

his Indenture

Made the twenty ninth Day of September in the thirty first year of the Reign of our Sovereign Lord George the third by the Space of Year of Great Britain France and Ireland King Defender of the Faith and so forth and in the Year of our Lord One Thousand Seven Hundred and Ninety one Between Edward Edwards Clerk of the Hospital of St. Andrew in Stamford in the County of Lincoln of the Foundation of King James the first Christopher Cockson Clerk Comptroller and the Twelve Poor of the said Hospital of the one part and Susan Lock of Rufford in the County of Nottingham Widow and Relict and Administratrix for Intituled to the Administrations of the Goods of Alexander Lock late of Rufford aforesaid Carpenter deceased of the other part

Whereas by Indenture under the Common Seal of the said Hospital bearing Date the Twenty fifth Day of March One Thousand Seven Hundred and Eighty four The then Warden Comptroller and Twelve Poor for the Consideration therein mentioned Did Demise Grant and to Farm Let unto the said Alexander Lock his Executors Administrators and Assigns the Messuages or Tenements and Premises with the Appurtenances herein after mentioned for the Term of Twenty one Years under such Yearly Rents Covenants and Agreements as therein mentioned Now this Indenture Witnesseth that as well for and in Consideration of the Surrender of the before Recited Indenture of Lease which the said Susan Lock both Surrender and Yield up to the said Warden Comptroller and Twelve Poor and their Successors by these presents and of the Sum of Two Pound Fifteen Shillings and Six pence of lawfull Money of Great Britain by the said Susan Lock to the said Warden as a fine in Hand paid for the Use of the said Hospital at or before the Enrolling and Delivery of these presents ^{Receipt whereof is hereby Acknowledged as also her and in Consideration of the Yearly Rents Covenants and Agreements herein after Recited and Contained} They the said Warden Comptroller and Twelve Poor by and with One full Assent Consent and Agreement Have Demised Granted Let and to Farm Let unto the said Susan Lock her Executors Administrators and Assigns All that Messuage or Tenement now Divided into Two Tenements with the Appurtenances situate and being in the White Horse Market on the West side of Red Lion Square in the Parish of All Saints in Stamford aforesaid with a Doer to or Rent House thereunto adjoining One of the said Tenements being now in the Tenure or Occupation of William Parker and the other of John Eggon The Great North Road East The White Horse Market West A Messuage belonging to George White North and a Messuage belonging to Miss Lilly South Together with all Ways Easements Rights Paths Pastures profits Commodities Hereditaments and Appurtenances whatsoever to the same belonging or in any wise Appertaining To Have and to Hold the said Messuage or Tenement and Premises with their and every of their Appurtenances unto the said Susan Lock her Executors Administrators and Assigns from the Day of the Date hereof for and during and unto the full End and Term of Twenty one Years from thence next ensuing and fully to be completed and Ended Yielding and paying therefore Yearly and every Year during the said Term unto the said Warden Comptroller and Twelve Poor and their Successors at or in the Audit Chamber of the said Hospital in Stamford aforesaid the Yearly Rent or Sum of One Pound Seventeen Shillings of lawfull Money of Great Britain by two hult Yearly Payments (that is to say) the Annunciation of the Blessed Virgin Mary and Saint Michael the Archangel by even and equal Portions clear of all Deductions whatsoever the first Payment thereof to be begin and be made on the feast of the Annunciation of the Blessed Virgin Mary next ensuing the Date hereof

Provided always and these presents are upon this Contract Nevertheless that if the said Yearly Rent or Sum of One Pound Seventeen Shillings or any part thereof shall be behind and unpaid by the Space of Fourteen Days next after either of the said Feasts or Days of Payment whereon the same ought to be paid as aforesaid Or if the said Susan Lock her Executors Administrators or Assigns or any of them shall at any time or times hereafter during the said Term Grant Sell Assign Exchange or Mortgage the said Demised premises or any part thereof to any person or persons whomsoever other than to her or their Husband Child or Children without Licence or Leave for her or their so doing first had and obtained in Writing under the Hands and Seals of the Warden and Comptroller of the said Hospital for the time being Or shall break any of the Covenants Conditions Provisions or Agreements herein contained that then and in any of the said Cases it shall and may be lawfull to and for the said Warden Comptroller and Twelve Poor or their Successors or their Attorney into and upon the said Demised premises or any part thereof in the name of the whole to Re-enter and the same to have again Retain Repossess and Enjoy as in their first and former Estate and this Indenture and every matter and Thing herein contained shall cease Determine and be utterly Void to all Intent and Purpose any Thing herein mentioned to the contrary thereof in any case

Notwithstanding And the said Susan Lock for herself her Executors Administrators and Assigns Doth Covenant Promise and Agree to and with the said Warden Comptroller and Twelve Poor and their Successors by these presents in manner following (that is to say) that she the said Susan Lock her Executors Administrators and Assigns shall and will from time to time and at all times hereafter during the Continuance of the said Term hereby Demised at his and their own proper Costs and Charges well and sufficiently Repair Amend Maintain and keep the said Messuage or Tenement and Premises with their and every of their Appurtenances in by and with all and all manner of needfull and necessary Reparations Amendments and Workmanship whatsoever when and as often as there shall be Occasion and the same so well and sufficiently Repaired Upheld Amended Maintained and kept shall and will at the End or other sooner Determination of the said Term Leave Surrender and Yield up unto the said Warden Comptroller and Twelve Poor and their Successors And also shall and will not only well and truly pay or cause to be paid unto the said Warden Comptroller and Twelve Poor and their Successors And also shall and will not only well and truly pay or cause to be paid unto the said Warden Comptroller and Twelve Poor and their Successors the said Yearly Rent hereby Reserved at such Days and times and in such manner as herein before mentioned and appointed for payment thereof but also shall and will at his and their like proper Costs and Charges pay bear and discharge all and all manner of Rent Rents due or payable or which shall hereafter grow due or payable to the Lord or Lords of the Maner of whom the said premises are holden or also all and all manner of Taxes Charges Payments and Assessments as well Ordinary as Extraordinary which already are or at any time hereafter during the said Term shall or may be Taxed Charged laid or imposed upon the said Demised premises or any part thereof by Parliamentary Authority or otherwise howsoever And further it shall and may be lawfull to and for the said Warden Comptroller and Twelve Poor and their Successors with such Workmen as they or any of them shall think fit or without at all times during the said Term to Enter or come into or upon the said hereby Demised premises and every part thereof there to View and See whether the same and every part thereof be in good and sufficient Repair or not and of the Defaults Decays and want of Reparations of the same or any part thereof then and there found to Give or leave Notice in Writing at or upon the said premises to and for the said Susan Lock her Executors Administrators or Assigns to Repair or mend the same within the space of Two Months then next following and that she the said Susan Lock her Executors Administrators and Assigns a some of them shall and will within the Space of the said Two Months after such Notice left in Writing as aforesaid well and sufficiently Repair and Amend the same Accordingly And Lastly the said Warden Comptroller and Twelve Poor for themselves and their Successors Do Covenant Promise and Agree to and with the said Susan Lock her Executors Administrators and Assigns by these presents that she the said Susan Lock her Executors Administrators and Assigns well and truly satisfying and paying the Yearly Rent hereby Reserved and to be truly fulfilling and keeping the Covenants Conditions Provisions and Agreements herein contained in her and their parts to be paid done and performed shall and may lawfully and Quietly have holden occupy possess and Enjoy the said Messuage or Tenement and all and every other the premises hereby Demised with their and every of their Appurtenances at all times during the said Term without the Lawfull Let Suit Trouble or Disturbance of the said Warden Comptroller and Twelve Poor or their Successors or any other Person or persons whomsoever claiming or to claim by from or under them or any of them In Witness whereof to one part of these presents the said Warden Comptroller and Twelve Poor have Affixed their Common Seal and to the other part thereof the said Susan Lock hath set her Hand and Seal the Day and Year first above written.

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| Edw ^d | Edward | Warden |
| Christ ^o | Cockson | Comptroller |

