



LOT 1.

WESTMEATH ESTATE.

The LIFE ESTATE of the Owner in the Lands of **Tubbercormick** and part of **Lurgan**, in order for Sale, described as the Lands of **Tubbercormick**, **Lurgan**, and **Dalystown**, containing 609A. Or. 34P., situate in the **Barony of Rathconrath**, and **County of Westmeath**. *Held in Fee-simple.*

No. on Map.	Denominations.	Tenants' Names.	Quantity of Land, Statute Measure.	Yearly Rent.	Gale Days.	Tenure of Tenants.	Observations.
			A. R. P.	£ s. d.			
1	The Mansion or Dwelling-house of Halston, together with the Demesne lands, being part of the Lands of Tubbercormick.	HENRY M. CAMPBELL, Representative of FREDERICK CAMPBELL.	232 1 17	220 0 0	1st May and 1st Nov.	Lease dated 8th November, 1852, from Henry Boyd Gambell to Frederick Campbell, for 999 years, from 1st November, 1852. The Lease describes the premises as containing 144a. 1r. 9p., or thereabouts, late Irish plantation measure, and reserves an additional yearly rent of £10 for every acre over 10 acres of like measure which should be broken up or converted into tillage in any one year.	The rights of the public to use the several County roads passing through or bounding these lands, will be preserved.
2	Part of the Lands of Tubbercormick, being part of the Dwelling house and offices thereon.	THOMAS MURTAGH, Representative of JAMES ROONEY.	70 0 32	52 16 0	1st May and 1st Nov.	Lease dated 23rd May, 1851, from Henry Boyd Gambell to James Rooney, for the lives of the Lessee, and of Sophia Emily Mary Rooney, then aged 3 years, and Elizabeth Jane Rooney, then aged 2 years, daughters of the Lessee, and the survivor of them, or for the term of 100 years, from 1st May, 1851, whichever should last longest. The Lease describes the premises as containing 44 acres, or thereabouts, Irish plantation measure.	The existing rights of all persons entitled to the use of the waters of the stream which divides the Townlands of Tubbercormick and Lurgan, and forming part of the Southern boundary of the property in the Townland of Tubbercormick, being the water-power of a flour mill situate in this estate, and also of a mill further down the stream, will be preserved.
3	Part of the Lands of Tubbercormick.	HONORIA MACDONNELL, Widow, JAMES WILLIAM O'REILLY, and SUSAN O'REILLY, otherwise MACDONNELL, his Wife.	60 0 25	20 0 2	1st May and 1st Nov.	Fee-Farm Grant, dated 21st November, 1860, from Arthur Gambell to Honoria MacDonnell, widow, James William O'Reilly, and Susan O'Reilly, otherwise MacDonnell, his wife, under the "Renewable Leasehold Conversion Act," in lieu of Lease, for three lives, with covenant for perpetual renewal, dated 29th October, 1855, made by Henry Boyd Gambell to Alexander MacDonnell. The Lease and Grant describe the premises as containing 40 acres, plantation measure, more or less. The rent reserved by the Grant is £50 0s. 2d. per annum, with a covenant on the part of the Grantor, similar to a covenant to the like effect by the Lessor contained in the original Lease, that £20 0s. 2d. per annum should be accepted in lieu of the rent of £50 0s. 2d. per annum, reserved by the said Lease and Grant respectively, if paid half-yearly, within 91 days' next after each of the gale days appointed.	
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