

NAME OF CLAIMANT

#285 - Lancaster, R. V.

Number of Acres: 357**Location:** Madison Run and Deep Run. Entirely within the Park area.**Roads:** Three miles via dirt roads to Port Republic, the nearest shipping point.**Soil:** Sandy loam. Slope type of fair depth and fertility. Tillable land used extensively for truck farming. Gentle slopes, fairly smooth.**History of Tract and condition of timber:** Most of this tract was completely cleared off about 15 years ago for orchard use, but has been allowed to grow up in brush and kill out orchard. About 50 M. bd. ft. of mixed oaks and yellow pine on remainder of tract and 2 cords wood per acre. Wood is located in the northeast corner of tract.
50 M. bd. ft. saw timber.
172 cords fuelwood.**Improvements:**
None.**Acreage and value of types:**

Types	Acreage		Value per acre	Total Value
Ridge:				
Slope:	342	⊙	\$3.00	\$1026.00
Cove:				
Grazing Land:				
Fields Restocking:	3	⊙	7.00	21.00
Cultivated Land:	12	⊙	20.00	240.00
Orchard:				\$1287.00
Minerals:				
Value of Land:	\$ 1287.00			
Value of Improvements:	\$			40.00
Value of Orchard:	\$			150.00
Value of Minerals:	\$			86.00
Value of Fruit:	\$ 40.00			
Value of Timber:	\$ 150.00			
Value of Wood:	\$ 86.00			
Value per acre for tract:	\$ 4.37			
Incidental damages arising from the taking of this tract:	\$ None.			

Geo. H. Penn CLERK.

REPORT ON THE ACREAGE
of the
R. V. LANCASTER TRACT #285.

The deed conveying this tract contains a fairly good description and calls for 325 acres.

However, a computation of the acreage by the deed gives 357 acres.



W. N. Sloan,

Chief Engineer, Park Service.

The history of my ownership of this 330 acres of land is as follows.

Oct. 1st 1913 Purchased for Cash \$3250.00
June 1st 1919 Paid Cash for Clearing title 301.50
Total Cash Paid \$3551.50

Interest on Purchase price 17 years - 3315.00
Interest on Clearing title 11 years - 198.99
\$7065.49

During years 1914-1916 I paid for
improvements & planting \$3441.75
Interest on same for 14 yrs. 2891.00
\$6332.75

In 1917 I sold the place for \$3600 uu
but no part of the principal price
nor any interest was paid on notes so
that I took it back under the deed
of trust.

Only some fencing and a few
trees are left to show for the
money paid on improvements so
that I am omitting all reference
to that in the price named.

But owing to the acknowledged high
character of this land as compared
with neighboring land, should I
not receive the cost price \$7065.49
as shown above?

R. V. Lancaster

Claim of R. V. Lancaster
In the Circuit Court of R. Co. County, Virginia, No. _____, At Law.
The State Commission on Conservation and Development of the State of Virginia, Petitioner, vs. Cassandra Lawson Atkins
52, 541 ones

more or less, of land in R. Co. County, Virginia, Defendants.
The undersigned, in answer to the petition of the State Commission on Conservation and Development of the State of Virginia, and in response to the notice of condemnation awarded upon the filing of said petition and published in accordance with the order of the Circuit Court of _____ County, Virginia, asks leave of the Court to file this as his answer to said petition and to said notice.

My name is R. V. Lancaster
My Post Office Address is England St. Ashland Va.

I claim a right, title, estate or interest in a tract or parcel of land within the area sought to be condemned, containing about 330 acres, on which there are the following buildings and improvements:

A fenced in field and certain fruit trees

This land is located about 2 miles from Lewis Virginia, in the Stonehouse Magisterial District of said County.

I claim the following right, title, estate or interest in the tract or parcel of land described above: (In this space claimant should say whether he is sole owner or joint owner, and if joint owner give names of the joint owners. If claimant is not sole or joint owner, he should set out exactly what right, title, estate or interest he has in or to the tract or parcel of land described above).

Cash purchase - Sole owner

The land owners adjacent to the above described tract or parcel of land are as follows:

North The Mt. Vernon tract - Common
South called "The Big Journey" - Adams
East the Map by Maj. Hatch is my land
West is marked "The Court tract"

I acquired my right, title, estate or interest to this property about the year 1913 in the following manner:

Cash purchase for \$3250.00
" Clearing title \$301.50
\$3551.50

I claim that the total value of this tract or parcel of land with the improvements thereon is \$7065.49. I claim that the total value of my right, title, estate or interest, in and to this tract or parcel of land with the improvements thereon is \$7065.49.

I am the owner of _____ acres of land adjoining the above described tract or parcel of land but lying outside the Park area, which I claim will be damaged by the proposed condemnation of lands within the Park area, to the extent of \$_____.

(In the space below should be set out any additional statements or information as to this claim which claimant desires to make; and if practicable he should also insert here a description of the tract or parcel of land by metes and bounds).

Remarks: The way in which the price \$7065.49 is arrived at is shown on back of this sheet.

(Continue remarks if necessary on the back).

Witness my signature (or my name and mark attached hereto) this 26 day of January, 1930. City R. V. Lancaster
STATE OF VIRGINIA, COUNTY OF Richmond, To-wit:

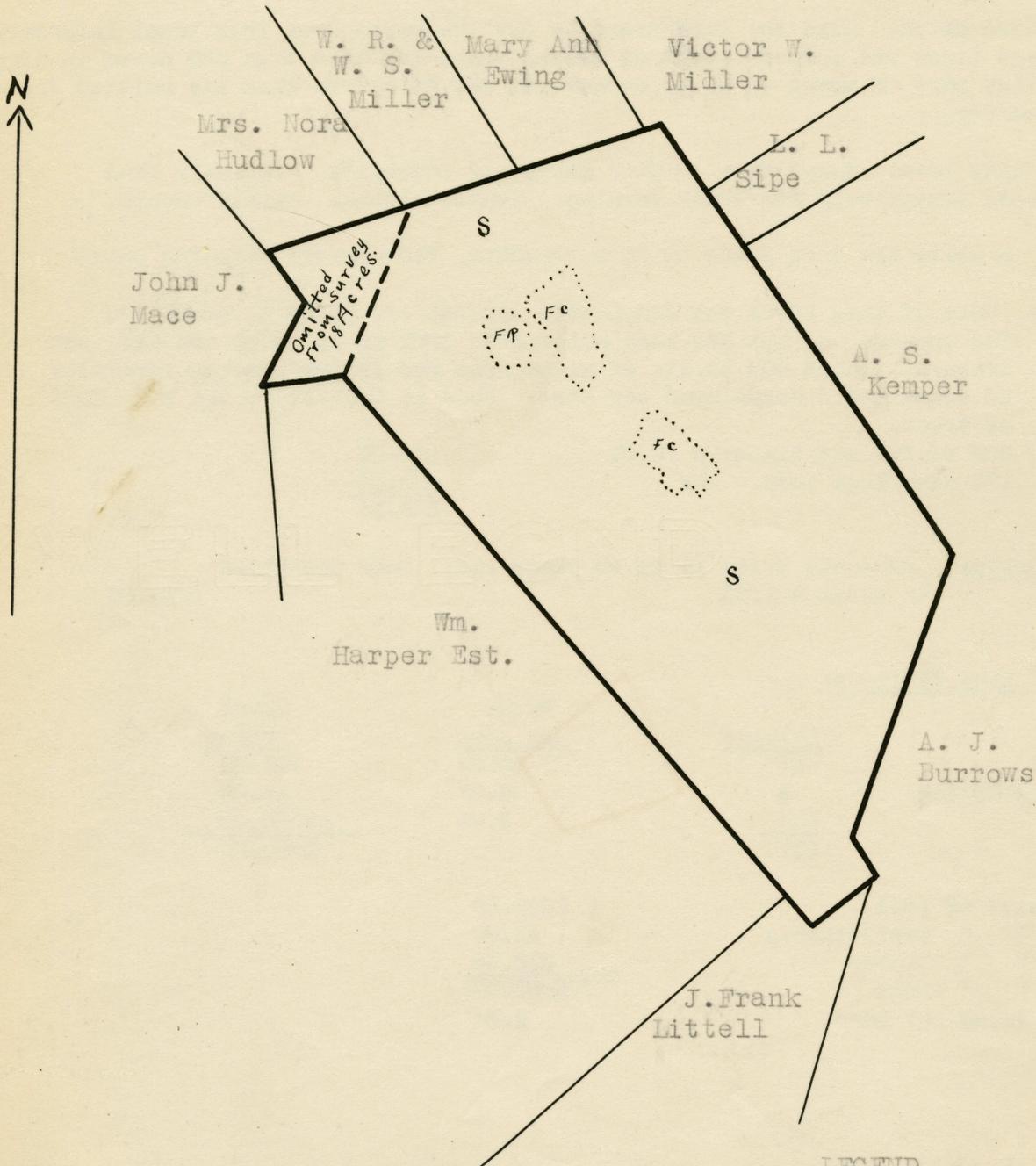
The undersigned hereby certifies that R. V. Lancaster the above named claimant personally appeared before him and made oath that the matters and things appearing in his above answer are true to the best of his knowledge and belief, this 26 day of Jan, 1930.

my commission
E. J. Quinn 8 Dec 1934

E. A. Clements
Clerk of the Court, or Special Investigator or Notary Public, or Justice of the Peace.

#285 - R. V. Lancaster.

County: Rockingham
District: Stonewall



LEGEND

Tillable - Restocking
Slope

Scale - 1" = 20 chains