

# **Data from the 1910 Land Valuation Survey for the parish of Ribbesford**



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**Front cover image:** St Leonard's Church, Ribbesford in March 2020

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## Introduction

The Valuation Office Survey of 1910 resulted in the creation of a snapshot of land across the county of Worcestershire, in common with other counties in England. The associated Valuation Summary books are to be found at the Hive in Worcester: these books are of a large format, measuring 43cm by 34cm, cloth-bound with leather corners and the name of the Income Tax Parish (ITP) written on the spine. An ITP may cover just a single civil parish in the county, whilst some ITPs covered two or more parishes: for example, the ITP of Church Lench only contains records for the civil parish of Church Lench, whilst that of Abbots Lench covers the civil parishes of Fladbury, Hill & Moor, Throckmorton and Wyre Piddle, as well as Abbots Lench itself. In some cases, two or more ITPs can be found in the same Valuation Summary book: for example, Conderton and Overbury. The basic unit of valuation was a piece of land in separate occupation, although the application of this principle was not always straightforward.<sup>1</sup> The number of valuation assessments in each ITP ranges across the county from 7 (Kenswick) to 7,171 (Kidderminster Borough).

This series of booklets provides a transcription of the Valuation Summary books for each civil parish in the county of Worcestershire, along with a brief analysis of the transcribed data.

## 1. The Valuation Office Survey of 1910

The valuation of land in 1910 was initiated by the Finance (1909-1910) Act (10 Edw. VII, c.8 section 26(1)) which provided for the levy and collection of a duty on the increment value of all land in the United Kingdom. The main object of the Act was to tax that part of the capital appreciation of real property which was attributable to the site itself, excluding any benefit arising from crops, buildings or improvements paid for by the owners. In this way, private owners were required to pay part of the increase in the site value of their land which had resulted from the expenditure of public money on communal developments such as roads or public services.

Increment value duty was based on the difference between the amount of two valuations. The first was the site value as at 30 April 1909, as determined by the Valuation Survey, which constituted the 'datum line' for these purposes: a second site valuation was to be taken on the occasion of any subsequent sale or grant of a lease, transfer of interest in a piece of land, or the subsequent death of a land owner, in order to determine any potential payment of increment value duty. This second assessment formed part of the on-going role of the Valuation Office, until this duty was repealed by the 1920 Finance Act (10 and 11 Geo. V, c.18). Although this legislation was only in place for around ten years, it has left behind a comprehensive record of land in every county enabling an understanding of the ownership, occupation, extent and value of land. The data collected during the survey for the county of Worcestershire, which has been retained, is contained in four different sets:

- The Valuation Summary books (sometimes referred to as the Lloyd George Domesday books): these are held at the Hive in Worcester (WAAS: BA8585/1 series);
- Forms 37 – Land: these contain the provisional valuations, and are also held at the Hive in Worcester (WAAS: 8585/2-64 series);
- Two series of annotated Ordnance Survey maps: the Field Maps (used in the field during survey), some of which are now held at the Hive in Worcester; the Record Maps (originally kept in the Valuation Record office) now held at the National Archives at Kew (TNA: IR129 series);

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<sup>1</sup> See Brian Short, *Land and Society in Edwardian Britain* (Cambridge: Cambridge University Press, 1997), pp 131-132.

- The Field Books which contain a complete record of each valuation: again, these are held at the National Archives at Kew (TNA: IR58 series).

With regard to the Valuation Summary books, the first nine columns were compiled from the Rate Book for the parish and all of the books contain this information. Subsequent columns (10-40) were supposed to be completed by the staff of the District Valuation Offices after the initial valuation was complete: however, this was not carried out in a consistent fashion, and indeed, anyone interested in the mechanics and outcome of an individual valuation would be better served by the details contained in the Field Books.

This series of booklets provides a transcription of the first nine columns in that these record the ownership, occupation, extent, and basic valuation of each assessment. After a brief introduction to the parish, an analysis of the data will be presented examining the names of the major landowners and the extent of their property in the parish, along with an analysis of the main farms in the parish. Indexes of owners, occupiers and places appear in subsequent appendices and a final appendix will direct the reader to the appropriate references for the associated Forms 37, Record Maps and Field Books for the parish covered by the booklet.

This booklet presents the data for the civil parish of Ribbesford: it has been taken from the summary book for the Income Tax Parish of Bewdley which covers the civil parishes of Bewdley and Ribbesford.<sup>2</sup>

## 2. The parish of Ribbesford in 1910

The parish is located 1 mile from Bewdley on the west bank of the river Severn on a geology described as a mixture of ‘Pennine Coal Measures Group - mudstone, siltstone and sandstone’, ‘Sidmouth Mudstone Formation’, ‘Etruria Formation - mudstone, sandstone and conglomerate’, ‘Bridgnorth Sandstone Formation’, and ‘Chester Formation - sandstone and conglomerate’, extending to 1,585 acres. The resulting soils are a mixture of freely-draining slightly-acid loamy soils, freely-draining slightly-acid sandy soils, and freely-draining floodplain soils adjacent to the River Severn.<sup>3</sup>

When the census was carried out in 1911, the population of Ribbesford was 93 (44 males and 49 females): of the 17 properties recorded in the census, 16 were inhabited, and one was classed as a ‘building not used as dwelling’.<sup>4</sup> From an agricultural viewpoint in the same year, the total cultivated area of the parish was 2,000¾ acres: this exceeds the acreage stated above, and it is likely that some of the farms which were in Ribbesford parish had land in the adjacent parish of Bewdley. There were 276½ acres of arable, and 1,724¼ acres (86% of the total) were grassland: within the total, there were 241¾ acres of orchards. Of the 88 agricultural holdings in the parish, 74 were tenanted properties covering 1,834 acres (92% of the total). The main arable crops were oats, wheat, turnips & swedes, and barley, whilst the orchards were growing a range of top fruit. With more pasture land than arable, 357 cattle and 1,346 sheep were kept.<sup>5</sup>

<sup>2</sup> WAAS: BA 8585/1/128, *Inland Revenue. Valuation Summary book for the parish of Bewdley, Ribbesford, 1909-10.*

<sup>3</sup> Kelly’s Directory 1912, pp. 232-233. British Geological Survey, *Geology Viewer – Ribbesford, Worcestershire* [geologyviewer.bgs.ac.uk](https://geologyviewer.bgs.ac.uk) [accessed 25 July 2024]; British Geological Survey, *UK Soil Observatory (UKSO) Map Viewer – Ribbesford, Worcestershire* <https://mapapps2.bgs.ac.uk/ukso/home.html> [accessed 25 July 2024].

<sup>4</sup> TNA: RG78/1075. *1911 Census Enumerator’s Summary Books. Worcestershire. Kidderminster. Registration Sub-District: Bewdley, including Civil Parish, Township or Place: Ribbesford.*

<sup>5</sup> TNA: MAF68/2489, *Ministry of Agriculture, Fisheries and Food and predecessors: Statistics Divisions: Parish Summaries of Agricultural Returns. Worcestershire, 1911.* Main acreages of arable as follows: Oats, 81¼; Wheat, 65½; Turnips & Swedes, 29¼; Barley, 23. Orchard acreages: Cherries, 77¾; Apples, 30½; Pears, 9½; Plums, 7; Other kinds, 117.

### 3. Land and property in 1910 in the parish of Ribbesford

Of the 30 assessments with owners recorded in the Valuation Summary, 26 were owned by either Mrs. Lees-Milne or Lees-Milne: similarly, Table 2 shows that Mrs. Lees-Milne was the major landowner, owning 7% of the total acreage.

Table 1: Number of assessments by landowner

Name	No. of assessments
Lees-Milne / Mrs. Lees-Milne <sup>6</sup>	26
Rev. H. A. Moore / Rev. Moore	4
TOTAL	30

Table 2 shows the acreage of land in the parish by major landowner, determined by summing the entries in the Valuation Summary, whilst those assessments with more than 25 acres of land are listed in Table 3.

Table 2: Acreage of land by major landowner

Name	Acreage		
	a	r	p
Mrs. Lees-Milne <sup>7</sup>	1121	0	0
Rev. H. A. Moore	60	0	0
TOTAL	1181	0	0

Table 3: Assessments in excess of 25 acres

Occupier	Situation	Acreage		
		a	r	p
Stanly Pitt	Ribbesford	200	0	0
Thomas Hinton	Home Farm	155	1	0
William Page	Liveridge Farm	155	0	0
Mrs. E. Page	Horsehill Farm	88	3	0
William Darby	Porters Farm	71	0	0
Mrs. E. Page	Horsehill Farm	60	0	0
William Fernihough	Haye Farm	56	0	0
George Knowles	Park End Farm	56	0	0

In addition, there was 270 acres of coppice land (Assessment Number 941) which the valuation summary shows as being owned by W. H. Goodyear and occupied by Mrs. Lees-Milne.<sup>8</sup>

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<sup>6</sup> This includes a single assessment (941) where W. H. Goodyear is listed as owner: see footnote 8 below.

<sup>7</sup> This includes the acreage associated with a single assessment (941) where W. H. Goodyear is listed as owner: see footnote 8 below.

<sup>8</sup> It appears that in fact Mrs Lees-Milne was the owner and W. H. Goodyear and others were tenants (that is, occupiers) of Assessment Number 941. Bewdley Historical Research Group are in possession of a lease of sporting rights at Ribbesford dated 24 May 1909 for a term of five years, granted by Alec Lees-Milne (as owner) to 5 named gentlemen: James Henry Woodhouse, William Henry Goodyear and others. The lease relates to 1535 acres, 1 rood and 16 perches of land owned by Alex Milne Lees-Milne, along with 64 acres, 2 roods and 32 perches of glebe land held by Alec Milne Lees-Milne as game lessee of the Rector.

**Appendix 1.** Transcribed data from the Valuation Summary for the parish of Ribbesford.

**NOTE:**

1. This data has been transcribed as presented in the Valuation Summary without any standardisation of punctuation, abbreviation &c. However, all data presented as superscripts has been included as normal text in this transcription.
2. Some of the assessment numbers were not given as complete numbers in the Valuation Summary: for example, between 1000 and 1010, the numbers are written as 1000, 1, 2, 3, ... 9, 1010. In order to provide an accurate cross-reference between the data in this appendix, and that in Appendices 2, 3 and 4, the assessment numbers have been completed in full in the table below.
3. Assessment numbers 934 to 946 were originally numbered 1 to 13. This may have occurred for two reasons: (a) when the information was copied from the Poor Rate book, the Poor Rate Number was entered in the incorrect column; (b) it was originally intended that Ribbesford would be a separate Income Tax Parish (it is of note that at the top of the first sheet for Ribbesford, the following pencil note has been added: Income Tax Bewdley). These assessments were subsequently renumbered to 780 to 792: the reason for this is unclear. Finally, these numbers were crossed out and the numbers 934 to 946 added in red ink, this sequence continuing from the final entry (number 933) for the civil parish of Bewdley.

No. of assessment	No. of Poor Rate	Occupier	Owner and residence	Description	No	Situation	Estimated extent			Gross annual value			Rateable value		
							A	R	P	£	s	d	£	s	d
934	1	Stokes Levi	Lees-Milne Mrs	House		Coppice Gate Ribbesford				5	0	0	4	5	0
934		Stokes Levi	Lees-Milne Mrs	Land		Coppice Gate Ribbesford	20	0	0	9	0	0	8	5	0
935 <sup>9</sup>	2	Fernihough William	Lees-Milne Mrs	House		Haye Farm				7	5	0	6	5	0
935		Fernihough William	Lees-Milne Mrs	Land		Haye Farm	56	0	0	37	5	0	34	10	0
936	3	Knowles George	Lees-Milne Mrs	House		Park End Farm				7	5	0	6	5	0
936		Knowles George	Lees-Milne Mrs	Land		Park End Farm	56	0	0	37	5	0	34	10	0
937	4	Page William	Lees-Milne Mrs	House		Liveridge Farm				12	10	0	10	5	0
937		Page William	Lees-Milne Mrs	Land		Liveridge Farm	155	0	0	72	0	0	67	0	0

<sup>9</sup> Note added in pencil above the entry in the Situation column: HAY FARM.

No. of assessment	No. of Poor Rate	Occupier	Owner and residence	Description	No	Situation	Estimated extent			Gross annual value			Rateable value		
							A	R	P	£	s	d	£	s	d
937		Page William	Lees-Milne Mrs	Land		Liveridge Farm	19	0	0	11	0	0	10	5	0
937		Page William	Lees-Milne Mrs	House		Liveridge Farm				6	10	0	5	10	0
937		Page William	Lees-Milne Mrs	Land		Liveridge Farm	24	0	0	25	6	0	23	0	0
938	5	Darby William	Lees-Milne Mrs	House		Porters Farm				6	10	0	5	10	0
938		Darby William	Lees-Milne Mrs	Land		Porters Farm	71	0	0	30	10	0	28	5	0
939	6	Lees-Milne Mrs	Lees-Milne Mrs	House		Ribbesford	6	0	0	200	0	0	170	0	0
939	7	Lees-Milne Mrs	Lees-Milne Mrs	Land		Ribbesford				10	0	0	9	5	0
939	8	Lees-Milne Mrs	Lees-Milne Mrs	Garden		Ribbesford				65	0	0	65	0	0
940 <sup>10</sup>	9	Lees-Milne Mrs	Moore The Rev H. A.	Right of Shoot		Ribbesford				5	0	0	5	0	0
941 <sup>11</sup>	10	Lees-Milne Mrs	[...] Goodyear W. H.	Coppice		Ribbesford	270	0	0	216	0	0	200	0	0
942	10	Pitt Stanly	Lees-Milne Mrs	House		Ribbesford				24	0	0	20	10	0
942		Pitt Stanly	Lees-Milne Mrs	Land		Ribbesford	200	0	0	152	0	0	140	10	0
943	11	Hinton Thomas	Lees-Milne Mrs	House		Home Farm				18	0	0	15	5	0
943		Hinton Thomas	Lees-Milne Mrs	Land		Home Farm	155	1	0	136	10	0	111	0	0
944	12	Page Mrs E.	Lees-Milne Mrs	House		Horsehill Farm				10	0	0	8	10	0
944		Page Mrs E.	Lees-Milne Mrs	Land		Horsehill Farm	88	3	0	71	0	0	65	15	0
945		Page Mrs E.	Moore The Rev H A	House		Horsehill Farm				9	0	0	7	15	0
945		Page Mrs E.	Moore The Rev H A	Land		Horsehill Farm	60	0	0	40	0	0	37	0	0
946	13	Moore Rev H A	Moore The Rev H A	House		Horsehill Farm				3	0	0	3	0	0
946		Moore Rev H A	Moore The Rev H A	Land		Tithes				92	5	0	92	5	0

<sup>10</sup> The details given in the valuation summary for Assessment Number 940 appear to be in error. This may relate to a lease of sporting rights over the glebe land granted by Rev. Moore to Alec Lees-Milne referred to in the 1909 lease referenced in footnote 8 above. However, this is contradicted by fact that the field book states that Assessment Numbers 940 and 941 are located within the area shown for Assessment Number 939 on the record map, all of which was owned by Lees-Milne. TNA: IR58/61142, IR129/4/138, IR129/4/142. The 1909 lease does however rule out the possibility that a separate lease of sporting rights was granted by Lees-Milne to the Rector.

<sup>11</sup> See footnote 8 above.

No. of assessment	No. of Poor Rate	Occupier	Owner and residence	Description	No	Situation	Estimated extent			Gross annual value			Rateable value		
							A	R	P	£	s	d	£	s	d
980 <sup>12</sup>		Stinton	Lees-Milne	Included in 943		Lot 2 Ribbesford Estate									
981		Stinton	Lees-Milne	Included in 943		Lot 3 Ribbesford Estate									
982		Stinton	Lees-Milne	Included in 943		Lot 5 Ribbesford Estate									
983		Stinton	Lees-Milne	Included in 943		Lot 6 Ribbesford Estate									
984		Stinton	Lees-Milne	Included in 943		Lot 7 Ribbesford Estate									
985		Stinton	Lees-Milne	Included in 943		Pt Lot 8 Ribbesford Estate									
986		In Hand	Lees-Milne	Included in 941		Pt Lot 8 Ribbesford Estate									
987		Pitt	Lees-Milne	Included in 942		Lot 10 Ribbesford Estate									
988		Pitt	Lees-Milne	Included in 942		Lot 11 Ribbesford Estate									
989		Pitt	Lees-Milne	Included in 942		Lot 13 Ribbesford Estate									
990		Page	Lees-Milne	Included in 937		Lot 14 Ribbesford Estate									
991		In Hand	Lees-Milne	Included in 941		Pt Lot 16 Ribbesford Estate									
992		In Hand	Lees-Milne	Included in retn No 941		Pt Lot 17 Ribbesford Estate									
993		In Hand	Lees-Milne	Included in retn No 941		Pt Lot 18 Ribbesford Estate									

<sup>12</sup> Whilst the inked-in occupier name is shown as Stinton, it is possible to discern the original pencil entry as Hinton – this is consistent with the occupier of Assessment Number 943 being Thomas Hinton, and this, and the following five, assessments are stated to be included in 943.

No. of assessment	No. of Poor Rate	Occupier	Owner and residence	Description	No	Situation	Estimated extent			Gross annual value			Rateable value		
							A	R	P	£	s	d	£	s	d
994		Page	Lees-Milne	Included in retn No 944		Pt Lot 20 Ribbesford Estate									
995		In Hand	Lees-Milne	Included in retn No 941		Pt Lot 21 Ribbesford Estate									
1010			Rev Moore	Ribbesford Church											



## **Appendix 2. Index of Owners**

[...] Goodyear, W. H. 941

Lees-Milne 980-995

Lees-Milne, Mrs. 934-939, 942-944

Moore, Rev. 1010

Moore, Rev. H. A. 940, 945-946

## **Appendix 3. Index of Occupiers**

Darby, William 938

Page 990, 994

Fernihough, William 935

Page, Mrs. E. 944-945

Hinton, Thomas 943

Page, William 937

In Hand 986, 991-993, 995

Pitt 987-989

Knowles, George 936

Pitt, Stanly 942

Lees-Milne, Mrs. 939-941

Stinton 980-985

Moore, Rev. H. A. 946

Stokes, Levi 934

Not stated 1010

## **Appendix 4. Index of Places**

Coppice Gate 934

Park End Farm 936

Haye Farm 935

Porters Farm 938

Home Farm 943

Ribbesford 934, 939-942

Horsehill Farm 944-946

Ribbesford Estate 980-995

Liveridge Farm 937

Tithes 946

Not stated 1010

## **Appendix 5. References to other Land Valuation resources for Ribbesford**

TNA – The National Archives, Kew

WAAS – Worcestershire Archaeology and Archive Service, The Hive, Worcester

### Forms 37

No Forms 37 retained for the parish of Ribbesford.

### Field Books

TNA: IR58/61142, *Board of Inland Revenue Valuation Office: Field Books. North Worcestershire. Bewdley. Assessment No. 901-1000, 1910.*

TNA: IR58/61143, *Board of Inland Revenue Valuation Office: Field Books. North Worcestershire. Bewdley. Assessment No. 1001-1021, 1910.*

### Record Maps

TNA: IR129/3/656, *Board of Inland Revenue Valuation Office: Record Sheet Plans. West Midland Region: Hereford and Worcester District. OS Sheet Reference: Worcestershire XIV 13, 1910.*

TNA: IR129/4/127, *Board of Inland Revenue Valuation Office: Record Sheet Plans. West Midland Region: Kidderminster District. OS Sheet Reference: Worcestershire XIII 8, 1910.*

TNA: IR129/4/130, *Board of Inland Revenue Valuation Office: Record Sheet Plans. West Midland Region: Kidderminster District. OS Sheet Reference: Worcestershire XIII 12, 1910.*

TNA: IR129/4/134, *Board of Inland Revenue Valuation Office: Record Sheet Plans. West Midland Region: Kidderminster District. OS Sheet Reference: Worcestershire XIV 1, 1910.*

TNA: IR129/4/138 *Board of Inland Revenue Valuation Office: Record Sheet Plans. West Midland Region: Kidderminster District. OS Sheet Reference: Worcestershire XIV 5, 1910.*

TNA: IR129/4/142, *Board of Inland Revenue Valuation Office: Record Sheet Plans. West Midland Region: Kidderminster District. OS Sheet Reference: Worcestershire XIV 9, 1910.*

TNA: IR129/4/327, *Board of Inland Revenue Valuation Office: Record Sheet Plans. West Midland Region: Kidderminster District. OS Sheet Reference: Worcestershire XIV 13, 1910.*

## Appendix 6. Further information relating to the parish of Ribbesford and the 1914 sale.

In 1910, Ribbesford civil parish effectively consisted of Ribbesford House and 9 farms.<sup>13</sup> The owner of Ribbesford House also owned all the farms, which were let to tenant farmers. The only other landowner was the church which owned glebe land, as well as the church itself.

The land had been purchased in 1904 by James Henry Lees-Milne who died in 1908: his widow was Mrs Mary Elizabeth Lees-Milne. In the field book entries (which appear to have been made in 1914) Alec Lees-Milne is recorded as the owner. The estate was put up for auction on 15 July 1914 and the auction particulars (with plan) can be viewed at the Hive in Worcester, along with previous auction particulars from 1900.<sup>14</sup> In 1924, the Victoria County History stated that Ribbesford Manor was sold in 1904 ‘to the late J. H. Lees-Milne, whose son, Mr. Alec M. Lees-Milne, is now lord of the manor’.<sup>15</sup>

The Lot numbers referred to in the valuation summary appear to match those given in the 1914 auction particulars and these are detailed below: acreages are given in the format acres-roods-perches.

Description	1914 Lot number	Assessment Number(s)	Comments
Ribbesford House	Part of 1	939	The Field Book gives an area of 424-3-8 owned by Alec Milne Lees Milne ( <i>sic</i> ) and occupied by Mary E. Lees-Milne. The auction particulars show 423-3-8, covering both the house and Ribbesford Woods. [There is no explanation for the difference, other than simple human error at the time]
Ribbesford Woods	Part of 1	940-941	The Field Book gives no area or description for Assessment Number 940. Assessment Number 941 is described as Coppice, 270 acres owned and occupied by A. M. Lees Milne but then states ‘included in 939’. See also footnotes 8 and 10 above.
Home Farm	2 to 7	943, 980-984 See also 985	The auction particulars and Field Book shows the same areas for each parcel as the valuation summary with a total area of 149-1-29.
The Beeches	8	985-986	This land lies north of Brookside Farm between the Glebe and Ribbesford Woods. The Field Book shows only 2-2-34 in hand (986) with the remaining 4-3-0 let to Mr Hinton of Home Farm (985) quite some distance from the rest of the land let to him. The auction particulars show all 7-1-34 in hand.
The Haye Farm	9	935	The Field Book shows 55-1-32 let to Mr. Fernihough. The auction particulars show the same area let to Mr. Fernihough’s Executors.

<sup>13</sup> Historically the ecclesiastical parish of Ribbesford included Bewdley, with St. Anne’s Church in the village centre being merely a chapel of ease: the burial ground for Bewdley has always been the churchyard at Ribbesford.

<sup>14</sup> WAAS: b705:550 BA 5723.

<sup>15</sup> William Page and J W Willis-Bund, eds, ‘Parishes: Ribbesford with the borough of Bewdley’, in *A History of the County of Worcester: Volume 4*, (London, 1924) <https://www.british-history.ac.uk/vch/worcs/vol4/pp297-317> [accessed 29 July 2024].

Description	1914 Lot number	Assessment Number(s)	Comments
Coney Green Farm	10-13	942, 987-989	The Field Book gives a total of 224-2-02. The auction particulars give a total of 224-2-12 for Lots 10-13 let to Mr. S. R. Pitt. The correct spelling is Stanley, but he also appears as Stanly in the census.
Brookside and Liveridge Farms	14-15	937, 990	The Field Book has 937 with 177-3-0 and 990 with 37-0-31. The auction particulars show Lot 14 (Brookside) with 37-0-31 and Lot 15 (Liveridge) with 177-3-0 both let to Mr W. Page.
Porter's Farm	16	938, 991	The Field Book has 72-1-5 for 938 and 30-0-13 for 991, described as Wood. Both the Valuation Summary and the Field Book show 991 as being in hand (that is, not let on any tenancy) and not included in the farm tenancy. The auction particulars give 102-1-18 for Lot 16 let to Mr. W. Darby.
Coppice Gate Farm	17	934, 992	The Field Book has 22-1-37 for 934 and 20-1-18 for 992, described as Wood. Both the Valuation Summary and Field Book show 992 as being in hand and not included in the farm tenancy. The auction particulars give 42-3-15 for Lot 17 with the tenant as the representative of the late Mr J. Amies.
Park End Farm	18	936, 993	The Field Book shows 87-0-1 for 936 and 55-1-35 for 993, described as Wood, making a total of 142-1-36. Both the Valuation Summary and Field Book show 993 as being in hand and not included in the farm tenancy. The auction particulars give 142-1-36 for Lot 18 with the tenant named as Mr. W. R. Knowles' Executors.
Horsehill Farm	19-20	944, 994 See also 945	The Field Book has 68-3-4 for 944 and 22-1-22 for 994, making a total of 91-0-26. In the auction particulars, Lot 19 is given as 68-3-4 and Lot 20 as 21-1-22, making a total of 90-1-26 with the tenant as Mr. T. R. Page.
Woodland	21	995	This woodland is to the west of Ribbesford Woods on either side of the road leading from Horsehill Farm to Park End Farm. The Field Book describes 995 as woodland, with an area of 50-1-8 in hand. The auction particulars provide the same details.
Horsehill Glebe		945-946	The Tithe records give area as 64-2-0. The Field Book entry for 945 gives the area as 64-1-37, rather than 60-0-0 as recorded in the Valuation Summary, with all the land being let to E. Page. The Valuation Summary entry for 946 is somewhat curious as the Field Book entry suggests it should relate merely to a house included with 945, let to E. Page rather than being occupied by Rev. Moore, who in fact lived in Lower Park, Bewdley. The reference to

Description	1914 Lot number	Assessment Number(s)	Comments
			Tithes may have been correct for the Poor Rate but does not feature in the Field Book. It presumably relates to the whole parish of Ribbesford, not just to the Glebe Land.
Ribbesford Church		1010	This relates to the church and churchyard only.