

Memorandum of Improvements on Mr. Warner's Farm (composed of 1280 acres) at Lake Macquarie, of which possession was given to Mr. W. on the 15th of February 1830. viz.

8^o 1

1. A Substantial dwelling house 55 feet long and 26 feet wide - shingled, and composed of very stout posts and slabs (12 ft. long) shingled, lathed, plastered and rough cast, ceilings and floored, complete with cedar Panel doors - 13 sash windows, divided off into 9 rooms, 9 ft. 6 in. high - 3 fire places with stone and brick chimneys, and a verandah 7 ft. wide in the front, and end of the house.

2. A Store 42 feet long - 15 feet wide built upon grooved plates, and composed of stout posts and slabs divided off into 4 rooms, with bays above them, and shingled in - in one of these rooms - a stone and brick chimney, & oven are built.

3. A Kitchen 10 ft. square, shingled, lathed, plastered and shingled, with a stone chimney.

4. A Servants Room - 8 ft. square, composed of shingles & weatherboarded floor & shingled.

5. Two Stall Stable 12 ft. by 10 ft. - with hay loft composed of strong slabs - bark roof.

6. Black Smiths Shop - 10 ft. square composed of stone slabs - bark roof - complete with Forge and Tools.

Barn - 20 ft. by 15 ft. on grooved plates composed of stone posts and slabs (10 ft. under the beams) bark roofed & floored with boards. } 7.

1 Fowl House - 20 ft. by 12 ft. composed of 9 ft. Slabs - bark roof. } 8.

1 Fowl House. 20 ft. by 12 ft. built with stone slabs, on grooved plates - (8 ft. under the tie beams) bark roof. } 9.

1 Fowl house 14 ft. by 10 ft. composed of 9 ft. Slabs - bark roof. } 10.

A Stone built Barn - 50 ft. long - 16 ft wide (12 ft. under the tie beams) composed of very stone posts - slabs and stumps and shingled in and a greatly attacked thresh - built on grooved plates composed of stone slabs - two stories high, and 30 ft. long - were destroyed by fire (supposed to be struck by lightning) in January 1833. During Mr. Warner's absence on magisterial duty at Brisbane Water - also a quantity of building materials consisting of sawn and split stuff and other articles. } 11.

A Street four rail'd Stock Yard dividing off into 4 yards - comprising 42 Rods of fencing. } 12.

Orchard and Garden $8\frac{1}{2}$ acres (Planted as
an Orchard and garden) in full bearing. in
which there are upwards of 100 Orange Trees, and
a choice collection - in variety of apple Pear-
Plums - Cherry - Nutmegs - Peaches - Almonds -
Loquats - Mulberry - English Mulberries - Simon
Quinces - Hazel nut - Figs - Shuddocks -
Pomegranates &c (from Mr. Shephard's "Nursery"
and other places) including about two acres
of Vines planted with select variety of grapes
in full bearing - all supported by trellis
work - also 42 Rods of a Lemon fence. and
42 Rods of a Peach hedge.

14. { 148 Rods of three railed fence, close paled
with 7 ft. paling - (enclosing the greater part
of the Orchard and garden) with a ditch on
each side of the said fence.

15. { Land cleared - 60 acres of land cleared
and in cultivation.

16. 16 1/2 Rods. 4 Railed Fence.

17. 829 Rods. 3 Railed Fence

18. { 36 Rods. 3 Railed Fence close paled with
5 ft. paling.

19. 26 Rods. 2 Railed fence (water fence).

Turkey House - 15 ft. by 12 ft. composed
of stone posts & 10 1/2 ft. Slabs - bark roof. - 20.

Large Barn 50 ft. by 36 ft. - 21.

Wheat Shed
Corn House

1883. About 320 Rods of a 4 foot
American Spruce was burnt & sold by
of 200 ft. Spruce destroyed by the
same accident.

Memorandum of
the Proceedings of
"Gillies & Co."
15 Feb - 1880