



In the Matter of land called Ruscombe Church Green,
Ruscombe and The Green, Ruscombe Crossroads

DECISION

This reference relates to the question of the ownership of two pieces of land known respectively as Ruscombe Church Green, Ruscombe and The Green, Ruscombe Crossroads being the land comprised in the Land Section of Register Unit Nos. VG 95 and VG 96 in the Register of Town or Village Greens maintained by the Berkshire County Council of which no person is registered under Section 4 of the Commons Registration Act 1965 as the owner.

Following upon the public notice of this reference no person claimed to be the freehold owner of the land in question and no one claimed to have information as to its ownership.

I held a hearing for the purpose of inquiring into the question of ownership of the land at Reading on 16 July 1981. Mr D E Barnes (a member) appeared on behalf of the Ruscombe Parish Council but called no evidence.

On that evidence I was not satisfied that any person was the owner of the land, and I was ~~invited~~ to direct the Berkshire County Council, as registration authority, to register Ruscombe Parish Council as the owner of the land under section 8(3) of the Act of 1965.

Before my decision became effective, I received a claim to ownership in a letter from Messrs Southorns, Solicitors of Wokingham acting for Mr A A C Godsall who has appeared at an earlier hearing in December 1978 but had failed to instruct his solicitors to represent him on 16 July 1981. I decided to reopen the hearing and on 26 October 1981 Mr A T Southorn appeared before me and produced documents beginning with a Vesting Deed dated 1 July 1926 which established his client's claim to be the owner in fee simple of the land comprised in the Register Units. I am satisfied that Mr Alan Anthony Colleton Godsall is the owner of both pieces of land and I shall accordingly direct Berkshire County Council as registration authority to register Mr Godsall as the owner of the land under Section 8(2) of the Act of 1965.

I am required by regulation 30(1) of the Commons Commissioners Regulations 1971 to explain that a person aggrieved by this decision as being erroneous in point of law may, within 6 weeks from the date on which notice of the decision is sent to him, require me to state a case for the decision of the High Court.

Dated this

30th

day of

October

1981

George Husketh

Commons Commissioner