

Before 1870 the only buildings in Achnasheen (the field of the rain) were four cottages owned by the estate known as Strathbran, which in turn was owned by Alexander Mathieson, a somewhat unsavoury character who made his considerable wealth in the Opium trade.

The oldest of these is thought to be the tiny building just in front of and to the west of "The Cottage". The others are the previously Semi-detached pair which now constitute "The Cottage" and the fourth, is the small cottage known as Moruisg which is immediately opposite the railway station and has stables alongside it. This fourth cottage was renovated and extended by us in the early 1970's. A linked extension was added to the front and contained bathroom and kitchen. At the western end a portion of the stables was incorporated to form a living room. This cottage was nameless when we bought it in Nov. 1969, along with the Hotel and the "Old Post Office, and we christened it Moruisg after the mountain to the SW of the village. (Moruisg we were told means Big Fleece the origin being the handsome fleece obtained from the sheep which grazed there.

Local folklore has it that when Queen Victoria visited the area in Sept. 1877 The Landlord of the Hotel one McIver refused to supply a change of horses as it was the Sabbath. The facts are that she arrived on a Wed and left the following Tues.. The only changes of horses were at Kinlochewe in both directions.

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"THE COTTAGE"

This was originally built as a pair of semi-detached dwellings and at one time the Western one was occupied by "Murdo the Merchant. (surname unknown) the Eastern one was occupied by a Keeper or Stalker from the estate..

Sometime after this the two buildings, along with outbuildings to the front and West were acquired by George and Jan Angus (nee McIntosh). The first alteration was the removal of the partition wall on the G Floor. It is not known whether this was done before or after the acquisition; probably after.

The small cottage to the front was used by "Murdo" as a shop. Jan Angus used it for the same purpose and incorporated Post Office facilities. George Angus ran a coal distribution business from what was an old sheep fank to the rear of the building. This had been covered by a relatively high corrugated iron roof which was in a state of collapse when it came into our ownership.

The Cottage now had two upstairs areas and two staircases but was all one on the ground floor. At this time a portion of the right hand room was screened off to form a corridor and a wash hand basin fitted in the window !!!!!

This is how it was when we bought it. We carried out extensive renovation and alterations as shown on the sketches. The wall and staircase in the W end were removed and the stone used to build the dry stane dyke at the front

MORE ABOUT THE PO.

At this time the road West turned down towards the station at the site occupied by the now defunct petrol station, It swept across the front of the hotel (since demolished after a fire) then turned North by the Post Office. It crossed the line of the current road just in front of the old shop then NW below Ronnie Ross's and passed just below the School then W to Loch a'Chroisg and Glen Docharty.

The Angus's built a new shop and Post Office on the Western edge of the Station. When Mrs Angus retired she wanted her niece to take over the business but the Post Office granted the franchise to Catherine Macrae. Mrs Angus was apparently somewhat miffed and refused to make the building available. Ms Macrae therefore built a second Post office beside the existing one. In turn that PO was demolished and replaced by a new PO by Gill the postie.

When we bought the Hotel in Nov 1969 The parcel included the land on which the Angus PO stood. The Feu duty or Ground Rent had not been paid for a considerable number of years and the building was decaying. We eventually did a deal with the Angus's and acquired the building which we renovated and used as a craft shop. By this time we had established a jewellery, silversmithing and gemcutting workshop in the stables beside 'Moruisg'.

One person who knows a lot of the Angus era is: Nancy Dumas of Poolewe, Though I am not sure if she is still alive. She worked in the old shop as a girl. Any of the Ross Clan would be able to point you in the right direction.

Hope this will be of some use to you

Regards

Tony Holland

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The small bothy at the West end of the property was used as a combined office for George Angus and Home Guard post. When we acquired it it was in an advanced state of decay filled with training manuals, dummy grenades and even live ammunition. During the second world war it was not possible to travel west beyond Achnasheen without a permit This was to protect the Navel refuelling installation on the west coast near Aultbea.

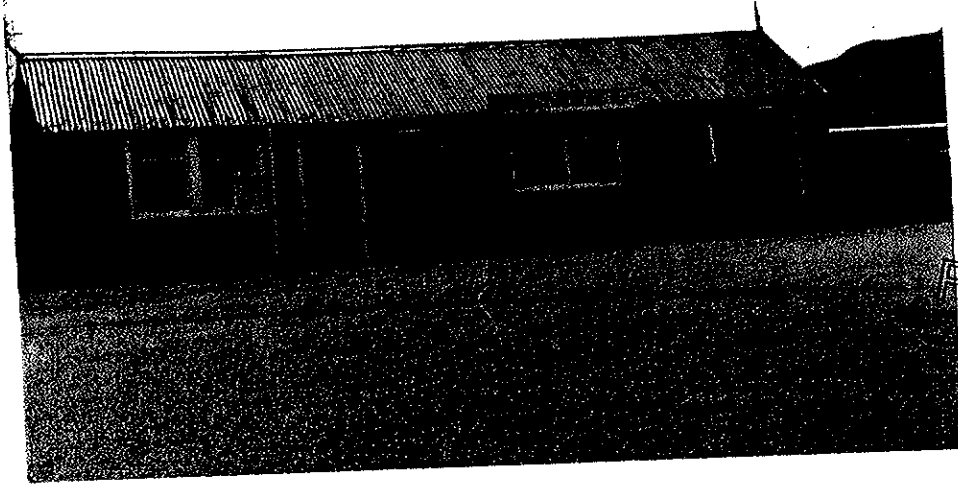
The bothy was extensively renovated and upgraded and let to Rolf Schmidt for an electronics workshop

The building attached to the bothy which was at one time used as a shop was converted into a double garage and a completely new roof was erected.

Finally, the old Angus P.O. by then a craft shop, was demolished and the current building erected.

We retired and sold out to the Plowman's in Oct 1998 after nearly 30 years there.

THE OLD POST OFFICE
USED AS CRAFT SHOP

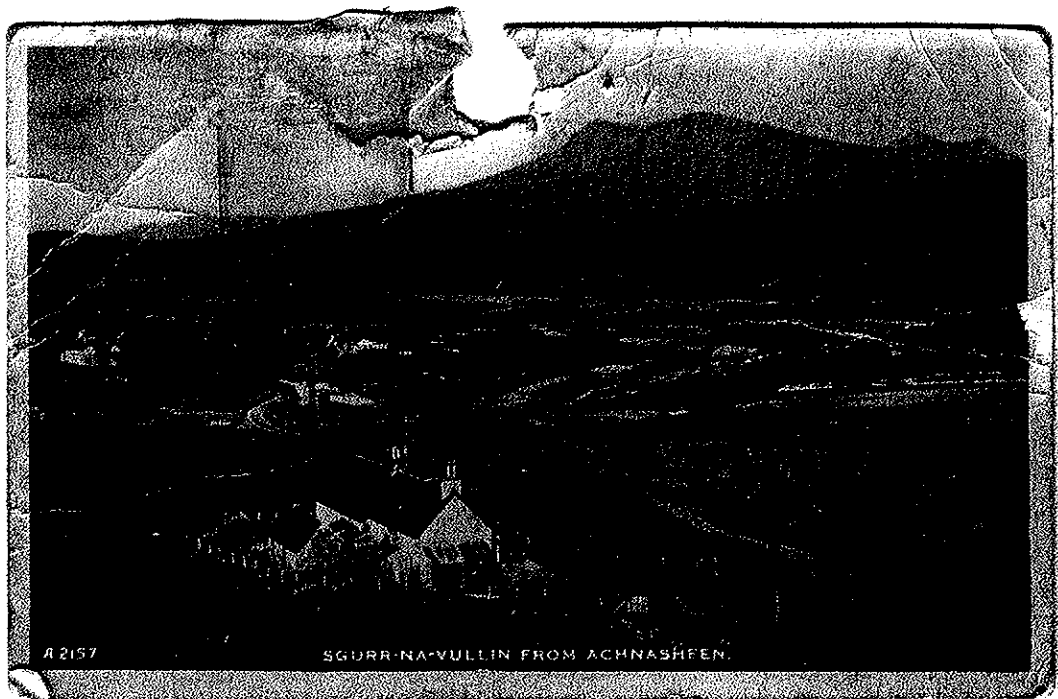


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'HOME GUARD' HUT
BEFORE
RENOVATION

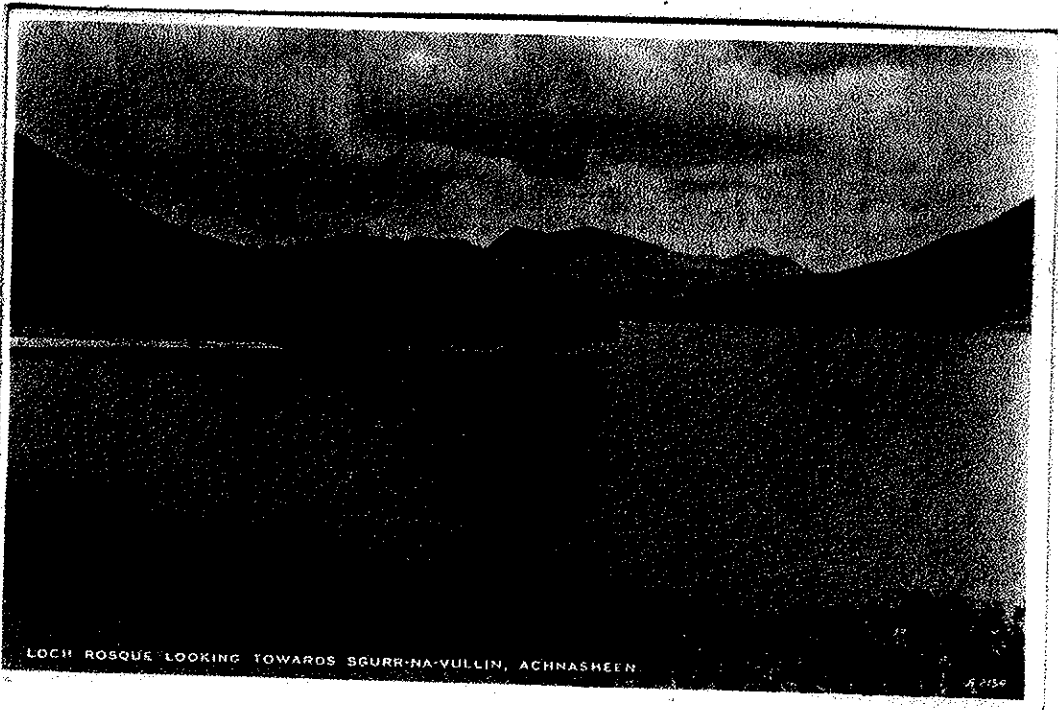




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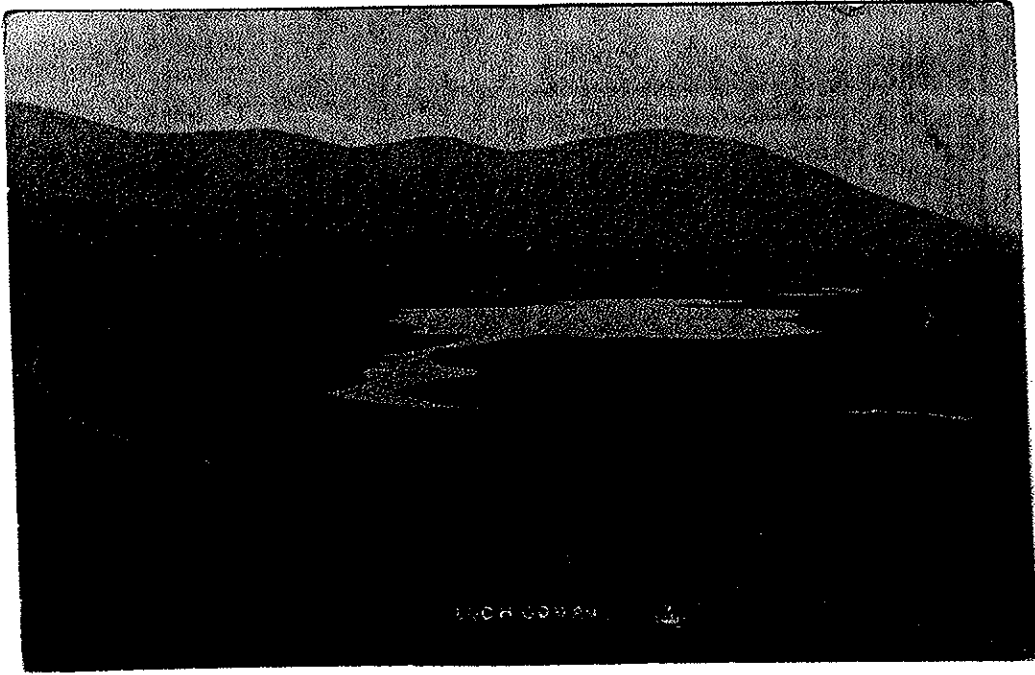
SGURR-NA-VULLIN FROM ACHNASHEEN.

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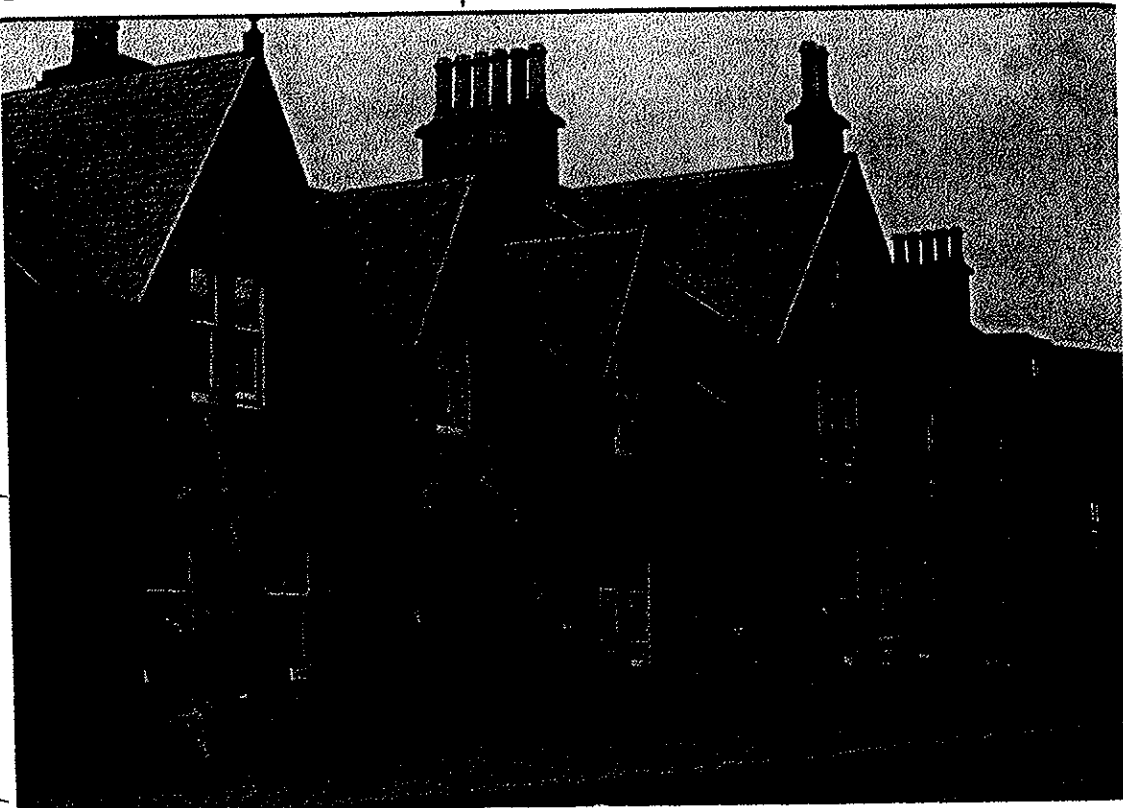
LOCH ROSQUE LOOKING TOWARDS SGURR-NA-VULLIN, ACHNASHEEN.

A 2150



LOCH GOWAN

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1900



ACHUTHREEN STATION © 1900

THIS BUILDING WAS CONVERTED
TO A HOTEL

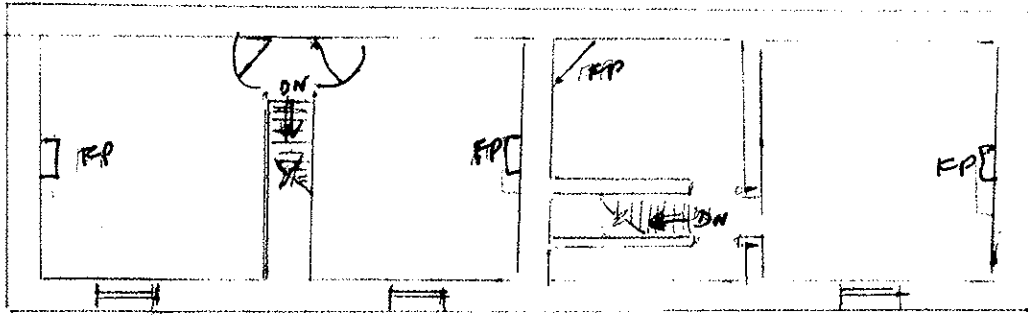
STATION OFFICE

ROUTE

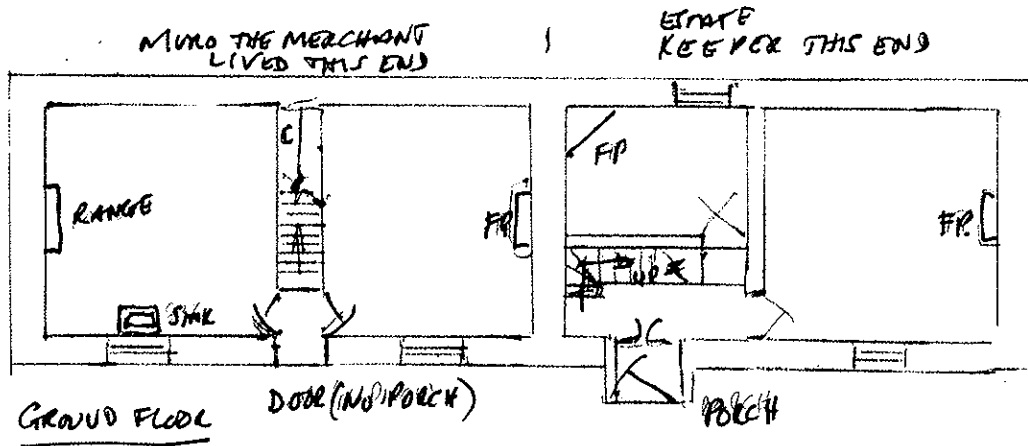
STATION OFFICE

STATION
HOTEL
BURNED DOWN

IN THE BEGINNING.



FIRST FLOOR

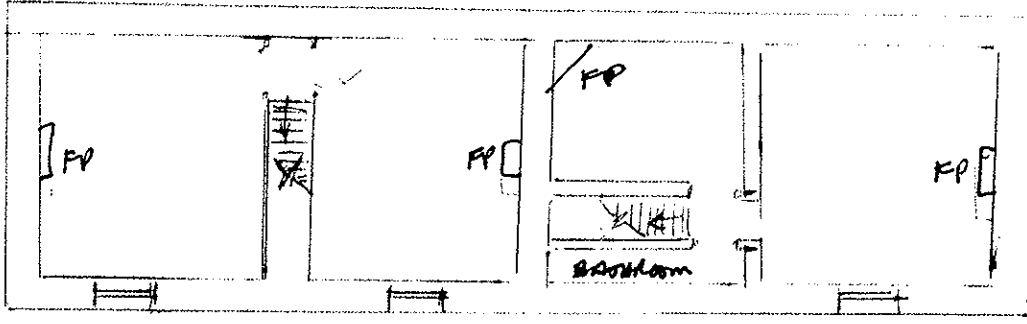


GROUND FLOOR

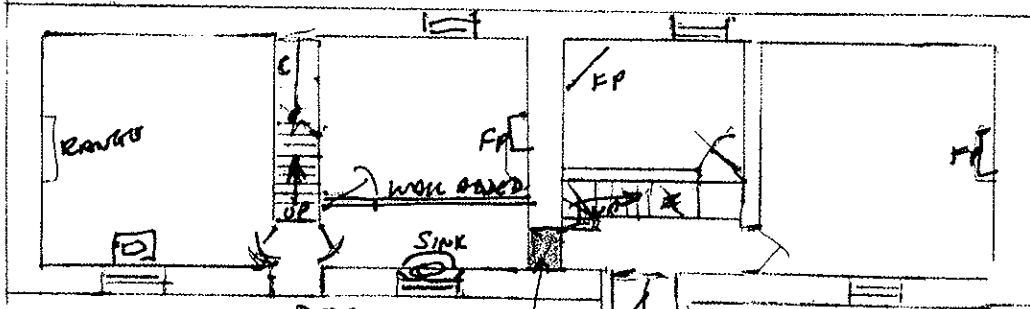
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2nd PHASE



FIRST FLOOR



GROUND FLOOR

WALL REMOVED
TO PROVIDE ACCESS
BETWEEN THE TWO

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3RD PHASE

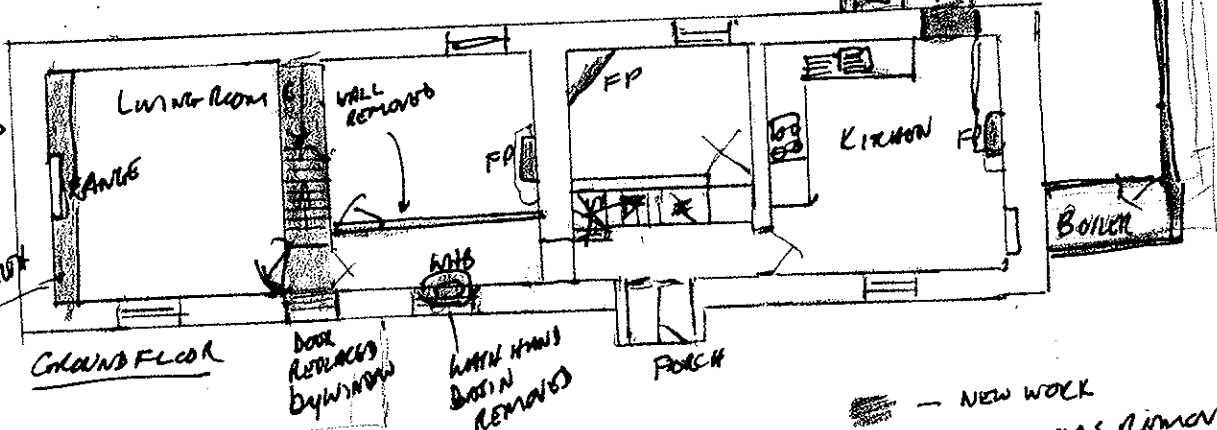
NEW WINDOW
FRAMES

COST UPON FP
(UPMANT)
& FINISH
IN LIVING
ROOM



FIRST FLOOR

RAISED HEIGHT
WITH
SLATE



GROUND FLOOR

STONE WALL COMPLETELY

REMOVED. STONE USED TO BUILD GY STAIRS BYE

AS PLANT

— NEW WORK
— OLD ITEMS REMOVED



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COPY

1.
FEU DISP.
by
JAMES S. WAT-
SON with con-
sent
To
James Macin-
tosh.

AT EDINBURGH, the Second day of July in the year
One thousand nine hundred and twenty four between
the hour of ten and ten-thirty forenoon the Feu
Disposition underwritten with Warrant of Registra-
tion thereon was transmitted by Post and presented
by J. Lambert, Register of Sasines, and is with
said Warrant of Registration recorded as follows
vizt:-

I, JAMES STEWART WATSON, Writer to the Signet, Inver-
ness, heritable proprietor of the lands and others
hereinafter disposed IN CONSIDERATION of the sum
of Eight hundred pounds now paid to me by JAMES
MACINTOSH, retired Stalker, Achnasheen in the Coun-
ty of Ross and Cromarty of which sum I hereby ac-
knowledge receipt and of the feuduty and other pres-
entations after written DO hereby with consent of
John Moorhead Macdonald, Timber Merchant, residing
formerly at Braerannoch now at Lochardil, Inverness
SELL and in feu farm DISPONE to and in favour of
the said James Macintosh and his heirs and assign-
ees whomsoever but exclusive always of assignees
before infeftment on or registration of these pre-
sents in the appropriate Register of Sasines and
under the declaration that the same shall not be a
valid warrant for such infeftment nor shall be so
registered after the expiry of three months from
the date hereof heritably and irredeemably ALL and
WHOLE that portion of the Estate of Loch Rosque,
Strathbran and others in the County of Ross and Cro-
marty extending to Two acres one rood four poles in-

perial Measure or thereby situated on the North side of the County Road from Dingwall to Gairloch bounded On the North by land belonging to me along which it extends Two hundred and fifteen feet or thereby; On the East by a small Burn along which it extends in an irregular line Three hundred and fifty eight feet six inches or thereby; On the South by the said County Road along which it extends in a curved line Three hundred and seventy five feet or thereby and On the West by the Burn known as Allt-achadh-na-sinn along which it extends in an irregular line Two hundred and ninety six feet or thereby, all as delineated and coloured pink on a plan or sketch thereof hereto annexed and subscribed as relative hereto; But always with and under the real burdens, conditions, restrictions and obligations following, videlicet:- Providing and declaring that the said James Macintosh and his foresaids shall be bound to uphold and maintain the existing buildings on the said piece of ground so far as the same belong to me and are hereby conveyed and when necessary to renew the same or rebuild upon the piece of ground hereby disposed such buildings as may have been previously agreed upon between the said James Macintosh or his foresaids and me or my successors and that only upon a site or sites and according to plans, elevations and specifications previously submitted to and approved of by me or my successors: And also to erect and maintain along the Northern, Eastern and Western bound-

aries of the said piece of ground substantial and sufficient fences and at all times to keep the same in sufficient repair to the satisfaction of me or my successors: And the said James Macintosh and his foresaids are hereby expressly prohibited from selling or keeping for sale spirits, wines or malt liquors upon the piece of ground hereby disposed upon any pretence whatever and from erecting or maintaining upon the said piece of ground any machinery or carrying on any work thereon of a noisous or noisy nature which can be considered a nuisance by neighbouring residents or the public as in case of complaint I or my successors may determine: Declaring also that in case the said James Macintosh or his foresaids shall sub-feu, sell or dispoⁿe the said subjects they shall except with the special consent of me or my successors only have power to do so as a whole and without sub-division and all sub-feus, sales or dispositions of a part or parts only of the subjects without such special consent shall be null and void: And it is hereby expressly provided and declared that if the said James Macintosh or his foresaids shall contravene or fail to implement any of the burdens, conditions, restrictions and others herein written this present right and all that may have ^hfollowed ^{w.n.} followed thereon shall in the option of me or my successors become void and null without declarator or other process of law to that effect any law or practice to the contrary notwithstanding and that the said

James Macintosh and his foresaids shall forfeit all right and interest in the piece of ground hereby disposed and buildings thereon which shall thereupon revert and belong to me and my successors free and disencumbered of all burdens whatsoever in like manner as if this feu right had never been granted and we shall have the right to remove the said James Macintosh and his foresaids from and to enter into possession and levy the rents of the said subjects in all time thereafter: All which burdens, conditions, restrictions and others before written are hereby declared to be real burdens affecting the said piece of ground and are appointed to be inserted in any Notarial Instrument which may follow hereon and to be inserted or validly referred to in terms of law in all future deeds of transmission, writs, decrees and instruments of or relating to the said piece of ground otherwise such deeds, writs, decrees and instruments shall be void and null: With entry at the date hereof: To be holden the said subjects of and under me and my successors as immediate lawful superiors thereof in feu farm fee and heritage forever: For payment to me and my successors by the said James Macintosh and his foresaids of the sum of Three pounds Sterling yearly in name of feu duty at two terms in the year, Whitsunday and Martinmas, by equal portions beginning the first term's payment thereof at Martinmas Nineteen hundred and twenty four for the half year preceding and the next term's payment

thereof at Whitsunday following and so forth at the said two terms in the year in all time thereafter with a fifth part more of each term's payment of liquidate penalty in case of failure in the punctual payment thereof and interest at the rate of five per centum per annum of the said feu-duty from the respective terms of payment during the non-payment of the same: And I assign the Writs conform to Inventory thereof hereto annexed and subscribed by me as relative hereto but to the effect only of maintaining and defending the right of the said James Macintosh and his foresaids in the subjects hereby disposed and for that purpose I oblige myself and my successors to make the same so far as in my possession forthcoming to the said James Macintosh and his foresaids at their expense on all ~~neccess~~^{necess} necessary occasions and that on a receipt and obligation to redeliver the same within a reasonable time and under a suitable penalty: And as regards the remainder of said writs I assign to the said James Macintosh and his foresaids all obligations in my favour contained in the titles to have the same made forthcoming: And I assign the rents: And I bind myself and my successors to free and relieve the said James Macintosh and his foresaids of all feu-duties and casualties or sums of money in lieu thereof payable to my superiors now and in all time coming and of all public and parochial burdens exigible prior to said date of entry: And I grant warrandice: And I consent to

registration hereof for preservation: IN WITNESS WHEREOF these presents typewritten on this and the three preceding pages are along with the relative Plan and Inventory of Writs hereto annexed subscribed by us the said James Stuart Watson and John Moorhead MacDonald together at Inverness on the Twenty fifth day of June Nineteen hundred and twenty four before these witnesses William MacLennan and Mary Macdonald Mann, both Clerks to Messrs Macandrew and Jenkins, Solicitors, there. (Signed) James Stuart Watson. John M. MacDonald. William MacLennan, Witness. Mary M. Mann, Witness..... Register on behalf of James Macintosh, retired Stalker, Achnasheen in the County of Ross and Cromarty in the Register of the County of Ross and Cromarty. (Signed) T.S.H. Burns & Son. Solicitors, Dingwall, Agents.

Collated by *W. Jackie*
 Collected by *S. M. Mann*

Typed by
G. M. Baxter

Extracted by me having commission to that effect from the Keeper of the Records of Scotland.

John Lumberton

copy of the original

Public Records of Scotland.

3172

Extrait

OF

FEU DISPOSITION

by

James S Watson with
consent

to

James Macintosh

Recorded 2 July 1924

MS 11/15

T S H Burns & Son
Solicitors
DINGWALL

SCOTTISH RECORD OFFICE,
H.M. GENERAL REGISTER HOUSE,
EDINBURGH.