Cadastral mapping in a cadastre-less state:

Three major map surveys of England and Wales in The National Archives of the United Kingdom

Andrew Janes

Cartography and Cadastral Maps workshop

Pisa, 6 November 2013

MAF 73/6/50 (detail)

The National Archives

“An Englishman’s home is his castle”

Sandal Castle, Yorkshire, 1561

MPC 1/97

The National Archives

“All maps are inaccurate.

It is only a question

of the degree of accuracy

necessary for the purpose in view.”

Letter from J W Buttery (Land Registry official)
to the Chief Registrar, 19 January 1924

Quote: LAR 1/137; background: MPI 1/112 (detail)

The National Archives

Cadastral mapping in a cadastre-less state

- The National Archives and its place in the UK government
- Property mapping before 1836
- Tithe survey: context, records and use of maps
- Valuation Office survey: context, records and use of maps
- National Farm Survey: context, records and use of maps
- Use and value of the records today

United Kingdom of Great Britain and Northern Ireland

Scotland

Northern Ireland

Republic of Ireland

(left the UK in 1922)

England

Wales

http://commons.wikimedia.org/wiki/File:British_Isles_United_Kingdom.svg

The National Archives of the United Kingdom

- A government department under the Ministry of Justice
  - We preserve and provide access to historical records of central government, armed forces and higher law courts
  - We lead information management across government
  - We oversee the re-use of public-sector information
  - We lead the UK archive sector
- Over 180 km of paper records and 300 TB of digital records
- Most records are of government origin and provenance
- **www.nationalarchives.gov.uk**

Maps in The National Archives

CO 700/BERMUDA6 (detail)

- Over 6 million (and growing...)
- 14th century to present
- World-wide coverage
- Rich in MS and annotated maps
- Most maps are integrated with textual records
- Many maps were integral parts of government bodies' recordkeeping systems
- **www.nationalarchives.gov.uk/maps**

Ordnance Survey of Great Britain

- Our national mapping agency
- Founded c.1791
- First 1:63360-scale map published in 1801
- Larger-scale maps produced from the mid 19th century
- Ordnance Survey maps have been widely re-used by other government departments in their recordkeeping
- **www.ordnancesurvey.co.uk**

Her Majesty's Land Registry

- The "cadastre" for England and Wales
- Founded in 1862
- Compulsory registration introduced gradually, 1899-1990
- Registration is now compulsory on change of ownership
- About 80% of land is now registered; 20% is unregistered
- No land registration records held at The National Archives
- **www.landregistry.gov.uk**

Domesday Book, 1086-1087

E 31/1 and E 31/2; E 31/2/1, f 129v

The National Archives

A property deed

Shotton, County Durham, 1765

The National Archives

A map illustrating a legal dispute

Inclesmoor, Yorkshire, c.1450

MPC 1/56

The National Archives

Estate maps in different styles

Audley End, Essex, 1666

Whittle, Northumberland, 1805

MPE 1/673 (detail); MPI 1/162 no 17

The National Archives

A map showing the division of land

Enfield Chase, Middlesex, c.1776

MPC 1/216 (detail)

The National Archives

An enclosure map

Sotherton, Suffolk, 1804

MPL 1/59

The National Archives

Three major map surveys of England and Wales

Recordkeeping systems combining maps with text

- **Tithe survey** – mainly 1837-1845 (some completed later)
  - maps and (textual) apportionments
- **Valuation Office survey** – 1910-1915
  - maps and (textual) field books
- **National Farm Survey** – 1941-1943
  - maps and (textual) forms

Property numbers link the records together

a piece of land
or property

property
number

(e.g. 2879)

a cartographic
record

a textual
record

IR 121/10/10 (detail); IR 58/29943 no 2879 (detail)

The National Archives

Tithe survey: context

- Tithes: an ancient church tax, originally paid in kind
- Had been reformed or abolished in some places
- By the early 1800s considered an unfair anachronism
- **Tithe Act 1836:** replaced tithes with tithe rentcharges
- Tithe survey carried out to assess liability for rentcharge
- Largely completed by 1850
- Later modifications, leading to final abolition in 1977

Tithe survey: records

- **Maps:** showing property boundaries
- **Apportionments:** including, for each property:
  - Names of landowner and occupier
  - Name / brief description and size of property
  - Type of cultivation (e.g. pasture), if applicable
  - Amount of tithe rentcharge due
- **Other records:**
  - Tithe Commissioners' correspondence files etc
  - Original maps and apportionments made in triplicate: one of the other copies is now often in the local archives

Tithe survey: map

Ayston, Rutland, 1850

IR 30/28/2

The National Archives

Tithe survey: apportionment

Numbers referring to the Plan.	NAME AND DESCRIPTION OF LANDS AND PREMISES.
1	The Hall with the Lawn pleasure grounds Gardens &c

Fludyer the Lady Mary

A.	R.	P.
3	1	33

IR 29/28/2, p 1, entry 1

The National Archives

Tithe survey: diversity of maps

- 21% of tithe districts did not need to be mapped
- Maps were commissioned and paid for by local landowners
- Some maps show all land, others just tithable land
- Significant differences in size and scale
- Significant differences in form and general appearance
  - e.g. 97% MS maps, 3% printed maps
- Significant differences in accuracy
  - e.g. 12% 1st class maps, 88% 2nd class maps

1st-class tithe map:
Ashprington, Devon, 1843

2nd-class tithe map:
Gittisham, Devon, 1838

IR 30/9/17; IR 30/9/189 (details)

The National Archives

plot 5 = 23 acres
plot 4 = 88 acres
plot 3 = 376 acres

No. 4.—London: Printed and Published (by Author

Numbers referring to the Plan.	NAME AND DESCRIPTION of LANDS AND PREMISES.	STATE of CULTIVATION.	QUANTITIES in STATUTE MEASURE.		
			A.	R.	P.
5	Abergynolwyn	Arable and Pasture	23	"	"
38	Tycroes	Do. and Do.	81	"	"
3	Nantllwyngwedd	Arable pasture and Wood	376	"	"
4	Pandy	Do. Do. and Do.	88	"	"
17	Gelliddaraenen	Do. Do. and Do.	60	"	"
28	Nant cau vach	Arable and Pasture	101	"	"
29	Cernos	Do. and Do.	58	"	"
31	Gwastadvryn	Do. and Do.	750	"	"
34	Tyn y vach	Arable Pasture and Wood	396	"	"
1	Bryn yr Eglwys	Do. Do. and Do.	950	"	"

Llanfihangel-y-Pennant, Merionethshire, 1840

IR 30/52/24; IR 29/52/24 (details)

The National Archives

Barnham, Sussex, 1846

Frittenden, Kent, 1839

IR 30/35/20; IR 30/17/147 (details)

The National Archives

Bradford,
Yorkshire, 1850

Droylsden, Manchester,
Lancashire, 1847

IR 30/43/60; IR 30/18/106 (details)

The National Archives

Re-using an estate map

Whittle, Northumberland, 1839

MPI 1/162 no 17; IR 30/25/476

The National Archives

Down St Mary, Devon, 1867

A map illustrating an altered apportionment

IR 29/9/160

The National Archives

Valuation Office survey: context

- Wealth closely tied to land and property ownership
- Early 1900s: reform-minded Liberal Party governments
- **Finance (1909-1910) Act 1910:** reformed property taxes
- Increment Value Duty: taxed increases in property prices
- New survey required to assess the values of properties
- Valuation Office survey carried out 1910-1915
- Complex and unpopular; legislation repealed in 1920

Valuation Office survey: records

- **Maps:** annotated Ordnance Survey maps
- **Field books:** including, for each property:
  - Names of landowner and occupier
  - Complicated valuation for tax purposes
  - Description (amount of detail varies)
- **Other records:** part of a complex recordkeeping system
  - Some related records are held in local archives

Valuation Office survey: map

IR 124/8/334

The National Archives

Valuation Office survey: field book

..... 67 .....Reference No. Map. No. 68-9-H

Situation Opposite the Church Entrance, Frittenden.

Description House, workshop & yard

Extent ~~38 perches~~ 36 Poles

Gross Value { Land £ / Buildings £ 23 } Rateable Value { Land £ / Buildings £ 20 }

Gross Annual Value, Schedule A, £

Occupier / Owner Oakley, Charles John, Frittenden House, Staplehurst.

Reference No. 67

Particulars, description, and notes made on inspection Jan 1914

Brick & Tile house

Ironroom Kitchen

Dining room Pantry

4 Bedrooms (2 fires) attics.

Wash house & WC

Timber & Iron store Brick & Tile

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

IR 58/52820 no 67

The National Archives

Valuation Office survey: diversity of maps

- Used the “best available” Ordnance Survey maps:
  - Some areas of low population at 1:10560
  - Most rural areas at 1:2500
  - Some areas enlarged to 1:1250
  - Many urban areas at 1:1056, 1:528 or 1:500
  - Some maps are special editions or re-printings
- Variable styles of annotation:
  - Outlined properties or fully shaded properties?
  - Red outlines or multi-coloured outlines?

Crowmarsh Gifford, Oxfordshire

IR 126/6/728 (detail)

The National Archives

Crediton, Devon

IR 128/1/774 (detail)

The National Archives

IR 128/9/1219 (detail)

The National Archives

Derby, Derbyshire

IR 130/2/244 (detail)

The National Archives

Aberystwyth, Cardiganshire

IR 131/5/1657; IR 131/1658 (details)

The National Archives

A hand-drawn plan within a field book entry

St Pancras Workhouse, London

IR 58/17259, no 2605; IR 121/6/37 (detail)

The National Archives

National Farm Survey: context

- Second World War home front:
  - Greater reliance on domestic food supplies
  - More land and resources needed for food production
- Surveyed farms and market gardens larger than 5 acres:
  - To ensure efficient farming
  - To inform post-war planning

National Farm Survey: records

- **Maps:** annotated copies of Ordnance Survey maps
- **Individual farm records:** 4 separate forms, covering:
  - Names of the landowner and farmer
  - Detailed information about the land, livestock, agricultural produce, facilities, equipment and workforce
  - Assessment of productivity and efficiency

National Farm Survey: map

Forty Hall Farm, number 17

Enfield, Middlesex, 1941-1942

MAF 73/27/2

The National Archives

National Farm Survey: forms

MAF 32/952/2, no 17

The National Archives

National Farm Survey: diversity of maps

- Used the “best available” Ordnance Survey maps:
  - Limited supplies: had to print new copies
  - 1:2500 map sheets reduced to 1:5280
  - 1:10560 map sheets
- Variable styles of annotation:
  - Similar to the Valuation Office survey
  - Some maps are “overcrowded” and difficult to read
  - Maps for areas with few farms bear few annotations

Enfield, Middlesex

The National Archives

Boltons, Cumberland

MAF 73/8/37

The National Archives

Brereton cum Smethwick, Cheshire

MAF 73/6/50 (detail)

The National Archives

MAF 73/6/50

The National Archives

Pinchbeck, Lincolnshire

The National Archives

Cadastral mapping in The National Archives

- ✗ Not comprehensive
- ✗ Not consistent
- ✗ Not uniform

- ✓ Very diverse
- ✓ Very detailed
- ✓ Very useful

IR 30/35/20; IR 30/17/147; IR 30/25/476 (details)

The National Archives

Present-day research uses for the three surveys

- Local history / histories of places
- House history
- Family history (genealogy)
- Complex legal research, e.g. public rights of way
- Various fields of academic study, e.g. landscape history, social and economic history, history of cartography

www.nationalarchives.gov.uk/maps

andrew.janes@nationalarchives.gsi.gov.uk

Twitter: **@cartivist**

MPI 1/112 (detail)

The National Archives