

DATED

23 October

1986

NORFOLK COUNTY COUNCIL

to

LESLIE JAMES CHAPPELL

and

ROBERT JOHN SEAMAN

Conveyance

- of -

Land at Crimplasham
Norfolk

MEICALFE COPEMAN & PETTEFAR
4 LONDON ROAD
DOWNHAM MARKET
NORFOLK
PE 38 9BY

*We certify this to be a
true copy.*

Mitchell Conveyance

9th December 1986

F5

new

THIS CONVEYANCE is made the 4th day of

INLAND REVENUE
PRODUCED
4 DEC 1986
FINANCE ACT 1931
of County Hall Martineau

October One thousand nine hundred and eighty six

BETWEEN NORFOLK COUNTY COUNCIL of

Lane Norwich in the County of Norfolk (hereinafter called "the

Vendor") of the one part and LESLIE JAMES CHAPPELL of The Old

Rectory Crimlesham King's Lynn in the County of Norfolk and

ROBERT JOHN SEAMAN of 42 Wimbotsham Road Downham Market in the

said County of Norfolk (hereinafter called "the Trustees") of the

other part _____

WHEREAS:

The Vendor is seised in fee simple in possession (subject as hereinafter mentioned but otherwise) free from incumbrances of the hereditaments hereinafter described and has agreed to sell the same to the Trustees at the price of FOUR THOUSAND FIVE HUNDRED

POUNDS _____

AND WHEREAS the Trustees have requested the Vendor to

convey the said hereditaments in manner and upon the trusts

hereinafter appearing NOW THIS DEED WITNESSETH as

follows:

1. _____ IN pursuance of the said Agreement and in consideration of the sum of FOUR THOUSAND FIVE HUNDRED POUNDS now paid by the Trustees to the Vendor (the receipt whereof the Vendor hereby acknowledges) the Vendor as beneficial owner HEREBY CONVEYS unto the Trustee ALL THAT piece of land situate in the Parish of Crimlesham in the County of Norfolk containing 1.544 acres or thereabouts as the same forms part of enclosure 9881 on the Ordnance Survey map (1981 edition) for Crimlesham and is for the purpose of identification only and not further or otherwise delineated on the plan annexed hereto and thereon edged red TOGETHER WITH the right (in common with the Vendor and

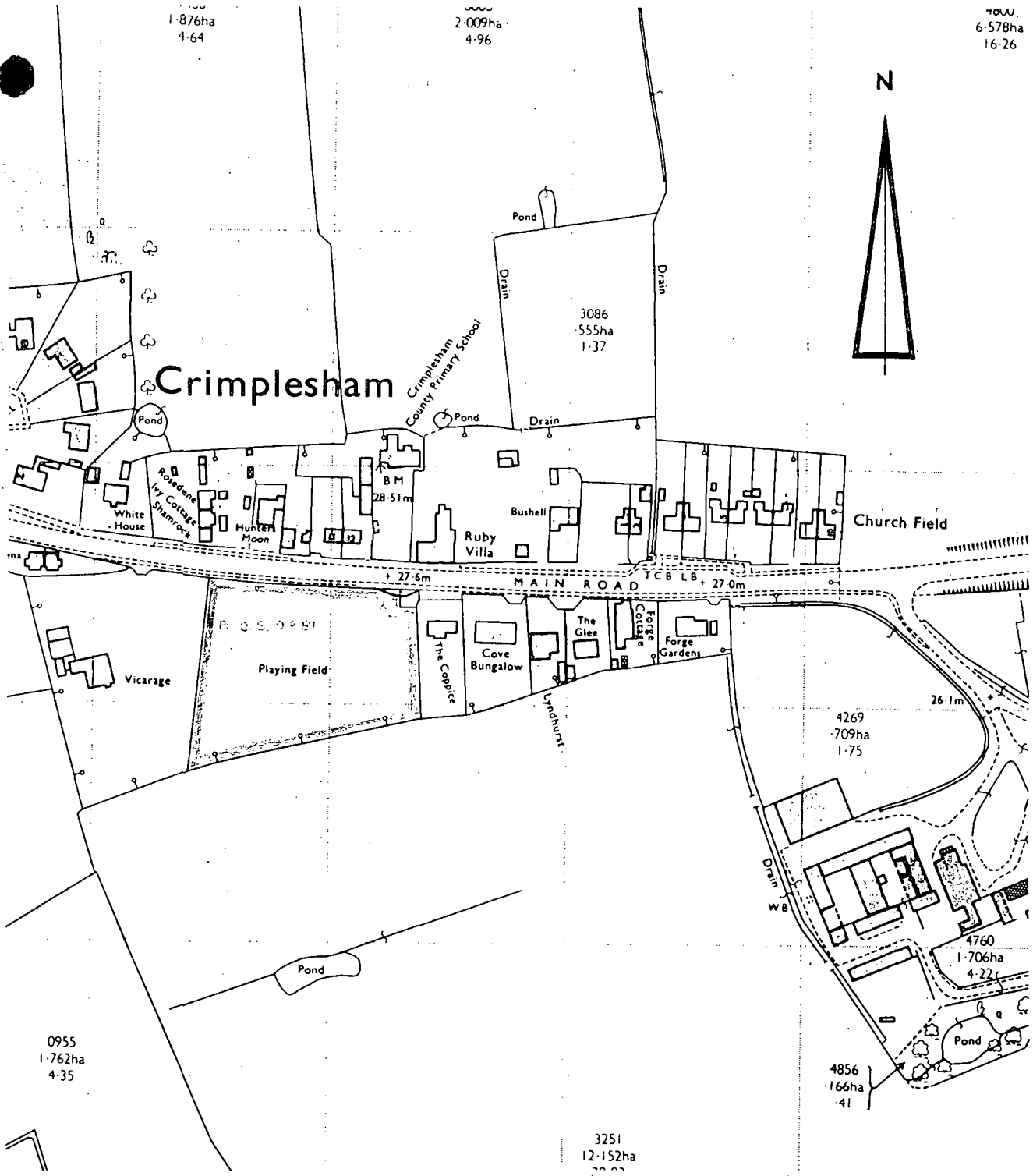
all others entitled thereto) to pass and repass at all times and for all purposes connected with the use of the property hereby conveyed and with or without vehicles from and to the property hereby conveyed over and along the land shown coloured brown on the said plan TO HOLD the same unto the Trustees in fee simple SUBJECT TO the exceptions reservations covenants stipulations and other matters contained in a Conveyance dated the 18th day of May One thousand nine hundred and fifty three made between the Reverend Norman Cecil White of the first part The Church Commissioner for England of the second part The Right Reverend Edward Lord Bishop of Ely of the third part and the Vendor of the fourth part (hereinafter called "the Conveyance") so far as the same are still subsisting and capable of taking effect and affect the property hereby conveyed Upon the trusts and subject to the powers and provisions set out in the First Schedule hereto _____

2. WITH the object of affording to the Vendor a full indemnity in respect of any breaches of the covenants and stipulations more particularly contained in the Conveyance but not further or otherwise the Trustees hereby jointly and severally covenant with the Vendor that the Trustees and the persons deriving title under the Trustees will henceforth observe and perform the said covenants and stipulations so far as aforesaid and will indemnify the Vendor against all actions claims and liabilities in respect thereof _____

3. THE Vendor hereby acknowledges the right of the Trustees to production of the Conveyance and to delivery of copies thereof and hereby undertakes for the safe custody thereof _____

4. IT IS HEREBY CERTIFIED that the transaction hereby effected does not form part of a larger transaction or of a series of transactions in respect of which the amount or value or the

NORFOLK COUNTY COUNCIL



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THIS MAP IS TAKEN FROM ORDNANCE SHEET TF 6503 Edition 1981

DRAWING No. **VE/1352**

DATE OCT' 1985 SCALE 1/2500

CRIMPLESHAM

Sale of Playing Field

DEPARTMENT OF PLANNING & PROPERTY, NORFOLK COUNTY COUNCIL.

aggregate amount or value of the consideration exceeds THIRTY
THOUSAND POUNDS _____

IN WITNESS whereof, the Vendor has caused it's Common Seal to be
hereunder affixed and the Trustees have hereunto set their hands
and seals the day and year first before written _____

THE FIRST SCHEDULE

1. The Trustees shall apply as soon as possible to the
Charity Commissioners for an Order of the Charity Commissioners
for England and Wales vesting the Trust property hereby conveyed
in the Official Custodian for Charities and upon such Order being
made the Trustees shall cease to be the Trustees of the Trust
Property and the Charity shall thereafter be administered and
managed by the members for the time being of the Committee of
Management hereinafter mentioned as the Trustees thereof. _____
2. The property hereby conveyed (herein called "the
Trust Property") shall be held upon trust for a recreation ground
for the benefit of the inhabitants of the Parish of Crimplesham
in the County of Norfolk in such manner as the Committee of
Management from time to time shall think fit _____
3. The general management and control of the Trust Property
and the arrangements for its use shall be vested in a Committee of
Management (hereinafter called "the Committee")

 - (a) Five Elected Members of the Committee shall be elected
at the Annual General Meeting to be held as in this Deed provided
for a term of office commencing at the end of the Annual General
Meeting at which they are elected and expiring at the end of the
Annual General Meeting in the following year
 - (b) ~~(Six)~~ Representative Members of the Committee shall be
appointed by such appointing organizations as are set out in the
Second Schedule and their names shall be notified by each

appointing organization to the Secretary of the Committee. They shall except in the case of such members appointed to fill casual vacancies be appointed before the Annual General Meeting in any year for a term of office commencing at the end of the Annual General Meeting next after their appointment and expiring at the end of the Annual General Meeting in the following year

(c) The Committee shall have power to co-opt not more than three members to hold office until the end of the Annual General Meeting following their co-option

(d) Any competent member of the Committee may be reappointed or re-elected _____

4. The Committee at their first meeting in each year after the Annual General Meeting shall elect one of their number to be Chairman of their meetings and may elect one of their number to be Vice-Chairman. The Chairman and the Vice-Chairman shall continue in office until their successors are respectively elected

If the Chairman is absent from any meeting the Vice-Chairman (if any) shall preside otherwise the Members present shall before any other business is transacted choose one of their number to preside at that meeting _____

5. There shall be an Annual General Meeting to be convened by the Committee in the month of April in each year the first of such meetings (herein called "the first General Meeting") to be convened in the month of May 1987 Twenty one days' notice to be affixed to some conspicuous part of the Trust property or other conspicuous place or places in the said Parish of the inhabitants of the age of 18 years or upwards of either sex for the purpose of receiving the Report and Accounts of the Committee and for accepting the resignations of members of the Committee and for the purpose of electing (Five) members under Clause 3 hereof and for

taking such action as it may decide under Clause 8 hereof provided nevertheless that if in any year an Annual General Meeting shall not be convened and held in the month of April the Annual General Meeting for that year shall be held as soon as practicable after the month of April _____

6. The Committee shall have power by Resolution of the Committee passed at a meeting at which not less than two-thirds of all the members of the Committee vote in favour of the Resolution to allow any existing organization in the said parish not mentioned in the Second Schedule hereto and any other organisations which may hereafter be formed in the said parish having aims of a recreational character consistent with those upon which the trust property is held hereunder to appoint an additional member of the Committee in the same manner as if such organisation had been mentioned in the Second Schedule hereto and for this purpose the total number of members of the Committee as provided for in Clause 3 hereof may be increased but no Resolution shall be effective until it has been approved in writing by the Charity Commissioners.

7. A casual vacancy arising from the death or resignation or removal of an appointed member of the Committee shall be filled by the organisation by which such member shall have been appointed and the person so appointed shall retire at the time when the vacating member would have retired. In the event of a vacancy arising through the death resignation or removal of a member of the Committee elected by the Annual General Meeting the Committee shall have power to fill such vacancy until the next Annual General Meeting. All members shall retire annually at the Annual General Meeting _____

8. If any organisation entitled to appoint a member of the Committee ceases to exist or fails to make an appointment in manner

aforesaid before the Annual General Meeting in any year the Annual General Meeting shall decide in what way if at all the vacancy shall be filled _____

9. The proceedings of the Committee shall not be invalidated by any vacancy among its members or by any defect in the appointment or qualification of any member _____

10. The Committee may from time to time make and alter Rules for the conduct of its business and for the summoning conduct and recording in a Minute Book of its meetings and in particular with referende to:

(a) The terms and conditions upon which the Trust Property may be used for recreation and the sum (if any) to be paid for such use

(b) The appointment of an Auditor Treasurer and such other unpaid officers as it may consider necessary and the fixing of their respective terms of office

(c) The engagement and dismissal of such paid officers and servants for the Trust Property as it may consider necessary

(d) The number of members who shall form a quorum at its meetings provided that the number of members who shall form a quorum shall never be less than a third of the total number of members of the Committee _____

11. All payments in respect of the use of the Trust Property and all donations for the benefit thereof shall be paid into a Trust Account at the Barclays Bank PLC at Downham Market aforesaid or at such other Bank as shall from time to time be substituted by the Committee any such substitution to be endorsed upon this Trust Deed with a copy of the resolution relating thereto _____

12. The moneys standing to the credit of the said

Account shall be applied as the Committee shall decide in maintaining repairing and insuring the Trust Property and the buildings and effects thereon and in paying rent rates taxes salaries wages and other outgoings and in providing equipment and means of recreation and otherwise for the maintenance and improvement of the Trust Property _____

13. The Committee may upon the vote of a majority of its members and with the consent of the Charity Commissioners from time to time by mortgage or otherwise obtain such advances on the security of the Trust Property or any part thereof as may be required for maintaining extending or improving the same or any part thereof or erecting any building thereon or for the work carried on thereon and may continue or repay in whole or in part and from time to time any existing mortgage or charge on the said property _____

14. If the Committee by a majority decides at any time that on the ground of expense or otherwise it is necessary or advisable to discontinue the use of the Trust Property in whole or in part for the purposes hereinbefore indicated it shall call a Meeting of the inhabitants of the age of eighteen years or upwards of the said Parish of which Meeting not less than twenty one days' notice (stating the terms of the Resolution that will be proposed thereat) shall be posted in a conspicuous place or places on the Trust Property and advertised in a newspaper circulating in the said Parish and if such decision shall be confirmed by a majority of such inhabitants present at such Meeting and voting the Committee may with the consent of the Charity Commissioners let or sell the Trust Property or any part thereof All moneys arising from such letting or sale (after satisfaction of any liabilities properly payable thereout) shall with such consent as aforesaid

be applied either in the purchase of other property approved by the Committee and to be held upon the trusts for the purposes and subject to the provisions hereinbefore set forth (including this power) or as near thereto as circumstances will permit or towards such other charitable purposes or objects for the benefit of the inhabitants of the said Parish as may be approved by the Charity Commissioners and meanwhile such moneys shall be invested in the name of the Official Custodian for Charities and any income arising therefrom shall either be accumulated (for such time as may be allowed by law) by investing the same and the resulting income thereof in like manner as an addition to and to be applied as the capital of such investments or shall be used for any purpose for which the income of the Trust Property may properly be applied

15. If any Rules made under the power in that behalf hereinbefore contained are inconsistent with the provisions of these presents the latter shall prevail

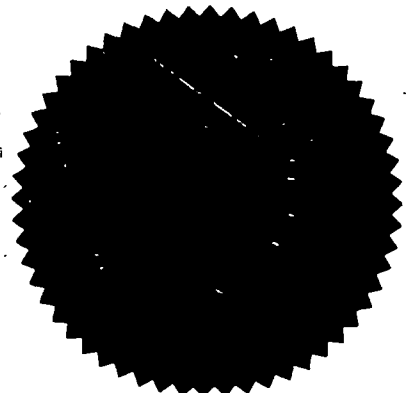
THE SECOND SCHEDULE

- The Crimlesham Parochial Church Council
- The Crimlesham Parish Council
- The Crimlesham Village Hall Committee
- The Crimlesham Village Trust
- The Crimlesham Youth Club
- The Crimlesham Womens Institute

THE COMMON SEAL of the Norfolk)
County Council was hereto affixed)
in the presence of:)

Ch. J. P. ...

County Solicitor



SIGNED SEALED AND DELIVERED)

by the said LESLIE JAMES)

CHAPPELL in the presence of:-)

Chappel

*Shuslan
Willow Cottage
Cunseyham
Kings Lynn
Norfolk
Retired*

SIGNED SEALED AND DELIVERED)

by the said ROBERT JOHN)

SEAMAN in the presence of:-)

Robert John

Witness signature *✓* *Charlworth* *✓*
Witness Address *✓* *4 Oak View Drive,*
Downham Market,
NORFOLK.
Witness Occupation *✓* *School master.* *✓*