

Documentary History for
2 The Square, Long Crendon, Buckinghamshire

Site Code: *LON-Q*

from

The Medieval Peasant House in Midland England

by

Nat Alcock and Dan Miles



Fig. 1. View of 2 The Square

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LON-Q: 2 THE SQUARE, LONG CRENDON, BUCKINGHAMSHIRE

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Documentary history by Nat Alcock and Eric Sewell, building on the work of John Chenevix Trench†. For court roll and documentary source references, see the bibliography of primary sources:

Abbreviations:

Bodl.	Bodleian Library, Oxford
CBS	Centre for Buckinghamshire Studies
CofE	Church of England Record Centre
SGC	St George's Chapel, Windsor
TNA	The National Archives

ARCHITECTURAL DESCRIPTION

This house is aligned along the south side of The Square. Although now a single property, it seems that it may have been formed by the amalgamation of two houses, possibly with a gap between them. The front wall (Fig. 1) is of stone, in three sections with straight joints between them. To left and right is rubble masonry of irregular small slabs, and in the centre coursed ashlar using much larger stones.

Internally, it comprises three bays. In bay I (numbering from east to west), the east end wall is concealed; on the west, truss T2 is a cruck, with a collar and (apparently) a severed tiebeam at first floor level. It appears to be weathered on the west side. The floor in this bay is carried on an unchamfered axial beam with lodged transverse joists. The ground-floor wall between this and bay II has been removed, and the beam end is now held on a substantial reused ceiling beam, with mortices for joists with bare-faced soffit tenons. The floor in bay II is carried on an irregular beam that appears to be much later than that in bay I.

The blades of cruck truss T3 (between bays II and III) are more substantial, heavily sooted, with a collar and a tiebeam, higher than in T2; this is skew-pegged to the east side of the blades and is grooved for infill. A packing piece carries a windbrace over bay III (none in bay II), and the truss is heavily weathered on the east side. The form of truss T4 is uncertain, but (from the north side), it seems more likely to be a post, tiebeam and rafter truss, rather than having a cruck blade and halved tiebeam. The principal rafter here carries a windbrace in bay III. Outside, the south post is visible, forming the end of the building, and this is straight and heavy in character, rather than being a cruck stud. Whatever structure may have extended to the west has now been replaced by a much lighter probably modern structure, apparently between 1827 and 1910.

The floor structure in bay I suggests that this bay may be the floored chamber of a house extending to the east; bay II could represent later infill, and Bay III the hall bay of a house extending to the west. Access to the roof space would be needed to confirm or disprove this possible development of the house. No. 1 The Square (the adjoining house to the left) appears to have been rebuilt relatively recently, but has not been examined internally.

DOCUMENTARY HISTORY

Summary

For a long period, probably from 1709 until c. 1930, this house was in two ownerships. The two parts are distinguished here as nos. 2a (East side) and 2b (West side). They had respectively one and two rooms in plan in 1910. In 1827, separate shading is shown for the two parts, but without owners' names. They form a continuous range with the building to the west (Fig. 2), although in 1910 (Fig. 3), they are shown

separated by a slight gap. Each part can be followed as a Windsor manor copyhold cottage from 1709. Although it is suggested from the architectural study that these originated as two separate medieval houses, the best interpretation of the documentary evidence is that they had been a single property, which was one component of the 1½ yardland copyholding immediately to the west (1 Frog Lane). This had included two messuages from as early as 1580. Since no. 2 The Square is undoubtedly the earliest building on the whole site (whether one or two original houses), it was presumably associated with one of the early holdings.

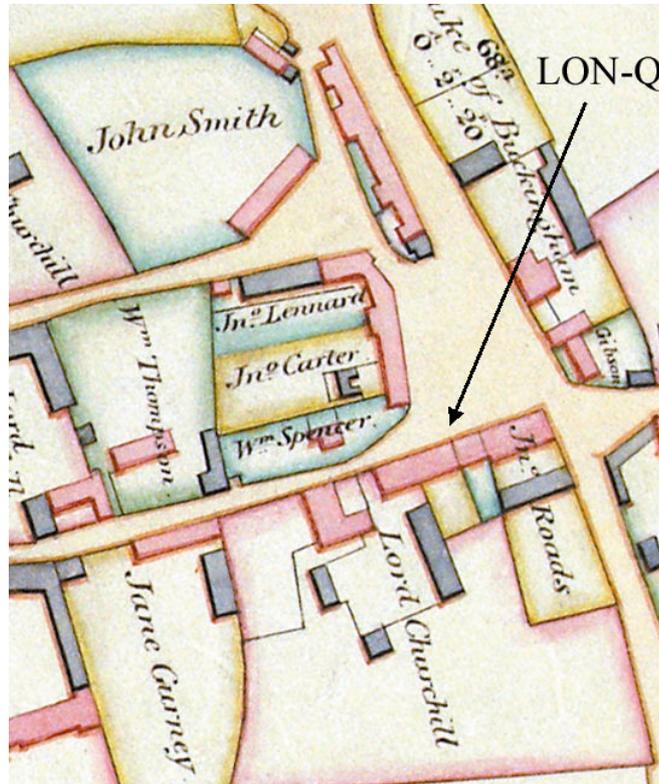


Fig. 2. Part of the 1827 map of Long Crendon (CBS IR/95/Q).



Fig. 3. 1910 Valuation map of Long Crendon. 2 The Square comprises hereditaments 441 and 446. (TNA, IR 126/1/345).

Identification

The identification of this property is rendered somewhat difficult, from the absence of names on the 1827 map. The western side (2b) is relatively straightforward, since it can be matched with the plan shown on its 1931 enfranchisement deed, as a Windsor copyholding owned by Elsie Mary Chapman, which can be

traced back to 1709. The east side (2a) can be identified with the property enfranchised in 1890 to the executors of R J Coltman; although this deed has no plan, the tenants' names given (notably 'formerly occupied by James Warner/ now Mrs Swannell') match those identifiable from the sequence of names in the censuses for 1851-91 (below).

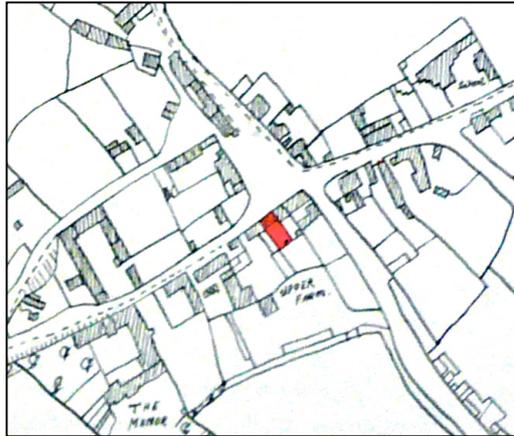


Fig. 4. Enfranchisement map for 2a The Square (1931) (CBS, D/BASM/23/235)

1-2 The Square Census heads of household: The names are listed in this order in all the enumerations.

Identity	1851	1861	1871	1881	1891	1901
1 The Sq	<i>Ric</i> <i>BUCKINGHAM</i>	<i>Wm</i> <i>DODWELL</i>	<i>Wm</i> <i>DODWELL</i>	<i>Wm</i> <i>DODWELL</i>	<i>Wm</i> <i>DODWELL</i>	<i>Hen M</i> <i>DODWELL</i>
2a The Sq	<i>Tho</i> <i>HOLLOMAN</i>	<i>Tho</i> <i>HOLIMAN</i>	<i>Jas</i> <i>WARNER</i>	<i>Stephen</i> <i>YOUNG</i>	<i>Nat</i> <i>SWANNELL</i>	<i>Nat</i> <i>SWANNELL</i>
2b The Sq	<i>Tho</i> <i>HANSON</i>	<i>Tho</i> <i>HARPER</i>	<i>Maria</i> <i>HARPER</i>	<i>Eman</i> <i>BUCKLE</i>	<i>Eman</i> <i>BUCKLE</i>	<i>Ellen</i> <i>BUCKLE</i>

Court roll entries

(A) Sequence for 2b The Square

1709: Edw RANDOLPH, cottage (W), surr to Sam CARTER tailor.

1713: Sam CARTER, cottage (W), surr for £25 to Tho SHEEN baker of New Thame.

1728: Sam CARTER, cottage (W), surr to use of Wm ADAMS of Rycote in Gt Haseley Oxon.

1738: Wm ADAMS, messuage or cottage (lately occ by Joh WEST) (W), surr to use of Wm TUCKER.

1780: Wm TUCKER, cottage where John WEST dwelt, surr to Hen TUCKER son.

1802: Hen TUCKER, cottage in which Edw HANSON dwelt, surr to Edw HANSON labourer of Bishopstone.

1803: [Windsor Survey] Late Wm TUCKER, poor thatched cottage of stone with a small garden.

1824: Edw HANSON, cottage to which adm 1803, to Tho HANSON son.

1860: [Windsor Survey] Tho HANSON adm 1824, late of Edw HANSON

1867: Wm HANSON, cottage, surr to Joh HARPER.

1871: Joh HARPER, late of Pinner, police officer, & now innkeeper of LC, cottage (W), occ by Edw HANSON then Tho HANSON, late of Mary MARKHAM then Maria HARPER, surr for £60 to Joh DODWELL.

1875: [Windsor Copyholds] Cottage occupied by Mary MARKHAM, previously Joh HANSON 1824, then Joh HANSON, heir, 1859, then Wm HANSON 1859, now Joh HARPER

1876 : [Valuation] Owner Joh DODWELL, cottage at Smith End, occ Emanuel BUCKLE

1887: Joh DODWELL to Herbert DODWELL.

1917: Herbert DODWELL, cottage, surr to Elsie Mary CHAPMAN

1931: Enfranchised (with plan, Fig. 4) previously Edw HANSON, Tho HANSON, Mary MARKHAM then Maria HARPER & Tho ING now Elsie Mary CHAPMAN who was admitted 1917 on surrender by Herbert DODWELL. £12.13s.6d.

(B) Sequence for 2a The Square

1709: Edw RANDOLPH, cottage (W), surr to Dorothy CARTER widow.

1723: Dorothy CARTER widow, cottage (W), surr to use of Tho CARTER son.

1731: Tho CARTER, messuage or cottage (W), surr to use of Ric SEYNETT of Hackett, Bucks, labourer.

1749: Ric SEYNETT labourer of Hackett, Bucks, messuage (W), surr to use of Wm DRURY of LC.

1785: Wm DRURY, messuage (to which adm 1749), surr to Tho CHILTON of Ludgershall, labourer.

1803: [Windsor Survey] late Tho CHILTON, now his widow, poor thatched cottage of stone tolerable repair occ by pauper

1805: Tho CHILTON snr, cottage (W), surr to Tho CHILTON son. Re-surr to Tho PARROTT of Wootton, grazier.

1835: Tho PARROTT surr to Joh PARROTT & another.

1835: Joh PARROTT & another surr to Emanuel WEBSTER.

1857: Emanuel WEBSTER, cottage surrendered to Emanuel WEBSTER.

1859: Emanuel WEBSTER, cottage, surr to Geo GIBSON.

1860: [Windsor Survey] Emanuel WEBSTER adm 1835, cottage occ by Edw HUTCHINS.

1873: [1873 Windsor Copyholds] Cottage occ by Tho HOLLIMAN, copyholders Emanuel WEBSTER 1857, Geo GIBSON 1859, Jas Geo GIBSON 1873, R J COLTMAN

1876: [Valuation] Owner R J COLTMAN, cottage at Smith End, occ by Stephen YOUNG

1883: Executors of will of Richard John Coltman (died 24 May 1875, will proved 1879), (William Robert Brook of 63 Cornhill, gent & Henry Prockter, 67 Brick Lane, London) admitted (several entries) to copyholds of R J Coltman, *including* copyhold cottage occupied by James Warner, to which he was admitted on 16 Oct 1873, on surrender of James George Gibson.

1890: To William Robert Brook of 63 Cornhill, gent & Henry Prockter of 67 Brick Lane, London, auctioneer. For £14 5s. Admitted 15 Sep 1883. Copyhold cottage in LC formerly occupied by James Warner/ now Mrs Swannell, including the little cottage in which Paul CHILTON lived.¹

Before 1709

Significantly, both these sequences start with a surrender by Edward Randolph in 1709, to a member of the Carter family. At this date, he also held the messuage and 1½ yardland Windsor copyholding that became Upper Farm (1 Frog Lane), immediately west of 2, The Square. Furthermore, in 1699, it consisted of three messuages with 1½ yardlands, but by 1751 it still had the same land, but only one messuage. It is therefore extremely likely that both parts of no. 2 had been part of Edward Randolph's farm. He had acquired it from the Reynolds family, a few years before he disposed of the two cottages. After various transactions, the main holding was surrendered by Edward Randolph to the Duke of Marlborough in 1785, who was succeeded by Lord Churchill, the 1827 copyholder.²

The Reynolds property must have originated as two separate properties, a one yardland and a half yardland holding; both were owned by Thomas Reynolds in 1562, when he paid a rent appropriate to 1½ yardlands).³ However, the acquisition of the half yardland is not recognisable in the court rolls. On the

¹ CofE, c. 26774, 12 Jun 1890.

² Another Windsor copyhold, known as Clarkes was also held by Lord Churchill (probably part of Upper Farm in 1827). Both the associated houses seem to have been replaced by Upper Farm.

³ SGC XIV.15.47. He paid 22s for a holding of unspecified size.

death of the second Thomas in 1630, the original holding went to his eldest son, and the half-yardland to his second son, James, but the latter handed it over to his brother. Thereafter, the holding remained as 1½ yardlands.⁴ During the Commonwealth, James Reynolds bought the freehold from Henry Cannon, but this must have been reversed after the restoration, as there can be no doubt that the 1667 admission relates to this property.

We cannot be certain whether the existing house (2 The Square) belonged with the one or half-yardland holding, though the former was presumably the main family holding, whose house would be less likely to be sub-let. The possible splitting of 2a The Square from 1 The Square cannot be confirmed from the available documents. This can be identified with a ½ yardland Windsor holding formerly in the hands of Thomas Reynolds, then of Mary Roads and her son John, but the house seems to have been considered as a freehold, for which we have no further evidence.

Admissions of Reynolds and Randolph families to 1 Frog Lane

- 1544: Tho REYNOLDES took messuage & 1ydl (W), late Jn WYGGESTONE, & parcel of land called Exchele londes, rent 8s
- 1580: Tho REYNOLDS†, 2 messuages & 1ydl, succeeded by Tho REYNOLD,S son.
- 1631: Tho REYNOLDS†, tenement & 1ydl (W), surr to. Tho REYNOLDS heir. Tho REYNOLDS had surr tenement & ½ydl (W) to use of Jas REYNOLDS another son who re-surr to use of Tho REYNOLDS bro.
- 1651: Tho REYNOLDS†, 1½ydl (W?), wife inherits during her life heriot being taken by Captain CANNON.
- 1658: Hen CANNON Esq of New Windsor sells 2 messuages & 1½ydl to Jas REYNOLDS yeoman, occupier.⁵
- 1667: Jas REYNOLDS, 2 messuages & 1½ carucates (W?), surr to Jas REYNOLDS son. 22s relief & £4 for 2 heriots
- 1699: Jas REYNOLD, 3 messuages & 1½ ydl (W?) surr to use of Hen REYNOLDS, who then re-surrenders to use of Edw RANDOLPH yeoman.
- 1751: Edw RANDOLPH, messuage in which he dwelt & 1½ ydl, condl surr to Martha MAY of Thame.
- 1752: Edw RANDOLPH snr, messuage occ by Edw RANDOLPH jnr & 1½ydl, surr to Jn RANDOLPH of Chipping Wycombe, innholder.
- 1753: Jn RANDOLPH, messuage & 1½ydl, surr to use of Jas STUBBS gent of Sudbury, Derbys, adm and surr to will.
- 1774: Jas STUBBS, gent of Sudbury, Derbys, now of Asbourne, messuage & 1½ ydl occ by Edw RANDOPLH, surr to use of Edw RANDOPLH.
- 1784: Edw RANDOLPH messuage & ½ydl to which adm 1774, condl surr for £500 to Phyllis WEST, widow, as below.
- 1784: Edw RANDOLPH†, messuage & 1½ ydl, surr to use of will.
- 1785: Edw RANDOLPH messuage & 1½ ydl, to use of will and immediately surr to Geo Duke of MARLBOROUGH.

Building References

In the Hearth Tax return, James Reynolds, senior and junior, are both listed, each with two hearths. Presumably they occupied the two houses that were included in the copyhold.

⁴ The 1720 Windsor rental lists Edward Randolph with only 1 yardland, although all the admissions refer to the 1½ yardland holding. This seems most likely to be a mistake.

⁵ Bodl. Ms. Ch. Bucks 881.

1803: 2a. Poor thatched cottage of stone tolerable repair

2b. poor thatched cottage of stone with a small garden

1910: 2a. Hereditament 446. Owned John S Dodwell, occ Frank Towersey, Freehold. Stone & thatch. 1 up and 1 down. 30/10/14 sold to Mr & Mrs Chapman

2b. Hereditament 441. Owned Dodwell, Manor Farm, occ Thomas Ing. Copyhold, .Stone & thatch, 2 up & 2 down. 30/10/14 sold to Mr & Mrs Chapman