

PAST MATTERS

CAMPERDOWNHISTORY.ORG.AU

WE ACKNOWLEDGE THE TRADITIONAL CUSTODIANS OF CAMPERDOWN AND DISTRICT, THE DJARGURD WURRONG PEOPLE, AND PAY OUR RESPECTS TO THEIR ELDERS - PAST, PRESENT AND EMERGING.

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CAMPERDOWN & DISTRICT
HISTORICAL SOCIETY INC.

PO Box 243, Camperdown 3260
AFN: 54 827 433 800 Inc No: A0020588V

INTRODUCTION & WELCOME TO NEW MEMBERS

Welcome to new members **Gary O'Neil** and **Greg Byrne**. I am also pleased to advise 75% of members have already renewed for 2021/22. If you have mislaid or not received a renewal form please email or phone us.

Bob Lambell has been busy supervising the landscaping of the new garden behind the Heritage Centre. For further details P4.

Our members have been busy transcribing 19th century petitions from residents of the Camperdown and district. Thanks to **Jan Whamond** for arranging this. **Maureen Hemley** has written a great article about her experience of transcribing some of these petitions. See P3.

As usual, **Maree Belyea** has also been busy handling enquiries, including two very interesting ones from the USA. She has also researched Bexley and gives us the comprehensive story of an early Camperdown home and its residents. Maree has also been liaising with the Camperdown Cemetery Trust about their proposed information panels and so far Maree, Bob and I have written 17 brief biographies about people buried there.

In August we held our AGM and my President's Report for 2020/21 is included on P2. We thank **Jennifer Rabach**, our guest speaker for the night, for her terrific presentation. Unfortunately, all the wonderful events we had planned for August-October 2021 had to be postponed, but these are expected to take place in 2022. See P2 for further details.

Several of our committee, members or their families have experienced serious health issues this year. We are indeed fortunate to have such dedicated and highly trained health professionals in Victoria and recognize the great pressure they are all working under in these history-making Covid times.

Is nostalgia history?

Recently I've noticed there are many Facebook pages such as 'Who grew up at -----?' or 'Who attended ----- school?' Although nostalgia appears to be the main driver of these pages, they generate stories and photographs which can be useful resources for historians. Gillian Senior, who manages the Camperdown & District Historical Society's Facebook page, can attest to this.

What is the difference between nostalgia and history? My Oxford dictionary defines nostalgia as a 'sentimental yearning for a period of the past' and 'a regretful or wistful memory of an earlier time.'

...continued on Page 2

Camperdown Heritage Centre

241 Manifold St.,
Camperdown, Victoria 3260

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camperdownhistory.org.au
[facebook/camperdownhistory](https://facebook.com/camperdownhistory)

*closed in lockdowns

Opening Hours:

Tuesdays 10am-3pm
& 1st Sunday of month
(Market Day) 10am-3pm
or by appointment.

President:

Rob Wuchatsch

Secretary:

Maree Belyea

Treasurer:

Jan Whamond

Committee:

Bob Lambell
Gillian Senior
Angela Preiss
Maureen Hemley
Lyle Tune

IN THIS ISSUE:

- P 1. Welcome from Rob
- P 2. President's Annual Report & Coming Events
- P 3. Transcribing & Research Requests
- P 4. Backyard Transformed Rate Books Resource
- P 5-13 Feature by Maree Belyea. **Remembering Bexley.** The story of an early Camperdown home (bluestone) and its residents.

...continued from P1.

Is this an interest in history, or just something that develops as people age or become disillusioned with continual change? Are some searching for a sense of belonging?

My dictionary defines history as 'a continuous, usually chronological, record of important or public events' and 'the study of past events, especially human affairs.' A third definition is 'the total accumulation of developments connected with a particular nation, person, thing etc.' I must say this last one appeals to my obsessive nature.

Does the difference between nostalgia and history matter? I think not. They are very different things and there is a place for each. Most people who follow nostalgia-based Facebook pages will never be interested in history as defined above, never read history books and never join historical societies, but as long as they provide their memories and photographs they are performing a very useful service to heritage groups such as ours.

We hope you enjoy this newsletter.

Rob Wuchatsch, President.

PRESIDENT'S REPORT 2020/21

2020/21 has been another disrupted year for the Camperdown & District Historical Society, caused mainly by COVID 19, but also by health problems of committee members and volunteers, or their families. However, a quick glance at our four *Past Matters* newsletters published during 2020/21 shows what has been achieved, as well as the activities which had to be postponed, such as the popular Robert Burns lectures.

Highlights for 2020/21 include:

- A Commonwealth Stronger Communities Programme grant for landscaping works and plantings in the backyard of the Camperdown Heritage Centre. Bob Lambell prepared this successful application and is overseeing the implementation of the project. When complete, our volunteers will have a pleasant outdoor place to sit and relax.
- A very successful Natural History Seminar and bus tour held at Mount Elephant in May 2021. Thanks again to Bob Lambell for arranging this event in conjunction with Emily Mercer from Camperdown Community House.
- A very interesting talk by Lyle Tune entitled The Fascinating History of the Camperdown Public Park in March 2021.
- We welcomed over 20 new members to the Camperdown & District Historical Society during 2020/21 with one, Maureen Hemley, now serving on our committee.
- A very enjoyable Christmas Party and tour led by Janet O'Hehir at the Camperdown Botanical Gardens in December 2020. Life Memberships were also awarded during this event to Ray Watson and Maree Belyea for their outstanding service to our society.
- Jan Whamond researched and prepared a Camperdown Settlers Exhibition for the Heritage Centre; Maree Belyea continued to answer the many and varied research enquiries we receive each year; and Gillian Senior and Angela Preiss prepared four issues of *Past Matters* and also promoted the society and provided timely updates via our website and FaceBook.
- Many well-researched and written articles in *Past Matters* which have added to our understanding of the Camperdown district's history e.g. Jackie Clark, the champion Camperdown-born cyclist, by Clive Allen Paisley; Quinton Bone and his family by Jan Whamond; and Maree Belyea's article Every Picture tells a Story, based on a 1892 photograph of Camperdown.

On behalf of the Camperdown & District Historical Society's committee, I thank all members for their continuing support during 2020/21, especially our volunteers who attend the Heritage Centre on Tuesdays to prepare displays, catalogue the collection and attend to research requests. ***New volunteers are always welcome.***

Rob Wuchatsch, President.

COMING EVENTS

Our December/Christmas event depends on restrictions closer to the time.

As soon as we are able to make definite plans information will be emailed or posted to members.

As you are aware, many events planned for this year have been postponed, those with confirmed dates are as follows:-

Robert Burns Festival – 5th to 7th July 2022

100 Years of Secondary Education at Camperdown - 15th & 16th October 2022

TRANSCRIBING OPPORTUNITY

Do you like transcribing handwriting? At our Annual General Meeting in August it was mentioned we had copies of old petitions from the Public Records Office Victoria relating to early Camperdown that needed transcribing. **I thought that would be interesting, especially during Lockdown so I gave it a go!**

My first petition was about Land Selectors appealing to the Government for better rental terms in 1868. Another was about the extension of the Railway to Camperdown. The petitions were emailed to me so I could transcribe from home and the writing of the petition letters were in beautiful copperplate writing.

Initially I thought it was easy, however, I found some of the signatures were a little more difficult to decipher as they can be even today. Other names were well known to me and I imagined all those proud pioneering men, imperative to the beginnings of the district, discussing the topics of the day.

The signatures needed to be typed into a simple excel template for ease of later adding the names into a 'search engine' for researchers to use at the Heritage Centre. *These connections with our past, even as simple as a surname, could be valuable to someone one day researching history or their story.* If I wasn't sure of a word I just left a blank and emailed my transcription back to CDHS.

I found it a fun and challenging project, and I discovered more of our captivating local history. My final transcription was still a draft to be reviewed by a CDHS Committee member, so the pressure was off! If you think you might be interested in transcribing historic petitions please contact a member of the CDHS Committee.

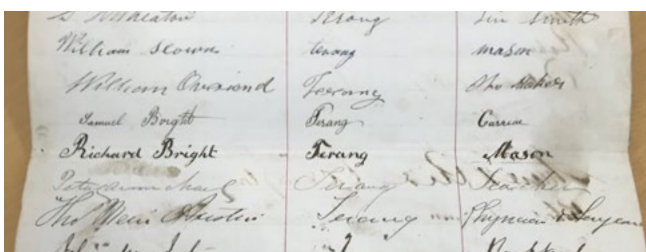
Maureen Hemley

Novice volunteer transcriber!

Email if you would like to volunteer transcribing. Easy - remote - volunteering.

We would like to thank Maureen, Leon, Maree and Rosie for helping with the transcriptions of the PROV Petitions. Leon and Rosie are transcribing at home and Maree, who is a new member of our volunteer team, has been working at the Heritage Centre. Rosie volunteered after reading about the project on our Facebook page. She doesn't live in the district but has family ties to Camperdown.

Jan Whamond, Treasurer



RESEARCH REQUESTS

Requests are regularly received on people or places that have not been previously researched, however a bit of work soon results in files for our records as well as for the family or place being researched. Sometimes we also receive extra information in return which can assist those interested in the same subject in the future.

Requests since the last newsletter include the property at 11 McArthur Street; 'Newminster'; 42 Leura Street; Francis Cole's properties; information on Archibald Thomson; Emma Cridland and 'Croydon'; Nathaniel Smith/Smyth and David J Anderson.

Enquirers into the **Burrows and Weatherhead** families were both directed to cousins (with their permission) who have researched these families. **They were thrilled to be able to make contact with their unknown relatives and build on their family histories.**

We were also able to help the Terang HS with information on Pawsey family properties at Naroghid.

Rob, Bob and I have provided seventeen short biographies, along with photos, for the Cemetery Trust for information panels on some citizens interred in the cemetery.

Surprisingly we have had two international requests recently:-

Assistant Professor of Anthropology at a College in South Hadley, Massachusetts requesting permission to reproduce photographs for an on-line publication featuring a kangaroo-teeth necklace, supplied by us during a visit to Camperdown in 2017.

A PhD student based at Texas Tech University, Lubbock, Texas has chosen Camperdown's Theatre Royal as one of her topics for her thesis on music, **"How is music a vehicle for building community?"**

Naturally we were intrigued to learn why and how she chose her subject. Laura then wrote of meeting Peter Daffy some years ago when he was performing in southwest USA, her visit to Peter and Rachel at Camperdown in 2018; attending a Tuniversal rehearsal; and driving solo through the Western District and falling in love with the area and its people.

Many emails, photographs of concerts, stage shows and balls, information on the Theatre building etc., covering her chosen time frame of 1928-1939 have followed. Laura hopes to visit again when Covid restrictions allow.

Maree Belyea, Secretary.

HERITAGE CENTRE BACKYARD TRANSFORMED!

Until recently, the backyard at the Camperdown Heritage Centre was an unattractive weed infested mess.

Thanks to a Commonwealth Government "Stronger Communities Grant" and the hard work of a few volunteers, the area is fast being transformed into an oasis of interest and relaxation for Heritage Centre volunteers and visitors.

Working to a landscape plan prepared by gardener Ginny Logan, tracks have been laid, garden beds prepared and an interesting variety of native plants established.

After completion of some painting and minor structural work, a table, chairs, shade umbrella and BBQ will be installed.

The project is expected to be completed by early December. *Article by Bob Lambell.*



RATE BOOKS RESOURCE

Since 2008 we have been fortunate to have local rate books at the Camperdown Heritage Centre and found them to be an excellent research resource.

Shire of Hampden books cover 1870 to 1960; Heytesbury 1921 to 1949 and Town of Camperdown valuation book covers 1961-1975. We also have various computer printouts for some later years.

The Public Records Office of Victoria (PROV) appointed our society as a Place of Deposit (POD) Category B in 2005, which allowed us to hold copies of permanent public records, but not originals. As rate books are deemed original public records PROV now require they be housed at PROV or a Category A POD. The process is underway with Shire representatives cataloguing the collection in preparation for transfer to PROV at Ballarat, likely to be early in 2022.

PROV will publish the records on their online catalogue at some time in the future. In the meantime, we hope to receive a digital copy for our use, but are also copying a small selection of the books to assist our future research.

We have loved having these resources and will be disappointed to see the records leave us, but understand the need for them to be stored in a safe and secure environment, even if it makes them difficult for us to access. We trust the records will be online and available to all before long.

Maree Belyea, Secretary.



REMEMBERING BEXLEY 'The story of an early Camperdown home (bluestone) and its residents'



'BEXLEY' - GARDEN AND WIND MILL - MAY, 1943

Today, to drive along Gellie Street, unless someone pointed out to you where Bexley once stood, you would never find it – there is absolutely no sign whatsoever, the well was filled in and every tree destroyed. *Hint: If interested in locating the property – It extended east from the corner of Church and Gellie Streets to where the saleyards begin. The home was in line with the western loop of Sinnott Crescent. Hampden Park covered the saleyards and electricity substation area to Cressy Road. Both properties extended south to the railways land.*

So often when researching, the subject links to places or people that have been previously studied. **This has been the case with the property that was known as Bexley, but so many times that it seemed to be 'asking' for its history to be told.** Jim Woolley's memoirs and photographs covering the years 1917-1952 have been a valuable resource.

Article by Maree Belyea, Researcher Extraordinaire!

At the Sale of Crown Lands on 14th March 1855, eighteen 'suburban lots' in the Township of Camperdown were offered, both sides of Gellie Street, with Meiklejohn Street on the west, Cressy Road on the east and Jones and Thornton Streets to the south.

Fifteen of the allotments totaling approximately 155 acres were purchased by John Clark, sometimes shown as Clarke, including allotments 29 and 30, consisting of 19 ½ acres, south of Gellie Street on which the family home was built. Clark had previously purchased 76 acres in four other allotments north of Gellie Street at the land sales of 28th February 1854.

John Clark, his wife Maria (nee Bishop) and five children emigrated from Gloucestershire in the early 1840's. John was manager of Manifold Brothers dairy, on the property now known as 'Werna'. Baptisms at Kilnoorat in 1850 of three Clark children born in this area show they lived at 'Leura'.

They are believed to be the first family residing at or near what would later be the surveyed town of

Camperdown, with Clarke Street forming part of the eastern boundary.

John died in February 1860 and Maria nine months later of 'mortification'. Their eldest son, Adolphus, was then the sole trustee of his parents' estates, left in trust for all members of the family. He was 28 years old, the youngest of his eight siblings was eleven.

On 27th May 1863 fourteen lots of the Estate of John Clark totaling 210 acres were auctioned at Walker's Leura Hotel. Lots 29 and 30 with improvements comprising of a Six-Roomed Stone House, well finished and fitted throughout. Five acres of the land was laid out as an orchard and garden with vines and fruit trees in full bearing. *Although not named Bexley at this time it will be referred to by that name in this article.*

It was reported that all lots were sold, but no details of the purchasers. Records however indicate that all allotments east of Bexley to Cressy Road was the home of **Arthur and Margaret Jones (nee Gellie)** when they married in 1865 and known as Hampden Park.

The allotment on the west to Church Street was owned by **John Paton**. Six of the eight allotments north of Gellie Street were owned by **William Gellie**.

William Lamb was the owner of Bexley before 1870 and may have been the purchaser at auction in 1863.

William Lamb, originally from Elgin, Morayshire leased the 3,300 acre 'Shadwell Park' at Mortlake from 1865. When that lease ended in 1869, he moved to Bexley with wife Helen and six children, and leased Manifold brothers 3,077 acre 'Leura Paddock'. When that land lease ended in 1878 he left the district, but retained Bexley, offering it for lease.

...continued next page.

When the railway came to Camperdown in 1883, part of all allotments between Gellie and Jones Street were acquired for the Railway line and Station, reducing the Bexley land to around 14 acres.

From 1889 to 1894 William Lamb leased the Bexley property to Permewan and Wright, Carriers, and occupied from 1889 by their cartage contractor, **Elijah Teal and his family.** The company also leased an adjoining six-acres from the Paton family. *Thomas Dodds leased the property until purchased by C G Shuter in 1903, which he and wife Mary named Bexley, after the area in SE London where they had been deeply involved in the community prior to emigrating to Australia.*

Clement George Shuter, Barrister and Solicitor commenced practice on arrival in Camperdown in 1894, he purchased Bexley in 1903, adding a weatherboard Federation wing to the original blue-stone home, increasing it to sixteen rooms. Shuter turned the land into a model farmlet for breeding purposes, together with a splendid orchard that covered about four acres.

When Leonard Buckland joined the legal firm as a junior partner the firm became Shuter and Buckland. After Clement Shuter died in 1909 at 46 years of age, Buckland took Oscar Nevett into partnership, trading as the long-standing firm of Buckland and Nevett.

In 1911 Mary Shuter advertised the furniture at Bexley for sale, moved to Melbourne, and leased the property until selling in 1917. The property and gardens had deteriorated while the property was being leased. New owner, Robert McAlpine, willingly agreed to her special request to retain the Bexley property name.

Robert McAlpine and his wife Jemima, (nee Winter) and family Alice (Eva), James (Jim) and Robert Jnr (Bob), had moved from their Bookaar farm Bonnie Banks in 1916 and bought a property at the foot of Mt Sugarloaf, naming it Glengyle. *When Jim enlisted in the AIF Robert sold Glengyle and bought Bexley, with less land to manage. A further 3 acres to the west on Church Street was also purchased, increasing the property to 17 acres.* Daughter Eva married Stewart Woolley shortly before the move from Glengyle, two years later making their family home across Gellie's paddocks at the Racecourse Cottage, where Stewart was employed as the curator.

Eldest child Jean had married James Grenfell in 1912 before the family moved from Bookaar but moved into Bexley with her two daughters, for a few years when her husband died in the early 1920's. Jim, lost his life at Ypres, Belgium on Christmas Eve 1917. Bob, youngest member of the family lived at Bexley until marrying Elsie Gibson in 1935 and moving to their new home in Leura Street.

Bob spent all his working life in administration with the Shire of Hampden. He was author of the 'Shire of Hampden 1863-1963' and heavily involved

in the historical society and many other district organisations.

From Jim Woolley's memoirs:

Prior to grandfather making structural changes to the blue stone section Bexley was a 16-room mansion. He changed the two-storey stone section to one, a kitchen and dining room with very high ceilings, making the upper portion over the two rooms into storage area. To the rear he glassed in a verandah and built a laundry on the western end. Abutted to the original building was a Federation wing.

The house had a northerly aspect and was surrounded on the northern and eastern sides by an open verandah with the southern end closed in by canvas blinds. A wide passage way ran from the front to the rear of the house. On either side were four large bedrooms all with open fireplaces and mantel surrounds of scrolled mahogany and beveled mirrors. Off the passageway was a large bathroom with a lead floor and wood chip heater.

Running water and showers then, were considered as being modern innovations. A big and beautiful lounge room with lovely furnishings opened off the front section of the passage way, its ceiling high and ornate. In one corner was a fire-place with ornate cedar paneling and three huge mirrors.

Lead light windows faced the western aspect. The passage deviated slightly to the rear of the house with an office and pantry on one side and dining room and kitchen on the other. Stained glass windows and doors were a feature of Bexley. Down the full length of the passage way extended a three-foot carpet runner with polished wood on both sides.

When Robert McAlpine's wife Jemima died in 1938 Stewart and Eva Woolley purchased Bexley from Eva's father and moved from the racecourse cottage with their son Jim. Leslie was working in Melbourne. Robert retired from working on the farm but continued to live at Bexley with the Woolley's until he died in 1950. Leslie enlisted in the Army in 1940. Jim worked for HW Norman & Co Stock & Station agents for two years before enlisting in the Army in 1942 aged eighteen, and transferred to the Air Force in 1944. On discharge in 1945 he moved to Sydney where he married and had a family. Jim had lived just 4 years at Bexley full-time but a lot of time at his grandparents, his home away from home. His plan of the home, garden and farm layout is very detailed and informative, as are his descriptions.

Structural timber throughout the house was oregon and internal timbers were either mahogany or cedar. The roof was constructed of corrugated iron painted bright red which stood out beautifully against a back ground of green pine trees. Graceful wooden roof ridging with ornate end pieces and stately chimneys and bold windows enhanced the home which was nestled in a fine garden at the end of a curved driveway. The front lawn was big and used for playing croquet. Lavender hedges bordered the garden beds which were divided by red

rose beds all added to its beauty. A five-foot hedge surrounded the garden and divided the flower beds from the vegetables. As well as vegetables there was a fine orchard comprising apples, peaches, plums, nectarines, pears, cherries, mulberries, red and black currants as well as walnut and almond trees.

Outbuildings included milking sheds, cooler room, hay loft, stables, harness room, wagon shed, wood shed, workshop, two-car garage, a poultry run and a workman's cottage. Originally many of the buildings had a shingle roof over which, years later, was corrugated with iron sheeting. In the garden a windmill stood over a 25 foot well at the bottom of which were two much deeper bores. The mill pumped the water into an elevated tank which provided water for the stock and garden. During dry spells the well was never known to run dry. At one time during the war Mum had more than 100 laying hens which helped provide the local Hampden Hotel with a regular supply and added to Mum's income.

Shortly after Stewart Woolley died in May 1952 Eva sold the property by auction, realising that despite her great love and connection to the property, it was too great a task to manage on her own. The property advertisement indicates a substantial home and highly productive small farm. Eva moved into a new home in Leura Street beside her brother Bob, ending the McAlpine/Woolley family connection with Bexley after 35 years.

Edward (Ted) Rose purchased the property and moved in with his wife Grace, daughter Dorothy Paisley and her son Bruce. Ted was a wheelwright by trade, apprenticed to his father Robert in Camperdown for seven years prior to enrolling in the AIF in 1915. On return he set up his own successful Coachbuilding business. **In the very early 1930's Ted took up farming at Leslie Manor and became a successful woolgrower.** He served as an East Riding Councilor on the Shire of Hampden from 1941 to 1959 with a break of only three years. He and his second wife Edith lived at Bexley until he sold the property to the Town of Camperdown in August 1972, before his death in 1974.

The adjoining Hampden Park remained in ownership of the Jones family from 1863 until purchased by the Town of Camperdown in March 1972, as the new site for the town's Saleyards, re-located from the Ower and Tait Street area to a larger and more appropriate area, and allowing that land to be re-purposed for much needed housing blocks. The new Municipal Saleyards opened in July 1973.

Bexley sat idle until the land was required for an Industrial Estate and Shire Depot.

When the home was demolished in 1988 the Council sold off many of its internal fittings including the floor and the bluestone blocks. The lead light front door and surrounds as well as the original Bexley flooring were used in Garth and Sandra Drake's Steam Laundry Restaurant in Paton Street. Their bbq tables and seats are constructed from the blue-

stone blocks and stepping stones which originated from Bexley. Other pieces of furnishings etc. can be found in other local homes.

Today, to drive along Gellie Street, unless someone pointed out to you where Bexley once stood, you would never find it – there is absolutely no sign whatsoever, the well was filled in and every tree destroyed.

Despite Jim's proposal to the Council of the day to perpetuate this grand historic property by using the name for the industrial park, or similar, and the urgings of the historical society, the suggestion was rejected. **Bexley would now be remembered by very few.**

Jim Woolley turns 98 years of age on 5th November this year, lives at Hill View on the Gold Coast and is still in good health. **His memoirs, written in 1990 are a wonderful record of his family, many subjects related to his years in Camperdown,** war service, his very successful career in the Dental field and of his family. Some interesting topics for future newsletters.

Judy Stokes of East Gosford, a daughter of Jim, generously provided a copy of the memoirs, with his approval and some wonderful photos, a few of which appear with this article.



TOWNSHIP OF
CAMPERDOWN
AND SUBURBAN ALLOTMENTS
IN THE PARISH OF COLONGUAC
County of Hampden.

L. 271 & 2460

Scale of Chains.



B. A. Smith M.C.E.
Pnce 4

3.3.09



'Bexley' Garden and Orchard Layout - May, 1943



BEXLEY GARDENS 1950



ELSIE J DY 'BEXLEY' 1951



CUTTING "BEXLEY" MAY 1950



CROQUET LAWN & GARDEN



EVA, STEWART, JOAN WOOLLEY
AT "BEXLEY" 1950



BOB, G'FATHER MA, LESLIE EVA, GRANDMA
1919



"BEXLEY"
1943

CAMPERDOWN TOWNSHIP PROPERTY

Tuesday, 24th June
at 3 p.m.

At Dalgety's Sale Ring



Dalgety

AND COMPANY LIMITED
(Incorporated in England)

Have been favored with instructions from the Executrix of the Estate of the late Stewart G. Woolley to offer by auction, as above, the property known as "BEXLEY" situated on corner of Church and Gellie Streets, Camperdown, containing 17 acres 25 perches or thereabouts on which is erected a well constructed W.B. and bluestone dwelling, Grecian frame, containing 10 rooms including laundry and bathroom (chip heater), with open verandah in front and closed verandah at back. Lined with lath and plaster. Blinds will be included. Three-bail cow shed, milk room, hay shed, two garages and well constructed two-roomed building with fire place, suitable for man's room. Five large fowl pens, feed room and bins. Orchard of 28 trees, berry bushes, etc. Extensive vegetable and flower garden with number of nice trees and shrubs. Electricity connected from S.E.C. Phone connected to Camperdown exchange. Watered by mill and well, never failing supply. Town supply runs along Church Street boundary. Subdivided into 4 paddocks. The pastures which are mainly rye grass

paddocks. The pastures which are mainly rye grass and strawberry clover, have been supered each year, and will carry 12 cows. The cows, last season, averaged £71 per head, and a quantity of hay was cut.

This is a very desirable property and is ideally situated, being close to shopping centre, railway station and butter factory, and being within town boundary has mail delivered and tradesmen call.

The land is of a volcanic nature, with a very good fall, and adjoining railway station could, at some future date, become a very good site for a factory. We can strongly recommend this property to a buyer wanting a few acres with a solid home close to a good town.

Possession: One month from date of sale.

Terms: Ten per cent on signing of contract, balance on possession.

Solicitors for Vendor:
Buckland and Nevett
Camperdown.

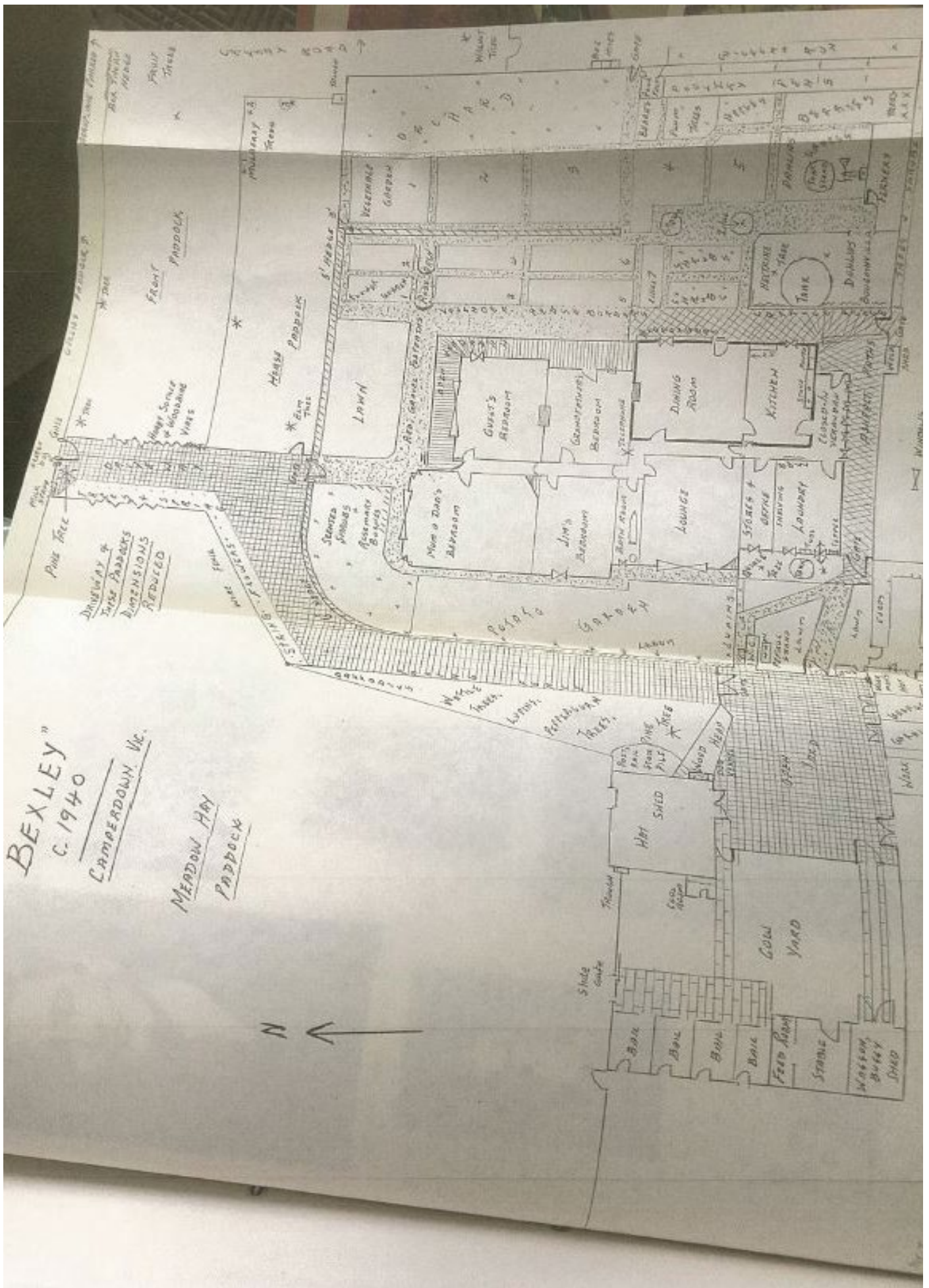
Inspection only by arrangement with the selling agents:

**DALGETY AND COMPANY
LIMITED, CAMPERDOWN**

The property advertisement (1952) indicates a substantial home and highly productive small farm.

BEXLEY
c. 1940
CAMPERDOWN, VIC.

MEADOW HAY
PADDOCK





'BEXLEY' VERANDAH WISTERIA VINE



Willie Ah Soo collects lettuces grown at Bexley.
Do you remember Willie? He was a local chinese market gardener.