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SOURCE: Canterbury Cathedral Archives

LANGUAGE: English

DATE: 14/11/1719

SUMMARY:

Letter from Nicholas Webber, Chapter Clerk at Exeter Cathedral, Nov 14th 1719 on behalf of Mr Hall requesting to know Canterbury's lowest offer for him to renew his lease for Doccombe Manor from them.

He explains to them that the only profit for Mr Hall is from the money made is by adding Lives to the Copyholds after the deaths of tenants so there may be no profit at all during the next term of the Lease.

Exeter Cathedral has similar manors & only demands 1/4th, usually a 1/5th or 1/6th of the yearly value according to the extended rent. He believes that a 1/6th part is more than has been made on average each year for the last 20 years.

He does not believe that Canterbury would be able to get £400 for 21 years' lease. If Mr Hall decides to end the lease, then he will have all the Copyholds filled (by ensuring all additional Lives have been added securing an income before he left).

TRANSCRIPTION

Outside:

Mr Samuel Norris in Canterbury
1719 Letter from Mr Webber

Inside:

S[i]r

Mr Hall an[swer]ed the favour of
yours Intimateing that your Chapter begins the
26th of this Instant He begs you to propose
the Renewal of his Lease in Doccombe Mannor
and to Let him know the Chapters lowest Demands
or filling <it> up home to Michaelmas
1718 and what they expect if his new Terme
Commences from Michaelmas last, you'l[l] be
Gratify[e]d for the Trouble you are so kind to
take in this affaire
You very well know the nature of this

estate That it doth not yield any Certaine
annuall Income to Mr Hall, but all the
Proffits depend upon the dropping of Lives
and it may so happen that nothing may
be rais[e]d in all the Terme. The Dean
and Chapter of this Church (whom I have the
Hono[u]r to serve) in such Cases (where the
whole is Casually) , do never demand more
than one fourth part and very often take a 5TH
or 6th part of a yeares value
according to the extended Rent and I verily
believe a Sixth part is more than has been
annually made of this Estate one yeare
with another for 20 years past
But I do not pretend to prescribe Rules
to your Venerable body, I only submit these
things to their Consideration desireing you
to signify their pleasure in a Line to
Mr Hall or to blank

S[i]r y[ou]r most

Exon 14 November 1719 faithf[u]ll humble

Ser[van]t : Nic[holas] Webber

I would not be thought to undervalue the
Churches

Churches {sic} Estate But as far as I understand
any thing of the matter I do not apprehend
that the Chapter would be able to get £400
for a full Lease of 21 years if Mr. Hall
should be so unfortunate as to run out his
Estate in the Mannor, for at the end of his
Terme all the Coppys will be filled up, he
haveing a power to do so, and if 21 years
be not worth £400 what can 7: be worth.