodbourne Joshua Cox on behalf of Thomas Lord Viscount Weymouth (1) and John Parsloe of Bagendon yeoman (2)			Philips, <i>Rodbourne</i> <i>p.117</i>
16/8/1749	Agreement for Lease	Thomas Lord Viscount Weymouth (1) and John Parsloe of Bagendon yeoman (2)	Fine: £24 (£1-12-6 down balance on tender of lease). Rent 10/-: No Herriot	Lives John Parsloe, Nathaniel Haynes and nominee of John Parsloe selected within 2 months	LA: formerly WSA
29/9/1749	Lease	Thomas Lord Viscount Weymouth (1) and John Parsloe of Bagendon yeoman (2)	Property as above Property Messuage in Bagendon late in tenure of Thomas Hill or assigns Greens Close (meadow ground) Langett (meadow ground) Dry Leaze (arable or pasture ground)	Lives John Parsloe, Nathaniel Haynes and John Handy the younger aet 14 approx. son of John Handy of Rodbourne yeoman	LA: formerly WSA
2/6/1760	Lease	Thomas Lord Viscount Weymouth (1) and John Parsloe of Bagendon yeoman (2)	Fine £11 for changing one life. Rent: 10/- SEE separate note for parcels in North and South Fields	Lives John Parsloe, Nathaniel Haynes and Mary Parsloe who is substituted for John Handy a life in being. All three lives in being in 1772	GA: D2190/1/c; LA: NMR 1950; Archer Survey

1772-7	Rental	John Parsloe for Merchants	A messuage or tenement with the appurtenances sometime Merchants afterward Hill's Added words: a close of pasture and other pasture land Land in the fields Rent: 10/- Heriot: none.	Rent paid for these years. Added note: that all lives in being	LA: Archer Survey
20/7/1774		Will of John Parsloe of Badgington, gentleman		Leaves Hill's to granddaughter Mary Randall. It is leasehold and about 2 yardlands.	GA: D2190/1/t
22/7/1778		Will of John Parsloe of Badgington, gentleman		Leaves to Thomas Parsloe leasehold lands in Bagendon known as Parsloe's and Hill's, together 7½ acres. Grand daughter Mary Randall receives £200 in place of Hill's.	GA: D2190/1/u
1780-1816	Land Tax	Proprietor Mr Parsloe Occupier Himself	Tax £2-1-7 includes Parsloe's		GA: Q-REI-1 1780-1816
30/7/1781	Indenture	John Parsloe of Bagendon yeoman (1) Thomas Parsloe of Bagendon, gentleman, son (2)		Demise and grant of life interest in lands including Hill's in consideration of natural love and affection. Also Parsloe's and lands in Rodbourne and Daglingworth	GA: D2190/1/m
1783	Death	John Parsloe of Bagendon		Buried at Bagendon 21/10/1783	
1784	Death	Nathaniel Haines		Buried at Duntisbourne Rouse 13/6/1784.	
1/7/1785		Probate of Will of John Parsloe of Badgington, gentl			GA: D2190/1

29/3/1786	Memorandum	Thomas Parsloe of Bagendon yeoman to Thomas Lord Viscount Weymouth	Proposed Fine £105 for 2 lives: Rent 10/- Heriot 1/- Value is still £12	This is to replace John Parsloe and Nathaniel Haynes.	LA: formerly WSA																																				
Ditto	Indenture of Lease	Thomas Lord Viscount Weymouth (1) Thomas Parsloe of Bagendon yeoman (2)	Property same £105: Rent 10/- Heriot 1/- Value £12.	Fine: Two new lives (in addition to Mary Parsloe now Mary Randall aet c.30) Thomas Parsloe aet c.26 and William Randall son of William Randall of Edgeworth (aet c. 14).	GA: D2190/1/e																																				
1789-91	Rental	Thomas Parsloe for Merchants late John Parsloe	Rent: 10/-	Rent paid for these years.	LA: Archer Survey																																				
				<table border="0"> <tr> <td></td> <td>A</td> <td>R</td> <td>P</td> </tr> <tr> <td>House Barn Yard Garden &amp;c</td> <td>-</td> <td>-</td> <td>30</td> </tr> <tr> <td>Orchard</td> <td>-</td> <td>1</td> <td>2</td> </tr> <tr> <td>Greens Close Dry Leaze and two other Plots thrown together</td> <td>2</td> <td>2</td> <td>12</td> </tr> <tr> <td>Clay Piece</td> <td>5</td> <td>-</td> <td>-</td> </tr> <tr> <td>A Cottage Garden and Orchard near Barrett's Brook</td> <td>-</td> <td>2</td> <td>23</td> </tr> <tr> <td>First Allotment in the North Field in two parts</td> <td>8</td> <td>1</td> <td>21</td> </tr> <tr> <td>Second Allotment in the South Field in 4 Ground</td> <td><u>75</u></td> <td><u>1</u></td> <td><u>2</u></td> </tr> <tr> <td></td> <td><u>92</u></td> <td><u>-</u></td> <td><u>3</u></td> </tr> </table>		A	R	P	House Barn Yard Garden &c	-	-	30	Orchard	-	1	2	Greens Close Dry Leaze and two other Plots thrown together	2	2	12	Clay Piece	5	-	-	A Cottage Garden and Orchard near Barrett's Brook	-	2	23	First Allotment in the North Field in two parts	8	1	21	Second Allotment in the South Field in 4 Ground	<u>75</u>	<u>1</u>	<u>2</u>		<u>92</u>	<u>-</u>	<u>3</u>	
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1792	Inclosure Award	Thomas Parsloe Leaseholder under the Marquess of Bath (Hill's Tenement )	Thomas Parsloe gives up the Lanket of 3 roods and 30 perches. The Cottage garden and orchard appear to be Burrowes Mead <i>aka</i> Birts Mead <i>aka</i> Peachy's <i>q.v.</i> , without the 1792 inclosure allotted to & retained by Lord Bathurst.		GA: D475 acc 1194																																				

31/12/1794	Indenture of Lease	Thomas Lord Viscount Weymouth (1) Thomas Parsloe of Bagendon yeoman (2)	5/- for new lease: Property as in inclosure award but Messuage is half an acre	Lives unchanged. William Randall now aged 22. for	GA: D2190/1/i
24 & 25/3/1800	Lease and Release	Hon. Heneage Earl of Aylesford (1) Thomas Marquess of Bath (2) Joseph Pitt of Cirencester (3) Giles Daubeny of Cirencester (4)		Sale of Manor and Advowson of Bagendon by Thomas or £5963-2-3 to Pitt and on trust for Pitt to Daubeny The first indenture refers to a mortgage for 500 and the second for 1000 years both then vested in Hicks Beach, who by direction of Pitt and nomination of Thomas assigns the unexpired portion of the 5000 and 1000 year demises of Hill's (and Parsloe's) to Alexander on trust for Thomas to attend the inheritance. The indentures have no date for the day or month and are executed only by Beach and Pitt. before and the date of the Indentures)	GA: D2190/1/j &k
1800	Indentures	Michael Hicks Beach of Williamstrip Park, Glos (1) Joseph Pitt of Cirencester, gentleman (2) Thomas Parsloe of Bagendon, gentleman (3) Alexander Parsloe of Broad Somerford, Wilts, gentleman (4)	Hill's (and Parsloe's)	Recital that by Lease and Release (bearing date respectively the date between Pitt (1) Giles Daubeny of Cirencester gentleman (2) and Thomas Parsloe (3) the inheritance in fee simple of Hill's (and Parsloe's) is conveyed to Thomas.	GA: D2190/1/j &k

6/12/1800	Death	Giles Daubeny of Cirencester		Burial of Giles Daubeny, gent, at Cirencester 13/12/1800 In pursuance of report dated 28/11/1801 required by a first order dated 28/11/1801 that Giles aged 6 is heir at law of his father and is an infant and trustee for Pitt within the meaning of the Act of 7 Anne entitled 'An Act to enable Infants who are seized or possessed of Estates in fee or in trust or by way of Mortgage to make conveyances of such estates'.	
18/12/1801	Order	Giles Daubeny eldest son of Giles Daubeny Cirencester deceased	To join in and execute necessary conveyances		GA: D2190/1/1, o & p
9 & 10/4/1802	Lease for a year and Release	Lease: Joseph Pitt of Cirencester, gent and Giles Daubeny of Cirencester, gent (1) Thomas Parsloe of Bagendon, gent, (2) Release: Same but Daubeny a separate party	Conveys Hill's (and Parsloe's) tenement to Thomas. Recites agreement for Thomas to purchase fee simple for £901 plus valuation of timber fixed later at £85-4-1.		GA: D475 acc 1194
30/6/1817	Auction, King's Head, Cirencester	Edward Haines	Purchases Hills		GA D475 acc. 1194

1818	Land Tax	Thos Parsloe (Bythesea) Edward Haines	Tax £2-1-7	This reflects the sale of Hill's and Parsloe's	GA: Q-REI-1 1818
1819-32	Land Tax	Edward Haines	Tax £0-16-7	Thomas Parsloe sold Parsloe's to Bythesea and Hill's to Haines in the previous year so that, having been taxed together since 1780, they were this year and subsequently taxed separately	GA: Q-REI-1 1819

#### 4 BEARES HEY also COATES

This small property of 25 acres is confusing. While the ownership is mostly clear, it appears that it may have been sublet at times. In his 1724 Will, John Parsloe left his wife Elizabeth “all the logs and shroud of all trees and old trees growing or to be growing on my little close in Badgington. [He then left his son Giles his lease of Coates Close with a right of renewal provided Giles paid his brother Charles £2 p.a. It is not clear whether this is the same as the estate called Bearshey also Coates described below.

Willm Hytchman married Katherine Cotes at Bagendon on 23<sup>rd</sup> August 1625. Mary and Katherine, daughters of Wm Coates [or Coate] were baptised at Bagendon on 9<sup>th</sup> March 1650/1 and daughter Katherine was buried on the following 12<sup>th</sup> March. But William Hitchman was then dead, buried at Bagendon on 25<sup>th</sup> December 1650.<sup>i</sup>

It seems clear that the widow Katherine had a brother or nephew William Coates. For in 1644 John Howe Esq. granted William Coates and Mary Tomes a lease on their lives of a tenement or cottage and land called Beares Hey to commence after the widow Katherine’s death. Mary was probably the Mary daughter of John and Mary Toms baptised at Cirencester on 13<sup>th</sup> October 1616.

In 1661 Gyles Dowle (who had apparently acquired the reversion from John Howe) granted a new lease to William Coates, adding the life of his son also William aged about 8. The 1684 Survey records that the widow Katherine and William’s wife, Mary, are dead but that both Williams are alive.

Katherine Hitchman was buried in Cirencester on 2<sup>nd</sup> December 1679. When Mary died is uncertain but she may be the Mary Coates spouse of William buried at Westbury-on-Trym on 4<sup>th</sup> September 1661. William Coates husbandman was buried at Bagendon on 22<sup>nd</sup> November 1692. Whether this was the father or the son is uncertain but inheritance of the tenancy had already passed to the Eycotts, probably by purchase as, so far as is known, they were not related.

On 1<sup>st</sup> November 1692, just before William Coates death, Berkeley Eycott took a lease of the property on his life and that of his son John, commencing on William death. This lease gives a full description of the land attached to the tenement.

In 1717 Berkeley Eycott died and left Bears Hey (which he calls Coates living) to his wife for 7 years (or until her remarriage if earlier) with remainder to his son Thomas.

The Court Baron of 1719 notes the death of Mr. Berkley Eycott and that Thomas Eycott his son in the next taker. The 1728/9 rental records the Widow Eycott paying a rent of £2-6-0. It is clear this was £2-4-0 for Moor House and 2/- for Coates Close. Thomas will have inherited both estates in that year but died in 1730. In 1737, Thomas’s elder brother John, who was the surviving life, was granted a new lease on 21/2/1736/7 adding the lives of his sons, John and Jones, to his own. This lease was for the lands only as the 1746 Survey notes that the house is said to be totally down and the Archer Survey in 1771 refers to it as a tenement and not a messuage or tenement.

John Eycott senior died in 1751 and left both Coates and Moor Farm to his sons Richard and Thomas; but it appears that in fact his son John became tenant. The Archer Survey states that John’s sons John and Jones are still living in 1771 but a later note says ‘lately dead sell in 2 years’. The original survey also states that the property is let with Moore Farm and the rent paid by the owner & now Mrs Bishop. Mrs Bishop must be Ann Bishop formerly Huntingdon, wife of John Bishop of Cirencester woolcomber, who was the surviving life in the Agg estate.<sup>ii</sup>

The property continued to be linked to Moor Farm and while John Eycott is shown paying the rent from 1771-7, from 1781 to 1786, John Bishop, Ann husband, is shown (obviously in right of his wife) as proprietor on Land Tax records while Nathaniel and then Edward Haines are the occupiers. Both properties are treated as one in the 1792 Inclosure Award when the leaseholder was John Small Esq. of Cirencester, the son of Joseph Small, who became leaseholder in 1779 after the death of Richard Eycott. As John Bishop is still shown as proprietor from 1791-3, presumably he had a sublease from Small. Small was dead by the end of 1793 and Ann Bishop died in 1795. By 1797, at latest, the property was acquired by Edward Haines who was named as both proprietor and occupier from 1797 to 1803 when he redeemed the Land Tax.<sup>iii</sup>

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<sup>i</sup> The Bailiff’s list of leases to 1700 (NA:C108/208) gives Richard not William Coates as the tenant of both the 1644 and the 1661 lease (which it dates as 1660). Presumably Richard is an error for William. William’s father may be the Richard Coates buried at Bagendon on 31/8/1624.

<sup>ii</sup> The Archer Survey also has an additional note against the property: ‘supposed to be peachy’s’ and below ‘lately dead and sell in two years 20 Commons Mrs Parsloe, about an acre of Meadow in ?Barris Mead rent by Mr Har[d]jing’. But it is clear that Peachy’s is Burrows Mead.

<sup>iii</sup> The records are confusing as in 1790 Edward Haines is named as proprietor as well as occupier and it is only in the Inclosure Award that Small is named as leaseholder of ‘Moor Farm and Cotes’s Tenement’.



<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
BEARES HEY also COATES					
10/11/1644	Lease	John Howe Esq. (1) William Coates and Mary Tomes of North Cerney spinster (2)	Cottage and meadow called Beares Hey and dispersed lands. Rent: 2/- Lease executed without livery. The Bailiff's list has Richard Coates as tenant and describes the property as Cottage on Ground called Bearshay and parcels of land Value £4-10-0: Rent 2/-: Fine for 3 lives £24	To commence on death of Katherine Hitchman for life of William Coates and then for life of 'said ' William Toms' who is not otherwise named and must be an error for Mary Toms.	LA:1684 Survey; NA:C108/208
17/4/1661	New Lease in Reversion	Gyles Dowle gent (1) William Coates (2)	Same rent and property. "This was taken by Mr. Dowle of John Howe Esq. and afterwards sold by him to William Coates.	To hold to the Executors Admininstrators and Assigns of William Coates after deaths of Katherine Hitchman, William Coates and Mary his wife on life of William Coates son of William and Mary aged about 8. In 1684 Katherine and Mary are dead but William and his son William are alive. The Bailiff's account gives the date as 17 April 1660 but the 1684 Survey as 17 April 13 Car II i.e 1661	LA:1684 Survey; NA:C108/208
1/11/1692	New Lease in Reversion	Lord Weymouth (1) Berkley Eycott of Cirencester goldsmith (2)	Messuage called Bearshay on Ground called Bearshay; In the North field: 3 acres above the Pitts, 2 acres heading the same, 2 acres above Moore Lye, a piece of 4 acres in the same furlong, 1 headland acre shooting on Moore Way. In the South Field: 1 acre in Bryer furlong, 2½ acres in Middle Hill furlong, 1 headlong acre that shooteth the furlong to Long Ditch. 2 acres shooting over Cirencester Way, 1 acre at the six bushes, 1 acre heading Locksland furlong, ½ acre at Trinity Mill, 1 acre in Horston furlong, 1 acre in Humfrys Bottom, & 1 acre in the Mill Hill. Value: £4-10-0. Common for 30 sheep, 2 beasts and 1 horse Fine for adding 2 lives: £24. Rent: 2/- . No Herriot.	To commence after William Coates on lives of Berkley and his son John	LA:1684 Survey; NA:C108/208

22/11/1692	Death	William Coates		William Coates Husbandman was buried at Bagendon on 22/11/1692	
24/10/1700	New Lease	Berkeley Eycott		Fine £8-0-0	NA/108/208
17/5/1701	Court Baron (adjourned)	Mr. Eycot for Coates	Stint of 21 sheep		LA: NMR 1983
				Berkeley Eycott died.12/3/1716 at North Cerney, buried 15/3/1716/7 at Bagendon. Will:7/3/1716/17: Pte:16/5/1717 Leaves Coates to Thomas after 7 years and provides money for purchase of life for son Berkeley to the Moor House but so that if son John has a male heir, he can replace Berkeley with the heir. Clear this happens and John acquires Coates after Thomas dies.	
12/3/1717	Death	Berkely Eycott			
14/4/1719	Court Baron	Thomas Eycott	Thomas, son of Berkeley Eycott next taker of Coates's Tenement		LA: NMR 1949
1727/8	Rental	Widow Eycott	Pays £2-6-0	The rent of the Moore is £2-4-0 but the rent of this property is 2/-. See item 21/2/1737 below.	NA C108/208
1730	Death	Thomas Eycott Senior		Buried at Bagendon 22/4/1730	

21/2/1736/7	Lease	Lord Weymouth (1) John Eycott of Cirencester goldsmith (2)	Lease is of the above lands (the House said to be totally down). Fine for adding two lives £31-10-0: Rent 2/-: Heriot £2 every life	On lives of John Eycott and his sons John and Jones.	LA: 1746 Survey;
1768	Death	Elizabeth Eycott widow of John senior		Elizabeth Eycott widow of John senior buried 31/4/1768 at Bagendon.	
1771	Lease of 21/2/1736/7	John Eycott	A tenement consisting of about 25 acres of land. Rent 2/-: Heriot 2/-. So house not rebuilt.	The Survey (1771) states John and Jones are still living and that the property is let with Moor Farm and the rent paid by the owner & now Mrs Bishop. This does not seem to be an addition to the original Survey.	LA: Archer Survey
1771-77	Rental	John Eycott	John Eycott for Bears Hay pays 2/- each year		LA: Archer Survey
1780-1	Land Tax	Proprietor John Bishop Occupier Mr Nathaniel Haines	Tax £0-1-0		GA: Q-REI-1 1781
1782-89	Land Tax	Proprietor John Bishop Occupier Mr Edward Haines	Tax £0-1-0		GA: Q-REI-1 1782-89
1789-91	Rental	Giles Haines	Giles Haines for Bears Hay pays 2/- in 1790 and 1791 but not in 1789		LA: Archer Survey
1790	Land Tax	Proprietor Edward Haines Occupier himself	Tax £0-1-0		GA: Q-REI-1 1790

1792	Inclosure Award	John Small esquire leaseholder under the Marquess of Bath	Moor Farm and Cotes's Tenement	It is not possible to tell from the list of parcels in the inclosure award which belong to Moor Farm and which to Cotes's tenement because the names of parcels given in earlier leases of Moore Farm differ so much from the names in the inclosure award.	GA: D475 acc 1194
1791-3	Land Tax	Proprietor John Bishop Occupier Mr Edward Haines	Tax £0-1-0		GA: Q-REI-1 1791-3
1792-3	Death	John Small		Burial not found but called late in 1793	
1794-1803	Land Tax	Proprietor Edward Haines Occupier Himself	Tax £0-1-0	1794-6 assessments have only Edward or Mr. Haines so John Bishop may still have been proprietor until 1797 when Haines is named as both proprietor and occupier. There is no land tax assessment of 1/- in 1804 so Haines must have redeemed.	GA: Q-REI-1 1794-1803

## 5 & 11. NEW INN & BEAR INN

In 1669 Sir James Thynne granted Thomas Ravenhill by copy of Court Roll 3½ acres on the Upper Moore on which a mansion house had been lately built, together with other land. This was the Old Bear Inn.

In 1676, Joseph Pitman, innholder of Cirencester was granted a lease by Thomas Thynne of various lands, including 6 acres near Barretts Bridge on which a dwelling house had been lately built, on the lives of his nephews, John, Daniel and Judith Ravenhill, three of the children of Thomas Ravenhill of Bagendon, innholder and his wife Margaret, Joseph Pitman's sister. This became the New Inn but later took the name Bear Inn while the old one was known as the old inn house.

Thomas died in 1690 and in the following year Lord Weymouth granted his widow, Margaret, a lease of Thomas's copyhold of the Old Bear Inn on the lives of Elizabeth and Thomas Ravenhill, two other children of Thomas and Margaret. Then, in 1699, Weymouth renewed the Pitman lease of the New Inn, to commence on the death of Daniel, on the lives of Margaret's daughter Mary and Giles Lawrence of Yanworth yeoman who had married the elder daughter Elizabeth in 1692.

From this point the two estates descended together. Margaret died in 1712 and it seems that another daughter, Ann, acquired both properties as they then descended through her husband Thomas Eycott and their son also Thomas. Ann died in 1722 and Thomas senior in 1730 describing himself in his Will as an Innkeeper of Bagendon. His son Thomas married Frances Milton, daughter of a Cheltenham innkeeper, but died young in 1732.

Thomas Eycott's widow Frances promptly remarried a widower, John Ashmead, who took over the Bear but himself died in 1741. Frances then ran the Bear and obtained a new lease from Lord Weymouth. It was probably when her daughter, Margaret, by John Ashmead, married Thomas Bell in 1760 that Frances left them to run the Bear and herself went to live at the Moor House with Richard Eycott, from the same family as her first husband; known as Mrs Ashmead she produced a bastard child, Richard, in 1767, dying in 1776 at Moor House (*Rees* p. 59)

Meanwhile the Bells ran the Bear. Thomas Bell died in 1778 but Margaret then remarried William Jones and continued at the Bear until her death in 1787. The next tenant was her daughter Fanny doubtless named after her redoubtable grandmother. This Fanny was the leaseholder of the Inclosure Award. She married Charles Day. He was granted a new lease in 1794 which makes clear that the New Inn that became the Bear had been converted into four small dwelling houses and that the old inn house had become the Bear again. After 1800, Day acquired the freehold from Joseph Pitt for £280 but Fanny died in 1805. Charles continued at the Bear until 1811 when he remarried and moved away. The proprietor for most years thereafter was Henry Howell.

The inns are the subject of an article by the author *The Bear Inn at Perrotts Brook, Bagendon*<sup>i</sup> which describes their history more fully.

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<sup>i</sup> *Genealogists Magazine* 2020



11/8/1699	Lease	Lord Weymouth (1) Margaret Ravenhill of Barretts Bridge, Bagendon widow (2)	NEW INN Message or tenement called the New Inn near Barretts Bridge & the garden, orchard etc. and 6 acres of arable on part of which the Inn is built, a parrock of meadow called Bonham Mead, near Barretts Bridge also Cutham Bridge of 3 roods and a foreshare of ½ acre of meadow in Barretts meadow Fine for adding 2 lives £80. Rent £1-2-8. Heriot: BB or £2-13-4 each life added if they die one after the other and upon every surrender, forfeiture or determination of the estate	To commence on death of Daniel, son of Margaret, on lives of Giles Lawrence of Yanworth yeoman and Mary Ravenhill spinster, daughter of Margaret. Giles Lawrence had married another daughter, Elizabeth, in Bagendon on 28/4/1692. In 1746, Daniel and Giles dead.	LA: 1746 Survey
27/5/1703	Marriage	Ann Ravenhill to Thomas Eycott	BEAR INN and NEW INN	At some point Ann must have acquired both the 1691 and the 1699 leases as they descend through her husband and son	
1712	Death	Margaret Ravenhill		Buried at Bagendon 29/5/1712	
29/10/1722	Death	Ann Eycott formerly Ravenhill		Buried at Bagendon 29/10/1722.	
1727/8	Rental	Thomas Eycott	Pays £2-8-8	The rent of the Bear was £1-2-8 and of the New Inn land 3s 4d. In later leases a combined rent of £1-6-0 was levied and the heriots were also combined. In this rental Thomas paid an additional £1-2-8 in respect of Agg's.	NA: C108/208
1730	Death	Thomas Eycott senior		Thomas buried at Bagendon 22/4/1730. In Will dated 12/10/1728 with probate 28/5/1730 is described as of Bagendon innholder. His. Son Thomas inherited (baptised Bagendon 20/9/1703) and married Frances Milton on 4/7/1727 at Northleach).	

1732	Death	Thomas Eycot junior		Buried at Bagendon 16/6/1732. In Letters of Administration of 10/3/1732/3 described as of Barrows Bridge in innholder	
29/11/1732	Court Baron	Mr. Thomas Eycott Senior		Presentment that deceased since the last Court and reference to his widow being next taker erased. No reference to Thomas Eycott Junior.	LA: NMR 1949
20/2/1734	Marriage	Frances Eycott, formerly Milton, widow, of Bagendon to John Ashmead of North Cerney		At Cirencester	
12/5/1740	Offer to add 2 lives		1691 lease: Offered Fine £40 which is 8 years purchase at £5 per annum	Margaret and Thomas dead. Elizabeth alive	LA: 1746 Survey
12/5/1740	Offer to add 2 lives		1699 lease: Offered Fine £120 which is 8 years purchase at £15 per annum	Daniel and Giles dead. (Giles buried Yanworth 4/9/1711). Mary alive	LA: 1746 Survey
1741	Death	John Ashmead		Buried at Daglingworth of Barets Brook 14/5/1741 aet.36	
1746	Letter	Frances Ashmead to Lord Bath	Request to renew lease of house at Berreds Brook for £100	In August 1746 Frances pays £10 towards Fine of £140	LA: NMR 1948 and 1971
29/9/1748	Lease	To Frances Ashmead	Of two messuages or tenements one called the Bear and the other the New Inn, with divers lands Rent £1-6-0: Heriot £2-6-8 or best Beast or Good at Lord's choice.	Francis Ashmead is life	Archer Survey



2/12/1766	Lease	Thomas Bell	Same	Lives are Francis Ashmead, Thomas Bell and wife Margaret: later note that Francis dead and erased note says that Thomas contracted for two lives but the lease was not taken up 14/1/1769.	Archer Survey
1772 – 1777	Rental	Thomas Bell	Same		Archer Survey
1776	Death	Frances Ashmead		Frances Ashmead buried at Bagendon 18/7/1776	
1778	Death	Thomas Bell		Thomas Bell buried at Bagendon 6/9/1778. Will dated 4/6/1772 but not proved until 10/11/1787 left everything to children equally.	
1780-2	Land Tax	Proprietor Mrs Margaret Bell Occupier Herself	Tax £0-19-10	Margaret Bell married William Jones at Bagendon on 31/12/1782	GA: Q-REI-1 1780-2
1783	Land Tax	Proprietor Mrs Margaret Jones Occupier Herself	Tax £0-19-10		GA: Q-REI-1 1783
1784-6	Land Tax	Proprietor William Jones Occupier Himself	Tax £0-19-10		GA: Q-REI-1 1784-6

1787	Death	Margaret Jones		Margaret Jones buried at Bagendon 23/2/1787	
1787	Death	John Bell		John Bell buried at Bagendon 8/8/1787. His Will dated 3/8/ and proved 15/12/1787 left everything, including his share of the estate inherited from his father, to his dear sister Fanny.	
1788	Land Tax	Proprietor Mrs Bell Occupier Herself	Tax £0-19-10		GA: Q-REI-1 1788
26/2/1789	Lease	Lord Weymouth (1) Fanny Bell of Barretts Brook spinster	Same: Recited in 1794 lease	On lives of Fanny Bell and of Thomas Parsloe of Bagendon yeoman	GA: D182-III-12 back
1789-91	Land Tax	Proprietor Fanny Ball ( <i>sic</i> ) Occupier Herself	Tax £0-19-10		GA: Q-REI-1 1789-91
1789 – 1791	Rental	Fanny Bell	Same	Fanny Bell paying rent	Archer Survey

			The Bear Inn	A	R	P
			Barretts Brook outhouses garden and Orchard	-	2	1
			Home Close	1	2	39
			Close adjoining	2	1	7
			Cottages Barn Stable & Yard	-	-	38
			Old Inn House & Garden	-	1	33
			Upper Moor	3	2	20
		Fanny Bell	First Allotment in Barretts Mead	1	1	30
		Leaseholder under	Second Allotment in the Waste (called the Bear Bank)	-	1	14
		the Marquess of	Third Allotment in the South Field	<u>3</u>	<u>2</u>	<u>29</u>
1792	Inclosure Award	Bath		<u>14</u>	<u>1</u>	<u>2</u>

GA: D475 acc 1194

6/9/1792      Marriage      Fanny Bell to Charles Day      married at Bagendon

1793-1805      Land Tax      Proprietor Mr Charles Day  
Occupier Himself      Tax £0-19-10

GA: Q-REI-1 1793-1805

16/10/1794	Lease	Marquess of Bath (1) Charles Day of Barretts Brook, victualler (2)	Messuage or tenement called The Bear Inn near Barretts Bridge, with all outhouses, backsides, orchards and gardens belonging, a close of meadow or pasture ground called the Upper Moor of 3 acres, and the messuage or tenement formerly known as New Inn and now [in 1794] used as four small dwelling houses near Barretts Bridge and outhouses and buildings and the garden and orchard and backsides belonging together with six acres of land 'on part of which the said Messuage or Tenement or Outhouses or part thereof are built, the said six acres being now divided into three several Inclosures', and three allotments, viz: an allotment of waste near the New Inn called the Bear Bank adjoining to the New Inn of 1 rood and 14 perches, allotment of meadow land in Barretts meadow of 1 acre 1 rood and 30 perches, and arable land in the south field of 3 acres 2 roods and 29 perches, all previously in occupation of Margaret Bell. Fine £40 for 1 life: Rent and Heriot unchanged	Adds life of Charles Day to Fanny Day and Thomas Parsloe	GA: D182/III/12.
c.1800	Note	Joseph Pitt	Note of prices for freeholds: Mr. Day is £280		GA: D1388-box9384-6
1805	Death	Fanny Day		Buried at Bagendon 27/9/1805. Charles Day moved to Northleach and appears to have given up the Bear after his marriage to Mary Heath widow at Northleach on 19/12/1811 .	
1807-12	Land Tax	Proprietor Mr Charles Day Occupier Himself	Tax £1-2-7	Tax increased by £0-2-9 being the Birt's Meade or Peachy tax now amalgamated with this holding in 1806 or 1807	GA: Q-REI-1 1807-12
1813-19	Land Tax	Proprietor Mr Thomas Gibbins Occupier Harry Howell	Tax £1-2-7	52	GA: Q-REI-1 1813-19

1820-22	Land Tax	Proprietor Mr Nichols Occupier Harry Howell	Tax £1-2-7		GA: Q-REI-1 1820-22
1823	Land Tax	Proprietor Mr H Howell Occupier Mrs A. Doore	Tax £1-2-7		GA: Q-REI-1 1823
1824-5	Land Tax	Proprietor Mr H Howell Occupier Himself	Tax £1-2-7		GA: Q-REI-1 1824-5
1826-30	Land Tax	Proprietor Henry Howell Occupier Mrs Sarah Doore (or Dore)	Tax £1-2-7	The Property is described as Public House & Land	GA: Q-REI-1 1826-30
1831-32-	Land Tax	Proprietor Henry Howell Occupier Mr Bushnell	Tax £1-2-7		GA: Q-REI-1 1831-2

## 6. AGG'S

In 1666, Richard Eycott leased, and in 1676, renewed a lease of a house and substantial lands that had been in the possession of a widow called Katherine Agg, on the lives of his widowed daughter-in-law Jane, and her deceased husband Thomas's children, Thomas and Ann. Excepted from Agg land in the lease were six acres of land on which an Inn had been lately built which, with Richard Eycott's consent, had been leased earlier to John Pitman. The descent of this property is traced in Section 5 & 11 New Inn & Bear Inn.

Richard Agg baptised a son and three daughters at Bagendon between 1613 and 1633. In 1617 he is named as a yeoman. A Richard Agg married Katerin Cavete at Coln St. Denis, Gloucester on 13<sup>th</sup> June 1611.

Richard Eycott died in 1679. His widowed daughter-in-law Jane died in 1716 and her son Thomas was the next taker and is so named in the 1719 Court Baron. He died in 1730. His son Thomas was residuary legatee and executor of his Will but himself died in 1732. Both are described as innholders. Thomas senior in his Will is of Bagendon and Thomas junior in the letters of administration is of Barretts Bridge. Thomas senior married Ann Ravenhill who had inherited the six acres of land and the Inn on it so that he reunited Agg's with the New Inn and the Bear as appears from the 1727/8 rental showing him paying the rent of all three properties.

After his death, Thomas junior's widow Francis took out letters of administration. Although she retained both Inns, it seems she relinquished Agg's estate. For in 1739 the estate was leased to Ann Huntingdon or Huntington, Widow of the late Thomas Huntington, clerk or Rector of Bagendon, on her life and that of her daughters Ann and Elizabeth. The fine for the three lives was £255.

Thomas Huntington had died in the previous year on 2<sup>nd</sup> January 1738. His wife Ann put up a monument to him in the chancel of the church in Bagendon. Their daughter Ann married John Bishop on 28<sup>th</sup> December 1758 and the daughter Elizabeth married Robert Hancocks of Cirencester on 19<sup>th</sup> December 1759. The widow Ann died in 1763 and Elizabeth Hancock or Hancocks died in 1767.

Within a week of Ann's burial, Thomas Townsend obtained a lease in reversion and his son Robert Baker Townsend became a life. The Townsend connection is otherwise unknown. From 1772 to 1777, 'Ann Huntingdon, now Bishop, is paying the rent apparently with 'Turner' in occupation. Then the Land Tax records show her husband John Bishop as proprietor until Ann's death in 1795, normally with a member of the Haines family in occupation. So in the 1792 Inclosure Award, it is Ann who is named as the leaseholder.

Edward Haines obtained a lease in reversion in 1776 but had to content himself with being occupier until after Ann's death. He was then granted a new lease. He presumably purchased the freehold in 1802 and was shown as both proprietor and occupier in the Land Tax records up to 1803 when he will have redeemed.

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
AGG'S					
12/6/1666	<u>Lease</u>	Richard Eycott	Message, Outhouses with several Parcels of Land Value: £70. Rent: £1-2-8. Heriot: BB or £2-13-4. Fines £240		NA: C108/182
26/7/1676	<u>Lease</u>	Thomas Thynne Esq. (1) Richard Eycott of Bagendon (2)	All that Message or Tenement with several Outhouses to the same belonging with some little Closes of Meadow or pasture to the same belonging with Sixty acres of arrable Land in the West field and fifty Six Acres of arrable Land in the North field and halfe an acre of arrable Land in Duntisborne field then late in the possession of Katherine Agg Deceased Six acres of arrable land lyeing nere Barrods Bridge a dwelling house or Inn thereon lately built and a Parrock at Cuttem Bridge and the ffore share of halfe an Acre of Meadowe lying in Barrodds Meadowe which was then lately granted by the said Thomas Thynne with the consent of the said Richard Eycott to one John Pitman of Cirencester for Nynty Nyne years Determinable on three lives Always excepted and foreprized And the bodyes of all tymber trees excepted. Rent: £1-2-8. Heriot: BB or good or £2-13-4 on deaths of lives dying one after the other as they are therein named	On lives of Jane Eycott widow of Thomas Eycott, and Thomas and Ann their son and daughter. All alive in 1684. There were Aggs in Bagendon and Cirencester in the 17 <sup>th</sup> Century and Richard Agg baptised children at Bagendon in 1613 and 1633: described as yeoman in 1617.	LA: 1684 Survey
26/7/1676	<u>New Lease</u>	Richard Eycott	Fine: £80	This should be for a new life but the 1684 Survey says all three lives in being	NA: C108/182
1679	<u>Death</u>	Richard Eycott		Buried at Bagendon 20/12/1679	

13 & 17/5/1701	Court Baron	Jane Eycott widow of Thomas Eycott	Jane Eycott a companion Thomas Eycott allowed to enclose a piece of arable land called Aggs piece of 111 acres lying near the Moore, abating 20 sheep every other year for the inclosure and leaving a common cart way through it and keeping and maintaining sufficient gates for carts and carriages to pass though. Jane given stint of 90 sheep.		LA: NMR 1983
1716	Death	Widow Jane Eycott		Buried at Bagendon on 11/12/1716	
14/4/1719	Court Baron	Thomas Eycott		Records Thomas Eycott next taker of the farm following death of Widow Eycott	LA: NMR 1949
1727/8	Rental	Thomas Eycott	Pays rent of £2-8-8	This must be £1-2-8 for Agg's, £1-2-8 for New Inn, and 3/4 for the Bear.	NA: C108/208
1730	Death	Thomas Eycott senior		Buried at Bagendon on 22/4/1730. Will:12/10/1728. Probate: 30/10/1730. Son Thomas residuary legatee.	
1732	Death	Thomas Eycott junior		Buried at Bagendon 16/6/1732. Letters of Administration to widowed wife Frances 14/3/1732/3.	
21/8/1739	Lease	Lord Weymouth (1) Ann Huntingdon widow of Thomas Huntingdon late of Bagendon clerk	Of a Messuage or Tenement Kitchin Barn Stable Sheephouse Garden Orchard Curtilage & Close of Pasture adjoining in all 1 Acre & ½, Lady Orchard 3 roods, Hitching Close 4a, Bonham Mead 3 roods & all Arable & other Lands thereto Fine for 3 lives: £255. Rent £1-2-8. Herriot BB or £2-13-4 if they die one after another as named	On lives of Ann Huntingdon and daughters Ann and Elizabeth. William Huntington Rector of Bagendon was buried in Bagendon on 2/1/1737/8. Thomas's sister Ann Eycott is presumably dead.	LA: 1746 Survey & Archer Survey



1758	Marriage	Ann Huntington to John Bishop		By licence dated 19/12/1758 on 28/12/1758 at Bagendon. John is a woolcomber of Cirencester, bachelor aged 25 and Ann a spinster of Bagendon aged 24.	
1759	Marriage	Elizabeth Huntington to Robert Hancocks		By licence dated and on 18/2/1759 at Bagendon. Robert is a baker of Cirencester, aged 19, bachelor, and Elizabeth a spinster of Bagendon, aged over 21. Parish Register entry looks like 8 <sup>th</sup> .	
1763	Death	Ann Huntingdon widow		Buried at Bagendon 18/11/763	
23/11/1763	Lease in Reversion	Thomas Townsend		On life of Robert Baker Townsend. Robert Townsend was baptised at Cirencester on 15/11/1754, son of Mr. Townsend	LA: Archer Survey
1767	Death	Elizabeth Hancock wife of Robert		Buried at Bagendon 18/2/1767	
1772-7	Rental	Ann Huntingdon	£1-2-8 paid yearly with tenant named as " Huntingdon Ann (now Bishop): (Turner)	Turner is the occupier and could be William Turner as there is a deed (GA D1441/box2522/4 regarding lease of a Bagendon estate with parties being Trustees of Powell's charities, William Turner, Ann Bishop and Edward Haines.	LA: Archer Survey
14/6/1776	Lease	Lord Weymouth (1) Edward Haines (2)	On lives of Edward Haines and John Poole son of William Poole late of Painswick deceased [death may be referring to lease of 1795]	This must be a lease in reversion as the Bishops continue as tenants	GA: D182-III-12 m(3)

1780-1	Land Tax	Proprietor John Bishop Occupier Mr Nathaniel Haines	Tax £0-14-11	GA: Q-REI-1 178-1
1782-89	Land Tax	Proprietor John Bishop Occupier Mr Edward Haines	Tax £0-14-11	GA: Q-REI-1 1782-9
1789-91	Rental	John Bishop	£1-2-8 paid yearly by 'John Bishop for a Tenement late Ann Huntingdon	LA: Archer Survey
1790	Land Tax	Proprietor John Bishop Occupier Himself	Tax £0-14-11	GA: Q-REI-1 1790
1791-96	Land Tax	Proprietor John Bishop Occupier Mr Edward Haines	Tax £0-14-11	GA: Q-REI-1 1791-95

			A R P	
			House & Homestead	- 1 6
			Orchard opposite the House	- 1 24
			Home Close	2 - 30
			Close North of the Hook	1 1 7
			The Parson's Hook received in exchange for the Rector	0 3 38
			The Parson's Hitchings received in exchange of Rector	6 2 6
			The Hitchings	1 2 31
			Long Bottom	4 1 2
			The Coombs received in exchange of Giles Haines	- 3 18
			Down's Piece received in exchange of John Small Esq.	9 1 15
			Part of 20 Acre piece Received in exchange of Ditto	14 - 39
			Dry Leaze received in exchange of Giles Haines	- 3 26
			Allotment in the North Field and Downs in four Ground	<u>53 0 0</u>
1792	Inclosure Award	Anna Bishop leaseholder under the Marquess of Bath		<u>96 0 2</u>
				GA: D475 acc 1194
1795	Death	Anne Bishop		Buried at Bagendon 13/5/1795
			Property is as in Inclosure Schedule with additional detail: Tenement has a Kitchen, Barn, Stable, Sheephouse, Garden and Curtilage; the small Orchard is near the Messuage on the opposite side of the Lane; the Close north of the Hook is called Lower Hitchings; the Hitchings is called Upper Hitchings and is a close of pasture or wood; Long Bottom is pasture and arable; it was formerly in tenure of Ann Huntingdon and late of Anna Bishop.	
			Also in place of 90 acres and 1 rood in the Common Field Inclosure Award has given the 6 exchanges in the Schedule and allotment in the north and south fields: Fine for adding third life £80: Rent £1-2-8: Heriot on every life dying as named, the Best Beast or £2-3-4	
4/12/1795	Lease	Marquess of Bath (1) Edward Haines of Daglingworth yeoman (2)		On lives of Edward Haines and John Poole and Thomas Day aged 24 son of Henry Day of Shirborne Gloucs yeoman. Thomas Day was baptised at Bagendon on 6/4/1767 son of Henry and Anna Maria Day. His elder brother Richard was made a life in Bagendon Farm in 1790.
				GA: D182-III-12 m(3)

c.1802	Note	Haines		An undated note in Joseph Pitt's papers shows freehold estates sold and for sale. It includes: 'Haines £400' as for sale which may be for this property.	GA: D1388-box9384-6.
1797-1803	Land Tax	Proprietor Edward Haines Occupier Edward Haines	Tax £0-18-6	In the 1797 assessment the Proprietor is Edward Haines late John Bishop. No Haines in 1804 assessment so must have redeemed.	GA: Q-REI-1 1797-1803
1810	Death	John Bishop		Buried at Bagendon 20/1/1810	

7. BURROWS MEADE *also* BIRT'S MEADE *or* PEACHY'S

This was an estate with no house on it, being a ham or half acre of ground called Burrowes Mead, or Birts Ham adjoining Barretts Mead, with common in Barretts Mead for 20 sheep. It seems Burrowes Mead and Barretts Mead are the same ground one referring to the barrow and the other land by the bridge. The value of the holding probably lay in the right to pasture 20 sheep.

The first lease in 1653 was to the Birt family, from whom it passed to the Hills in 1710 following the death of Henry Birt junior in 1708. The last lease was in 1710 but the property seems to have gone to Thomas Hill's daughters Mary and Elizabeth and their respective husbands Thomas Harding and Joseph Peachy. Josephus Peachy married Elizabeth Hill at Baunton by banns on 1<sup>st</sup> April 1714.

Writing to the Steward, Evan Thomas, in 1776, John Parsloe said he could not at the time 'give so exact a description of the late widow Peachy's living as you would wish'. The Archer Survey lists the 1710 lease and the 1772-7 rental gives Haines as paying the rent of 1/-. There is also a note of John Parsloe paying £1-1-9 in 1776/7 for '20 Sheep Commons (Peachy's)' and Nathaniel Haines paying 19/- in 1775/6 and 1776/7 for Barrows Meadow.<sup>i</sup> It looks as if by this time Parsloe was paying for the 20 sheep common and Haines for the land.

From 1780 until 1791, the Parsloes are shown as occupiers paying the land tax of 2/9 with Mrs Peachey as proprietor in 1780 and Lord Weymouth thereafter. In the 1789-91 rental there is no rent listed but in all three years Thomas Parsloe pays 12/- for sheep commons and Nathaniel Haines pays 19/- for 4 acres in Barrets mead.

The position is further confused by the Inclosure Award in 1792 which includes a cottage, garden and orchard of 1 rood and 23 perches in the Schedule of Hill's tenement which is not in earlier leases and also shows the Marquess retaining an allotment for Berts Ham and Commons in hand. From 1793 to 1797 the Marquess is shown as proprietor in the Land Tax returns with Edward Haines as occupier but from 1798 until 1800 when Charles Day, the landlord of the Bear is occupier. He is also proprietor from 1801 until 1804 after which the tax was amalgamated with that of the Bear.

The most likely explanation seems to be that at some point, perhaps unnoticed, a cottage was built on the land and the occupation of the cottage, the right to sheep pasture and the award of allotments in the Inclosure Award became split and in different hands at different times.

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<sup>i</sup> The Archer Survey also has an additional note against the property BEARES HEY also COATES: 'supposed to be peachy's' and below 'lately dead and sell in two years 20 Commons Mrs Parsloe, about an acre of Meadow in ?Barris Mead rent by Mr Har[d]jing'. It seems clear that this related to Birt's Mead and not Beares Hey.

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
BURROWS MEADE <i>also BIRT'S</i> MEADE <i>or</i> PEACHY'S					
10/10/1653	Lease	Gyles Dowle gent (1) Henry Birt junior and Thomas Birt sons of Henry Birt Senior of Bawnton (2)	Rent 1/- . No herriot. Half acre of Meadow ground called Burrowes Meade and 20 sheep pastures. Estate bought by Mr. Dowle of John Howe esquire and afterwards leased by Dowle to Henry junior and Thomas.	To commence on death of Henry Birt senior of Baunton on lives of Henry junior and Thomas. In 1684 Henry senior is dead but Henry junior and Thomas are alive.	A:1684 Survey
1683	Death	Henry Burt Senior		Henry Burt Senior was buried at Baunton on 3/3/1683	
1700+	Lease of 1653		Value: £1. Rent: 1/-. Heriot: nil. Fine: £6.	Henry Birt presumably alive	NA: C108/182
1708	Death	Henry Burt		Henry Burte Farmer buried 9/12/1708 at Baunton .	
12/4/1710	Lease	Lord Weymouth (1) Thomas Hill of Bagendon yeoman (2)	Ham of ground called Birts Ham adjoining to Barretts Mead ½ an acre with a third part of Comon in Barratts Mead from Lamas Day to Lady Day Yearly and Comon for 20 Sheep in the fields & common places of Bagendon Value: £1—6—8. Rent: 1/-. Fine: £18 for 3 lives	Lease to Thomas Hill, Elizabeth and Mary Hill his daughters for their lives successively. Mary was baptised at Bagendon on 9/9/1691 and Elizabeth on 11/5/1697, daughters of Thomas and Mary Hill. Mary of Bagendon married Thomas Harding of Duntisbourne Abbott at Bagendon on 28/8/1710 and was buried at Bagendon on 8/8/1731. He farmed Hill's Married at Baunton by bans. Both of Bagendon. The Peachys may have come from Chedworth where there were many of them. A Joseph Peachy was buried there on 6/7/1738 and an Elizabeth Peachy on 3/11/1773	GA:D182-III- 12a(4) LA: 1746 Survey

1/4/1715	Marriage	Elizabeth Hill to Joseph Peachy		[Also William Hill married Anne Peachey on 21/7/1689 at North Cerney].	
1727/8	Rental	Pachy's	Rental: 1/-	Pachy's is under Samuel Burge in the list but appears as a separate property.	NA: C108/182
1734	Rental	Joseph Peachey	Coates Close 1/-		LA:NMR 1972
1735	Suitors Roll	Jos Peachy		Has <i>ex</i> (= excused) against name while others have <i>a</i> (= attending).	LA: NMR 1972
1742	Death	Thomas Hill senior		Buried at Bagendon on 4/4/1742. As the lease was to him the next taker ought to be Elizabeth Peachy.	
1772-1777	Rental		Same	Refers to 1710 Lease to Thomas Hill and his daughters Elizabeth and Mary – for Birts Ham of ½ acre – with a third part of Comon in Barrets Mead from Lammas Day to Lady day yearly and Common of 20 sheep. It does not appear in the rental for 1789-91.	LA: Archer Survey
1775/6 & 1776/7	Rental	Nathaniel Haines	19/- paid in 1775/6 and 1776/7 for Barrow's Meadow	Appears this is part of Birt's Mead	LA: Archer Survey

1776

In 1776 John Parsloe wrote to Ewan Thomas, the Steward: - 'I cannot give so exact a description of the late widow Peachy's living as you could wish, but will endeavour to do it before or by the time I have the pleasure of seeing you.'

1776/77 Rental John Parsloe Paid ?£1-1-9 for 1776/7 20 Sheep Commons (Peachy's)

LA: Archer Survey

1780 Land Tax Proprietor Mrs Peachy Occupier Mr Parsloe Tax £0-2-9

Parsloe was clearly renting the Common for 20 sheep but by this time Mrs Peachy was dead; the Land tax record had not been corrected.

GA: Q-REI-1 1780

1781-91 Land Tax Proprietor Lord Weymouth Occupier Mr John Parsloe Tax £0-2-9

GA: Q-REI-1 1781-91

1784 Death Nathaniel Haines bu.13/6/1784 at Duntisbourne Rouse

1789/91 Rental Thomas Parsloe Paid 12/- each year for Sheep Commons

LA: Archer Survey

1789/91 Rental Nathaniel Haines 19/- paid in 1789/91 for 4 acres in Barretts Mead

LA:Archer Survey

1792 Inclosure Award Marquess of Bath in hand Allotments in the South Field for Berts Ham and Commons after deducting thereout £2 5s 3¼d per annum for the value of Timber & Hedges in the Glebe and School Lands received by his Lordship in exchange.

GA: D475 acc 1194



1792	Inclosure Award	Thomas Parsloe leaseholder under the Marquess of Bath	Hill's Tenement includes 'A cottage garden and orchard near Barretts Brook of 2 roods and 23 perches	This cottage is not in previous leases and may be the land of the original Birt's Mead	GA: D475 acc 1194
1793-7	Land Tax	Proprietor Lord Weymouth (Marquess of Bath from 1795) Occupier Mr Edward Haines	Tax £0-2-9	From 1794-6 The Returns just name Lord Weymouth	GA: Q-REI-1 1793- 7
1798-1800	Land Tax	Proprietor Marquess of Bath Occupier Charles Day	Tax £0-2-9	1800 assessment has Lord Weymouth not Marquess of Bath	GA: Q-REI-1 1798- 1800
1801-4	Land Tax	Proprietor Charles Day Occupier Himself	Tax £0-2-9	In 1806 or 1807 this property amalgamated with the Bear Inn and Bear Inn's assessment increased by £0-2- 9.	GA: Q-REI-1 1801- 4

## 8. MOORE HOUSE

Moore House and Farm was the second largest estate at Bagendon after Bagendon Farm and, like it, was part of the lord's demesne (Rees p.67).

The estate in 1644 comprised 153.5 acres. The 1761 lease in the Archer Survey records it as having about 152 acres. But the Survey also records a lease of 25 acres in 1737 and that this property is let with Moor Farm and the rent paid by the owner & now Mrs Bishop. So in the Inclosure Award the total acreage is 196 acres 3 roods and 16 perches and is described as Moore Farm and Cotes Tenement. See 4 BEARES HEY also COATES above for the details of this property.

The Court Roll of Bagendon records the grant of a lease of Moore House to Richard Eycott in 1644. Richard died in 1679 and the 1684 survey records his widow Ann claiming free bench. In 1680 Berkeley was granted a lease on his life and that of his sister Ann, to commence on the death of his mother. Then in 1688 Berkeley was granted a new lease substituting his future wife, Mary Shewell, for his sister Ann who probably married in the following year.<sup>i</sup>

Berkeley's mother Ann died in 1698. So in 1700 Berkeley added his son John as a third life in the Moore after himself and Mary. But the Court Baron for 1701 records a stint of 90 sheep for the widow Jane Eycott, the widow of Berkeley's younger brother Thomas. This was the second largest allocation for any estate and it therefore appears she was living at the Moore at the time.

When Berkeley died in 1716/7, he left money for his youngest son Berkeley to have a life purchased for him but provided that his eldest son John could substitute a male heir if he had one. John duly had a son John later in 1717 and must have purchased the life for him instead of Berkeley.

In 1736, John senior took out a new lease on his own life and that of his sons John and Richard. This does not mention any jointure of his mother Mary but when John senior wrote his Will in 1737, he left his mother £60 per annum secured on Coates and the Moor in full satisfaction of her jointure of the Moor. John gave the estates after the death of his mother to his then under-aged youngest sons Richard and Thomas jointly. So although he was a life, John junior was not left the Moor.<sup>ii</sup> Mary Eycott widow was buried in Cirencester in 1740 and John senior in Bagendon in 1751.

The ownership of both the Moor and Coates's after the death of John senior is uncertain as there are difficulties interpreting the Archer Survey and its rentals and the Land tax records. The lives on the Moor lease were John junior and Richard although Richard and Thomas were named in John senior's Will. In 1757 Elizabeth, John's daughter, leaves her 'estate which I hold by lease with all houses etc.' in Bagendon to her brother Richard in her Will. In turn using the same words, Richard in 1771, in his Will leaves the estate to his brother Jones, again using the same description. It is unclear whether this is the Moor or Coates or both or some other property.

It was Jones Eycott who in 1761 was granted a lease of the Moor on the lives of John and Richard and Francis Cotton Small. The preceding entry in the Archer Survey is of Coates's tenement where it was noted that it was let with the Moor Farm and the rent paid by the owner and now Mrs Bishop. Richard was in residence in the Moor when Mrs Ashmead was living with him and their bastard child Richard was baptised in 1767. Richard (the father) died in 1772 and it was presumably then by agreement with Jones Eycott who inherited that Mrs Bishop started paying the Coates's rent. She was the daughter of William Huntingdon, rector of Bagendon and married to John Bishop, cordwainer of Cirencester. John is named as proprietor of Coates's from 1780-1789.

The Eycott connection with the Moor seems to have ended in 1772 and neither Jones nor John refer to it in their Wills (although John Eycott remained a life in the Moor lease until his death in 1789 and is shown paying Coates's rent in the Archer Survey from 1772-1777).<sup>iii</sup>

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<sup>i</sup> Anne Eycott of Bagendon aged 31 married John Harmer or Harmor of Bisley also aged 31 by licence at Bagendon on 1/10/1689 and John Harmer junior was buried at Cirencester on 28/4/1697. However Anne Eycott of Bagendon married (by a licence now lost) Thomas Howes of North Cerney on 20/4/1694. Ann wife of Thomas Howes was buried at Bagendon on 7/4/1695 and Ann wife of Thomas Howes of Over Dunsbourne was buried at Bagendon on 13/3/1700. It is unclear which Ann was Berkeley's sister.

<sup>ii</sup> In some way John must have acquired Coates from his younger brother Thomas to whom his father left it 7 years after his death in 1716/7.

<sup>iii</sup> Jones left no Will but his brother John took out letters of administration in 1779 claiming to be 'the only next of kin'

The next tenant of the Moor after Jones Eycott was Joseph Small senior of Cirencester, the father of Francis Cotton Small who was a life in the 1761 lease. Joseph Small had a large family including sons John and Joseph Atwell Small baptised at Cirencester on 27<sup>th</sup> August 1746 and 2<sup>nd</sup> February 1747 respectively, and his daughter Francis Cotton Small baptised there on 21<sup>st</sup> November 1753. Joseph Small senior was granted a lease of the Moor on 8<sup>th</sup> June 1772, some time before Richard Eycott's death, and substituted the life of his daughter Jane for Richard's.<sup>i</sup>

In his 1783 Will Joseph Small left the estate 'called the Moss farm' to his son Joseph Attwood Small conditionally on his paying annuities of £40 each to his sisters Francis Cotton Small and Jane Small. Joseph senior died in 1785 but his Will was only proved in 1816. The proprietor of the Moor in Land Tax returns from 1789-1793 is Joseph Small and the rent is paid by Joseph Small from 1789-91. But John Small is the proprietor in 1788, the tenant in the Inclosure Award, and the owner in Deeds of 1791 and 1793<sup>ii</sup>.

In 1791 Articles of Agreement were made by John and the two sisters Francis Cotton and Jane for the sale of Moor House to Thomas Parsloe for £2000. For some reason the sale did not proceed. Later the lease of the Moor, which names the sisters as the lives, was conveyed by John to Trustees with other properties to settle debts. It then passed through a number of proprietors and occupiers including Joseph Pitt who, in 1809, sold the freehold to John Haines, Nathaniel's son, who enlarged the house.

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Finally, this John died in Withington 1789 and in his Will described his estate as in Badgworth which could be an error for Bagendon. Mary Deighton, widow, 'whose chief business is to attend my Person and shall be in my Service at the Time of my Death' is his executor and is given the estate for life with remainder to his cousin John Webb and his heirs, failing which to his cousin James Ballinger, uncle of John Webb. John Webb was a son of Mary and Daniel Webb of Cirencester, woolcomber, and John Webb's grandmother Sarah was John's sister.

<sup>i</sup> This conflicts with Jones inheriting and possibly a date is misstated.

<sup>ii</sup> Joseph Atwell Small was buried in St. Paul's Bristol on 21<sup>st</sup> April 1814 and so may have moved to Bristol earlier and left the Moor to his brother John.

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFFECTS/ NOTES</u>	<u>REFERENCES</u>
MOOORE HOUSE					
23/1644	5/	Sir James Thynne Kt to Richard Eycott	Messuage or Tenement called the Moore House & a barn stable oxhouse sheep house garden and orchard of ½ acre, Pontens Mead 1½ acre, Over Mead 1 acre, Nether Mead 1acre, Middle Mead 1½ acres, Nether Croft 2½ acres, Penters hey 1½ acres, 20 acres of arable in Chappel field, [omitted 30 acres] of arable land in the Lye, 1 acre in Moor Hill, 1 acre in Over Croft, 64 acres in Woodfield by Burcombs Bridge, 3 acres in North field, 3 acres in Little Hook (inclosed), 10 acres in Great Hook, 12 acres in Wall Piece (inclosed), and Commons etc. Rent £2-4-0. Herriot BB etc..	Claim of Free Bench by Anne Eycott widow of Richard Eycott in 1684 Survey. This is all in Latin.	LA:1684 Survey
1679	Death	Richard Eycott		Buried at Bagerndon 20/12/1679	
7/12/1680	Lease	Thomas Thynne Esq. (1) Berkeley Eycott (2)	Value £70: Rent £2-4-0. Herriot BB. Moore House and lands in possession of Anne Eycott widow, mother of Berkeley	To commence on death of Anne Eycott on lives of Berkeley and sister Anne	LA:1684 Survey

25/6/1688	Lease	Lord Weymouth (1) Berkeley Eycott of Cirencester goldsmith (2)	Moore House & a barn stable oxhouse outhouses garden and orchard of ½ acre, Pontens Mead 1½ acre, Over Mead 1 acre, Nether Mead 2 acres, Middle Mead 1½ acres, Nether Croft 2½ acres, Painters hey 1½ acres, 20 acres of arable in Chappel field, 30 acres in the Lye, 1 acre in Moor Hill, 1 acre in Over Croft, 64 acres in Woodfield by Burcombs Bridge, 3 acres in North field, 3 acres in Little Hook (inclosed), 10 acres in Great Hook, 12 acres in Wall Piece (inclosed), and Commons etc. Value: £70. Fine for changing life £20.	To commence on death of Anne Eycott widow on lives of Berkeley and Mary Shewell daughter of John Shewell	LA:1746 Survey
13/9/1688	Marriage	Mary Shewell to Berkeley Eycott at Cirencester			
1/10/1689	Marriage	John Harmer of Bisley to Ann Eycot of B. at B.		This is probably Berkeley's sister but Ann may have remarried Thomas Howes of North Cerney on 23/4/1694.	
1698	Death	Ann Eycott widow		Buried at Bagendon on 20/6/1698	
24/10/1700	New Lease	Lord Weymouth (1) Berkeley Eycott (2)	Fine for a third life: £100	In reversion after Berkeley and Mary his wife to their son John	LA: 1746 Survey

12/3/1716/7	Death	Berkeley Eycott	Widow Mary has jointure.	Death at North Cerney. Buried 15/3/1716 at Bagendon. Will dated 7/3/1716/7; probate 16/5/1717.	
14/4/1719	Court Baron	Mary Eycott, widow of Berkeley	,	Next taker of Moore Farm on death of Berkely	LA: NMR 1949
1727/8	Rental	Widow Eycott	Pays £2-6-0	The rent of the Moore is £2-4-0 but the rent of Coates (25 acres) with it is 2/-. See item 21/2/1736/7 below.	NA: C108/208
21/2/1736/7	New Lease	Lord Weymouth (1) John Eycott (2)	Fine £240 for new lease with 3 lives: Herriot BB or £3	On lives of John Eycott and sons John and Richard	LA: 1746 Survey
1740	Death	Mary Eycott widow		Buried at Cirencester 13/10/1740. Berkeley's Will required his son John to pay his brother Joseph £50, his sister Mary £100 and his brother Berkeley £150 on taking over the Moore.	
1751	Death	John Eycott senior		Will dated 11/5/1737 and proved 19/10/1751. Gives annuity of £60 p.a. to mother in satisfaction of her jointure of the Moor. John's sons Richard and Thomas inherit the Moore and Coates jointly. But it seems in practice these estates went to brother John and sister Elizabeth. John certainly acquired Coates.	

1757	Death	Elizabeth Eycott		Buried 11/2/1757 at Bagendon. Both Richard and Thomas receive legacies in their sister Elizabeth's Will dated 4/1/1757. But she leaves leasehold estate in Bagendon to Richard. Seems likely this was the Moor.	
31/3/1761	Lease	Jones Eycott	A Tenement called the Moor Farm with about 152 acres of land. Rent £2-4-0. Heriot: BB or Good or £3 at Lord's option	On lives of John Eycott and his brother Richard and Frances Cotton Small. So effect of lease was to add Francis Cotton as life. Richard was subsequently marked as dead. Another note gives an apparent value per annum of about £100.	Archer Survey
1770's	Residence	Richard Eycott		Richard living at the Moore with Mrs Francis Ashmead	Rees p.59.
8/6/1772	Lease	Lord Weymouth (1) Joseph Small (2)		Lease is dated before Richard Eycott's death on lives of John Eycott, Francis Cotton Small and Jane Small sisters. This lease (recited in the 1791-3 assignment) substituted the life of Jane Small for that of Richard Eycott.	
1772	Death	Richard Eycott		Buried at Bagendon 24/11/1771. Will dated 16/11/1771. Probate 17/9/1772. Leaves leasehold estate in Bagendon which he inherited from sister Elizabeth to brother Jones. Seems this must be the Moor	
1772-1777		Joseph Small late Eycott	Same Paid rent of £2-4-0		Archer Survey

1779	Death	Jones Eycott		Letters of Administration dated 20/5/1779 to John Eycott the brother of Jones. John stated he was his only next of kin.	
1780	Land Tax	Proprietor Mr Joseph Small Occupier Mr Henry Day	Tax £2-7-5	Henry Day will be the father of Richard Day who was aged 22 when made a life in Bagendon Farm in 1790.	GA: Q-REI-1 1780
1781-6	Land Tax	Proprietor Mr Joseph Small Occupier Mr John Olive [or Olif]	Tax £2-7-5		
1785	Death	Joseph Small the elder of Cirencester	my Estate called the Moss Farm in Bagington which I hold by lease under Lord Weymouth	Buried in Cirencester 21/4/1785 but Will dated 30/7/1783 not proved until 16/11/1816. Leaves the estate to son Joseph Atwell Small conditionally on his paying his sisters, Frances Cotton Small and Jane Small, £40 p.a. each from the income.	
1788	Land Tax	Proprietor Mr John Small Occupier Mr John Olive [or Olif or Olliff]	Tax £2-7-5	Possibly John Small is an error for Joseph.	
1789	Death	John Eycott of Withington gent Proprietor Mr Small		Died 7 and buried 8/6/1789 at Withington. Will dated 28/8/1780 proved 31/7/1789. Estates in Badgworth (?error for Bagendon) to Mary Dighton for life then absolutely to John Webb, grandson of his sister Sarah.	
1789	Land Tax	Occupier Mr John Olive [or Olif]	Tax £2-7-5		GA: Q-REI-1 1789



1789-1791	Rental	Joseph Small Esq. for the Moor Farm 3 years	Pays rent of £2-4-0		Archer Survey
1790-9	Land Tax	Proprietor Mr Joseph Small Occupier Mr John Olive [or Olif]	Tax £2-7-5	1794-6 assessments just refer to Moore Farm	GA: Q-REI-1 1790-96
11/10/1791	Attested Copy dated January 1793 of Release and Assignment in Trust for Sir John Guise	John Small late of Cirencester (1) Sir John Guise of Highnam Court, baronet (2) Charles Tirrell Morgan Esq., of Fairford (3)	Assignment to Morgan in trust for Guise in consideration of release of Small debt of £1400 of various properties including the of Residue of 99 years of Lease granted by Thomas Lord Viscount Weymouth on lives of Francis Cotton Small and Jane Small sisters of Moorhouse in Bagendon. The property is in the occupation of Mr Day as tenant and was formerly the property of Jones Eycott Consideration £1400 and 5/-	On lives of Francis Cotton Small and June Small sisters the two surviving lives following death of John Eycott.	GA 2957/79/8

	A	R	P
(Moor Farm & Cotes's Tenement)			
House Barn Stables & <i>othe</i> <sup>f</sup> outbuildings Yards & Garden	1	1	31
Orchard	-	1	28
Well Ground	7	-	36
Panton's Hill	3	1	-
Wall Piece & Garden	10	2	27
Chapel Field	15	1	-
Great Wood Piece	10	3	16
Little Wood Piece	5	-	35
The Strip by Moor Wood	0	3	25
The Parsons Grove received in exchange of the Rector	8	1	8
Burcomb Field	31	2	35
Halfpenny Hill	31	1	28
Great Hook	14	2	37
Little Hook	3	-	11
Long Meadow	13	1	23
Ponton's Mead	4	-	32
Part of Egg's Piece	2.1.24)		
Remainder of <i>Ditt</i> <sup>o</sup> received in exchange of			
Anna Bishop	8.3.33)	11	1 17
Part of 20 acre Piece		4	0 19
Upper Leigh		14	2 32
Lower Leigh		<u>13</u>	<u>2 16</u>

196 3 16

John Small esquire  
leaseholder under the  
Inclosure Award Marquess of Bath

GA: D475 acc  
1194

1792-3	Death	John Small		Burial not found but called late in 1793	
Jan 1793	Copy of Assignment in Trust dated 11/10/1791 above	John Small late of Cirencester (1) Sir John Guise of Highnam Court, baronet (2) Charles Tirrell Morgan Esq., of Fairford (3)	Assignment to Morgan in trust for Guise in consideration of release of Small debt of £1400 of various properties including the of Residue of 99 years of Lease granted by Thomas Lord Viscount Weymouth on lives of Francis Cotton Small and June Small sisters of Moorhouse in Bagendon. The property is in the occupation of Mr Day as tenant and was formerly the property of Jones Eycott. Consideration £1400 and 5/-	On lives of Francis Cotton Small and June Small sisters the two surviving lives following death of John Eycott.	GA 2957/79/8
1797-1801	Land Tax	Proprietor Richard Selfe Occupier Himself	Tax £2-7-5	The 1797 assessment has More Farm as proprietor and Richard Selfe Esquire as occupier.	GA: Q-REI-1 1797-1801
c.1800	Note	Joseph Pitt	Note of prices for freeholds: Mr. Haines (more) is £420	More presumably stands for Moore House. But Haines does not appear to be the owner until 1809.	GA: D1388/box9384 -6
c.1800	Purchase	John Haines	Purchaser of Moorwood	'About 1800' John Haines, son of Nathaniel and Ann, purchases Moor House (now called Moorwood) and enlarged it.	Rees p.101

1802	Land Tax	Proprietor Joseph Pitt Esquire Occupier Himself	Tax £2-7-5		GA: Q-REI-1 1802
1803	Land Tax	Proprietor Joseph Pitt Esquire Occupier Thomas Stronge	Tax £2-7-5		GA: Q-REI-1 1803
1804-5	Land Tax	Proprietor John Elwes Esquire Occupier Thomas Stronge	Tax £2-7-5		GA: Q-REI-1 1804-5
1807-8	Land Tax	Proprietor John Elwes Esquire Occupier Jesper Hewer	Tax £2-7-5		GA: Q-REI-1 1807-8
1809	Land Tax	Proprietor John Haines Occupier Jesper Hewer	Tax £2-7-5		GA: Q-REI-1 1809
1810-17	Land Tax	Proprietor John Haines Occupier Himself	Tax £2-7-5		GA: Q-REI-1 1810-17
16/11/1816	Will	Joseph Small the elder		Probate of Will dated 30/7/1783. Calls Property Moss Farm in Badington	N.A.:PROB 1586/107
1818-28	Land Tax	Proprietor John Haines Occupier Himself	Tax £3-3-8 which includes £0-16-3 for Moor Wood no longer taxed separately		GA: Q-REI-1 1818-28
1829	Death	John Haines		Buried 26/1/1829 at Duntisbourne Rouse 'of Bagendon' dsp. Succeeded by brother Edward	Rees p.101.
1829-32	Land Tax	Proprietor Mrs Haines Occupier William Hinton	Tax £3-3-8		GA: Q-REI-1 1829-32
1863	Death	Edward Haines		Buried 16/9/1863 at Daglingworth. Left Moorwood to his only son John Poole Haines J.P., of Duntisbourne House.	Rees p.101.

9. PARSLOE'S

The first known tenant of this property was James Biddle yeoman of Bagendon; the estate is referred to as 'late Bedles' in a 1675 Rental and Survey.

In 1655, for a rental of £1-13-4, Sir James Thynne demised 2 acres of inclosed meadow or pasture ground called Whorshey to Gyles Dowle along with other lands then lately held by copy of Court Roll by James Biddle. The other lands included the remainder of Parsloe's.

In the following year Dowle assigned Whorshey to George Brown (named in 1684 the 'late father' of John Brown) reserving a rent of 1/-. Between 1656 and 1661, Dowle then assigned the remainder of Parsloe's to Thomas Gegg reserving the whole rent of £1-13-4 and a heriot. In 1661 Sir James Thynne Kt. purchased the leasehold of Parsloes and other properties from Sir John Howe, and James Dowle and his wife Elizabeth. Presumably Dowle's lease to Gegg expired or was cancelled as, in 1665, Sir James granted a lease of Parsloe's without Whorshey to Thomas Gegg on his life and that of his wife Rebecca and his son also Thomas. The fine was £45. Gegg was in occupation in 1675 but in 1688 must have sold the lease to John Parsloe yeoman of Bagendon; no other connection between the families is known.<sup>i</sup>

In 1688 John Parsloe surrendered the old lease and, for a fine of £40 for three lives, a new lease was granted to John Parsloe and Elizabeth Blackwell daughter of Giles Blackwell of Chedworth baker. This lease was clearly in contemplation of their marriage later that year. In addition to John and Elizabeth, William Chaunler, son of William Chaunler of Lower Duntisbourne yeoman was a third life and could be replaced free for two years and for £20 after 4 years.<sup>ii</sup> In the event their son Giles Parsloe was born in the following year and replaced Chaunler in the 1692 lease.

On John and Giles death in 1728, Giles widow Edith inherited. In 1736 came a new lease with Edith and her son John replacing John and Giles as lives for a fine of £270. It included an additional 4 acres of arable in the South Field, presumably from the inclosures agreed after the 1735 Court Baron, and Coate's Close which had been left to Elizabeth by her husband, John, for her widowhood. In 1749, some years after the death in 1742 of her mother-in-law, Elizabeth Parsloe, Edith was granted a new lease of Parsloe's on her life, that of her son John and a third life to be nominated for a fine of £50. John's first son Alexander was chosen. The lease still included Whorshey but John agreed to assign it to William Brown.

Following his mother, Edith's death in 1758, John in 1760 took out a new lease with his daughter Ann replacing Edith as a life. Ann died in 1771 and John's first Will in 1774 left Parsloe's and other property to his daughter Margaret but it was not until 1776 that John replaced Ann as a life with his younger son Thomas. He had to pay £60 for his life rather than the previous £50 as appears from part of John's letter to Ewan Thomas, Bath's Steward:

Sir

I was in hopes you would have fixed a rather lower price for my son Thomas's life in my Estate. As you say you will not abate any thing of Sixty Pounds, will agree to give it, so if you will please to order a new Lease to be made, & let me know the time it will be ready, I will take care to have the money by me.

Margaret married Daniel Spackman, a Malmesbury cooper in 1778 and later in the year John made another Will leaving Parsloe's and Hill's to Thomas and leaving Margaret various lands in Rodbourne in recompense. John followed this up in 1781 by giving Thomas a life interest in Parsloe's and other estates.

John died in October 1783 but probate of the second Will was not obtained until 1785. In 1786 Thomas was granted a new lease with his brother, Alexander's seven year old son, John, replacing his father as a life for a further £60.

Parsloe's farm was just a little way beyond the Church on the other side of the road south of Perrotts Brook. In the 1792 inclosure award, Parsloe's tenement received almost 6 acres in the North field and just over 63 in the South Field. There were also a number of exchanges of land.

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<sup>i</sup> C108/182 appears to say the property was surrendered for £10.

<sup>ii</sup> William and Elizabeth Chandler had a son Thomas born on 22nd May and baptised at Duntisbourne Rouse on 27th May 1673, and a son William baptised there on 2nd July 1676. Elizabeth Chandler was buried at Cirencester on 23rd October 1678. So William junior was aged about 12 when made a life in John Parsloe's lease. See BAGENDON FARM HOUSE above for the Chandler's cottage on the farm land.

In 1800 the Marquess of Bath sold the manor of Bagendon to Mr. Pitt, the financier, and in 1802 Thomas acquired the freehold of both Parsloe's and Hill's for £901 plus timber valued at £85-4s-1d. There are many lengthy deeds and Thomas in fact agreed to the purchase at the same time as Mr. Pitt's purchase of the Manor, but the death of a trustee delayed completion. It was also at this time that Thomas agreed to buy Moor House but the sale was not completed.

The sad tale of the loss by Thomas Parsloe of almost all his property, including Parsloe's, is outside the scope of this article.<sup>i</sup> It was probably caused by the fall in the prices of agricultural products after the end of the Napoleonic wars. Suffice it to say that a series of deeds from 1812 evidenced Thomas's ever increasing debts. At last, he agreed to a Trust for Sale and his Bagendon estates were auctioned at the King's Head Inn in Cirencester on 30<sup>th</sup> June 1817. Parsloe's was bought by the then Rector of Bagendon, John Lewis Bythesea, for £2,950 plus timber subsequently valued at £402. A dispute followed about the lands to be conveyed which was settled by reducing the consideration by £50 so that the total paid was £3,302. It appears from the Land Tax records that Hills was sold to Edward Haines.

In November 1848 Parsloe's was sold following Bythesea's death<sup>ii</sup> to William Croome of North Cerney. He was succeeded in title by his brother James Capel Croome. Captain Henderson acquired the estate from the Croomes in 1954.

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<sup>i</sup> Fully described in the updated digital edition of *The Parsloe Family*. See <https://www.parsloe.info>.

<sup>ii</sup> He was buried at Bagendon on 29/4/1845

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
PARSLOE'S					
Before 1655	Court Roll	James Biddle of Bagendon	Held for 99 years by copy of Court Roll various lands among which 'Parsloe's', which included Whoreshey of about 2 acres	James Biddle son of James Biddle yeoman was baptised on 8/12/1623. And in one year, Elizabeth wife of James Biddle yeoman was buried on 26/7/1638, James Biddle married Ann Tilly on 18/12/1638 and oddly Ann Tilly daughter of John Tilly clerke was baptised 24/10/1638. All at Bagendon	LA: 1684 Survey
30/3/1655	Demise	Sir James Thynne Kt. to Gyles Dowle	Messuage and lands including Whorshey	On lives of Giles Dowle and that of his daughters Elizabeth and Susanna. In 1684 Giles and Elizabeth are alive but Susanna is dead.	LA: 1684 Survey
15/12/1656	Assignment	Gyles Dowle to George Brown father of John	Whoreshey at rent of 1/=		LA: 1684 Survey
Between 1656 and 1661	Assignment	Gyles Dowle to Thos Gegg	Parsloe's without Whoreshey: Rent £1-13-4		LA: 1684 Survey
1661	Purchase of Leaseholds	Sir James Thynne Kt. (1) Sir John Howe and Giles Dowle and his wife Elizabeth (2)	Purchase of Leasehold tenements 'then fully estated' from Howe and the Dowles including Parsloes for £146-5-0		LA: Book 83
18/10/1665	Indenture of Lease	Sir Thomas Thynne Kt. (1) Thomas Gegg of Syddington yeoman(2)	Fine £45 Heriot best beast or £4 at Lord's option Whorshey not included and explanation of its exclusion given.	Rent £1-13-4 On lives of Thomas Gegg of Syddington, Rebecca Gegg his wife and Thomas Gegg Junior, their son. Presumably Dowle lease surrendered.	LA: NMR 10651 NA: C108/182

7/3/1675	Manor Rental and Survey	Tho Gegg (Jn Parsley written on top)	£1-13-4 for late Bedles: Value £25			LA: Book 83
25/3/1688	Contract	John Parsley of Bagendon yeoman	£40		£40 to grant 99 year lease on lives of John and Elizabeth Parsloe and William Chandler junior	LA: Book of Contracts NA: C108/182
26/7/1688	Indenture of Lease	Lord Viscount Weymouth (1) John Parsley and Elizabeth Blackwell (2)	Value: £25 Rent: £1-13-4	Fine for change of 3 lives: £40 Heriot: £4 or BB	In consideration of the Surrender of Lease granted by Sir Thomas Thynne Kt to Thomas Gegg of Siddington for 99 years on lives of Thomas, his wife Rebecca and son Thomas, all lives in being, a new lease granted to John Parsloe, Elizabeth Blackwell, daughter of Giles Blackwell of Chedworth, baker, on their lives and life of and William Chaunler junior son of William Chaunler .of Lower Duntisbourne yeoman. William can be replaced free within two years.	LA: Library
27/7/1688	Memorandum to this lease	Ditto			May exchange William Chaunler's life free for 2 years and after 4 years for £20. Meadow or pasture ground called Whorseley of 3 acres inserted in lease by mistake and John Parsloe and Elizabeth Blackwell lay no claim to it as for many years it has been separated from their tenement and included in that of John Brown.	LA: Library
1690	Receipt	John Parsly and Thomas Allen	£20		Received of John Parsly Twenty Pounds in part of the Fyne by me Tho Allen. The other £20 was paid to mr. Tayelor. See Berkeley Eycott account Old Survey fol 107 Fine for change of 3 lives: £40. Rent: £1-13-4. Herriot or BB: £4.	LA:: Book of Contracts



30/9/1692	Indenture of Lease	Lord Viscount Weymouth (1) John Parsley and Elizabeth his now wife (2)	<p>Messuage or tenement in Bagendon and meadow or pasture grounds of Wheat Close, 6 acres adjoining tenement; Combes, 5 acres; Long Mead, 4 acres; Austerwell, 5 acres; White Heyes, 7 acres; Whorshey, 3 acres; inclosed ground Hitchins, 12 acres; arable land dispersed in the South Field, 27 acres and in the North Field 26 acres; Common or Common of pasture belonging or appertaining to the tenement: total 95 acres or 42 without land in North and South Fields.</p> <p><u>Covenants</u>: to attend Stewards Court etc., to repair premises; to plant yearly 3 fruit trees (apple or pear) and 3 trees likely to make timber (oak ash or elm); to permit enclosure of Common Fields.</p> <p><u>Forfeiture</u>: voluntary or wilful waste not put right; being retained in service to any person or persons under the King or Queen without permission; letting to any person for more than 5 years other than to the parties named or their children at death</p>	Lease for 95 years on lives of John Parsloe, Elizabeth Parsloe and Giles Parsloe if they so long live.	LA: Library
13 & 17/5/1701	Court Baron	John Parsley	<p>John is a Juror and elected a Sheep teller. Allowed to enclose 3 acres in the South field near the Town's end, abating 9 sheep pastures every other year in respect thereof and leaving a Common harvest way and a rick way and keeping and maintaining sufficient gates for Carts Carriages and Ricks to pass through it. Granted stint of 50 sheep.</p>		LA: NMR 1983
1728	Death	John Parsloe		<p>Will dated 20/1/1724. Probate 6/3/1729 indicates he died after his son Giles. As John Parsloe 'of North Cerney' he leaves wife use of trees in little close called Coate's Close if lease lasts for her life. The Close then goes to his son Giles if he pays his son Charles £2 per annum and otherwise it goes to son Charles.</p> <p>John was baptised at Baunton on 24/8/1646 son of Christopher Parsloe. He married Elizabeth Blackwell at Rendcombe on 11/10/1688.</p>	GA: D2190/23
12/5/1729	Court Baron		<p>Giles Parsloe exchange of 1½ acres in North Field and ½ acre in South Field with Tho. Harding for 1½ acres in Middlehill Furlong.</p>	<p>Gieles Parslo dec'd since last court. Widow Edith Parslo the next taker. John Parslo dec'd since last court. Widow Edith Parslo the next taker. Giles was baptised at Bagendon on 8/9/1689, married Edith Alexander on 30/5/1720 at Malmesbury Abbey and died on 15/9/1728.</p>	LA: NMR 1949

7/11/1735	Court Baron	Four Tenants	We present Robert Jordan Thomas Hill Thomas Harding Edith Parsley for not grinding at the Lords Mill not having A reasonable Cause to absent therefrom & amerce them in 5 <sup>s</sup> each Affeered to 2 <sup>s</sup> 6 <sup>d</sup> each. We also Lay a pain of 20s upon such of the Tenants of this Mannor as shall grind away from the Lords Mill for the future or at any time hereafter.'	Agreement to allot the Bagendon Common Fields called North and South Fields.	LA: NMR 1949
2/10/1736	Agreement for Lease	Gilbert Mainwaring on behalf of Lord Weymouth and David Alexander of Rhodborn yeoman on behalf of Edith Parsley of Bagendon widow	Land as in 1692 lease plus Coates Close. 4 acres of arable in South Field, Common for 10 sheep (as formerly held and enjoyed by John Parsley, now by Edith Parsley) Fine for adding 2 lives: £270 (£13 on agreement and £263 on lease). Rent: £1-13-14. Heriot: £5	On lives of Elizabeth Parsloe, Edith Parsloe and John Parsloe. 1735 Court Baron agreed to inclosures so the 4 acres may be one of them. No reference to Whorshey or 1729 Court Baron land exchange. John Alexander left £20 for grandson John in 1726 Will (probate 1727) to be used if possible to purchase life for John in estate now in possession of Giles Parsloe.	LA: Library
2//10/1736		Thomas Lord Weymouth (1) Edith Parsley of Bagendon widow (2)		Lease not found but recited in 1737 Licence to assign and 1749 lease. Surrender of earlier lease dated endorsed on lease	LA: Library
13/10/1737	License to assign	Thomas Lord Weymouth to Edith Parsley of Bagendon widow		Edith can assign to anyone during her lifetime	GA: D2190/1/a
1742	Death	Elizabeth Parsloe widow		Buried at North Cerney 16/2/1742.	
1746	Survey of Bagendon		Property as above. Fine for 2 lives: £270. Value: £25. Rent: £1-13-4. Heriot: £5.	On lives as above	LA: Library

16/8/1749	Agreement for Lease	Joshua Cox on behalf of Lord Viscount Weymouth (1) John Parsloe of Bagendon yeoman (2)	Estate as above with Cotes's Close and 4 acres of arable in South Field Fine: £50, £1-10-6 deposit and £48-9-6 on grant of lease. Rent: £1-13- 4. Heriot: £5.	On lives of Edith Parsloe and John Parsloe and a third life to be nominated in 2 months. 'with power to Exchange without fine for three years' noted in MS. John's son Alexander Parsloe aged 2 is selected. Lands appear unchanged and includes 'Whoreshay' but there is a note that John will assign it to William Brown on a valuable consideration.	LA: Library
29/9/1749	Indenture of Lease	Thomas Lord Viscount Weymouth (1) Edith Parsloe of Bagendon widow (2)	As in agreement		LA: Library
5/3/1758	Death	Edith Parsloe		Baptised at Malmesbury on 16/11/1693	M.I. at Bagendon
2/6/1760	Indenture of Lease	Thomas Lord Viscount Weymouth (1) John Parsloe of Bagendon yeoman (2)	Fine: £50 Heriot: £5	Rent: £1-13-4 On lives of John Parsloe, his son Alexander Parsloe aet. c. 11, and his daughter Ann Parsloe aet. C.. 6. Ann replaces Edith now deceased. Cancels 1749 lease.	GA: D2190/1/c
1772-77	Survey & Rental	John Parsloe for Edith Parsloe	A messuage or tenement with other appurtenances late Edith Parsloe's Rent £1-13-4 paid for these years. Heriot: £5 every life John Parsloe for Edith Parsloe pays rent each year	Lives: John, Alexander his son 17: Ann his daughter [Erased]: 6. Added note: Thomas put in since Ann dead a court	Archer Survey
20/7/1774	Will of John Parsloe of Badgington, gentleman			Leaves Parsloe's to daughter Margaret. It is leasehold and about 5 yardlands.	GA: D2190/1/t

27/62/1776	Part of Letter	John Parsloe to Thomas Ready Steward			Sir I was in hopes you would have fixed a rather lower price for my son Thomas's life in my Estate. As you say you will not abate any thing of Sixty Pounds, will agree to give it, so if you will please to order a new Lease to be made, & let me know the time it will be ready, I will take care to have the money by me. The Fine in 1749 and 1760 was £50	LA: NMR 1947
27/6/1776	Indenture of Lease	Thomas Lord Viscount Weymouth (1) John Parsloe of Bagendon yeoman (2)	Same Property Heriot: £5.	Fine: £60. Rent: £1-13-4	On lives of John Parsloe. Alexander Parsloe son aet c.27 and Thomas Parsloe, another son. Replaces Ann buried 9/10/1771. Alexander baptised at Bagendon 16/9/1747. Cancels 1760 lease	GA: D2190/1/d
22/7/1778	Will of John Parsloe of Badgington, gentleman				Leaves to Thomas Parsloe leasehold lands in Bagendon known as Parsloe's and Hill's, together 7½ yardlands.	GA: D2190/1/u
1780-3	Land Tax	Proprietor Mr John Parsloe Occupier Himself	Tax £2-1-7 which includes £0-16-7 for Hill's			GA: Q-REI-1 1780-1783
30/7/1781	Indenture	John Parsloe of Bagendon yeoman (1) Thomas Parsloe of Bagendon, gentleman, son (2)			Demise and grant of life interest in lands including Parsloe's in consideration of natural love and affection. Also Hill's and lands in Rodbourne and Daglingworth	GA: D2190/1/m
1783	Death	John Parsloe			Buried at Bagendon 21/11/1783. Probate of 1778 Will of John Parsloe of Badgington, gentleman 1/7/1785.	
1784-1817	Land Tax	Proprietor Mr Thomas Parsloe Occupier Himself Thomas Parsloe of Bagendon yeoman to	Tax £2-1-7 which includes £0-16-7 for Hill's			GA: Q-REI-1 1784-1817
29/3/1786	Memorandum	Thomas Lord Viscount Weymouth	Proposed Fine for a new life: £60 (£50 in 1749 and 1760). Value is still £25.		This is to replace John (buried 21/10/1783) with Alexander's son John aged 7	LA: Library

29/3/1786	Indenture of Lease	Thomas Lord Viscount Weymouth (1) Thomas Parsloe of Bagendon yeoman (2)	Fine: £60	Alexander Parsloe, Thomas Parsloe and John Parsloe aged c.7 son of Alexander	GA: D2190/1/f
1789-91	Rental	Thomas Parsloe for another tenement late John	Rent £3-6-8 paid for these years	A R P	Archer Survey
				1 17 -	
			House, Outbuildings Yards Garden & Court	2 3 28	
			Home Close	7 - 16	
			Long Hitchings	2 3 33	
			New Ground	- - 28	
			Buildings & Yard opposite the House	- - 28	
			Orchard adjoining Ditto	- 1 11	
			Part of Football Close received in Exchange of Daniel Mathews	3 1 15	
			Whitehays	2 3 7	
			Oyster Well	2 1 29	
			Long Meadow	5 3 19	
			Picked Ground received in exchange of Edward Haines	3 - 31	
			Picked Ground adjoining received in exchange of Anna Bishop	- 2 1	
			Part of Mathew's Home Meadow received in exchange of	- 2 6	
			Daniel Mathews	6 1 21	
			Part of Eldridges Close	<u>63 - 8</u>	
			First Allotment in the North Field	<u>102 - 18</u>	
			Second Allotment in the South Field and Downs in two Grounds		
				Thomas Parsloe Gives up the Lankett, Cotes's or Whoreshay Close and the Coombs.	
				<i>[The Grounds in the South Field may have been called 'The Pitts' and 'Smoke Ash' being names added to the above list in the description of the property in the Deed of 27/12/1814].</i>	GA: D475 Inclosure Award acc 1194
1792	Bagendon Enclosure Award	Thomas Parsloe Leaseholder under the Marquess of Bath (Parsloe's Tenement)			

31/12/1794	Indenture of Lease	Thomas Lord Viscount Weymouth (1) Thomas Parsloe of Bagendon yeoman (2)	5/- for new lease	On lives of Alexander Parsloe of Broad Somerford, Thomas Parsloe and John Parsloe, son of Alexander aged c.15. Incorporates enclosure award and cancels 1786 lease	GA: D2190/1/f
24 & 25/3/1800	Lease and Release	Hon. Heneage Earl of Aylesford (1) Thomas Marquess of Bath (2) Joseph Pitt of Cirencester (3) Giles Daubeny of Cirencester (4)		Sale of Manor and Advowson of Bagendon by Thomas for £5963-2-3 to Pitt and on trust for Pitt to Daubeny	GA: D2190/1/j &k
1800	Indentures	Michael Hicks Beach of Williamstrip Park, Glos (1) Joseph Pitt of Cirencester, gentleman (2) Thomas Parsloe of Bagendon, gentleman (3) Alexander Parsloe of Broad Somerford, Wilts, gentleman (4)	Parsloe's (and Hill's)	The first indenture refers to a mortgage for 500 and and the second for 1000 years both then vested in Hicks Beach, who by direction of Pitt and nomination of Thomas assigns the unexpired portion of the 500 and 1000 year demises of Parsloe's (and Hill's) to Alexander on trust for Thomas to attend the inheritance. The indentures have no date for the day or month and are executed only by Beach and Pitt. Recital that by Lease and Release (bearing date respectively the date before and the date of the Indentures) between Pitt (1) Giles Daubeny of Cirencester gentleman (2) and Thomas Parsloe (3) the inheritance in fee simple of Parsloe's (and Hill's) is conveyed to Thomas.	GA: D2190/1/j &k
6/12/1800	Death	Giles Daubeny of Cirencester		Burial of Giles Daubeny, gent, at Cirencester 13/12/1800	

18/12/1801	Order	Giles Daubeny eldest son of Giles Daubeny Cirencester deceased	To join in and execute necessary conveyances	In pursuance of report dated 28/11/1801 required by a first order dated 28/11/1801 that Giles aged 6 is heir at law of his father and is an infant and trustee for Pitt within the meaning of the Act of 7 Anne entitled 'An Act to enable Infants who are seized or possessed of Estates in fee or in trust or by way of Mortgage to make conveyances of such estates'.	GA: D2190/1/1, o & p
9 & 10/4/1802	Lease for a year and Release	Lease: Joseph Pitt of Cirencester, gent and Giles Daubeny of Cirencester, gent (1) and Thomas Parsloe of Bagendon, gent, (2) Release: Same but Daubeny a separate party	Conveys Parsloe's (and Hill's) tenement to Thomas. Recites agreement for Thomas to purchase fee simple for £901 plus valuation of timber fixed later at £85-4-1.		GA: D475 acc 1194
30/6/1817	Auction, King's Head, Cirencester	Bythesea	Purchases Parsloe's		GA D475 acc. 1194
1818	Land Tax	(Thomas Parsloe) Bythesea Edward Haines	Tax £2-1-7	In 1820-22 the reading is 'Do Thos Parslow Do' and thereafter 'Do Parsloes Land Do' or 'Do Mr Parsloe Land Do'. It seems clear it means Bythesea was proprietor and this is a description of the land he occupied	GA: Q-REI-1 1818
1819 – 1830	Land Tax	Proprietor Reverend J.L. Bythesea Occupier Himself	Tax £1-5-0	Hill's is now owned by Edward Haines and taxed Separately.	GA: Q-REI-1 1819-1830

10. WRIGHTS *also* HARBERTS *also* POULTON'S *also* FERRARS *also* GUEST'S

This was a fairly small property consisting of a house, 5 acres of pasture and 32 acres of arable. In 1646/7 it was held by copy of Court Roll by Thomas Harbert who died in 1656. In the 1684 survey it was held by his widow Katherine in free bench. Then in 1694 there was a new lease in favour of Mary Poulton the wife of the Rector of Bagendon, Thomas Poulton.

Records of Thomas Poulton are incomplete but there is a monument in Bagendon church recording his death on 30<sup>th</sup> August 1713 at the age of 81 and previously of his wife Mary on 8<sup>th</sup> March 1709 aged 80. He seems to have been baptised on 30<sup>th</sup> July 1632 at Pontesbury in Shropshire, son of 'Jacobi'. He was ordained on 1<sup>st</sup> June 1667 which seems late and described as deacon. Appointed a preacher at Baunton on 23<sup>rd</sup> July 1673, he was instituted as Rector of Bagendon (of which Thomas Thynne was patron) on 12<sup>th</sup> June 1679 and was also curate of Baunton from 6<sup>th</sup> May 1684 to 1687.<sup>i</sup> Rees credits him with an M.A.

Thomas Poulton's wife Mary was baptised in 1631 at Ashton Keynes, daughter of Richard Ferris clerk and Ann. Mary's sister, Emm who died in Bagendon in 1693 'an ancient mayde' left Mary almost all her property. When she made her Will in 1683 she was of Boutherope (i.e. Southrop near Fairford).

In 1706/7 Thomas Poulton made a Will and left Mary 'all the Corn or grain yt shall be growing upon ye leasehold estate lying in Bagendon which was purchased of my Lord Weymouth.'

In his Will, Thomas Poulton divided his property between his wife and his sister Rebecca who married Samuel Burge in 1683 at Bagendon. But following his wife's death in 1710, Thomas was granted a new lease of Wrights on his life and the lives of Richard Ferris and Richard's daughter Emm Ferris. Richard was a nephew of Mary Poulton, Thomas's deceased wife. Richard's wife Ann also had a mother who was a Poulton. After the death of Thomas Poulton in 1714, Richard Ferris became the leaseholder.

Richard also became the leaseholder of JEFF'S COTTAGE, probably in 1712, which was also known as Eldridges..

Richard Ferris died in 1729 leaving the estate to his daughter Emm Ferris, now married to Thomas Guest, who is described more fully under JEFF and JEFF'S COTTAGE.<sup>ii</sup> Thomas Guest was granted a new lease in 1737, to commence on his wife's death. This was on his life and that of John Packer son of John Packer of Minety, husbandman. In 1739, two years later, Thomas took out a licence to assign and John Packer's tenancy probably dates from this point up to 1763, although Thomas only died in 1781.

The Packer family of Minety first appear in Bagendon in 1701 when Henry Packer married Joane Parsloe. There are then three generations of John Packers. The eldest is named here with his son John, baptised in 1736, being the life. John senior married Alice Ferris in 1729, the youngest child of Richard and Ann Ferris, and the sister of Emm, Thomas Guest's wife and now the leaseholder.

Emm Guest died in 1762. John Packer senior, who was then in occupation, was granted a new lease in 1763 which added to his son John Packer junior, now 24, the lives of Harry and Elizabeth Hiscock, aged 4 and 3, two of John's grandchildren. The fine was £45.

But in 1775 Packer obtained a licence to assign both Wrights and Jeff's Cottage to Giles Haines. The rent of Wrights in 1789-91 was paid by Edward Haines but apparently previously by Giles Haines. Edward was the leaseholder in the Inclosure Award by which time the property had been incorporated into Bagendon Farm. For the brothers Giles and Edward Haines baptised in Daglingworth in the 1740's See JEFF'S and JEFF'S COTTAGE.

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i Clergy of the Church of England database

ii The 2nd May 1729 Court Baron contains an unexplained entry:

Wee Present [Mr inserted] Thomas Eycote deceased [and Richard Eycote inserted] since the Last Court But What Service Acrews to the Lord Wee Know not But the next taker My Lord.

In the margin is written: Guests Estate.

Wrights is sometimes referred to as Guests. See: No.16 MOOR WOOD for this entry.





30/8/1713	Death	Thomas Poulton		Buried at Bagendon 2/9/1713. M.I in church. Administration with Will annexed on 13/4/1714 to Thomas's sister Rebecca Burge as his wife Mary who was appointed executrix is dead. Rebecca Poulton of Bagendon married Samuel Burge of North Cerney at Bagendon on 10/1/1684. But Richard Ferris is next taker of Wrights	
10/10/1725	Marriage	Thomas Guest to Emm Ferris		Thomas Guest and Emm Ferriss both of Bagendon married at Bagendon.	
1727/8	Rental	Richard Ferris	Rent paid was 18/6 although the rent for this property was 13/6. The additional 5/- was for Jeff's Cottage which it is clear Ferris also held at this time.		NA: C108/208
1729	Death	Rebecca Burge, widow		Buried at North Cerney 5/3/1729.	
1729	Death	Richard Ferris		Buried at Ashton Keynes 14/5/1729 a baker. Will dated 1/5 and Probate 6/8/1729. Leaves Bagendon property to daughter Emm	
25/6/1737	Lease	Lord Weymouth (1) Thomas Guest of Bagendon Yeoman (2) Lord Weymouth (1)	Fine for 2 lives £93-6-8: Value £10	To commence on death of Emme Guest née Ferris, wife of Thomas Guest, on lives of Thomas Guest and of John Packer son of John Packer of Minety Husbandsman. John Packer of Minety was baptised on 30/10/1703 at Bagendon (the son of Henry Packer and Joane née Parsloe). He married Alice Ferris of Ashton Keynes, a sister of Emm at Poole Keynes on 3/6/1729. His son the John Packer who is a life in the lease was baptised on 30/5/1736 at Minety	LA:1746 Survey
5/5/1739	Licence to Assign	Thomas Guest of Bagendon Yeoman (2)	Can assign Messuage or tenement known as Ferrers's Tenement and lands to anyone subject to lease of 25/6/1737	Presumably assigns to John Packer as he is in occupation in 1763.	GA: D23-T3

1760			Fine for 2 lives £28	A note records: 1760 John Packer of Minety, yeom £28 for adding 2 lives. As John the son was already a life, this probably relates to this property rather than to no.14, JEFF'S COTTAGE, but £28 is a low figure and the lease has a fine of £45.	LA: NMR1972
1762	Death	Emm Guest		Buried at Bagendon 16/12/1762.	
				On lives of John Packer, son of lessee, and Harry Hiscock and his sister Elizabeth Hiscock, two grand children of lessee. John and Alice Packer baptised a daughter Elizabeth on 25/7/1730 who married Thomas Hiscock on 27/5/1756. Thomas and Elizabeth Hiscock baptised a daughter Sarah on 7/10/1756, a son Harry on 19/11/1759, and a daughter Elizabeth on 26/4/1761. All at Minety John and Alice Packer also baptised a daughter Mary on 12/4/1709 who married John Hiscock on 10/4/1732. They had a daughter Elizabeth baptised on 20/4/1733 but she is not the life.	
19/11/1763	Lease	John Packer	A messuage or tenement with the appurtenances formerly Poultons afterwards Guests. Cancels Guest's lease. Lives of Guest and John Packer's son still in being. Fine for the 2 lives £45. Rent: 13/6. Heriot: BB or Good every life.		LA: Archer Survey
1772-7	Rental	John Packer	John Packer for Wrights (Haines). Paid 13/6 each year	Presumably Nathaniel Haines was the occupier	LA: Archer Survey
2/8/1775	Licence to assign	Lord Weymouth (1) John Packer of Minety, yeoman (2)	Can assign Messuage or tenement late in tenure of Thomas Guest and now in occupation of John Packer to Giles Haines of Daglingworth subject to lease of 19/11/1763 on lives of John's son John and of his grandchildren Harry and Elizabeth Hiscock.	Can also assign Jeff's Cottage to Haines	GA: D23-T3
1780-1	Land Tax	Proprietor Mr Giles Haines Occupier Mr Nathaniel Haines	Tax £0-18-6		GA: Q-REI-1 1780-1
1781	Death	Thomas Guest		Buried at Bagendon 8/8/1781. John Packer bought the property from Thomas Guest long before Thomas's death.	

1782-1796		Edward Haines	Tax £0-18-6	Assessments for 1794-6 simply have Mr Haines so cannot tell if this is Giles or Edward Giles was baptised in Daglingworth on 21/3/1740 and Edward on 13/3/1746 sons of John and Ann Haines. Edward Haines was baptised at Cirencester on 27/8/1774, son of Edward. In his Will dated 1/10/1802, proved 19/10/1805 Giles Haines makes no specific mention of an estate in Bagendon but appoints his brother Edward a Trustee and leaves a legacy to his nephew Edward Haines of Baunton miller. It appears that Giles acquired the estate from Packer and gave or sold it to his brother or nephew.	GA: Q-REI-1 1782-6
1789-91		Rental	Edward Haines for Wrights Tenement late Giles Haines. Paid rent of 13/6		C108/208
1792	Inclosure Award	Edward Haines Leaseholder under the Marquess of Bath		Holding apparently sold and incorporated into Bagendon Farm estate of Edward Haines. John (as 'John Packer the elder of Minty' i.e aged 3 in 1760) left a Will dated 8 <sup>th</sup> June 1797 with his wife Wilmoth still living which was proved on 18 <sup>th</sup> July 1799. The estate is not mentioned	GA: D475 acc 1194
1797-1803	Land Tax	Proprietor Mr Edward Haines Occupier Mr Himself	Tax £0-18-6	No Haines in 1804 assessment so must have redeemed	GA: Q-REI-1 1797-1803
1805	Death	Giles Haines		Buried at Daglingworth 5/6/1805. In his Will dated 1/10/1802, proved 19/10/1805 Giles Haines makes no specific mention of an estate in Bagendon but appoints his brother Edward a Trustee and leaves a legacy to his nephew Edward Haines of Baunton miller	7 N.A.: PROB 11/1432/10

11. BEAR INN

See 5. & 11. NEW INN & BEAR INN above.

12. BROWN'S PROPERTY

This was quite a substantial holding with a house and some 120 acres of land. It was held first by copy of Court Roll of 1656 by George Brown and then by his sons, John and Robert. The Browns lived in Fairford and Kempsford and while describing themselves as yeoman were often called Mr.

John in the same year 1656 also obtained an assignment of Whoreshay from Giles Dowle out of what became Parsloe's which led to confusion in the records only finally resolved in the Inclosure Award.

After John's death Robert became copyholder and in turn left the estate to his sons William and Robert. The younger Robert predeceased William but William left or gave the property to Robert's son Henry dying in 1749.

Henry obtained the copyhold in 1748, the year before William's death, unless there is a mistaken date in the Archer Survey. In 1760 Henry granted a lease of the property to John Parsloe for 14 years at an annual rent of £20 per annum. The lease states that Parsloe is already in occupation. In 1776 he was still renting the property but wanted to buy it. In his letter to the steward, Alexander Ready (partly quoted under Parsloe's above) he wrote:

I have seen Mr Brown and talked with him on his Interest in his Estate here, but he absolutely refuses to part from it but he don't seem inclinable to renew, if on fresh application he should still refuse it, as I rent it, & it is more convenient to me than any one besides, I shall be much obliged to you for the refusal of it, & you may be assured I will give the utmost return.

It seems Brown did continue to lease to John Parsloe as Henry Brown (Parsloe) is shown paying the rent from 1772-77. But in 1781, Lord Weymouth granted a lease to Daniel Mathews, yeoman of Buscot in Berkshire. It appears this was only to take effect on the death of Henry Brown as he remained proprietor and John and then his youngest son, Thomas Parsloe, became the occupier in the 1780.

Henry Brown died in 1788 even though 'Henry Brown late William' is recorded as paying rent from 1789 to 1791. But in 1791 a new lease was granted to the Mathews and Daniel is shown as leaseholder in the Inclosure Award although the property has shrunk to 96 acres. Bonny Mead is described as 4 acres which may be a correction of the ¼ acre in the 1684 Survey and the 1746 Survey.

Thomas Parsloe must have done a deal with the Mathews family as while they remain in the land tax records as proprietor, Thomas again became occupier. Joseph Pitt sold the freehold to William Mathews for £520 and Daniel Mathews who was presumably his brother redeemed the land tax in 1804 when Thomas Parsloe was still occupier.

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
BROWN'S PROPERTY					
7/8/1656	Court Roll	Sir James Thynne to John Browne	In Latin: Messuage or Tenement and closes of pasture called the Lower Moores , the Rye Close and Broad Close, each of 4 acres, the Springs of 1½ acres, the Sheep house close of 3 acres, the Barn close, Football close and Orchard of 2½ acres, Bony Mead of ¼ acre [later said to be 4 acres], 56 acres of arable in the North Field and 46 in the South with Comon of pasture for 175 sheep in the commons and fields. Rent £1-7-4. Heriot BB or Good Leases to 1700 gives value of £25 and refers to a messuage and close called Lower Moore and other lands	Held on lives of John Browne and Robert Browne, sons of George Brown of Fairford and wife Ann, who were baptised there on 22/8/1641 and 15/6/1645. Both living in 1684 but George buried at Fairford 16/3/1666.	LA: 1684 Survey NA: C108/182
15/12/1656	Assignment	Mr Gyles Dowle to George Browne late father of John Browne	Inclosed Meadow or pasture ground called Whorshey of 2 acres. Rent 1/-	See Parsloes: in 1684 held by John Browne. Part of properties granted by Sir James Thynne Knt to Gyles Dowle by indenture dated 30/3/1655 on lives of Giles and his daughters Elizabeth and Susanna. Dowle assigned Whoreshey to himself with a rent of 1/-. In 1684, Giles and Elizabeth are alive but Susanna is dead.	LA: 1684 Survey NA: C108/182
13 & 17/5/1701	Court Baron	John Brown	Fined for refusing to serve as juror at the hearing or the adjournment		LA: NMR1983
1712	Death	John Brown of Fairford, yeoman, Church Warden		Buried at Fairford 9/4/1712	
26/7/1712	Probate	John Browne	Will of John Browne dated 4/4/1712 left copyhold estate at Bagendon to John Cowley or his Guardian, paying £70 to his brother Robert.	Appears Cowley did not take up the estate and Robert Brown the surviving life obtained the grant by Court Roll to his sons in the following year.	

6/5/1713	Court Roll	Lord Weymouth (1) William Brown and Robert Brown junior (2)	Message or tenement and a close called Lower Moores, 4 acres, Rye Close, 4 acres, Broad Close, 4 acres, The Springs, 1½ acres, Sheephouse Close, 3 acres, Meadow, Barn Close also Football Close & Orchard, 2½ acres, Bonny Mead ¼ acre, 56 acres of arable in the North Field & 46 acres in the South Field and Common for 175 sheep Rent £1-7-4: Fine £160: Heriot £3: Value £25. Tenants fruit and 3 timber trees yearly and to keep a dog	Side note that Robert is dead i.e in c.1746	LA: 1746 Survey
23/5/1713	Will	Robert Brown of Fairford yeoman		Will of Robert Brown senior leaves his Bagendon (and Fairford) estate to his son William and money to his son Robert of Horkett Farm, Kempsford	
1719	Death	Mr Robert Brown widower		Buried at Fairford on 17/11/1719 as Robert Browne widower . His Will dated 23/5/1713 was proved on 19/2/1719/20.	N.A.: PROB11/572/395
1727/8	Rental	Mr Browne	Pays £1-7-4		NA: C108/208
1729	Death	Robert ye husband of Ann Browne of Horcott		This is Robert junior so William is the surviving life	
13/10/1748	Copyhold	Lord Weymouth (1) Henry Brown' (2)	A copyhold message or tenement and about 120 acres of land in occupation of Parsloe who paid rent about £30 per annum. Heriot is £3 at the death of Henry 'and a Widowhood' added in Survey.	Copyhold on life of Henry	LA: Archer Survey
1749	Death	William Brown at Fairford		Buried on 28/8/1749 at Fairford	
4/10/1749	Probate of Will of William Browne dated 4/10/1749			Leaves his property including specified and unspecified estates to his nephew Henry Brown of Fairford, maltster. But if Henry had a lease of Browns dated 1748, it must have been conveyed in William's lifetime	
3/11/1760	Lease	Henry Brown of Fairford yeoman (1) John Parsloe of Bagendon yeoman (2)	Browns Property: 120 acres: leased from 25/3/1761 for 14 years for £20 per annum plus £10 for every acre ploughed up. Parsloe already in possession.	This is the estate mentioned in John Parsloe's letter of 27/6/1776.	Berkshire Record Office (D/ELV/T136) LA: NMR 1947

1772-77	Rental	Henry Brown	Henry Brown (Parsloe) paid £1-7-4 each year		Archer Survey
1780-3	Land Tax	Proprietor Mr Henry Brown Occupier Mr John Parsloe	Tax £1-7-1		GA: Q-REI-1 1780-3
11/7/1781	Lease	Lord Weymouth (1) Daniel Mathews of Buscot, Berks Yeoman (2)		On lives of Daniel and his nephew Walter Mathews. It may be this lease was only to take effect on the death of Henry Brown as the Land Tax records show him remaining aa proprietor and Parsloe as occupier.	LA: D182-III-12
1784-93	Land tax	Proprietor Henry Brown Occupier Thomas Parsloe	Tax £1-7-1		GA: Q-REI-1 1784-93
1788	Death	Henry Brown		Mr Henry Brown buried at Fairford 3/4/1788	GA: Q/5/14/2/1
1788-91	Rental	Henry Brown	Henry Brown late William stated to have paid £1-7-4 each year		Archer Survey
27/4/1791	Lease (Printed)	Marquess of Bath (1) Daniel Mathews of Buscot, Berks Yeoman (2)	Message or Tenement and meadow and pasture land belonging i.e. close called Lower Moores, the Rye Close and Broad Close, each of 4 acres, the Springs of 1½ acres, Sheephouse Close Meadow of 3 acres, the Barn Close otherwise called Football Close and Orchard of 2½ acres, Bonny Mead of 4 acres, 56 acres of arable in the North Field and 46 in the South with Comon of pasture for 175 sheep in the commons and fields late in tenure or occupation of Henry Brown and now of Daniel Mathews. Agrees to forthcoming Inclosure. Consideration surrendering lease of 1781 and £60: Rent £1-7-4: Heriot £3: Fine for third life £60: Farm House outbuildings Yard and Garden Part of Football Close Plot adjoining to the last Centry Ground Home Meadow Cotes's Close received in exchange of T Parsloe The Coombs received in exchange of Ditto	Adds life of Daniel Mathews, brother of Walter, aged 21	LA: D182-III-12
1792	Inclosure Award	Daniel Mathews leaseholder under the Marquess of Bath	Lower Moor	A R P - - 35 1 - 23 - 1 16 1 2 30 3 3 15 1 - 4	GA: D475 acc 1194



Close adjoining <i>Ditt</i> <sup>o</sup> : received in exchange of <i>Edwar</i> <sup>d</sup> .	3	0	0
Haines	3	1	11
Allotment in the North Field and Downs in 4 Grounds	-	1	39
	<u>81</u>	<u>2</u>	<u>37</u>
	<u>96</u>	<u>3</u>	<u>10</u>

1794-96	Land tax	Mr Mathews named as tax payer	Tax £1-7-1		GA: Q-REI-1 1794-6
1797-1800	Land tax	William Mathews proprietor Thomas Parsloe occupier	Tax £1-7-1		GA: Q-REI-1 1797-1800
c.1800	Note	Joseph Pitt	Note of prices for freeholds: Mr. Mathews is £520		GA: D1388-box9384-6
1801-3	Land tax	Daniel Mathews proprietor Thomas Parsloe occupier	Tax £1-7-1		GA: Q-REI-1 1801-3
1804	Land tax	William Mathews proprietor Thomas Parsloe occupier	Tax £1-7-1	No Mathews entry for 1805 so must have redeemed.	GA: Q-REI-1 1804

## JEFF'S,

The history of Jeff's was at times in the same ownership as that of Jeff's Cottage. Jeff's tenement was a fairly small holding built on the old orchard of John Marshall, gent. It was held from 1660 by William Jeffs and his wife, Elizabeth, on their lives and on that of their daughter, also Elizabeth. On 7/12/1680 William Jeffs also became tenant of Jeff's Cottage. The daughter Elizabeth died in 1689, then the wife of John Jordan also Hammond.

William Jeffs was buried at Bagendon on 9<sup>th</sup> November 1695 and his wife Elizabeth took out letters of administration on 19<sup>th</sup> February 1697. The inventory for William, also dated 19<sup>th</sup> February 1697, valued his 2 small messuages (i.e Jeff's and Jeff's Cottage) at £7-15-0 and his furniture at £3-2-6.<sup>i</sup> As the surviving life in the lease of Jeff's, Elizabeth was presumably living there. But she herself died in 1699 and was buried on 20<sup>th</sup> September. Following her death, the inventory for her dated 16<sup>th</sup> September 1701 listed only one small cottage or messuage at £3-10-0 and furniture at £3-0-6. .

The descent of Jeff's after the death of Elizabeth Jeffs is unclear. There are two leases to Berkeley Eycott, the first dated 4<sup>th</sup> March 1699 with a Fine for Lives of £20. This may have been to take effect on Elizabeth's death which could explain why he had a further lease after her death dated 24<sup>th</sup> October 1700 with a Fine for a new life of £6-10-0. The date, 24<sup>th</sup> October 1700, is also the date of Eycott's leases of Beares Hay and Moor House.

Roger Hammonds died in 1712 and it seems that in some way Roger had acquired Jeff's from Berkeley Eycott who died in 1717. When the 1719 Court Baron reported Roger's death since the last Court, it named Henry Guest as the next taker of Jeff's and Henry Guest is shown paying its 2/- rent in 1727. Roger Hammond, as will be shown, acquired Jeff's Cottage, but how he came to acquire Jeff's as well is not known.

In the 1729 Court Baron there is a reference to Henry Guest exchanging with Thomas Harding (the Hills son-in-law) half an acre of land lying under the Downs in the North Field for half an acre of land shooting over the Moor way in the same field. Presumably this related to Jeff's.

In 1737 Henry Guest's presumed son Thomas Guest was granted a lease of Jeff's and (albeit at an increased Fine of £52-10-0 for 3 lives) of Jeff's Cottage as well as of Wright's in which Thomas's one year old nephew, John Packer, was made a life.

The Guest family was based in Kemble. If the reconstruction in the Guest Tree is correct, Henry was born in Kemble in 1681 to Robert and Elianor Guest. He married Hannah Broad in North Cerney in 1704 and had two sons, Thomas (the 1737 lessee), and Henry baptised there. But both his son Henry and his wife Hannah died. He then married Sarah Smith at Kemble and moved back there.

There is one other Henry Guest to account for. He married Elizabeth Williams in Kemble and their daughter, Wilmoth Guest, married the youngest John Packer. Henry may well have been a son of Henry and his new wife Sarah, replacing Henry's lost son by Hannah.

In addition to Thomas Guest's life, the lives for the 1737 lease of Jeff's were Henry Guest, son of William Guest, labourer of Kemble in Wiltshire, and his wife Mary, and Hester, daughter of Thomas Smith of Northleach, cordwainer, and his wife Elizabeth. Henry was baptised at Kemble on 31<sup>st</sup> January 1720/1, a son of William and Mary Guest, but his relationship to Thomas is not known.

In 1738, Thomas Guest was granted a licence to assign Jeff's to anyone on the terms of the 1737 lease.

Henry Guest, son of William and Mary was buried at Kemble on 18<sup>th</sup> November 1767. Hester as Esther Smith married Richard Harding at Northleach on 17<sup>th</sup> September 1757. Both were of the parish and Elizabeth Smith was one witness. Hester Harding wife of Richard was buried at Northleach on 15<sup>th</sup> June 1770. So by then Thomas Guest was the only life in being. He died in 1781 but probably assigned the tenancy to Giles Haines before then. It then descended through members of the Haines family and was amalgamated with Jeff's Cottage. See 14 Jeff's Cottage.

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i The spelling is delightful:

Imprimis Too Small Mesisgis	7-15-0
too beds wone table boorde	
wone Cobborde chare Lumber	3- 2-6
Sum Toutul	10-17-6

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFACTS/ NOTES</u>	<u>REFERENCES</u>
<u>JEFF'S</u>					
19/1/1660/1	Indenture of Lease	Gyles Dowle gent (1) William Jeffs and wife Elizabeth (2)	Small tenement and Meadow ground on which it was built, which was previously part of the Orchard of John Marshall gent, 4½ acres of arable land allotted to the tenement in the North and South Fields with common of pasture for 10 sheep and one rother beast and one horse. Parcel of inclosed arable or pasture of 2 acres near adjoining the tenement and previously parcel of a ground called Dry Leaze. Arable land in the North Field of 3 acres near the Green way near the Downs. 3 acres of arable land lying dispersedly in the South Field Common of pasture for 20 sheep 2 rother beasts and one horse in the Downs Commons and Common Fields of Bagendon. Rent 2/- and two good capons yearly at Christmas.	John Marshall gent and a number of other Marshals are found in the Bagendon registers in the early years of the seventeenth century. There is also an undated 17 <sup>th</sup> century Bill of Complaint of Thomas Marshall the elder of Bagendon 'being an olde aged blynde and ympoternt man' in his suit against Thom Mason and John Crayneste, who he alleges have disseised him of the Manor of Bagendon.  On lives of William Jeffs, his wife Elizabeth, and his daughter Elizabeth	LA: NMR 1973 LA: 1684 Survey
19/1/1660/1	Lease	Willm Jeffs	Messuage and Plot of meadow with parcels of land. Value: £3-0-0. Rent 2/- Fine £6-10-0	From Leases to 1700:	NA: C108/208
1689	Death	Elizabeth Hammonds nee Jeffs		Elizabeth Hammonds spouse of John Hammonds buried at Bagendon 22/6/1689. As Elizabeth Juffs she married John at Painswick on 9/9/1679.	
1695	Death	William Jeffs		William Jeffs husbandman buried at Bagendon 9/11/1695. Letters of Administration to wife Elizabeth with Job Dowle senior and Thomas Howse of Badginton, husbandman, bondsmen. Inventory by William and John Parslow: both dated 19/2/1696/7.	

1699	Death	Elizabeth Jeffs		Elizabeth Jeffs widow of William buried at Bagendon 20/9/1699. Inventory by Job Dowle Senior and Thomas Eycott both of Bagendon dated 16/9//1701.	
4/3/1700	New Lease	Berkeley Eycott	Value: £3. Rent: 2/- Fine: £20		NA: C108/208
24/10/1700	New Lease	Berkeley Eycott	Value: £3. Fine: £6-10-0 ?8 life		NA: C108/208
17/5/1701	Court Baron (adjourned)	Mr. Berkeley Eycott	Stint of 20 sheep for Jeffs		LA: NMR 1983
1712	Death	Roger Hammonds		Buried at Bagendon 13/1/1712	
14/4/1719	Court Baron	Roger Hammons and Henry Guest	Presented that Roger Hammons is dead and that Henry Guest is the next taker of 'that tenement'.	Roger Jordan also Hamond, son of Elizabeth, was the third life in the 1680 lease of Jeff's Cottage but he sold this to John Brown as is stated in Brown's Will. Roger Hammonds must also have become a tenant of Jeff's since Henry Guest is stated to have been the next taker after him.	LA: NMR 1949
1727/8	Rental	Henry Guest	Pays rent of 2/-		NA: C108/182
7/11/1735	Court Baron	Four Tenants	We present Robert Jordan Thomas Hill Thomas Harding Edith Parsley for not grinding at the Lords Mill not having A reasonable Cause to absent therefrom & amerce them in 5s each Affeered to 2s 6d each. We also Lay a pain of 20s upon such of the Tenants of this Mannor as shall grind away from the Lords Mill for the future or at any time hereafter'	Robert Jordan is presumably son of Roger Jordan also Hammond. Agreement to allot the Bagendon Common Fields called North and South Fields. Probably not executed.	LA: NMR 1949

13/10/1737	Lease	Lord Weymouth (1) Thomas Guest of Bagendon yeoman (2)	Small messuage or tenement, and Meadow ground on which it was built, which was previously part of the Orchard of John Marshall gent Arable land allotted to the tenement in the North and South Fields Common of pasture for 10 sheep and one rother beast and one horse. A Close of arable or pasture of 2 acres near adjoining the tenement and previously part of a ground called Dry Leaze. 3 acres of arable land in the North Field near the Green Downs. 3 acres dispersedly in the South Field Common for 20 sheep 2 rother beasts and one horse Rent 2/- : Fine for 3 lives £52-10-0 : Heriot 5/- every life.	On lives of Thomas Guest, Henry, son of William Guest of Kemble, Labourer, by Mary his now wife, and Hester, daughter of Thomas Smith of North Leach, cordwainer, by Elizabeth his now wife. Henry was baptised at Kemble on 31 <sup>st</sup> January 1720, a son of William and Mary Guest.	LA:1746 Survey
13/10/1737	Lease	Thomas Guest	Of a Tenement formerly Jeff's. Rent: £2 Heriot 5/-	Lives Thomas Guest, Henry, son of William Guest of Kemble, and Hester, daughter of Thomas Smith of North Leach, cordwainer, See No. 14: Jeff's Cottage for erased notes on this entry which relate to that property not Jeff's	LA: Archer Survey
17/2/1737/8	Licence to assign	Lord Weymouth (1) Thomas Guest of Bagendon yeoman (2)	Tenement and appurtenances formerly in possession of Elizabeth Jeffs, widow. Can be assigned to anyone but on terms of lease of 13/10/1737		GA: D22/T3
1767	Death	Henry Guest of Kemble		Buried at Kemble, Wilts 18/11/1767. This must be a life	
1770	Death	Hester Harding née Smith		Buried at Northleach 15/10/1770	
1772-77	Rental	Thomas Guest Haines	Paid 2/- each year		LA: Archer Survey

1780-1	Land Tax	Giles Haines Proprietor Nathaniel Haines Occupier	Pays 18/6	Appears this amount must have been for Jeff's and Jeff's Cottage of both of which Giles Haines was tenant.	GA: Q-REI-1 1780-81
1781	Death	Thomas Guest		Buried at Bagendon 8/8/1781. It seems likely Thomas Guest assigned the property to Giles Haines before his death	
1782-1793	Land Tax	Giles Haines Proprietor Edward Haines Occupier	Pays 18/6	The returns for 1794-6 are for Mr Haines so it is not clear whether this is Giles or Edward.	GA: Q-REI-1 1782-93
1784	Death	Nathaniel Haines		Buried 13/6/1784 at Duntisbourne Rouse	
1789/91	Rental	Giles Haines for Jeffs tenement late Thomas Guest	Paid rent of 2/- each year.		Archer Survey
1792	Inclosure Award	Giles Haines Leaseholder under the Marquess of Bath	Amalgamated with Jeff's Cottage <i>q.v.</i>		GA: D475 acc 1194
1797 – 1803	Land Tax	Edward Haines Proprietor Edward Haines Occupier	Pays 18/6	Appears this amount must have been for Jeff's and Jeff's Cottage. There is no entry after 1803 as Haines redeemed the Land Tax	GA: Q-REI-1 1799-1803

14.

#### JEFF'S COTTAGE aka ELDRIDGES

The second property was Jeff's Cottage also known as Eldridges. This property was larger than Jeff's and had a higher rent, so the Jeffs may have prospered. The property was originally in the possession of Elias Hyde and Alice Eldridge. But William Jeffs acquired it on 7<sup>th</sup> December 1680 on the lives of his daughter Elizabeth, now Elizabeth Jordan also Hammond, her son Roger Jordan also Hammond, and Mary Holder daughter of Thomas Holder of Bagendon.

These names have caused difficulties as no relevant Jordan has been found. But Elizabeth Juffs (*sic*) married John Hammonds at Painswick on 9/9/1679 and Roger Hammons (*sic*) was baptised on 14/5/1680 at Bagendon, a son to John and Elizabeth. Elizabeth was buried there on 22/6/1689. Mary Holder's baptism has not been traced but there are records of other children of Thomas and Mary Holder at Bagendon. And Mary daughter of Thomas Holder was buried at Cirencester on 5<sup>th</sup> May 1697 while Mary, wife of Thomas Holder day labourer, was buried at Bagendon later in 1697 on 26<sup>th</sup> November. By this time therefore the only remaining life for Jeff's Cottage was Roger Hammonds.

John Brown of Fairford, leaseholder of Brown's, acquired Jeff's Cottage by lease dated 20<sup>th</sup> February 1701<sup>i</sup> on his life and that of John Betterton of Quenington, yeoman, and William, son of William Cowley of Fairford, husbandman. John Brown died in 1712 and left the property to William Cowley junior, stating that he acquired it by purchase from Roger Hammonds, who was the surviving life of the 1680 lease.

It seems the property was then rented by Richard Ferris, who is named in the 1719 Court Baron for not repairing his house in 'Eldridges Close', and appears to pay the 5/- rent in 1727.

Richard Ferris was the nephew of Mary Ferris who married Thomas Poulton. He and his wife Ann had a daughter Emm who married Thomas Guest and a daughter Alice who married John Packer, the son of Henry Packer of Minety who married Joan Parsloe. Presumably Richard Ferris transferred the property to his son-in-law Thomas Guest

Thomas Guest leased Jeff's Cottage in 1737, as well as Jeff's and Wrights already described. The 1737 lease of Jeff's Cottage simply added Thomas as a life with the lease to commence on the death of William Betterton who lived until 1758. The 1746 Survey noted that William Cowley was dead so the lives in being were then John Betterton and Thomas Guest. Thomas Betterton died in 1758 and Thomas Guest was then the sole remaining life.

The position then both for Jeff's Cottage and for Wrights is confused not least because references have been lost.

On 12<sup>th</sup> November 1759, John Packer of Minety yeoman agreed with Ewan Thomas on behalf of Lord Weymouth on a lease for a third life 'on tent of Jeff's' which appears here to be Jeff's Cottage. An old note also says paying £10 to replace Betterton with a new life for his grandson John, son of his son John; There is also a note of a lease dated 21<sup>st</sup> October 1760 where the lives are Thomas Guest, John, son of John Packer, and Harry Hiscock. Another note dated 1760 which refers to John Packer of Minety yeom paying £28 for adding two lives probably refers to Wrights. But there is an undated note: 'John Packer of Minety yeom and John Packer son of John Packer a grandson of ye purchaser and Harry Hilcox son of Thomas and Betty Hilcox'. Finally on 19<sup>th</sup> November 1763 there are leases of Wrights and of Jeff's Cottage. For Jeff's the rent is 5/- and the Heriot 10/- and the lives are the three grandchildren, John Packer and Harry and his sister Sarah Hiscock. This lease cancelled the 1760 lease and pays a fine of £6 to replace Thomas Guest's life with Sarah Hiscock.

The entry for Jeff's in the Archer Survey has erased additions which appear to relate to Jeff's Cottage, not Jeff's. These are:

'sold to Packer of Minety. Mr Packer sold to Giles Haines'

'abt 5 Tenants Cottages and Gardens. one of wch divided into two, & Land belonging'

'Packer ?acquired the ?Licence /and sett 3 Lives upon the whole except a small part'

The cottages are probably the cottages referred to in the Inclosure Award as being on Merchants Down. They were not then estates but belonged to the Marquess of Bath who in the Inclosure Award had the right to use the adjoining private roads and a spring at Spring Head for the use of the cottages.

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<sup>i</sup> The date in the 1746 Survey is 20th February 1700 but this must be 1700/01 as the list of leases to 1700 does not have it, but does have other leases dated October 1700.

In the Inclosure Award, Giles Haines is named as the leaseholder of Jeff's and Jeff's Cottage, which had been amalgamated, and his brother Edward Haines as the leaseholder of Wrights, (which was incorporated into Bagendon Farm).

Giles Haines was baptised in Daglingworth on 21/3/1740/1 and Edward on 13/3/1746/7, sons of John and Ann Haines. Edward had a son Edward baptised there on 27/8/1774. The family was coming up in the world and were large landowners in Bagendon in the 19<sup>th</sup> century. Giles left a long Will dated 1<sup>st</sup> October 1802, annexed to Letters of Administration, dated 19<sup>th</sup> October 1805. His Bagendon estates were inherited by his nephew Edward. In the Will he refers to himself as of Daglingworth Esquire and his brother as of Badgington, gentleman.



<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
				<p>Alice Eldridge may have been the wife of Thomas Eldridge, taylor, who baptised, at Bagendon, a daughter Rebecca in 10/1/1608, a son Thomas on 12/4/1612 (buried 19/7/1620), and a daughter Elizabeth on 22/9/1622. Elizabeth Eldridge of Gloucester, Thomas's daughter, was buried at Cirencester on 17/12/1680 of the Monthly Meeting of Nailsworth.</p> <p>Alice Eldridge of Bagendon, and her presumed daughter Elizabeth, were sued for libel in 1637. In the previous 6 months, Alice had suggested that a child left in the garden of Humphry Bridges of Bagendon where Elizabeth Pritchard of North Cerney was ?a servant, was her bastard child and that the Overseers should make her keep it. It seems the Court found Elizabeth Pritchard to be an honest woman in good standing and not a whore.</p>	
1637	Libel	Alice and Elizabeth Eldridge			
22/6/1650	Lease	Elias Hyde	Cottage, garden, backside, Church Mead & other land. Value: £3-10-0. Rent: 5/-. Heriot: 10/-. Fine: £17		NA: C108/208
7/12/1680	Indenture of Lease	Thomas Thynne Esq. (1) William Jeffs (2)	Tenement or cottage with a garden and backside then or late in possession of the said William Jeffs Meadow or pasture ground called Church Meade or Church Close of 1½ acres 8 acres of arable land in the Common Fields of Bagendon common of pasture for 3 rother beasts and 10 sheep All premises previously in possession of Alice Eldridge Rent 5/- and Heriot 10/- on death of Elizabeth Jordan als Hamond, 10/- on death of Roger after Elizabeth and 10/-	On lives of Elizabeth Jordan also Hamond, daughter of William Jeffs, Roger Jordan also Hamond, son of Elizabeth, and Mary Holder daughter of Thomas Holder of Bagendon.	LA:1684 Survey NA: C108/208

on death of Mary after Elizabeth and Roger.  
Suit and service of court.

1689	Death	Elizabeth Hammonds née Jeffs		Elizabeth Hammonds spouse of John Hammonds buried at Bagendon 22/6/1689. As Elizabeth Juffs she married John at Painswick on 9/9/1679. Their son Roger was baptised at Bagendon on 14/5/1680.
1695	Death	William Jeffs		William Jeffs husbandman buried at Bagendon 9/11/1695. Letters of Administration to wife Elizabeth with Job Dowle senior and Thomas Howse of Badginton, husbandman, bondsmen and inventory by William Parsow and John Parslow: both dated 19/2/1697.
1697	Death	Mary Holder		Mary Holder daughter of Thomas buried at Cirencester 5/5/1697. Mary the wife of Thomas Holder day labourer buried at Bagendon 26/11/1697.
1699	Death	Elizabeth Jeffs		Elizabeth Jeffs widow of William buried at Bagendon 20/9/1699. Inventory by Job Dowle Senior and Thomas Eycott both of Bagendon dated 16/12/1701.
20/2/1701	Lease	Lord Weymouth (1) John Brown of Fairford, yeoman (2)	Tenement or Cottage garden and backside heretofore in the possession of William Jeffs, a Close of meadow or pasture called Church Mead or Church Close adjoining to the house of 1½ acres, 8 acres of land in the fields particularly described in the Lease, and common for 3 rother beast and 10 sheep. Value: £3-10-0 . Rent: 5/- . Heriot: 10/- every life or of any other person dying tenant in possession. Fine for changing 2 lives £6.	On lives of John Brown, John Betterton of Quenington, yeoman, and William, son of William Cowley of Fairford, husbandman. Noted in margin of 1746 Survey that William Cowley was dead before the 1737 lease. Clear from John Browne's Will that he had bought the property from Roger Hammonds the surviving life. LA: 1746 Survey
17/4/1701	Court Baron (adjourned)	John Browne	Given stint of 7 sheep for Eldridges	LA: NMR1983
5/4 and 26/7/1712	Will and Probate	John Brown of Fairford, yeoman		Leaves to William Cowly one of the sons of William Cowly the messuage and lands testator bought of Roger Hamond

14/4/1719	Court Baron	Richard Ferris	Richard Ferris presented for not repairing his house in Eldridges Close but because he has a good house on his other tenement [i.e. Wrights] it seems not necessary to repair. Ferris presumably leased this property after John Brown's death.		LA: NMR 1949
1727/8	Rental	Richard Ferris	Jeff's Cottage	Not in list but Richard Ferris paid 18/6 for Agg's although the rent there was 13/6. The extra 5/- appears to be the rent for this property	NA: C108/208
25/6/1737	New Lease	Lord Weymouth (1) Thomas Guest of Bagendon, yeoman (2)	Rent 5/-. Fine £10 for adding a 3 <sup>rd</sup> life: Heriot 10/- at death of Thomas Guest	On life of Thomas Guest to commence after John Brown and John Betterton.	LA: 1746 Survey
1758	Death	John Betterton		Buried in Cricklade St. Sampson on 16/8/1758.	
12/11/1759	Agreement for Lease	Ewan Thomas on behalf of Lord Viscount Weymouth (1) John Packer of Minety yeoman (2)	For adding 3 <sup>rd</sup> life to Jeff's tenement	Lost reference to Fine of £10 for life suggests this is Jeff's Cottage It seems likely that the 3 <sup>rd</sup> life was of John Packer (son of John Packer junior) and that he replaced John Betterton of Quenington but that then it was decided to add a second life as well.	LA: Library
1760	Note	John Packer of Minety yeom	£28 for adding 2 lives	John Packer son of John Packer a grandson of ye purchaser and Harry Hilcox son of Thos and Betty Hilcox	LA: NMR 1972
			Property as in 1701 lease. All that tenement or cottage with a Garden and Backside formerly William Jeff's and Meadow or Pasture Ground called Church Mead or Church Close adjoining the tenement of 1½ acres, having on east and north sides a ground heretofore in possession of Michael Harbert and on the south side the Highway and also 8 acres of arable in the Common Fields of which one acre shoots on		

21/10/1760	Lease	Viscount Weymouth (1) John Packer of Minety yeoman (2)	Dentons Land, one acre in Smoak Ash Furlong, 2 other acres shoot on Long Ditch, one acre lyeth on the west side of the of the path leading from the Conygar to Cerney Gate acre shoots on the Dry Several Hedge, and the other 2 acres lie in one piece on the side of the Several Hedge with Common of pasture for 3 Rother Beast and 10 Sheep all which is in tenure or occupation of John Packer or undertenants, quarries and timber excepted, covenant to plant trees, etc. Rent: 5/- Heriot: 10/- every life	Lives are Thomas Guest, John Packer son of John Packer junior and Harry Hiscock	GA: D182-III-12 f(2)
19/11/1763	Lease		Cancellation of 1760 lease (all lives in being) and £6	Adds Sarah Hiscock as a life in place of Thomas Guest. So lease is on lives of John Packer's grandchildren, John Packer 4, Harry Hiscock 4 and Sarah Hiscock 8. Sarah was Harry's elder sister baptised on 7/10/1756 at Minety.	GA: D182-III-12 f(2) LA: Archer Survey
1772-7	Rental	John Packer for Jeffs (Haines)	Pays rent of 5/- each year		LA:Archer Survey
2/8/1775	Licence to assign	Lord Weymouth (1) John Packer of Minety Yeoman (2)	Can assign to Giles Haines of Daglingworth yeoman tenement or cottage formerly in possession of William Jeffs held on lease dated 19/11/1763 on lives of John's grandchildren John Packer and Harry and Sarah Hiscock	Also licence to assign Wrights to Haines	GA: D23-T3
1780-1	Land Tax	Giles Haines Proprietor Nathaniel Haines Occupier	Pays 18/6	Appears this amount must have been for Jeff's and Jeff's Cottage of both of which Giles Haines was tenant.	GA: Q-REI-1 1780-1
1782-1793	Land Tax	Giles Haines Proprietor Edward Haines Occupier	Pays 18/6	The returns for 1794-6 are for Mr Haines so it is not clear whether this is Giles or Edward.	GA: Q-REI-1 1782-93
1784	Death	Nathaniel Haines		Buried 13/6/1784 at Duntisbourne Rouse	
1789-91	Rental	Edward Haines for Jeff's tenement late Giles Haines.	Pays rent of 5/- each year		Archer Survey

	A	R	P
Old Farm House & Gardens adjoining			
House Barn carthouse & Yard		1	7
Home Close or Guest's Close	-	-	21
Broad Close	0	3	12
Ben's Acre	-	3	29
A Paddock adjoining the Ground called Church Close 2.4)	-	3	3
Part of Eldridges Close	3.7)		
Two Cottages & Garden	1	1	11
Bonny Mead received in exchange of Fanny Bell	-	1	27
First Allotment Bonny Common Meadow	-	3	36
Second Allotment in South Field in 2 Ground	-	2	32
	<u>50</u>	<u>-</u>	<u>6</u>
	<u>56</u>	<u>1</u>	<u>24</u>

1792	Inclosure Award	Giles Haines Leaseholder under the Marquess of Bat		Amalgamated with Jeff's. It is odd that Giles is named as from the Rental it should be Edward.	GA: D475 acc 1194
1797 – 1803	Land Tax	Edward Haines Proprietor Edward Haines Occupier	Pays 18/6	Appears this amount must have been for Jeff's and Jeff's Cottage. There is no entry after 1803 as Haines redeemed the Land Tax	GA: Q-REI-1 1799-1803
c.1800	Note	Joseph Pitt	Note of prices for freeholds: Presumably Edward Haines purchased freehold but whether as part of the £2,299 agreed or the prospective £400 is not clear.		GA: D1388 -box9384-6

## 15. GLEBE LANDS

This consisted of the house and lands which were the property of the Rector or Parson for the time being.

A Terrier of 1705 gives the following detailed description:

**A Terrier** of the Dwelling house and other the Edifices Together with all the Glebe Lands belonging to the Rectory and Parsonage of Bagenton in the Diocesse of Glouc: Taken & Exhibited the 22<sup>th</sup> day of May 1705.

Imp.<sup>rs</sup> One Dwelling house containeing six Bayes of Building, One Barne containeing five Bayes, one Stable to the said Dwelling house adjoining containeing two Bayes, One Hogstye being a Leaneto at the end of the said Barne, one Garden and Close to the said House and Backside adjoining containeing by Estimacon one Acre One Ground of Arable or pasture called the Hitching being about 6 Acres lying next to Daglingworth ffield on the South side & a Ground belonging to John Parslow on the North side & shooting on Bagenton Coppice Wood on the East end, on the upper side one little Ground of pasture called the Hook about one Acre shooting on the said Hitchings on the lower side of the said East end the homeward end shootes downe to Jane Eycotts Lane One other Ground called the Parsons Grove about five Acres lying on the farther side of the More Wood betweene the More ffarme Grounds, One little Meadow called Bonny Meade about halfe an Acre lying at the lower corner of M<sup>r</sup> Dowles Blackgrove which said is betweene the Parson & John Browne to be hained on S<sup>t</sup> Markes day and to be mowed on the seventh day of July at the equall charges of the Parson & the said John Browne, the one halfe of the Hay and the whole Tythe belongs to the Parson, the Winter feed of the said Meade belongs to the Parson one yeare and to John Browne another by course [*intercalated*] together with all the wood hedges trees & mounds to the said grounds belonging [*end*] one plott of Lott meade in M<sup>r</sup> Dowles Beareroads meade & some pte thereof lying in M<sup>r</sup> Masters's Honyhams near Beare roads Bridge which said Plott is between the Parson and the Widow Ravenhill to be mowed at the equall charges of the Parson and the said Widow Ravenhill the one halfe of the Hay and all the Tythe belongs to the Parson & the Winter feed to M<sup>r</sup> Dowle [*some words erased*]

Of Arable Land. On the South Field Twenty seven Acres lying dispersedly (vizt) In Smoke Ash Furlong one Acre shooting upon an Acre in the tenure of Thomas Hill at the homeward end an Acre of John Parslows on the West side and an Acre of Jane Eycotts on the East side, One halfe Acre in the same ffurlong a Land of the said Jane Eycotts on the West side and land of John Brownes on the East side, In Whorestone ffurlong two Acres one Acre whereof lyeth next to an Acre of John Parslows on the East side the other Acre lyeth next Ciciter way, One peece of two Acres shoing on the further side of London way next to a peece of M<sup>r</sup> Dowles lying on the West side, One Headland Acre lying neare Coobe Bushes & heading Locklands One piece of Three halfe Acres lying in Locke lands two Acres of Thomas Hills lying on the homeward side One Acre shooting overthwarte Ciciter-way one Acre of John Brownes lying on the homeward side, One Acre next an Acre of Berckley Eycotts which heads Long Ditch ffurlong, One other Acre shooting upon Ciciter-way next a headacre of the said Berckley Eycotts on the homeward side One [*one repeated*] other Acre shooting cross Ciciter way called Washbittle Acre One other Acre called by the name of the headland in Lackseladd One piece of three Acres shooting on Humphryes Bottome betweene two Acres of Jane Eycotts, A peice of Three halfe Acres shooting on the same Bottome a peice of John Brownes on the farther side, One piece of two Acres shooting upon Longditch by an Acre of the Widow Ravenhills lying by the way to Cutham, One peice of three halfe Acres lying next on the homeward side of the way leading towards Bearoades Bridge, One peice of three Acres lying betweene short Ditch & middle Ditch A piece of two Acres lying in Bryer furlong [*intercalated*] nixt a peice of Thomas Poultons on the homer side, one other acre in ye said bryar furlong (being the first) on the homer side of ye Furlong [*end*]

In the North Field Nineteene Acres & an halfe (vizt) One peice of Eight Acres, one end shooting upon Woodmecott Field the other end shoots upon the Lye hedge, One Acre shooting upon the More way a peice of Thomas Hills on the Fielder side, One Acre called the long Acre lying at the farther end of Druetts ffurlong Jane Eycotts headland piece lying next on the homeward side, One Acre shooting on Cerny Yeat lying next to the fielder said of the Path, One piece of two Acres lying on the South East side of the said Path but one Acre of the Widow Ravenhills betweene, One Acre in Druets ffurlong lying by an Acre of John Brownes next the Path, One halfe Acre lying on the East side next Merrins Bush, Two other Acres in the same furlong an Acre of Jane Eycott lying next on the East side, One Acre called the long Acre lying on the ffielder side of John Brownes home piece, Two Acres lying betweene the Walls, One Acre thereof lyes next to an Acre of Tho: Poultons Clerk on the West side, the other Acre whereof lyes next on the homeward side of Jane Eycotts Bone Acre.

Common of pasture for Sheepe Beasts & Horses to pasture & feed in the Comon ffields according to that Rate & proporcon, as other the Inhabitants of the parish do stock and feed, For Agistments one penny a sheepe, For Milke & Calves Nine pence a Cow & Calfe, The Lambs due & to be Tythed on the Third day of May, A

Garden penny, two pence a Communicant for Offerings, Nothing for Mortuaries or Aftermoath, All other manner of Tythes due & payable in their kind, Except the two Coppis Woods.

[*Added in different handwriting*] A Lane calde the darke Lane with the mounds [*intercalated*] or hedge [*end*] next the common;

Field there unto belonging

Tho: Poulton Rector.

(Thomas Eycott )

( ) Churchwardens

( Thomas Hill )

Extum 12<sup>o</sup>. Oct 1705

Tho Stephens

Reg & dep<sup>s</sup>

GA: GDR/V5/33 T4

Rees<sup>i</sup> comments on the attempted exchange of 8 acres of glebe in 1714 and it appears there may have been an earlier attempted exchange in 1701. The land was known as Parson's Piece or Parson's Grove being a grant recorded in 1199 from Robert de Chandos (with the church and other lands) to the priory of Llanthony in Gloucester for the purpose of supplying timber to repair the Mill. No exchange was effected until the Inclosure Act.

In 1826 the then Rector, the Reverend John Lewis Bythesea, built a new house, now Bagendon House and, seeking permission to live in it, described the Rectory – a Glebe house of the yeoman type – according to Rees as ‘small, mean and unhealthy so as to be unfit’. But when in old age he had a curate, he then claimed it was ‘in good and sufficient repair’.

It will be recalled that the Schedule in the Inclosure Award recorded that the Marquess had in hand:

Allotments in the South Field for Berts Ham and Commons after deducting thereout £2 5s 3¼ d per annum for the value of Timber & Hedges in the Glebe and School Lands received by his Lordship in exchange.

From this it appears that some deal had been done giving the timber on the Glebe lands (and School Lands) to the Marquess.

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<sup>i</sup> Rees pp.156-7.

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
GLEBE COTTAGEAS					
17/5/1701	Court Baron (adjourned)		Agrees Mr Poulton and Berkeley Eycott may exchange land in the North Field with Poulton giving up 8 acres of arable lying above Moore Lye hedge belonging to the Parsonage for 8 acres of arable of Berkeley Eycott's lying more convenient to the Parsonage if the Lord of the Manor and the Lord Bishop of Gloucester agree.		LA: NMR1983
12/10/1705	Terrier	Terrier of Dwelling House edifices and glebe lands of the Rectory and Parsonage of Bagendon:	See Above		GA:GDR/V5/33 T(4)
14/4/1719	Court Baron		Present Mr. William Huntingdon for exchange of 8 acres of Land in the North field 'shooting against Woodmacut South Field' with Berkeley Eycott for 6 Acres in the North Field (of which 5 acres in a parcel near the Green Way and one acre on ye homer side of ye farm 20 acres & shooting on ye Moore Way and 2 acres in the South Field shooting on Long Ditch, and Sheep commons thereto belonging		
1780-1	Land Tax	Proprietor The Reverend Mr Meredith Occupier Mr Nathaniel Haines	£2-3-4		GA: Q-REI-1 1780-1
1782-96	Land Tax	Proprietor The Reverend Mr Meredith Occupier Mr Edward Haines	£2-3-4	The assessments for 1794-6 just refer to the Parsonage	GA: Q-REI-1 1782-96
1784	Death	Nathaniel Haines		Buried 13/6/1784 at Duntisbourne Rouse	



			Glebe lands belonging to the Rev <sup>d</sup> . Timothy Meredith as Rector of Bagendon	A	R	
			Parsonage House and Homestead	-	1	9
			Home Close	-	3	3
			Close above Ditto received in exchange of Edward Haines	-	3	9
			First Allotment in the North Field	74	2	31
			Second Allotment in Barretts Mead	<u>1</u>	<u>2</u>	<u>39</u>
1792	Inclosure Award	Parsonage		<u>78</u>	<u>1</u>	<u>11</u>

GA: D475 acc 1194

1797	Land Tax	Proprietor Parsonage Occupier John Oliff	£2-3-4
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GA: Q-REI-1  
1797

1798-1802	Land Tax	Proprietor John Bythesea Occupier John Oliff	£2-3-4
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GA: Q-REI-1  
1798-1802

1803-1832	Land Tax	Proprietor Reverend John Bythesea Occupier Himself	£2-3-4
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GA: Q-REI-1  
1803-32

31/5/1807	Terrier	Rev. Lewis Bythesea, Rector	Terrier of House and other Edifices together with all the Glebe lands belonging to the Rectory of Bagdginton,; One small Dwelling House, Barn of 5 bays and Stable of 2 bays; Garden; Close adjoining the House with the Backside of 1¼ acres; allotment in North Field 74 acres, 2 rood and 31 perch; Allotment in Barretts Mead 1 acre 2 rood and 3 perch.
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Signed by Charles Day, Churchwarden with a note that Mr. Parsloe the other churchwarden and Mr Haines the only remaining parishioner of any consequence refuse to sign a Terrier

GA: GDR/v5/33T(5)

## 16. MOOR WOOD

The 2<sup>nd</sup> May 1729 Court Baron contains an entry:

Wee Present [Mr *inserted*] Thomas Eycote deceased [and Richard Eycote *inserted*] since the Last Court But What Service Acrows to the Lord Wee Know not But the next taker My Lord.

In the margin is written: Guests Estate

This is a puzzle as the Bagendon Thomas Eycotes of the Bear Inn died in 1730 and 1732. Of neighbouring Eycote families there was Thomas, son of Thomas Eycott of Woodmacot, buried at North Cerney on 28<sup>th</sup> September 1728 but the only Richard in the period is Richard son of Richard Eycote buried in Cirencester on 28<sup>th</sup> January 1723/4. Both of these fit as the last Court was 10 years earlier and Moor Wood (as opposed to Moor House) was in Lord Weymouth's hands at the time of the Inclosure Award.

Henry Guest may have been a tenant of Jeff's at the time and his presumed son Thomas was tenant of Jeff's, Jeff's Cottage and Wrights (which was also known as Guests) in 1737. But the reference to Guests Estate in the marginal note is unexplained.

It is likely that Thomas and Richard Eycote were tenants of Moor Wood and that from this date Lord Weymouth took it 'in hand' wanting the timber, and retained it until he sold the Manor to Pitt. Pitt appears to have sold it to John Haines along with Moor House in 1809 and in 1818 Haines amalgamated the 16/3 Land Tax with that for of Moor House.

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
MOOR WOOD					
1780-1800	Land Tax	Proprietor Lord Weymouth (Marquess of Bath from 1795) Occupier Himself	£0-16-3	From 1795-1799 Marquess of Bath but in 1800 Lord Weymouth	GA: Q-REI-1 1780-1800
1792	Inclosure Award	Marquess of Bath in hand	Moor Wood 33 acres and 29 perches		GA: D475 acc 1194
1801-2	Land Tax	Proprietor Joseph Pitt Esquire Occupier Himself	£0-16-3		GA: Q-REI-1 1801-2
1803	Land Tax	Proprietor Joseph Pitt Esquire Occupier Thomas Stronge	£0-16-3		GA: Q-REI-1 1803
1804-8	Land Tax	Proprietor John Elwes Esquire Occupier Himself	£0-16-3		GA: Q-REI-1 1804-8
1809-17	Land Tax	Proprietor John Haines Occupier Himself	£0-16-3	In 1818 and thereafter Moor Wood is taxed with Moor House	GA: Q-REI-1 1809-17

## 17. COTTAGES

As described in no. 1, BAGENDON FARM, in 1685 William Chandler was granted the lease of a cottage. William Chaundler of Lower Dunsbourne and Emma Foster of Bagendon were married at Bagendon on 13th November 1684. On September 13<sup>th</sup> 1685 Sir John Thynne leased a cottage to William Chandler on his life and that of his wife Emma and son Thomas Chandler. Leases to 1700 record that the cottage had a garden and was 67 feet in length and 18 feet in breadth. The Value and Fine were both £4, the rent 4/- and the heriot 3/4.

On 27<sup>th</sup> August 1745, Lord Weymouth granted John Eycott of Cirencester, goldsmith, a lease of no. 1, BAGENDON FARM, being a farmhouse and lands etc. among which was 'a cottage with the appurtenances near the Farm house called 'Chandlers Cottage'. In the 1792 Inclosure award, the Schedule of Edward Haines holdings in Bagendon Farm includes 'Cottage & Garden called Chandler's Cottage of 8 perches'.

There is also Mathew Marchant's (or Merchant's) Cottage built on the Lord's Waste and regularised by payment of a small rent. Mathew Marchant died in 1770 and the cottage was then occupied by John and then William Harding. Both Harding and Marchant are familiar names in Bagendon records. Marchants was the old name for Hill's tenement and the family rented the estate before the Hills. They may then have fallen on evil days. There is also a Merchants Down. and in 1763 a 'ground heretofore in the possession of Michael Marchent (Jeff's tenement).

In the Archer Survey is an erased note in the entry added to the parcels for no. 13, JEFF'S stating "about 5 Tenants Cottages and Gardens, one of which divided into two, and land belonging". It appears that this note in fact related to No. 14, Jeff's Cottage. The cottages will have been on Merchants Down.

The Inclosure Award gave the Marquess the right to use the adjoining roads and spring for the use of the cottages.

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFFECTS/ NOTES</u>	<u>REFERENCES</u>
COTTAGES					
13/9/1685	Lease	Sir John Thynne (1) William Chandler (2)	Cottage with a garden which becomes part of Bagendon Farm lands. Value: £4 Rent: 4/- Heriot ¾: Fine: £4	On lives of William, his wife Emma and son Thomas. This cottage was incorporated into Bagendon Farm when let to John Eycote in 1745 and is mentioned in the Inclosure Award Schedule for Bagendon Farm	NA: C108/182 GA: D475 acc 1194
7/11/1735	Court Baron	Mathew Merchant	Amerced 4d. affeered to 2d for living in a cottage upon the Lord's Waste called Bagendon Down		LA: NMR 1949
27/11/1736	Court Baron	Mathew Merchant	Amerced 4d. affeered to 2d for living in a cottage upon the Lord's Waste called Bagendon Down		LA: NMR 1949
1770	Death	Mathew Merchant		Mathew Merchant was buried at Bagendon on 7/8/1770	
1772/1776	Rental	Mathew Merchants Cottage (acknowledgement)	Rent 4d. paid 1772 -1776 but not 1777	Clearly the same cottage as the preceding one There are many Harding family entries in the Bagendon registers. John Harding was baptised on 25/2/1753, son of John and Martha and buried on 24/6/1788. His elder brother William Harding was baptised on 26/2/1749	Archer Survey
1789/91	Rental	John Harding with William written later in bold		The Archer Survey has an erased note added to the parcels for Jeff's, stating "about 5 Tenants Cottages and Gardens, one of which divided into two, and land belonging". It is probable his refers to no.14, JEFF'S. Cottage and that the cottages were on Merchants Downn. The Inclosure Award gave the Marquess the right to use the adjoining roads and spring for the use of the cottages	Archer Survey
1792	Inclosure Award	Marquess of Bath in hand	Cottage late Merchants: Rent 4d. Paid each year Cottages and Gardens on Merchants Down, 15, 10, and 5 perches respectively	For John Marshall gent and Thomas Marshall see no 14, Jeff's 1660/1.	GA: D475 acc 1194

## 8 WATER RENTS

Water rents are only mentioned in the Archer Survey which indicates they were payable by the inhabitants of Woodmancote. Presumably they would have been in that part of Woodmancote that was in the parish of North Cerney. If the springs and stream were on the Bagendon side, one can understand why they needed the water. The spring may have been the same one as the Inclosure Award reserved to the Lord for the use of the Cottages.

<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
WATER RENTS					
1727-8	Rental	Water Rents	Woodmacot Water Rent 4/1		NA: C108/208
1772/1776	Rental	Water Rents	Water Rents: 3/- paid each year except for 1777		Archer Survey
1789/91	Rental	Inhabitants of Woodmancote	The Liberty of Watering the Cattle: Paid 3/- but not clear which year(s).		Archer Survey

## 19. SCHOOL LANDS

This property was so called because, in 1722, Rebecca Powell left money and property (including this one in Bagendon) in her Will for the founding of a school in Cirencester which became the Yellow School. Rebecca Powell as Rebecca Godsalve married William George of Cirencester in 1789 at St. Clement Danes in London. William died in 1703 and in 1708 Rebecca married a London merchant, Thomas Powell, whom she outlived.

The George family had been Lords of the Manor of Baunton since the time of Henry the Eighth. How they came to acquire the freehold of the neighbouring Bagendon property is not known but the then Lord, Richard George, was seized of it in the early 17<sup>th</sup> century when the tenant was John Davis. In the middle of the century, the tenant was Christopher Parsloe from whom it descended to his son William. William did not die until 1720 but, in 1702, his son-in-law Henry Packer, who was married to William's daughter Joane, was granted the reversion of the lease on his and his wife's lives.

There may well have been some tension between the residents of Bagendon and neighbouring Baunton as evidenced by the following report in the 1701 Bagendon Court Baron (LA: NMR 1983):

They present upon their View that the Watercourse running from North Cerney to Cirencester in or by the Long Ham in the parish of Bagendon aforesaid hath bene heretofore turned out of the Antient Channell and usual watercourse & by reason thereof a little parcell of meadow ground belonging to the Parsonage aforesaid and the Widow Ravenhill of Bagendon And alsoe about a Quarter of an Acre of meadow ground belonging to the Manno<sup>r</sup> and ffarme of Bagendon aforesaid And alsoe another parcell of meadow ground lying in the forme of A Horseshooe being about halfe a Quarter of an Acre and belonging to Badgendon ffarme aforesaid are got on Bawton side Altho the Same belong to and ought to bee on Bagendon Side And are in the parish of Bagendon And they find by informacion that the said Watercourse was turned out of its course above fifty years since by John George Esquire deceased then Lord of the Manor of Bawnton aforesaid And they also present that they cannot find two parcells of meadow more in the nature of Horshooes claymed by Job Dowle Junior Occupier of the ffarme of Badgendon aforesaid to bee lying in the Said Meadow called long Ham neither can they receive any informacion touching the Same.

Henry Packer died in 1728 and Joane in 1741. Their son John, who was tenant of Wright's and Jeff's Cottage at times, did not inherit the property. Instead it was let to a spinster, Sarah Wood, on her life and that of her brother and of Ann Huntingdon who married John Bishop in 1758. By the 1770's, apparently after Sarah Wood's death, the property was held on trust for Ann Bishop separately from her husband John. In 1783 it was mortgaged to a Catherine Wood and then in 1789 sold to Edward Haines who kept it at least until 1823.



<u>DATE</u>	<u>DOCUMENT</u>	<u>PARTIES</u>	<u>RENT/VALUE &amp; PROPERTY</u>	<u>LIVES/ EFECTS/ NOTES</u>	<u>REFERENCES</u>
7/5/1616	Inquisition post mortem.	Richard George of Baunton	(Latin) One messuage or tenement and one Close adjoining and 2 acres of arable in each field in Badgington in the tenure of John Davis or his assigns	Richard was probably buried at Stow on the Wold on 3/3/1712 dsp. He was the eldest son of Christopher George of Baunton and his brother Robert inherited.	Gloucester IPM GA: P86/1/CH/1/4-5
1617	Death	John Davis		Buried at North Cerney 2/2/1617, husbandsman of Calmsden, North Cerney . No mention of property in Will.	
12/1/1627	Inquisition post mortem.	Robert George of Baunton	Same quoted in property of which Richard died seized. Robert died on 1/2//1623 seized of the property described as: 'The messuage and other the premisses in Badgington are held of <i>Thomas Thynn</i> , knight, as of his Manor of Badgington by fealty only, in free and common socage, and are worth per annum, clear, 12d'.	This property and all Robert's other unentailed property descended to John George son of Robert George senior of Cirencester. This Robert was a cousin of Richard and Robert junior. Badgington is wrongly printed Bawdington in the passage quoted either by the writer or by the transcriber.	Gloucester IPM GA: P86/1/CH/1/4-5
1627	Death	Katherine Davis		Will dated 11/4/1627 when of Baunton widow: proved 22/5/1627. No mention of property in Will. Katherine was the widow of John Davis. Christopher Parsloe probably obtained the lease after her death.	
16/7/1653	Indenture	John George of Bawdington also Bawnton(1) Sir Humphrey Tracey of Stanway, Bt. And Robert Stephens of the Middle Temple London (2)	All that Messuage or Tenement with the Appurtenances and Lands meadows pastures Commons and feedings in Badgington now or late in the tenure or occupation of Christopher Parsloe his Assignee or Assignes	This is a marriage settlement conveying this and other properties to Tracey and Stephens	GA: P86/1/CH/1/4-5
1654-1695	Various Deeds	John George, William George and other parties	Deeds deal with the marriage settlement etc. Parsloe on occasion spelt Parslowe or Parslow		GA: P86/1/CH/1/4-5

18/9/1671	Bagendon Hearth Tax	Widow Elizabeth Parsley	Exempt		This shows Christopher dead by this time; later deeds continue to refer to the property as now or late in his occupation. NA: E179/116/544
17/4/1701	Court Baron (adjourned)	Widow Elizabeth Parsley	Given stint of 5 sheep for her living		She must have had free bench LA: NMR 1983.
1702	Death	Widow Elizabeth Parsley			Buried at Bagendon 26/4/1702
7/12/1702	Indenture	William George of Cirencester Esq. (1) Henry Packer of Badgenton Husbandman (2)	All that one Messuage or Tenement with the appurtenances scituate lying and being in the parish of Badgenton aforesaid with a little Garden and a Close of pasture thereunto adjoining, one other little Close of Meadow or pasture ground to ye same belonging lying near unto a Bridge there called Bearotts Bridge Two Acres of Arable Land lying in the North Field of Badgenton aforesaid and one Acre in the South Field there together with all commons or 122ommon of pasture to the same belonging but excepting the Bodyes of all Tymber Trees. Rent 4/-		The property, now in the tenure or occupation of William Parsloe who is the son of Christopher Parsloe, is granted on his death or demise on the lives of Henry Packer and his wife Joane who is William's daughter. GA: P86/1/CH/1/72/3
1707	Probate	William George			In the following year, 1708, William's widow Rebecca married Thomas Powell of London merchant
1720	Death	William Parsloe			Buried at Bagendon 31/1/1720
1722	Death	Rebecca Powell			In her Will dated 17/9/1722 left money and property, including it seems the Bagendon property for establishment of the School Lands. GA: P86/1/CH/1/4-5
1728	Death	Henry Packer			Buried at Minety 31/7/1728

1741	Death	Joane Packer widow		Buried at Bagendon 9/11/1741. Will dated 17/4/1741 and proved 3/6/1742	Beecham, pp. 121 & 217
29/9/1742		Rt Hon Allen Lord Bathurst and Joseph Harrison of Cirencester Clerk Trustees of the trust estate of Rebecca Powell late of Cirencester widow (1) Sarah Wood of Badginton spinster (2) Rt Hon Allen Earl Bathurst and the Reverend Samuel Johnson of Cirencester Clerk (1) and Mr. William Turner on trust within mentioned	Same property. On life of Sarah Wood, Richard Wood of Cirencester glover, brother of Sarah and Ann Huntington one of the daughters of Ann Huntington of Badginton widow. Rent 2s.: Fine £20: Can have new life on death of existing life for £2.		GA: P86/1/CH/1/72/34
24/6/1774	Lease			On 3 lives	GA: D1441/box2522/4
22/7/1777	Indenture of Lease	Rt Hon Henry Lord Bathurst and Samuel Johnson of Cirencester Clerk Trustees of the trust estate of Rebecca Powell late of Cirencester widow (1) and William Turner of Cirencester mercer executor of Sarah Wood late of Badginton spinster	message or tenement with the Orchard adjoining 3 acres of arable in the Common Fields, in the north and 1 in the south field and a little meadow or pasture ground near Barrards Brook the Orchard formerly of Francis Ashmead on lives of said Ann Bishop, and Ann Hancock (15), and Sarah Hancock (9), daughters of Robert Hancock of Cirencester Baker by Elizabeth his wife both deceased in trust for Ann Bishop separate from husband John at rent of 10/-	Recited in 1789 Deed	GA: D1441/box2522/4
13/12/1783	Indenture of Lease (Mortgage)	William Turner (1), Ann Bishop (2) and Catherine Wood (2),	William and Ann demised the property to Catherine Wood with proviso that indenture void if Ann paid	Recited in 1789 Deed	GA: D182-III-12
22/7/1777	Four Part Indenture of Lease	Catherine Wood of Cirencester spinster	Edward Haines purchases the property for £80 paying William Turner for Catherine Wood £47 due on the mortgage and £33 to Ann Bishop.		GA: D182-III-12

(1)William Turner of  
Cirencester gent (2)  
Ann Bishop wife of John  
Bishop of Badgenton  
woolcomber (3)  
Edward Haines of  
Badgenton gent (4)

Edward Haines Leaseholder under the Trustees or  
Feoffees of the Yellow School in Cirencester  
House Garden and Orchard  
Allotment in the South Field

A	R	P
-	1	19
<hr/>		3
10	1	11

GA: D475 acc 1194

16/6/1789 Inclosure

Edward Haines  
Leaseholder under the  
Trustees or Feoffees of  
the School Lands in  
Cirencester

1792 Counterpart Lease

Rt Hon Henry Lord  
Bathurst and the  
Reverend H.A. Pye (1)  
Mr Edward Haines (2)

Lease for 99 years determinable on lives: Rent 10/-

GA: D1441/box2522/4

17/9/1813-  
19/8/1826 Counterpart Lease

Rt Hon Henry Lord  
Bathurst and the  
Reverend H.A. Pye (1)  
Mr Edward Haines (2)

Lease for 99 years determinable on lives: Rent 10/-

GA: D1441/box2522/4

20 MASTERS PROPERTY

There is one other property shown in the Schedule to the Inclosure Award which is otherwise unknown but, as it is freehold, may have been purchased previously by the Masters family who acquired the Manor of Baunton from William George. It consisted of the following freehold Allotments of Thomas Masters Esquire in the Meadow vizt:

Part of an old Inclosure received in exchange of Sarah	–. 1. 11)
Part of Lot Mead	<u>4. 2. 18)</u>
	<u>4 3 29</u>

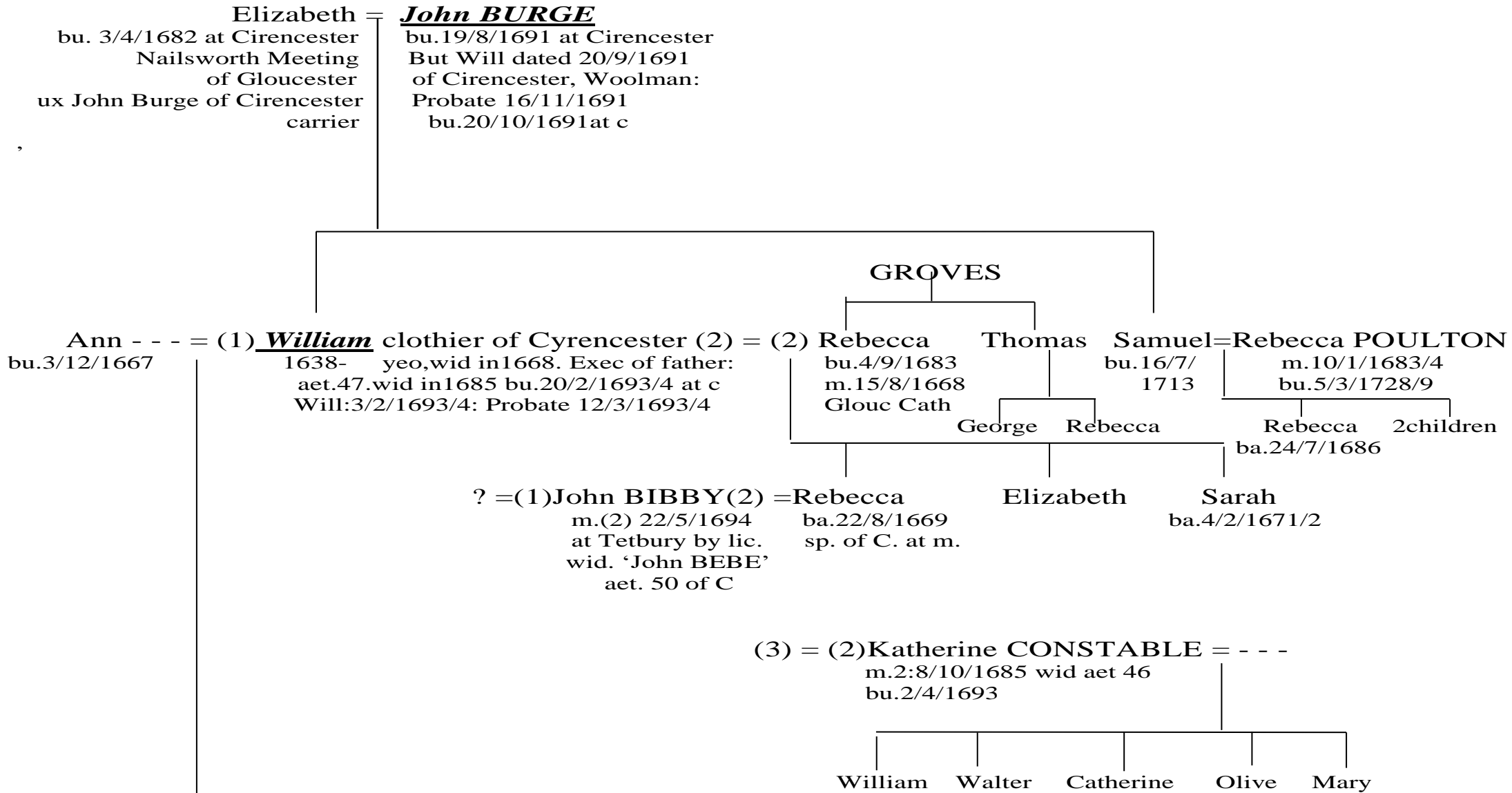


## FAMILY TREES



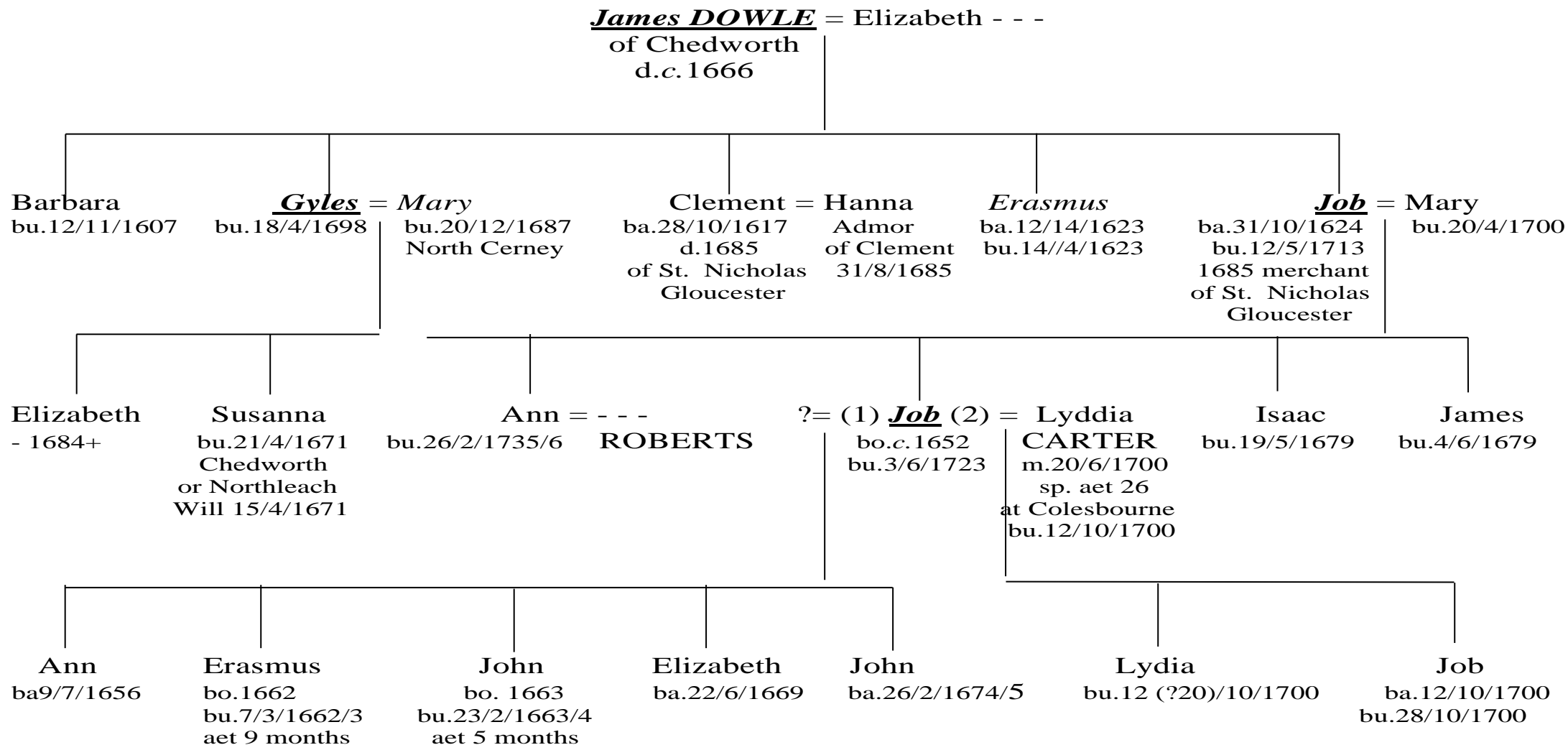


# THE BURGE FAMILY





**THE DOWLE FAMILY**  
at Bagendon unless otherwise stated



Job Dowle = Sarah Carcling at Hempstead on 21/1/1686  
Sarah Dowle wife of Job de Glos<sup>F</sup> bu.Newnham 15/11/1695

# THE EYCOTT FAMILY 1

*All at Cirencester unless otherwise stated*

Richard EYCOTT = Ann - - -  
 bu.20/12/1679 at B. | bu.27/6/1698 wid. at B

John SHEWELL

William  
 ba. 2/1/1650/1 at B.  
 Goldsmith  
 at Gloucester  
 bu.15/3/1716/7 at B.

Berkeley = Mary  
 bo.c.1657 ? at B.  
 App. 16/11/1670  
 bu 15/3/1716/7 at B  
 Will:7/3/1716/17  
 Pte:16/5/1717

John  
 bo c1670  
 m.13/9/1688  
 bu.13/10/1740

Thomas = Jane  
 d. by 1676 | bu.11/12/  
 1716 at B

ISSUE  
 See The Eycott Family 3

Ann  
 either = John Harmer of Bisley  
 m. at B. 1/10/1689  
 and/or = Thos. Howes of N.C.  
 m. at B.23/4/1694  
 Ann ?bo.c.1658;  
 always married by licence of B.

John = Elizabeth JONES

ba.1/9/1689  
 Will:11/5/1737  
 of C. Goldsmith  
 Pte:19/10/1751  
 of B. Goldsmith

m.15/9/1715  
 bu. 31/4/1768 at B

Richard (1) = Elizabeth

ba.18/4/1692  
 d.3 & bu.11/6/1721  
 at Withington  
 m.(2)12/9/1722  
 at Siddington (2). = Elizabeth  
 St. M, mercer. CHATTERTON  
 both of C. bo.c.1699

Thomas = Penelope EBSWORTH

ba. 2/5/  
 1695-  
 22/4/1730.  
 m. of C  
 m.6/9/1720 at Chedworth  
 of Northleach  
 ISSUE

m.(3) of South Cerny ? (3) = Mary SADLER  
 ISSUE from  
 m.(1) & m.(2)  
 ? bu.24/11/1771 at B.

BALINGER

Sarah = John | Henry  
 ba.19/9 | m 15/12/  
 /1698 | 1720

Mary = Daniel WEBB  
 m.9/10/§1749

John  
 ?ba.22/9/1756 at  
 Chipping Campden

Joseph = Mary FREEMAN  
 ba.28/12/1703 | m12/4/1730  
 m. of | at Rendcomb  
 Chedworth | of N.C.  
 bu 28/6/1787  
 at Stonehouse  
 Lived at  
 Cherington

ISSUE

James  
 ?bu.5/2/  
 1745/6  
 Barnet  
 wax chandler

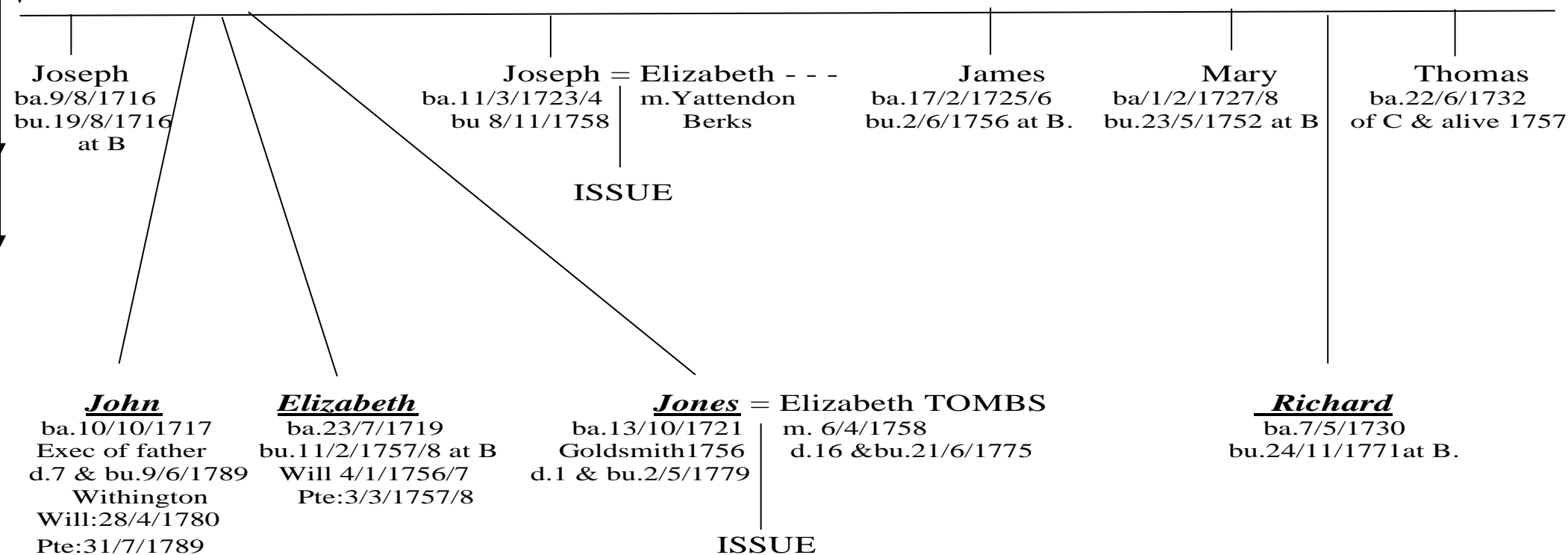
Mary = Caleb MAY  
 ba.18/5/ | m.9/6/1728  
 1707 | of Ampney  
 m. N.C. | Crucis  
 at Rendcomb

ISSUE

Berkley = Mary PACHET  
 ba.5/10/ | m.8/2/1731/2 of  
 1710 | Siddington St. P.  
 m. of | at  
 Ashbrook | Siddington St.M.

ISSUE

THE EYCOTT FAMILY 2  
Family of John and Elizabeth  
*All at Cirencester unless otherwise stated*



THE EYCOTT FAMILY 3  
Family of Thomas and Jane  
*All at Bagendon unless otherwise stated*

Thomas = Jane  
d. by 1676      bu.11/12/1716 at B.

Ann  
fl.1686.

**Thomas = Ann RAVENHILL**  
27 in 1703      m.27/5/1703  
bu.22/4/1730      aet 23  
Will:12/10/1728      St. Mary  
Pte:30/5/1730      Le Crypt  
Innholder of      Gloucester  
Bagendon      ba.23/10/1680  
bu.29/10/1722

John = Margaret  
**MILTON**      **ARKELL**  
Innholder      m.8/2/1703/4  
of Cheltenham      at Cheltenham

Hester  
ba.20/3/1704

Rachel = John ROSS  
ba.7/1/1707/8      m.8/7/1735  
of Cirencester.      bu.26/11/1758

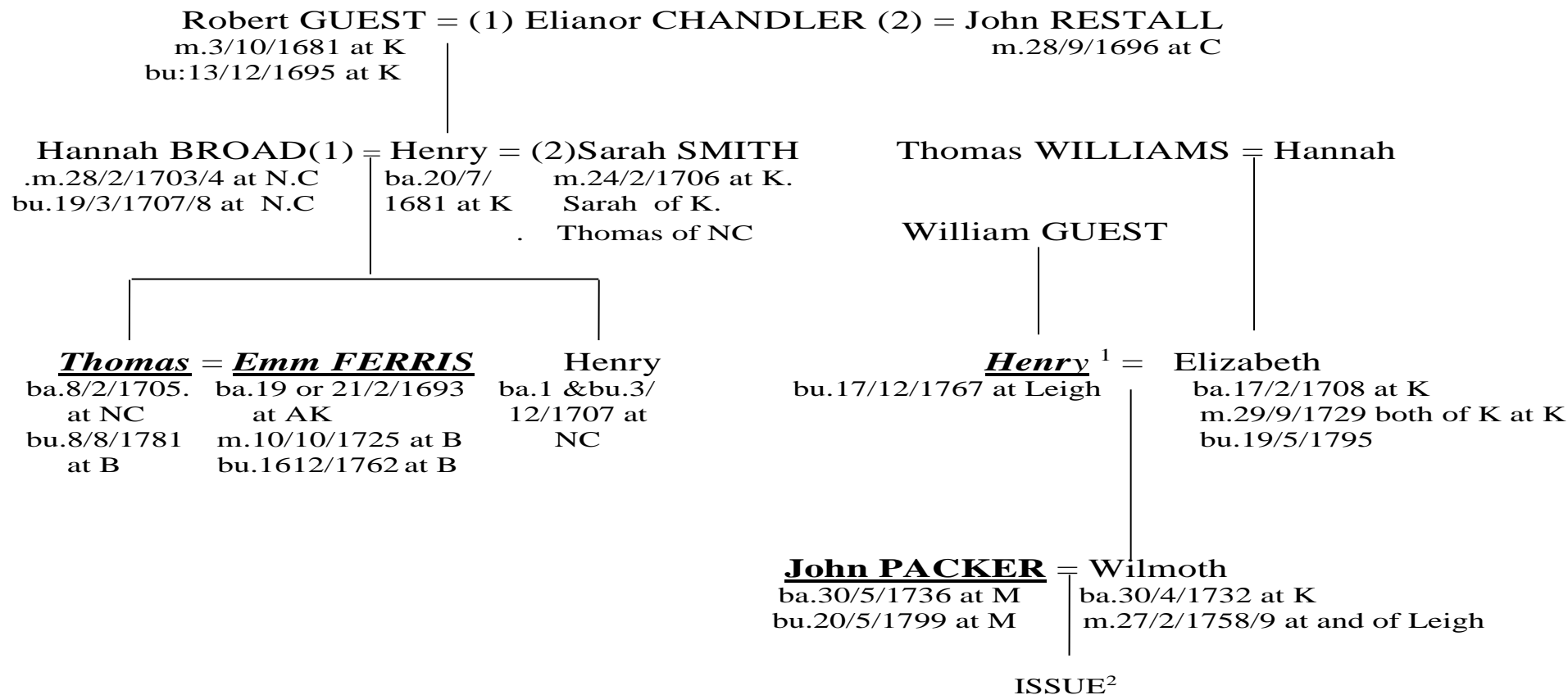
Lucy  
ba.14/1/1710/11

**Thomas** = (1) **Frances** (2) = **John ASHMEAD**  
m.4/7/1727      ba.10/9/1705      m.20/2/1733/4  
at Northleach      at Cheltenham      at Cirencester  
ba.20/9/1703      bu.18/7/1776      bu.14/5/1741 aet.36  
bu.16/6/1732      X      at Daglingworth  
Innholder of  
Barretts  
Bridge      **Richard**  
ba.29/10/1767      ISSUE

Lucy  
ba.26/11/1757

**Frances = John\_BURGE**  
ba.5/11/1731      m.2/7/1769  
bu.16/1/1770

# THE GUEST FAMILIES



<sup>1</sup> Henry could be the son of William and Mary Guest baptised at Kemble on 12<sup>th</sup> September 1694, or of William and Ewan Guest baptised at Kemble on 30<sup>th</sup> March 1690.

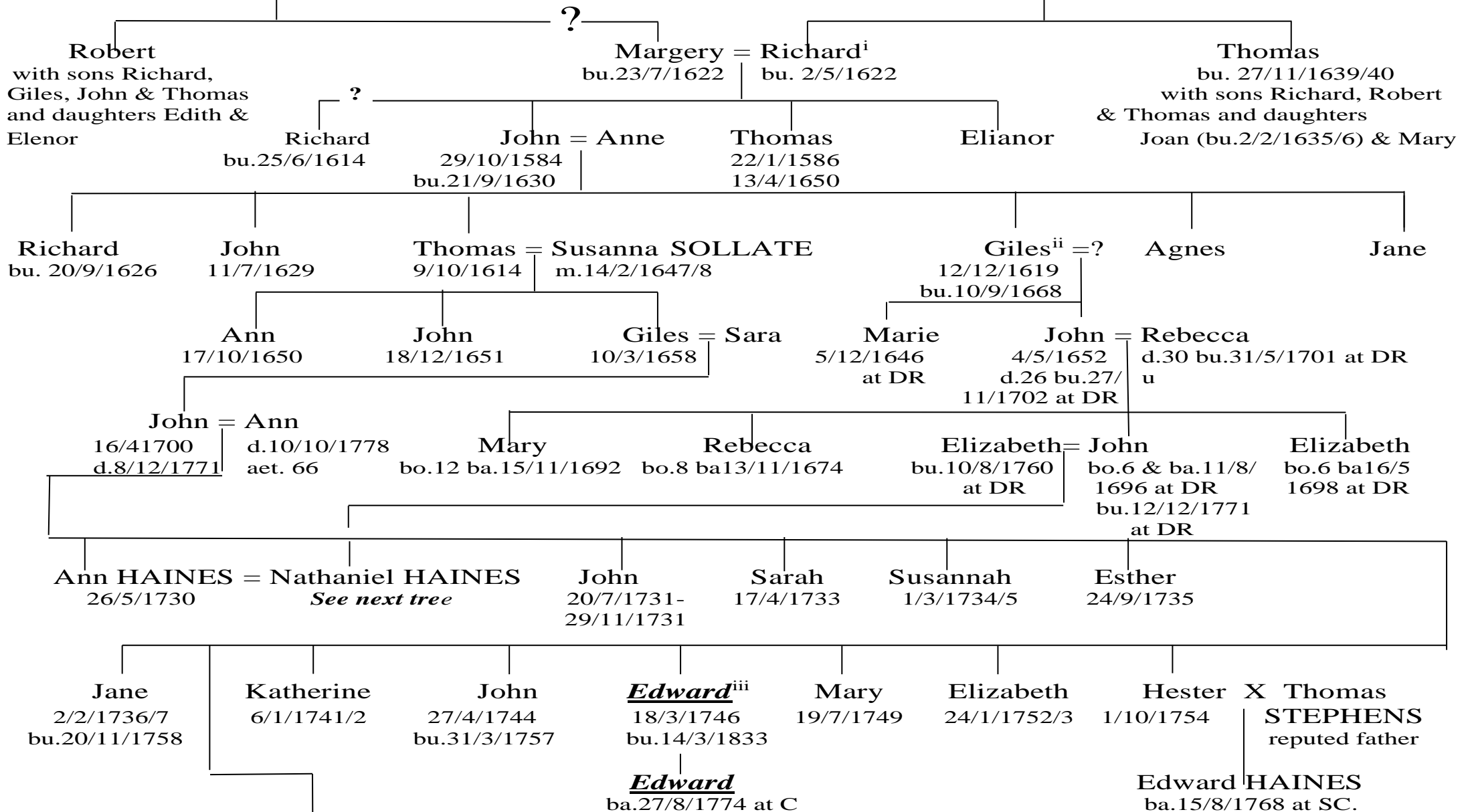
# HAINES FAMILY

Dates under names are baptisms; all dates at Daglingworth (D) unless otherwise stated.

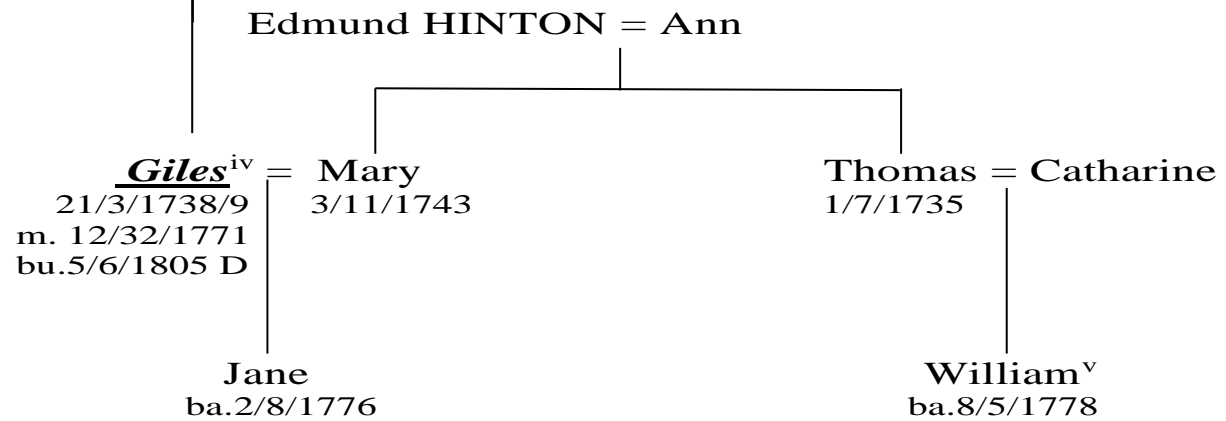
B = Bagendon, C = Cirencester DR = Duntisbourne Rouse, SC = South Cerney

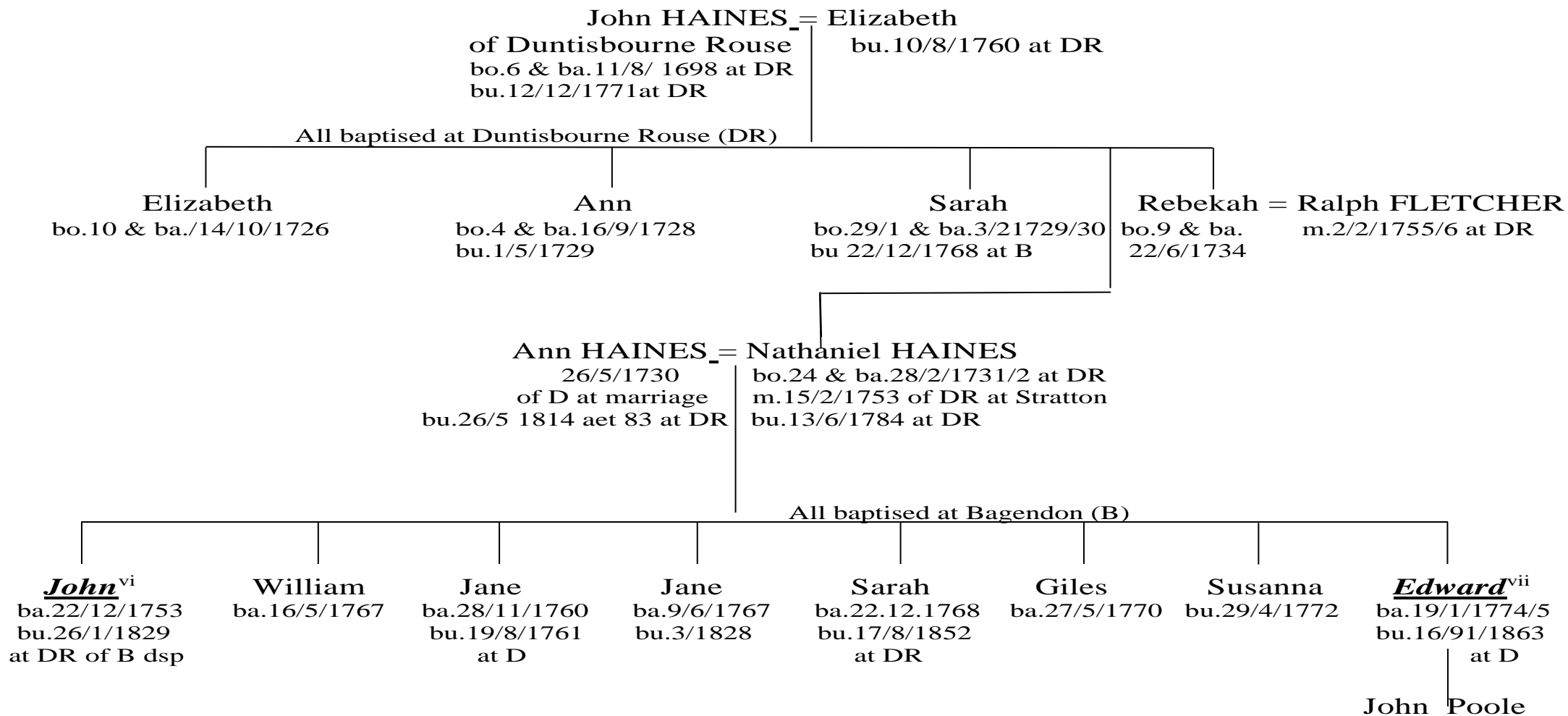
**HANCOX**

**HAINES of Daglingworth**









<sup>i</sup> Testator of Daglingworth, yeoman: Will dated 26/4/1622 and proved 6/6/1722

<sup>ii</sup> Testator Gyles Hynes of Duntisbourne Rouse, yeoman: Will dated 25/11/1667 and proved 24/9/1668.

<sup>iii</sup> Rebuilt Bagendon Manor House c. 1800

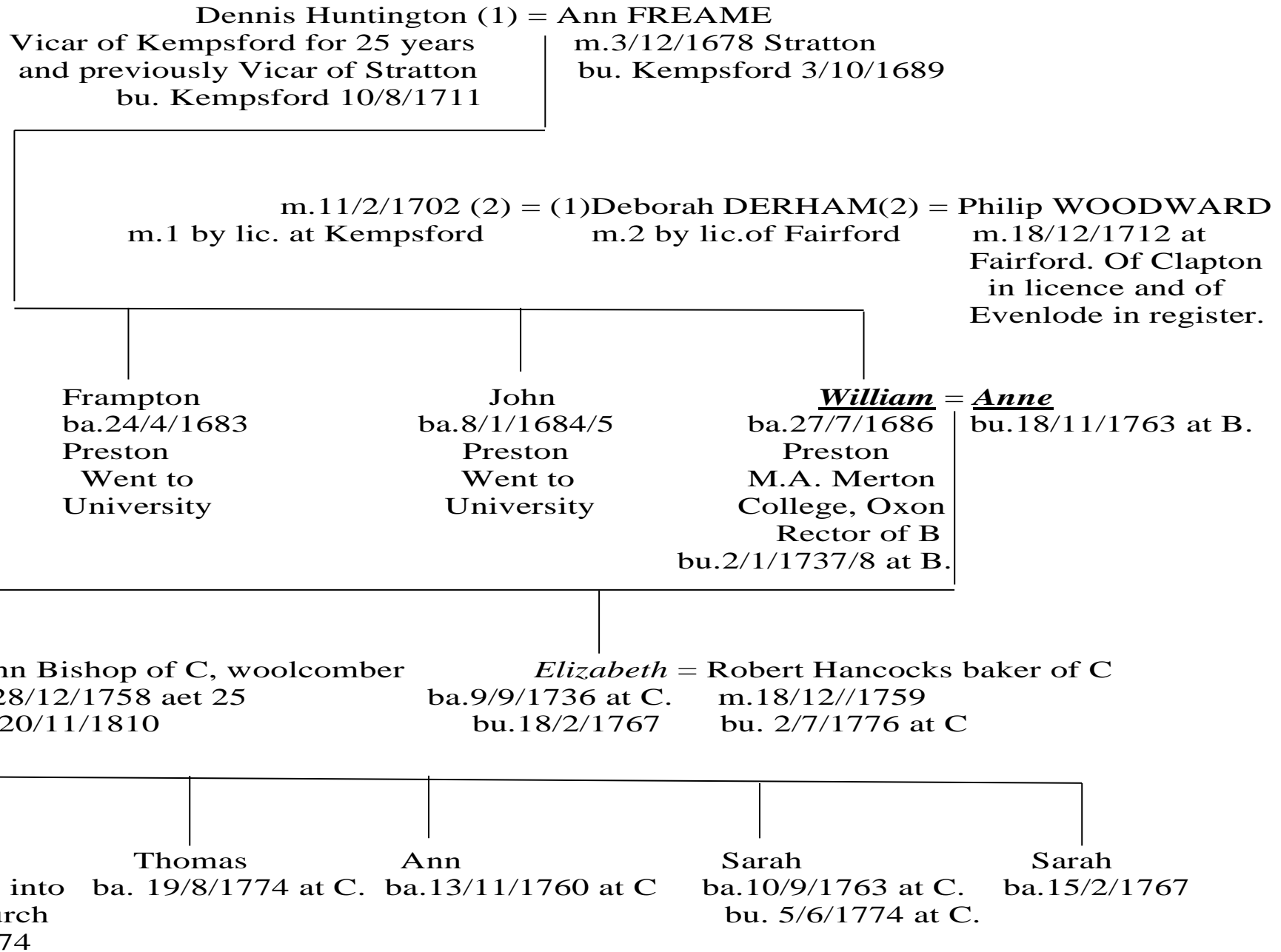
<sup>iv</sup> Will of Daglingworth, 1/10/1802 proved as late of Banbury 19/10/1805. Legacies to nephew Edward of Baunton miller to nephew John, Thomas, Mary, Elizabeth, Ann, Sarah, Jane, Susannah Haine and nephew William Hinton

<sup>v</sup> Inherits estate at Bagendon from uncle Edward

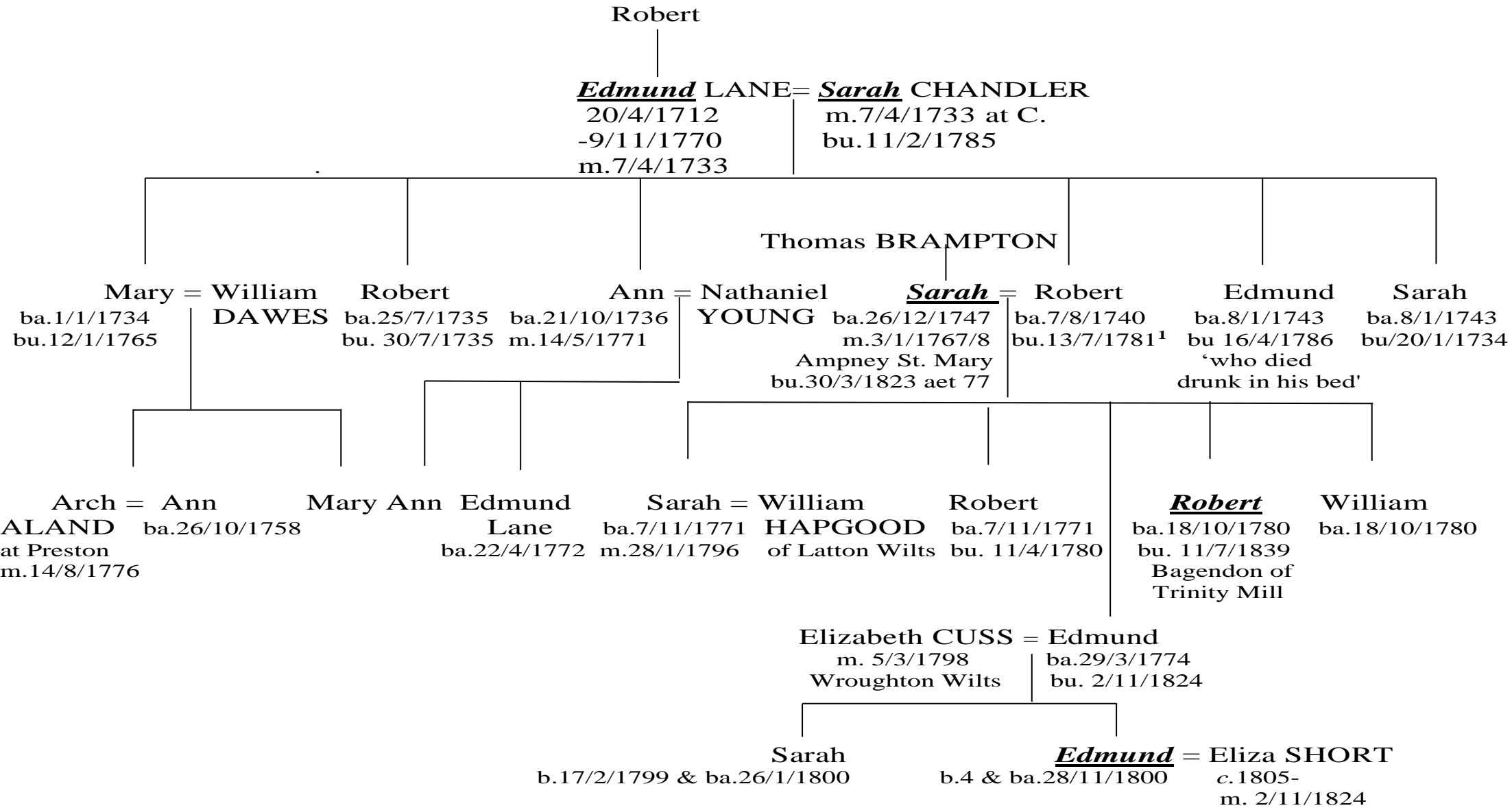
<sup>vi</sup> bought Moorwood c.1800

<sup>vii</sup> At burial was of Moor Wood House, Bagendon; succeeded by son John Poole Haines

THE HUNTINGTON FAMILY



THE LANE FAMILY  
All at Cirencester unless otherwise note

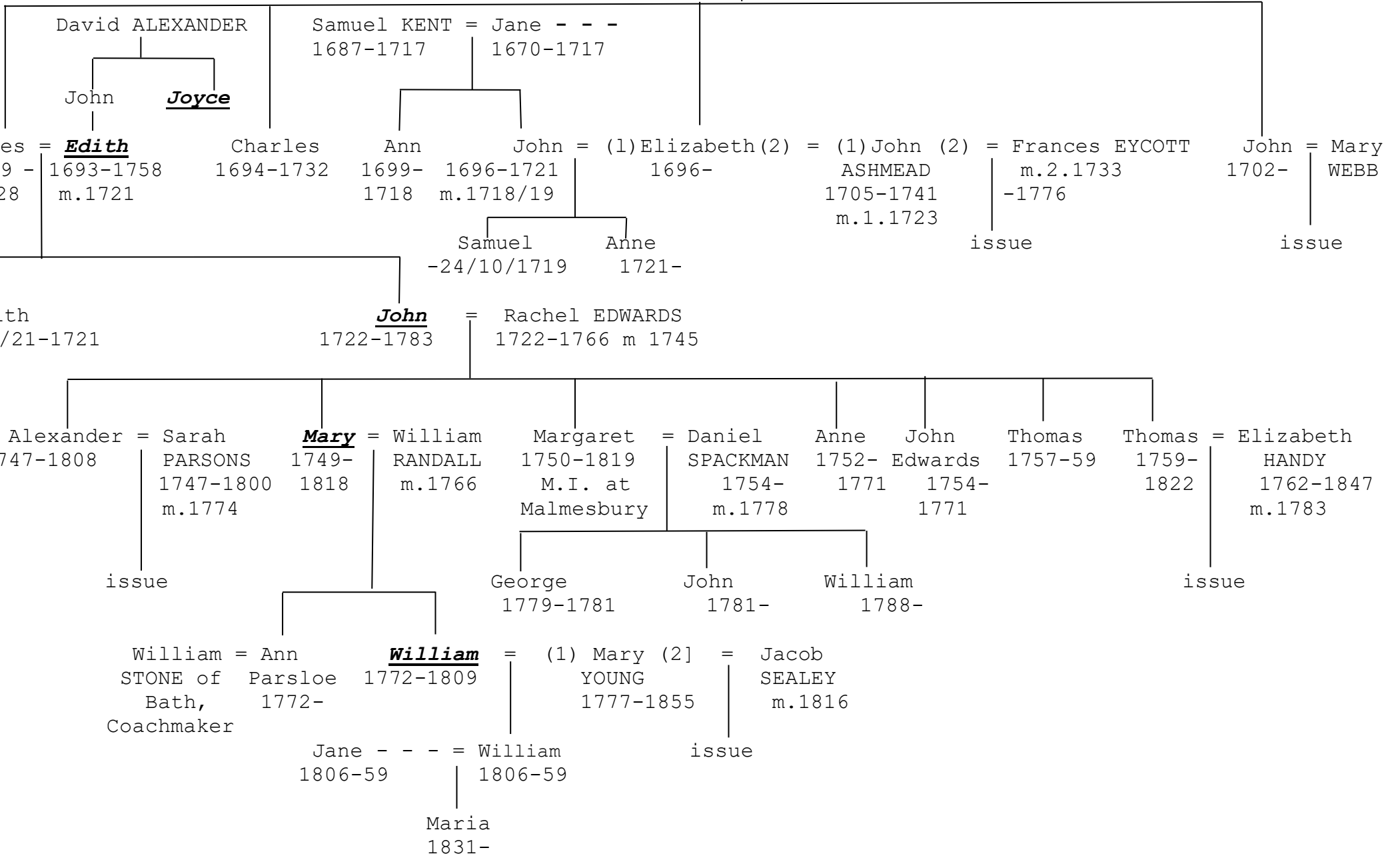


Unidentified: Robert Lane buried Cirencester 21/9/1802 "carried to Shipton Moyne  
Robert Lane buried Bagendon 11/7/1823 aet 59. So born 1764

<sup>1</sup> 'who fell from his Horse near Swindon (as supposed) in an apopleche fit and expired without speaking a word'

THE PARSLOE FAMILY

John PARSLOE or PARSLEY = Elizabeth BLACKWELL  
 1646 - 1729                      -1741 m 1688



# POULTON/FERRIS/GUEST/PACKER TREE

