

# People of Lyme Rev Richard Pennell 1776-1857 of Porto and Lyme

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from research by the Lyme Regis Museum Research Team  
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with thanks to Ian Chivers for the loan of legal documents

## **Summary**

*Richard Pennell was born in Porto in 1776, a son of Lovell Pennell of Topsham and Porto, port wine merchant and shipper. After a career in the trade in Porto with Pennells, Follet & Co and in London, where he had his own wine trading company, Richard Pennell & Co, he went up to Oxford in 1810 to read Divinity, was ordained and was appointed by the Prince Regent as Chaplain to the British Merchants in Porto. There he built the Anglican Chapel of St James, no mean feat in a Catholic country where Protestantism was scarcely tolerated at that time. His father had already retired to Lyme, but had died before Richard retired there in 1823. In 1824 Richard married a wealthy widow, Mrs Rebecca Hammett, who had just built the house now called Rose Hill, a fashionable maritime villa in Lyme. There he assisted Parson Hodges at St Michael's church, translated poetry and philosophical texts and showed an interest in reforming politics at the oust of the Fanes from Lyme. In 1846 Richard and Rebecca left Lyme for Kingston, Surrey where she died in 1852. He lived his last years in Southsea near many Pennell, Giffard and Follett family members, dying in 1857 at the age of 81.*

## **Richard Pennell**

Richard Pennell was born in Porto<sup>1</sup>, Portugal, on 9<sup>th</sup> October 1776, a British subject. His parents, Lovell Pennell, a wine shipper (born in Topsham, Devon about 1748), and Jane Vaughton<sup>2</sup> Clark (born in London in 1774 of the family of port wine merchants that founded Warre & Co) married in Porto in 1773. They had 16 children, of which 11 survived childhood. Richard was the eldest survivor. Various members of the Pennell and Follett families occur frequently in the Anglican Church records at Porto.

Nothing is known of Richard's childhood or where he attended school, but he entered the Porto port wine trade with his father, a trade still dominated by British merchants and shippers to this day. His matriculation in later life at Oxford suggests a British education, whether in Portugal or Britain.

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<sup>1</sup> *Porto* is often called *Oporto* in English. It lies near the west coast of Portugal on the River Douro. Portugal was a long-serving ally of England and Britain against Spain. Porto was a centre for British merchants who were permitted to operate business there, principally the production and shipping of Port wine from the Douro Region. Although born there, Richard was a British subject.

<sup>2</sup> *Voughton* on her monument in Lyme Regis Church



### **The Port Wine Trade<sup>3</sup>**

It was only towards the end of the 18<sup>th</sup> Century that port wine became fashionable - the brandy-fortified aged dark red wine that we know today. Auctions of cases of vintage port then started in Britain and its appreciation was helped by a treatise on the types and vintages of port published in 1787 by John Croft, a York wine merchant and Porto shipper. Before this, port was referred to as Red and White Port Wine and not treated with any great reverence or as an object of fashion. Many of the great port names from this blossoming of the trade are still going, such as the British firms of Delaforce, Warre, Graham, Taylor, Fladgate & Yeatman, Sandeman and Croft and the Portuguese firm of Fonseca. There is an exception which concerns us – Pennell(s), Follett and Co – which went down, possibly because of the Peninsular War. Its demise affects our principal character, Richard Pennell, resulting in his total career change from port wine shipper to that of an Anglican priest, but still in Porto.

The British merchants formed a local trade body in Porto, known as the British Factory in 1727, which still functions to protect their merchant interests and as a British club. The Factory House still exists as a substantial headquarters building in the centre of town. The British merchants did not always fully participate in local affairs, for example in 1757 when several members were executed after the so-called Tippler's Riots - when the body was seen as a British cartel dominating trade. In 1756 *Instituto dos Vinhos do Douro e Porto*, the Port Wine Institute, was set up by the Prime Minister of Portugal as the overall regulatory body for port wine in Portugal, for the protection of Portuguese interests and for the protection of the demarcated region in the Douro Valley where the port wine grapes are grown. Since then the British merchants have been more involved in local affairs and in the Institute, although strongly maintaining their British character through the Factory House. The merchants maintained parallel businesses back in Britain to ensure the sale and distribution of their products at home.

### **Pennell, Follett & Co, Porto and James Smith & Pennell, London.**

At the end of the 18<sup>th</sup> century one of the firms in business in Porto was Pennell, Follett & Co, with the parallel company of James Smith & Pennell in London, although from 1798 Richard and Lovell traded in London as Pennell, Follett & Co. No trace of the products of the Pennell companies appears to exist today, even John Delaforce, when writing the history of the British Factory only assumed that the firm must have been dealing in port. However, we know from all other records that Richard Pennell was a port wine merchant, so it seems that port wine was always the business interest. The Folletts shared family connections with the Pennells and were also of Topsham and Lyme.

The founding date of the company is unknown, but in 1801, when the partnership was dissolved<sup>4</sup> by mutual consent, it consisted of Lovell Pennell, John Smith, Richard Pennell, John Henry Pennell and Andrew Tucker Follett. Accounts were to be settled with Richard Pennell & Co 37 Broad Street London or in Porto with a new company, Pennells, Follett & Co, which carried on the business, marking the change by pluralising Pennell in the company name.

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<sup>3</sup> John Delaforce 1983 *The Factory House at Oporto* London Christie's Wine Publications.

<sup>4</sup> *London Gazette* 1801 p.1287

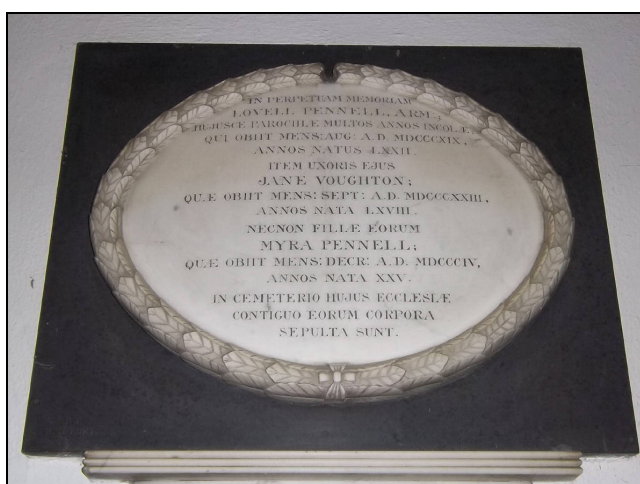


### Lovell Pennell “retires” to Lyme - 1800

In 1800 Lovell, aged 52, moved from London and appears to have traded as a port wine merchant in Lyme, living with his wife Jane and some of their later children at The Retreat. It is not certain where this is, although it could be “The Retreat”, dwelling off Broad Street which was made out of the stables of the Great House, possibly about 1800. It is now the Cottage Bakery at the back of Tesco. It had a substantial garden going down to the River Lim, now a car park, and shared impressive entrance gates with the former Great House. The doubt remains as its whereabouts, because at this time it was referred to in deeds as “Gardener’s Cottage”, not “The Retreat” - neither a name occurs on Lyme maps and papers at this time. However the same deeds show the Gardener’s Cottage as belonging to Benjamin Follett, a barrister at the Inner Temple to whom William Pennell, one of Lovell’s sons, was articulated<sup>5</sup>. It was a property frequently rented out<sup>6</sup>. Lovell and Jane brought up some of the Giffard children there – the children of their daughter Lady Harriet Giffard, the wife of Sir Ambrose Hardinge Giffard, Chief Justice of Ceylon, before Harriet was widowed and settled in Lyme for a time herself<sup>7</sup>.

Later wine merchant John Drayton (1776-1855) lived at The Retreat and had a shop and cellar in that part of the Great House which is now Boots the Chemist. This suggests that Lovell may have introduced Drayton to the wine trade or been in partnership with him.

Lovell died on 23<sup>rd</sup> August 1819 and was buried two days later in Lyme Regis Churchyard by Richard, who by this time had taken holy orders and was on leave from his chaplaincy to the British Merchants in Porto (see later). Jane, Lovell’s wife and Richard’s mother died in September 1823, but Myra, one of Richard’s sisters, died back in 1804, all in Lyme. A black rectangular monument in St Michael’s Church, presumably put up by Richard Pennell, records in Latin on an oval marble plaque:



RB

*In lasting memory of Lovell Pennell ARM inhabitant of this parish for many years who died August 1819 aged 72. Also his wife Jane Voughton who died September 1823 aged*

<sup>5</sup> Articles of clerkship at the Kings Bench 13<sup>th</sup> October 1804 Series 1, Class KB 105, Piece 15 at National Archives

<sup>6</sup> Summary of legal documents made by John Fowles and in Pitt House Hotel/The Retreat file in the Museum

<sup>7</sup> This information comes from <http://www.uk-genealogy.org.uk/cgi-bin/genealogy/indiv.pl?28697> from family information which cannot be independently tested

68. Also their daughter Myra Pennell who died December 1804 aged 25. Their bodies are buried in the cemetery of this church (ARM = armiger, one who bears arms).

### **Pennells, Follett & Co, Porto and Richard Pennell & Co London 1801**

Meanwhile by 1801 Richard set up his own firm, Richard Pennell & Co, wine merchants, in Broad St, London. Andrew Tucker Follett, Richard's cousin and later owner of Springfield, another period villa in Silver Street, Lyme Regis, was a partner in the firm. Two years later Richard Pennell is part of Smith & Co's wine merchants, 77, Old Broad Street, London, James Smith being a stockbroker of same address. Pennells, Follett & Co was elected as a member firm of The British Factory at Porto on 16<sup>th</sup> December 1802. Unusually in the Factory records<sup>8</sup> the company was not identified with any particular trade, although all the other 13 members at the time were wine shippers.

By 1805 a big quarrel had developed with Lovell Pennell's cousin, Thomas Follett, a partner in the earlier company. This resulted in a law suit in London in 1807/8, with Thomas Follet as plaintiff, the defendants being Lovell Pennell, William Pennell, John Henry Pennell, John Green and two others, Andrew Tucker Follett and Richard Pennell, who were both described as "abroad"<sup>9</sup>. Later a William Pennell was a trustee to Andrew Tucker Follett.

Whatever the outcome Andrew Tucker Follett left the partnership in Porto and London by mutual consent in 1808, which continued as Pennells, Follett & Co in Porto and Richard Pennell & Co in London. The Post Office Directory records Rich. Pennell & Co, Merchants, operating from 22, Winchester Street, Broad Street, London (which now is near Liverpool Street Station).

### **The Porto landscape - where Richard Pennell grew up, traded and ministered**



**The waterfront at Porto from Vila Nova de Gaia in 1995**

the British Factory is in *Rua Nova dos Ingleses* behind the front row of buildings (RB)

<sup>8</sup> The 19<sup>th</sup> century records of the Factory and St James Porto are at the Guildhall Library in London

<sup>9</sup> Follett v Pennell 1808 W1807 F9 Reference: C 13/90/5 at The National Archives



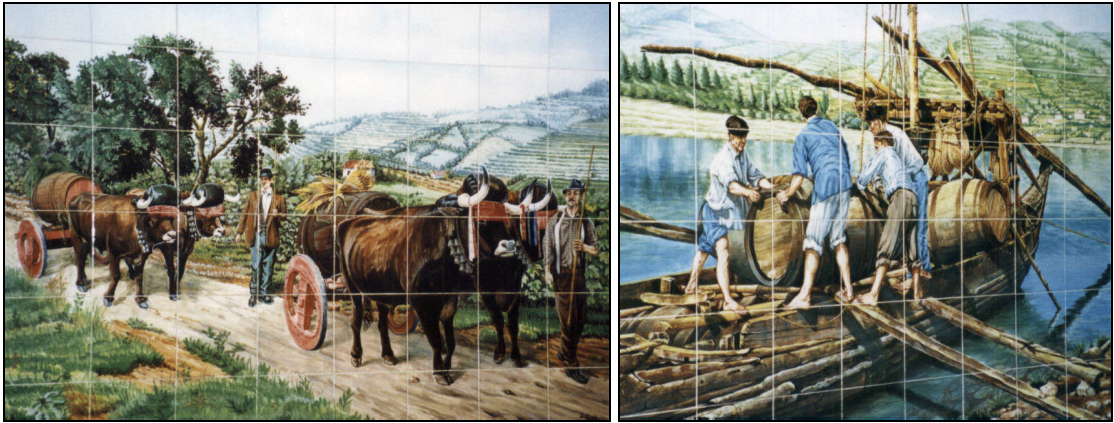


Named *armazens* (port wine lodges) of Vila Nova de Gaia, seen from Porto in 1995, with *barcos rabelos* (barges) formerly used to bring the wine casks down the river from up river *quintas*. (RB)

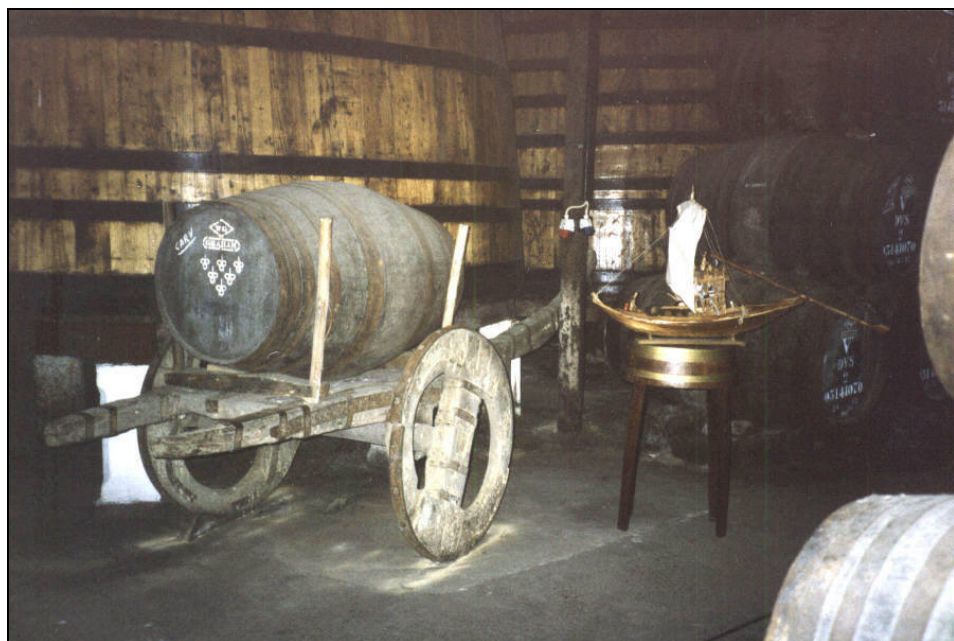


A Douro valley *quinta* (vineyard) in 1995 RB





**Transporting wine from quinta to Vila Nova de Gaia - by ox cart to the river and then by *barcos rabelos*. Traditional tiled pictures (*azueljos*) seen at Regua in 1995 RB**



**Inside Graham's *armazen* (port wine lodge) at Vila Nova de Gaia with ox cart and the great oak vats for ageing port that Richard Pennell must have known. RB**

### **The Peninsular War 1808-1814**

The war in the Iberian Peninsula, caused by Napoleon's invasion of Spain and then Portugal in 1808, cannot have helped the port wine trade, particularly as French occupying forces had to be ejected from Porto by a combined British and Portuguese force of 36,000 troops in a battle on 12<sup>th</sup> May 1809 around the critical bridgehead across the River Douro, which also separates the town from the port wine warehouses on the opposite bank at Vila Nova de Gaia. Although Porto was quickly liberated from French occupation, the pontoon bridge was destroyed in the battle. The whole country was liberated by 1811, but the war was not over until 1814 and all this must have made business very difficult for the port wine merchants. Overall factors affecting business would have been possible loss of vines and *quintas* (vineyards) in the Douro Valley, disruption of barge traffic from the *quintas* down the River Douro to the port warehouses, loss of port vintages in store and disruption to shipping across the Bay of Biscay

from the French. Despite the Royal Navy being the supreme power at sea, merchant ships had to sail in protected convoys.

### **Richard Pennell's London business fails - 1810**

Although there is no evidence to connect the war with the Pennell's business difficulties at home, it does not come as a complete surprise that in 1810 the business of Richard Pennell & Co, wine merchants, failed. It had lately operated from 31, Bow Lane, Cheapside, London. Neither is there any evidence of what happened to Pennells, Follett and Co in Porto, unless Portuguese archives contain references.

Lovell, by now living in Lyme, and Richard were bankrupted in the City of London. The pages of the London Gazette for 1812/3<sup>10</sup> contain the various necessary bankruptcy notices as proceedings in the Court of Bankruptcy rumbled on. The partnership was listed as formally, including Richard's brother John Henry Pennell, who, in poor health, died in London in 1812 at the age of 31.

### **Richard embarks on a career change taking him back to Porto**

A complete career change sees Richard, in quick succession going up to Oxford, graduating, taking holy orders and becoming Chaplain to the British Merchants in Porto, territory so familiar to him. How he was able to do all of these things if he remained a bankrupt is uncertain, for unless he cleared his debts his creditors could have forced him into debtors' prison - if they thought that they would not get their money in any other way.

### **Oxford University 1810-1814<sup>11</sup>**

Later in 1810 Richard, at the age of 34, matriculated at Oxford, entering Magdalen Hall, a former hall of the university on Catte Street, which became Hertford College in the 19th century. He graduated in 1814, converting his BA degree to MA in 1819. It is not clear what Richard read: the archives of Magdalen Hall before the 1820s are almost entirely lost. However, it can be assumed from his next move that he must have read Divinity, as he was ordained as a deacon without Letters Dimissory in the Church of England<sup>12</sup> on 21st November 1813 at Fulham Palace Chapel, London, by Bishop William Howley, the Bishop of London (1813-28). At that time Bishop Howley was responsible for the out-posted members of the Church in Portugal and must have thought Pennell to be the ideal man to take over the British Chaplaincy in Porto, then vacant.

### **Chaplain to the British Factory<sup>13</sup>, Porto 1814-1824**

Later that year the now Reverend Richard Pennell was recommended to the Foreign Secretary, Lord Castlereagh, by the principal merchants for appointment as Chaplain to the British Merchants and given a Royal licence and diplomatic protection after consultation with the King of Portugal. These steps were necessary in the years following the Peninsula War, and

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<sup>10</sup> London Gazette p 2256 of 7/11, p 2219 of 9/11, p 2385 of 24/11/12 and p 2435 of 1/12/1812 and p 2219 of 9/11/1813

<sup>11</sup> Oxford alumni records

<sup>12</sup> Information from Guildhall Library Episcopal Act Book 9532/A/2 and Online Ordination Record CCEd ID: 112834

<sup>13</sup> John Delaforce 1981 *Anglicans Abroad: The History of the Chaplaincy of St James Oporto* London SPCK



because the Catholic Inquisition (still in operation in Portugal at this time) was not well disposed towards protestant priests. In effect, Protestantism was otherwise illegal. His stipend was set at 1000 Escudos, about £220 at that time, or £13,000 in purchasing power today, which seems too small - but such a true value is very difficult to establish given that the cost of living in Portugal may have been very different from Britain.



**The Chapel of St James, Porto** from [www.stjamesoporto.org](http://www.stjamesoporto.org)

Richard Pennell's appointment as Chaplain to the British Merchants in Porto was confirmed by the Prince Regent in 1814<sup>14</sup>. This was the first such appointment to follow the Peninsula War and the last to be appointed by the Crown to the British Merchants. Later chaplains were appointed by the Foreign Secretary and later still by the Bishops of Gibraltar. This may explain why Pennell's appointment is not in the Church of England Records.

#### **The British Factory 1727-present day**

The British Factory still exists, but it is not a manufactory rather an association for those British mercants in Porto for any sort of goods – originally typically wool, wine and cod<sup>15</sup>. The Factory, also known as the British Association, was first founded in 1727. In 1790 a new Factory House in central Porto was opened, the building and upkeep were funded by contributions from the members in proportion to the value of goods exported by them from Portugal. Today each member house (11 of them) pays a fixed amount to maintain the building and association, and all its traditions.

The Factory House is not typical Porto architecture: in fact it is British classical architecture of the period and would not have been out of place in London. The colonnade is closed by gates and the ground floor is only storerooms – the impression is given that this was to some extent

<sup>14</sup> London Gazette p 2533 14<sup>th</sup> January 1813

<sup>15</sup> Earlier generations of Pennells and Folletts had been involved in the Newfoundland cod trade – *bacalhau* (dried cod) remains an important Portuguese culinary tradition



intended to ensure security – particularly as the local population and the Catholic hierarchy may have taken exception to Protestant services taking place there before the Chapel of St James was built.



### **The 1790's British Factory building in *Rua Nova dos Ingleses*, Porto and its ballroom.**

#### **The Chaplaincy of Porto 1671-present day**

When the chaplaincy was founded in 1671, Portugal did not allow Protestants to have a fixed place of worship or to worship openly, so services were held in the houses of the merchants. In 1683 the Rev Dr. Samuel Barton was discovered by Portuguese authorities and expelled. Protestants could not be buried in Catholic cemeteries and as no Protestant cemetery was allowed, burials took place along the banks of the Douro River until 1787 when, with the support of the King of Portugal, a piece of land outside the city was acquired to be used as a cemetery. In 1815, after the Peninsula War, the British community was given permission to build a chapel, not within the British Factory building, but within the British cemetery at Largo da Maternidade Julio Dinis, just outside the then edge of the built-up area<sup>16</sup>.

#### **The building of the chapel of St James, Porto 1815-17**

Richard Pennell's lasting effort was the building in Porto of the Anglican Chapel of St James, which took from 1815 to 1817. This was not done without difficulty, as the building of a protestant church in such a devout Catholic country was no mean feat. In order to be acceptable to the Catholic hierarchy the building had to be discreetly sited on the edge of town, behind high walls and could not look externally like a church. It could not have a spire, cross, or bell and was built to look like a meeting hall. The appearance of the church building has changed over the years and what was once a rather plain, rectangular structure had acquired north and south transepts and now is cruciform in shape. The original internal dimensions of the Chapel are the same as those of the Ballroom in the Factory, suggesting that it may have been used for services before the Chapel was built<sup>17</sup>.

To get permission Pennell had to submit to the Inquisition at a time when all in Portugal were expected to attend Catholic mass and take part in religious events such as processions on feast

<sup>16</sup> information from [www.stjamesoportoo.org](http://www.stjamesoportoo.org)

<sup>17</sup> John Delaforce, *Anglicans Abroad* *idem*.

days. Essentially this was entirely the reverse situation to that which pertained in England before the Catholic Relief Act of 1829. Before this the merchants had worshipped clandestinely in the Factory House in the city centre, but without a proper chapel. Permission was only forthcoming because of a range of factors which included Pennell's Royal protection (which ensured his safety as a heretical priest), the British Merchants special position, the old alliance between England and Portugal, a softening of the views of the local Catholic hierarchy, the debt owned by Portugal for its deliverance from France by the Duke of Wellington only a few years before and the Duke's support for Catholic emancipation in England.

However, for fear of upsetting the local Catholic hierarchy, Bishop Howley would not come out to consecrate the new chapel. Pennell wrote more than once inviting his Bishop and was finally told that its use as a chapel was recommended forthwith, providing it was not used for inappropriate purposes, until such time as it could be consecrated without offence. This was not possible until 1842, when George Tomlinson, Bishop of the new Diocese of Gibraltar, came to Porto to dedicate the chapel to St James.

### **Resignation from the Chaplaincy – 1824**

Richard Pennell resigned the Chaplaincy after ten years in the post in 1824 at the age of 48, the chapel still not consecrated. He settled in Lyme Regis, where his parents had spent their last years. Whilst Richard had been on leave from Porto in 1819 he was able to bury his father in Lyme, but his mother died in Lyme in 1823, just before his retirement from Porto.



**The Lyme that the Pennells moved to – a view along the bay from Rock Point dated to after the Cobb was destroyed by the Great Storm of 1824 and before it was rebuilt in 1825. Fashionable strollers on The Walk. Engraving by G Cruickshank after aquatint by Marryat.**

### **Richard Pennell in Lyme Regis 1824-1845**

#### **Marriage to Mrs Rebecca Maria Hammett - 1824**

On 21st June 1824 Richard Pennell of Lyme Regis was married to a wealthy widow, Mrs Rebecca Maria Hammett, by licence at Newton St Loe, near Bath. The well-known antiquarian and Rector of Newton St Loe, Rev Richard Warren<sup>18</sup> married them. Together with James

<sup>18</sup> Dictionary of National Biography

Hammett of Bath, brother of her first husband, Warren was a trustee to her marriage settlement and to her will (see later).

Richard Hammett was born about 1782, the son of the Rev Richard Hammett, Rector of both Clovelly and of Heanton Punchardon in North Devon. Richard and James both attended Blundell's School, Taunton. Richard matriculated at Oxford on 13<sup>th</sup> March 1799 at Balliol College. Richard and Rebecca were married at Mortlake, Surrey, on the 13<sup>th</sup> August 1803, but no details of his ordination, their life together or his death have been found. It appears that they had no children. No information has been found as to where Rebecca was living before Lyme Regis in 1823. Having left Lyme with Richard in 1846, Rebecca died childless on 28<sup>th</sup> November 1852 at Kingston, Surrey leaving a considerable fortune to various members of the Bowles family in her will.

Rebecca Maria Hammett

1803..

Nov. R. M. Pennell to

Geo. L. Darter

July 1840.

given by Ann this 29th March 1841

To Charlotte Bowles.

To Anna Galliard Brackenbury  
to

Mabel Anna Latter  
to

Henry Brackenbury Latter

**A page from the bible on which Rebecca Hammett presumably intended to note her children's birth had fate been kinder to her.** Other pages show that her nephew George Crawley Bowles and his wife Jane had considerably more luck with eleven births (courtesy of the Alexander Turnbull Library of the National Library of New Zealand)

Rebecca was born about 1778 at Stepney, Middlesex, daughter of Charles and Mary Bowles. Rebecca's father was from the Bowles family that owned the famous glass making factory in Ratcliffe, towards Limehouse, south of Stepney. This made Ratcliff Crown Glass and was on a large site which included on the premises "a house of some size, stables, coach house, garden & orchard used as a residence by several members of the Bowles family". The Bowles family were wealthy landed proprietors and were not dependent on the profits from trade. When Charles died there was no male heir to take over the factory so it was sold and the works closed, as the demand for crown glass had fallen. The family had several other business



interests and Rebecca's mother was wealthy in her own right. It would appear that at some point around 1792 they moved to Sheen House at East Sheen near Richmond in Surrey, which was built for Charles Bowles and possibly designed by John Carr. Rebecca's mother was Mrs Mary Bowles, daughter of a barrister called Pierce Galliard. He had inherited from his uncle estates in the North of England. Mary had a brother who died before her father and a sister, so upon her father's death Mary inherited his estates under a deed of partition in 1790. Mary received the Bradshaw Hall and Abney Manor estates in Derbyshire, Bury Hall in Middlesex and a large portion of an Edmonton estate.

Remarkably Rebecca Maria Hammett's bible turned up in New Zealand at a Lions Club Book Fair in Kapiti, North Island. It is now in the Alexander Turnbull Library in Wellington. The bible edition was published in 1800 and Rebecca dated her purchase 1803, the date of her marriage to Richard Hammett. Unfortunately she had no children, so had no names to inscribe and she passed the bible on to George Bowles in July 1840, and it continued use down the Bowles, Galliard-Brackenbury and Latter families until 1936.

### **The Marriage Settlement between Richard Pennell and Mrs Rebecca Hammett - 1824**

The marriage settlement (see list in Appendix 1) was agreed on June 19<sup>th</sup> 1824 between the Rebecca Hammett and Richard Pennell, with James Hammett and Rev. Richard Warner as Trustees. Summarised, it shows that Rebecca was wealthy before her first marriage, but that in accordance with usual marriage arrangements before the Married Women's Property Act 1870 her wealth would have otherwise transferred to Richard Hammett and later Richard Pennell:

*Recitals -*

*Indenture, 10 August 1803, between*

*1. Richard Hammett.*

*2. Rebecca Maria Bowles, spinster*

*3. Rev William Horne, (since deceased), Charles Arnold Esq (since deceased) and William Williams Esq*

*A settlement in consideration of an intended marriage solemnised between Richard Hammett and Rebecca Maria Hammett. Rebecca Maria Hammett is entitled for life to the profits and dividends etc of £11000 at 3% consolidated bank annuities to be transferred into the names of William Horne, Charles Arnold and William Williams. It is now in the names of William Williams, Humphrey Bowles of Guildford and Rev William Horne of Chatham, Kent by indenture 27 Sept 1822.*

*Now her money is to be passed to Richard Pennell, husband, James Hammett and Richard Warner, as trustees with power to invest, sell etc.*

*In addition Mary Bowles, Rebecca's mother, will pass over her money, £5,142 17s at 3% on her decease. Her trustees are George Bowles, Richard George Richards and Benjamin Cole, all designated by the Rebecca's father Charles Bowles before his death.*

*If Richard Pennell predeceases his wife, Rebecca Maria, the money stays with her; if she predeceases him, he gets interests etc up to £200 per year.*

*If the trustees die or become incapable, Rebecca can appoint new trustees to replace them. The trustees are not responsible for each other's failings.*

When Mary Bowles died on 7<sup>th</sup> March 1836 Rebecca Pennell, one of eight children of Charles Bowles, became entitled to £5,142 17/- worth of 3% annuities and £1,767 17/1d at 3%. Charles and Mary Bowles also had a marriage settlement of £11,000 transferred, by Rebecca's consent



from the trustees Richard George Richards and Benjamin Cole (the Bowles' trustees) to the joint names of James Hammett and Richard Warner (Rebecca's trustees).

### **Rose Hill – Richard and Rebecca Pennell's home in Lyme Regis 1824-1845**

Rebecca Hammett bought a building plot in Lyme Regis in 1823, the year before her wedding to Richard Pennell and had a fashionable villa built on it, the third villa to be built in the Silver Street - Pound Street - Pound Round "villa triangle". Her name appears on the Drayton survey of 1824 as landowner, although on 21<sup>st</sup> June that year ownership of her real estate automatically transferred to her new husband. The grid reference is SY3383 9218.



**Rose Hill under restoration in 2012 RB**

The house was later called Rose Hill. We do not know what the Pennells called it as no maps or legal documents give its name before the 1880s, when it was Roseville. The drive may have been called Prospect Place: Richard Pennell went by that address in trade directories for Lyme between 1830 and 1844<sup>19</sup>. Another similar, but slightly earlier villa, which was once called Holmesdale but is now called Little Place, lies at the entrance to the drive. The drive was controlled by Robert Holmes, the owner of Holmesdale. Little Place is next up the hill from Lyme Regis library. Holmesdale appears to have been built just before Rose Hill: essentially the two villas are a pair, but they are not the same - unlike the later Burley villas next door which were more of a pair when new.

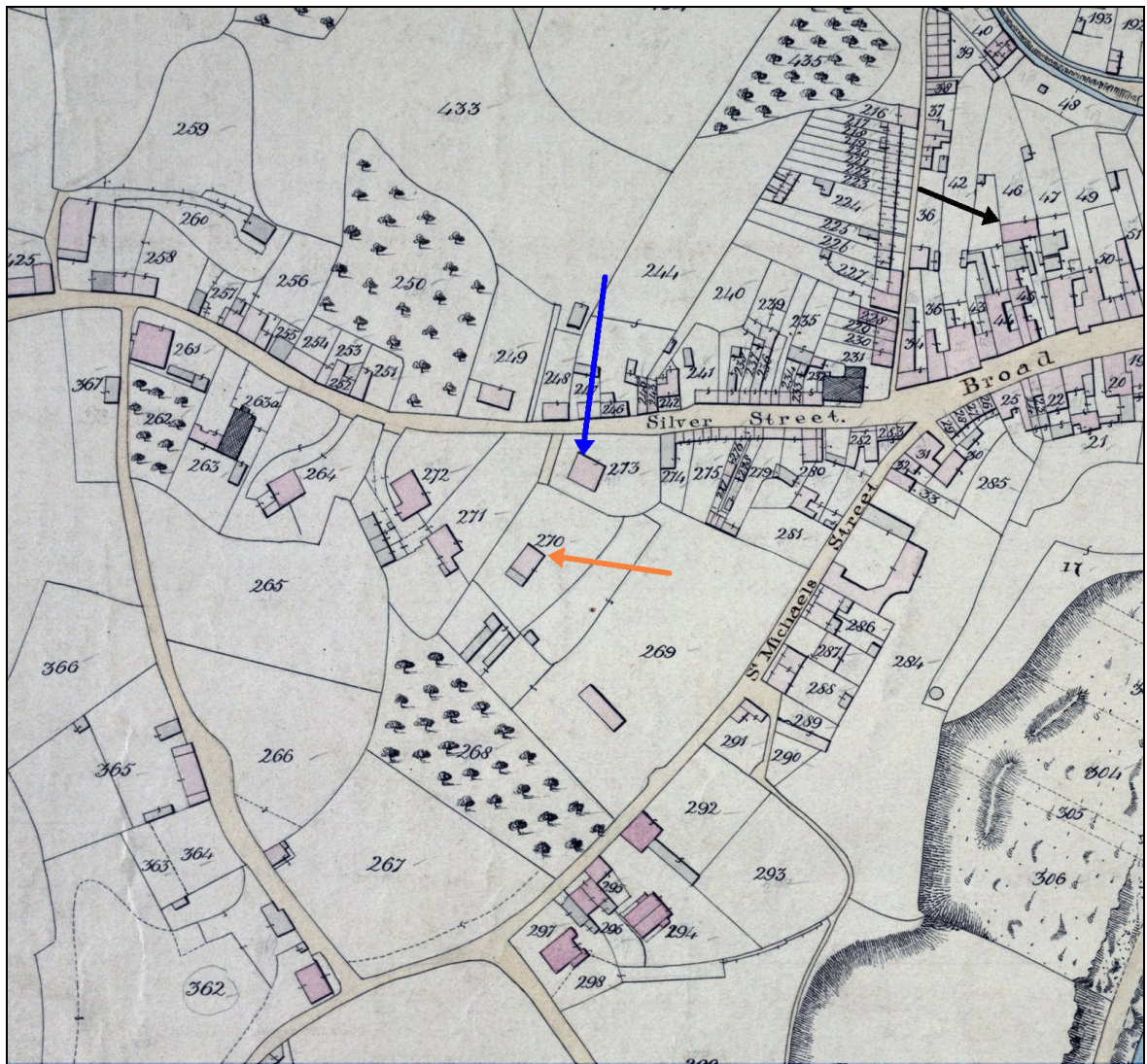
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<sup>19</sup> Pigot's 1830, 1842 and 1844 and Robson's 1839



Whatever it was called at the time Rose Hill remains a substantial Regency maritime villa. It was described as “in course of erection” in 1823. Since the Pennells left it was extended by the addition of Rose Cottage at the rear.

Whether it was ready by the time of their wedding, we do not know, but it is unlikely to have been fully dried out and fit for habitation by June (in those days houses needed a summer to dry out after building and plastering with lime mortars). It lies on a short lane or drive just off Silver Street on the sheltered western slopes of the Lim Valley with a fine view across Lyme Bay to Golden Cap and a view across the town.



**The “Villa Triangle” in 1841 from the Lyme Regis Tithe Map**

Rose Hill is marked with an orange arrow, Holmesdale with a blue arrow and the possible location of Lovell Pennell’s The Retreat is marked with a black arrow off Broad Street. Most of the detached large squares coloured pink on the map represent villas built between 1770 and 1841. Within the “triangle” only Edward Hillman’s The Grove and Robert Holmes’ Holmesdale pre-date Rose Hill - the area was otherwise still farmland apart from cottages and some much earlier houses on Silver Street.



Rose Hill would have been a fine villa for a well-to-do family and has a substantial and pleasantly situated garden with high walls providing shelter from some aspects, but sloping down to an open view across Lyme Bay over nearby houses. The house is screened by a trellised glass-roofed veranda on two sides shading French windows which open from the principal rooms and provide fine views over the garden. The house and garden would have been ideal for entertaining – although there is no record of Rebecca and Richard holding events there. Social records, such as newspaper cuttings, survive for other Lyme villas in this period.

The Pennells move to Lyme does make sense – and of course it was a partial home coming for Richard in that his parents had retired here from Porto and his old business partner and cousin, Andrew Tucker Follet, was there. The only downside might have been that Rose Hill was a little close to what was then a dirty little town in a state of decay after years of mismanagement by the Fanes. At least it was above and upwind of the town's smoke, although a trifle close to some poor housing at the lower end of Silver Street now cleared. Lyme was coming up again by 1823, but it still had unhygienic arrangements for water supply and sanitation.

It was during their time at Rose Hill, with rising population, that scares over water-borne diseases came to the fore, with cholera reaching Bridport in 1832. At that time, before the Great Exhibition of 1851 spread their greater use, water closets were only fitted in really up-market houses and even then they simply discharged into inadequate sewers and water courses. Water could have been piped to Rose Hill from the outset, as although the main public supply to town still ran down Silver Street in an open channel from the St Andrew's Spring, there was also a main pipe supplied by service tank further up the street, in turn fed from the open channel. Those that could afford to pay could apply to the Corporation's Water Bailiff to tap a pipe into the main.<sup>20</sup> However the indenture conveying the land from Edward Hillman mentions the need to come to terms with him for the provision of a water supply from his land, and with Robert Holmes for access to the lane and for the laying of a sewerage pipe. Whether the servants at Rose Hill had the use of modern facilities is doubtful – tap, sink, jugs, chamber pots and slop drain were maybe all the sanitary arrangements they had.

Despite all this, Lyme had become a fashionable place “in the season” “for taking the (sea) water”, perhaps by people who could not quite afford or wanted something quieter than Regency Weymouth for holidays or for retirement. Many marine villas were built or being built, some only occupied as holiday homes but buzzing with “festivities” when in full swing. Roads had improved and a coach service to Bath and Cheltenham ran every other day during the season in 1834<sup>21</sup> and at other times by changing en-route, as well as there being connections to the Exeter-Dorchester-London coaches.

Thanks to Thomas Hollis Assembly Rooms had been built in the late 1770s for genteel balls, parties, cards and reading. The Walk had been provided along the bay to add to the other up the River Lim and that lost to erosion along Church Cliffs sometime before 1823. Jane Austen had written about the place, showing it to be an agreeable and cheap diversion from the season at Bath. Sea bathing had started in Lyme at the end of the 18<sup>th</sup> century and there were libraries and indoor warm and cold baths. Guide books and souvenir prints abounded and the wonders of the natural environment – the coast, the landslips and the fossils were being promoted. What

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<sup>20</sup> Richard Bull, 2010 *Industrial Lyme papers: 11: Water Supply and 16: Sewerage* [www.lymeregismuseum.co.uk](http://www.lymeregismuseum.co.uk)

<sup>21</sup> Dorset County Chronicle 1<sup>st</sup> May 1834

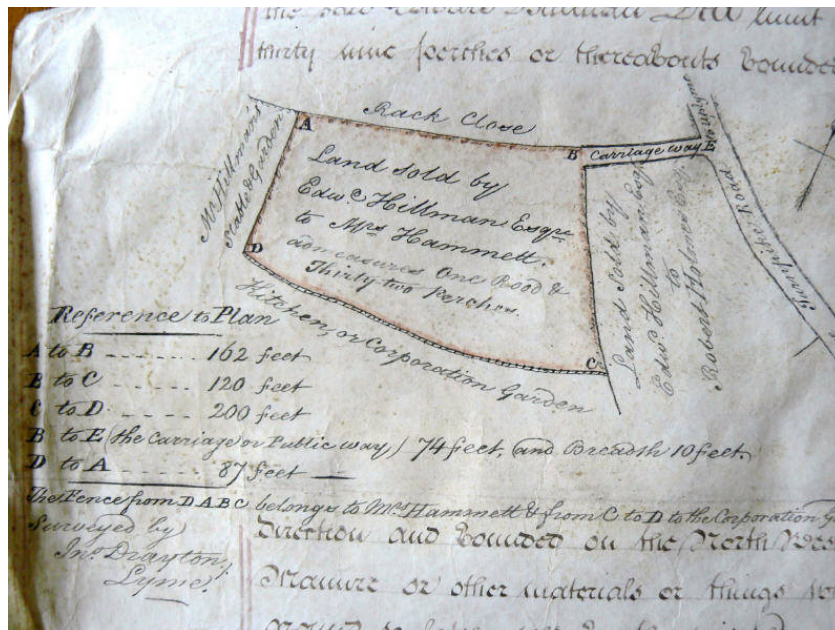


Lyme society was really like, at least for the middle classes, is partly captured by Jane Austen in *Persuasion* and in that brilliantly sarcastic poem of 1818, *The Lymiad*<sup>22</sup>.

Population <sup>23</sup> of Lyme Regis and general economic activity of Great Britain & Ireland		
<b>Consistent growth from a very low point:</b>		<b>General rising trend with periodic busts:</b>
1750	<1,000	Debt from Napoleonic Wars 1815
1788	1,248	Revival
1801	1,451	Recession 1825
1811	1,925	Revival
1821	2,269	Recession 1837
1831	2,621	Revival 1838-40
1841	2,756	Depression 1841-2
1851	2,852	Revival 1843-5
		Financial Crisis/Irish Famine 1847

Interestingly, given Richard's difficulty getting St James Chapel built in Porto, he came home to find a new religious toleration for Catholics. In 1835 a Catholic church was started building just up Silver Street. One hopes that Richard had learned toleration in Portugal, for his colleague vicar, Parson Hodges, was no friend of Roman Catholics!

### The Rose Hill Plot of Land



### The Rose Hill plot, before construction, outlined orange

To the right is Silver Street, with the lane or drive to Rose Hill is clearly leading from it. The "Kitchen or Corporation Garden" is now incorporated into the garden of Rose Hill Taken from conveyance Edward Hillman to Mrs Hammett of August 7th 1823.

<sup>22</sup> Anon 1818 *The Lymiad: letters from Lyme to a Friend at Bath*. Printed with notes Lyme Regis Museum 2011

<sup>23</sup> To 1801 from: Cyril Wanklyn 1922 *Lyme Regis: A Retrospect*. Hatchards London; after 1811 from: John Lello 1999 *History of Lyme Regis* Lyme Regis.



Both Rose Hill and Holmesdale were built on land assembled by Edward Hillman, a Lyme solicitor whose house, The Grove, and grounds lay to the south beyond a strip of corporation land which Hillman rented. All was part of the triangle of land between St Michael's Street (now Pound Street), Pound Road and Silver Street which was being laid out for fashionable villas (in this paper called "The Villa Triangle"). Rose Hill has also been called Rose Ville and Roseville. It is not clear when in the 20<sup>th</sup> century this became Rose Hill.

Edward Hillman agreed to purchase the messuage and parcels of land formerly in the occupation of Edward Lock, and purchased by Abraham S Lillingston in 1802 for £250<sup>24</sup>. An endorsement (2<sup>nd</sup> September 1823) on an indenture tells us that the land purchased by Edward Hillman was quite quickly divided into four parts:

1. Land retained by Edward Hillman.
2. Land (1 rood & 39 perches) sold to Mrs Rebecca Hammett.
3. Land sold to Robert Holmes.
4. Land sold to Thomas Legg.

### **Listing Description of Rose Hill**

Rose Hill is listed grade 2 and forms part of a group of listed villas with Little Place, Holmesdale, Burley, the Old Vicarage (Burley no.1), the Dorset Hotel (formerly Gibraltar Lodge), associated boundary walls and former stables and the Roman Catholic Church of St Michael and St George and its presbytery. The DOE listing description of 1974 says:

*Early nineteenth century. Two storeys under a hipped slate roof. Stuccoed front of three window bays facing north-east on to the garden; sash windows with glazing bars to upper floor; two sash windows on ground floor and a French casement at right hand end. Glass verandah on trellised supports extends before ground floor and returns along south-east side. Entrance to house in north-west side; flight of steps leads up to a 6-panelled door within trellised porch; round headed staircase window to right of the doorway.*

The property was in a terrible state until restored to Regency<sup>25</sup> splendour in 2012 by Ian Chivers, its new owner. The number of internal original Regency features left is now limited to ceiling and skirting mouldings, windows frames and shutters, floor boards and doors. Some new windows have been inserted in Regency style, particularly a 16-pane sash to the principal bedroom on the south-east elevation. The staircase has been revised to run straight up from the bottom, where it had turned before to meet a front door inserted in the laneside. Instead it now turns near the top. The main section of stair now faces the right hand corner of the veranda in line with one of the French doors and this is probably the original stair and entry arrangement. There is a simple marble fireplace in the drawing room, but the Adam fireplace mentioned in 1964 sale particulars was no longer there to restore. Some of the floor joists downstairs are curved, as if from second hand ship's timbers.

Currently there is a flying lease arrangement with Rose Cottage behind, which appears to have once been a separate building, perhaps an outdoor servant's house. The gap between the two had been filled some time ago and more recently used as a garage to Rose Hill below and

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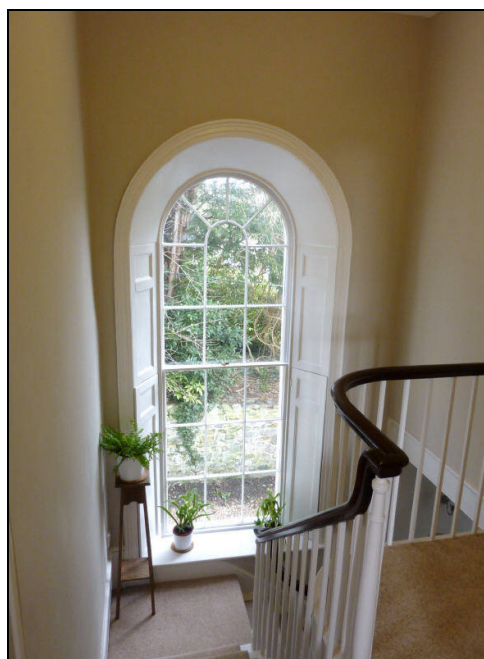
<sup>24</sup> Legal Documents held at Rose Hill are appended at the end of this paper

<sup>25</sup> 1795 to 1820 (the Prince Regent became George IV) or 1837 (George VI died)





bedrooms to Rose Cottage above. Judging from maps, Rose Cottage was built some time between 1841 and 1854, ie probably after the Pennells left.



**Rose Hill inside as restored in 2012**

(pictures by Graham Davies reproduced courtesy of Ian Chivers)

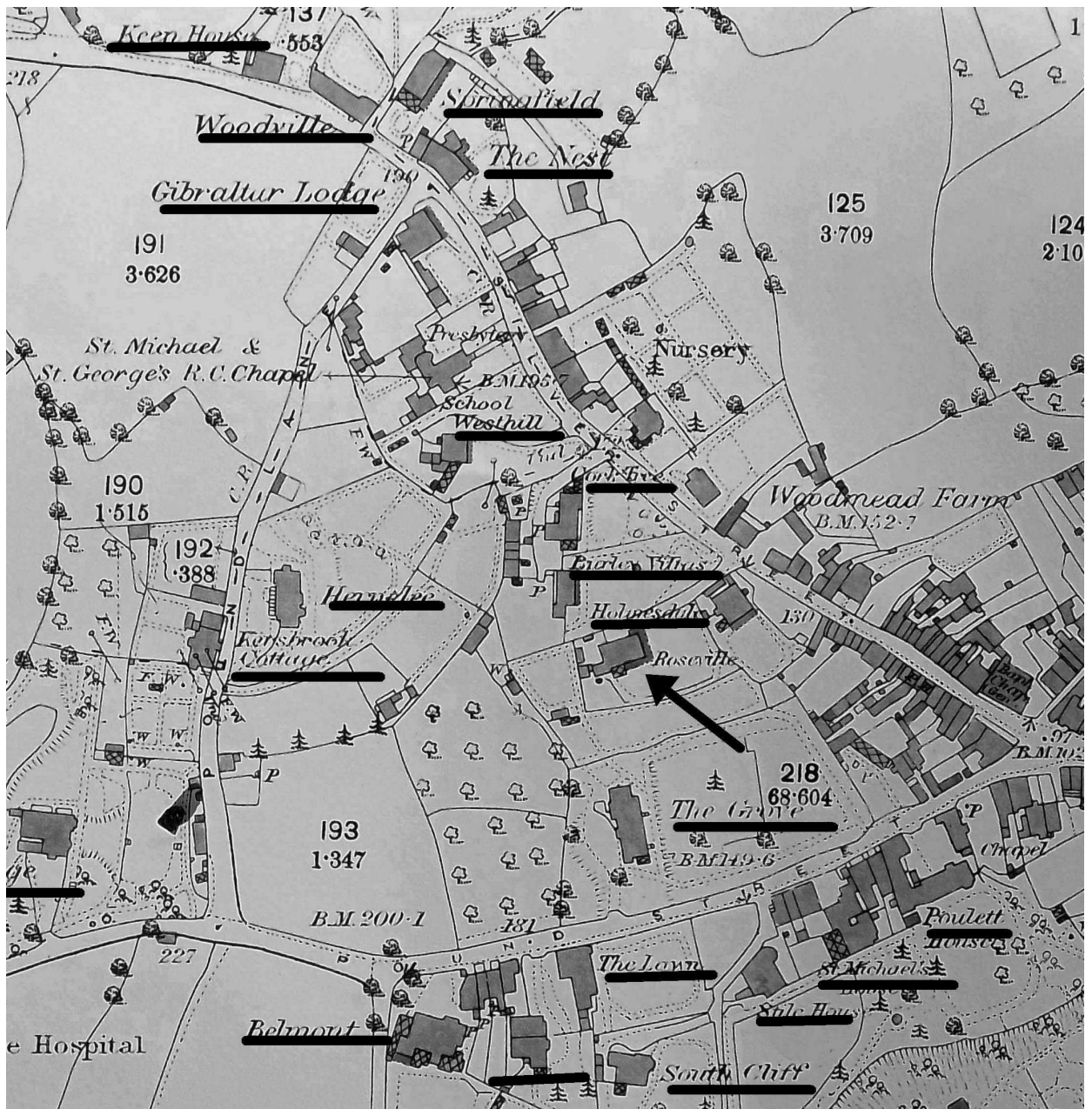
The glass veranda and trellis is entirely new; the original had been at the point of collapse in 2011, but it has been glazed and trellised as before, with the removal of a breeze block porch which had been let into the north east corner.

Rose Hill appears on John Drayton's 1824 plans, as just one square building, ie, without the extension now called Rose Cottage. Mrs Hammett is given as the owner. On John Wood's plan of 1841 the property is not named and Rose Cottage is not shown, although the Tithe Map of the same year shows a lean-to its position. The Tithe Apportionment of 1844 gives Rev Richard Pennell as the owner. There are no outhouses in the grounds or up the lane on the 1824 and 1841 maps. The Admiralty Chart of 1854 by Cox and Masters shows that Rose Cottage had been added by that date. On the 1888 Ordnance Survey the buildings appear broadly as they are now.

The census of 1841 gives the occupants as Richard Pennell, Clerk (61), Rebecca Pennell (60) and two female servants, Eliza Gribble (25) and Mary Larcombe (24).

### **Rebecca's interests in Lyme**

Nothing is known about Rebecca's interests, pastimes, friendships and character. Neither of the Pennells appears in the Assembly Room social lists of the 1840s, but then neither does the Vicar, Rev Frederic Parry Hodges, who is known to have been very much part of the social set.



**Rose Hill (here called Roseville, marked by arrow) in relation to the other villas in the “Villa Triangle”. The Pennells saw most of these built whilst they were at Rose Hill  
From 1880 OS 2,500 map**





**The View from the Garden of Rose Hill** from an old postcard

### **Richard Pennell's interests in Lyme**

#### **Writing**

In 1828 the Pennells and Folletts subscribed to Rev James Carrington's book of sermons, published posthumously by his widow Elizabeth Carrington. In 1838 Richard Pennell published with notes a translation into English of the French Jesuit Claude Buffier's *Conversations on the Elements of Metaphysics*, originally written in 1724, 200 pp (J&J Keane Bath). Google Books have digitised the copy in the Bodleian Library.

Later he published two volumes of translations of classical and later European poetry entitled *Translations and Limitations*, both printed by David Dunster, Lyme Regis. Part 1 in 1842 contains translations from Latin, Italian, French and Portuguese and part 2, published in 1844, contains one work, an elegy on the death of Bion the pastoral poet of Smyrna from the Greek of Moschus. The Library of the University of California at Los Angeles has digitised a copy to its web site.

#### **Assisting in St Michael's Church, Lyme Regis**

Richard Pennell retired from the Anglican church in Porto at the age of 48 in 1824, so as a Clerk in Holy Orders (as he returned himself on census forms) it is not surprising that he assisted at St Michaels – such assistance from retired clergy is quite normal in the Church of England, particularly for baptisms, weddings and funerals, for which all or part of the fee would be his to keep. Further research could also show involvement at SS Peter and Paul, Uplyme.

Pennell was never the Curate of Lyme, as reported in some places: each vicar in his time employed others as curates, as well as other assistants. He worked under the vicariates of William Jones (to 1826), Charles Randolph (to 1833) and Dr Fredric Parry Hodges (1833



onwards). Hodges was the larger-than-life long-serving parson of Lyme, known for the extreme length of his sermons. He appointed a succession of curates and used many assistants, but not so as to avoid doing the job himself. Hodges was appointed by his brother in law the patron of the living, the Rev. Edward Fane, but his appointment must have been about the last fanite influence on Lyme, the Fanes having lost both Parliamentary seats after the Reform Act of 1831. Whether any of Hodges' views were reflected in Pennell's or vice versa we do not know, but it is known that Pennell was for political reform and that Hodges was an Evangelical anti-Catholic fiercely devoted to the Church of England and the English Establishment.<sup>26</sup>

We do not know what ordinary services or pastoral duties he may have undertaken, but for rights of passage the officiating clergyman is named in the registers. Interestingly he officiated at 7 baptisms and 8 funerals between April to August 1819, presumably on leave from St James, Porto and five years before he married Mrs Hammett and moved into Rose Villa with her. His father Lovell was buried on 25<sup>th</sup> August that year, so it suggests that he was in Lyme on compassionate leave during his father's last illness and returned to Porto soon after the burial.

On retirement to Lyme he immediately became active in the church here, starting with two baptisms in 1824, including the officiating at baptism on 2<sup>nd</sup> of June of Caroline, daughter of Henry & Mary Susan Pennell, HM Civil Service at Ceylon just before his own marriage to Mrs Rebecca Hammett in June at Newton St Loe, Bath.

Nothing was recorded in 1825, but later years he officiated at many rights of passage ceremonies during a period when St Michael's had around 120 such events per year. The full record of these activities is:

1819	15	1835	50
1819-1823	at Porto	1836	22
1824	2	1837	5
1825	0	1838	7
1826	21	1839	4
1827	5	1840	0
1828	2	1842	4
1829	2	1843	1
1830	1	1844	0
1831	10	1845	0
1832	3	left Lyme December 1845	
1834	45	Total	208

<sup>26</sup> Christopher Powell 2008 *Dr Frederick Parry Hodges, Vicar of Lyme Regis* Cardiff Privately Published



**Rose Hill** from an old postcard, with Rose Cottage behind and Burley to the right

### Politics

Richard Pennell was an active Liberal (Whig). He is not listed as having voted Tory in 1837<sup>27</sup>. He advocated the reform of parliament and appears to have been a town councillor, but so far only limited information has emerged. In the lead up to the Reform Act of 1832 Richard Pennell was a member of the founding committee of the Friends of Parliamentary Reform which met at the Lion Hotel on 28<sup>th</sup> April 1831<sup>28</sup>

Later that year, on October 14<sup>th</sup> 1831<sup>29</sup>, he addressed a reform meeting at the Lion Yard attended by “gentlemen who advocated reform, several tradesmen, and many of the labouring classes”. A petition to the King, praying for reform, and expressive of confidence in the present ministry, was agreed to.

Apart from reducing the number of Lyme’s seats at Westminster from two to one and unseating both Fane MPs, reform did not work well in Lyme - corruption and intimidation remained rife at least until 1847, as shown by Select Committee Inquiries into the Lyme Regis elections.

At a further meeting addressed by Lyme’s Whig MP William Pinney Esq, held at the Guildhall on 26<sup>th</sup> January 1837<sup>30</sup>, Pennell “attended as a borough magistrate” and “with most of the other members of the Corporation”. This is only reference found to Richard Pennell being a magistrate and a town councillor. The purpose of the meeting was to

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<sup>27</sup> Poster listing votes for Conservative Candidate R Hampden Esq, Election, Lyme Regis 25<sup>th</sup> July 1837

<sup>28</sup> The Times 2<sup>nd</sup> May 1831

<sup>29</sup> From the Sherborne Mercury

<sup>30</sup> From Sherborne Mercury

enable Pinney to state his opinions upon the leading political questions of the day, and to take the sense of his constituents on his parliamentary conduct during the past session.

### **Charitable Works and Education**

In 1834 Richard Pennell was a trustee at the founding of St Michael's National (ie CofE) School in Lyme, set up by Parson Hodges<sup>31</sup>. Now Church Cliff Flats, the National School was situated on Church Cliff between St Michael's Church and the London Inn. In the same year, George Roberts quotes a report from the Commissioners for Inquiring into Charities which gave Richard Pennell as a trustee to another Lyme charity for the poor, aged and infirm<sup>32</sup>.

After the Great Fire of 1841 (which did not reach Rose Hill but the horror, the heat and the smoke of it would have very apparent from the house) Richard Pennell gave £2 (£180) to the Relief Committee. In 1843 Richard Pennell contributed £5 (£450 today) National Society (for Promoting the Education of the Poor in the principles of the Established Church throughout England & Wales)<sup>33</sup>, the organising body for the National Schools.

### **Sale of Rose Hill -1845**

Lyme cannot have been much fun in the months after the fire and the Pennells were advancing in age, Richard being 68 and Rebecca 66 in 1844. Although he may have argued for it, Richard took no part in the Lyme Regis Improvement Commission set up by Act of Parliament in 1845 in the wake of the fire. With no children of their own and for whatever reason they decided to sell up. The move brought them near Rebecca's large family in Surrey, Richard's sister the widowed Lady Harriet Giffard who lived at Weybridge and Sunbury when not in Lyme and other Pennells - and near a novel feature, a railway station, which would have facilitated family visits.

Richard Pennell sold Rose Hill to Daniel Carter and his trustee on 31st December 1845 for £800 (£68,000 today), the deal struck at a public auction at Lion Inn, Lyme Regis on 12<sup>th</sup> September that year. The sale was subject to payment to Robert Holmes of a yearly rent of 1/- (£0.05) on the 25th December for the drive leading to Rose Hill past Holmesdale, with the rights to use the common drain or sewer under the drive to the "turnpike road" (Silver Street). Daniel Carter must make good and repair the said way or road after any opening of the surface.

To confirm that Rebecca, as a married woman, was fully consenting to the sale of Rose Hill she came before the two perpetual Commissioners for taking the acknowledgments of Deeds of Married Women in Surrey, William Walker & Robert Fox Bartrop on 5<sup>th</sup> January 1846, showing that they had moved by this date. It was agreed that she was of full age and of competent understanding. An indenture, dated 31<sup>st</sup> December 1845 was produced as evidence. It was made between Richard Pennell and Rebecca Maria, his wife, James Hammett and Richard Warner (trustees to the marriage settlement), Daniel Carter (purchaser) and Denis O'Kelly Templer (a Lyme solicitor).

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<sup>31</sup> A E Wellings, 1964 *History of the Lyme Schools* Typescript in Lyme Regis Museum

<sup>32</sup> G Roberts, 1834 *History and Antiquities of Lyme Regis & Charmouth* p 303

<sup>33</sup> The Times, 4<sup>th</sup> September 1843





### **Kingston 1846-1852 or later**

The Pennells moved to Surbiton Hill, Kingston in Surrey on the London and South Western Railway, where Surbiton (then called Kingston) station had been opened in 1838. After the isolation of Lyme Regis, railway services could have been attractive to the Pennells enabling visits by Bowles relatives in Surrey and Pennell relatives in Portsmouth and Southsea. Train services to Gosport (for Portsmouth) started in 1841, Richmond and Sheen in 1846 and Dorchester in 1847. The journey to London from the then Kingston station took a mere 32 minutes.

Surbiton was a new town in 1840, a development spurred on by the new railway. It was described in *The Observer* in that year as having *nearly two hundred new houses, snug and aristocratic villas finished or in the course of finishing*<sup>34</sup>. Surbiton Hill is a road stretching from near the old Kingston Station towards the Thames at Kingston. It still contains a number of fashionable period houses, although the area is now mostly built up with blocks of flats filling gaps or replacing villas.

Rebecca made her will in 1847, witnessed by her niece Charlotte Bowles of nearby Long Ditton and Mary Lewis, her house servant. She died in 1852. Her will was proved by nephew and Executor the Reverend Charles Bradshaw Bowles on 27<sup>th</sup> December 1852 and a transcript of the probated will appears in Appendix 2. As she had no children by Richard Hammett or Richard Pennell her estate was to left members of her Bowles family, after providing a lifetime income for Richard Pennell.

It shows that she was still a wealthy lady. What must have been her principal investments and money at the Bank of England she left to Charles Bowles, the amount of which was not specified. The remainder of her estate was put into a trust for distribution to named members of the Bowles on the death of Richard Pennell. She expected this trust to provide £20,000 (£1.45M today) or pro-rata if less. Meanwhile Richard Pennell was to benefit from the annual interest on the capital in the trust and he was bequeathed her tangible assets of furniture, books and plate and the money and interest in her bank accounts. As a married woman at that time she could not own real estate, although she had built Rose Hill just before their marriage. Richard would have acquired title by virtue of their marriage and presumably bought the house at Surbiton using the proceeds of its sale, so remained provided with a house in his own name at her death.

Unfortunately Richard, aged 74, is recorded living there alone with servants in 1851 and Rebecca died soon after, in 1852. No house name or number is given in the 1851 census nor in her will of 1847, but the census shows that they employed 5 live-in servants, two male and three female, so this was no move from Lyme because of hard times, where they had only employed two live-in servants in 1852.

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<sup>34</sup> B Cooper and R Antell 1988 *LSWR: A tribute to the London and South Western Railway* Shepperton



## **The Final Years – Southsea 1852 or later-1857**

At some time after 1852 Richard moved to Southsea, perhaps to be nearer his brother Henry and other Pennells in the area. Southsea is a Regency development of villas and seaside terraces. He died there on 21<sup>st</sup> December 1857 aged 81.

He had made his will on 6<sup>th</sup> September 1856, witnessed by Anthony Perrier, HM Consul at Brest and Rear Admiral Follett Walrond Pennell, R.N. It was proved on 20<sup>th</sup> January 1858<sup>35</sup> by his brothers, Henry Pennell of Clarence Parade, Southsea and William Pennell of Guildhall Chambers, Basinghall Street in the City of London, his joint executors. It also names Louisa Pennell, a sister, Robert Pennell, a brother and nieces Mary Margaret, Emma Jane and Edith Mary Pennell.

Slight speculation surrounds the occupation of William Pennell, that of Official Assignee at the Court of Bankruptcy. He acted as official assignee in numerous bankruptcy cases around this time, but surely Richard cannot have died a bankrupt after all those years from 1812/13 when he was? Is he acting as Richard's brother or for the Court? If the latter it puts doubt on Richard's ability to own property and further suggests the extent to which Rebecca had supported him. No, William is surely just quoting his occupation as everyone did then, for Richard is recorded as leaving a positive figure. This was quoted as "under £600", but this amount is merely a legal requirement of the then new probate system, the jurisdiction of which had been transferred in 1857 from the Prerogative Court of Canterbury to the Court of Probate. It may only indicate that the duty introduced that year was not to be paid.

His brother Henry was still at 1 St Albans Grove Southsea in 1861.

Richard Bull 2013 ver 2.01

## **Appendix 1**

### **Legal documents summarised on the Lyme Regis Museum computer system loaned by Ian Chivers**

#### **Assembly of land for Rose Hill**

- July 3<sup>rd</sup> 1823 Lease from Abraham Spooner Lillington to Edward Hillman.
- July 4<sup>th</sup> 1823 Conveyance from Abraham Spooner Lillington to Edward Hillman.
- Aug 7<sup>th</sup> 1823 Conveyance of land from Edward Hillman to Mrs Rebecca Maria Hammett.
- Sept 2<sup>nd</sup> 1823 Conveyance by appointment & release from Robert Holmes & others and Sir J W Smith to Thomas Andros.

#### **Marriage Settlement**

- June 19<sup>th</sup> 1824 Marriage settlement between Rev Richard Pennell & Mrs R M Hammett.

#### **Sale of Rose Hill 1845**

- Dec 31<sup>st</sup> 1845 Conveyance from Rev Richard Pennell & others to Daniel Carter & his trustee.
- Jan 5<sup>th</sup> 1846 Rebecca Maria Pennell examined by the Commissioners.

#### **Sale of Rose Hill 1851**

- Feb 17<sup>th</sup> 1846 Mortgage by Daniel Carter to Robert Barfoot, with transfer of mortgage to William and Frederick Cooper in 1859 and subsequent reconveyance to F E Bourne in 1863.
- June 23<sup>rd</sup> 1851 Appointment & release from Daniel Carter to Frederick E Bourne.

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<sup>35</sup> England & Wales, National Probate Calendar (Index of Wills and Administrations), 1858-1966 Record for Reverend Richard Pennell



## Appendix 2

### Transcript of Probated will of Rebecca Maria Hammett

Transcribed from the MS Probated Will of Rebecca Maria Pennel proved in the Prerogative Court of Canterbury - Quire 388 27<sup>th</sup> December 1852 (record at The National Archives).

*Rebecca*  
**In the name of God. Amen. Maria**  
**Pennell**  
**8.**

I *Rebecca Maria Pennell* of Surbiton in the parish of Kingston in the County of Surrey Wife of the **Reverend Richard Pennell** of the same place Clerk do make and declare this is my last Will and Testament in pursuance of the power reserved to me by the Settlement made upon my marriage with my said husband and in pursuance and exercise of all and every or any power and powers authority or authorities enabling me in this behalf that is to say to give and bequeath to my nephew the **Reverend Charles Bradshaw Bowles** his executors administrators and assigns all and every my government and other stocks funds and securities and all moneys whatsoever now standing in the Books of the Governor and Company of the Bank of England elsewhere in my own name and in the names of **James Hammett Esquire**<sup>36</sup> and the **Reverend Richard Warren**<sup>37</sup> or in whatever name or names the same may be standing at my decease and all the *Rest Residue and Remainder* of my Estate and Effects whatsoever and wheresoever of which I have the power of disposing upon the trusts following that is to say upon trust that the said **Charles Bradshaw Bowles** his executors administrators and assigns do and shall pay to my said husband the **Reverend Richard Pennell** and his assigns the dividends interest yearly and other product of my said estate for and during the term of his life for his own use and benefit and for and upon his decease I give bequeath and dispose of my said Estate and Effects as follows that is to say I give and bequeath the sum of five thousand pounds sterling to my nephew **George Crawley Bowles** (smudged) for his life and at his decease I give and bequeath the said sum of five thousand pounds sterling unto and amongst all the children of the said **George Crawley Bowles** who shall be living at his death in equal shares and proportions I give and bequeath to my niece **Charlotte Matilda Bowles** the sum of three thousand six hundred sterling I give and bequeath to my nephew **Francis Alfred Bowles** the like sum of three thousand six hundred sterling I give and bequeath to my nephew **Barry Albany Bowles** the like sum of three thousand six hundred sterling these legacies to be paid on the decease of my husband and the rest remainder and remainder of my estate not therein disposed of I give and bequeath the same to my said nephew **George Crawley** All the cash in my bankers hands at my decease or the interest of any sums owing to me I give and bequeath for my husband's benefit furniture books and plate I bequeath to my husband for his life and I <nominate and><sup>38</sup> appoint the said **Reverend Charles Bradshaw Bowles** to be the **Executor** of this my will and I give and bequeath to him the sum of one hundred pounds sterling in consideration of his trouble about the execution of the trusts hereof if the sale of the money in the stocks should not produce sufficient to pay the legacies mentioned they must be proportionally reduced I do declare this present writing to be and contain my last and only Will and Testament in witness whereof I have thereto set my hand and seal this tenth day of August in the year of our Lord one thousand eight hundred and forty seven-----*Rebecca Maria Pennell*. L.S.<sup>39</sup>.

<sup>36</sup> Brother of Rev Richard Hammett, Rebecca's first husband and trustee to her money in the marriage settlement of 1824 with Richard Pennell

<sup>37</sup> The other trustee, who also that married Richard and Rebecca Pennell at Newton St Loe in 1824

<sup>38</sup> < > indicates words interlined in the original text

<sup>39</sup> *Loco Sigillum*, "instead of seal"





All the interlining was done before signing. Signed sealed published and declared by the testatrix Rebecca Maria Pennell as and for her last will and testament in the presence of us who in her presence and in the presence of each other (all being present at the same time) and at her request have here set out th' names as witnesses-----*Charlotte Bowles Long Ditton* Surrey-----*Mary Lewis Kingston*<sup>40</sup> 1/2

**Proved** at London 27<sup>th</sup> Decr. 1852 before the Worshipful James Parker Deane Doctor of Laws and Surrogate by the oath of Reverend Charles Bradshaw Bowles Clerk the nephew the sole executor to whom adm[inistrati]on was granted Limited so far only as concerns the right title and interest of her deceased in and to all such personal estate and effects as she the deceased by virtue of an Indenture of Settlement<sup>41</sup> dated the nineteenth day of June 1824 has a right to appoint or dispose of and hath and in and by her said will appointed or disposed of accordingly but no further or otherwise having been first sworn duly to administer 1/10  
L.S

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<sup>40</sup> Mary Lewis was a servant in the Pennell household in 1851

<sup>41</sup> The Marriage Settlement between RP and RMP – see Appendix 1