

## SUMMARY

### FORMATION AND ADMINISTRATION OF THE ROYAL ESTATES IN THE LVOV LAND FROM MID-14<sup>TH</sup> CENTURY TO THE BEGINNING OF THE 16<sup>TH</sup> CENTURY

A monograph on the royal estates constitutes a fundamental topic for the social and economic history of Red Ruthenia in the 14<sup>th</sup>-16<sup>th</sup> centuries owing to the supremacy of the royal estates in the ownership structure in Ruthenia in the 14<sup>th</sup> century. The title “royal estates in the Lvov land” defines the estates of the Polish and Hungarian kings as well as other rulers of Red Ruthenia not being the kings (e.g. duke Władysław Opolczyk).

The term royal lands and competences of the king in relation to their own estates changed over time. Cassimir the Great was a ruler with a very strong position and he considered royal estates as his private ownership. In the years 1340–1504 we observe a gradual change in the understanding of the royal dominion, which at the end of this period was translated into royal estates whose administrator was the king.

An administrative and territorial division of Halych Ruthenia, which at the time of its seizure by Cassimir the Great was based on the structure of administrative centres (Pl. *wołości*) – small areas of land with natural borders, had a significant influence on the formation and administration of the royal estates. Cassimir the Great built its administration on this very structure and appointed in its charge a starost general of the Ruthenian lands. A system of administrative centres in the second half of the 14<sup>th</sup> century and the 15<sup>th</sup> century was subject to gradual disintegration and was transformed into districts. At the end of the 14<sup>th</sup> century starosties started to be singled out in Red Ruthenia. Their administrators were the representatives of the royal authority who resided in the important economic centres, but also in smaller castles. A subsequent stage of the territorial divisions was introduced in 1434 together with the Polish land law. Two voivodeships: of Ruthenia and Podole, were allocated. The Ruthenian voivodeship was divided into the lands of Sanok, Przemyśl, Lvov, Halych and Chełm, each of which received separate land hierarchies. All these territorial divisions affected each other and exerted influence on the organizational reality of the administrative, structural and government institutions in Ruthenia.

Lvov was a seat of a high-level administrative unit. During the reign of Cassimir the Great the term Lvov land (*terra Leopoliensis*) was understood as the whole area of the Ruthenian lands seized by the king (identical with the term “Ruthenian lands”). In 1387 the Lvov land was for the first time mentioned as a part of the Ruthenian lands; in 1434, after the introduction of the Polish land law in Ruthenia – it formally became one of the lands of the Ruthenian voivodeship, receiving a separate clerical hierarchy. After this year the borders of the Lvov land were relatively stabilized.

A type of settlement existing in Red Ruthenia in the 14<sup>th</sup> century was far from a regular structure which in the 13<sup>th</sup>–14<sup>th</sup> centuries under the influence of the German law dominated the spatial arrangement of the rural area in the original Polish lands. To describe the settlement phenomena in Ruthenia, the writers of the chancellery of the Kingdom of Poland sometimes had to change the meaning of Latin terminology.

The settlement structure of Red Ruthenia was characterized by substantial fragmentation. Individual farms, called manors (Pl. *dworzyska*), were its fundamental units. They were one-manor settlements, sometimes located so close to each other that they formed consistent settlements. Such a type of the structure resembles the type of settlement dominating in the Polish lands at the end of the 12<sup>th</sup> century and called *zrebowe*<sup>1</sup> settlement and the settlement in the lands inhabited by the Balt tribes. Manors were termed in the Latin records as *curia*, *area* or *villa*. The last term usually meant a group of manors, though sometimes the word *villa* referred to a single manor. The contemporaries saw in this very word a basic settlement unit. There were also communal units (*общи́ни*), in the arrangement of which there was no centre.

The initial date of this book is the year 1340, that is the beginning of the fights of Cassimir for Red Ruthenia. Although the above-mentioned year is a symbolic date, it commences the period of changes in the geopolitical, social, and legal and structural relations in the incorporated areas, and is characterized by unusual dynamism, also in the sphere crucial for the structural transformations and formation of the country based on dominion.

The final date of the research is the year 1504: the issuing by Alexander Jagiellończyk the statute that forbade pledging of the royal estates almost entirely. The above-mentioned event necessitated a change of the tools and directions of the royal policy in administering the estates.

In the Lvov land the economic history of the royal estate can be divided into two periods: from 1340 until 1434 and from 1434 until 1504. The date of this division (1434) is justified for a number of reasons:

- a) from the legal and structural aspect – owing to the introduction of the Polish law in Red Ruthenia in the very year;
- b) owing to a change in administering the property in Red Ruthenia, which explicitly differentiates the reign of Władysław Jagiello from his sons (it mainly concerns the resignation from perpetual grants for plegdes);
- c) owing to the change of the forms of organization and administration of the royal estates in Red Ruthenia, which occurred as a consequence of the introduction of the Polish law and changes in the administrative system, as well as owing to the rapid pledging of the greater part of the royal estates (in the Lvov land all the estates), and, as a result, a change in the administration of the pledged estates by jurisdictional starosts to new tenants.

The royal dominion in Red Ruthenia was influenced by various factors. Some of them had an objective character, as for example local, structural and economic determinants with reference to the Lvov land. Others were resultant upon temporary needs and political contexts. During the reign of Cassimir the Great it was a need to build foundations for

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1 Ftn by J. S-W. “Zreb” in Polish denotes a farm with the land and the buildings.

new authority, and also the fact that Red Ruthenia had a peripheral character. A method of administering the estate by Władysław Opolczyk was connected to the fact that this ruler hoped to form the territorial control in Ruthenia constituting the foundation of his political position. During the reign of Władysław Jagiełło the strengthening of the position of the king's supporters was the most essential. In turn, in the period of the reigns of Władysław Warneńczyk and Kazimierz Jagiellończyk a necessity to substantially increase the current expenses, impossible to be financed without pledges, played a significant role. Pledging of the estates in similar circumstances should therefore be assessed from the perspective of goals which were to be attained. With reference to both rulers, they were achieved. Władysław Warneńczyk stayed in the Hungarian throne, and Kazimierz Jagiellończyk incorporated a substantial part of the State of the Teutonic Order in Prussia to the Kingdom of Poland.

The Ruthenian lands incorporated by Cassimir the Great to Poland, despite their territorial proximity, belonged to a distinct cultural circle. Consequently, ways and methods of administering the royal dominion were as well distinct, so as the economic system and settlement structure. The period of the incorporation of Red Ruthenia to the Kingdom of Poland fell with deep changes in Poland in the sphere of structure and administration (the administration of the starosties, new jurisdictional structure, etc.). A significant element of the economic modernization was the formation of the royal estates homogenous with reference to ownership and law. The reconstructed state of the royal ownership in the Lvov land amounting to c. 74% surprises us with the predominance of royal estates over other categories of land ownership. Apparently, a rule that everything which was not the private estate (according to the west-European understanding of estate) belonged to the king was operating. It was linked to the logic of administering based on the Polish habits and on deriving royal prerogatives from the land *regalia*. Social problems resulting from this process did not occur at the conceptual level of the inclusion of these lands to the royal estates, but in the event of granting them to the third parties under the perpetual law, which was linked to the transfer of ownership rights and part of royal prerogatives (both public and legal), such as landlord jurisdiction, leading to degradation of lower layers of the Ruthenian boyars.

At the end of the 15<sup>th</sup> century royal estates in the Lvov land constituted yet only c. 30%. It needs to be emphasized that this figure marks the estates remaining in the royal hands from the legal perspective. In practice most of them were burdened with pledges and were managed by tenants.

The change of the ownership right of the royal estates is connected to the issue of law under which they were granted. During the reign of Cassimir the Great in Red Ruthenia they often referred to pledges under the full hereditary law. Feudal grants were often used during the reign of Władysław Opolczyk, although he also made changes of the ownership right defined in the sources as perpetual donations (*donacio perpetua*). Władysław Jagiełło used exclusively this last form of donation in the Lvov land. Legal importance of these grants is not entirely clear. Despite the fact that they were not defined as *iure haereditario*, it seems that in the same manner they transferred all ownership and royal rights to the recipient (*cum pleno iure dominio*). After the implementation of the Polish law in 1434 in Ruthenia, all the estates coming from such grants were treated in the same way, as the estates owned under the hereditary law. The least importance in determining the extent and kind of the ownership rights lies in the fact whether or not

the range of the national service was defined in a donation. The definition of the range of the national service, or an obligation of residence in the donated estates, resulted from the defence and military need of the Ruthenian lands. It has to be stressed that most donations included the estates economically undeveloped and with small population, which required investment and inhabitants. Therefore, these changes of ownership rights were aimed at economic ameliorations of Ruthenia, which could result in the increase of the income from taxes.

At the end of the 14<sup>th</sup> century, after recapturing of Red Ruthenia from the Hungarian hands, the reorganization of the estates remaining in the royal hands commenced in the Lvov land. For this purpose a model of *Stadt-Land Kollonisation* was used. Through town locations under the German law, foundations of the parishes and erection of castles, centres of the estates were built, around which economic bases were organized. Such clusters of estates became the components of the Lvov starosty, and later were pledged as separate tenancies.

In the first quarter of the 15<sup>th</sup> century royal estates in the Lvov land achieved such levels of economic development and organization of the groups of estates that the rulers commenced to change their policy towards estates in this region. Already in the second half of the reign of Władysław Jagiełło an antichretic pledge was more often used in place of the grants under the perpetual law. A large part of the royal estates in the Lvov land was pledged already since the times of Władysław Jagiełło, in the form of pledges of singular villages and small several-village complexes, which were excluded from larger organizational units of the royal estates. The aforementioned practice to a large extent influenced the durability of the liabilities of the dominion in the Lvov land, since small pledges were more difficult to be verified and their repayment required the execution of the organized action.

Paradoxically, the popularization of the pledges in Red Ruthenia had a positive influence on the royal dominion, because perpetual changes of the ownership right ceased to be enforced. Larger estates owned for longer time by the same persons (and even families) were transformed into well-organized and well-managed groups of estates. Hence, the rulers could often earn profits from them. Precision with which the chancellery noted the royal liabilities secured in these estates is also well emphasizing. Since they were not subject to "revalorization", at the rise of prices which occurred in the first half of the 16<sup>th</sup> century, the amount of the royal liabilities preserving their nominal value started to decrease significantly. Tenants of larger complexes wishing to avoid repayment had a tendency to exchange their liabilities for life tenancy (Pl. *dożywocie*). Therefore, a process of the return of tenancies into the administration of the king began.