

Under the Low Farm

The earliest available deed dated 1660 shows that Under the Low

Farm was once part of the Waterfall Estate owned by the Beresfords of Beresford Dale and inherited by Charles Cotton from his mother Olivia Beresford.

Like Pitchings Farm, Under the Low was one of the 12 farms sold in 1660 to help to pay Charles Cotton's debts. It was bought by William Okeden for '3 score and 3 pounds'. A previous tenant had been Abraham Needham.

With the house or messuage were included hempbutts and garden, 1½ acres in New Close with a barn, a close called Sitcliffe Low and one similar gate in the Ally Groves, in all 9 acres, and Common of Pasture and Common of Furbary on Waterfall Moor.

The farm remained in the Okeden family, handed down from William to Roger, to Simon and to Edward.

In 1680 Roger added more land, 4 crofts in Rocester Lane, the Dabbuts, Great Close, Broad Close and the Stunsteds.

In 1783 Ralph Oakden was living at the farm with his first wife Mary and their two children Richard and Ellen. Ralph built Leehouse Farm in Waterhouses and turned Under the Low over to Richard and Ellen but he became so deep in debt and the farm was so heavily mortgaged that it had to be sold, and John Woolley of Stoney Lowe bought it for £500 in 1791.

In the deeds it states that a chief rent of 8/- annually must be paid to the Lord of the fee. Also that the owner has the right to two sittings in the pews on the north side of Waterfall Church.

In 1790 William Whieldon who had married Mary Woolliscroft John Woolley's son in