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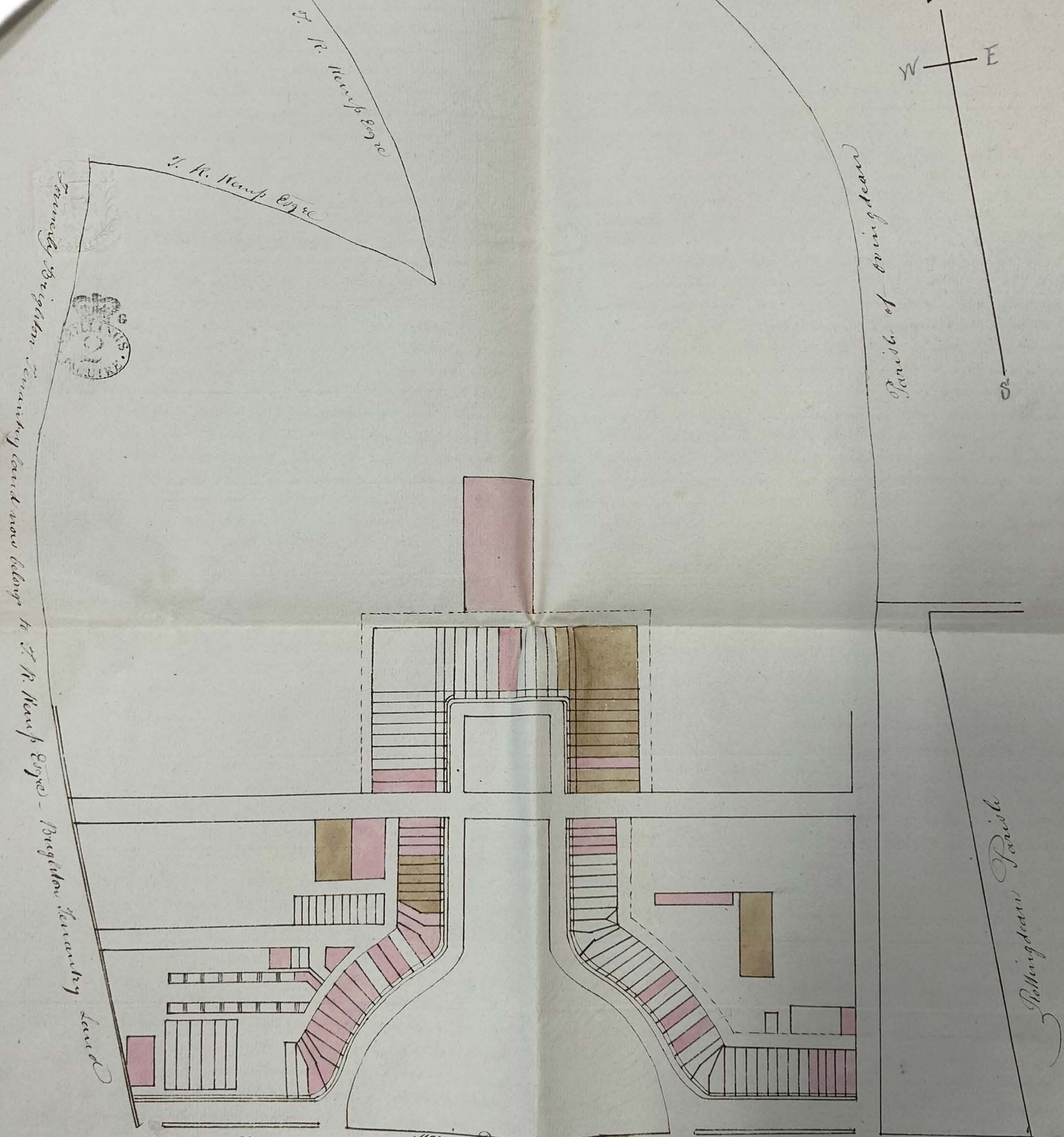
This Indenture

made the twentieth day of June one thousand eight hundred and twenty eight between Thomas Read Kemp of Brightelmston in the County of Sussex Esquire of the one part, and Henry Faithfull of the same place Gentleman of the other part, Whereas the said Thomas Read Kemp was lately seized in fee simple in possession of or had the absolute power of appointment over the entirety of the piece or parcel of Ground ~~now~~ ^{formerly} or heretofore commonly called the Black Rock Down situate in the Parish of Brightelmston aforesaid containing one hundred and thirty three acres and sixteen perches or thereabouts and the said Thomas Read Kemp hath lately caused to be erected on the Southern part of the said piece or parcel of Ground several messuages or tenements and other buildings called Kemp Town which piece or parcel of ground together with the messuages or tenements and other buildings called Kemp Town are described and delineated in the Plan annexed by way of first Schedule to these Presents And whereas the said Thomas Read Kemp hath sold and actually conveyed to various purchasers several of the said messuages or tenements and other buildings so erected as aforesaid together with divers parts of the said piece or parcel of ground which ~~now~~ ^{then} ~~are~~ ^{are} intended to form yards garden courts and other appurtenances to the messuages or tenements and other buildings so sold and which in said messuages or tenements buildings and hereditaments so sold and actually conveyed by the said Thomas Read Kemp as aforesaid are coloured Pink in the said Plan annexed by way of first Schedule to these Presents ~~but so~~ ^{not} much of the said piece or parcel of ground ~~now~~ ^{then} or heretofore commonly called the Black Rock Down and such of the messuages or tenements and other buildings called Kemp Town as have not been so sold and actually conveyed by the said Thomas Read Kemp as aforesaid do still stand limited to uses for the benefit of himself his heirs appointees and assigns and the said Thomas Read Kemp hath contracted and agreed with Matthias Wilkes of Lambidge Court in the Parish of Lambidge in the County of Surrey Esquire and Joseph Browne Wilkes of the Parish of Lambidge aforesaid Esquire to sell to them respectively some of the said messuages ground and hereditaments being those described in the second Schedule to these Presents and which in the said first Schedule are coloured Brown And whereas in order to strengthen and confirm the title of the said Thomas Read Kemp to such part and parts of the said piece or parcel of Ground called Black Rock Down and to the messuages or tenements and other buildings called Kemp Town as have not been so sold and actually conveyed by him as aforesaid he the said Thomas Read Kemp is desirous of levying a fine thereof To ensure to the uses ~~and~~ ^{hereinafter} limited concerning the same Now this Indenture Witnesseth that in pursuance of such the desire of the said Thomas Read Kemp he the said Thomas Read Kemp doth hereby for himself his heirs executors and administrators covenant and agreed with the said Henry Faithfull his heirs and assigns that he the said Thomas Read Kemp shall and will as of this present Trinity Term at his own costs and charges acknowledge and levy in due form of Law before the Justices of his Majesty's Court of Common Pleas at Westminster one or more fine or fines ~~in~~ ⁱⁿ due compliance as aforesaid to be engrossed recorded and sued forth with proclamations according to the form of the Statute in that case made and provided and the common course of fines with Proclamations unto the said Henry Faithfull and his heirs of so much and such part or parts of the piece or parcel of Ground now or late commonly called the Black Rock Down including those agreed to be sold to the said Matthias Wilkes and Joseph Browne Wilkes respectively and of such of the messuages or tenements and other Buildings called Kemp Town as have not been sold and actually conveyed by the said Thomas Read Kemp as aforesaid with the appurtenances therunto belonging by the description of one hundred and fifty messuages one hundred and fifty Cottages one hundred Hables one hundred coachhouses Fifty Barns one hundred and fifty outhouses one hundred and fifty acres of land seventy acres of meadow seventy acres of Pasture and seventy acres of wood with the appurtenances in Black Rock and Kemp Town in the Parish of Brightelmston in the County of Sussex or by such other apt and convenient name or



Names quantities and qualities of land number of messuages or other buildings
and other descriptions to ascertain and comprise the same as shall for that purpose
be thought fit and requisite ~~and it is hereby declared and agreed~~ that the
said fine or fines to be levied as aforesaid and all other fines common or
recoveries and other assurances in the law whatsoever already had levied suffered or
executed of the same piece or parcel of ground messuages or tenements and
premises or any of them or any part thereof either alone or together with other
hereditaments shall from and immediately after the making saying suffering
and executing the same be and enure and shall be adjudged construed deemed
and taken to be and enure ^{as} for and concerning the piece or parcel of ground
and all the messuages or tenements and premises intended to be included in the
fine hereby covenanted to be levied as aforesaid other than and except the
~~pieces~~ pieces or parcels of land or ground messuages or tenements and
hereditaments mentioned or enumerated in the second Schedule to these
Presents being pieces or parcels of land or ground messuages or tenements and
hereditaments agreed to be sold as to some of them to the said Matthias Wilks
and as to the residue of them to the said Joseph Browne Wilks and as to all
which excepted pieces or parcels of land or ground messuages or tenements
and hereditaments uses are intended to be declared of the said fine in favour
of the said Matthias Wilks and Joseph Browne Wilks respectively and their
respective heirs and assigns by the conveyances to be made thereof for their benefit
respectively to the use of such person or persons for such estate or estates interest
or interests and to and for such ends and purposes and under and subject to such
powers provisions and declarations as the said Thomas Read Kemp by any deed or
deeds writing or writings to be sealed and delivered by him in the presence of and
attested by one or more credible witnesses or witnesses shall from time to time or
at any time or times direct limit or appoint and in default of and until such
direction limitation or appointment and as to such part or parts of the premises
or such estate or interest therein to which any such direction limitation or
appointment if incomplete shall not extend to the use of the said Thomas
Read Kemp and his assigns during his life without impeachment of waste
and from and after the determination of that estate by any means in his
life time to the use of the said Henry Faithfull and his heirs during the
life of the said Thomas Read Kemp in trust for the said Thomas Read
Kemp and his assigns and from and after the determination of the estate
so limited in use to the said Henry Faithfull and his heirs as aforesaid
aforesaid to the use of the said Thomas Read Kemp and his heirs and
assigns for ever In Witness whereof the said Parties to these Presents
have hereunto set their hands and seals the day and year first above written.

The first Schedule to which the above written Indenture refers.



^{Marine Parade}
 All that piece or parcel of land or ground situate lying and being on the west side of Sussex Square in a place now called Kemp's Town in the Parish of Brighton in the County of Sussex bounded on the north by a piece or parcel of land or ground now or lately belonging to the said Thomas Read Kemp and on which a messuage or Tenement being No: 2 in Sussex Square aforesaid and offices have been erected and built and

and lately sold or agreed to be sold by the said Thomas Read Kemp to the said Matthias Wilks on the West by a road or way on the Southwest and South by a piece or parcel of land or ground now belonging to Thomas Lubitt or his assigns and on which a messuage or tenement and offices have been erected and built and on the East by one of the areas hereinafter mentioned And also all that messuage or tenement and all other erections and buildings erected and built and now standing and being in or upon the said piece or parcel of land or ground hereinafore described the said messuage or tenement being numbered or being considered as numbered the first house in Sussex Square aforesaid And also all that piece or parcel of land or ground situate lying and being on the West side of Sussex Square aforesaid bounded on the North by a piece or parcel of land or ground now or lately belonging to the said Thomas Read Kemp and on which a messuage or tenement (being N^o 3 in Sussex Square aforesaid) and offices have been erected and built and lately sold or agreed to be sold by the said Thomas Read Kemp to the said Matthias Wilks on the West by the said road or way on the South by another piece or parcel of land or ground now or lately belonging to the said Thomas Read Kemp and on which a messuage or tenement (being N^o 1 in Sussex Square aforesaid) and offices have been erected and built and also lately sold or agreed to be sold by the said Thomas Read Kemp to the said Matthias Wilks and on the East by one of the areas hereinafter mentioned And also all that messuage or tenement and all other erections and buildings erected and built and now standing and being in or upon the said piece or parcel of land or ground lastly hereinafore described the said messuage or tenement being or being considered to be numbered as the second house in Sussex Square aforesaid And also all that piece or parcel of land or ground situate lying and being on the West side of Sussex Square aforesaid bounded on the North by a piece or parcel of land or ground now or lately belonging to the said Thomas Read Kemp and on which a messuage or tenement (being N^o 4 in Sussex Square aforesaid) and offices have been erected and built and lately sold or agreed to be sold by the said Thomas Read Kemp to the said Matthias Wilks on the West by the said road or way on the South by another piece or parcel of land or ground now or lately belonging to the said Thomas Read Kemp and on which a messuage or tenement (being N^o 2 in Sussex Square aforesaid) and offices have been erected and built and also lately sold or agreed to be sold by the said Thomas Read Kemp to the said Matthias Wilks and on the East by one of the areas hereinafter mentioned And also all that messuage or tenement and all other erections and buildings erected and built and now standing and being in or upon the said piece or parcel of land or ground lastly hereinafore described the said messuage or tenement being or being considered to be numbered as the third house in Sussex Square aforesaid And also all that piece or parcel of land or ground situate lying and being on the West side of Sussex Square aforesaid bounded on the North by a piece or parcel of land now or lately belonging to the said Thomas Read Kemp on which a messuage or tenement (being N^o 5 in Sussex Square aforesaid) and offices have been erected and built and lately sold or agreed to be sold by the said Thomas Read Kemp to the said Matthias Wilks on the West by the said road or way on the South by another piece or parcel of land or ground now or lately belonging to the said Thomas Read Kemp and on which a messuage or tenement (being N^o 3 in Sussex Square aforesaid) and offices have been erected and built and also lately sold or agreed to be sold by the said Thomas Read Kemp to the said Matthias Wilks and on the East by one of the areas hereinafter mentioned And also all that messuage or tenement and all other erections and buildings erected and built and now standing and being in or upon the said piece or parcel of land or ground lastly hereinafore described the said messuage or tenement being or being considered to be numbered as the fourth house in Sussex Square aforesaid And also all that piece or parcel of land or ground situate lying and being on the West side of Sussex Square aforesaid bounded on the North by a piece or parcel of land or ground now or lately belonging to the said Thomas Read Kemp and on which a messuage or tenement (being N^o 6 in Sussex Square aforesaid) and offices have been erected and built and lately sold or agreed to be sold by the said Thomas Read Kemp to the said Matthias Wilks on the West by the said road or way on the South by another piece or parcel of land or ground now or lately belonging to the said Thomas Read Kemp and on which a messuage or tenement

(being No 4 in Sussex square aforesaid) and offices have been erected and built and also lately sold or agreed to be sold by the said Thomas Read Kempf to the said Matthias Volkstaden the East by one of the areas hereinafter mentioned And also all that messuage or tenement and all other erections and buildings erected and built and now standing and being in or upon the said piece or parcel of land or ground lastly hereinbefore described the said messuage or tenement being or being considered to be numbered as the fifth house in Sussex square aforesaid And also all that piece or parcel of land or ground situate lying and being on the west side of Sussex square aforesaid bounded on the north by a piece or parcel of land or ground lately belonging to the said Thomas Read Kempf and on which a messuage or tenement (being No 7 in Sussex square aforesaid) and offices have been erected and built and lately sold by the said Thomas Read Kempf to the said Thomas Cubitt on the west by the said road or way on the south by another piece or parcel of land or ground now or lately belonging to the said Thomas Read Kempf and on which a messuage or tenement (being No 5 in Sussex square aforesaid) and offices have been erected and built and lately sold or agreed to be sold by the said Thomas Read Kempf to the said Matthias Volkstaden and on the East by one of the areas hereinafter mentioned And also all that messuage or tenement and all other erections and buildings erected and built and now standing and being in or upon the said piece or parcel of land or ground lastly hereinbefore described the said messuage or tenement being or being considered to be numbered as the sixth house in Sussex square aforesaid Together with the absolute and exclusive use and enjoyment of the areas made in front of the said six several messuages or tenements hereinbefore mentioned or described as being Nos 1, 2, 3, 4, 5 and 6 in Sussex square aforesaid being of the width of eleven feet and nine inches or thereabouts from the front line of the said several messuages or tenements respectively and also of the vaults and cellars made or to be made in front of the same messuages or tenements respectively not exceeding ten feet beyond the said areas respectively And also all that piece or parcel of land or ground situate lying and being on the South side of York Street in a Place now called Kempf Court in the Parish of Doughtyhelmsstone in the said County of Sussex bounded on the north by York Street aforesaid on the west by land belonging to the said Thomas Read Kempf on the East by land belonging to Thomas Cubitt on which Stables are to be erected and on the South by a Road or way And also all that piece or parcel of land or ground situate lying and being partly on the East side and partly on the North side of Sussex square aforesaid and forming the North East Angle of the said square bounded on the north by a Road or way on the west partly by the areas hereinafter mentioned and partly by a piece or parcel of land or ground belonging to the said Thomas Read Kempf or his assigns on which a messuage or tenement and offices have been erected and built on the south partly by another piece or parcel of land or ground belonging to the said Thomas Cubitt or his assigns on which a messuage or tenement and offices have been lately erected and built and partly by one of the areas hereinafter mentioned and on the East by a road or way called Sussex News East And also all those several messuages or tenements and all other erections and buildings erected and built and now standing and being in or upon the said piece or parcel of land or ground lastly hereinbefore described or any part thereof the said several messuages or tenements being or being considered as numbered as the thirty first thirty second thirty third thirty fourth thirty fifth thirty sixth and thirty seventh houses in Sussex square aforesaid And also all that piece or parcel of land or ground situate lying and being on the East side of Sussex square aforesaid bounded on the North by the said piece or parcel of land or ground lastly hereinbefore mentioned to belong to the said Thomas Cubitt and on which a messuage or tenement and offices have been lately erected on the west by the areas hereinafter mentioned on the South by a Street or way called York Street and on the East by the said road or way called Sussex News East And also all those two messuages or tenements and all other erections and buildings erected and built and now standing and being in or upon the said piece or parcel of land or ground lastly hereinbefore described or any part thereof the said two messuages or tenements being or being considered to be numbered as the thirty eighth and thirtieth houses in Sussex square aforesaid And also all that piece or parcel of land or ground situate lying and being at the back of the East side of Sussex square aforesaid bounded on the East North and South by land belonging to the said Thomas Read Kempf and on the West partly by land belonging to the said Thomas Read Kempf and partly by land belonging to the said Thomas Cubitt on which Stables are to be erected and partly

by a Road or Way called or intended to be called Sussex News Together with the absolute and
exclusive use and enjoyment of the Areas made in front of the said mine several messuages
or Tenements hereinafore mentioned and described as being Nos 31, 32, 33 34 35 36, 37
39 and 40 in Sussex Square aforesaid being of the width of ten feet or thereabouts from
the front line of the said several messuages or Tenements respectively and also of the Vaults
and Cellars made or to be made in front of the same several messuages or Tenements or
respectively not exceeding ten feet beyond the said Areas respectively - The Road ^(L.S.) Kemp -
Henry ^(L.S.) Fairfull - Signed sealed and delivered by the within named Thomas Kemp in the
presence of Frederick Duncombe Esq. Warwick County - Signed sealed and delivered by the within named
Henry Fairfull in the presence of Frederick Duncombe Esq.

The aforesaid is a true Copy of the original deed the same having been examined and compared
therewith this ninth day of March One thousand eight hundred and thirty two. By us
Rich^d Buckell Esq. 49 Ship Street, Brighton.
J. Hillwell Esq. North Street Brighton

3

Dated 12th June 1878

Memorandum This attested Thomas Read Kemp Esqre
Copy is warranted to be produced
by Barry Lane Esquire Esq
to Thomas Henry Humbold
Esq by Deed of Covenant dated
the 25th day of June 1863

M^{rs} Henry Faithfull

also it is warranted by William Bellin
Creslock to be produced to Sir Andrew
Pittington by Deed dated 25 March
1850

Attested Copy

12787

Deed of Covenant for fine of
such parts of Black Rock Down in
Brighton and of Kemp Town as
have not been sold by M^{rs} Kemp

12787

R/C.4/140/1