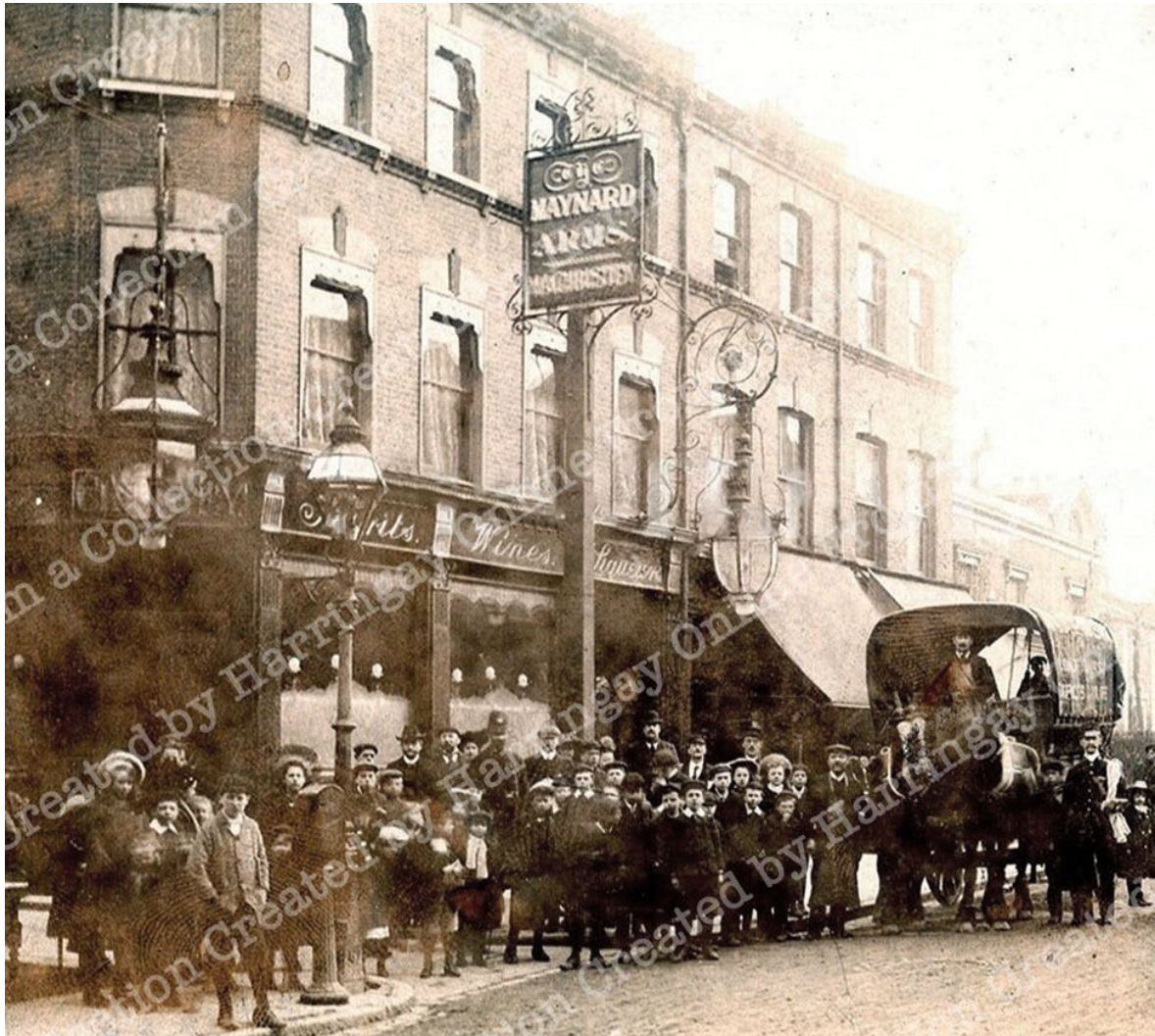


# The Christeys of Crouch End: pubs, clubs, the turf, the table, the ball and the ballot



**HUGH FLOUCH**

# **THE CHRISTEYS OF CROUCH END**

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# 1. Introduction

While looking at an early twentieth century photo of a north London pub recently, I noticed a sign above the pub's door showing a member of the Christey family as licensee. I'd come across the name before, whilst researching the Alexandra Park Racecourse, but I hadn't found out more than the most basic of information.

Digging around a bit to see what I could find about the man, it wasn't long before I'd become ensnared in the family's story and, after doing some research, I'd traced a family's journey from the eighteenth-century fruit stalls of Covent Garden up to Crouch End and the surrounding area and then back south again to the heart of establishment clubland.

I'd come across an intriguing family that was a major force in Hornsey's pub and club trade during the last decades of the nineteenth and the first half of the twentieth century. As a bonus, in doing so, I also uncovered some of the untold story of Crouch End's short-lived Opera House; I'd ferreted out Crouch End's connection with Murray Mints (the-too-good-to-hurry-mints) and revealed Crouch End's place in billiards history.

The furthest back I was able to trace the family was to Thomas Chickley Tiltman, a direct forebear in the paternal line, but, as, you may have spotted, with a surname that didn't match that of his descendants.

## 2. The Covent Garden Tiltmans

Born in 1777, Thomas Chickley Tiltman started his life in Shoe Lane, off Fleet Street. At 21, working as a fruiterer, he married his first wife, Sophia, and within a few years the couple had started a family. Sadly, Sophia died in 1813, but as was the habit in those days, Thomas quickly remarried. Two years later, Thomas and his second wife, Elizabeth Christey, were wed.

By the early 1820s, the couple had started their family and had moved west to 193 Strand (between Arundel Street and Milford Lane, opposite the southern face of St. Clements Danes Church), where Thomas continued his trade as a fruiterer. Although we might imagine a Regency fruiterer as having been a man who pushed a cart across cobbled streets, Thomas seems to have been rather more than this. His Strand premises appear in Tallis *London Street Views* (Regency London's Google Street View) as a not insubstantial building.



Fig 1: 193 Strand, four buildings west of Arundel Street. Number 193 is just above the “RA” of “Strand”  
The streets are still there today, but the buildings are long-gone. Tallis's *London Street Views*, 1838-40.

The family were still at the Strand address in 1828, when their first son, Samuel Horatio Tiltman was born. By 1832, a change of circumstances had taken the family to 20 King Street, Covent Garden, a premises just to the west of the current site of the Tesco Metro (that end of what is now New Row, used to be part of King Street).<sup>1</sup>



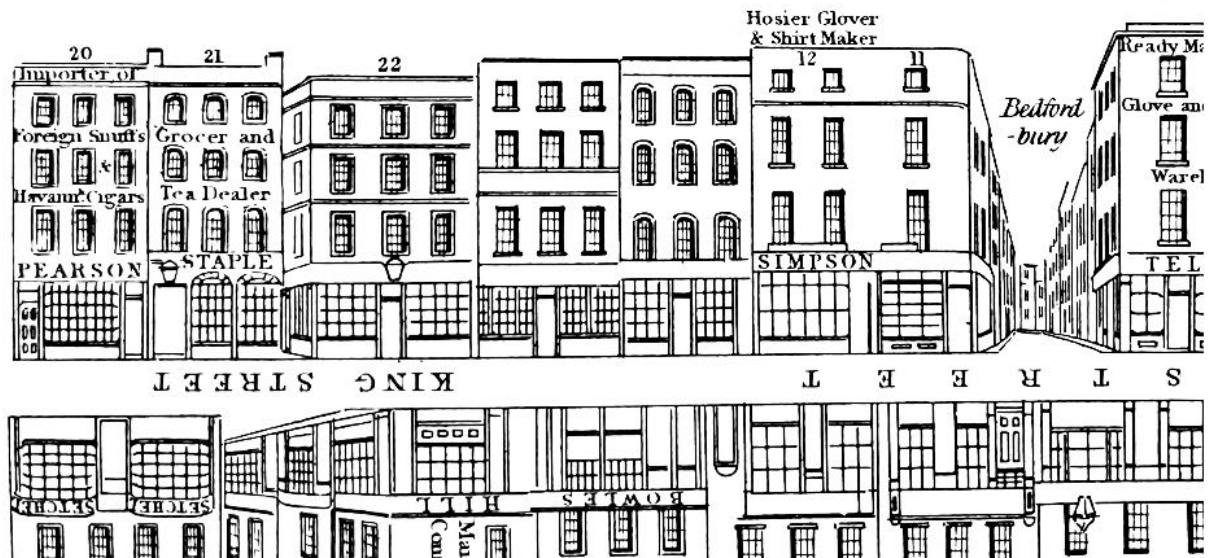


Fig 2: 20 King Street (far left) as shown in Tallis's London Street Views, 1838-40.

An advertisement placed in the *Morning Post* in March 1834 suggests a surprising change of trade for Thomas. Apparently, he added china and glass sales to his work portfolio.

hundred. No letters received but what are post paid.

**SUPERIOR STOCK of CHINA, GLASS, and EARTHENWARE.**—Mr. T. TILTMAN, of No. 20, King-street, Covent-garden (late of 193, Strand), begs to acquaint the Nobility, Gentry, and the Public in general that the whole of his valuable **STOCK IN TRADE of CHINA, GLASS, and EARTHENWARE** is now for **SALE** at prices below the prime cost, he being about to decline the business, and compelled to clear the premises before the 25th of March next. The Stock consists of some of the finest specimens of china of the Colebrook Dale and other Works, in dinner, tea, and dessert services, beautifully designed; figures and vases, richly-cut glass lustres, decanters, trifle dishes, a large quantity of table ware and chamber services, and articles of every description in the above line of business. The whole has been selected with a great display of taste and judgment, regardless of expense, and presents an excellent opportunity to families purchasing.—Observe, the Premises are No. 20, King-street, Covent-garden.

**MECHANICAL EXERCISING CHAM-**

Fig 3: Advertisement from the *Morning Post*, March 3rd 1834.



The crockery trade seems to have been a short-lived one for Thomas, however. By 1835, the family are recorded as living in Kennington, where Thomas was once again trading as a fruiterer. This area was still then at the edge of the countryside, and this may possibly offer further information about the nature of Thomas's work. In the Regency period, some fruiterers owned a fruit nursery out of town. They would have grown produce for sale, augmenting their cultivated stock with the purchase of excess produce from amateur growers and the importation of fruit.<sup>2</sup> The Kennington address recorded in 1835 was Bowling Green Street. In 1837 the family was at No. 1, Surrey Place, just around the corner. It is possible that Tiltman grew fruit behind his premises and nearby. In the 1830s, the Oval was still in use for market gardens<sup>3</sup> and about half a mile to the south, the contemporary Greenwood map shows cherry orchards and large areas of market gardens.



Fig 4: Greenwood map (1824-26) showing both of the Tiltmans' Kennington addresses (top extract zoomed from the corner of main map) and the market gardens just to the south.

Sixty-year-old Thomas and forty year-old Elizabeth had the last two of their nine children whilst based at Kennington and by about 1840 they had moved back into the city, to 12 Tavistock Row, at the edge of the Covent Garden piazza.<sup>4</sup> Before long, they had moved again to 29 New Street (now New Row), at the corner of St. Martin's Lane, not far from Thomas's former china and glass shop.

At some point in the 1840s, there appears to have been some fairly traumatic family breakdown which led to Elizabeth moving away from Thomas and eventually to most of the children swapping their Tiltman surname for their mother's maiden name, Christey. Samuel's younger brother Augustus was apparently so keen to divest himself of his father's name that he and his children even went so far as to take on his wife's surname. I have not been able to get any hint of what might have caused this family rupture, but it must have been something quite shocking to have occasioned such a schism.

By 1851, Elizabeth was living in Kensington with her second eldest daughter, Sophia, running a lodging house. In the census ten years later, she is in Queen's Terrace, to the north of Regents Park. Living with her, are four of her grown children, all in their thirties. The occupations for Elizabeth and all her children are given as 'Lady' or 'Gentleman'. This suggests either new-found wealth, or more likely, a desire to present themselves as more advanced in Victorian society than was actually the case

In the meantime, Thomas had remained in the west End and moved to Bow Street, still working as a fruiterer. He died in 1869, aged 91. He was pre-deceased by Elizabeth, four years earlier.

Exactly what went on in the family between the 1840s and the death of Thomas and Elizabeth is a mystery. Something seems to have gone wrong in the marriage: that much seems clear. But the reaction of the children suggests that it was something that went beyond the couple's relationship. Soon after Thomas's death, all the traceable children dropped the Tiltman surname and, apart from Augustus, adopted their mother's maiden name. We can only guess at the cause of that.



### 3. The Maynard Arms

From this point on, the focus is on Thomas Tillman's first son, Samuel Horatio and his family. In 1870, Samuel married a Somerset Miller's daughter, Mary Ann Slade and nine years later the couple took on the lease of *The Maynard Arms* on Maynard Street, Crouch End. When the Christeys arrived in Crouch End, Maynard Street and the few roads running off it had been established as one the first of five developments of working-class housing in Crouch End and Hornsey. Built from about 1850 to the end of the nineteenth century, the developments marked the start of the area's urbanisation and were very different in nature to the middle-class development that would follow. The extract below, from an 1869 plan of Hornsey, shows the tight Maynard Street cluster amongst the villas of Crouch End.

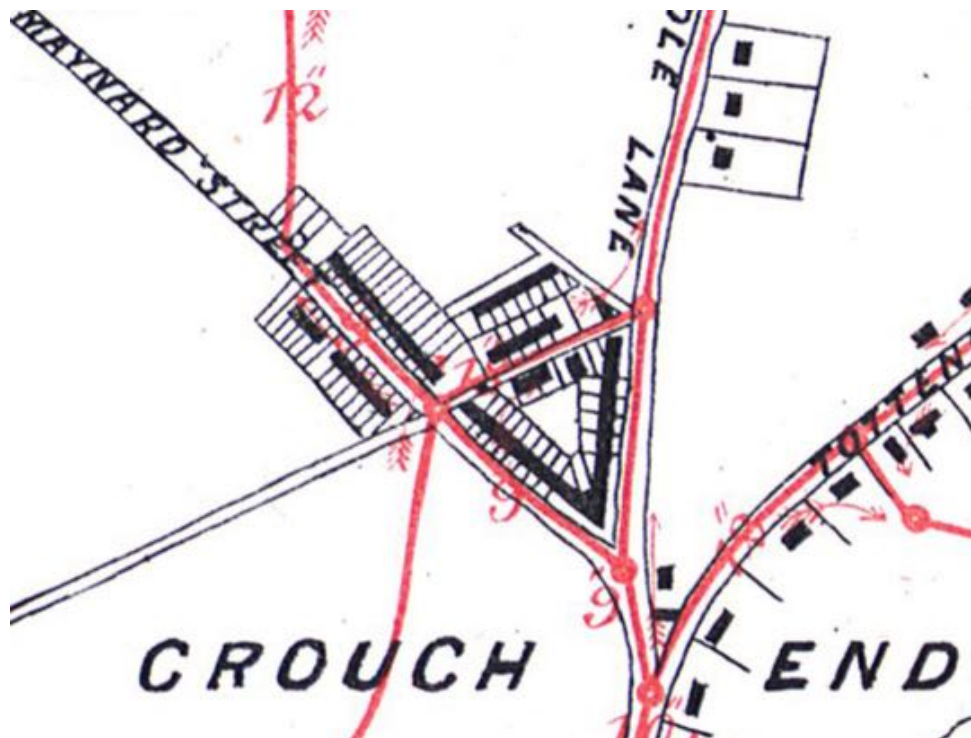


Fig 5: Extract from Hornsey Local Board sewer plan map, showing the Maynard Street housing cluster in 1869, a decade before the Christeys arrived.

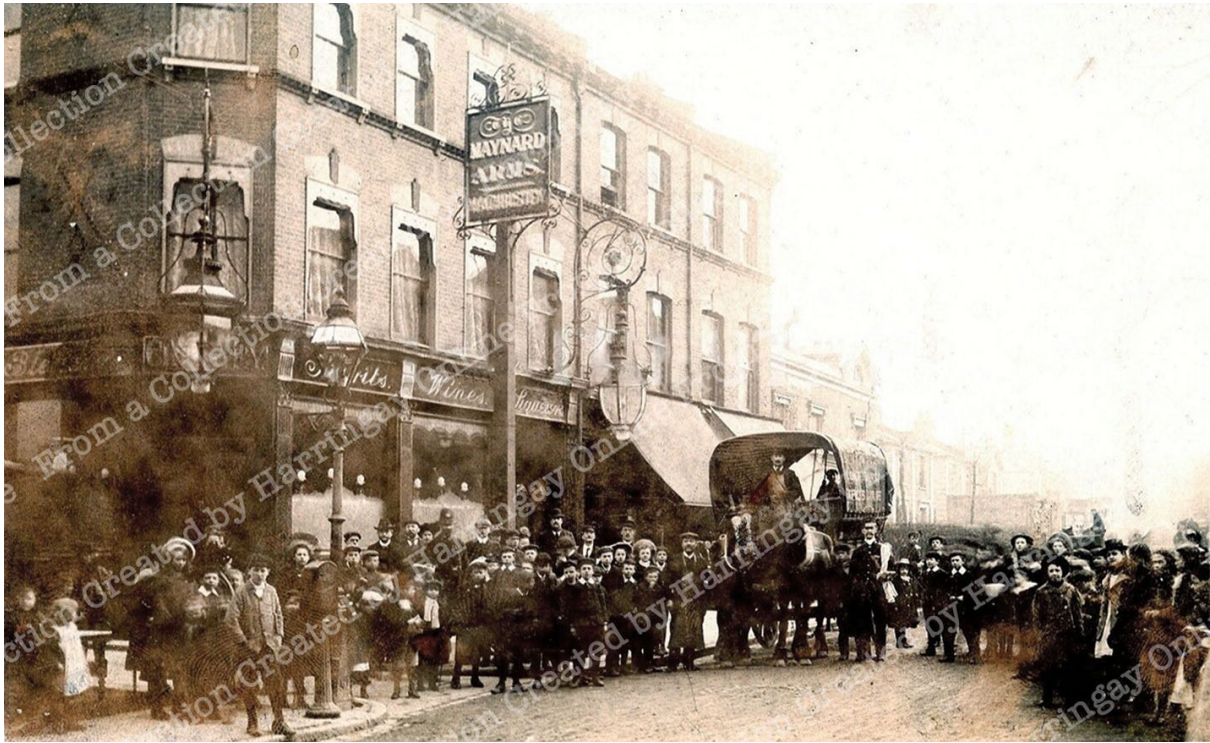


Fig 6: The Maynard Arms c1900. Although blurred, the Christey name can be seen both on the pub sign and above the door.

The Christey family went on to run *The Maynard Arms* for almost forty years. Samuel died in 1894, but Mary continued to run it until her death in 1917. The couple had seven sons and two daughters. All but the eldest, Samuel Slade Christey, were born after the Christeys had taken on the pub and they all grew up in the flat above it. The publican's life apparently ran deep in their veins. All but one of the surviving boys were to go on to run pubs or were employed in other licensed trades. The third son, Augustus died aged only 30, before he could get his own pub. Nonetheless, he had stayed within the trade. At the time of his death, he was still working at the *Maynard*. Only the fifth son, Adolphus Henry, didn't join the licensed trade: he worked instead as an engineer at a chemical works in Brentwood.

By way of a footnote to this section, in 1870, Alexandra Palace was being built and the park being laid out, developments which very soon saw Maynard Street become Park Road, the name it is still known by today. The 'Maynard Street' name probably dates back to at least 1503 and most probably originates from Stephen Maynard of Islington, the first confirmed owner of Topsfield Manor in 1374.

## 4. Samuel Slade Christey

Born in 1868, Samuel Jnr. was Samuel and Mary Ann's first born. He married Florence Heal in 1900 and moved out of his room above *The Maynard* to set up home with his new wife at 11 Lynton Road, just around the corner from the pub.

Samuel jnr. was a keen sportsman. From his youth, he had a liking for the turf, the table, and the ball. He was a member of the Crouch End football club and a keen and accomplished amateur billiard player. In 1892, he won the first Billiard Association Championship and in so doing brought about a change to the rules of the tournament. Apparently, such was his expertise with one particular technique called the "spot-stroke", that the Billiard Association decided any attempt to take the title from Christey would fail. So, later in 1892 they instituted a new "Spot-Barred" Amateur Championship. This change meant that Christey was never again challenged for the (non-spot-barred) title he had won and after three years it became his in perpetuity.<sup>5</sup> However, Christey continued to do well in other billiard tournaments, reaching finals on several occasions and winning the Amateur Championship title again in 1901 and 1903. In 1900, he also won the 'Eccentric Club Handicap', held in the eponymous West-End gentlemen's club with which one of his brothers was associated <sup>6</sup> (and more of which below).

The family rupture that had marked his grandparents life, echoed in Samuel's life when, in 1905, a squabble with his family went public and hit the local newspapers.

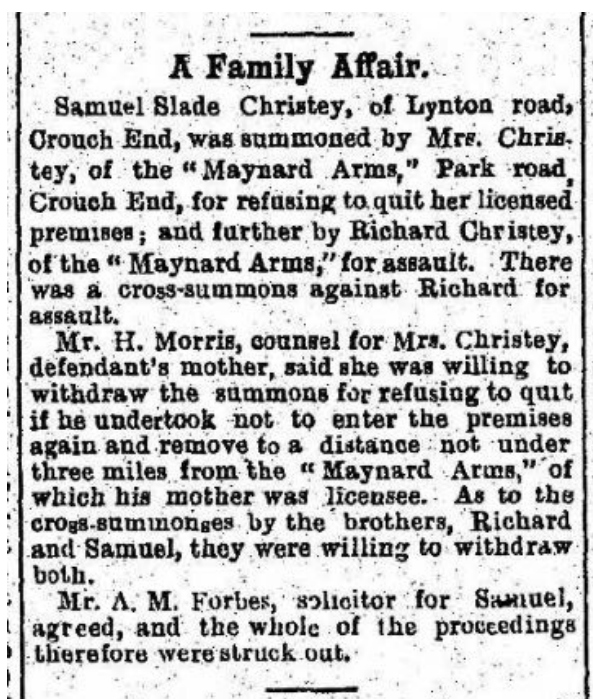


Fig. 7: London North Mercury and Crouch End Observer,  
June 30, 1905

From 1906 to 1920, Samuel Jnr. served on Hornsey District Council as the councillor for West Hornsey ward. For at least some of this period, he was also secretary of the Hornsey and Highgate Licensed Victuallers' Direct Representation League and used both positions to defend the interest of his trade.

Between 1912 and 1915, Samuel ran a wine merchants at 7 Priory Pavement, the westernmost shop in the parade of shops on Priory Road, by Nightingale Lane (in the premises that is now the Priory Fish Bar).

## The Welcome Club

Perhaps inspired by his billiard matches at the *Eccentric Club*, in 1915, Samuel Jnr. took on a Crouch End premises and established the Welcome Club. The premises he chose was a large two-floor space in front of the *Crouch End Hippodrome* on Topsfield Parade which had been specifically designed for use as a club and had been the home for the previous two decades to the *Queen's Club*.

*The Hippodrome* (formerly the *Queens Opera House*) was originally conceived to serve the wider community, but it ended up being very specifically designed to serve only Crouch End's well-to-do. Although much of the story of the building has been told before, the matter of its origins and the tale of the clubs in front of it, are stories as yet untold.

The development of the building came as the need for a public hall in Crouch End was being much discussed locally. Until 1889, the Drill Hall at the bottom of Crouch End Hill, on the site of the current *King's Head*, served as Crouch End's public hall. Home of the 3rd Middlesex Volunteer regiment, the building was regularly criticised for being too small and unfit for purpose. In 1886, the *Hornsey and Finsbury Park Journal* wrote of the hall, that it was "*the most miserably appointed and uncomfortable public hall in or near the metropolis*".<sup>7</sup>

Earlier in the same year, the paper reported that a solution had been found to the issue which it believed had become "urgent". The paper wrote, "It is proposed to erect a large hall for concerts, lectures, balls, and other purposes for which space is needed, and smaller rooms for committees and educational requirements". The report said that a site had been found near the station (I assume Hornsey Station) and that a design had been drawn up by Walter Graves of *Wanganui* in Hornsey Lane.<sup>8</sup> The building was to be called the *Crouch End Athenaeum*.



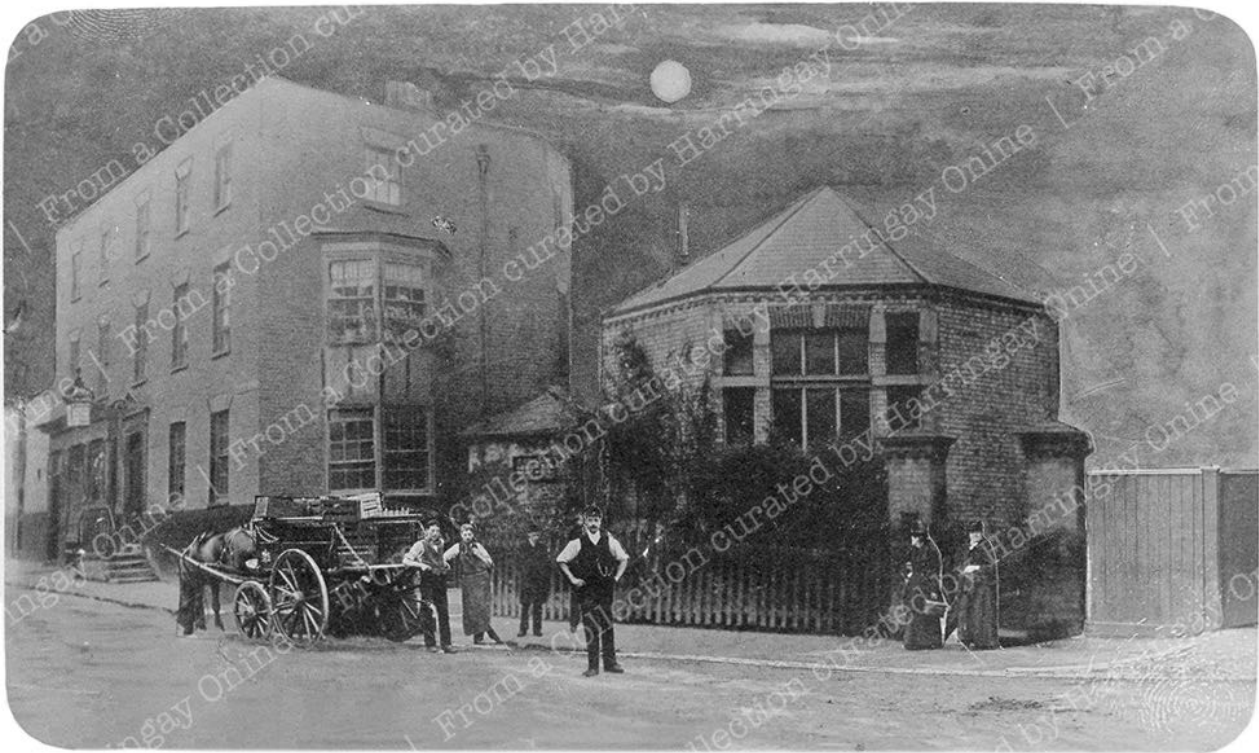


Fig 8: Crouch End Hill, c1876. The Drill Hall is on the right of the picture with the old three-storey King's Head beyond it, to the left. (Photo: Alfred Braddock) <sup>9</sup>

In 1890, the Drill Hall was sold by William Bird of Crouch Hall<sup>10</sup> and it was soon demolished to make way for the new *King's Head*. This brought to a head the need for a public hall and debate quickened over the issue. The death of William Elder's widow, Sarah, in 1892, released large areas of land in central Crouch End, including the site of *Topsfield Hall*. The plot was bought by James Edmonson & Sons builders. Plans were soon approved by Middlesex County Council for a building which profitably filled the awkwardly shaped space on the part of the former garden of *Topsfield Hall*, between the shop-houses of *Topsfield Parade*, on *Tottenham Lane*, and the houses on *Middle Lane*.

The building, to be called *The Athenaeum*, was planned as a public hall space as well as an entertainment venue. However, prior to completion, a lease for the building was agreed with H. H. Morell and Frederick Mouillot, and the original plans were changed. The new lessees brought in celebrated theatre architect Frank Matcham to work alongside Southgate architect Tom Woolnough. Their brief was to put a clearer focus on the entertainment function of the premises, and *The Athenaeum*, became the *Queens Opera House*. However, the final design ended up retaining the separate function of the two floors within the footprint of *Topsfield parade*, but whereas the space was originally intended for community use, it was redesigned and repurposed for leasing as a club. The rooms that had originally been intended for use as a lecture hall became a club saloon and lounge.

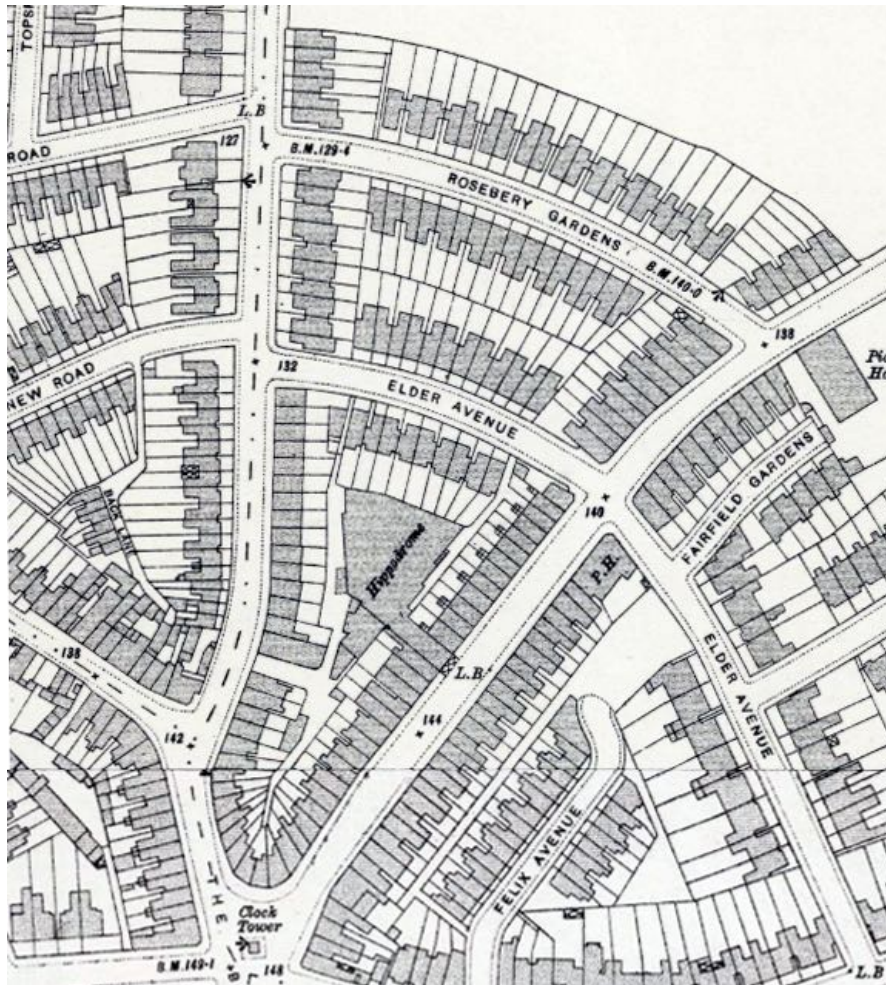


Fig 9: Crouch End Hippodrome shown on an extract of the 1915 Ordnance Survey map. The garden of Topsfield Hall had until the 1880s covered the triangle between the clocktower and the houses and gardens on the north side of Roseberry Gardens. This border also marks the route of a former path called 'Gravel Walk'.

The building's development was keenly anticipated locally and closely watched. Debate in the local press between 1893 and 1896 suggests that few knew what the final building would be. Adding to the intrigue, the new parades of shops hid the premises from view. Even its name wasn't known until the Spring of 1897.

The club space overlooking Tottenham Lane was soon leased by a group of wealthy locals, whose advertising for members described the club's facilities and made it quite clear what profile of person they wanted to attract. Their 1898 advertisement said,

*In addition to Dining, Reading, Smoking, and other Rooms, there in one of the best Billiard Rooms in London, with accommodation for three full-sized tables; while the splendid Hall on the first floor (with its specially prepared floor) affords excellent accommodation for Club Balls, Concerts & c.*

The ad went on,

*In order to keep the Club Select it is proposed that each member must hold at least one Share.<sup>11</sup>*

The shares were priced at £1 each and there was to be a further annual fee, discounted to one guinea for the first 350 members. These charges were, it appears, set at a level that would enable the club to pay its way, but only to be affordable by the 'select' group they wanted to attract. A report of the club's opening later in the year gave more insight into the set-up at the club.

*The club premises are very comfortable and well furnished. The reading-room is a large and cheerful apartment, and the card rooms are cosy and well furnished. In the billiard room there are at present two tables, and a third will be added shortly. There is a strong and select committee of management, and every effort will be made to keep up the tone of the club. The members are chiefly professional men, stock-brokers and others. There seems every possibility of the club having a prosperous career.<sup>12</sup>*

The names of the committee were published in advertisements taken out on the local press. I have been able to track down about half of them. As the May newspaper report says, they all seem to have been middle class professionals living locally in large houses. Addresses include Crouch Hall Road, Holly Park, Hornsey Rise Gardens and Mountview Road. Some ran their own firms, including one stockbroker, an accountant, an insurance broker and a leather goods maker. There was also one member who had taken early retirement from the Indian Civil Service, a journalist and a bank clerk.

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**THE QUEEN'S CLUB**  
**(CROUCH END), LTD.,**

Have the pleasure to announce that this first-class Social Club is now open, and in full working order.

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Any intending members will with pleasure be shown over the handsome premises.

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Forms of application for membership can be obtained from the Secretary of the Club,  
**31, TOPSFIELD PARADE, CROUCH END.**

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Fig 10: Holloway Press, 8 October, 1898.

The club was used by its members both as a space for socialising, as well as a venue for events like “smoking concerts” and balls. It ran, with one break, for less than twenty years.



Fig. 11: Queen's Opera House and Club. The name of the club can be seen in the large semi-circular window, c1905.

In 1908, the club went into liquidation, to be revived under new management later the same year. In 1914, however, it ceased operating again and by the following year, it had been struck off the register by the licensing authorities and went once more into liquidation, never to be revived. In a retrospective piece about the first liquidation, an article in the *Hornsey and Finsbury Park Journal* said, “Suburban clubs are not, as a rule, long-lived. Enthusiasm and prosperity are too soon followed by decay”.<sup>13</sup>

The 1915 demise presented an opportunity to Samuel Christey Jr. He spotted the potential of the venue and by 1917, had secured a 21-year lease. It seems he wanted a rather different club to the Queen's. At the new club's inception, he said,

*That any man or woman - now that woman has the vote - with a clean record, an honest, straightforward upright citizen, decently clad, and knowing how to behave, would be welcome as a member.*<sup>14</sup>

Christey underlined his commitment to a new openness with a policy that accepted wounded soldiers and sailors from the area as honorary members for the duration of and long after the First World War.



The club apparently ran successfully and was even picked up by Thomas Burke in his 1921 *Outer Circle* book as one of Crouch End's features which "must be mentioned", run, by "the energetic Mr, Samuel Christy (sic)".<sup>15</sup>

Christey died in 1930. Both the death record and the electoral register after 1915, give only 31 Topsfield Parade as an address. This suggests that he may have converted the top floor of the club as a flat, an arrangement that might well have seemed quite normal to a man who'd grown up over a pub.

After Samuel's death, his wife Florence and his only daughter Marion, took on the club, with the younger Christey taking the lead. She ran it successfully for a further eight years, until the lease expired in October of 1938. Noting the club's closure, the *Holloway Press* newspaper wrote,

*Under her management and organisation many happy Sunday evenings were spent by members in the club, and It was with deep regret that they heard of its closing.*<sup>14</sup>

In 1930, mother and daughter moved to a flat at 96 Crouch Hill. By 1946 they had moved again, to a small interwar bungalow at 34 Myddleton Road, Whetstone. Florence lived there until her death on Christmas Day, 1959, at the age of 94. Marion stayed on until at least 1965. She died in 1995, at the age of 88, still living in the same area.

## The Opera Building

Much has been written elsewhere on the *Opera House*. So, I won't dwell on it, save to note that the *Era* entertainment weekly called it "*one of the prettiest and most comfortable temples of the drama in greater London.*"<sup>16</sup> It survived a fire in 1907 and, soon after, under a new owner, changed the style of entertainment to one more focussed on variety. Quite quickly after, on Christmas Eve 1906, the venue's name was changed to *The Crouch End Hippodrome*. In 1913, it became a cinema, of which Thomas Burke wrote rather dismissively in his 1921 book. "*Crouch End.*", he said "...once had a theatre called the *Crouch End Opera House*, but this is now a bedizened picture palace, called the *Crouch End Hippodrome*". The building was seriously damaged by fire in May 1942 and never used as a theatre or cinema again. Like the *Harringay Arena* to the east, it was taken over by the retail trade and was used for storage and later by Grattan's mail order Company.

## 5. Neal (Cornelius) Christey

Born in 1873, Neal was the Christey's fifth child. He appears to have been the most successful of the siblings. Although he started out on a very similar trajectory to the others, something appears to have given him a leg-up and he ended up a wealthy man.

In 1901, he and his brother Thomas set up business together, running the *Victoria Hotel* at the foot of Muswell Hill (now the *Victoria Stakes*). A newspaper notice published in January of the following year reveals that the business partnership ended after less than a year. Before the year was out Thomas had secured a lease on another pub nearby (more on that below). Perhaps his involvement with the *Victoria* was part of the process of securing that.



Fig. 12: The Victoria Hotel at the foot of Muswell Hill, c1905.

In August 1903, Neal married Jessie Cox, an accountant's daughter from New Barnet. The couple lived over the pub for the first years of their marriage and ran it together until 1937. However, there seems to have been other wealth for them to draw on. For a few years from 1919, Neal set up and ran a wine shippers at the prestigious address of 51 Jermyn Street. In 1921, he let go of that premises, but records suggest he kept running the business from another base, yet to be identified.

By 1920, Neal and Jessie had taken up residency in a large detached house in Haselmere Road, Crouch End, at the corner of Waverley Road. They named the house *Midhurst* and stayed there until 1939, when they moved out to Sussex. Nothing of the house now remains. In its place today are two blocks of 1960s flats called *Midhurst Court*.

When the Haselmere Road house was first built in the 1890s, it was named *Blair Atholl* by its first owner, American, Robert Stuart Murray. Originally a confectionery salesman from Chicago, Murray moved to London towards in the middle of the nineteenth century, and imported American-style caramels to Britain. His venture was so successful that he set up a sweet manufacturing company, R. S. Murray & Co Ltd., at 67 Turnmill Street. Little is remembered of the company today, with one exception. One of its best loved products was *Murray Mints*, “*The too good to hurry mints*”. Still on sale today, they and the TV adverts which promoted are remembered by many a baby boomer.



Fig. 13: Murray Mints TV advertisement from the 1960s.

Another indicator of Neal's wealth comes in the form of newspaper stories about a racehorse called *Commander*, which he'd bought in 1936. Then in 1945, when Northolt Park racecourse was threatened with being used for housing, Neal made a £240,000 offer for it, to save it from the developer. However, a public inquiry went against him and his bid failed. £240,00 was an enormous amount in those days. Online worth-over-time-calculator, Measuring Worth, returns equivalent values today of between £11m and £43m, depending on which yardstick is used.

By 1938, Neal was Chairman of the *Eccentric Club*, a West End gentlemen's club. Based in Ryder Street, in the heart of clubland, it was a popular venue for artists and actors, who were attracted by its bohemian membership. The building, now occupied, ironically, by *Christies* auctioneers, was once the *Dieudonné Hotel*, favoured by the composer Tchaikovsky on his visits to London. Still today, Christey is listed as a former prominent club member on the club's website, alongside the Prince of Wales and others.<sup>17</sup>

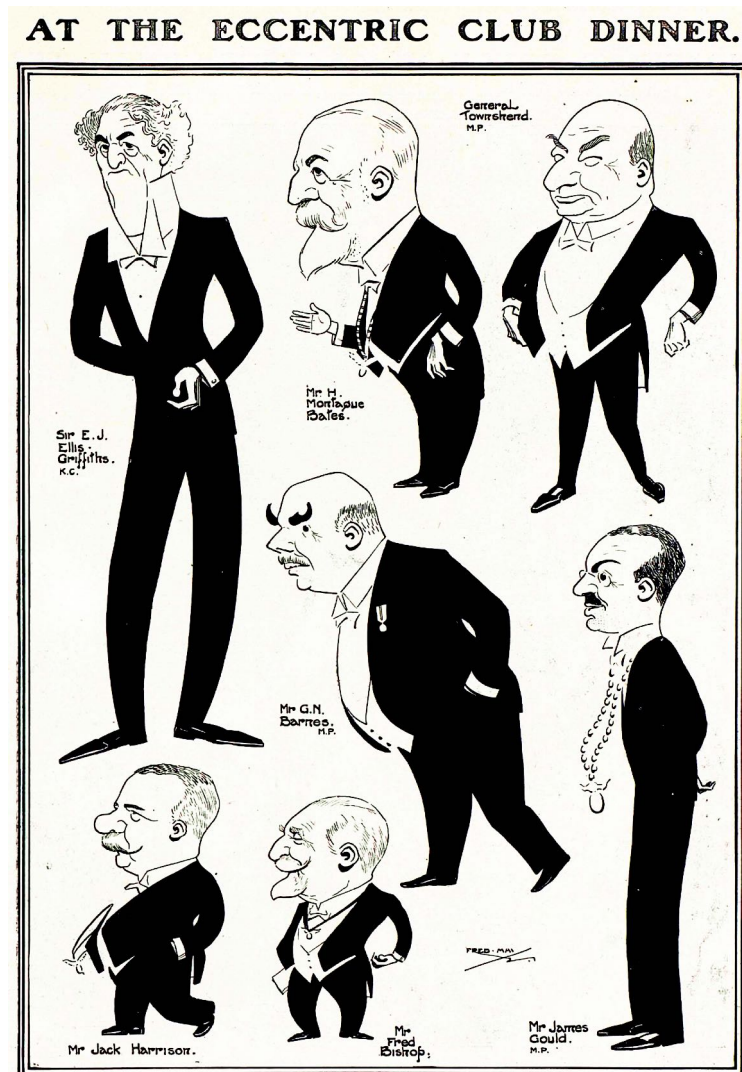


Fig. 14: An illustration in *The Tatler*, December 7, 1921, gives some idea of the company Neal was keeping.



## 6. The Other Christeys

### Thomas Christey

The second Christey brother, Thomas, originally set up business with Neal at the *Victoria Hotel*. After the pair ended their partnership in 1902, Thomas married Maud Lee, a stockbroker's daughter from Tufnell Park. In the same year, he took on the tenancy of the *Lordship Tavern* on Lordship Lane, Wood Green. He and his wife ran the pub until just before the war. The impression given by the high number of local newspaper reports of incidents at the pub, suggests that Thomas had a much rougher ride than did his brothers.



Fig. 15: The Lordship Tavern, Lordship Lane Wood Green, c1905.

### The Finchley Christey

Charles James Christy was the next brother after Neal. For some time, he stayed on at *The Maynard* as manager. In 1906, he married Topsfield Parade Bootmaker's daughter, Mary Ann Weller. The couple moved into a house round the corner from the pub, at 57 Palace Road. In the Spring of 1914, Charles took on the tenancy of the *Moss Hall Tavern* at Ballards Lane in Finchley. Tragically, just fourteen months later, whilst driving along nearby in his two-seater Singer car, he had an accident and died after being thrown out of the car as it summersaulted.



*Fig. 16: Two-seater Singer car of the sort Charles Christey was driving when he died.*

Mary Ann, took over the licence and ran the pub until her death four days before Christmas, 1927.

## **The Christey Sisters**

Along with seven boys, Samuel Snr. and Mary Ann had two daughters. The oldest of the two, Elizabeth, started working as a school teacher whilst still living above the *Maynard Arms*. She later became a headmistress, but by 1939 had been admitted to Napsbury mental health hospital where she died in 1943.

Younger sister Rhoda became a state registered nurse, training at the London Hospital and working for a period in Rhodesia. By 1939 she had retired to Whitstable in Kent where she died in 1953.

## **The branch descended from Thomas Chickley Tiltman's and his first wife**

One of the branch of the Tiltman family descended from Thomas Chickley Tiltman by his first wife also went into the pub trade. Richard, second cousin to the Crouch End brothers, ran the *Lamb and Flag* in Rotherhithe in the last years of the 1880s and early 1890s. He then appears to have left the trade.

His older brother, Augustus, sadly met a rather grisly and tragic end.

## **Suicide of a Postman at Loughborough Junction.**

Augustus Chickley Tiltman, aged 32 years, a postman, lately residing at 200, Milkwood-road, Loughborough Junction, who had lately been depressed in spirits through the death of his wife and child, was discovered dead in bed with his throat cut in a terrible manner, a blood-stained razor lying by his side. At the inquest on Wednesday Richard Tiltman, a licensed victualler, stated that deceased, who was his brother, had been unwell for some time past. Frederick William Caple, a brother postman with whom deceased was staying when he committed suicide, said that deceased appeared to be in the best of spirits when he retired to rest on Saturday night. A verdict of temporary insanity was returned.

*Fig. 17: South London Press 2 Feb 1895.*

# Endnotes

1. A surviving insurance record confirms that Tiltman used as a dwelling house as well as a shop. London Metropolitan Archives – CLC/B/192/F/001/MS11936/538.
2. Joy Margaret Uings, Gardens and Gardening in a fast-changing urban environment. Thesis paper, April 2013.
3. Kennington: Introduction and the demesne lands', in Survey of London: Volume 26, Lambeth: Southern Area, ed. F H W Sheppard (London, 1956), pp. 18-31.
4. Tavistock Row can be seen on Greenwood's 1824-26 map. It was a block set between the piazza and Tavistock Street on land now occupied by the Jubilee Market building.
5. English Amateur Billiards Association - [www.eaba.co.uk/?p=5885](http://www.eaba.co.uk/?p=5885).
6. Hornsey and Finsbury Park Journal, 16 February, 1901.
7. Hornsey and Finsbury Park Journal, 11 December, 1886.
8. For a photo and more information on *Wanganui*, see [harringayonline.com/photo/wanganui-hornsey-lane-1885](http://harringayonline.com/photo/wanganui-hornsey-lane-1885)
9. Whilst the image is marked "Crouch End 1876" in the style of Alfred Braddock, it is not known if he was the photographer or simply the publisher. Although Braddock arrived in London in 1871, his other known works in Hackney date from the mid 1880's and this was in Hornsey from a little later. More on Braddock at <https://harringayonline.com/group/historyofharringay/forum/topics/alfred-braddock-a-commercial-photographic-surveyor-and-recorder-o>
10. Bird is shown as the owner of the freehold in the Hornsey register of electors, 1884. The 3rd Volunteer Middlesex moved to the National Hall in Hornsey.
11. Holloway Press, 11 March, 1898.
12. Holloway Press, 13 May, 1898.
13. Hornsey and Finsbury Park Journal, 17 Nov, 1911.
14. Holloway Press 15 October, 1938.
15. Thomas Burke, The Outer Circle: Rambles in Remote London, George Allen & Unwin Ltd, 1921.
16. Era 24 July. 1897.
17. [www.eccentricclub.co.uk/about-the-club/prominent-club-members.html](http://www.eccentricclub.co.uk/about-the-club/prominent-club-members.html)



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