

109 Reference No. Situation *Cumffynon* Map No. *XV. 14 QV. 6" 20 S.E.*

Description *Farm* Extent *286ac 2 rds* Gross Value { Land £ Buildings £ Rateable Value { Land £ Buildings £37.16 Occupier *Margaret Jones + pro Jones* Owner *Sir Wynn Bart* Interest of Owner *Freehold* Superior interests

Subordinate interests Occupier's tenancy, Term *Yearly* from *25 March* How determinable *Agreement* Actual (or Estimated) Rent, £ *43.10.0*

Any other Consideration paid Outgoings—Land Tax, £ Tithe, £ *1.10.0* Other Outgoings paid by *occupier* paid by *owner*

Who pays (a) Rates and Taxes (b) Insurance (a) *occupier* Who is liable for repairs (b) *owner* Fixed Charges, Easements, Common Rights and Restrictions

Former Sales. Dates Interest Consideration Subsequent Expenditure

Owner's Estimate. Gross Value Full Site Value Total Value Assessable Site Value

Site Value Deductions claimed

Roads and Sewers Dates of Expenditure Amounts

Reference No. Particulars, description, and notes made on inspection *P.K. BK. P. Dy (waterps). CK. P.S. 355 WH. 60*

7/4/14 *4 Br. Farm. 120* *B. Chaff Hse. 6 Calf ties. 9 CT CK + Loft. 140* *3 CT. 2 B.B.B. 130* *175*

Charges, Easements, and Restrictions affecting market value of Fee Simple

Valuation.—Market Value of Fee Simple in possession of whole property in its present condition

Deduct. Rent
Tithe 1 10 6 43 10 0
Ref. 6 9 6 80 0
35 10 0 + 30 0 = 65 10 0
Spent £5 14 6 = 90
1155

Deduct Market Value of Site under similar circumstances, but if divested of structures, timber, fruit trees, and other things growing on the land

37 ad of 10. 1370, 2 ad of 5 = 160, 235 ac of 10 = 2004 of 90 = 147 say £ *930*
Difference Balance, being portion of market value attributable to structures, timber, &c. £ *325*

Divided as follows:—

Buildings and Structures.....£ *250*
Machinery£
Timber.....£
Fruit Trees.....£
Other things growing on land£ *75*

Market Value of Fee Simple of Whole in its present condition (as before)£ *1155*

Add for Additional Value represented by any of the following for which any deduction may have been made when arriving at Market Value:—

Charges (excluding Land Tax) *Tithe 30 + 18 6 = 48 6*
Restrictions.....£

GROSS VALUE...£ *1198*