THIS C O N V E Y A N C E is made the 30th day of October One thousand nine hundred and ninety

BETWEEN WILLIAM HENRY JENKINS of White House Staunton on Wye in the County of Hereford and Worcester (hereinafter called "the Vendor") of the one part and STEPHEN RICHARD WINTER ALEC WILLIAM WINTER and JUNE WINTER of Staunton Lodge Staunton on Wye in the County of Hereford and Worcester (hereinafter called "the Purchasers") of the other part

WHEREAS the Vendor is seised of the property hereinafter described for an estate in fee simple in possession free from encumbrances and has agreed with the Purchasers for the sale of the said property to them for a like estate at the price of One thousand four hundred pounds and the Purchasers have agreed that the same shall be vested in them as joint tenants in manner hereinafter appearing

NOW THIS DEED WITNESSETH AS FOLLOWS:

1. IN pursuance of the said Agreement and in consideration of the sum of One thousand four hundred pounds paid by the Purchasers to the Vendor (the receipt whereof the Vendor hereby acknowledges) the Vendor as beneficial owner hereby conveys unto the Purchasers ALL THAT plot of land situate at Staunton on Wye in the County of Hereford and Worcester which is together with its dimensions delineated and shown edged red on the plan annexed hereto EXCEPT AND RESERVED unto the Vendor and his successors in title in common with all others entitled the right to a supply of electricity through the wires and cables crossing the plot of land hereby conveyed and serving the White House Staunton on Wye aforesaid and upon giving twenty four hours notice or immediately in cases of emergency to enter upon the said plot of land with our without workmen and machinery for the purposes of inspecting repairing and renewing the said wires and cables the persons exercising such right of entry doing as little damage as possible and making good all damage caused and paying compensation for any damage which cannot be made good TO HOLD the same unto the Purchasers in fee simple as beneficial joint tenants

SE085
Photo Copy

This official copy is incomplete without the preceding notes page.

2. THE Purchasers hereby jointly and severally covenant with the Vendor that they will within one month of the date hereof at their own expense and in a proper and workmanlike manner erect and forever thereafter maintain and keep in good repair a post and pig netting fence between the points marked X Y and Z on the said plan.

3. IT IS HEREBY AGREED AND DECLARED:

(i) that no rights other than those expressly granted herein shall be implied in favour of the Purchasers under the doctrine of Wheeldon -v- Burrows or Section 62 of the Law of Property Act 1925

(ii) that the Purchasers shall not be entitled to any right of light or air which would restrict or otherwise interfere with the free use of the Vendor's adjoining land for building or any other purpose

4. THE Purchasers hereby declare that until the expiration of twenty one years from the death of the survivor of the Purchasers the trustees for the time being of this deed shall have full power to sell mortgage charge lease or otherwise dispose of all or any part of the said property with all the powers in that behalf of an absolute owner

5. THE Vendor hereby covenants with the Purchasers and each of them that as and when any of the documents listed in the schedule hereto shall come into the possession of the Vendor or the persons deriving title under him he or they will when requested and at the cost of the Purchasers or their successors in title execute a statutory undertaking for the safe custody of such documents and that in the meantime and until execution of such undertaking every person having for the time being possession of the said documents will keep them whole uncancelled and undefaced unless prevented from doing so by fire or other inevitable accident

6. IT IS HEREBY CERTIFIED that the transaction hereby effected does not form part of a larger transaction or series of transactions in respect of which the amount or value or the aggregate amount or value of the consideration exceeds thirty thousand pounds

IN WITNESS whereof the parties hereto have executed this Deed the day and

This official copy is incomplete without the preceding notes page.

year first hereinbefore written

The Schedule

Date	Document	Parties
2nd February 1979	Deed of Partition	E F Jenkins (1) W H Jenkins (2) A E Jenkins (3)
25th February 1982	Mortgage	W H Jenkins (1) National
Westminster		BAnk PLC (2)

SIGNED as a Deed by the said)
WILLIAM HENRY JENKINS in the) W H Jenkins
presence of: T. L Bradshaw)
"SPRINGFIELD"
STANTON-ON-WYE
HEREFORDSHIRE

SIGNED as a Deed by the said)
STEPHEN RICHARD WINTER in) Stephen R. Winter
the presence of:)
G. EVERETT
LUGWORTH,
ROMAN ROAD,
HEREFORD.

SIGNED as a Deed by the said)
ALEC WILLIAM WINTER in the) A.W. Winter
presence of:)
G. EVERETT
LUGWORTH
ROMAN ROAD,
HEREFORD

SIGNED as a Deed by the said)
JUNE WINTER in the presence) J Winter
of:)
G. EVERETT
LUGWORTH
ROMAN ROAD
HEREFORD

This official copy is incomplete without the preceding notes page.

5

DATED 30th October 1990

CONVEYANCE

MR W H JENKINS

-to-

MESSRS S R & A W WINTER AND

MRS J WINTER

Plot of land at Staunton-on-Wye

Hereford and Worcester

Rd with original Conveyance dated 30th Oct. 1990 produced at our offices:

Aaine & Miles

Tewkesbury

Glos.

30th Oct. 1990.

This official copy is incomplete without the preceding notes page.

This official copy is incomplete without the preceding notes page.