

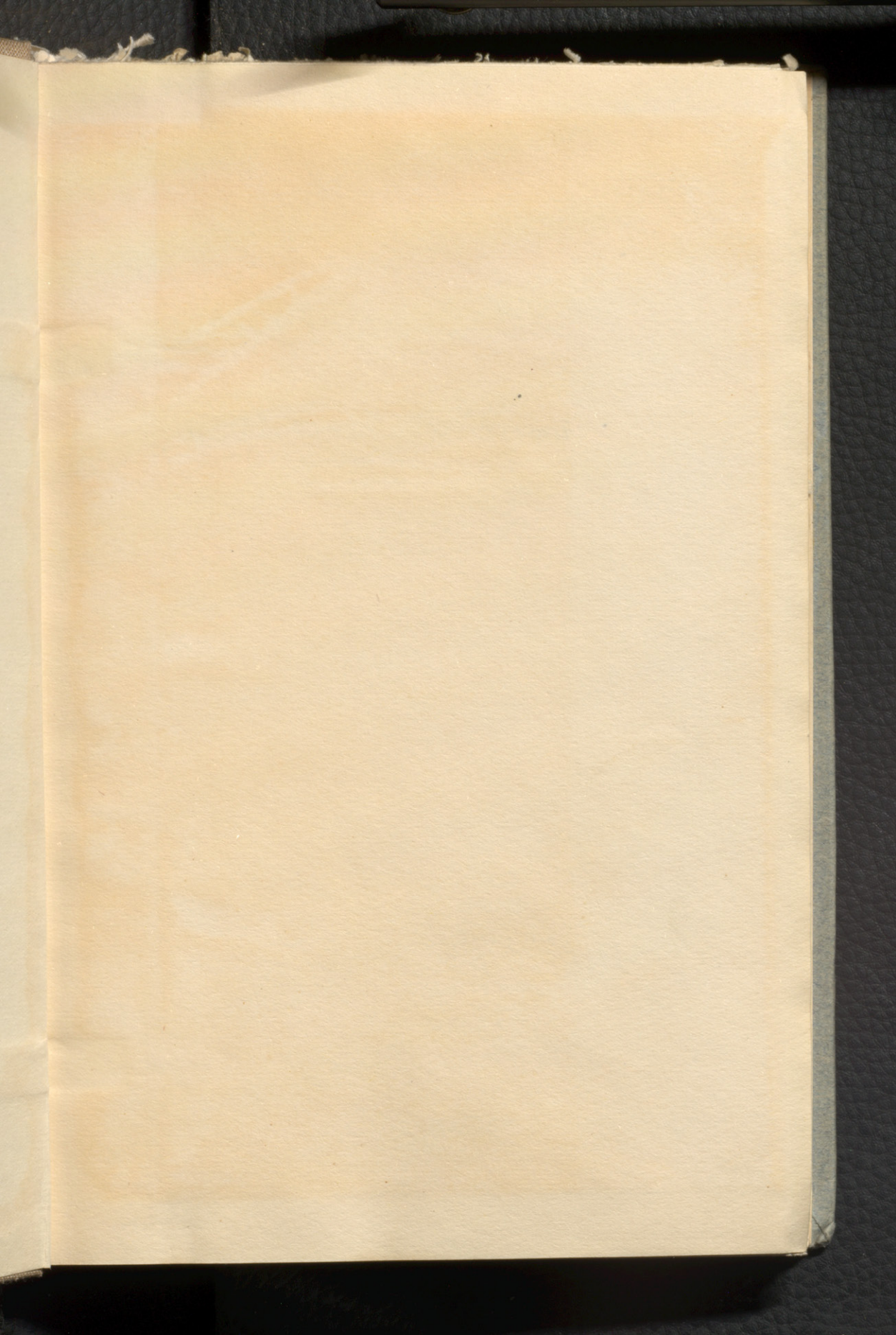


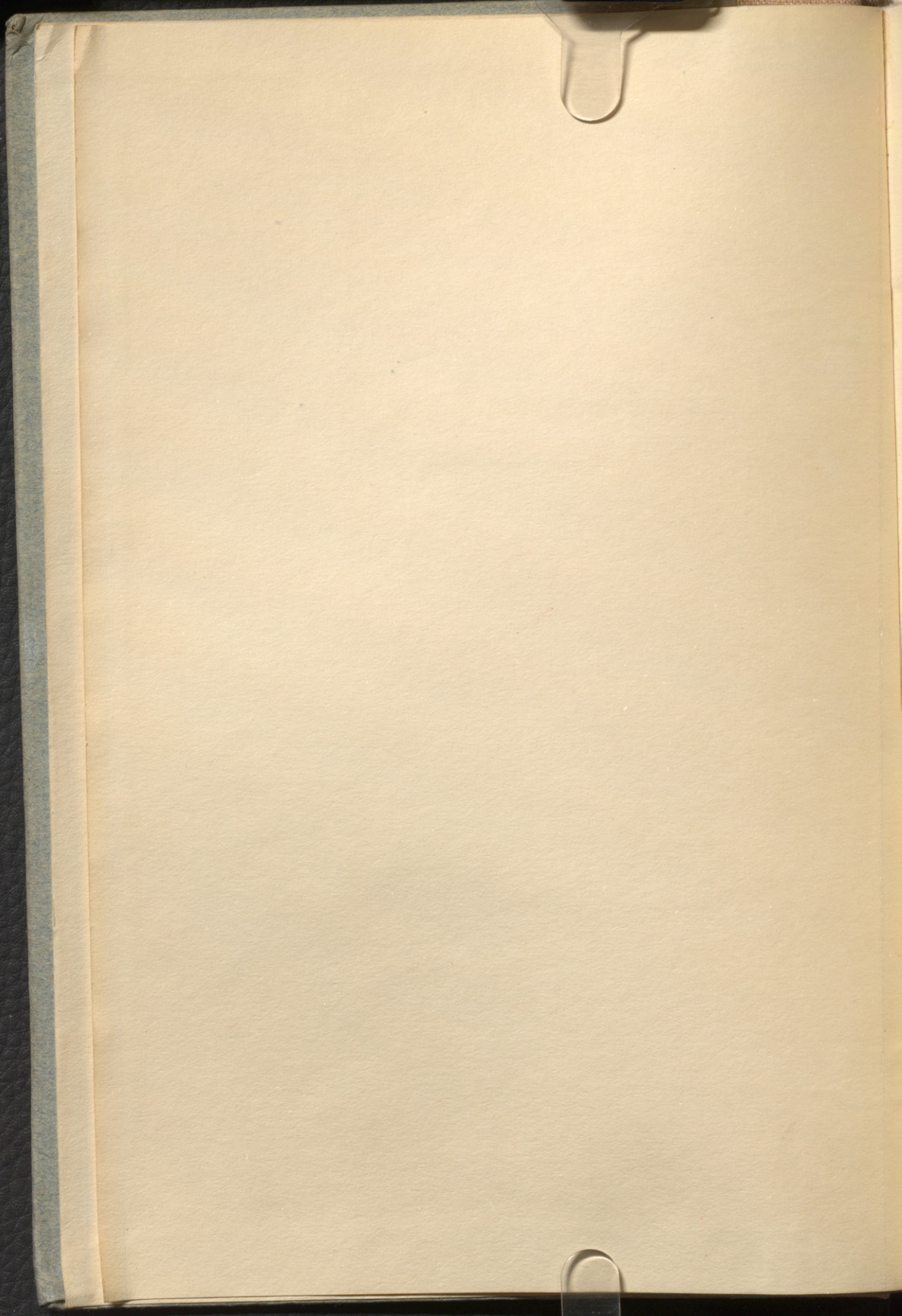
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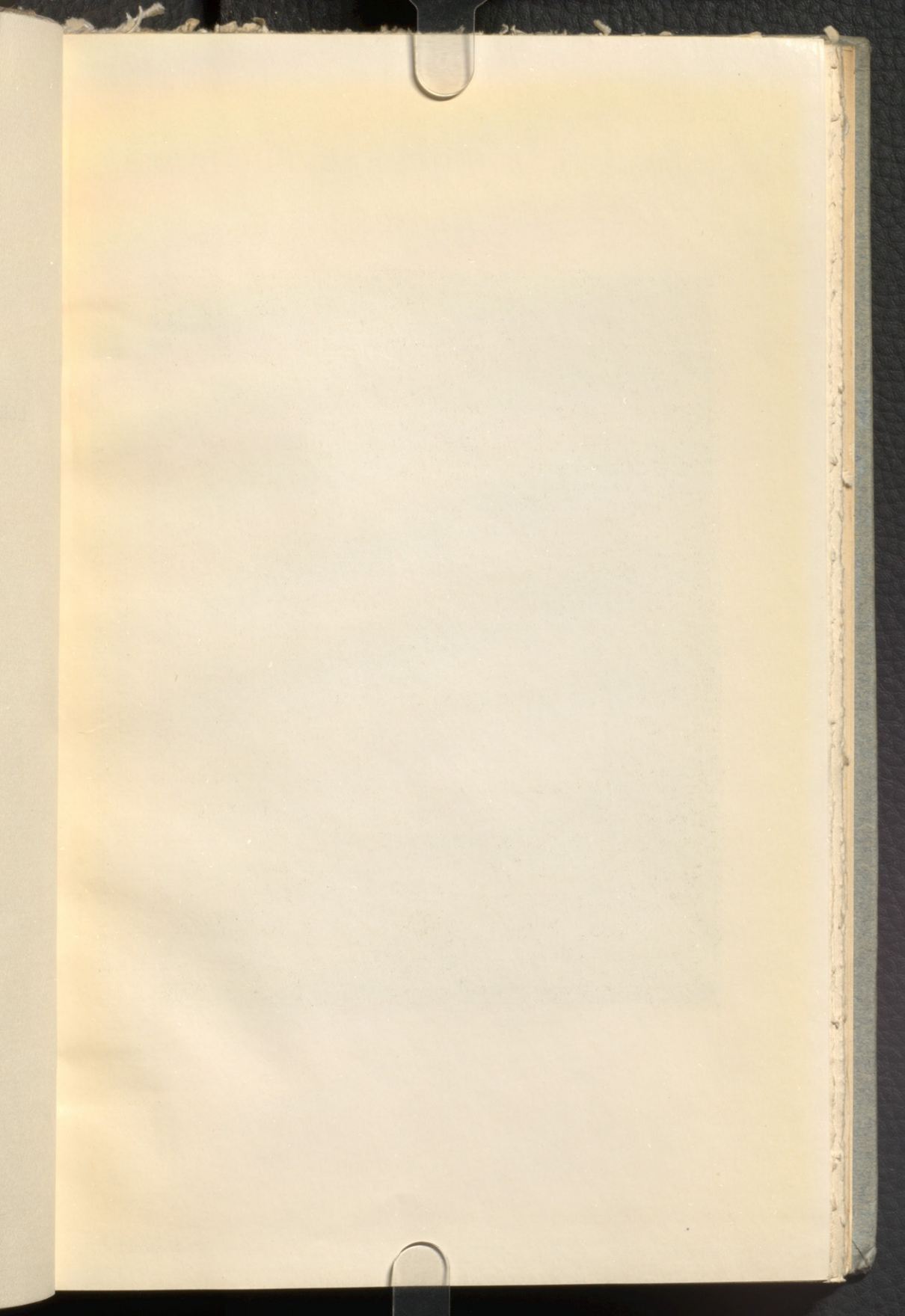
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London Topographical Record

London Topographical Record





DOCTORS COMMONS

From an aquatint after Rowlandson and Pugin's drawing, published by Ackermann in 1808



# London Topographical Record

Illustrated

VOL. XV

INCLUDING THE TWENTY-SEVENTH AND  
TWENTY-EIGHTH ANNUAL REPORTS OF  
THE LONDON TOPOGRAPHICAL SOCIETY

EDITED BY

WALTER H. GODFREY, F.S.A.

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London Topographical Record

Illustrated

BY

WALTER H. GOODE, F.R.S., F.R.G.S., F.R.I.B.S., F.R.M.S., F.R.S.E., F.R.S.M., F.R.S.N., F.R.S.O., F.R.S.P., F.R.S.T., F.R.S.W., F.R.S.Z., F.R.S.A., F.R.S.C., F.R.S.D., F.R.S.E., F.R.S.F., F.R.S.G., F.R.S.H., F.R.S.I., F.R.S.J., F.R.S.K., F.R.S.L., F.R.S.M., F.R.S.N., F.R.S.O., F.R.S.P., F.R.S.Q., F.R.S.R., F.R.S.S., F.R.S.T., F.R.S.U., F.R.S.V., F.R.S.W., F.R.S.X., F.R.S.Y., F.R.S.Z.

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# London Topographical Society

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## I. TWO UNKNOWN NAMES OF EARLY LONDON WARDS

By JAMES TAIT,  
LITT.D., F.B.A.

IT is one of the difficulties which confront the London topographer and the student of the origin of the Court of Aldermen that down to the last quarter of the thirteenth century the city wards, with but few exceptions, are called in records and charters by the names of their aldermen and not by local designations. Even when a document gives the parish as well as the ward, identification of the ward is impossible, except in the rare case where the church is the only one in the city dedicated to a particular saint. Thus a record of a rent payable to the Priory of Holy Trinity about 1200 from the parish of St Nicholas in the ward of Alan Baalun<sup>1</sup> does not enable us to decide whether Alan's ward was Langbourne or Queenhithe, though the fact that there were two parishes of St Nicholas in the latter, which would presumably need to be distinguished, points rather to the former.

This difficulty of identification is most embarrassing in the twelfth century, before the division into wards had been finally settled. About 1128 there were apparently twenty only, and it is not until a full century later that there is definite evidence of twenty-four.<sup>2</sup>

<sup>1</sup> *Calendar of Ancient Deeds* (P.R.O.), iv. No. 7294. For Alan Baalun see *English Historical Review*, xvii. 483-4.

<sup>2</sup> Stow, *Survey*, ed. C. L. Kingsford, ii. 286; cf. pp. 307, 313, 334; W. Page, *London*, p. 176.

The local names of five wards only, two of which are not their present names, have been hitherto known before 1200. The St Paul's list of c. 1128 supplies Cheap (*Warda Fori*)—which seems never to be called by the name of its alderman—Aldgate (*Alegate*), Castle Baynard (*Warda Episcopi*) and Walbrook (with Dowgate) or Dowgate (*Brocesgange*).<sup>1</sup> A twelfth-century deed adds *Langebord* (i.e. Lombard) which by 1275 had been corrupted to Langburne.<sup>2</sup> Five more have been noted before 1285–6 when the first extant list in which all the names are local was drawn up.<sup>3</sup> Portsoken and Bassishaw (Bassushag) appear in a tallage record of 1228<sup>4</sup> and the Hundred Rolls in 1275 add Colmanstreet, Cornhill and Dowgate (or Walbrook).

An entry on a judicial roll published five years ago, which has apparently remained unnoticed hitherto, enables us to increase the twelfth-century cases to seven. In the year 1200 Gerard the parchment-maker (*Perca-menarius*) found three pledges *de legalitate*, who are described as being 'in wardis Sancti Martini et Sancti Andree de Estchepe'.<sup>5</sup> The fortunate addition of a distinguishing epithet makes certain identification of the second of these wards with the later Billingsgate ward, but its absence in the first case leaves five wards possible. If we venture to suggest that the parish may have been St Martin Orgar, and the ward therefore the later Candlewick Street, it is only because of their proximity to Billingsgate.

<sup>1</sup> *Essays in Medieval History presented to T. F. Tout* (1925), pp. 55–9. The tenements mentioned in the last instance were all in the present Dowgate ward, but this may be accidental, and the first alternative is more probable since the division into the two wards of Walbrook and Dowgate may not have been made till later.

<sup>2</sup> C. L. Kingsford, *apud Stow, Survey, u.s.*

<sup>3</sup> *Calendar of Letter Book A*, p. 209.

<sup>4</sup> On the Pipe Roll for that year (Beaven, *Aldermen of London*, i. 366); cf. that of 1230 now published by the Pipe Roll Soc., new series, iv. 108.

<sup>5</sup> *Curia Regis Rolls* (P.R.O.), i. 366.



The names of these wards, if correctly given, are highly interesting, because unique. In the formative period before 1228 there is evidence of wards named after a soke or a sokeowner, a gate, a market place, a brook and even a nationality (Langebord), but neither then nor later is there any other instance yet known of a ward called by the name of one of its parishes. If the fact must be accepted, all that can be said in explanation is that St Andrews Eastcheap is the most central church of Billingsgate ward and its most convenient meeting place, and the same may be said of St Martin Orgar, if that was the St Martin referred to in the record.

Supposing that these two names are not due to the carelessness of a scribe in the king's court, they seem to show that there was more fluidity in the early nomenclature of the wards than had been suspected, and the first may have some bearing upon the question of the date at which a number of the central wards, not representing old sokes, were named after their chief thoroughfares.

## II. DOCTORS COMMONS

By PRETOR W. CHANDLER,

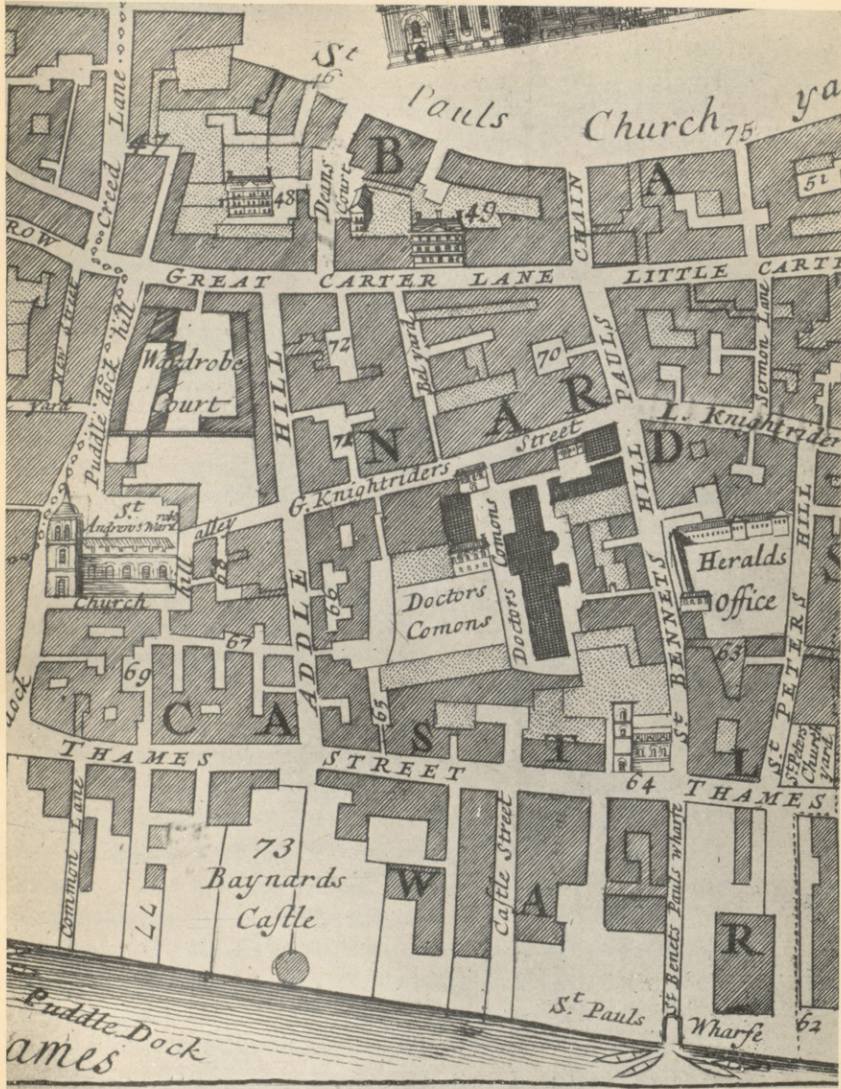
F.S.A., F.R.Hist.S.

*Master of the Supreme Court.*

AT the commencement of the reign of Henry VIII, when London was a walled city, Knighttrider Street, on the south of St Paul's Cathedral, was an important thoroughfare, with several of the great houses of the nobility in the immediate locality, including Baynard's Castle, which stood on the site of Castle Baynard wharf of to-day, and Derby House, built by Thomas, the Earl of Derby who married Lady Margaret, Countess of Richmond, mother of Henry VII. In 1555 this was given by Queen Mary to the Heralds, for a College where they might dwell together and their records be more safely kept.<sup>1</sup> On the western side of Addle Street, which connected Knighttrider Street with Carter Lane, was a great house built by Sir John Beauchamp, K.G., Constable of Dover and Warden of the Cinque Ports, who died there in 1359. His executors sold it to King Edward III (1327-77), and in 1485 King Richard III was lodged there.<sup>2</sup> At an unknown date it became the King's Great Wardrobe, so called not because of its importance, but because it dealt with bulky commodities. Sir John Fortescue, second cousin once removed to Queen Elizabeth and kinsman of Robert Devereux Earl of Essex, on the accession in 1558 of Queen Elizabeth was appointed Keeper of the Great Wardrobe, which then contained a collection of armour and royal costumes, and a large number of State documents, as well as a residence for

<sup>1</sup> Stow, *Survey* (ed. C. L. Kingsford, 1908), ii. 16, 17.

<sup>2</sup> *Ibid.* p. 15.



PLAN OF THE PARISH OF ST. BENET PAUL'S WHARF  
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the Keeper, who on occasions had to act as host or gaoler of State prisoners, and complained to Lord Burghley of the unfitness of the house for such a purpose. Fortescue was also Chancellor of the Exchequer.<sup>1</sup>

In the sixteenth century two learned societies were established and each had its first home in Knightrider Street, viz. the College of Physicians and the College of Advocates. In a stone house in the middle of Knightrider Street and on the south side, in and prior to 1518, Dr Linacre dwelt; he was a fellow of All Souls College, Oxford, a distinguished classical scholar, and included amongst his pupils Erasmus and Sir Thomas More; he was also physician to Henry VII and VIII. In 1518 the King, on Dr Linacre's advice, granted the first Charter to the College of Physicians, of which Linacre was the first and only principal down to 1524, when he died. In his latter days he took priest's orders as other physicians had occasionally done before him, when he almost certainly retired from practice. The first meetings of the College were held in Linacre's private house—the 'Stone-house' as it was called—in Knightrider Street, and there they continued to be held for nearly a century. The front portion of the house, comprising a parlour below and a chamber above, was given to the College by Linacre in his lifetime to be used as a council room and library, all the remainder of the premises being the property of Merton College, Oxford. In 1614 the College was moved to a house in Amen Corner. The 'Stone-house' in Knightrider Street was destroyed in the Great Fire, but soon afterwards substantially rebuilt. The stone between the windows of the first floor on which was carved the Arms of the College was secured and is now in the present College at Pall Mall East. The house in Amen Corner was also burnt down, and in 1669 another site was secured in Warwick

<sup>1</sup> *Dict. Nat. Biog.*

Lane. In 1825 the College again moved to its existing home. But the Physicians continued to hold their property in Dr Linacre's stone house (afterwards known as No. 5, Knightrider Street) until 1860, when it was acquired by the Government for the purposes of the new Probate Court, under the provisions of 22 & 23 Vict. cap. 16.<sup>1</sup>

Before the Great Fire the Court of Arches was held in the vestry of Bow Church in Cheapside, and in the time of Henry VII the Advocates of the Court were scattered over the city and suburb; but in that reign they for convenience united themselves in a collegiate manner, dining and supping together in a house which later became the Queen's Head Tavern in Paternoster Row. About the same time there seems to have been some idea of founding a College of Civilians of which Dr Richard Blodwell was to have been the first president,<sup>2</sup> and there is at least one mention of 'Doctors Commons' in connection with the Court of Arches as early as 1535.<sup>3</sup>

Henry Harvey, LL.D., admitted an advocate of the Court of Arches on 27 January 1549/50, became (c. 1557) Master of Trinity Hall, Cambridge, where there were many students of the civil and canon laws.<sup>4</sup> Dr Harvey being much interested in these studies realised that it would be a great advantage to have a college in London where these university graduates when engaged in practice could live the ordinary collegiate life. To this end, in 1567 he secured from the Dean and Chapter of St Paul's the lease of 'a great House builded of Stone with a Garden adjoining'<sup>5</sup>

<sup>1</sup> *D.N.B.* Also W. Munk, *Roll of the Royal College of Physicians* (2nd ed. 1878), vol. iii. App. 'A short account of the Royal College...', pp. 317-18, 321-2, 327, 334. Cf. below, pp. 15-19.

<sup>2</sup> See the account by A. C. Ducarel, printed below, p. 24.

<sup>3</sup> See W. Senior, *Doctors Commons and the old Court of Admiralty* (1922), pp. 73-4. [Cf. below, pp. 40-2. *Ed.*]

<sup>4</sup> *Dict. Nat. Biog. and Camb. Univ. Calendar.*

<sup>5</sup> Ducarel, *op. cit.*; p. 25, below.

called Mountjoy House—it was bounded on the north by Knightrider Street, up to a point about 150 feet from Addle Street (now Addle Hill), on the east by Paul's Wharf Hill (afterwards St Benet's Hill, now Godliman Street), and further south, by the house known as Camera Diane<sup>1</sup> and the churchyard of St Benet, Paul's Wharf; on the south by property facing Thames Street, and on the west by the gardens of the houses which faced Addle Street and Knightrider Street. Before 1567 the house had been let to Sir John Say, Speaker of the House of Commons (died 1478); then to the Duchess of Richmond; then to William Blount fourth Lord Mountjoy (Chamberlain to the Queen and the friend of Erasmus), who married Elizabeth daughter and co-heir of Sir William Say, eldest son of the before-named Sir John Say; and then to Sir Thomas Pope, founder of Trinity College, Oxford.<sup>2</sup>

The lease of 1567 secured by Dr Harvey was granted to the Master, Fellows and Scholars of Trinity Hall, Cambridge, on condition that the place was rebuilt—it being then 'in a very decayed and ruinous condition'—for the use of the Advocates and Proctors of the Arches or other graduates of the Universities who should be admitted into Commons. The term was for the residue of 50 years granted to Sir Thomas Pope in 1555, and 99 years beyond.<sup>3</sup> The premises were restored in accordance with the covenants, and shortly after the Advocates took possession the House became known as

<sup>1</sup> See Kingsford, *London Topographical Gleanings* (*L.T. Record*, xiii. pp. 39-41). Mr Kingsford's conclusion that Camera Diane 'clearly lay on the south side of Doctors Commons on Paul's Wharf Hill' is confirmed by a licence to Richard de Newport, in 1309, to build on the street frontage, from the chapel of this house as far as the wall of the cemetery of St Benedict. (*Hist. MSS. Comm. Ninth Report*, App. p. 49 (b), No. 1772.) For the churchyard cf. Ogilby's map of 1677.

<sup>2</sup> Ducarel, *ut supra*; *Dict. Nat. Biog.* [Cf. below, p. 80. *Ed.*]

<sup>3</sup> Ducarel; see below, p. 25; cf. p. 80.

'Doctors Commons'—the addition of Commons was taken from the manner in which the civilians lived there, 'commoning together' as in other colleges. Little or nothing more is known of Mountjoy House except that in 1570 the Dean and Chapter of St Paul's were the owners of certain tenements called St Erkenwalds which abutted upon the capital messuage sometime called 'Montjoye Place and now being the Doctors Commons of the Arches'.<sup>1</sup> Stow, writing in 1598, merely states that Mountjoy house was one 'great house builded of stone, which belongeth to Powles church, and was sometime letten to the Blunts Lordes Mountioy, but of latter time to a colledge in Cambridge, and from them to the Doctors of the Ciuill law and Arches, who keepe a Commons there, and many of them being there lodged, it is called the Doctors Commons'.<sup>2</sup> Dr Harvey, who in 1568 became a Master in Chancery, was a generous benefactor both to the College of Advocates and to Trinity Hall. He died in February 1584/5. His arms were set up in the Dining Hall of Doctors Commons and he has justly been called the Founder of that College.<sup>3</sup>

The lodgings in the College were let by the Masters and Fellows of Trinity Hall to the unmarried Advocates and Doctors; if they did not occupy all the lodgings then married Advocates were accommodated without their wives, and the rest (if any) were let to other Doctors and Graduates who should be admitted to the Doctors Commons. One or two at least of the married Advocates who lived near the College can be located in Adlingstreate (Adlestreete,<sup>4</sup> now Addle Hill) before

<sup>1</sup> Lease among the S.P. Dom., quoted by Wheatley and Cunningham, *London Past and Present*, i. 508.

<sup>2</sup> *Survey* (ed. C. L. Kingsford), ii. 17.

<sup>3</sup> *Dict. Nat. Biog.*; Ducarel, p. 25, below.

<sup>4</sup> Adelstreet is said to take its name from Atheling, King of the West Saxons in 941; see W. Page, *London* (1922), p. 129; *Ency. Brit. s.v.* Atheling.



1587 in the persons of Matthew Carewe, LL.D., of Trinity College, Cambridge,<sup>1</sup> and — Shevington (probably Thomas Skevington, LL.D., of Trinity College, Cambridge, admitted an Advocate in 1581); they paid for the house in their successive occupations £6 per annum clear.<sup>2</sup> In 1579 the number of Advocates in the Commons was fixed at 20, but that number was increased by 13 in 1590. Each Advocate originally paid an annual fee of 6s. 8d. for the good of the house and an admission fee of 20s.; in 1579 the latter was raised to £6. 13s. 4d., and in 1590 again raised to £13. 6s. 8d.<sup>3</sup>

The College was burnt down in the Great Fire of

<sup>1</sup> Dr Matthew Carew should be of interest to solicitors, as a portion of the Law Society's Hall in Chancery Lane stands upon the site of the house which he occupied after leaving the precincts of Doctors Commons. Dr Carew was born c. 1530 at Anthony in Cornwall, the son of Sir Wymond Carew, K.B., and of Martha his wife, the sister of Sir Anthony Denny, one of the executors of Henry VIII. He went to Westminster School and in 1548 won a scholarship at Trinity College, Cambridge, where he resided for seven years. In 1551 he was elected a fellow of the first foundation of his College, and in the same year was appointed Archdeacon of Norfolk; to perfect his knowledge of jurisprudence he spent several years at foreign academies, including Louvain, where he probably took his LL.D. In 1558, when Cardinal Pole was Archbishop of Canterbury, he was admitted an Advocate of the Court of Arches; in 1565 he travelled with Henry Earl of Arundel as his interpreter; in 1573 he was appointed Master in Chancery; in 1589 admitted at Grays Inn; in 1599 a Master of the Court of Requests. In 1603 he was knighted at the coronation of James I, and held several ecclesiastical appointments in addition to that already mentioned. He married Alice, daughter of Sir John Rivers, who was Mayor of London in 1573, and by her had a large family. He died in 1618 and was buried in the Church of St Dunstan in the West. The house in Chancery Lane which Sir Matthew Carew purchased and occupied down to 1605 was built of timber and had a garden extending back to the eastern boundary of Ficketts Field (now Bell Yard), the site of which house and garden is to-day covered by the central portion of the Law Society's Hall. See *Dict. Nat. Biog.*; *A Short History of the Site of the Law Society's Hall*, by Pretor W. Chandler (1930), pp. 9 and 10.

<sup>2</sup> British Record Society, *London Inquisitions*, vol. 36, pt iii. p. 105. For Dr Skevington's house see p. 101 of this *Record. Ed.*

<sup>3</sup> Ducarel; see below, p. 26.

London (1666), after which the writs were made returnable in the Common Hall of Exeter House in the Strand, where the Court of Arches was held until 1672, when the rebuilding was complete and the Advocates returned to Doctors Commons.<sup>1</sup>

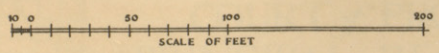
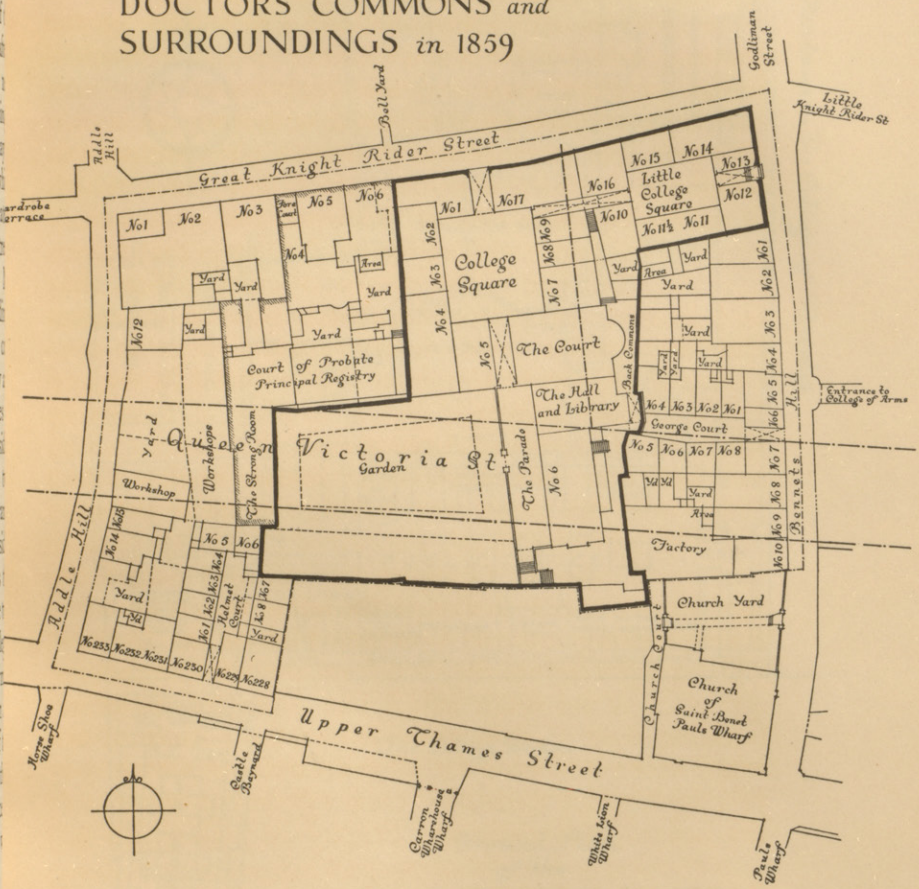
In 1670 the Advocates obtained a new lease of the property from the Dean and Chapter<sup>2</sup> and shortly afterwards at their own expense commenced the new buildings, which were of red brick with stone dressings. The principal entrance was through a plain archway in Knightrider Street, a trifle west of Bell Yard, which is on the opposite side of the road, and immediately opposite the house which to-day is No. 17 in that street, next door but one to the present Faculty Office. Mr G. J. Foster, writing in 1868, shortly after the buildings had been pulled down, describes the College as consisting of a Court or Common Hall with a Library and Dining Room attached, and a number of houses in which the Judges and Advocates of the Court resided and had their chambers. The houses enclosed two courtyards; the larger one, having the main entrance out of Knightrider Street, was surrounded on three sides with good houses. Opposite the archway across the yard was another archway, on the left of which were two doors opening into the Common Hall of the College, which projected into the yard from the left and formed a portion of its south side.<sup>3</sup> The Advocates when rebuilding their College provided in the middle of the estate accommodation for all the Courts in which they practised, which must have been a great convenience to the Judges, Advocates and Proctors, a plan which was

<sup>1</sup> See below, p. 28; cf. R. Newcourt, *Repertorium Eccle. Lond.* (1708), i. 443, and the Decree of the Fire Judges below, *passim*.

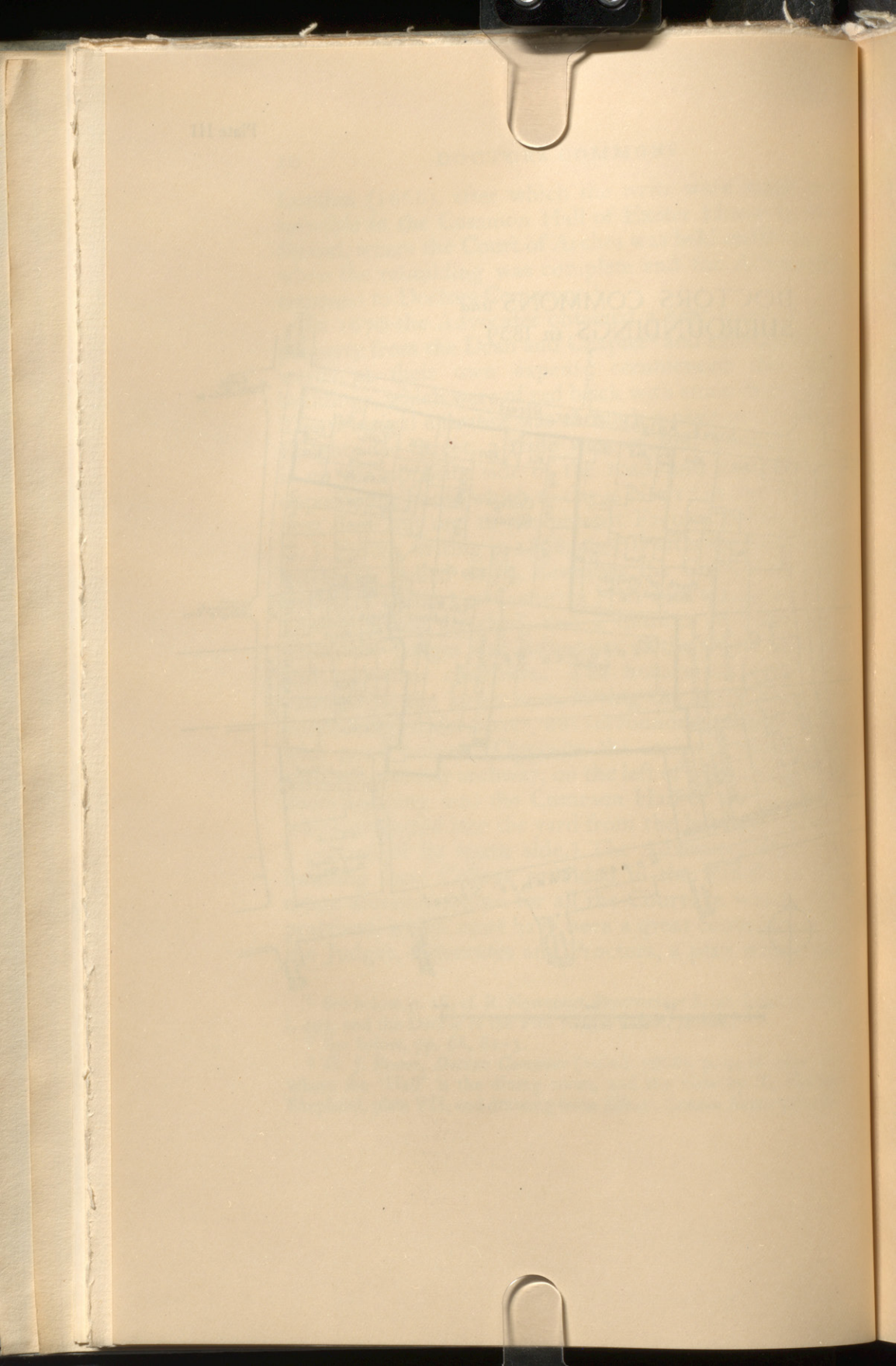
<sup>2</sup> See below, pp. 68, 82-3.

<sup>3</sup> G. J. Foster, *Doctors Commons* (1st ed. 1868), p. 5; cf. plate III, where the 'Hall' is the dining room, and the view by T. Hosmer Shepherd, plate VII, and drawing from *Illustr. London News*, plate IX.

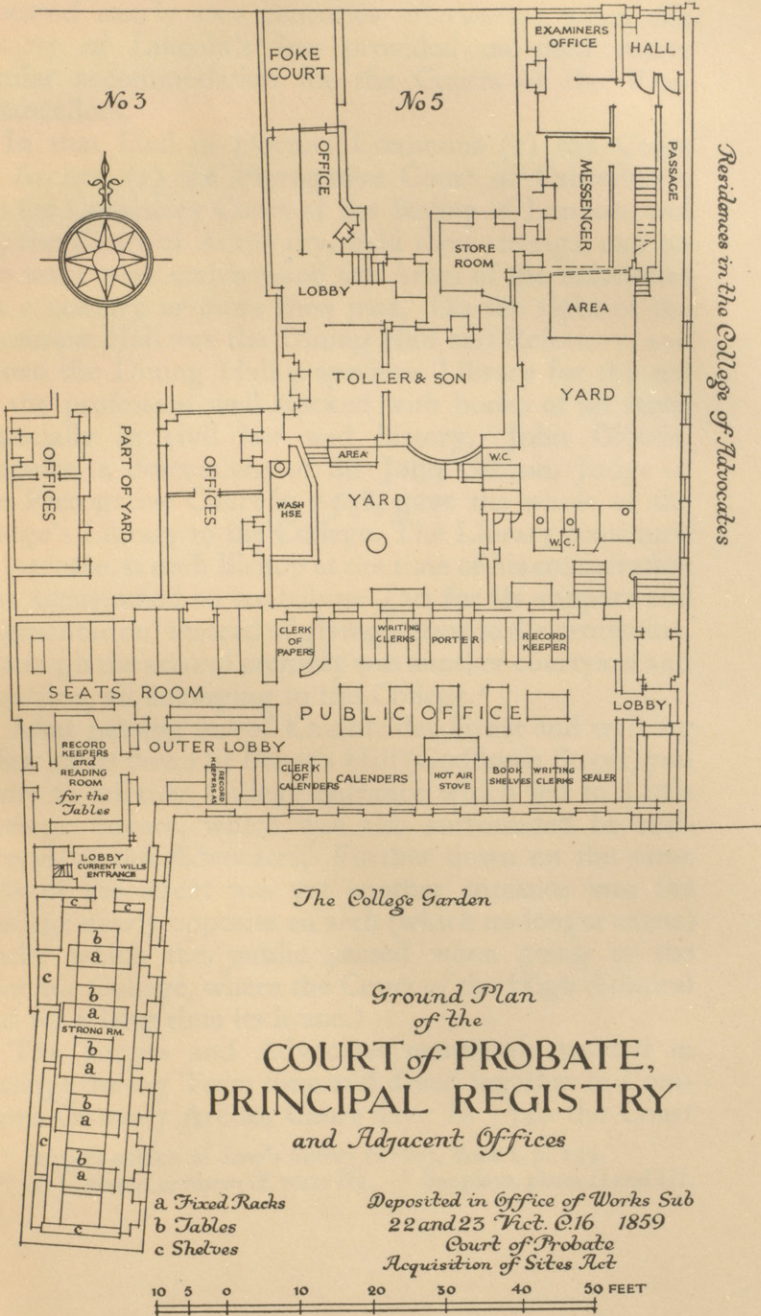
# DOCTORS COMMONS and SURROUNDINGS in 1859



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Great Knight Rider Street



COURT & PROBATE  
PRINCIPAL REGISTRY

repeated nearly two centuries afterwards, when the Society of Lincoln's Inn provided on their estate similar accommodation for the Courts of the Vice-Chancellors.

In that Hall in Doctors Commons (1) the Court of Arches, (2) the Prerogative Court of Canterbury, (3) the Consistory Court of the Bishop of London, and (4) the Court of Admiralty, held their sittings, and on the walls were emblazoned the Arms of the Advocates for a century or more then past. On the right of the Common Hall was the Dining Hall and Refectory, and above the Dining Hall a spacious Library for the use of the profession well stocked with books of all sorts, especially in civil law and history. John Gibson, Esquire, a descendant of Sir John Gibson, Judge of the Prerogative Court in 1598, gave the whole of the Judge's Library to the College. The Library continued to increase, as each Bishop at the time of his consecration was accustomed to contribute £20 for its support and augmentation<sup>1</sup> instead of giving a treat to the profession. Through the second archway was another courtyard and a garden, all belonging to the College.<sup>2</sup>

After passing out of Knightrider Street and walking a few yards down St Benet's Hill (Godliman Street) you came to another College entrance which led to Little College Square, which was also surrounded by residences of the Advocates. Further down on the same side of the street was yet another entrance into the College nearly opposite an arch (which no longer exists) under which the public passed when going to the Heralds College, where the Court of the High Admiral had for a long time its home.<sup>3</sup>

The Judges and Advocates commonly resided in College during Term time and dined together in Commons on every Arches Court day. In 1746 the Court

<sup>1</sup> Strype's edition of *Stow's Survey* (1720), Book i. p. 153.

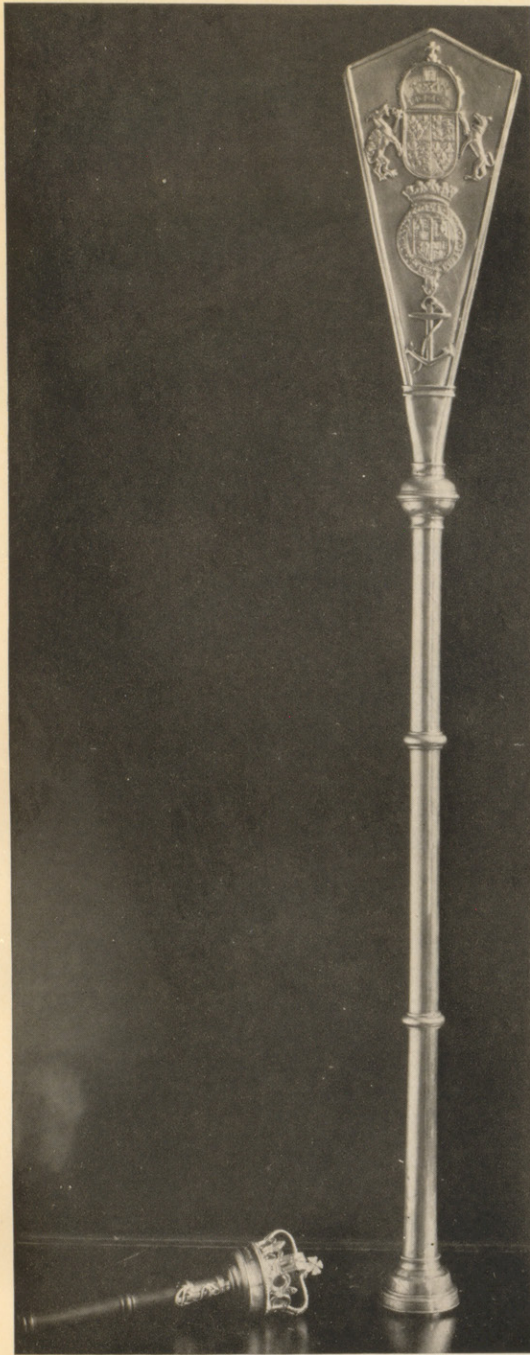
<sup>2</sup> G. J. Foster, *ut supra*; cf. plate III. <sup>3</sup> See plans, plates II and III.

of Arches consisted of the Dean, divers Advocates (in 1843 there were 26), 2 Registrars, 34 Proctors, besides supernumerary Proctors and an Apparitor-General<sup>1</sup> who attended the Court in a black gown and carried before the Judge the Mace, in the shape of a silver oar, the emblem of the royal authority to arrest by the proper officer persons and vessels on the high seas. The same Mace is at the present day carried before the President when he takes his seat on the Bench in the Admiralty Division of the High Court, and is then placed in front of him either on the table or a bracket. It was in times past carried by his Marshal before the President of the Admiralty Division in the procession of Judges on the first day of the Michaelmas Law Sittings. The late Sir W. H. St John Hope has given the following description of the Mace.<sup>2</sup> It is a silver oar 2 ft. 9½ in. long, the handle with the hall marks of 1798-9, the blade being much older, *c.* 1660. "It closely resembles the mace of the Cinque Ports. . . and consists of a loom or handle 1 foot 9 inches long divided (by rings) into 3 sections, and a paddle shaped blade 1 foot long. On the front of the blade, in high relief, are the royal arms of the Tudor sovereigns (France and England quarterly) ensigned by a crown, and with the dragon and greyhound supporters of Henry VII. Below this are the arms, within the garter and surmounted by a royal coronet, of James Stuart, duke of York, who was lord high admiral from 1660 to 1673. Under this again is the Admiralty anchor in relief. The back of the blade is plain. On the lower end of the oar is a broad button, engraved with the Admiralty anchor, encircled by the inscription: 'Jasper-Swift-Marshal-of-the-Admiralte' (who was in office about 1585): a figure of him carrying

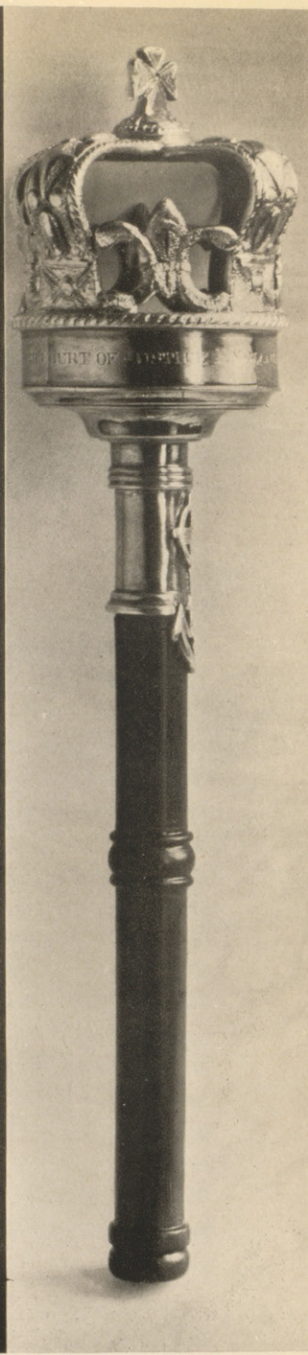
<sup>1</sup> P. Floyer, *The Proctor's Practice in the Ecclesiastical Courts* (second edition, 1746), p. 4.

<sup>2</sup> See the introduction to *Corporation Plate and Insignia of Office* (1895), vol. 1. p. lxiii.



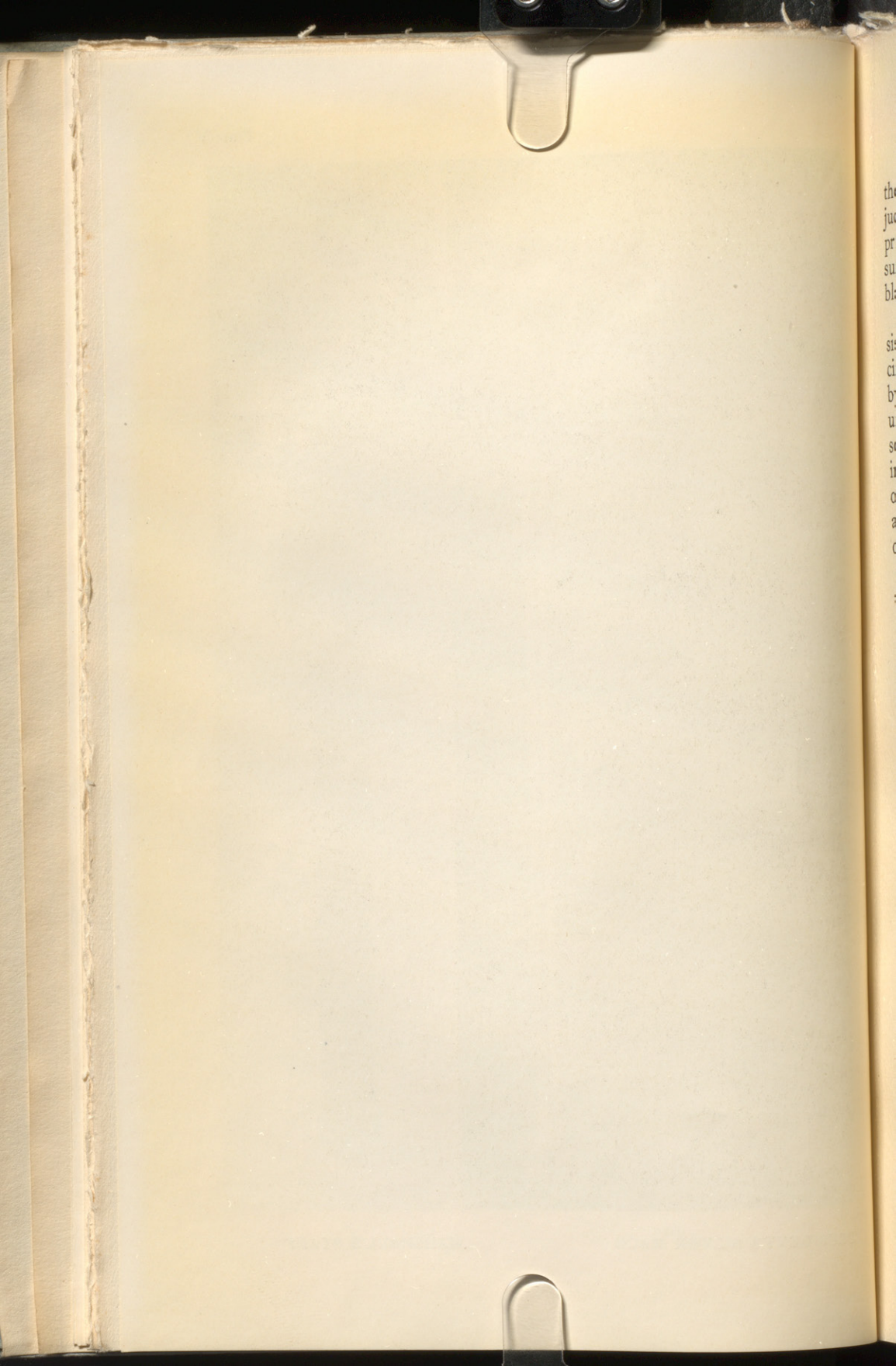


PRESIDENT'S SILVER MACE



MARSHALL'S STAFF

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the oar occurs on the tomb of Doctor David Lewis, judge of the High Court, ob. 1584, in Abergavenny priory church. . . . The inner arches of the royal crown surmounting the Tudor shield are broken away, and in the blank space thus left has been engraved a modern crown."

The Marshal has his own Mace or staff which consists of an ebony stem  $4\frac{1}{2}$  inches long fixed into a silver circular socket slightly over an inch long surmounted by a crown  $1\frac{1}{2}$  inches in diameter and  $2\frac{1}{2}$  inches in depth, under which are the Arms of King George II; upon the socket is affixed a foul-anchor. The Marshal's Superintendent of Shipkeepers is entrusted with a duplicate of this staff, the emblem of his authority to board vessels and generally to carry into effect the orders of the Court on the Marshal's behalf.

Causes were managed in these Courts by Advocates and Proctors, the former were retained as counsellors or pleaders, the latter prepared the case for hearing.

The Advocates had to take the degree of Doctor of Civil Law in one of the universities, and on petition to the Archbishop and his fiat obtained they were admitted 'in a stately piece of ceremony' by the Judge on condition that they practised not for one whole year after admission (which was called the silent year). The two senior Advocates in their scarlet robes with the Mace carried before them conducted the newly elected Advocates up the Court with three low bows and presented them to the Judge in a Latin speech and produced a rescript from the Archbishop: after the appointed oaths had been taken they were admitted by the Judge who assigned to each a seat in Court on his right or left hand which the Advocate always occupied when engaged in Court. The stamp on each admission was £6, and other fees had to be paid amounting to £2. 2s. 0d. Each Advocate, after 1689, paid an admission fee of £20 to the College on account of the expenses incurred in building and furnishing the public rooms. The

Dean and Advocates in their robes were accustomed to go in procession to attend the opening of Convocation.

A Proctor was admitted in much the same fashion. He entered the Court preceded by the Apparitor with the Mace and was introduced to the Judge by two elder Proctors. He then advanced with a book in his hand, read some Latin vows to be discreet, etc., and upon being assigned a seat took one step within the Bar; unlike the Advocate he was free to practise immediately after admission. Their fees for admission were the same as the Advocates, but they usually incurred a very considerable expense in treating the whole profession upon their admission.

In the Court of Arches the Judge and Advocates wore wigs—the former the full-bottomed wig. They all wore scarlet robes with hoods lined with taffety (if at Oxford) or white miniver fur (if at Cambridge) and round black velore caps; in the other Courts the Doctors wore black gowns only. The Proctors, in the Arches Court only, wore black prunella gowns, and if graduates of a university their academical hood, otherwise hoods lined with fur.<sup>1</sup>

The Advocates, like the Serjeants-at-law, were incorporated long after their Society was first brought into existence. In 1768 a Royal Charter was obtained by virtue of which the then members of the Society and their successors were incorporated under the name and title of 'The College of Doctors of Law exercent in the Ecclesiastical and Admiralty Courts'. The College then consisted of a President (the Dean of Arches for the time being) and of those Doctors of Law who had regularly taken that degree at Oxford or Cambridge and had been admitted Advocates in pursuance of the rescript of the Archbishop of Canterbury, and had been elected Fellows in manner prescribed by the Charter.

<sup>1</sup> Floyer, *op. cit.*, pp. 5-6; cf. Strype, *Survey* (1720), Book i. p. 155.

In 1857 most of the Ecclesiastical and Admiralty jurisdiction of these Courts was transferred to the then newly constituted Probate and Admiralty Courts, which held their sittings in Westminster Hall; but the Court of Arches to-day continues to exercise some of its original jurisdiction and generally sits in the Church House in Westminster, whilst the Consistory Court of the Bishop of London sits at Deans Court, in the area still known as Doctors Commons. The College was empowered by the Act of 1857 (20 & 21 Vict. cap. 77, §§ 116, 117) to surrender its Charter and to sell all its real and personal property and divide the proceeds among the Fellows. In 1861 the Advocates sold by auction their manuscripts, printed books, and portraits, and in 1862 their College estate; but the buildings were not entirely cleared away until 1867.<sup>1</sup>

The plan reproduced on plate III is a copy of one deposited with the Bill asking for powers to enable H.M. Office of Works to acquire more space for the purposes of the new Court of Probate, i.e. to purchase the College estate and adjacent properties. From it the exact position of the various houses, the Court, the Hall and Library, as well as the garden, can be ascertained. (The chain lines, added to the original, show the northern and southern boundary of Queen Victoria Street, which was laid out and made in 1870.) The following is the substance of part of the Schedule to the consequent Act passed in 1859 (22 & 23 Vict. cap. 16), giving the names of the occupiers of the various chambers, etc. Each one is described as a 'Dwelling House and Offices' and the 'owners or

<sup>1</sup> See Wheatley and Cunningham, *London Past and Present*, i. 508.

In 1870 (33 & 34 Vict. cap. 28, § 20) attorneys and solicitors were permitted to act as proctors in all Ecclesiastical Courts except the provincial Courts of Canterbury and York and the Diocesan Court of London; in 1877 (40 & 41 Vict. cap. 25, § 17) the privilege was extended to all Ecclesiastical Courts. By the Judicature Act of 1873 (36 & 37 Vict. cap. 66, § 87) solicitors, attorneys and proctors became officers of the Supreme Court.

reputed owners' are given as 'The Dean and Chapter of the Cathedral Church of St Paul, in London, William Calverley Curteis, Frederick Thomas Pratt, and others, Trustees for the Fellows and Members of the College of Advocates and Doctors of Law'. No. 1. Thomas Blake. No. 2. Frederick Thomas Pratt. No. 3. James Parker Deane. No. 4. William Calverley Curteis. No. 5. John Lee. No. 6. Thomas Spinks. No. 7. William Robinson. No. 8. The Right Honourable Stephen Lushington. No. 9. Samuel Jewkes Wambey. No. 10. Sir John Dorney Harding, Herbert Jenner. Nos. 11 & 11½. George Webbe Dasent, Travers Twiss, Alfred Waddilove. No. 12. Augustus Frederick Bayford, Alfred Waddilove, and the Registrars of the Principal Registry of Her Majesty's Court of Probate, and for Divorce and Matrimonial Causes. No. 13. James Maskell. No. 14. Thomas Hutchinson Tristram, the Right Honourable Sir John Dodson, William Francis Dodson. No. 15. Robert Joseph Phillimore. No. 16. John Elliot Pasley Robertson. No. 17. Maurice Charles Mertins Swabey, Jesse Adams. *The Hall and Library*: The Fellows and Members of the College of Advocates and Doctors of Law. *The Court*: The Fellows and Members of the College of Advocates and Doctors of Law, the High Court of Admiralty. *The Garden*; *Store sheds in Back Commons*; *The Back Commons and Gateway to Church Court*; *The Several Areas or open Courts, Passages and Ways within the College of Advocates*: The Fellows and Members of the College of Advocates and Doctors of Law. *Public Streets and Ways*: The Commissioners of Sewers, Lamps and Pavements for the City of London (owners and occupiers), the New River Company, the Great Central Gas Consumers Company, the City of London Gas Light Company, the Public (occupiers).

On the western side of the College estate accommodation, shown on plate IV, had been found for the Prero-

gative Will Office and Registry, where the wills were kept in a Strong Room, and the Registrars with their Principal Clerks had their seats. An inscription, 'The Prerogative Will Office', was set up over a plain-looking building, No. 6 in Knightrider Street. After entering and traversing a passage a flight of steps had to be ascended which led to the Search Room where the public came to examine wills which had been proved. The Search room was a large Public Office at the rear of Nos. 3, 4, 5 and 6 Knightrider Street. The Searches were numerous, numbering in 1829 no less than 30,000. The Strong Room was beyond the Public Office, on the west of the garden, and was said to be fireproof.

The Prerogative Will Office, part of the property which H.M. Office of Works was empowered to purchase under the Act of 1859, had already been taken over by the President of the Court of Probate and used for the accommodation of the Registrars and the Clerks of that new Court. The plan on plate IV, a copy of the second plan deposited with the Bill, shows the accommodation existing there, which, as the Schedule to the Act records, was then occupied as shown in the table on pp. 18, 19.

This may be supplemented by the following entry from the Directory of 1860:

GREAT KNIGHTRIDER STREET

No. 1.	Jellicoe and Neve	Proctors.
No. 2.	Dyke and Stokes	"
No. 3.	Geo. Chas. Ring	Proctor.
No. 5.	Chas. Hawkins	Auctioneer.
No. 6.	Court of Probate Principal Registry.	
No. 7.	Geo. Edward Hughes, D.C.L.	Advocate.

Here is the entrance to the College.

(Continued, p. 20.)

No. in Street.	Description of property.	Owners or reputed Owners.	Lessees or reputed Lessees.	Occupiers.
Great Knightrider Street.				
—	Small Office at Rear of No. 3.	The Warden and Scholars of the House or College of	The Trustees of the Char- ity of Edmund Arnold,	Samuel Holmes
—	Small Office at Rear of No. 3.	Scholars of Merton, in the University of Oxford,	Esq., deceased, the Com- missioners of Her Ma- jesty's Works and Public	Empty.
—	Yard and Water-closet at Rear of No. 3.	Henry Price Holford, Harriet Sophia Hatchard.	Buildings.	Henry Dinn, George Charles Ring, James Veitch Shaw, John Judd Blake, Harriet Dunn, William Frederick Pott, Samuel Holmes, Edward Greenhill.
4.	Public Office, Forecourt and Yard	The Warden and Scholars of the House or College of Scholars of Merton, in the University of Oxford.	The Trustees of the Char- ity of Edmund Arnold, Esquire, deceased, the Commissioners of Her Majesty's Works and Public Buildings.	The Registrars of the Principal Registry of Her Majesty's Court of Pro- bate.
	Part of the Principal Registry of Her Majesty's Court of Probate in the Rear of No. 4, and the Strong Room in the rear of No. 3, Great Knigh- trider Street.		The Trustees of the Char- ity of Edmund Arnold, Esquire, deceased, the Commissioners of Her Majesty's Works and Public Buildings, the Registrars of the Prin- cipal Registry of Her Majesty's Court of Pro- bate.	The Registrars of the Principal Registry of Her Majesty's Court of Pro- bate.



Court of Probate in the Rear of No. 4, and the Strong Room in the rear of No. 3, Great Knight-

Esquire, deceased, the Commissioners of Her Majesty's Works and Public Buildings, the

Majesty's Court of Probate.

- |    |  |   |   |  |
|----|--|---|---|--|
| 5. | Dwelling House and Offices. <sup>1</sup>   | The President and College or Commonalty of the Faculty of Physicians in London. |   | Charles Hawkins, the Registrars of the Principal Registry of Her Majesty's Court of Probate, Thomas Cumberland Davidson. |
| 6. | Public Office and Courtyard, and other Part of Principal Registry of Her Majesty's Court of Probate. | The Dean and Chapter of the Cathedral Church of St. Paul, in London.            | The Trustees of the Charity of Edmund Arnold, Esquire, deceased, the Commissioners of Her Majesty's Works and Public Buildings, the Registrars of the Principal Registry of Her Majesty's Court of Probate. | The Registrars of the Principal Registry of Her Majesty's Court of Probate.  |

<sup>1</sup> It will be noticed that No. 5 (Dr Linacre's house) was partly occupied by the Registrars.

GREAT KNIGHTRIDER STREET (*continued*)

No. 8.	M. C. Swabey, D.C.L.	Advocate.
No. 9.	J. R. Burchell	Proctor.
No. 10.	Faculty Office.	
No. 10.	Moore & Currey	Proctors.
	E. Edwards	Proctor.
	Edward Toller & Sons	Proctors.
Nos. 12 & 13.	J. & J. H. Bayford	"
No. 15.	Philip Champion Toker	Proctor.

The Registrars of the new Court of Probate remained in Knightrider Street until 1874—in the next year the Registry was removed, with all the wills, to Somerset House in the Strand. Of the seventeenth-century buildings erected in Knightrider Street after the Fire of London, a house on the north side, at the corner, with its entrance in Godliman Street (No. 16), which is next to the present Faculty Office, No. 23 Knightrider Street, alone survives; behind it, in Paul's Bakehouse Court, are three other houses of the same period.<sup>1</sup> Queen Victoria Street was laid out in 1870 upon a line drawn from the Church of St Andrew by the Wardrobe to the forecourt of the Heralds College, and so ran through the garden and a part of the hall of Doctors Commons; consequently the northern portion of the existing Civil Service Stores (which have Godliman Street, formerly St Benet's Hill, on the east and Knightrider Street on the north), the premises on the west of the Stores to a line drawn southwards from Bell Yard, and that part of Queen Victoria Street which is on the south of the above-mentioned premises, are all on the old estate of Doctors Commons.

<sup>1</sup> See Royal Comm. on Hist. Monuments, *London*, vol. iv., *The City*, p. 59. The Faculty Office and the house at the end of the Court (No. 2) appear to date from the eighteenth century. *Ed.*

## Appendix One

A SUMMARY ACCOUNT OF THE SOCIETY  
OF DOCTORS COMMONS<sup>1</sup>

By AND. COLTEE DUCAREL, LL.D.

MDCCLIII

*Some Account of the Court of Arches*

THE Curia de Arcubus is a very antient Court. The reason of this Apellation is well known, and the Antiquity of it I judge to be not less than the Time of the Conqueror who forbad that Ecclesiastical pleadings should be any longer held in the Hundred or County-Courts where the Bishops had usually sat with the secular Judge, but in a place to be chosen by the Bishop and appropriated to Ecclesiastical Causes only. Accordingly we are told in the preamble to Archbishop Stratforde's Statutes that this Court has been held ab antiquo in the Church of St. Mary de arcubus propter loci commoditatem et subditorum utilitatem tanquam in loco insigni habili et securo ubi potest haberi copia peritorum. Lib. Stat. fol. 25. of the old part.

This Court consists of a Judge, Advocates, and Proctors (the Number of whom is sometimes greater and sometimes less according to the Pleasure of the Archbishop) a Register an Actuary and a Bedell.

For regulating the Court of Arches and the Proceedings to be had therein diverse Constitutions, Rules, and Orders have been framed and published by the Archbishops of Canterbury the oldest now extant are those of Archbishop Kylwarby dated at Lambeth 4 Nov. 1275, who as Antiq. Brit. p. 191, tells us vetera Cantuariensis Curix̄e statuta renovavit, omniaq̄

Lib. Stat.  
f. 8.  
Wilk.  
2. 27

<sup>1</sup> Transcribed from a copy in a MS, partly in the handwriting of Ducarel, in the Law Society's Library. [Other copies are in the Lambeth and Guildhall Libraries: see below, pp. 38, 79. *Ed.*] A. C. Ducarel took his degree of D.C.L. at Oxford in 1742, and was admitted to the College of Advocates in November 1743 (see *Dict. Nat. Biog.*). In his marginal notes Wilk. denotes Wilkins, *Concilia* (1737), where the documents cited are printed from various manuscripts in the British Museum and elsewhere, except the first, which Wilkins took *ex libro nigro Curix̄e de arcubus*, possibly the Book of Statutes Ducarel himself used.

breviter quinque Articulis complexus est. Though these five Articles are no more than five Oaths, which the Advocates and Proctors were to be bound by, and do not shew us the Practice of the Court. However as they give us some insight into what was done here before this Reformation by Archbishop Kylwarby I shall put down the Substance of them in few Words.

- 1<sup>st</sup> That the Advocates and Proctors should deal faithfully diligently, and honestly with their Clients.
- 2 That they should not patronize, but dismiss unjust and desperate Causes.
- 3 That they should not seek unjust Delays nor maliciously protract Causes.
- 4 That they should not infringe nor permit to be infringed the Liberties of the Church.
- 5 That they should be moderate in their Fees.

But a very satisfactory Account of this Court, and the Methodus procedendi therein used may be obtained from the Statutes of Archbishop Winchelsey which were solemnly published in the Church of St Mary de Arcubus before the Clergy and People in the Presence of Will. de Sardinia then Official of the Court, Hen. de Nassyngton Dean of the Arches his Commissary General and other Ministers of the Court 5. id. Nov. 1295. The Persons therein mentioned to constitute this Court are

The Official

The Dean of the Arches who was the Officials Commissary.

Sixteen Advocates

Ten Proctors

Two Examiners who in the Absence of the Official and his Commissary were Presidents and Judges of the Court.

Two Registers

One Bedell.

Lib. Stat.

f. 4.

By these Statutes no Person could be an Advocate unless he had studied the Civil and Canon Law in some University for the Space of 5 or at least 4 Years and one year in the Consistory. Neither might any Priest be admitted into the Number of Advocates or Proctors; though a Liberty was allowed to the Clergy of appearing either in their own Cause or their

Churches Cause, and also in the Cause of the Lords whose Domestic they were and in the Cause of the Poor but then it was to be gratis sine Salario et dono quocunque.

Another Body of Statutes for governing this Court was published by Archbishop Stratforde 1342. in which it was decreed that no one should be admitted an Advocate of the Court, except he were a Doctor or Batch. of Canon or Civil Law and had applied himself for the Space of one Year, to learn the Customs and Practice of the Court. Likewise no Person was to be admitted a Procurator General of the Consistory unless he had for one whole Year studied the Practice and Statutes and Customs thereof and neither Advocate or Proctor might enjoy any Ecclesiastical Benefice while he held a Place in this Court.

Lib. Stat.  
f. 25  
Wilk.  
2. 681.

Archbishop Chicheley in some Rules published for the better regimen and Government of this Court Anno 1423 enjoins the Proctors to wear in the Consistory a Tabard and Hood, with convenient Gown Sleeves. This Habit they still wear. An Order for the Proctors to resume their Habits which they had laid aside was made by Archbishop Arundell at Lambeth 5 March: 1402. but what Kind of Habits those were is not mentioned.

Lib. Stat.  
the leafe  
before f. 1.  
Wilk.  
3. 427.

Some Errors which had crept into this Court, were reformed by Archbishop Parker. 27 June. 1573. who amongst other Things ordered that the Dean or Official of the Arches should not act the part of an Advocate in any Cause appertaining to the Jurisdiction of the Archbishop of Canterbury.

Lib. Stat.  
f. 24  
Wilk. 3.  
273

Lib. Stat.  
f. 50.  
Wilk.  
4. 273.

Archbishop Whitgift restrained the number of Proctors to 28, but this Order was broke through, so that in Archbishop Abbots time their Number was encreased to 48 which being productive of bad Effects the antient Order was revived and their Number reduced to 28 again 13 Feb. 1631, notwithstanding which in Archbishop Tennison's Time there were no less than 44 exercent Proctors of the Court, whereupon a further Reformation was made of this Matter 30 June 1696 and the Number of Proctors reduced to 34. and ten Super-numeraries.

Lib. Stat.  
f. 15. b. of  
the new  
part.  
ib.  
ib.  
ib. f. 19  
& seqq.

*Of the Advocates of the Arches and their residence.*

The Advocates of the Court of Arches did anciently live dispersed in different parts of the City and Suburbs of London, till in the reign of H. the 7th they for convenience united themselves together in a Collegiate manner, dined and supped together in common (and as Mr. Strype says, cohabited) in a small House now the Queens Head Tavern in Pater Noster Row.

About this Time or not long after there seems to have been a Design on foot of founding and perhaps endowing a College of Civilians of which Dr. Richard Blodwell was to have been the first President. But this Design was never carried into Execution and the Society continued free and voluntary and was supported by the Contributions of its Members.

For the better carrying on this Scheme and for avoiding any disputes that might arise about the Share which each Advocate ought to bear of the Weeks Expenses they made their Week to begin at Sunday Noon and to end on Friday Noon, and this Week they divided into two parts. The former began on Sunday at Noon and ended on Tuesday at Noon, the latter began on Tuesday Evening and ended at Friday Noon. And it was agreed that if any Advocate having an House or Chambers in London should be in the City at the Times of six Meals in one Week, Fridays Dinner being reckoned for two, he should be in whole Commons and if at the Times of three Meals only, he should be in half Commons. They had two Meals each Day. Their Dinner began immediately after High Mass was ended at St. Pauls and their Supper at five o'clock in the Afternoon as well in Summer as Winter.

v. old Stat.  
in the  
Trea-  
surers  
Book f. 2.

The Society being thus formed divers of the Clergy in and about London induced either by this agreeable manner of living or by convenience, or both, procured themselves to be admitted to Commons therein. The like did several Abbats Bishops and some even of the Laity either for sake of the Company or for the support of the House. These were called Contributors. But by an Order made 6 Maii 1570 no one was thenceforth to be admitted to Commons except such as were of the Number of Advocates. Yet upon the 6 June 1572 one William Lewin who had studied the Civil Law at Cambridge was at the pressing Instances of the Lord Burghley

admitted into the Society as was Joh. Herbert. A.M. on the 24 Nov. 1573 at the special Request of Archbishop Parker.

The above mentioned House in Pater Noster Row was small and the Advocates were greatly straitened for want of Room till Dr. Henry Hervie Master of Trin. Hall in Cambridge, a Gentleman studious of the Welfare of this Society and who has since been justly called its Founder<sup>1</sup> provided a more convenient Place for their Reception.

On the South Side of Knightrider Street, and near to Pauls Chain stood a great House builded of Stone with a Garden adjoining and belonging to Pauls Church which had been in the successive Tenures of Sir Tho. Stanley, Knt. Lord Stanley, Sir Joh. Say Knt., the Lady Dutchess of Richmond, the Lord Mountjoye, and Sir Tho. Pope Knt. which last held it by Lease from the Dean and Chapter, dated 8 Ap. 1555.

This House being much out of Repair and in a very decayed and ruinous Condition was by Lease bearing Date 2 Feb. 1567 lett by the Dean and Chapter of Pauls Church to Dr. Hervie the Master, and the Fellows and Scholars of Trin. Hall in Cambridge to be rebuilt by them for the use of the Advocates and Doctors of the Arches or other Graduates of the Universities who should be admitted into the Doctors Company and Commons, for the remainder of Sir Tho. Pope's Term of 50 Years and for the farther Term of 99 Years commencing from the Expiration thereof. To this Place therefore the Advocates removed, which shortly after lost the Name of Montjoy House and was called the Doctors Commons.

In the Disposal of the void Rooms in the Doctors Commons Preference was given to the unmarried Advocates and Doctors if the Number of them was not sufficient to occupy all the Chambers the married Advocates were to come in but not to have their Wives dwell with them and if any still remained unoccupied they were to be disposed of amongst the other Doctors or Graduates of the Universities who should be admitted into the Doctors Company and Commons.

<sup>1</sup> *His Arms being Gules upon a Bend Argent, three Trefoils slit Proper, and this Inscription Hen. Hervie L.L.D. Aul. Trin. Cantab. Custos. Hujus Societatis Stator. 1549 are placed in y<sup>e</sup> Dining Room of Doctors Commons.*

Every Person at the Time of his Admission to Commons in the venerable Society of Doctors did bind himself to pay yearly during his Life the Sum of 6s. 8d. for the Support of the House; the Proctors only excepted some few of whom were admitted and paid only the annual Sum of 3s. 4d. durante vita.

This yearly Sum of 6s. 8d. is still paid by the Advocates. The Obligation is entered in a Vellom Register given for that purpose by Rob. Spenser Dr. of both Laws prid. id. Nov. 1511 and remaining in the Custody of the Treasurer for the Time being. In it are the Names and Time of Admission of each Person into this Society from the Time of H. the 7th to this Day; this Book hath been shewn in the High Court of Chancery particularly 11 Oct. 1560, against the Executors of Mr. Blythe of Litchfield for Contributions due to the Society. Which were there obtain'd and recover'd by order of Sir Nicholas Bacon Lord Keeper of the Great Seal of England and y<sup>e</sup> Court of Chancery aforesaid. Besides the yearly Stipend above mentioned certain Fees are paid by the Advocates at their admission. These were antiently xxs. upon the Day of their Admission and other 20s. pro Refectione. But the Dean and Advocates by an order dated 25 June 1579 raised the Fee to £6 13 4 which Sum was 11 Maii 1590 doubled so that the Admission Fee was £13 6 8 or 20 Marks and lastly upon the first Day of Mich. Term viz. 23 Oct. 1689 the Society of Doctors taking into Consideration the vast Charges and Expenses which they had been at in building and furnishing the public Rooms burnt down by the great Fire in 1666 came to a Resolution that all Doctors who should for the future be admitted into their Society should pay at their Entrance £20. to the Treasurer for the use of the Society which Sum still continues to be paid.

Some Alterations have also been made by the Society in the Number of Advocates to be admitted to Commons. For though at first all the Advocates were mensæ mappæque participes yet when their Number encreased as it did pretty largely in Q. Eliz. Time neither the common Table nor the Room was big enough to hold them; which occasioned an Order dated 25 Jun. 1579 that no more Advocates should be admitted to Commons till the present Number was decreased to 20 which with the unanimous Consent of the Society was



agreed to be the standing Number of Commoner-Advocates for the future. But this order having been frequently broke through, was at length upon 11 Maii 1590 totally disannulled and 13 Advocates were then admitted to Commons so that the Number of Advocates then practising in the Court must at least have been 33.

The Advocates hold their Chambers by Lease from the Master, Fellows, and Scholars of Trin. Hall in Cambridge but before such Lease can be obtained the Doctor who desires it must be nominated by the Dean of the Arches and the rest of the Advocates according to an Order made 3 Dec. 1624, for the Hall had used to grant Leases of the vacant Chambers without the Consent or Knowledge of the Advocates. And it seems that this Order did not prevent their doing so. For sometime afterwards a Bill in Chancery was exhibited by the Doctors in Commons against the Master, Fellows, and Scholars of Trin. Hall, and the Cause having been several Times heard in the Court of Chancery the matters were at length by two several Orders of the Court referred to Mr. Serj. Glynne and Sir Geffry. Palmer who in pursuance of those orders made their Certificate 14 Jan. 1664 whereby they appointed amongst other Things that for the future the College should grant no Leases to any but such Persons as should be nominated and recommended to the College by the Society of Doctors in Commons, provided such Nomination and Recommendation be made within four Months after the Determination of any Lease and the Persons so recommended are qualified as is required in Dr. Hervie's Lease, which Lease when it came to be renewed and a Fine thereof paid, the same should be renewed at the Charge of the College under the same Covenants as are contained in the old Lease. And that on a Grant of a Lease to any new comer in, a fine should be paid to the College not exceeding a Years Rent. And that when the Lease from the Dean and Chapter should come to be renewed no greater Rents should be reserved on the Chambers than were then payable nor greater Fine than as aforesaid, and that such Person who should take any Lease for 21 Years and outlive that Term might renew the same without a Fine and that the Doctors in Commons should do all Reparations. And this Certificate was by two several Orders of the Court dated Feb. 3. 1664 and 4 Ap. 1665 absolutely confirmed.

\*But not withstanding this Settlement of the Doctors and Advocates of the Arches in this Place the Court was still kept in the Parish Church of St. Mary Le Bow whither all Process was returnable before the Official or his Surrogate till that Church was burnt in the great Fire Anno 1666 which consumed also all the Records of the Court after which the Writs were returnable in the Common Hall of Exeter House in the Strand where this Court was held till the rebuilding of Doctors Commons and the return of the Civilians thereto in 1672. Since which Time they have been returnable in the Common Hall there, where this Court as also the Court of Admiralty and Prerogative etc. are now held. Newc. 1. V. 442<sup>1</sup>.

\*Dr. Harvie's Lease expired at Mich. [Term]<sup>2</sup> 1716 when a dispute arose and continued a long Time between the Dean and Chapter of St. Pauls and Trin. Hall in Cambridge about the renewal of it. At last by a Decree of the Lords Spiritual and Temporal in Parliament assembled dated 13 Maii 1728 it was ordered that the Dean and Chapter should make a new Lease to the Hall for 40 Years for a fine of £20 under the antient Rent and under Covenants contained in the old Lease except the Covenants for renewal and that such Lease should be accepted by the Hall subject to the qualified Trusts mentioned in Dr. Hervie's Lease which was accordingly done 26 Nov. 1730.

The Benefactors to this Society are not very numerous neither are their Benefactions great. Such however as I have met with I shall here sett down.

1511. The first is Rob. Spenser. L.L.D. who 12 Nov. 1511 gave  
Lib. Thes. f. 4. to the Society a large Vellom Book to serve as a Register of  
Benefactions and Contributions. This Book is still in being, is  
called the Treasurers Book and is used for the Purpose above  
mentioned.

1517. The next is Rob. Honeywood. L.L.D. Archdeacon of  
Taunton in the Church of Wells who upon the Day of his

\* These paragraphs are transposed in the MS, but Ducarel has shown their proper sequence as here printed by marking them respectively A and B. *Ed.*

<sup>1</sup> Newcourt's *Repertorium*, i. 442.

<sup>2</sup> Struck through in MS. *Ed.*

Admission into the Society of Doctors which was 11 Martii 1517 gave a gilded Spoon having thereon the Effigy of an Apostle with a little Ship in his left Hand and a Book in his Right. Lib. Thes. f. 23.

Pet. Potkyn, L.L.D. one of the Advocates of the Court of 1522. Arches gave to this Society an handsome Salt celler with a Lid or Cover all over gilt weighing 14 Ounces upon the Cover was this Inscription. 'Ex dono Magistri Pet. Potkyn Lib. Thes. f. 15. 'Legum Doctoris unius Advocatorum alme Curie Cantuar. 'cujus anime propitiatur Deus Amen.' upon the Foot 'ad usum Communitatis Advocatorum ejusdem Curie' The Society received this Donation 15 Apr. 1522 by the Hands of Mr. Will. Potkyn Brother to the Doctor. Dr. Potkyn died 1st Maii 1520 and was buried in the Parish Church of St. Leonard Eastcheap where before the Fire was this Inscription.

Orate pro anima Petri Potkyn, L.L.D. Curie de Arcubus unius Advocatorum et hujus Ecclesiae Rectoris. obiit I Maii 1520.

Tho. Martyn, L.L.D. an Advocate of the Court gave 1565. 6 Maii 1565 six Silver Spoons marked with the Letters, M.M. on the Handles in memory of his beloved Wife Mary Martyn who died 30 Ap. preceeding. Lib. Thes. f. 119.

In the same Year also upon the 8 of May Walter Jones Bac. 1565. of Laws and Archdeacon of Brecknock gave for the use of this Society six more Silver Spoons marked with the initial Letters of his Name. W.J. Lib. Thes. f. 119.

Galfr. Morley Professor of the Liberal Sciences, i.e, 1580. Master of Arts bequeathed to this Society as a Testimony of his Love thereto a Silver Cup weighing 18 Oz  $\frac{1}{8}$  which was delivered to them 11 Dec. 1580 by Joh. Moricy Executor of the Deceased's Will. Lib. Thes. f. 119.

Amongst the Benefactions to this Society may properly be reckoned the favours which they have received from the Crown.

And first Q. Eliz. by a Mandate dated 18 Junii 1575 1575. directed to the Officers of her Majestys Customs within the Port of London, orders that the Doctors of the Arches be discharged from the payment of Imports for two Tons of Wine to be provided for them in that Port. Lib. Thes. f. 127. b.

1623. King James the first, upon a Complaint exhibited to him by the Advocates of the Arches against certain Bishops and Archdeacons who had preferred Divines unlearned in the Civil and Canon Laws to be their Chancellors and Officials, signified his Pleasure to the Archbishop of Canterbury for displacing such Divines, and one Rob. Robotham, D.D. was thereupon removed from the Chancellorship of Landaff which had been given him by the Bishop of that Diocese who was his Father in Law. Lib. Thes. f. 78. b.
1625. In like Manner King Charles the first upon a Complaint of the same Nature and against the same Prelate now Bishop of Hereford did at the Court of Hampton 5 Dec. 1625 order Tho. Godwin. B.D. Son to the said Bishop to be removed from the Chancellorship of Hereford and the Place to be conferred upon some Professor of the Civil Law, moreover it was referred by his Majesty to the Archbishop of Canterbury to advise with the Lord Keeper Lord Treasurer, Lord Marshall and Lord Chamberlain of some fitting Course to be taken for establishing all Offices of Ecclesiastical Jurisdiction upon the Professors of the Civil Law. Lib. Thes. f. 78. b.
1632. The said King did by his order bearing Date 16 Dec. 1632 Lib. Thes. exempt the Doctors of the Civil Law and other Officers of f. 135 b. the Court of Arches from bearing the Office of Constable or any other Ward or Parish Office in their respective Wards and Parishes.
1634. At Whitehall 13 Martii 1634 it was ordered that the House Lib. Thes. called Doctors Commons should not be assessed towards the f. 79. b. Charge of the Ships to be sett forth by the City of London and moreover.
1673. They were 12 Nov. 1673 absolutely discharged from the Lib. Thes. Sum of £12 which was de facto laid upon their House before f. 130 b. the fire for the two last Subsidies granted by the Laity to the King in the 13th Year of his Reign. At the same Time it was ordered that they should pay towards the 18 Months Tax and likewise towards all other Taxes proportionable to the Ground Rent of their House but that none of the Doctors should be particularly taxed for their Lodgings Studies, or Residence in the Commons. Neither should they be burthened with bearing or finding of Arms or any other Office,

Military or Civil, and all this by an Order from his Majesty dated from the Court at Whitehall. 12 Nov. 1673.

King Charles the second confirmed the order of his Father relating to the Exemption of this Society from Parish and Ward Offices and ordered nevertheless that such of them that kept House within the City of London and paid Scot and Lot and were taxed by the Common Council or otherwise should not be debarred from giving their Votes for the Election of Common Council Men and all Ward and Parish Officers, but should give their Votes and Voices in their Respective Wards and Parishes as well as any other Inhabitants who use to vote therein given at Whitehall 20 Dec. 1681.

1682.  
Lib. Thes.  
f. 135 b.

I must not forget to mention that there is a very handsome Library belonging to this Society consisting chiefly of Writers in the Civil and Common Law. This as it had its first Beginning, so it still continues to increase from the Liberality of the Bishops of this Land, who at the Time of their Confirmation contribute handsomely towards its Support and Augmentation.

*The above is Ducarel's narrative and there follows, on pages numbered 1-162, Extracts from 'the Great Vellom Register Book in the Custody of the Treasurer of Doctors Commons'. Beginning with page 177 is the following :*

The Names of the Judges of the High Court of Admiralty from 1514 and the Years wherein they were admitted or occur such.

Taken from the Registers of that Court.

- |                             |  |
|-----------------------------|--|
| 1514. CHRISTOPHER MIDDLETON | Batchelor of Laws; appointed by Thomas Earl of Surrey Ld. High Admiral. 1st of June 5. Hen. 8. |
| 1524. Dr. JOHN TREGONWELL   | Appointed by William Fitz William (Earl of Southampton) Ld. High Admiral. 16 Hen. 8.           |
| 1542. ANTHONY HUSE Esq.     |  |
| 1549. Dr. RICHARD LYELL     | 3 Edwd. 6th appointed by the King.   |
| 1549. Dr. GRIFFIN LEYSON    | 3 Edwd. 6th. 4th of November, appointed by John Earl of Warwick Ld. High Admiral.              |

1554. Dr. WILLIAM COOKE

1st Mar[iae] Reg., 28 March.  
William Howard (Baron of  
Effingham) Ld. High Admiral.

1558. Dr. DAVID LEWIS

5 & 6 Phil. & Mar. Fines Ld.  
High Admiral.1575. Dr. DAVID LEWIS &  
JOHN HARBERTProfessor of Law. 28 July  
1575 had a joint Commission on  
Account of the great increase of  
Piracies. On the Death of Dr.  
Lewis

1584. Dr.. JULIUS CÆSAR

27th Eliz. was appointed during  
Dr. Harberts absence on an Em-  
bassy. Afterwards obtained an  
Absolute Patent, was knighted  
made a Privy Counsellor was  
Chancellor & Under Treasurer  
of the Exchequer & Master of  
the Rolls. See his Life in State  
Worthies fol. p. 934.

Dr.. VALENTINE DALE

was soon afterwards joined with  
him, but was chiefly employed  
abroad, having been Secretary to  
three Treaties, and Ambassador  
in three others. See his Life as  
aforesaid.

1605. Sir THOMAS CROMPTON

Knt. L.L.D. on his death

1608. Sir DANIEL DUN  
Dr. RICHARD TREVORKnt. L.L.D. } 7 Feb.  
afterwards Knighted } 1608.

1617. Sir HENRY MARTEN

Knt. L.L.D. 29 Sept. 1617. 15  
Jac. I. on his Death

1641. Dr. RICHARD ZOUCH

was Appointed by the Earl of  
Northumberland Ld. High Ad-  
miral 1 Oct. 1641.

1643. Dr. WILLIAM SAMS

Appointed & continued to his  
Death 13 Oct. 1646.1647. Dr. WILLIAM CLERKE  
Dr. JOHN EXTON17 Aug. 1647.  
was soon joined with him.

1648. Dr. ISAAC DORISLAUS

was added to Dr. Clerke, & Dr.  
Exton in April 1648.

1648. Dr. WILLIAM CLERKE }  
Dr. JOHN EXTON } 15 Feb. 1648 were continued by Patents in the Name of the Keepers, & under the Great Seal of England.
1649. Dr. WILLIAM STEPHENS }  
NATHANIEL BACON Esq. } 30th Aug<sup>st</sup> 1649 was added. was added to Dr. Exton & Dr. Stephens.
1653. JOHN GODOLPHIN L.L.D. }  
CHARLES GEORGE COCKE Esq. } added to Dr. William Clerke.
1654. 28 Oct. 1654 Patent to Dr. Clerke Dr. Godolphin & Coll. Cocke granted by Oliver.
1658. 28 Oct. 1658 Patent to Dr. Godolphin & Coll. Cocke renewed by Richard.
1659. Dr. WILLIAM<sup>1</sup> WALKER }  
Dr. WILLIAM TURNER } appointed first Judge } 12 appointed second Judge } March 1659, granted in the Name of the Keepers & under the Great Seal.
1660. Dr. RICHARD ZOUCHE beforemention'd restor'd & soon died.
1660. Dr. THOMAS HYDE appointed by the Duke of York Ld. High Admiral 12 March 1660. & soon died.
1661. Dr. JOHN EXTON 26 Oct. 1661.
1664. Dr. LEOLINE JENKINS 22 March was joined to Dr. Exton. & on the Death of Dr. Exton 17 Nov. 1668 obtained an absolute Patent. During his Absence in Foreign Negotiations
1674. Sir ROBERT WYSEMAN Knt. L.L.D. was appointed during Pleasure.
1685. Sir RICHARD LLOYD was appointed on the Death of Sir Leoline Jenkins by Patent dated 1st Oct. 1st James 2nd.
1686. Sir THOMAS EXTON was upon his Death appointed 6th July 2 James 2nd. who soon after resigned.
1686. Sir RICHARD RAINES Knt. 17 Dec. 2 Jac. 2nd.

<sup>1</sup> The Christian name should be Walter. *Ed.*

1689. Dr. CHARLES HEDGES 1st June 1 Will & Mary.  
 1714. Dr. HUMFREY HENCHMAN was appointed 22nd June 1714.  
 1714. Dr. HENRY NEWTON was appointed 1st Dec. 1714. on  
 his Death  
 1715. Dr. HENRY PENRICE was appointed 23 Augst. 1715.  
 on his Resignation  
 1751. Sir THOMAS SALUSBURY Knt. L.L.D. was appointed 19  
 Dec. 1751.

*The following are added to the MS in a later hand:*

1773. Sir GEORGE HAY  
 1778. Sir JAMES MARRIOTT  
 1799. Sir WM. SCOTT Knt. created Baron Stowell of  
 Stowell Park Gloucestershire  
 14th July 1821.  
 on the resignation of Ld. Stowell.  
 1828. Sir CHRISTOPHER ROBINSON  
 1833. Sir JOHN NICHOLL  
 1838. Rt. Hon. STEPHEN LUSHINGTON

*The list given in the MS may be completed to date as follows:*

1867. Sir ROBERT JOSEPH PHILLI- transferred in 1875 to the High  
 MORE Court of Justice, Probate, Divorce  
 and Admiralty Division. Re-  
 signed 1883.

*Presidents of the High Court: Probate, Divorce and Admiralty Division:*

1875. Sir JAMES HANNEN resigned 1891.  
 1891. The Hon. Sir CHARLES PARKER BUTT died 25 May 1892  
 1892. The Rt. Hon. Sir FRANCIS HENRY JEUNE resigned 1905.  
 (BARON ST HELIER, 1905)  
 1905. The Rt. Hon. Sir JOHN GORELL BARNES resigned 1909.  
 (LORD GORELL, 1909)  
 1909. The Rt. Hon. Sir JOHN CHARLES BIGHAM resigned 1910.  
 (BARON MERSEY, 1910, VISCOUNT,  
 1916)  
 1910. The Rt. Hon. Sir SAMUEL THOMAS EVANS died 13 Sept. 1918.  
 1918. The Rt. Hon. Sir WILLIAM PICKFORD became Master of  
 (LORD STERNDALE) the Rolls, 1919.  
 1919. The Rt. Hon. Sir HENRY EDWARD DUKE  
 (BARON MERRIVALE, 1925)



## Appendix Two

## CHURCH OF ST BENET, PAUL'S WHARF

**M**OUNTJOY HOUSE (afterwards Doctors Commons) and Derby House (later the College of Arms) were both situated within the parish of St Benet, Paul's Wharf. It is not known whether, before the Great Fire, there were pews in the old church attached to these houses, but when Sir Christopher Wren rebuilt St Benet's he appears to have made provision for the members of both Colleges. The church is planned with a north aisle, separated from the main part of the building by two columns, and this admits of a gallery above the aisle of three bays. The easternmost bay seems to have been appropriated to the College of Arms. It is now occupied by the organ, which was removed in recent years to this position, with the consent of the Heralds, from the organ gallery in the west wall of the church. The central and westernmost bays of the north gallery were apparently used by the Doctors, since it is upon the walls adjoining them that most of their memorial tablets are fixed. In the centre of each of the three sections of the panelled front of the gallery is a large carved cartouche bearing respectively (1) an anchor, (2) the royal arms, and (3) the arms of the See of Canterbury. These shields are now placed in the order given above from west to east, but since they are movable they may easily have been re-arranged. The royal arms in this position is almost certainly in compliment to the College of Arms (since the customary achievement required in churches is over the entrance door), and the anchor and the archbishop's pallium evidently symbolise the Admiralty and Ecclesiastical Courts.

In addition to the gallery, there are some cross pews north and south of the altar, which seem to have been used by the principal dignitaries of each College. The

arms of the Herald's College are prominently displayed under the window over against the northern set of pews.

The union of the benefice of St Benet, Paul's Wharf, with that of St Nicholas Cole Abbey was effected by an order in Council dated 26 June, 1879.<sup>1</sup> The proposals for union included a recommendation that a pew, capable of holding at least thirteen persons, should be appropriated in the Parish Church of the united parish for the accommodation of the College of Arms in exchange for the ancient right of that College to a distinct pew in the Church of St Benet.<sup>2</sup> In 1879 Doctors Commons was no more, so that the question did not arise in its case. The gallery in St Benet's Church, now the Metropolitan Welsh (Episcopal) Church, is the sole visible relic in the parish of the College of the 'Doctors of the Civil Law and Arches', save for their memorial tablets that still adorn its walls.

W. H. G.

### Appendix Three

#### DOCTORS COMMONS, ITS TITLE AND TOPOGRAPHY

By ELIZA JEFFRIES DAVIS, F.S.A.

THE term commons originally signified food provided for a community, some company of persons.<sup>3</sup> Thence it came to mean both a building, with a hall suitable for meals taken in common, and perhaps other amenities—residential chambers, a library—and also a community, the persons associated to enjoy those

<sup>1</sup> *London Gazette*, 8 July 1879.

<sup>2</sup> Information kindly contributed by Mr H. de Bock Porter.

<sup>3</sup> See the *New English Dictionary*, under Commons. Cf. the *Victoria History of London*, i. 246, for instances of the use there of the word in the sense of food, or board, c. 1500 (from Arnold's *Customs of London*), and of its Latin equivalent, in that sense, *communas*, in 1486 (from the Archbishop's Register, in Wilkins' *Concilia*). In Latin translations of Doctors Commons the building is *hospitium*, the community *societas*; either, as in English, might be, less accurately, *collegium*. The entry in



ST. BENET PAUL'S WHARF, LOOKING EAST



ST. BENET PAUL'S WHARF, SHOWING GALLERY

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amenities. It thus acquired two distinct significations, collective and topographical, analogous to the two meanings of the word 'college'. Doctors Commons was not a unique institution. The Inns of Court and Chancery, and Serjeants Inn, were in many respects similar to it, and had in Latin the same name: they were the *hospitia* of the common lawyers, Doctors Commons the *hospitium* of the civilians. The English word occurs in Jesus Commons, a college of priests near Dowgate in the sixteenth century, whose house was provided with a library; and there were probably other instances at that period.<sup>1</sup> But all were short-lived: apart from a few idioms, mostly academic, the word has survived only in Doctors Commons, with its double connotation of the

the *N.E.D.* under **Common**, a verb, gives as the earliest example of its application to Doctors Commons a quotation from Entick's *London*, 1766; but it occurs frequently after 1673, when it was used by Edward Chamberlayne, himself LL.D. and D.C.L. (see *Dict. Nat. Biog.*), in the second part of *The Present State of England (Angliae Notitia)*, p. 265, where he wrote of the civilians 'who there living... in a Collegiate manner, and *Commoning* together, it was usually known by the name of *Doctors Commons*'. This and other phrases in his full account of that institution were borrowed, without acknowledgment, by Hatton (1708), Strype (1720, 1754), and in the second (1756) and later editions of Maitland's great *History of London*. Hence they continually recur in the works of other writers, including Ducarel and Entick, who copied from one or more of those. The entry under **Doctors Commons** in the *N.E.D.* is unsatisfactory, though the quotations are interesting. No authority is given for the statement that 'the society was formed in 1509'. The first example is dated 1680, but the phrase certainly goes back to 1532 (see below, p. 42), and is probably older. The last reference is to the account of the establishment of the Commons given in the Preface to R. Phillimore's *International Law* (1854), which is inaccurate. In other parts of that book, however, there is much information, well documented, about the civilians and their activities.

<sup>1</sup> Stow, *Survey* (ed. Kingsford), i. 231; V. C. H. London, i. 551; *Cal. Pat.*, 1547-8, p. 381. Cf. Stow's phrase (ii. 17) about Mountjoy House being let to the Doctors 'who keep a Commons there',— which suggests that the word, in that sense, was quite familiar in London then. See also 'St James Comens', p. 107, below; an example hitherto unknown.

'Society of Doctors and Advocates in Commons'<sup>1</sup> and of the place where they worked, and, if unmarried, lived. In this *Record* our chief concern is with the second meaning, the different buildings it described and its topographical extensions, ultimately covering a considerable area. One may note, however, that the other meaning also tended to ambiguity. At first the Commons was a sort of club of learned men, including many divines as well as lawyers, apparently founded before 1509. Its character is suggested by a description, given in Hodgson's Sale Catalogue of the Library of the Commons, April 1861, of its oldest record, the Treasurer's Register.<sup>2</sup>

2449. TREASURER'S BOOK, containing the Statutes, Constitutions and Decrees of the Court of Arches, Minutes of Proceedings, and other Matters connected with the Society of Doctors' Commons, from its Foundation to the present time.

<sup>1</sup> They thus described themselves in 1738: see below, p. 75.

<sup>2</sup> See below, p. 40. We have to thank Mr R. A. Cunningham, librarian of the Law Society, for drawing our attention to this catalogue, and for the transcript above: cf. below, p. 86 note. C. Coote, *English Civilians* (1804), pp. 9, 10, described the two lists in the Register, the first containing, besides Advocates, the names of 'mere *commensales* and honorary members'. He printed the second, of Advocates only, and thus confirmed a false impression already existing about the original society of doctors, due to the fact that all accounts of it naturally emphasized its later character.

The Register was withdrawn from the sale, and is not at present accessible; but copies of the first list are available both in Lambeth MS 958, where it has biographical notes by Ducarel, and in the Guildhall Library MS 1353 (for which see below, p. 79), fos. 13, 14, 17 *seqq.* There it is headed *Admissiones advocatorum caeterorumque contributorum secundum prioris catalogi*. As no year dates are entered against the first 110 names (including Colet, Tunstall, Polydore Vergil and Grocyn), presumably all those members joined before May, 1511, when, with one exception (fo. 14v0: '12 Jul. Gul. Walter jur. utr. dr. mortuus 1509'), the first dated entry, 'Joh. Cokkys, LL.D.', occurs, on fo. 17. Fos. 15, 16 were evidently misplaced in binding: fo. 15, which is headed *Admissiones advocatorum secundum prioris catalogi*, contains the first ten names printed by Coote; fo. 15v0, and both sides of fo. 16, are blank.

The Original Register on vellum, given to the College by Dr Robert Spenser, in 1511, and handed down from one Treasurer to another, large folio, 272 pages, in the Original Binding, with Brass Corners and Centre Pieces.

\* \* \* This very Important and Intrinsically Valuable Manuscript contains the Earliest Account of the Society, and records the Names of all its Members, under their own Hands, including upwards of 1000 Autograph Signatures and Subscriptions, many being of the Highest Degree of Rarity and interest, consisting of Priors, Abbots of St. Osyth, Vale Royal, Notley, and other Religious Houses, Arch-bishops, Bishops, Doctors, and other Learned Men from the time of Henry VIII.; among whom may be noticed Dean Colet, Sir Thomas More<sup>1</sup>, John Asshewell, Nicolas Harpesfield, Bp. Bonner, Bp. Pilkington, Walter Haddon, William Aubrey, T. Wilson, Bp. Horne, Matthew Sutcliffe, R. Cosin, Sir Thos. Smith, Sir Julius Caesar, Bp. Bilson, Abp. Bancroft, Abp. Abbott, Sir T. Ryves, Bp. King, Bp. Andrews, Abp. Laud, Bp. Juxon, Dr. Dorislaus, R. Zouch, Sir Leoline Jenkins, Sir J. Berkenhead, T. Exton, Sir W. Trumbull, H. Fauconberg, Sir C. Hedges, C. Davenant, Brian Walton, John Harwood, W. King, H. Henchman, Brook Taylor, &c., &c. On one of the Leaves is also inserted an Autograph Letter of Lord Treasurer Burghley, dated 1572.

This Society included from the outset almost all of the Advocates of the Arches; the first president, Dr Richard Blodwell,<sup>2</sup> and, probably, each of his successors, was Dean of that Court. After 1570, when it had been refounded by Dr Harvey in its second abode, the Commons was supposed to be confined to the Advocates, though there were occasional exceptions;<sup>3</sup> after the charter of incorporation the two bodies, the College of Advocates and the Society of Doctors, became identical.

<sup>1</sup> There is a facsimile of one entry in the Register, illustrating a paper on More by E. W. Brabrook, in *Trans. R. Soc. of Literature*, 2nd ser., xii. 165 (1882): *Ego. T. Morus 3<sup>o</sup> die decembris A<sup>o</sup> a christo nato 1514<sup>to</sup> admissus sum in hanc societatem et polliceor me soluturum in annos singulos. s. 6 d. 8.*

<sup>2</sup> The name is thus spelt both in Ducarel's MSS, including that printed above, and in Newcourt's *Repertorium*, ii. 535 (from Warham's Register), in the list of Rectors of Southchurch, Essex.

<sup>3</sup> See above, p. 24.

Meanwhile, from the seventeenth century onwards, the meaning of Doctors Commons, in the sense of an institution, was often extended to include the whole system of jurisdiction with which the Advocates were identified.<sup>1</sup> A book published in 1854 called *Doctors Commons unveiled; its secrets and abuses disclosed* (by C. Conyngnam) contains nothing about the buildings or the Advocates; it is chiefly concerned with the fees charged in the ecclesiastical courts. And the well-known work by G. J. Foster, *Doctors Commons: its Courts and Registries, with a treatise on Probate Court business* (first published in 1868), though it gives a little information about the Society and its abode, is a handbook for lawyers practising in the new Courts set up by the Act of 1857, under which the College, in both senses, had disappeared.

The first Doctors Commons, in the topographical sense, was a prebendal mansion belonging to St Paul's, behind the houses on the north side of Paternoster Row, on a site afterwards occupied by the Queen's Head Tavern, and still marked by Queen's Head Passage. On 12 November, 1511, Dr Robert Spenser gave the Register described above, *Librum Thesaurii Hospitii Dominorum Advocatorum*, 'to the most excellent and magnificent College of Doctors and Fellow-advocates of the Church of Christ at Canterbury'—i.e. the staff of the archbishop's courts—in order to promote among them liberality and brotherly charity towards that college, concluding his dedication with a prayer for the prosperity and increase of *hoc tam felix, faustum, et splendidissimum coeptum Collegium*.<sup>2</sup> His phrases suggest that the Society had already come to consist almost

<sup>1</sup> E.g. in pamphlets of 1641: see the B.M. Catalogue of the *Thomason Tracts*, i. 15-19, *passim*. One is reprinted in *Somers Tracts* (edition 1810), iv. 297. Cf. the analogous usage abroad, with reference to the Court of Admiralty, noted by Defoe (1722) in the passage cited by Peter Cunningham, *Handbook of London* (1850), p. 158.

<sup>2</sup> The inscription is given in full by T. Oughton, *Ordo Judiciorum* (second edition 1738), i. pp. ii-iii.



entirely of canonists and civilians, many, like himself, doctors of both laws; but it was evidently well established, with good prospects. The querulous Ammonius, writing that month to his friend Erasmus of possible lodgings in London, described this *collegium quorundam doctorum* as dwelling, in his opinion, in a drain, *cloaca*: it was certainly so shut in by other houses that it may well have been dark, and it was near the unsavoury Shambles in Newgate Street. He had heard, however, that the doctors lived pleasantly, *laute*, there;<sup>1</sup> and four years later, on 2 September, 1515, he was himself admitted to membership of the Commons. He was then Wolsey's secretary; another member, admitted on the same day, was Thomas Larke (afterwards Master of Trinity Hall), brother of Wolsey's mistress.<sup>2</sup> These facts corroborate the story, told by Sir Robert Cotton to Sir George Buck nearly a century later, that the Cardinal intended to provide the Doctors with 'a much more beautiful and magnificent college', built of stone, and had had a 'plot and model' for it prepared;<sup>3</sup> but that scheme came to nothing.

The reference to Doctors Commons in 1535 has been mentioned by Master Chandler;<sup>4</sup> but there is an earlier

<sup>1</sup> *Erasmii Epistolae* (ed. Allen), i. 243, 18 Nov. 1511; summarised in *Letters and Papers, Henry VIII*, i (new edition), No. 949. The relevant sentence is quoted by W. Senior, *Doctors Commons*, p. 73.

<sup>2</sup> Guildhall MS 1353, fo. 18; A. F. Pollard, *Wolsey* (1930), pp. 25, 306.

<sup>3</sup> See Buck's tract on 'The Third Universitie of England', with a dedication to Coke dated 1612, appended to Howes' editions of Stow's *Annales*, 1615 and 1631. Cap. 28, 'Of the College of civilians, called Doctors Commons', is practically reprinted by P. Cunningham, *op. cit.*, under 'Doctors Commons' (the part omitted is an interesting but irrelevant list of the other prebendal houses), and thence reprinted, but with more omissions, in *London Past and Present*, H. B. Wheatley's enlarged version of the *Handbook*.

<sup>4</sup> See above, p. 6. Cf. the address 'Paternoster Row' on the correspondence of two of the doctors, Rowland Lee and Richard Layton (admitted 1520, 1531: Coote, *op. cit.*), in *Letters and Papers Henry VIII* iv. 6313 (April 1530), v. 848, vi. 586, viii. 484, 955.

one, the first instance yet found of the use of that phrase, in a deed of December 1532 at St Paul's,<sup>1</sup> by which the Dean and Chapter let to one of the proctors in the Court of Arches a tenement 'adjoining to the great canonical house . . . in Paternoster Row against the gate of the postern of St Faith's church . . . now named the Doctors Commons'. This house had, as one would expect, a hall; and the entry to it from the street had a room above it—an arrangement perpetuated to this day in Queen's Head Passage. It was evidently of considerable size: Ducarel's epithet 'small', derived, through Strype, from Buck's description, 'a meaner and lesser and less convenient house', is misleading. No doubt, however, the first Doctors Commons, hemmed in as it was by other buildings, was in every respect inferior to the second, also a prebendal mansion, Mountjoy House, which was situated in a less crowded quarter, south of the cathedral, on a corner site, with a garden attached.<sup>2</sup>

Various aspects of the history of this second Doctors Commons have been dealt with in the paper above. Its old name, found in documents as late as the eighteenth century,<sup>3</sup> may have persisted because of its pleasant associations, the Blounts, Lords Montjoy, having been patrons of learning. The great scholar Erasmus had stayed there, and his name remained connected with one set of chambers, which included an upper room still called in 1580 'Erasmus bower'.<sup>4</sup> There was probably

<sup>1</sup> *Hist. MSS Comm. Report* ix, App., p. 11 a, No. 436. The document has already been cited in this *Record*, xiii. 41, by C. L. Kingsford; but he did not notice that the reference to St Faith's, as well as its place in a group of deeds, shows that it must refer to the first Doctors Commons, in Paternoster Row.

<sup>2</sup> There is a reference to this garden, of the house 'formerly called Mountjoye Place and now, anglicé, the Doctors Commons', in 1588: *Inquisitions post Mortem for London* (British Record Soc. and London and Middx Arch. Soc.), iii (1908), p. 106.

<sup>3</sup> See the petition cited below, pp. 75-6.

<sup>4</sup> B.M. Add. Charter 15009, a lease of chambers to Dr Edward Stanhope.

only one hall, but it soon began to be used for professional purposes as well as for dining: sometimes for meetings of the most eminent civilians to discuss nice points of law;<sup>1</sup> sometimes for holding one of the courts in which they practised,<sup>2</sup> even, occasionally, the Admiralty.<sup>3</sup> One of the chief differences between the original Mountjoy House and its successor, specially built for the Doctors after the Fire, was the addition then of a second and larger hall, in which not only the Court of Admiralty but several other Courts, including the Arches, were regularly held.<sup>4</sup>

This concentration of Courts was accompanied by a concentration of offices, among them the Prerogative Office, a building leased by the Registrars of the Prerogative Court of Canterbury, where an ever-increasing mass of wills was kept; the Faculty Office and various other offices, part of whose business was issuing marriage licences, by the authority of the Archbishop of Canterbury or the Bishop of London; and the private offices of the proctors. The whole neighbourhood, in fact, was dominated by Doctors Commons and its appendages; and it is not surprising that by the nineteenth century the connotation of that name had been widely extended, while the Commons itself became known as 'The College'.

For example, Dr John Lee dated a letter to the

<sup>1</sup> J. Godolphin, *Repertorium Canonicum* (second edition, 1680), App. 10 (cited in *N.E.D.*); cf. Senior, *op. cit.* pp. 61-2; R. Phillimore, *International Law* (edition 1879), p. xxxix.

<sup>2</sup> E.g. the Court of Delegates, 1663, 'in aula publica Hospitii Dominorum advocatorum Londini notorie scituat.': *Reports of Cases determined by the High Court of Admiralty* (ed. R. G. Marsden, 1885), p. 246.

<sup>3</sup> *Reports, ut supra*, pp. 235-6; *Hist. MSS Comm. Report ix* (Corporation of Plymouth), p. 270 a. Senior, *op. cit.* p. 100, is mistaken on this point; but no doubt that Court usually sat elsewhere, especially in Southwark or Bermondsey. See, besides the instance he gives, *Select Pleas in the Court of Admiralty* (Selden Soc. 1894), vol. 1. pp. lxxix, 54; and Edward Chamberlayne, *Present State of England*, part ii (1673), p. 273.

<sup>4</sup> See above, pp. 10-11.

Home Secretary in June 1858 'College, Doctors Commons';<sup>1</sup> a writer in the *Law Magazine* for August 1860 (p. 265) used the phrase 'the College of Advocates in Doctors Commons' with reference to the impending destruction of the building. When it was put up for sale on 28 November 1862 the catalogue<sup>2</sup> was headed 'Particulars of...freehold property for many years known as the College of Advocates, commonly called the College of Doctors of Law, situate in Gt. Knight rider St. & Bennet's Hill, Doctors' Commons'. This catalogue, which is illustrated by a valuable plan, and sets out in detail the arrangements and accommodation of each house in the College, shows that although the library and other movable property had been sold in 1861, sixteen doctors were still in occupation. It was stipulated in the conditions of sale that they should retain possession till 1863; and apparently some stayed on till the end of 1865, when, on 16 December, the following paragraph appeared in the *City Press*:

The necessary preliminary steps are now being taken by the Metropolitan Board of Works of granting compensation to the advocates, proctors and other persons resident, or having a vested interest in the College, Doctors Commons, previous to the early demolition<sup>3</sup> of the ancient building, the site of which is required for the...contemplated new street from Blackfriars Bridge to the Mansion House.

It was not till April 1867 that the buildings, with all their fittings, were actually sold for demolition. The catalogue of this sale,<sup>4</sup> too, gives much information

<sup>1</sup> See below, pp. 85-6.

<sup>2</sup> In the Guildhall Library, No. 224 in vol. 23 of the series 'Property Sales'.

<sup>3</sup> Under an Act of 1863, 26 and 27 Victoria, cap. 45: 'for making a new Street from Blackfriars to the Mansion House', giving powers of compulsory purchase to the Metropolitan Board. Sect. 19 refers to property then occupied by H.M. Commissioners of Works on behalf of the Court of Probate, including the Registry, i.e. the old Prerogative Office.

<sup>4</sup> Also in the Guildhall Library, 'Property Sales', No. 225 in vol. 23; another copy in the Noble Collection there, A, p. 199.

about Doctors Commons, and shows that the fittings included a good deal of old oak panelling. Some of the 'black carved wainscoting' which is mentioned in Dickens's description of the Hall<sup>1</sup> was acquired by Bishop Tait, who was restoring a part of Fulham Palace. There are pictures of it in *Country Life*, 9 February 1929, illustrating an article on the palace by Arthur Oswald, who remarks (p. 191) that in 1867 Tait introduced the screen and wainscoting at the south end of the hall, which came from Doctors Commons, then lying derelict: 'the woodwork is of very fine quality, as can be seen by the carving of the consoles pierced and deeply undercut, and the crisp acanthus foliage which curls under the cornice'. That magnificent screen, which has given its name to the 'screens passage' at Fulham, is the last relic of the second Doctors Commons, the College of Advocates at the corner of Knight-rider Street and Benet's Hill, rebuilt after the Fire.

There has yet to be considered the third, and still existing, topographical use of the name, denoting an area beginning at St Paul's Churchyard on the north, extending southward to Queen Victoria Street (formerly to Thames Street), east to Godliman Street, i.e. the old Paul's Chain and Benet's Hill, west to Creed Lane and Addle Street. Although but two offices are left in this area of the many whose presence caused the extension of the name, this last signification of Doctors Commons will always survive in English, preserved by the use of the phrase in that sense by famous writers, from Byron<sup>2</sup> onwards: a result of the connection of the Prerogative Office with wills, of the Faculty and other offices with marriage licences, and of the Court of Arches with divorce. Its origin and development can be traced through a series of works published between 1791 and 1836.

<sup>1</sup> *Sketches by Boz* (first published 1834-6), chapter viii.

<sup>2</sup> Cited in *N.E.D.*, s.v. 'Doctors Commons'.

Hatton's *New View of London* (1708) simply states (ii. 660, 713) that the Faculty Office is kept on the east side of Godliman Street, the Prerogative Office in Dean's Court. But C. and G. Kearsley's *Strangers' Guide through London*, which was published in, or soon after, 1791, says that the 'Faculties and Dispensations Office is in Godliman Street, Doctors Commons', the Prerogative Office 'is in Doctors Commons'. The gradual extension in the connotation of the phrase is well suggested by the difference between those two sentences. From the sixteenth century onwards some, probably most, of the buildings in the same block as Doctors Commons had been occupied by people connected with the ecclesiastical courts;<sup>1</sup> and during the eighteenth century the Registrars of the Prerogative Court obtained possession of a group of those abutting on the garden and on the backs of the houses in the larger courtyard of the Commons, with an entrance through No. 6 Knightrider Street, at the western end of its façade.<sup>2</sup> It was natural enough that in those cir-

<sup>1</sup> See *Cal. S.P. Dom.* 1547-80, p. 263 (a lease from St Paul's to John Incent, proctor, of 'St Erkenwalds tenements'); the document summarised by Kingsford in this *Record*, xiii. 39; the *Registers of St Benet, Paul's Wharf*, printed by the Harleian Soc.; and the description of that parish by Strype, *Survey*, Book iii. pp. 222-3, including two of those tenements and another house in Knightrider Street, bequeathed to that parish by a proctor, Edmund Arnold, for whom see below, p. 58. For the houses he bequeathed, and others afterwards leased by the Registrars, cf. the Parliamentary Paper cited below (App. A, p. 1; App. D, pp. 532, 535, and plan), and the Act of 1859 above, pp. 18, 19.

<sup>2</sup> See the *Report of the Commissioners appointed to enquire into the practice and jurisdiction of the Ecclesiastical Courts*, dated February 1832; printed as a Parliamentary Paper, No. 199, of Session 1831-2, in H. of C. vol. xxiv; reprinted in Session 1843, No. 132, H. of C. vol. xix. It includes a large plan of the area (in App. D; cf. App. A, pp. 1-3), and much information about the Prerogative Registry Office, from 1829 onwards, on p. 42; App. A, p. 1; App. D, pp. 532 *seqq.* Pp. 572 *seqq.* of App. D contain a list of earlier parliamentary papers (from 1823) relating to the ecclesiastical courts. The plan shows, in red, improvements suggested by the Registrars which were not, apparently, carried

cumstances the name Doctors Commons should definitely be extended to include that block as well as the College buildings proper, and that meanwhile the area round about should add those words, after a comma, as an approximate address for institutions so closely connected with it as the Faculty Office. James Elmes, who published his *Topographical Dictionary* in 1831, gives Knight-riding Street as the address of the Faculty Office; and though he has separate entries both for that and for the Prerogative Office, he mentions them under the heading Doctors Commons as well: 'In this college courts are kept. . . There are also offices where wills are registered and deposited, and licences for marriage granted'. Dickens gives an equivalent definition, including not only the College itself and the smaller area adjoining it but the Faculty Office also, in *Sketches by Boz*:

Doctors Commons being familiar by name to everybody, as the place where they grant marriage-licenses to love-sick couples, and divorces to unfaithful ones; register the wills of people who have any property to leave, and punish hasty gentlemen who call ladies by unpleasant names.

Not long after, however, in the *Pickwick Papers*, he used the phrase in a much wider sense, its latest signification. Elmes, when he comes to the Vicar-General's Office (which dealt with business similar to that transacted at the Faculty Office, but had a less extensive jurisdiction), says (although he had not mentioned it under that heading) that it is 'in Doctors Commons, the first house on the left hand side of Bell-yard' off Carter Lane. Since Bell Yard was thus included in Doctors Commons in the widest sense, no doubt Dean's Court, where the corresponding office for the issue of licences under the authority of the Bishop of London was situated, was out: cf. the two later plans (c. 1858) here reproduced (Plates 2, 3), and that in the sale catalogue of 1862 cited above, p. 44. Part of these buildings was put up for sale in 1868: see the catalogue in the Guildhall Library, 'Property Sales', vol. 28, No. 75. For the sale of the rest (1876) see *ibid.* Nos. 76, 76 a.

included also. Thus the area extended to the archway by which Dean's Court was entered from the churchyard, made famous by Sam Weller's reply, when asked the whereabouts of Doctors Commons: 'Paul's Churchyard, Sir; low archway on the carriage-side, . . . and two porters in the middle as touts for licences', and by the tale of his father's matrimonial misadventure which followed.<sup>1</sup> With such an entrance, leading to a labyrinth of courts and passages and narrow streets pervaded by an atmosphere of ecclesiastical jurisdiction emanating from the College of Advocates beyond, it is no wonder that the whole area, and not merely the block south of Knightrider Street, acquired a distinctive name, by borrowing that of Doctors Commons. The name survived not only the dissolution of the College and the destruction of its buildings, but the transformation of the Prerogative Office into the Principal Registry of the new Court of Probate in 1858 and its removal to Somerset House in 1874. It has even survived the demolition of the archway, in 1894. On 29 September that year a note appeared in the *Builder* (p. 220) which, after some account of the history of Doctors Commons (including the fact that the Savings Bank had succeeded the Prerogative Will Office south of Knightrider Street), stated that the Vicar-General's Office<sup>2</sup> and the Bishop

<sup>1</sup> *Pickwick Papers* (first published 1836), chapter x. Later references to Doctors Commons by Dickens are in *David Copperfield*, vol. i, chapters xxiii, xxvi; vol. ii, chapters iii, x; and *Our Mutual Friend*, chapter viii, where there is another reference to the archway. This is also mentioned by George Meredith, *The Ordeal of Richard Feverel*, chapter xxviii. There are several drawings of it, originally in the Gardner Collection, lots 1467, 1468, at the Guildhall Library: Pressmark Additional Prints, 46. One, signed C. J. Richardson, is dated (later) 1819; others are by T. H. Shepherd, c. 1855. The same set includes two by him of the Prerogative Office (lots 1467, 1842), and one of the Vicar-General's Office. The archway is shown in Tallis's *London Street Views*, No. 46, St Paul's Church Yard.

<sup>2</sup> Cf. *The Times*, 3 Oct. 1924, p. 15, where it is stated that this office moved from Bell Yard in 1878.



of London's Marriage Licence Office had 'long been domiciled at No. 5 Dean's Court', once 'a home of Sir Herbert Jenner-Fust, Dean of the Arches and Master of Trinity Hall, *ob.* 1852', and went on:

That house, by direction of the ecclesiastical commissioners, will be vacated today for an extension of the Savings Bank, the Post Office authorities having already secured the ground between Carter Lane and Knight-riding-street. Dean's Court is marked for further change; the enlargement of an adjacent warehouse will involve the speedy demolition of the red-brick house, with a decorated stucco front, that stands over the archway in St. Paul's Church-yard: a house, according to tradition, occupied by Wren as his offices for some time during the building of the cathedral.

The archway was destroyed soon after; there was a good drawing of it in the *Daily Graphic*, 30 October, 1894, by A. H. Wimperis, and a page of sketches of Dean's Court by Herbert Railton in the *Illustrated London News* on 3 November, that of the archway being called 'entrance to Doctors Commons'. Two water-colour drawings showing the demolition of the adjacent houses on the east side of Dean's Court, dated 1894, by J. P. Elmslie, once in the Gardner Collection, are now in the Guildhall Library.<sup>1</sup>

The *Daily Graphic* picture was entitled 'The end of Doctors Commons'; but the end is not yet. The Vicar-General's Office was removed only to Creed Lane, and stayed within that area till 1924, when it was transferred to Westminster.<sup>2</sup> But the Bishop of London's Office and Registry remain, above the Bank which occupies the eastern end of the site of the archway, and letters from it are dated '1, Dean's Court, Doctors Commons'; while the current volume of *Whitaker's Almanack*, under

<sup>1</sup> Guildhall Library, Additional Prints, 46 (Gardner Coll., lot 1467).

<sup>2</sup> *The Times*, *ut supra*; but the account there given ignores the Faculty Office and the Bishop's Registry, and was corrected, as regards the latter, in a note printed on 29 November, 1924, p. 15.

the heading 'Ecclesiastical Courts', gives '23 Knight-rider St., Doctors Commons, E.C. 4', as the address both of the Court of Faculties, with its Office for Marriage Licences, and of the Registry of that very Court of Arches whose Dean was for centuries *ex officio* president of the 'Society of Doctors and Advocates in Commons'.

### III. THE REBUILDING OF DOCTORS COMMONS, 1666-72

By EDITH A. PICKARD AND  
E. JEFFRIES DAVIS, F.S.A.

A MINE of topographical and biographical information, as yet very slightly worked, exists in the Decrees of the Fire Judges, 1666-75. These record the proceedings of the Court set up by Act of Parliament (18 and 19 Charles II, cap. 7)<sup>1</sup> to adjust the burden of rebuilding after the Great Fire according to the resources, as well as the obligations, of owners and tenants of property in the burnt parts of the City. Consequently the initiating petition sets forth, and the discussion in Court elucidates, the history of the property for a varying number of years before the Fire: changes in owners and tenants, the terms of the lease, the fine and rent paid by one party, the quitrents for which the other was responsible, expenses incurred in improvements, or necessary for rebuilding. Doctors Commons belonged to the Dean and Chapter of St Paul's, and had been held on a long lease (since February 1567/8) by Trinity Hall, Cambridge, whose peculiar relation to its sub-tenants, the Advocates of the Arches, was the cause of many

<sup>1</sup> For this Court and its records see W. G. Bell, *The Great Fire of London* (second edition, 1920), pp. 243-8, 357. The so-called 'Decrees', which include a report of each case, are extant in two manuscripts. That at the British Museum, Additional MSS 5063-5103, elaborately indexed in Add. MS 14331, is written on paper, and has various corrections in the text. The official City copy, on parchment, is among the Records at the Guildhall; it is in nine very large volumes, and has an index, but only of petitioners' names. In both copies the autograph signatures of the Judges who made it follow each Decree.

Both the Decree and the documents on pp. 73-4 below were found and transcribed by E. A. Pickard, who also collected most of the biographical information given in the paper.

disputes.<sup>1</sup> The case is not typical, being unusually complicated, for most of those reported in the Decrees deal quite simply, with single buildings and single tenants. But it illustrates very well the mass of information which those documents supply, as well as the procedure of the Court and the principles on which the Fire Judges based their decisions; and it throws light upon the history of a most interesting body. At this period the 'Doctors' were not merely the legal officials of the Church, judges and counsel in the ecclesiastical courts and also in the Court of Admiralty; since men trained in the civil law were still in demand for the conduct of foreign affairs, they occasionally served as diplomatists.<sup>2</sup> Consequently several names of historical importance occur among those of the Advocates concerned in the case. Ten of the thirty-one mentioned during its course are in the *Dictionary of National Biography*.<sup>3</sup>

Few if any cases came before the Fire Judges in which some attempt at settlement had not previously been made. In many instances they simply ratified

<sup>1</sup> For one of these, in 1593, see volume vi of this *Record*, p. 86; for others see above, p. 27, and H. E. Malden, *History of Trinity Hall* (1902), pp. 104-7 (an account based on the College records, which, however, needs some modification on p. 106 in the light of other evidence).

<sup>2</sup> See R. Phillimore, *Eccle. Law*, and W. Senior, *Doctors Commons, passim*; W. S. Holdsworth, *History of English Law*, vol. v (1924), chapter iii, § 1, 'The Civilians and their Activities'. Cf. the accounts of Doctors Commons in vol. iv, 235-7, and by E. Nys, *Le Droit Romain en Angleterre. . . et le Collège des docteurs en droit Civil* (Brussels, 1910).

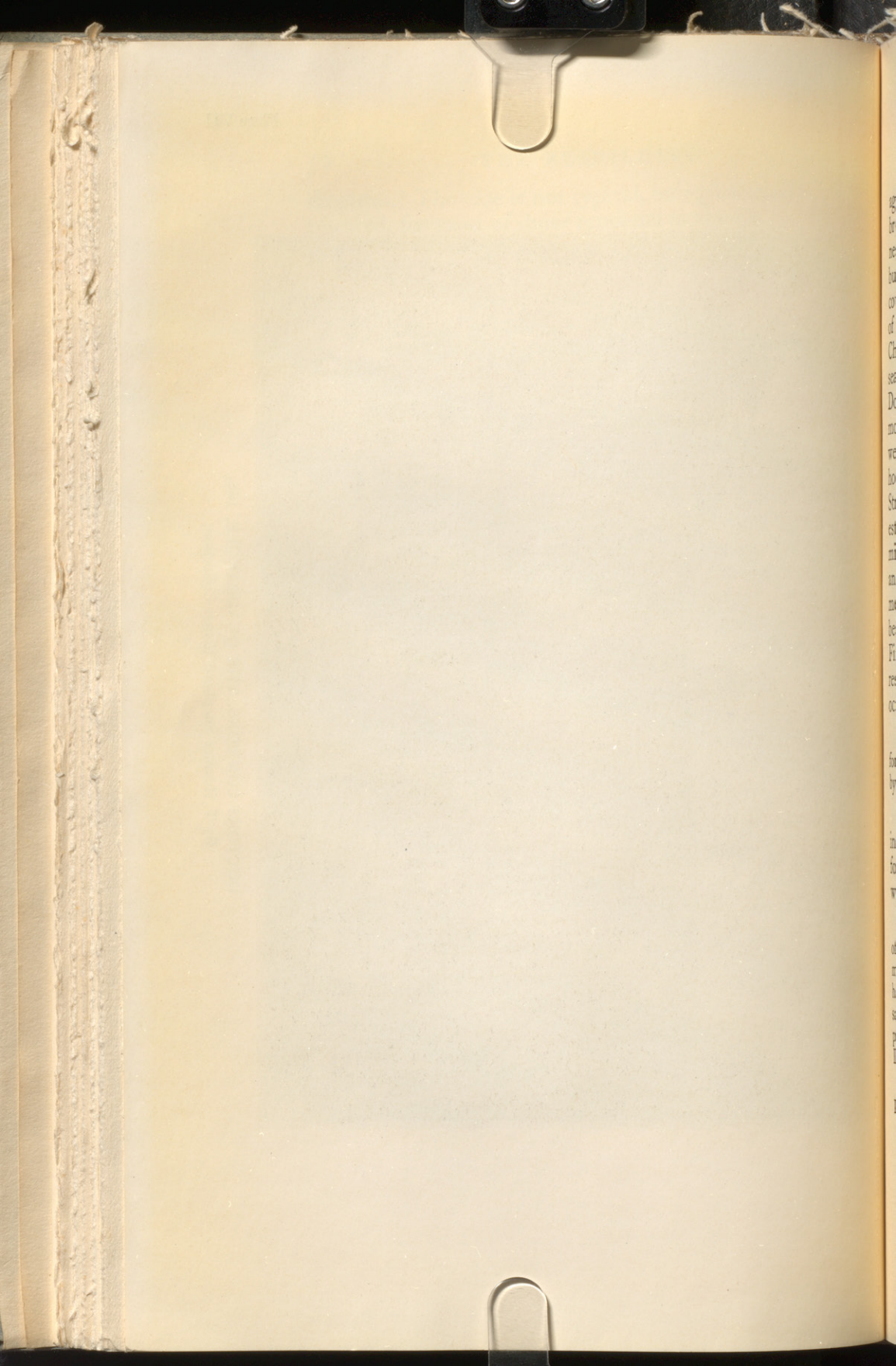
<sup>3</sup> Timothy Baldwin, 1620-96; John Cruso, d. 1681; Thomas Exton, 1631-88; Leoline Jenkins, 1623-85; Robert King, 1600-76; Richard Lloyd, 1634-86; William Mericke or Meyrick, d. 1668; William Oldys, 1636-1708; Thomas Read, 1606-69; William Trumbull, 1639-1716.

As the spelling of proper names in the Decree is as a rule consistent in both copies, we have used that throughout, except where it differs from the form adopted in the *Dict. Nat. Biog.* The surname of Dr John Lowen, given thus in both the City MS of the Decree and in *English Civilians*, p. 88, is sometimes misspelt Lewen in Add. MS 5091.



DOCTORS COMMONS, THE QUADRANGLE, 1854

By T. Hosmer Shepherd, (Grace Collection)



agreements already reached; in others the case was brought before them after prolonged but inconclusive negotiations. Doctors Commons was one of these. The business of the Ecclesiastical and Admiralty Courts could not remain in abeyance pending the rebuilding of the City; and not only Doctors Commons but the Church of St Mary-le-Bow, from time immemorial the seat of the Court of Arches, had been destroyed.<sup>1</sup> So the Doctors found accommodation, both for their Commons and for this and other Courts with which they were concerned, at Exeter House, the Elizabethan town house of the elder branch of the Cecils, north of the Strand. Apparently they were considering a permanent establishment in that building, or elsewhere in Westminster—a scheme which would have been in accordance with the general trend westward of all government departments at that period. The Court of Aldermen became alarmed when, more than two years after the Fire, there was no sign of their return to the City, and resolved to appeal to the king: the following entry occurs in its minutes for 8 June, 1669:

**Ordered** that the petition to his Ma<sup>ty</sup> now penned and allowed for rebuilding of Drs. Commons to the former use bee presented by Mr. Sherriffes with all convenient speed.

The matter seems to have been considered by Charles in Council, and a committee appointed to deal with it; for at a special meeting of the Aldermen on 14 July it was resolved:

**In** pursuance of an Order of his Ma<sup>ty</sup> in Councill of the 18<sup>th</sup> of June last Mr Recorder & Sir Joseph Sheldon Knt & Alderman are by this Court nominated Comm<sup>rs</sup> on the Cittyes behalfe from time to time to attend the Lords Committees by the said Order appointed to heare the pretensions of the severall persons interested in the late Capitall messuage or Tenem<sup>t</sup> of Drs. Commons and to report the same to his Ma<sup>ty</sup> in Councill.

<sup>1</sup> A fine site immediately east of St Paul's was allotted by Wren to Doctors Commons in his plan for rebuilding the city.

Six months later the Doctors were, apparently, willing to return on certain conditions: on 27 January, 1669/70, the Court of Aldermen

**Ordered** that Sir William Turner Sir Robert Hanson and Sir Joseph Sheldon kts & Aldremen shall treat and discourse y<sup>e</sup> Drs & others of the Civill law upon their proposealls touching the reedifying of the Commons in the place where formerly it stood within the Citty for better understanding of the same proposealls & concurring to such points and particulars as are fitt and reasonable to bee yeilded unto.<sup>1</sup>

The points in question were doubtless connected with the desire of the Doctors to obtain a formal release, by Act of Common Council, from civic burdens. Charles I had exempted them from the obligation to serve in ward or parish offices in 1632, and from sharing in the City's payment of ship-money in 1635, by Orders in Council.<sup>2</sup> In 1647 they had been assessed by the Ward of Castle Baynard for a contribution towards the maintenance of the Parliamentary army; they had then stated in a petition to the House of Lords that they had always been exempt from all manner of taxes in the City, like the benchers and barristers of the four Inns of Court and the serjeants at Serjeants' Inn, and the House had thereupon freed them from all 'taxes, levies or assessments touching their chambers and studies in the Doctors Commons'.<sup>3</sup> But that decision was of no value after the Restoration; and the anxiety of the City to secure their return seemed to provide an opportunity for a definite settlement of the question. No agreement had been reached, however, when the case came before the Fire Judges; according to the Doctors' own version of the story (written seventy years later),<sup>4</sup> although

<sup>1</sup> City Records, Repertory 74, fos. 183, 221 vo.-222; Repert. 75, fo. 83 vo.

<sup>2</sup> See above, p. 30.

<sup>3</sup> *Hist. MSS Comm. Report*, vi, App., p. 203 b; *Lords' Journals*, ix, 491 a.

<sup>4</sup> See below, pp. 75-6.



Exeter House was 'more conveniently situated' for them,

yet being found prejudicial to the Trades and rebuilding of the City Petitions were presented to the Judges of the Court of Judicature at Clifford's Inn... setting forth (amongst other things) that the Promotion of Trade and dealing about Doctors' Commons chiefly depended on the Society of Doctors and Advocates and Persons resorting to them and their Courts And that the Rebuilding of their House being neglected It was prayed that the College and Society of Doctors might appear and that Releif might be given for Furtherance of the Building.

That such considerations were, in fact, laid before the Fire Judges the preamble to their final Decree, given below (p. 72), shows; but their primary business, of course, was to apportion the burden of rebuilding between Trinity Hall—whose petition formally initiated the case—St Paul's, and the Doctors. Consequently the official report of the proceedings, the so-called 'Fire Decree', is mainly concerned with that question. In the summary which follows, although some legal verbiage and numerous repetitions are omitted, its substance is fully given, and various important passages are transcribed.<sup>1</sup>

The case began 'At the Court of Judicature erected and revived by severall Acts of Parliament for determination of differences touching houses burned or demolished by reason of the late Fire', held in the Hall of Clifford's Inn on 29 June, 1670, the Judges present being 'Mr Justice Tyrrell, Mr Justice Wylde, and Mr Baron Wyndham'.<sup>2</sup> The petitioners were the Master, Fellows

<sup>1</sup> The Decree is in Add. MS 5091, fos. 205 *seqq.*, and in volume F (1670), fos. 248-55, of the City copy. We have adopted the text of the former, collating it with the latter; the differences are only in punctuation, spelling, and capitals. In the quotations the abbreviations of terminations ending in r by writing that letter above the line (e.g. Doct<sup>r</sup>s), and that of -cion for -tion or -sion, have been expanded; otherwise the spelling is that of the British Museum manuscript.

<sup>2</sup> Thomas Tyrrell, 1594-1672; William Wilde, c. 1611-79; Hugh Wyndham, 1603-84, who had just been made a Baron of the Exchequer (20 June, 1670): *Dict. Nat. Biog.*

and Scholars of Trinity Hall, who sued both their landlords, the Dean (Sancroft) and Chapter of St Paul's, and their tenants, the members of Doctors' Commons. The list given of the latter is of some interest as including, probably, almost the whole staff of the Ecclesiastical and Admiralty Courts at that time. It is arranged in two groups, each individual of which is described as a Doctor of Laws: before he could obtain admission to the College of Advocates (which corresponded to a common lawyer's call to the Bar in one of the Inns of Court) a civilian must have taken that degree at Oxford or Cambridge.<sup>1</sup> After the second group is added 'and against Edmond Arnold, gent.' As will appear later, all the Doctors in the first group, except Sir Leoline Jenkins, had been actually tenants of chambers in the Commons before the Fire; those in the second were not in the original petition, but came into the case later as undertaking to rebuild, and were made parties to it before the Decree was pronounced.<sup>2</sup> We have added some information about them from other sources.<sup>3</sup>

<sup>1</sup> See above, p. 13. Those from Oxford were Doctors Alderne, Alworth, Baldwin, Bouchier or Bouchier, Chaworth, Jenkins, Lloyd, Lowe, Lowen, Master, Meyrick, Mylls, Read, Sweit, Trumbull, Turner, Wake, Walker; for them see J. Foster, *Alumni Oxonienses, 1500-1714* (1892), *passim*. Doctors Briggs, Budd, Clarke, Exton, Forth, King, Oldys, Pepys, Pinfold, Raynes and Wyseman were from Cambridge: see John and J. A. Venn, *Alumni Cantabrigienses*, Part i, to 1751 (1922-7), *passim*. Dr Cruso had lost a fellowship at Cambridge on account of his loyalty to Charles I, so took his doctorate at Oxford. There was a Dr Crofts or Croft of each university at this period: see Foster, p. 351, and Venn, i. i. 421 a.

<sup>2</sup> See below, pp. 67, 70.

<sup>3</sup> The *Dict. Nat. Biog.*; Foster and Venn, *op. cit.*, and references there given; *English Civilians*; for the successive Deans of the Arches, Sweit (1660), Wyseman (1672), Lloyd (1684) and Exton (1686), R. Newcourt, *Repertorium Ecclesiasticum . . . Londinense* (1708; Newcourt, who had been one of the Proctors-General since 1668, gives a valuable account of the Court of Arches at this period); for the Judges of the Admiralty Court the list above, p. 31; for Dr King, Dr Exton, Dr Pinfold and Sir R. Wyseman cf. H. E. Malden, *History of Trinity Hall*.

The first group consisted of Sir Giles Sweit, then Regius Professor of Civil Law at Oxford, and, since 1660, Dean of Arches, and therefore *ex officio* President of the College of Advocates; Sir Leoline Jenkins, Principal of Jesus College, Oxford, Judge both of the Admiralty and of the Prerogative Court and also deputy to Sir Giles in the Arches, a diplomatist who was later to become a Member of Parliament and Secretary of State; Sir Robert Wyseman, Advocate-General to the King, who had written a book on the Excellency of the Civil Law (1656), and was to succeed Sir Giles Sweit as Dean of Arches in 1672; Sir Walter Walker, who had been a Judge of the Admiralty during the Commonwealth; Robert King, Master of Trinity Hall (and thus both a petitioner and a defendant), Chancellor of the diocese of Ely; John Mylls, formerly Judge-Advocate of the Parliamentary army, and now Chancellor of the diocese of Norwich; John Pepys, a relation of the diarist, whom he had entertained at Trinity Hall in 1661, and who thought him and his brother Roger 'very ordinary men';<sup>1</sup> John Lowen; William Forth; Sir Timothy Baldwin, formerly Principal of Hart Hall (Hertford College), Oxford, and now Chancellor of the dioceses of Hereford and Worcester, who was the author or editor of various works, one of which (an edition of Zouch's *Jurisdiction of the Admiralty*) is dated 'Doctors' Commons, 25 February, 1663'; Thomas Exton, afterwards Master of Trinity Hall, Judge of the Admiralty Court, and Dean of Arches; Edward Alderne, Chancellor of the diocese of Rochester; John Cruso, a writer on military subjects, who was Chancellor of the diocese of St David's; and George<sup>2</sup> Wake, Chancellor of the diocese of Peterborough. In the second group of doctors are David Budd; Henry Alworth, Chancellor of the diocese

<sup>1</sup> *Diary*, 3 Aug. 1661; 19 Nov. 1663; cf. other entries, *passim*.

<sup>2</sup> Dr Wake's Christian name is omitted in both MSS of the Decree; but see Coote, *op. cit.* p. 87.

of Oxford, who was to be lieutenant of the University troop at the outbreak of Monmouth's rebellion; Richard Lloyd, a Fellow of All Souls, who became later Chancellor of the dioceses of Llandaff and Durham, Member of Parliament, Judge of the Admiralty Court, and Dean of Arches; Edward Master, Chancellor of the diocese of Exeter; Thomas Bouchier, afterwards Regius Professor of Civil Law at Oxford, and Principal of Alban Hall; John Clarke, Professor of Law in Gresham College and Regius Professor at Cambridge; William Trumbull, Fellow of All Souls, the friend of Wren, of Godolphin and Sidney, and of Dryden and Pope, who was to become Governor of several great trading companies, ambassador to France and to the Porte, and, under William III, a Lord of the Treasury and Secretary of State; Thomas Pinfold, later King's Advocate and Chancellor of the diocese of Peterborough; Edward Lowe, who became Chancellor of Salisbury in 1671, and was afterwards knighted; Thomas Briggs, Chancellor of Chichester; William Oldys, later Chancellor of Lincoln, whose library was purchased after his death by the College of Advocates for Doctors Commons; and Richard Raynes, afterwards Judge of the Prerogative Court, and then of the Court of Admiralty. Edmond Arnold, whose name concludes the list, had taken only the degree of B.C.L. (from Merton College, in 1661); he is mentioned in a list of proctors in 1674, and was probably a proctor by 1666. He was afterwards a notable benefactor to the parish of St Benet, Paul's Wharf.<sup>1</sup>

These names are followed by a summary of the petition of Trinity Hall by which the case was initiated.

Whereas a Petition hath bin exhibited into this Judicature by the said Master Fellowes and Scholars of the said Colledge or Hall of the Holy Trinity in the University of Cambridge setting forth in effect That the said Master Fellowes and Scholars being pos-

<sup>1</sup> *Alumni Oxon.*; E. Chamberlayne, *Present State of England*, part ii (1673), p. 271; John Strype, *Survey* (1720), vol. II. Book iii. 223.

essed for a long terme of yeares of and in All that Capitall Mesuage or Tenement with the appurtenances formerly called and knowne by the name of Montioy house, and since called or knowne by the name of Doctors Commons Scituate in or neer Knight Ryder Street in the Parish of St. Benedict Pauls Wharf London Holden by Lease of the Deane and Chapter of St. Paul London By Indenture bearing date the second day of February in the yeare of our Lord one thousand five hundred sixty seven and in the Tenth yeare of the Reigne of Queen Elizabeth wherein about forty and five yeares are yett to come At the yearly rent of five pounds and eight shillings with usuall Covenants therein to repaire and uphold the same and severall other Covenants in the said Indenture Conteyned, That the said Capitall Mesuage or Tenement was burnt downe by the late dreadfull fire in London And that the Reversion and Inheritance of the said premisses is now in the aforesaid Deane and Chapter That the Chambers and Lodgings to the said Capital Mesuage belonging were by divers Leases yett in being made by the Petitioners and their predecessors demised severally to divers of the Doctors of Doctors Commons and others there Resident, vizt, To the above named Sir Giles Sweit by Lease bearing date the Twentieth day of February one thousand six hundred fifty and three for the terme of one and twenty yeares if hee should so long live At the rent of Three pounds thirteen shillings and four pence per ann. To the abovenamed Sir Robert Wyseman by lease . . .

And so on, the entry being in the same form in each case, every lease being limited to 21 years or to the life of the holder, if less than that term, except in the cases of Sir Walter Walker and Dr King. Sir Walter's lease was for 28 years; and both his and Dr King's included their 'Executors Administrators and Assignes'. The list, very long in the manuscript, may be briefly summarized; it is of considerable interest as a directory of nineteen sets of chambers in the Commons before the Fire, indicating their respective values<sup>1</sup> as well as the

<sup>1</sup> Presumably one set was vacant, since the sum of the rents is only £59. 6s. 8d. instead of the £63. 13s. 4d. frequently mentioned in the Decree as the total. It is noteworthy that the fines paid on entry during the Commonwealth much exceeded the year's rent payable under the Order in Chancery of 1665; see above, p. 27.

names of the tenants. Three of the latter had died before the suit was brought: Sir William Merrick, Judge of the Prerogative Court; Dr Read, who had had an adventurous career, and as a Royalist exile had become a Roman Catholic priest, but nevertheless was admitted an Advocate after the Restoration; and Sir William Turner, who had been a judge in the Prerogative Court, and, later, Chancellor of the diocese of Winchester and Advocate to the Lord High Admiral, the Duke of York.

Tenant	Date of Lease	Rent	Fine
Sir Giles Sweit	20 Feb., 1653-4	£3. 13s. 4d.	—
Sir R. Wyseman	6 Jan., 1647-8	£3	£20
Sir W. Walker	30 Nov., 1647	£3	—
Sir Wm. Turner	"in or about" 1648	£5. 13s. 4d.	£10
Dr. R. King	22 Dec., 1655	£5	£15
Dr. Forth	19 Nov., 1648	£3	£20
Dr J. Pepys	6 Jan., 1647-8	40s.	£6
Dr. J. Cruso	4 Jan., 1653-4	£3	£15
Dr. T. Baldwin	21 Dec., 1655	20s.	£6. 13s. 4d.
Dr. John Lowen	9 June, 1666	£3	£3
Edmond Arnold	21 Dec., 1655	40s.	£5

The manuscript continues: 'The rest of the Chambers and Lodgings to the said Mesuage belonging were at the time of the late Fire held and occupied by severall other Doctors without lease', these being, with their annual rents,

Sir William Merrick, Knt.,	40s.	Dr. Thomas Exton	£4
Dr. Wake	20s.	Dr. Edward Alderne	£3
Dr. Crofts <sup>1</sup>	40s.	Dr. Thomas Reade	£3
Dr. John Mylls	£5	Dr. Lowen	£5

Dr John Lowen had presumably taken a new set of chambers in the summer of 1666 and had not vacated his other set before the Fire took place.

The Petition then states:<sup>2</sup>

that the Common Roomes and Garden belonging to the said Mesuage were held and enjoyed by all the said Doctors of

<sup>1</sup> But cf. below, p. 70.

<sup>2</sup> Add. MS 5091, fol. 205 vo.; MS in City Records, vol. F, fol. 249.

Doctors Commons That all the said Doctors who had Leases and the said Mr. Arnold were bound by their severall Leases to reparaire the said Chambers and Common Roomes; And by the said Petition the Petitioners further sett forth, That by a late Decree in the High Court of Chancery<sup>1</sup> they the said Petitioners and their Successors were bound to Dispose of the said Chambers to Doctors and Advocates of the Arches and others admitted in their Society and Commons and to no other persons under such Termes and Conditions as in the said Decree are mentioned and expressed and to renew the Lease of the said Mesuage for the intents and purposes in the said Decree sett forth. *Nevertheless* they the said Doctors and Persons aforesaid refused to build their said severall Lodgings or Surrender upp their respective Leases and Interests although they have bin often desired by the Petitioners soe to doe, Whereby the Building of the said Mesuage is obstructed and the Petitioners and their poore Colledge very much dampnified, the late yearly Rent arising by the said Mesuage being a Considerable part of the Revenue belonging to their Colledge, That the Petitioners are willing to build the said Mesuage Soe as they might have Just and reasonable Contribution from the said Deane and Chapter, and the said Doctors and Persons aforesaid, which the Petitioners have proposed, but have bin refused.

They had therefore prayed that the Dean and Chapter and the Doctors concerned should be summoned to appear 'in this Judicature, that such order and Decree might be made as to the Court should seem meet'. Warrants were issued accordingly, and on 29 June the Dean and Chapter were represented by William Dolben, a well-known common lawyer who afterwards became Recorder of London and then a judge in the King's Bench,<sup>2</sup> and the Doctors by three of their number, Sir Walter Walker, Dr Mylls, and Dr Baldwin. Their choice indicated no desire to be conciliatory: Sir Walter's manners were such that, later, he incurred a formal monition from a Judge, the peace-loving Sir Leoline Jenkins, for having 'given indecent language

<sup>1</sup> Dated 1665; see above, p. 27.

<sup>2</sup> *Dict. Nat. Biog.*

to Dr Milles',—one of his colleagues on this occasion,—'in Court, and to Dr Jenkins himself for reprimanding of him'<sup>1</sup>.

Mr Dolben declared that the Dean and Chapter were ready to make up the lease to Trinity Hall to sixty years (fourteen more than the remainder of the term outstanding<sup>2</sup>), at the old rent (£5. 8s.), if the Doctors 'would undertake to build and returne to keep their Society and Commons'.

**Whereunto** the Court earnestly perswaded the said Doctors, and declared that if they neglected to build It would tend much to their dishonour, And Mr. Bowes being of Counsell with the Petitioners declared their willingnes to encourage the said Doctors thereunto . . . by granting them a Lease for fifty and five yeares of the premisses at their Old Rent being sixty three pounds thirteen shillings and fourpence Although the Petitioners are offered Eighty pounds p. ann by a new Contractor for the same to build into Tenements, And inasmuch as the Petitioners are to pay Rent to the aforesaid Deane and Chapter all along, Hee prayed That the Doctors might be Ordered to pay some part thereof.

Sir Walter Walker first 'endeavoured to excuse' the Doctors 'from any Default in their not building Complaining of their great Losses not only in their Chambers but in their Goods Bookes and Papers', and alleging that neither the Dean and Chapter nor the petitioners were losers at all, 'save only in forbearance of their Rent for a time'. Moreover, he 'informed the Court That the said Petitioners are Trustees for the Doctors of the Lawes', under the Decree in Chancery that they themselves had cited: implying that the suggestion of Trinity Hall that it had power to accept the offer of the 'new Contractor' was an empty threat. Then, referring to the negotiations with the City about exemption from civic burdens,<sup>3</sup> still in progress,

<sup>1</sup> W. Wynne, *Life of Sir Leoline Jenkins* (1724), I. p. xvii; cf. Coote, *op. cit.* p. 84.

<sup>2</sup> See below, pp. 80, 82.

<sup>3</sup> See above, p. 54.



hee further informed the Court That the Doctors of the said Commons before they build have a Concerne with the City of London about some Priviledges which they desired might be Confirmed to them by Act of Common Councill, Namely To be exempted from Offices Civill and military and other Priviledges proper to such a Society, And. . . That the said Doctors have sent propositions in writing to the City and alsoe to the Petitioners and likewise to the said Deane and Chapter touching termes about building To which they had received no Answeres, And therefore that they were not in a readines to treat at that time.

The Court desired them 'to declare whether they would build or no', but the Doctors only repeated their prayer for more time; Mr H. E. Malden in his *History of Trinity Hall* suggests that they were hoping to bring to an end their connection with that college. The case was adjourned to July 6th, but 'by reason of the neernesse of the Circuits (for which the Judges were then preparing) Nothing was done' that day, and the proceedings were suspended till 17 November, when the Court again met to hear the case, with Mr Justice Archer<sup>1</sup> in the place of Baron Wyndham. Counsel for Trinity Hall and for the Dean and Chapter renewed their former offers; but the Doctors, now represented only by Sir Walter Walker and Dr Mylls, handed in a paper signed by Sir Giles Sweit, Sir Leoline Jenkins, Sir Robert Wyseman, Sir Walter Walker, Dr John Mylls, Sir Richard Chaworth (formerly a member of the Long Parliament), Chancellor of the diocese of London,<sup>2</sup> and Doctors Thomas Exton, Richard Lloyd, David Budd, Henry Alworth, and William Trumbull,—an impressive list of names. In this document, which at their request was read in Court, they reiterated their claim that the interest of Trinity Hall 'was only a

<sup>1</sup> See *Dict. Nat. Biog.*

<sup>2</sup> *Alumni Oxon.*; Coote, *op. cit.* p. 91. He had only been admitted to the College of Advocates in January 1667-8. Like Sir Giles Sweit, he did not, in the end, take part in the rebuilding.

Trust', the terms of which, as stated by the Decree in Chancery, were that the Petitioners should have the rents 'as they are reserved upon the several Chambers', amounting to £63. 13s. 4d. a year and no more; that a fine should be paid by a new-comer not exceeding a year's rent of his chambers; that the Petitioners were to pay an annual rent of £5. 8s. to St Paul's, and £20 fine when their lease was renewed, and also 'the yearly allowance' (in lieu of tithes) of 13s. 4d. to the minister of St Benedict, Paul's Wharf; and that they could 'make noe Lease to any but Doctors and such as they shall recommend, And that the Doctors hold the Hall Garden and Common Rooms without payment of any Rent, and if any of them thinke fitt to build or enlarge their Lodgings, they may, without augmenting their Rent. . . Therefore they conceived that the whole ground belongs to the Doctors and only the bare Rent to the Petitioners'. They again referred to their losses by the Fire, and then made five alternative proposalls: that Trinity Hall should contribute to building the Common Rooms; or that it should (permanently) abate part of the yearly rent of £63. 13s. 4d.; or that only a peppercorn rent should be paid to it for the first seven years after the building was finished; or that it should sell its interest to the Doctors for a sum that would purchase the same yearly income, and the Doctors rebuild at their own expense; and, lastly, if all these proposalls were refused, the Doctors would leave the building to the Petitioners, 'Soe as they build in the forme of a Colledge as before it was', and, 'the Common Roomes being to be the Doctors owne', the Petitioners should be allowed for the sets of chambers a 'Competent yearly Rent proportionable to their Expense in building'.

But the said Doctors protested against the Building into Tenements, and they adhered to their right and interest in the whole Mesuage and ground thereunto belonging as in and by the Originall Lease in Trust from the Deane and Chapter . . . was

intended, and according to the Trust stated and qualified by the said Decree in Chancery.

Each of the Doctors' five proposals might be paralleled among the various compromises sanctioned by the Fire Judges in order to secure the rebuilding of the city. Nevertheless they were not, apparently, taken seriously: the Court may well have been already convinced that the burden of rebuilding ought to fall upon the Advocates, members of a most lucrative profession and able, on their own showing, to find the necessary money, rather than on Trinity Hall, an educational foundation, none too highly endowed, which would in any case lose several years' rent. As soon as the paper had been read, Counsel for Trinity Hall proceeded to obtain from Sir Walter Walker a declaration 'that if any of the persons interested in any apartment refused to rebuild, The aforesaid Doctors subscribing would build the whole'. He then insisted that the old rent should be maintained, and also that all arrears due at the time of the Fire should be paid up; he conceded, however, that nothing should be payable for the period between the Fire and Christmas 1671. 'And after many arguments and earnest debates on both sides were fully discussed', the Court, assuming that the Doctors would rebuild, proposed to decree, 'as most just and reasonable': (1) that the offers made on 29 June by the Dean and Chapter and by Trinity Hall, lengthening the respective leases but involving the continuance of the old annual rents, be accepted; (2) that the lessees of chambers at the time of the Fire, or their executors, should pay all arrears of rent due at that date, but no more; (3) that the Doctors who would undertake to build should be discharged from payment of rent till Christmas 1671, the first half-year's instalment being due at Midsummer 1672.

'The Court being ready to pronounce a Decree' so disappointing to them, the Doctors present could only pray the Judges to forbear that day, and allow

time for them 'to acquaint the rest of their Society and the persons to be Concerned with the said Termes proposed and to treat and advise amongst themselves thereof'. They were given a fortnight, 'the Court being desirous to have the said Society to rebuild Whereby they may returne to their former place at Doctors Commons'. But at the same time they were warned that unless on the date appointed they accepted the terms propounded and undertook to rebuild, or showed good cause to the contrary,

the Court would decree the Interests of the said Doctors and Persons concerned with them who refused to build to be determined, And that the Petitioners should be at Liberty to rebuild upon the ground of the said premisses discharged from the said Trust for the said Doctors, and then this Court would make a full and finall Decree between all the said Persons touching the premisses.

The Court had, in fact, ample powers under the Act establishing it thus to cut any legal knot, in order to facilitate rebuilding, as the learned Advocates should have known. They had, indeed, been severely rebuffed: but there was no love lost between the civilians and the judges who dispensed the common law of England. The Doctors had been riding for a fall; they had now reached the hard ground of realities. It was clear that if they desired to return to their old quarters they must undertake to rebuild, as well as continue to pay the same total rent as before the Fire; the only points left for negotiation were the conditions of their lease, the only weapon they possessed was the general wish that they should go back to the city. The offer of a 55 years' term was, however, very advantageous to them, compared with the much shorter periods for which the sets of chambers were formerly held; and it was probable that the Court would sanction further adjustments, especially such as would benefit the Doctors without injuring Trinity Hall.

During the ensuing fortnight there must have been much informal negotiation. If the proposed Decree, with whatever modifications, was to stand, it had to be settled who were to be the lessees of the new buildings. The terms offered, as summarized in the report, suggest that Counsel for Trinity Hall had had in mind only the Doctors as a body, presumably represented by trustees. But the discussion at the next session of the Court was based upon three fresh assumptions: that the Doctors fully intended to rebuild; that there were to be separate leases for the different sets of chambers; and (a change which, together with the long leases, would make it much easier to persuade a score of Doctors to invest in the rebuilding) that every lease should include not only the lessee but 'his Executors, Administrators, or Assignes'. On those assumptions, however, it was necessary for Trinity Hall to get leave to modify its original petition, which, with one exception (Sir Leoline Jenkins) had only included the Doctors who held the chambers destroyed by the Fire, four years ago. Others who wished to join in rebuilding must now be added to the list in order to bring them within the scope of the Decree.

When the Court met on 1 December the change in the attitude of the Doctors was marked by the appearance on their behalf of three new representatives, Sir Robert Wyseman, Dr Exton, and Dr Edward Master, the latter being one of those who had no chambers in 1666. They began by reminding the Court that some of the Doctors who had interests in the Commons before the Fire had died, and others had ceased to practise, and that they therefore desired to be heard as representing also those more recently admitted into their Society, who wished 'to Joyne with the other Doctors therein Concerned in building severall apartments'. They then requested that the term of 55 years in the proposed Decree should be increased to 57. But

it had been discovered since 17 November that 40 years was the longest term the Court had power to decree, or Trinity Hall to grant.<sup>1</sup> 'After some debate' it was concluded that the Petitioners should give each Doctor who undertook to build a lease of his apartment for 40 years from Michaelmas 1670, containing a covenant that at any time after sixteen years had expired they and their successors, 'upon the reasonable request of every Doctor being a Builder his Executors Administrators or Assignes', would make a new lease of the apartment in question, 'and of the Ground and Soyle thereof', for forty years after the expiration of the first sixteen,—the cost of executing the leases being borne by the lessees in each case. Thus the leases could be extended to as much as 56 years. This of course involved the extension of the lease from St Paul's to Trinity Hall; but meanwhile the Dean and Chapter had initiated a second case by petitioning against the two other parties to the suit. The Court settled this by pronouncing a separate Decree, making the remainder of the lease from St Paul's to the Hall up to 60 years at the old rent.<sup>2</sup>

Sir Robert Wyseman then nominated several other Doctors who were willing to join in the building with those formerly named, and to contribute towards the charge of building the Common Rooms, on the understanding that they would be granted the leases described above, and that Trinity Hall would pay the rent to St Paul's and the annual 13s. 4d. to the minister of the parish. And the Court declared that the Doctors who agreed to build must also agree among themselves to bring their several rents up to the sum of £63. 13s. 4d. which they were to pay to Trinity Hall; and that those who refused to build chambers ought nevertheless to

<sup>1</sup> Under statute 14 Elizabeth, cap. 11: cf. below, p. 82.

<sup>2</sup> Add. MS 5090, fols. 229 *sqq.*; MS in City Records, vol. F, fols. 246-7. There is a copy of the petition among the cathedral MSS: *Hist. MSS Comm. Report* ix. App., p. 44.

contribute to the cost of building the public rooms. A curious point arose concerning Dr Robert King, who had had an ordinary set of chambers before he became Master of Trinity Hall, and thus acquired in addition a specially attractive set *ex officio*.<sup>1</sup> The Doctors proposed:

That the aforesaid Doctor King as Master of the said Trinity Hall shall and may build the Corner Chambers which hee had next the Garden as Master if hee soe please, Or that the said Master shall have his Choice to build elsewhere in the next place to the Judges of the Courts without making any Contribution to the Common Roomes;

but the Court declared it was also just and fit

That in respect the said Doctor King the now Master had another Chamber as Tenant thereof by Lease, that if hee build his particular Chamber, that hee may Contribute his proportion unto the Common Roomes in respect thereof, And may have a Lease to him and his Executors as other Doctors have as to that Chamber which hee builds in his Private Capacity.

The Doctors then ventured to ask for another adjournment of a fortnight because of the death of some Doctors since the exhibiting of the petition, and because divers persons who were in possession of parts of Doctors Commons at the time of the Fire without lease 'are not under Covenants to build, and because it is not certainly knowne which of the said Defendants (who are named) will come in to build, and which of the other Doctors will come in'. On 15 December they hoped to be able to give in the names of all persons of their Society who would undertake to build upon the terms proposed. The Judges being, at last, 'well satisfied of the reall intentions of the said Doctors to build', granted their request, and 'directed that these persons be made parties to the Petition if they soe consent'.

The new security of tenure, coupled with the right to transfer the leases, doubtless helped to convert the

<sup>1</sup> Cf. H. E. Malden, *History of Trinity Hall*, p. 105.

waverers; and on 15 December Sir Robert Wyseman and his two colleagues duly produced their list, headed by the name of Dr King and including seven other Doctors, for the most part only recently admitted to the College of Advocates:<sup>1</sup> Thomas Bouchier, John Clarke, Thomas Pinfold, Edward Lowe, Thomas Briggs, William Oldys, and also Richard Raynes, who was not, apparently, admitted an Advocate till January 1670-1. It 'was prayed that the names of the said Doctors may be inserted into the Petition and that they may be parties to the decree to be made in this Judicature'.<sup>2</sup> The Court ordered accordingly, and then

it was prayed, that forasmuch as the said Sir William Merricke Sir William Turner and Doctor Reade are dead, and that the lease of the said Doctor Crofts is expired, And that the said Doctor Baldwin is lately made a master in Chancery and will discontinue the Commons, and that Sir Giles Sweit hath refused to build,<sup>3</sup> that nothing be done concerning them further.

The Court again ordered accordingly, and was then prayed to determine the interests of six Doctors named in the original petition who had ceased to practise.

Whereupon the Court desiring to be satisfied that they have bin duly summoned, Clement Hay gent. made Oath in Court, that hee endeavoured to summon the aforesaid Doctor Pepys Doctor Wake Doctor Lowen Doctor Forth Doctor Alderne and Doctor Cruso, and carried the Severall warrants of Summons to Exiter house in the Strand . . . where the Ecclesiasticall Courts are Kept, and where the Doctors now have their residence, And inquired for them to have warned them to appeare in this Judicature touching their Interests mentioned in the said Petition And that

<sup>1</sup> Pinfold in Jan. 1668-9, Lowe in May 1669, Briggs in Jan. 1669-70, Oldys in Dec. 1670: Coote, *op. cit.* pp. 93-4.

<sup>2</sup> The seven doctors (excluding Dr King) thus added, together with Doctors Budd, Alworth, Lloyd and Trumbull, who had signed the paper read in Court on 17 November (*supra*, p. 63), and Dr Master, who was now representing them in person, make up the second group in the Petition, as finally drafted: see above, pp. 56-8.

<sup>3</sup> He died in 1672, at his house in Knightrider Street: Newcourt, *Repertorium*, i. 445.



hee was informed that they discontinue their practice, and come not to give their attendance upon the Courts as practising Advocates, And that therefore hee could not personally summon them, But the Court was also informed that there is a great Arreare of Rent due for their Chambers, and that the Petitioners have demanded the Rent in arreare according to Law, And for nonpayment thereof have reentred and avoided their Leases.

The Court thereupon decreed that their interests be determined. One of them, Dr John Lowen, however, was occupying chambers in the rebuilt Doctors Commons by 1674.

The question of the Common Rooms (i.e. the Hall, Dining Room, Kitchen, cellar, buttery, and porter's lodge)<sup>1</sup> and gardens, etc. was then considered, and the Court agreed to a proposal of the Doctors that Trinity Hall should be ordered

to make a Generall Lease in Trust for all the Doctors (who are to Joyne in the Building) their Executors Administrators and Assignes of the Common Roomes Gardens Courtyards and vacant places belonging to the said Capitall Mesuage with power and Liberty to build thereupon, as shall be thought fitt during the said time, unto the aforesaid Sir Leoline Jenkins, Sir Robert Wyseman, Sir Walter Walker, Doctor Mylls and Doctor Exton their Executors Administrators and Assignes for the Terme of forty yeares from Michmas last at a Pepper Corne Rent, with a Covenant therein after the expiration of Sixteen yeares of the said forty yeares, upon the request of them or the Survivor of them or the Executors Administrators or Assignes of the Survivor of them to make up their Lease full forty yeares from the end of the first sixteen yeares in the said Lease.

From the standpoint of the whole College of Advocates this arrangement was a great improvement on the

<sup>1</sup> They are thus defined in the Decree: Add. MS 5091, fol. 238; City MS, vol. F, fol. 254 vo. The Library, which was over the dining room in the new Doctors Commons and is always included in later descriptions, is not mentioned there. Perhaps the pre-Fire Doctors Commons had not had a special room for its library. In any case, its books were apparently burnt, for in 1685 Sir Leoline Jenkins bequeathed 40 books, 'to be chosen by his worthy friend Dr Richard Lloyd', to Doctors Commons, 'to begin their library': *Life, ut supra*, i. p. lxix.

position before the Fire, corresponding to the advantage which the long transferable leases gave to the individual Doctors. The last matter considered was a further safeguard in the interests of these: it was held reasonable, and decreed, that each Doctor should have 'a particular Lease' to himself and his executors etc., of his apartments, specifying the rent apportioned to him.

The Decree itself, which follows,<sup>1</sup> embodying in precise and elaborate detail all the orders indicated above, and signed by the three Judges, has a preamble declaring that it was made

to the intent that the said Capitall Mesuage called Montioy house, or Doctors Commons, may be rebuilt, and in order to the returning the said Doctors and the Ecclesiasticall Courts and the Offices thereunto belonging for the Common good of the City, the advance of Trade, and benefitt of the neighbourhood of that place, who have much depended upon the said Commons, and for a finall determination of all differences between the said Parties concerned.

All the parties, indeed, may well have been satisfied: Trinity Hall was relieved from the fear of having to help in the rebuilding; St Paul's was in the same situation as before the Fire, save for the extended lease; and the Doctors, individually and collectively, although burdened with the expense of rebuilding, had consolidated their position for at least fifty-six years. Apparently, however, they still felt insecure, for there is a note after the Decree stating that

It was desired by the said Doctors, That the said Deane and Chapter and the said Petitioners should declare their Consents here in this Court, That the said Doctors the Builders shall and may at their owne proper Costs and Charges procure one or more Bills to be drawne to be preferred by and with the Consent of the said Deane and Chapter and the said Petitioners to the Parlia-

<sup>1</sup> Add. MS 5091, fols. 226-43; MS in City Records, vol. F, fols. 252-5.

ment now sitting, or to any succeeding Parliament, . . . for the granting and confirming to every of the said Doctors . . . his severall Buildings and Apartment . . . And likewise for the granting and Confirming the said Common Roomes, and the said Gardens, Grounds, wayes, Passages, Easements and vacant places and premisses . . . and for granting ratifying and confirming all and singular other the premisses.

The Judges had no power to insist upon compliance with such a request; but they declared it reasonable, and Counsel for Trinity Hall and the Registrar of St Paul's for the Dean and Chapter thereupon promised on behalf of those bodies not to oppose such a Bill, and the promise was entered on the Decree.

Once the Decree was made, the Doctors cannot have lost much time, for the following announcement appeared in the *London Gazette* in February 1671/2:

Whitehall, Feb. 14, 1671.

Upon the humble Petition of the Judges and Advocates of His Majesties Ecclesiastical and Civil Law Courts of Judicature now kept at *Exeter House* in the *Strand*, for leave to remove the said Courts to their ancient place of Residence the *Doctors Commons*, which they have wholly rebuilt, and now finished; His Majesty was graciously pleased by a Declaration in Councill . . . to Authorise and Require the said Judges respectively, to Adjourn the said Courts to the said *Doctors Commons* . . . (which all persons concerned, are to take notice of) . . . His Majesty being satisfied that the place is now fit for the Reception of His said Courts, and that their removal thither, will be a considerable Accession to the Reinhabiting of that part of the City.

The controversy about the liability of the Doctors to share in civic burdens was decided against the City by two Orders in Council, dated 1673 and 1682. The first conferred on their Society the privileges enjoyed by the Judges and Serjeants at Serjeants' Inn; the second gave not only the Advocates, but the Proctors, Registrars and other officials of the Ecclesiastical and Admiralty Courts the same exemption from liability to service in local offices as was enjoyed by the staff of the temporal

Courts at Westminster.<sup>1</sup> But the former did not, of course, relieve the Doctors from national taxation; and an assessment for the Hearth Tax delivered to Quarter Sessions in February 1674/5<sup>2</sup> gives some indication of the scale on which they rebuilt their chambers.<sup>3</sup>

Doctors Commons	Fire- hearths	Doctors Commons	Fire- hearths
Dr. Exton	vii	Dr. Thompson	i
Sucklin and Franklin	viii	Dr. Reynes	ix
Sir Walter Walker	vii	Dr. Briggs	iiii
Dr. Pinfold	v	Dr. Oldish	iiii
Dr. Trumbold	iiii	Dr. Budd	vi
Dr. Boucher	v	Dr. Faulconbridge	iiii
Dr. Floyd	v	Dr. Aylworth	v
Dr. Edgbury	v	Sir Lyonel Jenkins	xiii
Sir Rob <sup>t</sup> Wiseman	ix	Dr. Jo. Lowen	v
Dr. Masters	vi	Comon Hearths	v
Dr. Mills	vii		

It will be noticed that all those who had been named on the Decree as builders occupied chambers in 1675, except Dr John Clarke, who had died in 1672, Dr Robert King, and Dr Edward Lowe, who had become a Master in Chancery in 1673; and that Dr John Lowen was back among their number. Of the newcomers, 'Dr. Edgbury' is John Edisbury, afterwards M.P. for Oxford, 1679, a Master in Chancery, and Chancellor of the diocese of Exeter.<sup>4</sup> Dr Thompson had been admitted to the College of Advocates in

<sup>1</sup> See above, pp. 30-1. Both Orders are printed in full in W. Wynne's *Life of Sir Leoline Jenkins*, II, 693-5, where the second is dated 17 July 1682. Cf. vol. I. p. liii, where it is stated that they were obtained by Jenkins's influence, but that he refused to take advantage of the *Quo Warranto* dispute between Charles II and the City to obtain further privileges for the Doctors.

<sup>2</sup> P.R.O., Exchequer K.R., lay subsidies: E 179, 252/23.

<sup>3</sup> The list shows that the different sets of chambers varied much in size. Cf. the detailed enumeration of rooms in the 17 sets described in the auctioneers' (Norton, Hoggart, and Trist) sale catalogue of 28 November 1862 (Guildhall Library: Property Sales, vol. 23).

<sup>4</sup> Coote, *op. cit.* p. 96; *Alumni Oxon.*

1673; he was secretary to Archbishops Sheldon and Sancroft in succession.<sup>1</sup> Dr Henry Fauconberge was Chancellor of the diocese of St David's; admitted to the College in 1674, he was still resident at Doctors Commons thirty years later.<sup>2</sup> Mr Franklin was the king's proctor; Mr Sucklin or Suckley, also a proctor, may have been his partner.<sup>3</sup> Dr Lloyd ('Floyd') apparently had his family residing with him in the Commons, in spite of the old regulation.<sup>4</sup> In the Register of Baptisms at St Benet, Paul's Wharf,<sup>5</sup> there is an entry that

Robert the 5th sonne of Richard Lloyd Dr. of Lawes & Elizabeth his wife was borne in Drs. Commons on Wensday the 16th of December 1674 & Baptized by Dr. Robert South, Prebendary of Westminster.

This is followed by a note stating that Nathaniel, the eldest son, and Richard, the third, were born in Duchy Lane in the Savoy Parish in 1669 and 1672 respectively, but 'the registering of these' was omitted by reason of 'ye great distracion after the dismall fire of London'. Dr Lloyd, who was afterwards knighted, died in Doctors Commons in 1686, and was buried at St Benet's; his son Nathaniel, also an eminent civilian,<sup>6</sup> is among those enumerated in the account of the Commons in *A New View of London*, published in 1708.

A further glimpse of the rebuilt Commons is afforded by a lengthy petition from the 'Society of Doctors and Advocates' to the Lord Mayor and Aldermen in 1738 (signed by Dr John Bettesworth, Dean of the Arches, their President, and Dr John Andrews, their Treasurer), which is preserved among the City Records.<sup>7</sup> They were

<sup>1</sup> Coote, *op. cit.* p. 96; *Alumni Oxon.*

<sup>2</sup> Coote, *op. cit.* p. 97; Edward Hatton, *A New View of London* (1708), II. 655.

<sup>3</sup> E. Chamberlayne, *Present State...* (1673), part II. pp. 270-1.

<sup>4</sup> See above, p. 25.

<sup>5</sup> Printed by the Harleian Society, *Registers*, vol. xxxviii (1909), p. 40.

<sup>6</sup> *Dict. Nat. Biog.*

<sup>7</sup> The pressmark is Small Law Suits, Box 1, No. 20.

appealing (in vain, as it proved)<sup>1</sup> against being rated by the Ward of Castle Baynard towards the sum of £442 which that Ward had to raise in connection with the recent Act of Parliament (10 George II, cap. 22) for improving the nightly watch in the City. In support of their plea they recounted, from their own point of view, the history of the settlement of 1670. They quoted the words in the preamble of the Decree about their return being 'for the common good of the City'; they referred to the Order in Council of 1673, and stated that they had spent much on rebuilding 'Monjoy House now called Doctors Commons', whereby the City, and particularly the Ward against which they were appealing, had greatly benefited; and they declared that their Society had 'never before been rated or charged to any Ward Rates or Offices as Occupiers in or Inhabitants of the said Ward'. Finally, they asserted that since they resided 'in their several Apartments. . . as in one house' they did not need the new watchmen:

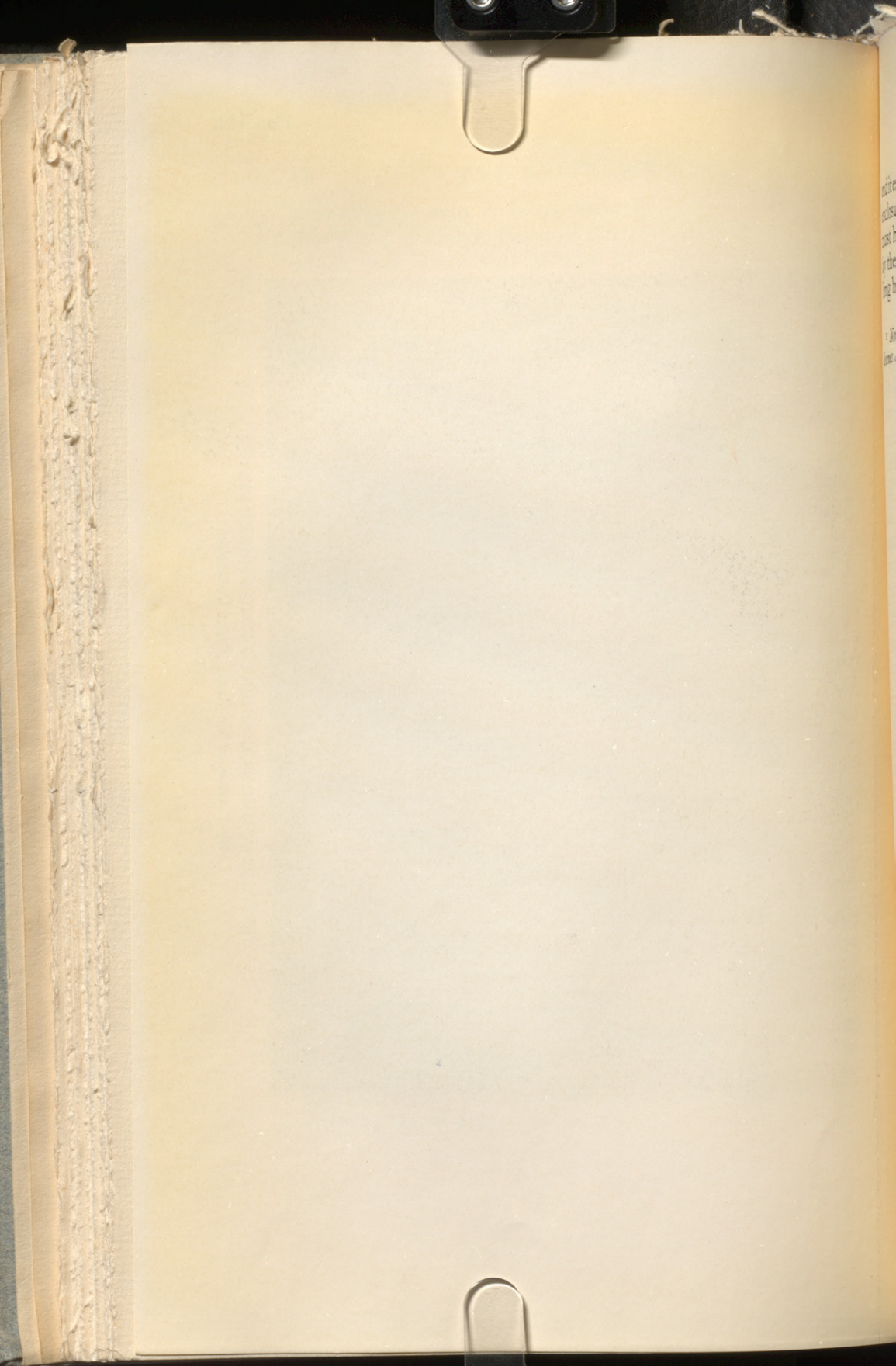
Ever since the return of the said Society from Exeter house the doors of their said House in Doctors Commons have been kept constantly shut up at Night & from time to time Proper Officers at the Expence of the said Society have been and still are kept to attend there and no Ward Watchmen ever enter in the Night season within the Gates of the said House wherein the several Apartments of Your Petitioners are So that Your Petitioners have no benefit by the Watchmen or Bedel provided for the Use and Benefit of the Ward.

Evidently the rebuilt Doctors Commons was an enclosed area, like one of the Inns of Court in miniature;

<sup>1</sup> The petition was read on 30 May, 1738 (City Records, Repertory 142, fo. 380), and, after two adjournments (*ibid.* fos. 387, 404 vo.), the appeal heard on 4 July: '(Mr. Serjeant Urling and Mr. Moreton being of Council with the Petitioners, and Mr. Stracey with the said Deputy and Common Council Men) and after a full hearing and what was alledged on both sides, This Court saw no Cause to Relieve the said Appellants on their said Appeal and doth therefore dismiss the same'. Repertory 142, fo. 417.



DOCTORS COMMONS, CORNER OF KNIGHTRIDER ST., 1854  
By T. Hosmer Shepherd, (Crace Collection)





and it even resembled them in the possession, within that enclosure, of a garden, embellished with trees. These must have been planted soon after the rebuilding, since by the middle of the nineteenth century a rookery had long been established there.<sup>1</sup>

<sup>1</sup> *Notes and Queries*, 3rd series, vi. 7 (2 July 1864); cf. *London Scenes and London People*, by 'Aleph' (1863), p. 248.

#### IV. DOCTORS COMMONS; THE LATER HISTORY OF THE PROPERTY, TO 1858

By E. JEFFRIES DAVIS, F.S.A.

THE Decree of the Fire Judges not only achieved its immediate object, the removal of all obstacles to the rebuilding of Doctors Commons; it settled for more than half a century the relations between the three bodies, the Dean and Chapter of St Paul's, Trinity Hall, and the Society of Doctors, interested in the estate. But the underlying difficulties remained in abeyance; and they could only be removed, or even allayed, by litigation, since not one of the three could yield without an apparent betrayal of its successors. In the next contest, however, 1725-28, and henceforth, the protagonists were the Dean and Chapter on the one hand, the Doctors on the other; Trinity Hall is at first merely a party interested, and disappears in 1768, by the surrender of its lease.<sup>1</sup> The Hall, in fact, could not hope for anything better than the renewal of the arrangements made in 1670. It might well be satisfied with its old rent, less the ground rent payable to St Paul's; for the original benefit which Dr Harvey had conferred upon the Doctors in 1568, by making the medieval mansion habitable for them, had been wiped out by their successors' expense on the rebuilding after the Fire. But St Paul's was the owner of a valuable site for which it was only receiving an annual sum, with the prospect of a small fine on renewal of the lease: both fixed in the middle of the sixteenth century, when money was worth much more, and land in the City very much less. In 1670 the Dean and Chapter, hard hit as they were by

<sup>1</sup> H. E. Malden, *History of Trinity Hall*, p. 107; the point is omitted in Dr Lee's summary of events reprinted below.

the Fire, were not in a position to object to the extension till 1730 of a lease not due to expire till 1716, since compliance would ensure that the whole cost of rebuilding would be met by others. But in 1725, when the question of surrender of the lease for a fresh renewal arose, their successors were prepared to assert their rights as the ground landlords.

We have not seen a copy of the original agreement between St Paul's and Trinity Hall in February 1568; but there is a summary of it, in Ducarel's handwriting, in a MS now in the Guildhall Library,<sup>1</sup> containing (in

<sup>1</sup> No. 1353, fos. 7-9. We have to thank Mr F. R. S. Smith, assistant librarian there, for drawing our attention to this MS, and for other useful references. It is a small quarto, bought in 1900, with the bookplate of Sir Walter Wyndham Burrell, West Grinstead Park, grandson of Sir William Burrell, the learned civilian and Sussex antiquary, who was a fellow-member of Ducarel's at Doctors Commons for many years (see *Dict. Nat. Biog.*). Twelve of its 66 leaves are inserted slips, of various sizes; and there are numerous marginalia, and other indications that its version of the 'Account' is a draft of that to be found both in the Law Society's MS printed above, which was formerly in the library at Doctors Commons, and in MS 958 in the Archbishop's library at Lambeth: e.g. the part about the Benefactors (p. 28 above) precedes the account of the Court of Arches, and there are several statements in the margin or on slips which are embodied in the text of those copies. On the other hand, the Guildhall MS contains additional matter, especially the summary of the lease of 1568, used above. There were two more MSS of the 'Account', one dedicated to Sir George Lee, Dean of the Arches 1751-58, in the library at Hartwell House, Bucks, the family seat of the Lees; see the printed catalogue by W. H. MacAlpine, 1865, pp. 73, 76. In a letter of 1756 cited by J. Nichols, *Literary Anecdotes of the Eighteenth Century* (1812), vi. 401, Ducarel said that he had let the Archbishop of Canterbury and Sir George Lee each have a copy, in folio, of his Account of Doctors Commons, 'which he had ever since greatly improved as to his own copy'. This may have been either the Guildhall MS or that now belonging to the Law Society, which has on the back of the title page memoranda by Ducarel showing that he gave it in 1754 to his friend E. R. Mores, but retrieved it after Mores's death, in 1779. Presumably he either gave or left it to Doctors Commons.

The greater part of each of the three MSS we have seen was written by a copyist; the Guildhall one, however, was not written by

a different hand) his account of the Court of Arches and of the Advocates and their residence, printed above, with various other memoranda about Doctors Commons. One of these<sup>1</sup> continues, in the margin, the statement about Sir Thomas Pope's lease, dated 1555, of Mountjoy House (see above, p. 25), as follows: 'at the yearly rent of £5 for the term of 50 years to commence from Michaelmas 1567 on the expiration of a lease in being': an addition which elucidates many phrases in later documents, though it leaves unsolved the question of Pope's motive for acquiring the lease, more than twelve years in advance. He died in 1559, but Ducarel's summary (which is corroborated by evidence given before the House of Lords in 1728<sup>2</sup>) does not include the name of the person who succeeded to his rights under the lease of 1555. It shows, however, that (1) at some date before 2 February 1567/8 Trinity Hall had obtained that lease, running from Michaelmas 1567 to 1617, but that (presumably in consideration of their sanctioning the transfer) the Dean and Chapter were to receive an extra 8s. annually, besides the £5, during those 50 years<sup>3</sup>; (2) from the expiration of that term, in 1617, they demised to Trinity Hall a further lease for 99 years (i.e. to Michaelmas 1716), at the same total rent, £5. 8s.: in consideration of the great expense the College (Trinity Hall) was to be at in repairing the same and in consideration that the

the same person as Lambeth 958, which is in a different hand, that of the clerk who transcribed Ducarel's collections from the archiepiscopal registers, now B.M. Add. MS 6062.

<sup>1</sup> Fo. 39; cf. Parliamentary Paper of 1859 (see below), p. 4.

<sup>2</sup> See the Case of John Bettesworth and others, Appellants; Dean and Chapter of St Paul's and Master etc. of Trinity Hall, Respondents: in *Reports of Cases in the High Court of Parliament*, 1701-79, by Josiah Brown (1780), iii. 389-401; or in vol. i. 240-50 of Tomlins' edition (1803), or in *The English Reports*, vol. i, *House of Lords* (1900), pp. 541-7. For further details see *Doctors Commons: The Appellants Case*, in the Guildhall Library (Broad-sides, 20, 21). The course of the suit may be traced in the *Lords' Journals*, xxiii. 181-263, *passim*: the Order, 13 May 1728, is on p. 263.

<sup>3</sup> Guildhall MS 1353, fo. 9.

Advocates and Doctors of the Arches in London and others of that Company and Commons, learned men, or graduates of the universities, should therein inhabit.

The College at their own costs to re-edify uphold and maintain the premises for the said two terms with great Timber lead Stone and all things, and to cleanse and floor the "Wid-draughts and Seages" belonging to the said Capital Messuage and other the premises, (and) to pave and make the pavement within the street before and about the said messuage as often as need shall require during the said term of 50 and 99 years.<sup>1</sup>

The Dean and Chapter agreed that during that term Trinity Hall might take down Mountjoy House 'and new build it in such form and fashion as shall be thought most meet for the purpose aforesaid';<sup>2</sup> also 'That if the Master and Fellows of Trinity Hall should at any time during the term of 99 years offer to surrender the lease, the Dean and Chapter should make' to them 'a new lease, for a fine of 20*l.*, for the same number of years, and with the same covenants and conditions'.<sup>3</sup> St Paul's was to be responsible for all quit-rents and other payments due to the Queen and her successors, Trinity Hall for all charges levied by the City authorities.<sup>4</sup> That College also agreed

not to assign this lease to any person other than to the whole Company of Advocates and Doctors of the Arches without consent of the Dean and Chapter in writing. Finally the Master, Fellows and Scholars do covenant with the Dean and Chapter and their Successors that if during the said term of 50 and 99 years the Dean and Chapter or their successors shall need any Counsel or advice in any Cause Matter or Question concerning the Ecclesiastical Laws of this Land the said Advocates or

<sup>1</sup> Guildhall MS 1353, fos. 7 vo., 8. In this and other quotations from that MS Ducarel's spelling has not been followed, except in the case indicated by double quotation marks; it is obviously not that of the original deed.

<sup>2</sup> *Ibid.* fo. 8 vo.

<sup>3</sup> Transcript of this clause in Parliamentary Paper o 1859, p. 5; Ducarel's summary is incomplete.

<sup>4</sup> Guildhall MS, fo. 8 vo.

Doctors of the Arches shall from time to time freely give them their best advice and Counsel therein.<sup>1</sup>

This lease, being dated 1568, was before the Elizabethan enactments restricting the powers of cathedral chapters with regard to leases of their corporate property; the crucial clause, promising renewal in the event of surrender, on payment of a small fine, became illegal under those statutes. Hence the main question at issue in the great lawsuit of 1726-28, when the decision of the Court of Chancery was partly reversed by the House of Lords, was how that legislation affected a prior agreement.

The solution of this problem, obviously looming in the future, had been no concern of the Fire Judges; their Decree merely postponed it for fourteen years by increasing the 46 years still remaining of the 99 (from 1617) to 60, so that the lease would run out in 1730 instead of in 1716. The subsequent proceedings are well summarised in a statement drawn up by Dr John Lee, a member of the College of Advocates, printed in a Parliamentary Paper of 1859.<sup>2</sup> After quoting the clause in the lease of February 1568 concerning surrender and renewal, he remarked:

By this covenant, for a constant renewal on demand, at a fixed fine, it was then apprehended that a perpetuity was agreed for, and would pass; but by 13 Eliz., cap. 10, Deans and Chapters, among other ecclesiastical corporations, became disabled granting leases, other than for three lives or 21 years; and by a subsequent Act of 14 Eliz., cap. 11, the time was enlarged as to leases of houses in any city or town corporate to 40 years.

He then gave the relevant provision of the Fire Decree, and went on:

<sup>1</sup> Guildhall MS 1353, fo. 9.

<sup>2</sup> First Session, House of Commons, No. 16: headed 'College of Advocates (Doctors Commons)'. In vol. xxii of *Accounts and Papers*. For its contents and their dates see below, pp. 85-6.

A lease was accordingly made in 1670, by the Dean and Chapter of St Paul's, to the Master and Fellows of Trinity Hall, for the use of the Society of Doctors for 60 years, which lease expired in 1730. In 1725 the Dean and Chapter having refused to renew on surrender, a bill in Chancery was filed against them by the doctors, praying that the Dean and Chapter might be obliged to grant a new lease for a fine of 20*l.* on the ancient covenants, and with the same clause of renewal, according to the perpetual trust originally intended for them.

In 1726 the cause was heard, and the Lord Chancellor dismissed the bill. This decree was appealed from to the House of Lords; and in 1728 the Lords decreed "That the Dean and Chapter should grant a new lease, on the same trust as the old lease had been granted, for the term of 40 years, that being as long a term as the Dean and Chapter could grant, under the Act of 14 Elizabeth, and a fine of 20*l.*, but without a clause of renewal".

A lease was accordingly granted by the Dean and Chapter, which expired at Michaelmas 1770; but, before the expiration of such lease, the doctors filed a bill in Chancery against the Dean and Chapter, praying that they might be obliged to grant a new lease of the buildings called Doctors' Commons, on the same terms as that lease was granted, which had been directed by the decree of the House of Lords in 1728.

This cause, commenced by the doctors in 1765, was heard in 1767, when the Lord Chancellor dismissed the bill; declaring, that the equity under the original lease was at an end, and that it had in effect been so determined by the House of Lords in 1728, when the clause of renewal was ordered not to be inserted in the lease which the Lords then directed to be made.

By this decree, in 1767, the doctors were deprived of any beneficial interest in their buildings, by their inhabiting of which, on the moderate terms procured for them by the purchase made by Doctor Hervey, they had been enabled for two centuries to continue together as a society; but were now reduced, if they did not quit their place, to renew with the Dean and Chapter in the same manner as other tenants, on a fine imposed by the Dean and Chapter, according to their own estimation of the value of the estate.

The doctors, therefore, in the year 1768, in order to enable themselves to treat with the Dean and Chapter without trustees, obtained a Royal Charter of incorporation, at a very considerable expense; and on the expiration of their lease in 1770, purchased

to themselves a new lease from the Dean and Chapter for a term of 40 years at a fine computed for an estate of the annual value of 500*l.*, which fine, and the expenses attending it, amounted to 4,200*l.*; this sum the society, not having any funds to supply, they were obliged to borrow it by mortgaging the lease, and towards the repayment of such sum they had the assistance of the liberal benefactions of some of their society.

In this situation they were encouraged to apply to the Crown for relief that they might be enabled to purchase from the Dean and Chapter, whose consent to sell had been previously solicited and granted, if an Act of Parliament could be obtained for that purpose, the reversion in fee of the estate, after the expiration of 40 years.

In consequence of a petition for this purpose, presented on behalf of the College of Doctors to the King, his Majesty was graciously pleased, in the year 1782, to grant a royal bounty of 3,000*l.*, to issue out of the droits of Admiralty, for the use of the judges and advocates, exercent in the Ecclesiastical and Admiralty Courts, towards purchasing the perpetuity of the ground and buildings, where the Ecclesiastical and Admiralty Courts are at present held, and where the habitations of the judges and advocates now are, and (they) were thereby enabled, together with the addition of such money as could be spared from their general stock, to complete the term of their holding to 40 years from Michaelmas 1782, by the payment of a fine of 728*l.*

And they were also enabled to enter into an agreement with the Dean and Chapter of St Paul's, thereby engaging to pay them a clear yearly rent of 105*l.*, to be made payable out of the said estate, to the Dean and Chapter, and their successors for ever, in compensation for their conveyance of the freehold and fee-simple of the before-mentioned estate, from the 24th of June next, for ever, to the said College of Doctors, in case such agreement should be confirmed and carried into execution by Parliament.

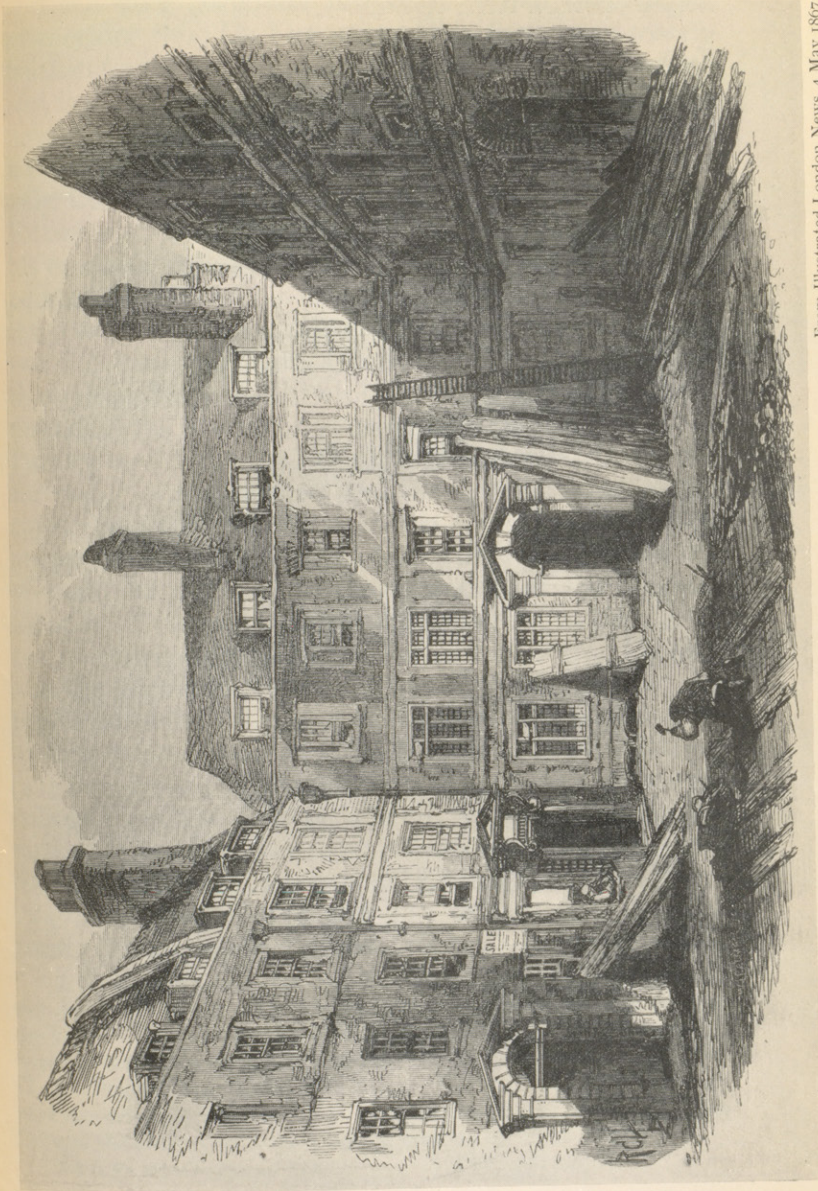
And the said agreement was carried into effect by a private Act of Parliament, 23 Geo. 3. c. 30, of private Acts, in the preamble of which Act it is stated that the object of the Fellows of the College was to procure and secure to themselves a fixed abode, and that the Act was passed for effecting, *inter alia*, such purpose.

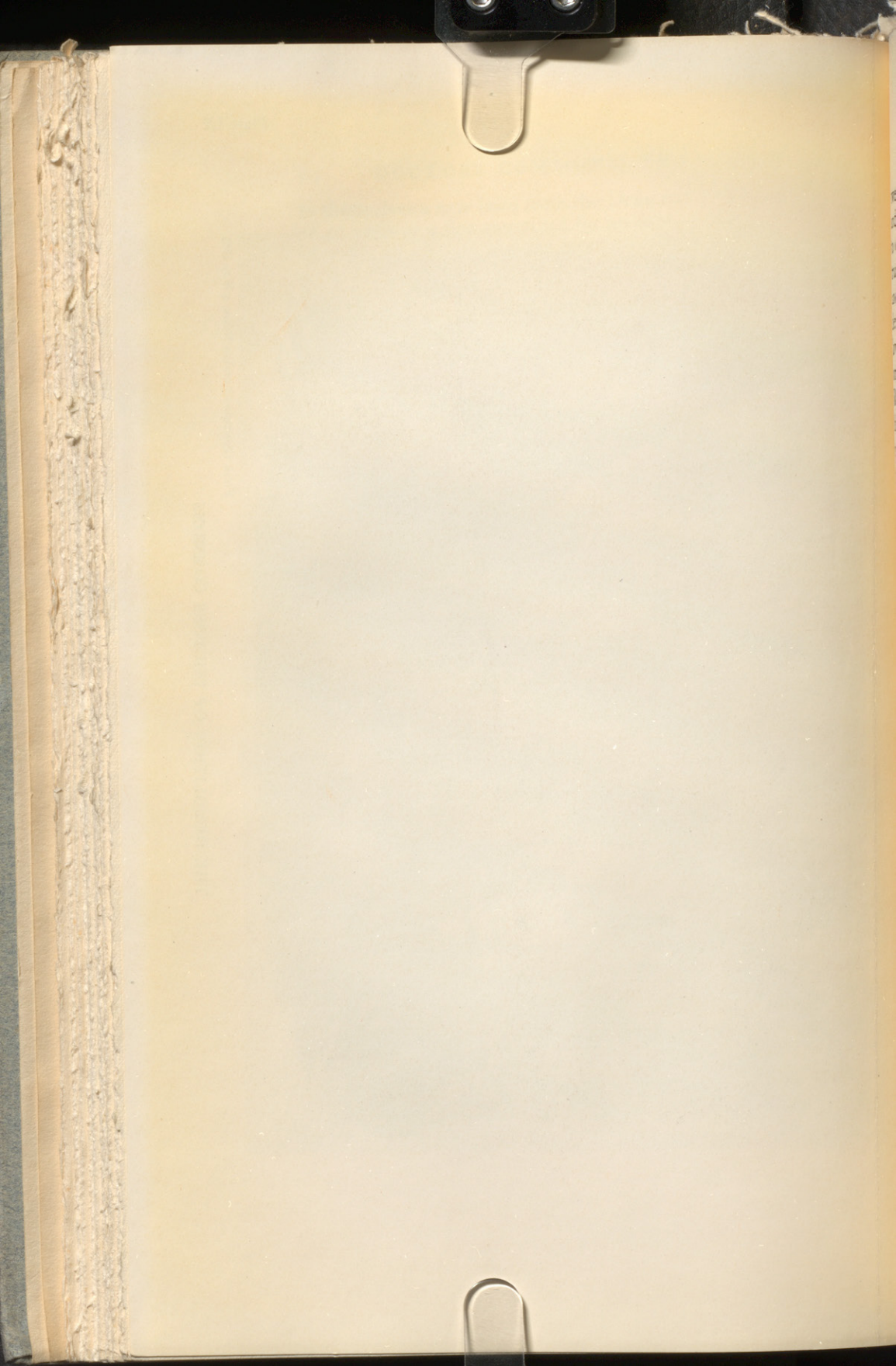
This was the position when the Act of 1857 was passed, §§ 116 and 117 of which gave the Doctors (then



From Illustrated London News, 4 May 1867

THE DEMOLITION OF DOCTORS COMMONS





twenty-six in number<sup>1</sup>) power to surrender their charter and sell their corporate property. When they began to consider this, Dr Lee urged that they were merely trustees for life to their college, as constituted by charter,<sup>2</sup> and that Doctors Commons ought to be preserved, and developed into a foundation available for graduates in law from any university in the United Kingdom (not only Oxford or Cambridge) who desired to study the Roman civil law.<sup>3</sup> Finding himself unable to persuade his covetous colleagues, he appealed to the Visitors appointed by the charter (the Archbishop of Canterbury, the Lord High Chancellor, the Lord Privy Seal, and two Secretaries of State, Home and Foreign), and sent them a long Memorial in which he explained the position, described the proceedings at college meetings held in January and February, 1858, and maintained that the surrender of the charter, and the appropriation of the college property 'by the members thereof to their own proper use and benefit would constitute a palpable breach of trust, be opposed to the intention of the original founders of the said college, and to the spirit, principles and objects contemplated by the said charter'. He also sent the Home Secretary copies of (1) the charter; (2) the 'Case of the College of Advocates', summarising its history, quoted above; (3) his Memorial to the Visitors; (4) a supplement to it recounting the proceedings at two college meetings held in March, when he was finally outvoted; and (5) three draft clauses for a Bill to amend the 'Probates and Letters of Administration Act' of 1857, repealing §§ 116 and 117 of that Act, and ensuring the continuance of the College, enlarged to admit

<sup>1</sup> A list is given in the Parliamentary Paper, p. 7. It is the same as that on p. 16 above, with the exception of J. Maskell (No. 13 was the Porter's Lodge) and the addition of four Doctors who, presumably, were not occupying chambers: the Hon. R. E. Howard, F. Stonestreet, G. E. Hughes, and J. G. Middleton. The only one who seems to have supported Dr Lee was Dr T. H. Tristram (p. 17; cf. p. 10). The Dean of the Arches, Sir John Dodson, died on 27 April 1858.

<sup>2</sup> *Ibid.* p. 10; cf. pp. 11-12.

<sup>3</sup> *Ibid.* pp. 14, 18.

graduates of any university in the United Kingdom. His covering letter appealed to H.M. Government—that of Lord Derby—to remedy ‘the mistakes committed by the late Government’—that of Lord Palmerston, who had resigned on 19 February 1858—‘with reference to the injuries thoughtlessly inflicted on the College of Advocates and the Universities of Oxford and of Cambridge, its allies in the promotion of the study of civil and canon law’. All these documents were printed early in 1859 as a Return to an Address of the House of Commons, 2 August 1858. At that time, however, Parliament and the country were preoccupied with great matters, the pacification of India after the Mutiny, a crisis in Europe, a Reform Bill; and Palmerston returned to power in June 1859. Dr John Lee’s efforts to save Doctors Commons were unavailing, and the Advocates enriched themselves by selling the whole of their corporate property,<sup>1</sup> including the magnificent library,<sup>2</sup> that fundamental equipment of the college he had contemplated. But within half a century his foresight and public spirit were amply vindicated. As the interdependence of the British realms, with their varied systems of jurisprudence, became clearer, as international relations grew more complicated and international law more important, the wisdom of his contention of the need for such a college was revealed. The sale of Doctors Commons involved much more than the destruction of a venerable building; it ruined an institution which might have rendered great services to the British Empire and to the world.

<sup>1</sup> This step was severely criticised in the *Law Magazine*, vol. xiv, 1862.

<sup>2</sup> Cf. *Notes and Queries*, 25 May 1861, p. 404. There are copies of the sale catalogue in the British Museum (Dept. of MSS) which acquired then, or later, the MSS now Add. 24102-7 (cf. R. G. Marsden, *Admiralty Cases*, p. 255), 25040, 25098, 28843; in the Guildhall Library, which bought item 2430 (now its MS 213); and in that of the Law Society, which bought Ducarel’s “Account”, and others.

## V. NEVILL'S COURT, FETTER LANE

*A Commentary on Goslyng's plan (1670) issued by the  
London Topographical Society in 1928*

By WALTER G. BELL, F.S.A.

NEVILL'S COURT is undergoing transition as these lines are being written, in September 1930. 'The Great House', it may be hoped, will be preserved as an example of domestic architecture of the seventeenth century, of which the City to-day has few others to show.<sup>1</sup> The remaining houses on the court have small claims to survival. The City Corporation is about to drive a road 35 feet in width through the length of Nevill's Court.

In that process its character will be wholly transformed, for generations of Londoners have known Nevill's Court as a paved footway nowhere more than 7 feet wide, and in parts constricted to 4 feet. It was entered and left by narrow arches without gates at both ends, forming a convenient by-way by which you could slip through from Fetter Lane to Great New Street<sup>2</sup> and the maze of small lanes beyond where printers congregate. The widening will be at the expense of the open areas on the court's north side, but the homes of humble life opposite cannot be expected to stand for long.

The fascination of Nevill's Court has been that here were the last little gardens attached to little houses in

<sup>1</sup> In *Transactions London and Middlesex Archaeological Society*, New Series, iv, 189, 'Surviving City houses built after the Great Fire', I have described and illustrated those which fall within the period. Some of these, notably 'The Chained Swan' at the Friday-street corner of Cheapside and the old house in Milk-street, Cheapside, have been destroyed since the paper was written in 1919.

<sup>2</sup> It was New Street in Goslyng's own time. 'Only sixteen houses in New Street standing.' (St Bride's Vestry Minutes, 1666, after the Great Fire.)

the City of London. In the modern developments which have changed the area all around this sheltered by-way seemed to have been overlooked and forgotten. I described it twenty years ago, and the words will stand for to-day, though perhaps not for to-morrow:

'The great have left Nevill's Court. No. 10, its "Great House", and all the dwellings are let out in tenements, and it is the poor man who keeps intact for us this fragment of London's older self.

'He keeps, too, collectively, the little gardens which give such character to this City alley—simple gardens before each house, where in the summer hollyhocks and sweet peas bloom, and London Pride, and lines of stock and lobelia make borders for tiny beds. Someone, more ambitious in his gardening, has raised tall sunflowers, their glory nodding at the passer-by along the narrow footway. Old women sit out in chairs, sunning themselves; a dog, chained to his outdoor kennel, lies asleep. Queer little shops line a part of the passage, wherein boots are being cobbled at the sunlit window, or you may buy a paper or fruit. These are the last of London City's gardens. You rub your eyes and wonder. Can this really be the City—this hidden place, where people live their lives, and tend their flowers, and die? It is false that no one dies in the City.'<sup>1</sup>

Till 1911 there were other attractions in a picturesque group of timber-built houses, either late Elizabethan or early Stuart, which filled the north-east corner. They had lath and plaster walls and overhanging upper storeys, and had served as dwellings for three centuries; but they had become no longer decently habitable, and that year had to be pulled down.

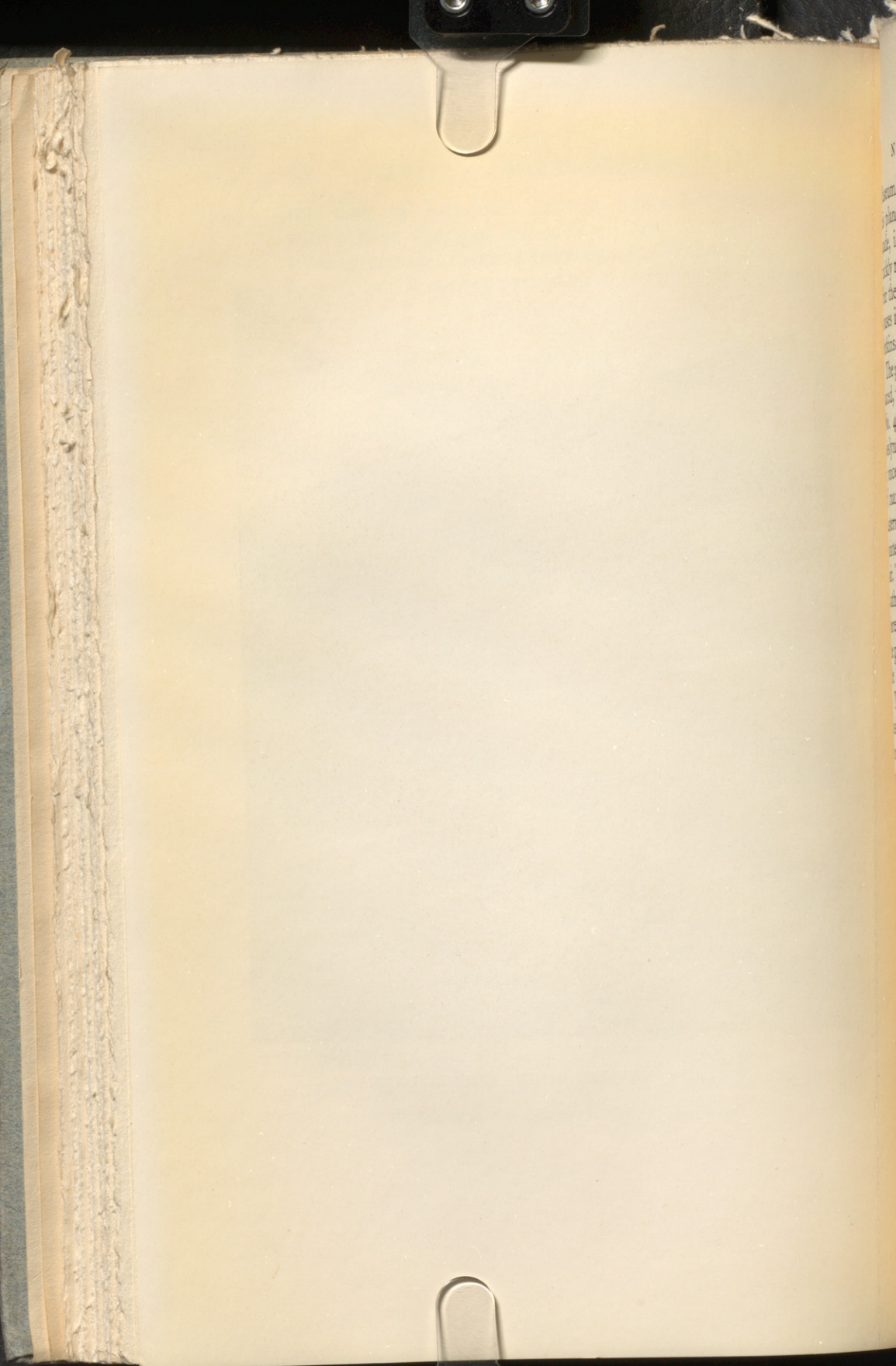
John Goslyng's plan of Nevill's Court—in his day called Nevill's Alley—was published as a supplement by the London Topographical Society in September, 1928. It is in the great Crace Collection at the British

<sup>1</sup> W. G. Bell, *Fleet Street in Seven Centuries*, p. 531.



Collection: F.J.Mankiewicz

Nos. 14 & 15 NEVILL'S COURT, FETTER LANE





Museum, and is dated 1670. What surprises me in this plan, whereon the standing houses are shown in façade, is the evidence it gives that the court was so quickly rebuilt throughout, for that was only four years after the Great Fire of London. The group of pre-Fire houses is clearly indicated in the plot marked 'Edward Potkins Esqr.', and in Stephen Mundy's adjoining plot.

The group is well shown in the photograph here reproduced, which is from the Collection of F. J. Mankiewicz (No. 42, p. 27, London Museum). By comparing Goslyng's drawing with the photograph it will be seen at once how accurate he has been, even to the extent of marking in broken lines the straight roof of the easternmost house which in his time replaced the earlier pointed roof—the type retained till the last in the other pair. The Great Fire burnt along Nevill's Court on the south side, consuming most, if not all, of the buildings there; the group of timber-framed houses was saved by the presence of their deep gardens in front, across which the flames did not reach.

The 'Great House', No. 10 in Nevill's Court, is also easily to be recognised in Goslyng's drawing. It stands on the plot marked 'Peter Burrowes Esq.' Its date, so far as I know, had not before Goslyng's plan was disclosed been ascertained, and it was generally attributed to 'the second half of the seventeenth century'. Its inclusion indicates that it must have been built immediately after the Great Fire—the large house of a merchant of some importance. The façade with its storeys each showing seven windows, save on the ground floor where the entrance door occupies the central space, is to-day the same, but the roof with its deep eaves and many windows is different, and no doubt the surmise made by the Royal Commission on Historical Monuments<sup>1</sup> is right, that here there has been reconstruction. The Moravian Society acquired 'the Great

<sup>1</sup> In *London*, vol. iv, *The City*, p. 164.

House' in 1744. It was for many years used as their mission home and minister's house, and notable residents have included Henry 55th Count Reuss and the Rev. C. J. la Trobe, the father of Charles la Trobe, who was born there and became the first Governor of the Colony of Victoria.

It is difficult in these days to have access to the old house, as different families in residence occupy floors and rooms. At times it has suffered at the hands of careless tenants, but much remains to recall the seventeenth century. The original staircase stands, with straight strings, turned balusters and square newels. Ceiling beams continue to be exposed on the ground-floor rooms. Above, in two rooms, the panelling remains, plain in character, with moulded dado-rails, cornices, and fireplace surrounds. It will have been a very pleasant house when in the hands of a well-to-do City merchant who could keep it in condition and furnished with good taste. Note the still pretty timber porch, its moulded hood resting upon two columns with moulded capitals.

The adjoining houses eastward, Nos. 11 and 12 ('Stephen Mellechapp' in Goslyng's drawing), are of the same date, though patching and repair on the front make them look more recent. They, too, are at once recognised, the chief change since Goslyng drew them being that the third narrow window on each floor has been bricked up, leaving marks of this work. Both have their original staircases, and some of the panelling survives.

All these houses carry on their exteriors the characteristic string course, or band, of protruding brick between the storeys.

Another house of this period is No. 5, on the north side, four storeys in height, but it has been much disfigured and the upper part rebuilt. An original staircase and some remaining panelling testify to its importance in an earlier day.

It may be presumed that the City Corporation, which is properly conservative in such matters, will retain the old associations with the Nevill family and continue to call the widened thoroughfare Nevill's Court. Ralph Nevill, Bishop of Chichester from 1222 to 1244, owned property in Chancery Lane, and is commemorated in Chichester Rents near-by. Probably from him the name derives; there have been other Nevills of distinction.

'Nevill's Court' as the title has had little more than a century and a quarter's use; it was Nevill's Alley in John Goslyng's time and before. It may be worth while to recall, while the houses stand, that at No. 11 lived Mr Keir Hardie, M.P., so intimately associated with the formation of the Parliamentary Labour Party; and Miss Christabel Pankhurst, a militant figure in the fight for the women's vote, lived for a time in Nevill's Court.

VI. PARTICULARS OF PROPERTIES IN THE CITY OF LONDON BELONGING TO ST JOHN'S COLLEGE, OXFORD

Communicated by the REV. H. E. SALTER,  
F.B.A.

IN 1566 Sir Thomas White left to St John's College at Oxford the tenements he possessed in London, and in Clode's *Early History of the Merchant Taylors Company*<sup>1</sup> is a list of about thirty properties with a note that when they were sold they realised £3634. In the first volume of the College Register are records of the sale of eighteen properties, the total receipts being £3634. It is clear therefore that the properties are identical, though it is not always easy to assign the entries in the list of 1566 to the purchasers given in the College Register.

Some assistance is obtained from the five successive wills that Sir Thomas White made between 1557 and 1566. In the following notes, the transcripts of the will of 24 Dec. 1558, and of the final will of 8 Nov. 1566,<sup>2</sup> at St John's College, have been quoted where necessary. Certain deeds in the possession of St John's, which carry the history of some of the properties to an earlier date, are printed at the end.

1. 101. [1] Dec. 9, 1572; Robert Withing vintner to have the preference in the purchase of our tenements in Maidenhead Alley, on condition that he grants George Bucke some convenient place for a warehouse.

<sup>1</sup> Vol. ii. p. 194. Mr H. L. Hopkinson has kindly collated the extracts from Clode and has identified three of the properties.

<sup>2</sup> P.C.C., 36 Stonard.

June 5, 1573; Robert Wythen vintner for £400<sup>1. 113.</sup> purchases the messuage known by the name of Maydenhed, now commonly called Maydenhed Alley, near Thames St. in the parish of St. Martin Orgar, sometime in the tenure of John Johnson, alias Jenkens, sometime parcel of the monastery of our Lady and St. Margaret of Dertford; it is in the occupation of Richard Ellys, Thomas Turner, John Ellys, John Flap, George Bucke, George Lawson, Andrew Hilary, John Pulliner, Edward Richardson, William Hake, Elizabeth Hillar, Andrew Dancaster.

Clode's list includes thirteen small tenements and one shop in Macklin Head (*sic*) Alley, Thames St; held by Flokes [*sic*] at a rent of £9. 10. 0.

The will of 1558 gives the thirteen small tenements in Maydenhed Alie and one shop at the Alye gate under the tenement of Will. Draiton, the tenant being John Flapes, haberdasher. The will of 1566 reads Fratton for Draiton, and Flokes for Flapes.

[2] Oct. 1, 1573; Thomas Northroppe citizen and clothworker and Phillip his wife for £64 buy a messuage<sup>1</sup> now in their tenure being in the parish of St. Bennet Finke in Brode Street ward nigh unto the Merchant Tailors' hall on the east, over against St. Anthonie's on the N., abutting S. upon the sign or inne called The Cock.<sup>1. 131.</sup>

Clode's list includes a messuage let to Thomas Pistropp [*sic*] at £1. 12. 0. For the adjoining houses see No. 12 below.

[3] Nov. 27, 1572; Henry Fisher, clothworker, to have the preference in the sale of three tenements in Basing Haule which he holds by lease.<sup>1. 97.</sup>

Oct. 1, 1573; Henry Fisher, citizen and clothworker, and Anne his wife for £100 buy two mes-<sup>1. 122.</sup>

<sup>1</sup> Part of the Midland Bank premises at the corner of Finch Lane and Threadneedle Street, recently purchased by the Merchant Taylors' Company.

suages (except one entree and the soil thereof under the gate house late in the occupation of the said Henry leading to a little yard) with a little house on the back side, now in the occupations of Henry Fisher, Thomas Brand scrivener and Robert Covert marchant tailor, citizens of London, in the parish of St. Michael in Basshawe on the south side of Blackwell Hall; which messuages were late the inheritance of Sir Thomas White.

Clode's list gives two messuages, warehouses and sheds let to Coxon, William Newington and John Clarke at £6. 13. 4. The will of 1566 details the following properties which make up this rental: A message and warehouse in the parish of St Michael now in the tenure of Mr Coxon, seler, and all the rest of the sealers, £3; a house and 2 warehouses and a little yard in the said parish (Will. Newington, mercer) 40s.; one shed or penthouse there (Will. Newington), 13s. 4d.; and one message there (John Clarke), 20s. Part of this property including the 'Sealer's Office' was bought by the City authorities (see No. 6 below), and the residue represents no doubt Fisher's purchase. 'Blackwell Hall' or Bakewell Hall, is the wool market near Guildhall.

1. 97. [4] Nov. 26, 1572; John Davenan merchant tailor to have the preferment in the sale of two tenements in Bowe Lane wherein Adams and Peele do dwell together with that portion which he himself hath there, and the shade or kittchen, reserving the lights unto Corbett.
1. 128. Oct. 20, 1573; John Davnant the elder, citizen and merchant tailor of London, for £310 buys three messuages now in the occupation of John Rine merchant tailor, Nicholas Pile merchant tailor, Henry Addams clothworker and of the said John Davnant in Hosier Lane alias Bow Lane, having Bow Lane E., the messuages in the occupation of Robert Cob girdler, Arthur Henst draper, Thomas Mathew merchant tailor and John Davnant S., the message or inn called The Starre in Bredstrete now in the

tenure of Nicholas Braiford W., and messuages in the tenure of Edmund Gresham mercer, William Philips merchant tailor, John Wiat mercer and John Scot merchant tailor N.

In 1566 three tenements were held by Henry Adam, rent £13, and one by Thomas Fox, rent £4.

Clode's list includes a messuage let to Thomas Fox at £4 and two messuages, a workhouse and chambers let to Henry Adams at £13, all in Bow Lane. In the wills of 1558 and 1566 the holdings of Adams are particularised: a messuage (Henry Adams) £5. 10. 0.; another (Adams, late Alex. Peele, merchant taylor), £5. 10. 0.; and a warehouse with a chamber adjacent to the latter (Will. Lughier, merchant taylor), 40s. John Davenant replaces the last tenant in the 1566 will.

[5] Oct. 20, 1573; Peter Baker, citizen and writer of the Courte letter of the city of London, and Elizabeth his wife for £200 buy two messuages in Hosyer Lane alias Bow Lane in the parish of our ladie St. Marye at Bowe, late in the occupations of Robert Bogas merchant tailor, Thomas Campion grocer, citizens of London, and Sir Thomas White knight, and is now in the tenure of John Draper gent. by virtue of a lease of the premises which was granted Mar. 16, 29 Hen. VIII by Joan Fan, prioress of the late dissolved monastery of Dartford, to Robert Bogas for 60 years at a rent of £5. 9. 8., which lease passed into the possession first of Peter Baker and then of John Draper; the freehold was the inheritance of Sir Thomas White; the occupants now are Robert Cobbe girdler and William Bere grocer; the tenements are inclosed by brick walls N., S., and W.; on the E. is Hosyer Lane. i. 120.

Clode's list includes two messuages with shops and workhouse in Bow Lane let to Peter Baker scrivener, at £5. 9. 8.

[6] Oct. 20, 1573; William Lambe citizen and cloth-worker of London for £200 buys all those messuages, i. 126.

lands, tenements, yards, warehouses and other appurtenances lying in the parishes of St. Michael in Basseshawe and St. Laurence in the old Jury now or late in the tenures of Elizabeth Shepphearde widow and Stephen French citizen and merchant tailor of London; and one other tenement or warehouse in the parish of St. Laurence in the old Jury now or late in the tenures of Thomas Wurliche, Henry Richards, Richard Nichollson and Richard Adams alnegers of the said city and one yard before their tenements and lying within the gatehouse now or late in the tenure of Henry Fisher with free entry under the said gatehouse.

In a list of the 12 June 1590 is the following entry: 'The City of London did purchase in Mr Lambe's name the houses in Bassingshaw called the Sealers Office'. The Ulnagers or Alnagers were officials appointed to enforce the regulations regarding the manufacture and sale of cloth, which could not be sold unless it bore the Ulnager's seal. The reference to the 'Sealers' Office' in Sir Thomas White's will has been given in No. 3 (*supra*). The adjoining woolmarket Bakewell Hall has already been mentioned. Beside the properties in the parishes of St Michael and St Laurence in No. 3, there is one messuage given in the will of 1558 as tenanted by William Sheppard, rent 19s. 6d.

- I. 117. [7] Oct. 22, 1573; Richard Atkinson, citizen of London, cutler, for £160 purchases two messuages with shops in the parish of St. Bride's near Fleet St., occupied by the said Richard and by William Roberts sadler, in the ward of Farringdon without Ludgate, abutting upon Poppinge Alley on the west and north part, a tenement late in the tenure of Laurence Dixon, now of Thomas Colwell in the east, the high street on the south. Sir Thomas White had granted to Richard Atkinson and Isabell his wife a lease of the two messuages for 23 years on April 27, 1562.

Clode's list includes two messuages in Popinjay Alley, Fleet St., one at £3. 15. 0, and another, a 'little house', let to Camlet at £1.



The will of 1558 gives one messuage in Popinjay Alley occupied by Thomas Warner, vintner, rent £3. 15. 0, and that of 1566 adds 'a little house in Popinjay Alley wherein none dwelleth, to be reserved for the President and Scollers'—the rent 20s.

[8] Jan. 28, 157 $\frac{3}{4}$ ; a lease to John Wolley esq., I. 135.  
secretary to the Queen for the Latin tongue, for a fine of 100 marks, of a messuage sometime in the tenure of William Burde mercer, afterwards of William Boxe grocer and alderman of London, now of Richard Pipe draper and alderman of London, being in Aldermary churchyard, between the messuage now in the tenure of Francis Robinson grocer E., the messuage of Edward Lea merchant tailor and Aldermary churchyard N., the messuages in the tenure of John Blunt clothworker and Margaret Helligrave widow W., the street called Turnebase lane S.; for 21 years; rent £20.

May 16, 1574; John Wolley has licence to sublet I. 140.  
his house to Richard Pipe.

Aug. 16, 1584; the College determine to sell the I. 234.  
house occupied by Sir Richard Pype for 1000 marks or £600.

Nov. 20, 1584; Richard May, merchant tailor, & I. 235.  
Mary his wife for £600 buy the great messuage sometime in the tenure of George Robinson mercer, now in the tenure of John Wollie esq., secretary to the Queen's Majesty for the Latin tongue, in the parish of Aldermary, Francis Robinson grocer E., Jasper Lamberd mercer and Aldermary churchyard N., John Blunt and Margaret Helligrave W., Turnebase Lane S.; it formerly belonged to the Charterhouse.

Clode's list includes a messuage or mansion in Aldermarie let to William Burce [*sic*] at £6. 13. 4, but this probably represents only a part of the house which was at one time

the residence of Sir Thomas White himself. In a note of 12 June 1590 it is stated that Mr May paid £600 'for the house where the Founder dwelt'. Details of the earlier deeds in the possession of St John's College respecting this property are given on page 105 *infra*. Richard May bequeathed the funds for rebuilding the great cloth market, Bakewell Hall—the Blackwell Hall mentioned in No. 3 *supra*.

- i. 137. [9] Oct. 31, 1574; John Tucker, citizen and pewterer of London, and Elizabeth his wife for £80 buy a messuage now in their occupation in the parish of St. Lawrence in the Old Jury, late in the tenure of Thomas Kene blacksmith deceased, abutting upon Catteten St. S., a messuage of the College in the tenure of Raffé Conyers mercer W. and N., and the messuage of Thomas Ramsey and the messuage of — Capell now in the tenure of Robert Wilkinson E.; it is held in socage as may be found by an office taken 7 July 10 Eliz. after the death of Sir Thomas White.

Clode's list includes a messuage in St Laurence's parish let to Thomas King [*sic*] at £3. 6. 8. The tenant is given as Tho. Keene in the will of 1558, and King in that of 1566.

- i. 165. [10] June 20, 1578; Thomas Tatton of London haberdasher for £250 buys a messuage with cellars, vaults &c. adjoining the house of John Bodley citizen and [ ]<sup>2</sup> of London in Maidenhead lane in the parish of St. Michael Paternoster, commonly called Whittingdon College, in the ward of the Vintrie, now in the tenure of Robert Chenney citizen and silkweaver of London, and the vault commonly called the Black Vault under the warehouse gate and entry of the tenement of John Bodley and under the forepart of the foresaid tenement of Robert Chenney, late in the tenure of Barnaby Fylde; all of which was the inheritance of Sir Thomas White, and sometime parcel of the possessions of Henrie Marques Dorcett,

<sup>1</sup> See also *London Topog. Record*, x. 50.

<sup>2</sup> Described as *merchant and skinner*.

lorde Fennys of Growbie [*recte* Ferrers of Groby]; 'except all glasse, wainscote, frames, portalles, windows, implements of houshoulde, seelings or any other like thinge'. The premises are now let for £9.

Clode's list includes a cellar let to Robert Warner, at £4, and a tenement let to Cheny-fysk [*sic*] at £5, both in States [*sic*] Inn, Maiden Lane.

The house is described in the will of 1558 as adjacent to the Great House (namely Scales Inn) and tenanted by Robert Chaney, silkweaver. In the will of 1566 the tenant's name and calling have been perverted to 'Cheneyfilk', which Clode apparently interpreted as above. The cellar is described in 1558 as late Robert Warner, now Ric. Westersoulde, vintner. For Scales Inn see *infra*, pp. 105, 107.

[11] Mar. 14, 15 $\frac{7}{8}$  $\frac{0}{0}$ ; Francis Greene citizen and butcher of London and Alice his wife for £150 buy a messuage sometime in the tenure of Robert Liverseye butcher and afterward in the tenure of John Harneys, known by the sign of the White Harte, and late in the tenure of widow Playfoote and now or late in the tenure of Robert Marshall butcher, being in the parish of St. Nicholas in the fleshe shambles, now being the parish of Christ Church, late the property of the monastery of St. Bartholomew in Smithfield; which messuage, among other, one William Hoore and Agnes his wife bought of John Cocke of Braxborne in Herts esq. and John Thurgood, they having bought it of king Henry VIII by Letters Patent of 24 September 37 Hen. VIII; on the death of William Hoore and Annis his wife the property descended to John Stanford draper & Elizabeth his wife, daughter and heir to William Hoore, minstrell; and from them it was bought by Thomas White on 17 Oct. 6 Ed. VI. i. 178.

Clode's list includes 'The Whitehart', St Nicholas Shambles, Christchurch, let to Percivale, at £5.

The wills of 1558 and 1566 give the tenant as Thomas Percivale, butcher, and a later note (before May 1574) gives Robert Marshall.

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- i. 183. [12] April 19, 1580; William Harcotte of London grocer for £140 buys a corner messuage sometime in the tenure of Robert Molton, and late in the tenure of Edward Plommer clotheworker, after in the tenure of Henrie Dighton, now or late in the tenure of Thomas Spearte, being in the parish of St. Benedict near St. Anthonie's, formerly part of the possessions of the Augustine Friers; which messuage was among other things bought of the king by Cyriacke Pettitt gent. by Letters Patent of 5 Sept. 36 Hen. VIII, and bought of Cyriacke by Thomas White, alderman of London, on 20 Sept. 36 Hen. VIII and enrolled in the Hustengs court. A lease for 21 years was granted to Edward Plommer by Sir Thomas White on 1 Feb. 156 $\frac{2}{3}$ .

Clode's list includes two tenements let to Thomas Stacey, in Finch Lane at £2. 0. 0. In the will of 1558 they are described as adjacent to Northroppe's messuage (see No. 2, *supra*) and in the occupation of Thomas Stacie, mercer.

- i. 237. [13] Nov. 20, 1584; John Dunscombe citizen and merchant-tailor of London & Joan his wife for £160 buy two messuages sometime in the several tenures of Mathew Sherpe and Joan Tailor widow, now of widow Axon and Richard Powell wax-chandler, in the parish of St. Thomas the Apostle, between the tenement now in the occupation of William Harrison merchant tailor E., the tenement now in the occupation of Thomas Myles merchant tailor W., the churchyard of St. Thomas the apostle and the church land there S., a lane called Turnebase Lane N., sometime pertaining to the late house of Acon now dissolved. There is a lease with some years to run made by the prior of the dissolved house of Acon to Robert Sawnder, at a rent of £4.

Clode's list includes two messuages in Farnban Lane [*sic*], St Thomas Apostle, let to Miss Coxam [*sic*] and Thomas Hanson, at £4. 3. 6. The will of 1558 gives the tenants as

Mathew Sharpe and Thomas Hudson, clotheworkers, and that of 1566 as Mrs Axen, widow and Thomas Hanson, clotheworker. A note in the College records (before May 1574) records: Margaret Axton as assign of William Tucker holds two messuages, one in her own tenure and one in the tenure of Mr Field; also Thomas Hudson as assign of William Tucker holdeth a tenement; rent £4.

[14] Oct 1, 1590; Richard Siberie citizen and chaundler of London for £150 buys five messuages and six cottages sometime in the tenures of John Leedes painter stainer, Anne Graunt widow, Robert Wood, — Saunder waterbearer and the said Richard, now in the tenures of James Carter, Thomas Flood, Marke Byrd, John Graund, Thomas Watson, Patrick Welshe, Jefery Burgen, William Osborne, Richard Balie, Robert Hawkins, John Sofar, and Thomas Burneyard in the parish of St. Andrew in the ward of Castle Baynard, on the S. side of the Queen's wardrobe, on the N. side of the tenement late the lands of Edmund Hill draper, on the E. side of the passage or lane lying N. & S. along by the east church wall of the church of St. Andrew, on the W. side of the street leading N. & S. commonly called Addling hill and of the tenement there in the occupation of Robert Lawson, Robert Tayler and Dr Skevington, doctor of civil law. There is a lease with some years to run made by Sir Thomas White to the said Richard Siberie at the rent of £5. 12. 8. i. 282.

Clode's list includes a mansion house, tenements and gardens, melting house and stable in St Andrew's, Wardrobe, let to Richard Swire [*sic*], at £5. 12. 8. The will of 1558 describes the property as a mansion house with nine other tenements adjacent and a garden, a melting house, a stable and a shed. The tenant's name is Ric. Severie, tallowchandler, spelt in the will of 1566 'Siberie'.

The house apparently went by the name of Bonville Place (see document of 1550, *infra*, p. 107).

1. 255. [15] Mar. 25, 29 Eliz., a lease to Thomas Page citizen and grocer of a tenement being parcel of the Leadenporche and a house in the backside of the tenement wherein did sometime stand a mill, over against Yremonger lane in the parish of St. Lawrence in the Old Jurie, now in the tenure of the said Thomas, with free ingress as well by the ways now accustomed, as by & through the yard & gate of the Leadenporche opening to the street leading to Basinghall; for 31 years; rent £4; fine £10.

1. 290. Oct. 29, 32 Eliz., 1590; John Budley merchant and skynner of London for £103. 6. 8 buys the house described above, held by a lease for diverse years to come. Also a house, heretofore demised by Sir Thomas White to Hugh Purke citizen & cowper of London by a lease for diverse years to come in the parish of St. Michael's in Bassingeshawe near Blackwell Hall.

Clode's list includes a messuage let to Ralph Pinder, at £4, and one in Basing Lane [*sic*] to John Hollyland, at £4.

The first house is apparently that mentioned in the will of 1558 as tenanted by Rauf Pinder, grosser, and more particularly described elsewhere in the College records as a tenement with sellers, warehouses etc. parcel of the Leadenporch, granted by Sir Thomas White by indenture 20 Nov. 1 & 2 Phil. and Mary, for 41 years from 24 June 1558 to Ralph Pynder, who granted his term to Ralph Conyers, with right of entry through the great gate of Leadenporch to the Street called Bassingshale, rent £4. The second house may be the messuage with a shop at Bassinghawe, mentioned in the will of 1558 as tenanted by John Holilonde, dier. The rent, at that time, £7. 13. 4 had been reduced in 1566 to £4. It will be observed the house was near Bakewell (Blackwell) Hall and was no doubt part of the property referred to in Nos. 3 and 6, *supra*.

1. 211. [16] May 20, 1582; Mr Pennington fishmonger shall have a lease of Richard Neue's house in New Fishstreet, London for 31 years, on condition that he spends £30 on repairs.

Sept. 29, 1582; William Berblock of London <sup>1. 219.</sup>  
 goldsmith has a lease of a house in the parish of  
 St. Margaret in New Fishstreet, late occupied by  
 Richard Neaue fishmonger deceased; for 31 years;  
 rent £4; he is to spend £30 on repairs. It contains  
 'one lyghtell seller, one shoppe, one lyttle roome  
 behinde the same shoppe, one hall and one butterie  
 over the same, one chamber and one cytchen over the  
 same hall and two garrets over the same chamber  
 and cytchen'. He is given leave to alienate or sublet.

Nov. 2, 1590; John Edmonds & James Gardyner, <sup>1. 296.</sup>  
 citizens & fishmongers of London, for £80 buy a  
 messuage and a shop under part of the messuage, late  
 in the tenure of Richard Neve citizeon and fish-  
 monger deceased, now of William Bereblock, in the  
 parish of St. Margaret in Bridge Street.

Clode's list includes a shop, with house over, in St. Margaret's  
 Fish St. let to Richard Ness [*sic*] at £4.

This is described in the will of 1558 as a shop and a house  
 over the same, which jettithe over two shoppes more, and the  
 name of the tenant is given as Ric. New, fishemonger. In  
 the will of 1566 the name is written Nesse.

[17] Nov. 12, 1590; Hugh Henley citizen and mer- <sup>1. 295.</sup>  
 chant tailor of London for £200 buys a messuage<sup>1</sup> in  
 the parish of our Ladie Aldermarie in the ward of  
 Cordwayner Strete, now in the tenure of Thomas  
 Fletcher citizen & merchant tailor, wherein one  
 Robert Meredith late citizen & clothworker of  
 London did dwell, and was afterwards demised by  
 Sir Thomas White to William Chambers, citizen and  
 haberdassher of London, in Bow Lane, and since  
 then has been new builded by William Chambers; it  
 contains a seller, shoppe & a warehouse over the

<sup>1</sup> Now No. 14 Bow Lane and still owned by the Merchant  
 Taylors' Company. It was purchased in the name of Hugh Henley  
 (Master).

same, a ketchin & a hall & over that two chambers over the hall, three little chambers over those two chambers and one garret over the same. Also a messuage<sup>1</sup> in the parish of our Ladie Aldermarie, in the tenure of John Warter, citizen & merchant tailor, which was demised by Sir Thomas White and Joan his wife to John Brogden citizen and merchant tailor, and contains one shoppe.

Clode's list includes a messuage against St Mary Aldermanbury, Bow Lane, let to William Chambers at £4. 13. 4 and a messuage and two Shops in St Lady Aldermanbury let to John Blayden [*sic*] at £7. There is a note in the College records that Thomas Fletcher as assign of William Fletcher holdeth by indenture of 5 Oct. 1558, 5 & 6 Phil. and Mary, a piece of ground newly builded, for 80 years. The tenant is given in the will of 1558 as William Chambers.

The second house appears in the will of 1558 as tenanted by Thomas Crackingethorpe and in 1566 as John Bragden. A later note records that George Heaton, in right of his wife, late the wife of John Bragdon, by indenture 29 May 1561, under the hand of Sir Thomas White holds the messuage for 80 years; rent £7. An earlier deed respecting the house is printed *infra*, on p. 106.

- I. 210. [18] May 18, 1582; it is agreed that Mr Bodley of London merchant shall have a lease of James Wilson's house near unto Mr Bodley's in Mayden Lane for so many years as he hath in his old lease of his newe house, on condition that he repairs the house before Michaelmas and to keep it sufficiently repaired from time to time and to content the now tenant or to suffer hym to dwell there still, paying the rent provided (*see* Clode, *op. cit.* ii. 193).

- I. 222. Oct. 1, 1583; a lease to John Bodleigh merchant of a messuage in the parish of St. Michael Pater-noster near Whittington College adjoining to the

<sup>1</sup> Now 73 Watling Street and still owned by the Merchant Taylors' Company.



great messuage of the President and Scholars wherein John Bodley dwells; for 30 years; rent 20s. It contains 'a hall workhouse, one chamber within that, and one chamber directly over the same chamber, and one house of office, all which rooms are directly situated over a certain warehouse now in the tenure of John Bodley and over a great vawte now in the tenure of Thomas Tatton, which said vawte lyeth under the said warehouse'. The tenant will keep the tenement in repair; he has power to alienate his lease or sublet.

Nov. 16, 32 Eliz., 1590; John Bodley merchant r. 292.  
for £286. 13. 4 buys a capital messuage called Scales Inne in Maiden Lane in the parish of St. Michael Paternoster, now in the occupation of John Bodley; also the tenement next adjoining on the east side, sometime in the tenure of Robert Albert deceased, now of John Hitchcokk clothier, and the rooms and chambers wherein James Wilson joiner deceased lately dwelt, now in the occupation of Joan White widow.

Clode's list includes a great messuage and two messuages let to Robert Abbott at £13. 6. 8, and a tenement let to James Wilson in States [*sic*] Inn, Maiden Lane, St Michael, at £1.

Earlier deeds relating to Scales Inn are given *infra*, p. 107. For another house adjoining it and the vaults beneath see *supra*, No. 10.

SOME EARLIER DEEDS IN THE POSSESSION OF  
ST JOHN'S COLLEGE, OXFORD, RELATING TO  
CERTAIN OF THE FOREGOING PROPERTIES

No. 8. *The house near St Mary Aldermary 'where the Founder dwelt'.*

A deed of 28 Nov. 1556 reciting that William Trafford, late prior of the Carthusians, on 20 March 28 Hen. VIII granted to George Robinson mercer a

lease for 40 years of their great messuage in Aldermarj parish, late in the tenure of John Baker esquier, the King's Majesty's attorney, at the rent of £6. 13. 4, and that Joan Robinson widow on 30 Jan. 36 Hen. VIII sold the lease to William Grey of London gent., who sold it to William Dunne, and he on 21 May 1 Ed. VI sold it to Thomas White, who now for a sum of money sells it to William How ironmonger.

Another deed, which has no date except that it is of 3 & 4 Phil. & Mary (i.e. before 5 July 1557), records that William How for a sum of money transfers his interest to Sir Thomas White.

A third deed is a copy of Letters Patent of 5 March, 3 and 4 Phil. & Mary, reciting that by Letters Patent of 20 July 34 Hen. VIII, the King granted to Richard Dautesey Esq. and Mary his wife a large messuage in the parish of Aldermarj, late parcel of the possessions of the Carthusians, late in the tenure of George Robinson mercer, and then in the tenure of his executors, together with another mess. in the same parish, also the property of the Carthusians, once in the tenure of Thomas Appulforth and afterwards of Edward Ley, merchant tayler, to be held by the said Richard & Mary for their lives free of rent, and as they are now both dead for the sum of £280 paid by Sir Thomas White and Edward Ley the King and Queen grant them the reversion of the two messuages, of which the great house is in the possession of Sir Thomas White and the other of Edward Ley.

*No. 17, the second purchase, now 73 Watling St.*

A deed of 28 Sept. 36 Hen. VIII by which John Pope and Anthony Foster of London gents. grant to Thomas White a messuage and tenement in the parish of Aldermari, late in the tenure of Thomas Crakynthorp, formerly belonging to the College of Acon,

which they had obtained by Letters Patent of 26 Sept. 36 Hen. VIII.

*No. 18. Scales Inn and adjoining property.*

1 Mar. 1 Ed. VI John Pynder mercer and Ralf Pynder grocer grant to William Rastell of London and Wenefrede Rastell all their right in a capital messuage called Scales Inn in Medelane in the parish of St. Michael called Whittington College; also in a messuage in the same parish late in the tenure of Thomas Smith mercer; also in two meses or tenements in the said parish now in the tenure of Roger Eston and Rowland Hebson; and in a long cellar called the Black Vawte; all which messuages are part of Scales Inn, abutting on the house of Edmund Cockerell grocer E., the college called St. James Comens<sup>r</sup> W., the house now in the tenure of Oliver Leder one of the six clerks of Chancery N. and Medelane S.; which premises Henry Marques Dorset on 20 Feb. 32 Hen. VIII dimised to Thomas Dunne merchant for 30 years at the rent of £11.

(No doubt Sir Thomas White obtained the lease from Dunne.)

*The Same and No. 14, Property in St Andrew by the Wardrobe.*

6 Sept. 1550; Robert Dawbney merchant taylor & Thomas Persey skinner quitclaim to Thomas White all their right in 13 messuages and 4 gardens, (viz. one great messuage called Scales Inn and three messuages in the parish of St. Michael Paternoster, alias St. Michael

<sup>r</sup> Maiden or Mede Lane ran west out of College Hill to Garlick Hill; and no doubt this 'Commons' was connected with St James, Garlickhithe. Money had been left in 1481 to found a community of the Seven Chantry Priests there: *Cal. Pat.* 1476-85, cited by V. C. H. *Lond.* 1. 246. *Ed.*

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Royal in the ward of Vintry; and a messuage called Bonvile Place and eight messuages in the parish of St. Andrew by Baynerd's Castle in the ward of Castle Baynerd) which the said Robert & Thomas together with Thomas White recovered in the Husteng of London on Monday after St. Katherine's day 34 Hen. VIII against Henry Marquess Dorset.

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# London Topographical Society

## TWENTY-SEVENTH ANNUAL REPORT OF THE COUNCIL

COVERING THE YEAR 1926

*Presented at the Annual General Meeting of the Society held at 40, Baker Street, Portman Square, W. 1, on Tuesday, the 18th October, 1927, at 5 o'clock p.m.*

THE Council have issued during the last year a portfolio of original drawings forming the Supplement to the late Mr C. L. Kingsford's book on Piccadilly, Leicester Square and Soho.

The Drawings were issued in a paper wrapper together with a title-page.

The following publications will shortly be issued:

- (1) London Topographical Record, No. XIV (illustrated), containing, amongst other matter, the following articles and papers:

The Fortification of London in 1642/3. By Major Norman G. Brett-James, M.A., B.Litt., F.S.A.

The King's Head Tavern, Leadenhall Street. By Kenneth Rogers, O.B.E., M.D.

Views of Regent Street and St Matthew's Chapel, Spring Gardens. By the late Walter L. Spiers, with notes by A. T. Bolton, F.S.A., and Philip Norman, LL.D., F.S.A.

Rosamond Ponds, etc. By Philip Norman, LL.D., F.S.A.

The late C. L. Kingsford and his Work. By Miss E. Jeffries Davis.

A paper on Doctors Commons.

- (2) A Reproduction of a Plan, entitled:

'A copy of a Plan of such lands as belongeth to the Right Worshipful Company of Mercers of London, lying within the Parish of Stepney in the Countie of Middlesex. Taken the 22nd August Anno Salutis, 1615.'

The drawing is apparently a copy and of a later date than the original map, but it has evidently been made very carefully.

The land was bequeathed to the Mercers' Company by Dean Colet, and it is reproduced by the courtesy of the Master and Wardens of the Mercers' Company.

The map is in black and colours, which will be indicated in our reproduction, which will measure  $17\frac{1}{2}$  inches by  $25\frac{1}{4}$  inches.

The Society has to deplore the loss by death of one of its most valued members in the late Mr Charles Lethbridge Kingsford, F.S.A., F.B.A., V.-P., F.R.Hist.S.

Mr Kingsford had been a member of the Society for many years and was a most active member of the Council. He had contributed valuable papers to the Annual Record and brought to bear upon the publications generally a vast amount of original knowledge and research.

An eminent legal antiquary, now deceased, said of Mr Kingsford, that had there been an Order of Merit for editors, he would have deserved it for his admirable edition of Stow's Survey of London.

A memoir dealing with Mr Kingsford's work will appear in the forthcoming volume of the Record.

The number of members on the Roll of the Society on the 31st December, 1926, was 220.

By operation of the Rules of the Society the following members retire:

THE LORD MAYOR OF LONDON.  
THE CHAIRMAN OF THE LONDON COUNTY COUNCIL.

The following are nominated for election on the Council:

THE LORD MAYOR OF LONDON.  
THE CHAIRMAN OF THE LONDON COUNTY COUNCIL.  
MISS E. JEFFRIES DAVIS, M.A.  
MISS ROSE GRAHAM, F.S.A.



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The full list of Council and Officers for re-election is as follows:

*PRESIDENT*

THE EARL OF ROSEBERY, K.G.

*VICE-PRESIDENT*

PHILIP NORMAN, LL.D., F.S.A.

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THE CHAIRMAN OF THE LONDON COUNTY COUNCIL.  
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*HON. AUDITOR*

JOSEPH TRUSLOVE.

*SECRETARY*

HAROLD G. HEAD, M.A., F.S.I.

# London Topographical Society

*TREASURER'S STATEMENT for Year ending 31st December, 1926*

RECEIPTS				PAYMENTS					
				£	s.	d.	£	s.	d.
1926									
Jan. 1.	To	Balance at Bank	...	152	1	4	1926		
Dec. 31.	"	Subscriptions Received	...	152	14	6	Dec. 31.	By	Secretarial and Office Expenses
"	"	Sale of Publications	...	60	16	0		"	Insurance Premium, Fire
"	"	Cambridge University Press (allowed for copies returned)	...	37	10	0		"	Printing, Cambridge University Press
								"	Printing and Distribution, Francis Edwards
								"	Printing and Rental on Stock—Whittingham and Griggs
									34 12 7
									175 2 7
									169 0 6
									<u>£403 1 10</u>
									<u>£403 1 10</u>

## ASSETS AND LIABILITIES

1926				£	s.	d.	1926				£	s.	d.
Dec. 31.	To	Balance brought down	...	169	0	6	Dec. 31.	By	Emery Walker, Ltd.	...	153	8	11
"	"	Subscriptions in arrear	...	60	0	0		"	Whittingham and Griggs	...	33	8	9
"	"	Stock of Publications, including:						"	Francis Edwards	...	...	8	3
		(a) Photo-Intaglio Plates;											
		(b) Stock of Prints;											
		(c) Volumes of London Topographical Record;											
		(d) Blocks of Illustrations.											

J. GEO. HEAD, *Hon. Treasurer.*

Audited and found correct,

J. TRUSLOVE, *Hon. Auditor.*

# London Topographical Society

## TWENTY-EIGHTH ANNUAL REPORT OF THE COUNCIL

COVERING THE YEAR 1927

*Presented at the Annual General Meeting of the Society held at No. 40, Baker Street, on Thursday, 6th December, 1928, at 5.45 p.m.*

THE Council have issued for the year 1927 the following publications:

(1) London Topographical Record, No. XIV, containing the following articles:

- (a) The Fortification of London in 1642/3. By Major Norman G. Brett-James, M.A., B.Litt., F.S.A.
- (b) The King's Head Tavern, Leadenhall Street. By Kenneth Rogers, O.B.E., M.D.
- (c) Disappearing London—Regent Street. By Arthur T. Bolton, F.S.A., F.R.I.B.A., St Matthew's Chapel, Spring Gardens.
- (d) Rosamond Ponds and the Reservoir in the Green Park. By Philip Norman, LL.D., F.S.A.
- (e) The Work of C. L. Kingsford in London History and Topography. By E. Jeffries Davis.

(2) A Plan, entitled:

'A Plan of Nevill's Alley (Court), Fetter Lane, from a Drawing in the British Museum, Copied from the Plan, by John Goslyng Crace, Portfolio IX, Plans of London.' 1670.

A note on this publication will appear in the forthcoming Volume of the Record.

124 LONDON TOPOGRAPHICAL SOCIETY

The Society proposes shortly to issue the following publications:

- (1) London Topographical Record, Volume No. XV, illustrated, to contain, amongst other things, articles on Doctors Commons; Bread Street—its Ancient Signs and Houses\*; Disappearing London—Newgate Prison\*; and Nevill's Court, Fetter Lane.
- (2) A Further Selection of Views of London, of topographical interest, which are at present under consideration by the Publications Committee.

The number of members on the Roll of the Society on the 31st December, 1927, was 228.

The Council regret the loss by resignation of Mr Arthur T. Bolton, F.S.A. Mr Bolton's association with the Society has been a long one, and he has contributed many valuable articles to the Society's publications.

By operation of the Rules of the Society the following members retire:

THE LORD MAYOR OF LONDON.  
THE CHAIRMAN OF THE LONDON COUNTY COUNCIL.

The full list of Council and Officers for re-election is as follows:

*PRESIDENT*

THE EARL OF ROSEBERY, K.G.

*VICE-PRESIDENT*

PHILIP NORMAN, LL.D., F.S.A.

\* These papers have been postponed to a later issue. *Ed.*

*COUNCIL*

THE LORD MAYOR OF LONDON.  
THE CHAIRMAN OF THE LONDON COUNTY COUNCIL.  
E. BERESFORD CHANCELLOR, F.S.A., F.R.Hist.S.  
MISS E. JEFFRIES DAVIS, M.A.  
FRANCIS EDWARDS.  
WALTER H. GODFREY, F.S.A.  
C. W. F. GOSS, F.S.A.  
MISS ROSE GRAHAM, F.S.A.  
W. VAUX GRAHAM, F.S.A.  
H. L. HOPKINSON, F.S.A.  
A. C. KNIGHT, C.C., F.S.A.  
A. H. THOMAS, F.S.A.  
EMERY WALKER, F.S.A.

*HON. TREASURER*

J. GEORGE HEAD, J.P., F.S.I.

*HON. AUDITOR*

JOSEPH TRUSLOVE.

*SECRETARY*

HAROLD G. HEAD, M.A., F.S.I.

# London Topographical Society

TREASURER'S STATEMENT for Year ending 31st December, 1927

RECEIPTS			PAYMENTS		
		£ s. d.			£ s. d.
1927			1927		
Jan. 1.	To Balance brought forward ... ..	169 0 6	Dec. 31.	By Secretarial and Office Expenses ...	55 0 2
Dec. 31.	Subscriptions and Sale of Publications	226 17 0	"	" Insurance Premium, Fire ... ..	3 18 9
			"	" Chas. Whittingham and Griggs— Printing, Despatch and Rental of Stock ... ..	33 8 9
			"	" Emery Walker, Ltd., Printing ...	143 11 3
			"	" Balance carried forward ... ..	159 18 7
		<u>£395 17 6</u>			<u>£395 17 6</u>

## ASSETS AND LIABILITIES

		£ s. d.			£ s. d.
1927			1927		
Dec. 31.	To Balance brought down ... ..	159 18 7	Dec. 31.	By Emery Walker, Ltd., Printing ...	18 12 8
"	" Subscriptions in arrear ... ..	60 0 0	"	" Chas. Whittingham and Griggs— Rent and Distribution ... ..	26 17 6
"	" Stock of Publications, including:		"	" Ward and Foxlow, Stationery ...	17 17 0
	(a) Photo-Intaglio Plates;		"	" Francis Edwards, Distribution ...	10 6
	(b) Stock of Prints;		"	" Cambridge University Press— Printing ... ..	105 13 6
	(c) Volumes of London Topo- graphical Record;				
	(d) Blocks of Illustrations.				

J. GEO. HEAD, *Hon. Treasurer.*

Audited and found correct,

J. TRUSLOVE, *Hon. Auditor.*

## RULES

I. The London Topographical Society has for its object the publication of Maps, Views, and Plans of different periods, and of all parts of the City and County of London, and the publication of documents and data of all kinds illustrating the History of London in every department.

II. The affairs of the Society shall be conducted by a Council, consisting of President, two or more Vice-Presidents, Honorary Treasurer, Secretary, and not more than twenty-one elected Members of the Society.

III. The Subscription shall be One Guinea yearly, payable in advance, on the 1st January.

IV. The names of those wishing to become Members shall be submitted to the Council for approval.

V. There shall be each year a General Meeting of the Society, at which the Council elected for the preceding year shall report upon the work of the Society during that year.

VI. At each Annual Meeting all the Members of the Council shall retire from office, and shall be eligible for re-election.

VII. No Member whose subscription for the preceding year remains unpaid shall be eligible for election to the Council.

VIII. A certified Cash Statement shall be printed and issued to all Members with the Annual Report of the Council.

IX. The Council shall have power to fill up occasional vacancies in their number during the year, and to elect any Member of the Society to serve on any Committee or Subcommittee of the Council.

X. The Publications of the Society for each year shall be issued to all Members whose Subscriptions have been paid; no

Member whose Subscription is in arrear shall be entitled to receive such Publications.

XI. No alteration shall be made in these Rules except at an Annual Meeting, or at a Special General Meeting called upon the requisition of at least five Members. One month's previous notice of the change to be proposed shall be given in writing to the Secretary, and the alteration proposed must be approved by at least three-fourths of the Members present at such Meeting.



# London Topographical Society

*Patron:*

HIS MAJESTY THE KING

*President:*

THE RIGHT HON. STANLEY BALDWIN, M.P.

THE LONDON TOPOGRAPHICAL SOCIETY was founded for the publication of material illustrating the history and topography of the City and County of London from the earliest times to the present day. This object is effected by:

- (a) The reproduction of Maps, Views, and Plans of the Capital as a whole and of localities within its area at different periods.
- (b) The publication of documents and data of every description.
- (c) A record of demolitions and topographical changes.

There is a long series of maps and views of London, depicting almost continuously the changes which have taken place ever since the days of Queen Elizabeth. A complete set of such original maps and views is not at present obtainable. One or two are known only by unique copies; of others there are only two or three impressions known to be in existence; for the rest nearly all of them are scarce, seldom changing hands, and then only at prices which place them beyond the reach of many who would prize them most highly.

The London Topographical Society is engaged in the publication of a complete set of London maps, views, and plans in facsimile, so that every period, every change of importance, may receive illustration from the issues of the Society. With this general scheme is combined also the illustration of London localities and districts at various periods, by the reproduction of parish maps, tithe maps, surveying plans, estate maps, etc.

The Annual Subscription is One Guinea, and Members receive the works brought out by the Society in each year for which the subscription is paid. They are also placed in a favoured position for obtaining the works issued previous to the date of their joining the Society.

HAROLD G. HEAD,

*Secretary.*

1931

40, BAKER STREET,  
PORTMAN SQUARE, W. 1.

\* \* \* *The works of the Society are always on view at the office of the Society, 40, Baker Street, W. 1, and at the establishment of Mr Edward Stanford, 29, Charing Cross, S.W. 1.*

## LIST OF PUBLICATIONS

### I. VAN DEN WYNGAERDE'S VIEW OF LONDON, *circa* 1550.

A facsimile of the original drawing in the Sutherland Collection, in the Bodleian Library, Oxford. The view measures 10 feet long by 17 inches high. The reproduction is in seven sheets.

Price: To members, £2 2s.  
To non-members, £3 3s.

### II. HOEFNAGEL'S PLAN OF LONDON, *circa* 1560.

Reproduced from the celebrated work of Braun and Hogenberg, *Civitates Orbis Terrarum*, 1572, in which it was published. Valuable for comparison with the better known map of Ralph Agas of the same period. (See No. XVII.) One sheet.

Price: To members, £1 1s. od.  
To non-members, £1 11s. 6d.

### III. ILLUSTRATED TOPOGRAPHICAL RECORD. First Series.

The illustrations are from original drawings made expressly for this Society by J. P. Emslie, showing various buildings demolished and topographical changes in London during 1880-5.

Price: To members, 7s. 6d.  
To non-members, 10s. 6d.

### IV. VISSCHER'S VIEW OF LONDON, 1616.

A facsimile of the unique example of the original edition in the King's Library, British Museum. Unlike many of the early views this one bears a date, viz. 1616, and it is a beautiful panoramic picture of London in Shakespeare's time. The reproduction is in four sheets.

Mr T. Fairman Ordish, F.S.A., has given some notes on this view in the Society's *London Topographical Record*, vi.

Price: To members, £2 2s.  
To non-members, £3 3s.

### V. PORTER'S 'Newest and Exactest MAPP OF THE MOST FAMOUS CITIES LONDON AND WESTMINSTER, with their suburbs; and the manner of their streets', *circa* 1660.

'Printed and sold by Robt. Walton at the Globe & Compasses on ye north side of St. Paules.' Facsimile of the beautiful example in the Library of the Society of Antiquaries. The reproduction is in two sheets.

Price: To members, £1 1s. od.  
To non-members, £1 11s. 6d.

### VI. ILLUSTRATED TOPOGRAPHICAL RECORD. Second Series.

The illustrations are from original drawings made for the Society by J. P. Emslie, showing various changes and buildings demolished in London during 1866-7.

Price: To members, 7s. od.  
To non-members, 10s. 6d.

**VII. NORDEN'S MAP OF LONDON and NORDEN'S MAP OF WESTMINSTER, 1593.**

Reproduced from the *Speculum Britanniae*, 1593. The late Mr Halliwell-Phillipps laid great stress on Norden's Map of London, as giving the earliest known representation of a playhouse. Norden's work enjoys a high reputation for accuracy. One sheet.

Dr Henry B. Wheatley, F.S.A., has given a commentary on the London map in the Society's *London Topographical Record*, ii.

Price: To members, £1 1s. 6d.  
To non-members, £1 11s. 6d.

**VIII. KENSINGTON TURNPIKE TRUST PLANS, 1811.**

A reproduction of the plan of the road executed for the Kensington Turnpike Trustees by Joseph Salway in 1811, extending from Hyde Park Corner to Counter's Bridge (of which Addison Road railway bridge now occupies the site). The reproduction, which is in colour and in every respect a facsimile, is comprised in 30 sections corresponding with the sheets numbered I-XV of the original.

Col. W. F. Prideaux, C.S.I., has given a commentary on these plans in the Society's *London Topographical Record*, iii and v.

Price: To members, including Portfolio and Title-Page, £3 3s.  
To non-members, " " £5 5s.

**IX. ILLUSTRATED TOPOGRAPHICAL RECORD. Third Series.**

Further illustrations from J. P. Emslie's original drawings, with commentary by the artist and Philip Norman, Treas.S.A. Title-page and Index.

Price: To members, 7s. 0d.  
To non-members, 10s. 6d.

**X. COMPARATIVE PLAN OF WHITEHALL, 1680/1896, identifying sites of the COCKPIT and other parts of WHITEHALL PALACE.**

Facsimile of a map prepared by Sir John Taylor, K.C.B., and presented to the Society by Lord Welby, G.C.B. It consists of a modern ground-plan of Whitehall superimposed on Fisher's plan of 1680 as engraved by Vertue—the two plans being distinguishable by a difference in colour which reveals the alterations in the topography of Whitehall resulting from modern improvements. One sheet.

Price: To members, 10s. 6d.  
To non-members, £1 1s. 0d.

**XI. ANNUAL RECORD: I. With Illustrations.**

*Principal Contents:* Mediaeval Remains at Blackfriars, by Philip Norman, LL.D.—Autograph Plan by Wren; Topographical Notes of the year 1900; and the Strand Improvement, by T. Fairman Ordish, F.S.A.—Proceedings at First, Second, and Third Annual Meetings—Addresses by Lord Welby, G.C.B., and Dr H. B. Wheatley, F.S.A.—An engraving of London in 1510, by S. C. Cockerell—Lincoln's Inn Fields, by Dr H. B. Wheatley, F.S.A.

*This publication has been continued subsequently as the 'London Topographical Record'.*

Price: To members, 7s. 6d.  
To non-members, 10s. 6d.

- XII. WEST-CENTRAL LONDON, circa 1648.** Hollar's Bird's-eye View of the area now known as the West-Central District. Facsimile of the unique example of the original engraving. One sheet.

Prof. W. R. Lethaby, F.S.A., and Mr Rhys Jenkins have given a commentary on this view in the Society's *London Topographical Record*, ii.

Price: To members, £1 1s. od.  
To non-members, £1 11s. 6d.

- XIII. LONDON TOPOGRAPHICAL RECORD: II.** With Illustrations. The first volume was issued as 'Annual Record: I'.

*Principal Contents:* Lord Rosebery's Presidential Address—Proceedings at Fourth Annual Meeting—Demolitions in 1901-2, by J. P. Emslie—Auto-graph Plan by Wren, by Walter L. Spiers, A.R.I.B.A.—The Church of the Friars Minors and the Site of Christ's Hospital, by E. B. S. Shepherd—London Buildings Photographed, 1860 to 1870, by Dr Philip Norman—Notes on Norden and his Map of London, by Dr H. B. Wheatley, F.S.A.—Pepys's London Collection, by Prof. W. R. Lethaby, F.S.A.—Signs of Old London, by F. G. Hilton Price, Dir.S.A.—West-central London: Notes on Hollar's Bird's-eye View, by Prof. W. R. Lethaby, F.S.A., and Rhys Jenkins—London and the Globe Playhouse in 1610, by T. Fairman Ordish, F.S.A.

Price: To members, 7s. 6d.  
To non-members, 10s. 6d.

- XIV. KIP'S View of the CITY OF LONDON, WESTMINSTER AND ST JAMES'S PARK, 1710.**

A large 12-sheet View taken from Buckingham House.

Price: To members, £1 1s. od.  
To non-members, £1 11s. 6d.

- XV. OGILBY AND MORGAN'S PLAN OF LONDON, 1682.**

Also known as Morden and Lea's Plan. A large plan of London, Westminster and Southwark, on a scale of 300 ft. to an inch. The reproduction is in twelve sheets.

Mr Walter L. Spiers, A.R.I.B.A., has given a commentary on this plan in the Society's *London Topographical Record*, v.

Price: To members, £2 2s. od.  
To non-members, £3 3s. od.

- XVI. LONDON TOPOGRAPHICAL RECORD: III.** With Illustrations.

*Principal Contents:* Address by Sir Laurence Gomme, F.S.A.—Proceedings at Fifth Annual Meeting—Kensington Turnpike Trust: Notes on Salway's Plan of the Road from Hyde Park Corner to Counter's Bridge, by Col. W. F. Prideaux, C.S.I.—Address by F. G. Hilton Price, Dir.S.A.—Proceedings at Sixth Annual Meeting—Notes on Demolitions in St Marylebone, by J. G. Head, F.S.I.—Signs of Old London, by F. G. Hilton Price, Dir.S.A.

Price: To members, 7s. 6d.  
To non-members, 10s. 6d.

**XVII. THE MAP OF LONDON IN THE REIGN OF QUEEN ELIZABETH ATTRIBUTED TO RALPH AGAS, circa 1560.**

Reproduced by leave of the Library Committee of the Corporation of the City of London and of the Master of Magdalene College, Cambridge, from the copies in their possession. This collation has resulted in the most perfect copy attainable of this remarkable map. The reproduction is in eight sheets.

Price: To members, £3 3s. od.  
To non-members, £4 4s. od.

**XVIII. FAITHORNE AND NEWCOURT'S MAP OF LONDON, 1658.**

The reproduction is from the copy recently acquired by the British Museum, and has been collated with the only other known impression, which is in Paris. The title, missing in the London copy, has been added. The original map measures 5 ft. 10 in. by 3 ft. 9½ in., and the reproduction is on the same scale. Eight sheets, with title in four sections.

Compare with Hoefnagel's Plan (Publication No. II).

Price: To members, £1 1s. od.  
To non-members, £1 11s. 6d.

**XIX. HOLLAR'S VIEW OF LONDON, 1647.**

This View, which is perhaps the finest representation of London before the Fire, has been reproduced in facsimile from the original, published at Amsterdam in 1647, by Cornelius Danckers. The reproduction is in seven sheets. (Sheets 1 and 7 are printed together.)

Price: To members, £2 2s. od.  
To non-members, £4 4s. od.

**XX. LONDON TOPOGRAPHICAL RECORD: IV. With Illustrations.**

*Principal Contents:* Address by Dr Philip Norman—Proceedings at Seventh Annual Meeting—Signs of Old London, by F. G. Hilton Price, Dir.S.A.—Demolitions in Blackheath, by Gilbert H. Lovegrove—Catalogue of Exhibits at the Society's Conversazione, March 16th, 1905, by Bernard Gomme.

Price: To members, 7s. 6d.  
To non-members, 10s. 6d.

**XXI. WREN'S DRAWINGS OF OLD ST PAUL'S.**

Reproductions of the original drawings in the Library of All Souls College, Oxford. The originals, one of which is certainly by Sir Christopher Wren, and the other is as old or older, have never been published except in part and to a very small scale. They are now reproduced in facsimile. Two sheets.

No. 1 is a plan of the old cathedral as it existed before the Great Fire in 1666, drawn to a considerable scale.

No. 2 is a section of Wren's first scheme for rebuilding the cathedral, retaining the old Gothic choir and building a dome and nave to the west. It is of especial interest in showing the architectural details of the mediæval building.

Prof. W. R. Lethaby has given a commentary on these drawings in the Society's *London Topographical Record*, v.

Price: To members, 10s. 6d.  
To non-members, 15s. od.

**XXII. HOLLAR'S 'EXACT SURVEIGH of the STREETS, LANES, and CHURCHES contained within the ruins of the CITY OF LONDON', 1667.**

Sheet I. *Sheet II will form an issue for the year 1910.*  
The original, which is in two sheets and supposed to be unique, measures 33 in. by 21½ in. The reproduction is on the same scale in facsimile.

Price: To members, 10s. 6d.  
To non-members, 15s. 0d.

**XXIII. LONDON TOPOGRAPHICAL RECORD: V. With Illustrations.**

*Principal Contents:* Address by T. Fairman Ordish, F.S.A.—Proceedings at the Eighth Annual Meeting—Wren's Drawings of Old St Paul's, by Prof. W. R. Lethaby, F.S.A.—The Eight City Parish Churches that survived the Great Fire and now existing, by Dr Philip Norman—Morden and Lea's Map of London, by Walter L. Spiers, A.R.I.B.A.—Kensington Turnpike Trust: Addenda to Notes on Salway's Plan of the Road from Hyde Park Corner to Counter's Bridge, by Col. W. F. Prideaux, C.S.I.—Signs of Old London, by F. G. Hilton Price, Dir.S.A.

Price: To members, 7s. 6d.  
To non-members, 10s. 6d.

**XXIV. THE PALACE OF WHITEHALL: VIEW FROM THE RIVER, 1683.**

Reproduced by photogravure from a large painting, by an unknown artist, in His Majesty's private collection at Windsor. The picture represents their Majesties King Charles II and Queen Catherine witnessing from Whitehall Palace the Procession of the Lord Mayor of London, accompanied by the Aldermen and Sheriffs, and the City Companies in their Barges, on the occasion of the Mayor being sworn before the Barons of the Exchequer at Westminster on 29th October, 1683. The picture embraces a view of Westminster extending from Northumberland House to St Stephen's Chapel.

His Majesty King Edward VII was graciously pleased to grant a request made on behalf of the Society by the President, Lord Rosebery, for permission to reproduce this picture.

The reproduction has been printed on India proof paper and measures 24½ in. by 14 in.

Price: To members, £1 1s. 0d.  
To non-members, £1 11s. 6d.

**XXV. LONDON TOPOGRAPHICAL RECORD: VI. With Illustrations.**

*Contents:* Royal Palace of Whitehall: Presidential Address by the Right Hon. the Earl of Rosebery, K.G.—Crosby Place: Address by Philip Norman, LL.D.—Notes on Visscher's View of London, by T. Fairman Ordish, F.S.A.—Abstracts of Documents relating to London from the early Chancery Proceedings, and from the Court of Requests, with explanatory notes, by Philip Norman, LL.D.—Proceedings at the Ninth and Tenth Annual Meetings.

Price: To members, 7s. 6d.  
To non-members, 10s. 6d.

**XXVI. HOLLAR'S 'EXACT SURVEIGH of the STREETS, LANES, and CHURCHES contained within the ruines of the CITY OF LONDON', 1667.**

Sheet II. *Sheet I was issued for the year 1908.*

The original, which is in two sheets, and supposed to be unique, measures 33 in. by 21½ in. The reproduction is on the same scale in facsimile.

*Price: To members, 10s. 6d.  
To non-members, 15s. 6d.*

**XXVII. SEVEN REPRODUCTIONS of UNPUBLISHED DRAWINGS of LONDON VIEWS, ETC., by DECEASED ARTISTS, in various public and private collections.**

Issued in a portfolio, and forming the nucleus of a collection which it is proposed to continue from time to time.

*Price: To members, 15s. 0d.  
To non-members, £1 2s. 6d.*

**XXVIII. LONDON TOPOGRAPHICAL RECORD: VII. With Illustrations. Devoted to Westminster.**

*Contents:* Lanesborough House, by Colonel W. F. Prideaux, C.S.I., F.R.G.S.—The Monuments in Westminster Abbey, by the Rt. Hon. Lord Eversley—Earliest Westminster, by Professor Lethaby, F.S.A.—Addresses on the Old Palace of Whitehall, by the Earl of Rosebery and Lord Welby—Map of the Site, with explanation by Walter L. Spiers, A.R.I.B.A.—Shakespeare at Whitehall, by Ernest Law, F.S.A.

Also a description by Walter L. Spiers of the Society's reproduction of the painting at Windsor Castle, showing Whitehall and the River Procession of 1683.

*Price: To members, 6s. 0d.  
To non-members, 9s. 0d.*

**XXIX. A FURTHER SELECTION of SEVEN UNPUBLISHED DRAWINGS of LONDON VIEWS, ETC., by DECEASED ARTISTS, from various public and private collections.**

The second series of a collection of views being issued by the Society. The first series was Publication No. XXVII.

*Price: To members, 12s. 0d.  
To non-members, 18s. 0d.*

**XXX. 'ROADS OUT OF LONDON.' Reproduced from Ogilby's 'Britannia', 1675. A series of fourteen engravings showing the principal exits from London for a distance of from 10 to 12 miles, with descriptive letterpress.**

*Price: To members, 8s. 0d.  
To non-members, 12s. 0d.*

**XXXI. JONAS MOORE'S MAP OF THE RIVER THAMES 'from Westminster to the Sea with the falls of all the Rivers into it the Severall Creekes Soundings & Depths thereof and Docks made for the use of his Ma<sup>tie</sup>'s Navy, made by Jonas Moore Gent. by Warrant from Sr Charles Harbord, Kn<sup>t</sup> his**

said **Mattie's Surveyor Generall**. In pursuance of his **Mattie's Warrant and Command under his Royall Signature Anno Domini 1662**?

Reproduced from the original drawing in H.M. Office of Works by kind permission of the authorities.

Price: To members, 15s. od.  
To non-members, £1 2s. 6d.

**XXXII. LONDON TOPOGRAPHICAL RECORD: VIII.** With Illustrations.

*Contents:* History of Metropolitan Roads, by T. Fairman Ordish, F.S.A.—A few words about John Ogilby and his Topographical publications, by Philip Norman, LL.D.—Notes on London Views, by Philip Norman, LL.D.—Disappearing London, by Walter L. Spiers.—The East India Company at Crosby House, 1621-1638, by William Foster, C.I.E.—Address by the President, the Earl of Rosebery.

Price: To members, 7s. 6d.  
To non-members, 10s. 6d.

**XXXIII. SEVEN DRAWINGS of LONDON BRIDGE**, by E. W. Cooke, R.A., being reproductions of the original drawings in the Guildhall Library, reproduced by courteous permission of the Right Hon. the Lord Mayor.

This publication forms the third series of the collection of drawings being issued by the Society, the previous two series being Publications Nos. XXVII and XXIX.

Price: To members, 12s. od.  
To non-members, 18s. od.

**XXXIV. JOHN ROCQUE'S SURVEY OF LONDON, 1746. A PLAN of the CITIES of LONDON and WESTMINSTER and BOROUGH of SOUTHWARK**, from an actual Survey, taken by John Rocque, Land Surveyor, and engraved by John Pine, Bluemantle Pursuivant at Arms, 1737-1746.

First edition. 4 Sheets: A1(a), A1(b), A2(a), A2(b).

Price: See No. XLIV.

**XXXV. LONDON TOPOGRAPHICAL RECORD: IX.** With Illustrations.

*Contents:* Drawings of New and Old London Bridge and of Southwark Bridge, by E. W. Cooke, R.A.—Notes on by Philip Norman, LL.D., F.S.A.—Rocque's Plan of London, by Henry B. Wheatley, D.C.L., F.S.A.—Disappearing London, by Walter L. Spiers, A.R.I.B.A.—Blake and London, by T. Fairman Ordish, F.S.A., etc.

Price: To members, 7s. 6d.  
To non-members, 10s. 6d.

**XXXVI. JOHN ROCQUE'S SURVEY OF LONDON, 1746.**

Second issue. 4 Sheets: A3(a), A3(b), B1(a), B1(b).

Price: See No. XLIV.



**XXXVII. JOHN ROCQUE'S SURVEY OF LONDON, 1746.**

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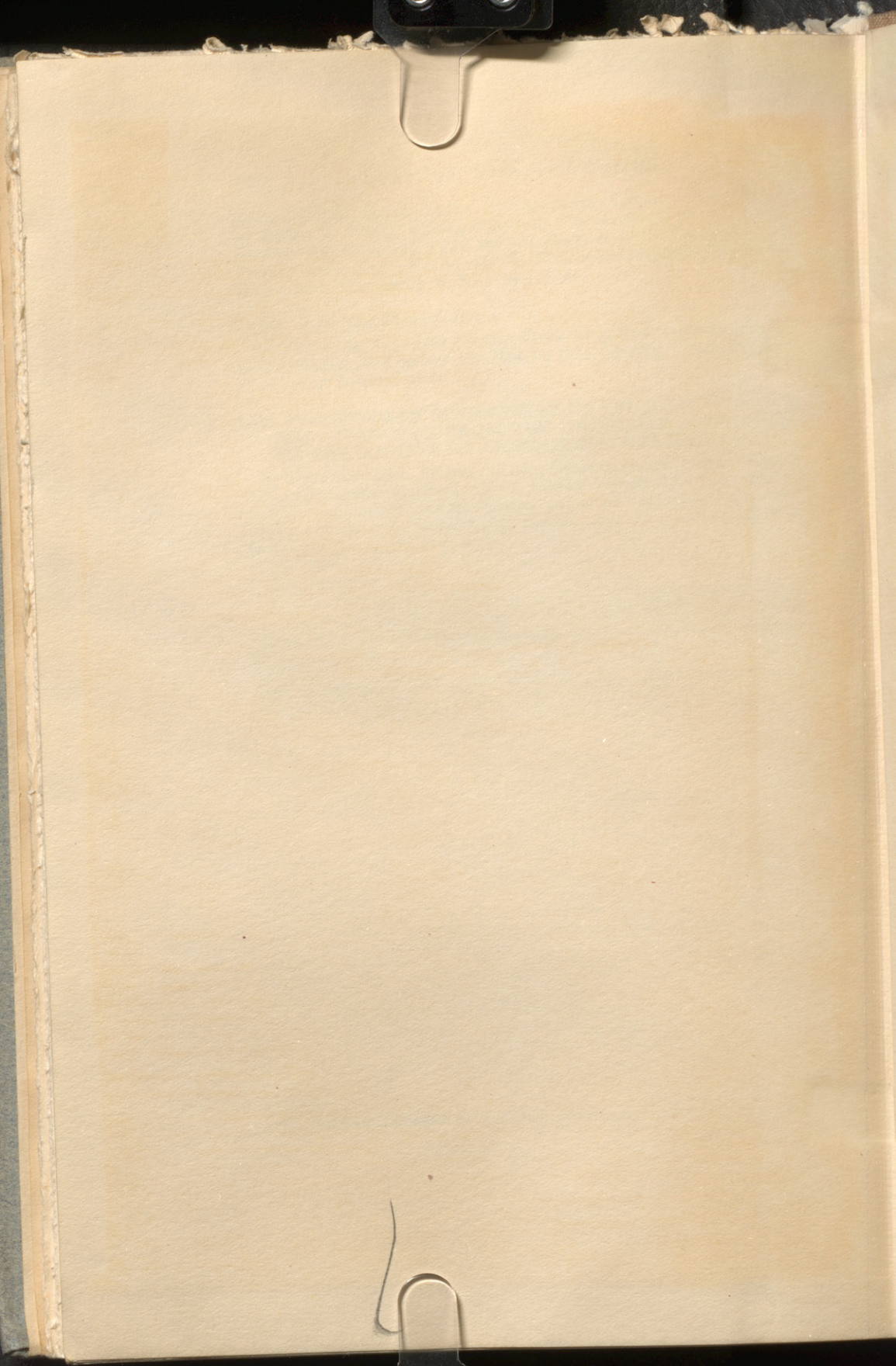
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