CAPSULE SUMMARY
Isaac N. Morehouse House (AA-390)
119 Charles Street
Annapolis, Maryland

The single building at 119 Charles Street was constructed in 1878 by carpenter Isaac N. Morehouse of New York. The first of five dwellings erected by Morehouse on Charles Street, the building was originally a single-family dwelling depicting the fashionable Second Empire style of the Victorian era. The exterior of the building was altered in the 20th century by the removal of its original full-width balcony, which was replaced by a front porch with half-hipped roof. This work was undertaken by William F. Childs, whose family owned and occupied the building for over sixty years. On the interior, in 1979, the structure was divided to create two separate dwellings by Princess Construction Corporation of Washington, DC. With this extensive renovation, the dwellings were termed condominiums and sold separately. The building at 119 Charles Street represents the work of builder Morehouse on property historically associated with George Wells and the Adams-Kilty House at 131-133 Charles Street.

The building at 119 Charles Street is a wood frame structure set upon a parged brick foundation. From the exterior, the building reads as a single dwelling, having been largely restored in the latter part of the 20th century to its original Victorian era design. Yet, the interior was significantly altered in 1979 to provide two single-family dwellings, a rehabilitation that resulted in the loss of all original features. The building is two-stories in height with an English basement and mansard roof. The parged foundation is pierced by standard-size 2/2 windows, four on the facade and one on the northeast elevation. The stucco is scored on the northeast elevation. The wood frame structure above is clad in German siding with corner boards. Originally clad in German siding, the structure was sheathed in square-butt wood shingles by 1913. The bell-cast mansard roof is clad with wood shingles, and obscures the shallow pitch of the side gable roof of the main block.

MARYLAND HISTORICAL TRUST
MD INVENTORY OF HISTORIC PROPERTIES

Inventory No. AA-390

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1. Name of Property

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historic name Isaac N. Morehouse House

common/other name _____

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2. Location

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street & number 119 Charles Street not for publication ___

city or town Annapolis vicinity __ state Maryland code MD

county Anne Arundel code 003 zip code 21401

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3. State/Federal Agency Certification N/A

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4. National Park Service Certification N/A

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5. Classification

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Ownership of Property (Check all that apply)

X private
____ public-local
____ public-State
____ public-Federal

Category of Property (Check only one box)

X building(s)
____ district
____ site
____ structure
____ object

Number of Resources within Property

Contributing	Noncontributing	
1	____	buildings
____	____	sites
____	____	structures
____	____	objects
1	____	Total

Is this property listed in the National Register?

Yes X Name of Listing Annapolis Historic District

No ____

6. Function or Use

Historic Functions (Enter categories from instructions)

Cat: DOMESTIC Sub: Single Dwelling

Current Functions (Enter categories from instructions)

Cat: DOMESTIC Sub: Multiple Dwelling

7. Description

Architectural Classification (Enter categories from instructions)

Second Empire

Materials (Enter categories from instructions)

foundation Parged Brick
roof Wood Shingles
walls German Siding; Weatherboard
other

Narrative Description (Describe the historic and current condition of the property.)

See Continuation Sheet No. 7-1

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8. Statement of Significance

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Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

____ A Property is associated with events that have made a significant contribution to the broad patterns of our history.

____ B Property is associated with the lives of persons significant in our past.

_X_ C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.

____ D Property has yielded, or is likely to yield information important in prehistory or history.

Criteria Considerations (Mark "X" in all the boxes that apply.)

____ A owned by a religious institution or used for religious purposes.

____ B removed from its original location.

____ C a birthplace or a grave.

____ D a cemetery.

____ E a reconstructed building, object, or structure.

____ F a commemorative property.

____ G less than 50 years of age or achieved significance within the past 50 years.

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Areas of Significance (Enter categories from instructions)
Architecture

Period of Significance 1878-1967

Significant Dates 1878
1901
1913
1979

Significant Person (Complete if Criterion B is marked above)

Cultural Affiliation Undefined

Architect/Builder Isaac N. Morehouse, builder

Narrative Statement of Significance (Explain the significance of the property.)

See Continuation Sheet No. 8-1

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9. Major Bibliographical References

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(Cite the books, articles, legal records, and other sources used in preparing this form.)

Anne Arundel County Land and Will Records. Anne Arundel County Courthouse and Maryland State Archives, Annapolis, Maryland.

Archives of Maryland, XXXVIII, "Act for Keeping Good Rules and Orders," 1696.

Bohl, Chip. "119 Charles Street," March 30, 1977. Archived at Historic Annapolis Foundation.

Historic Annapolis Foundation Vertical Files, "119 Charles Street."

Papenfuse, Edward and Jane McWilliams. "Southern Urban Society After the Revolution: Annapolis, Maryland, 1782-1786." Final Report for NEH Grant #H69-0-178, Historic Annapolis Foundation, 1969.

Record Group 29, "Records of the Bureau of the Census." 1880, 1900, 1910, and 1920 Census; Anne Arundel County, Maryland.

Warren, Marion E. and Mame Warren, The Train's Done Been and Gone, Annapolis, MD: M.E. Warren, 1976.

Maps and Drawings

Magnus, Charles. Bird's Eye View of the City of Annapolis, 1864, Reproduced 1967.

Sachse, Edward. Bird's Eye View of the City of Annapolis, circa 1858. Maryland Hall of Records, MdHR G 1219-349.

Sanborn Fire Insurance Maps, 1885, 1891, 1896, 1903, 1908, 1913, 1921, 1930, and 1954 updated.

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10. Geographical Data

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Acreage of Property Less than one acre

Verbal Boundary Description (Describe the boundaries of the property.)

The property designated as 119A and 119B Charles Street is located on Parcel 117 as shown on Grid 16, Map 4Z in the City of Annapolis.

Boundary Justification (Explain why the boundaries were selected.)

The building has been historically associated with this property since its construction in 1878.

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11. Form Prepared By

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name/title Laura Trieschmann, Architectural Historian
organization EHT Traceries, Inc. date July 15, 1999
street & number 5420 Western Avenue telephone 301/656-5283
city or town Chevy Chase state MD zip code 20815

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12. Property Owner

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name William N. Turpin (119A Charles Street)
street & number 121 Charles Street telephone
city or town Annapolis state MD zip code 21401

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name Peter J. Denucci
street & number 119B Charles Street telephone
city or town Annapolis state MD zip code 21401

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Constructed as a single-family dwelling in 1878 by carpenter Isaac Morehouse, the building at 119 Charles Street is a wood frame structure set upon a parged brick foundation. From the exterior, the building reads as a single dwelling, having been largely restored in the latter part of the 20th century to its original Victorian era design. Yet, the interior was significantly altered in 1979 to provide two single-family dwellings, a rehabilitation that resulted in the loss of all original features.

The building is two-stories in height with an English basement and mansard roof. The parged foundation is pierced by standard-size 2/2 windows, four on the facade and one on the northeast elevation. The stucco is scored on the northeast elevation. The wood frame structure above is clad in German siding with corner boards. Originally clad in German siding, the structure was sheathed in square-butt wood shingles by 1913. The original cladding material was replaced by the late 1970s. The bell-cast, or concave, mansard roof is clad with square-butt wood shingles, and obscures the shallow pitch of the side gable roof covering the main block of the building. Two interior end chimneys of metal replace the original parged brick chimneys.

The large rectangular parcel on which the building stands also contains the 1965 dwelling at 121 Charles Street. The two buildings are divided by a poured concrete driveway that provides access to the rear of the property. A one-story wood frame shed is located in the west corner of the lot. The small front yard is bordered by a wood fence with square posts and ball caps. The fence is a continuation of the balustrade on the straight-flight stair to the main entry of the building. The stair and fence were constructed in 1979.

Exterior

The facade of the building, facing southeast on Charles Street, is five bays wide with a central entry. The English basement has a central entry flanked on each side by two 2/2 windows with square-edged surrounds and wood sills. The entry holds an Italianate style door of wood with heavily molded semi-circular arched panels. It is framed by three-light sidelights set over recessed panels. Like the window openings, the entry has wide square-edged surrounds and a wood sill. The second story of the facade has a central entry also symmetrically flanked by two window openings on each side. The elongated windows have 2/2 sash, square-edged casings with brackets, wood sills, louvered shutters, and pedimented lintels with ogee caps. The wide entry is similarly framed with a

pedimented lintel and square-edged casings with a bracket motif at the top. The opening contains a four-light fixed transom, three-light sidelights with recessed panels, and Italianate style door with raised molding. The pedimented lintels of the first story openings are set within the frieze of the entablature. Restored in the latter part of the 20th century, the entablature consists of a wide scalloped frieze, scrolled and paired modillions and brackets, and an overhanging ogee-molded cornice visually supporting the mansard roof. Finished with corner boards, the bell-cast mansard roof is pierced with five symmetrically placed dormers. The segmentally arched dormers have 2/2 windows, wood sills, square-edged casings, and are clad with wood shingles. The top of the mansard is finished by a cornice with an ogee profile.

The northeast elevation, because of the 1979 alterations, has only one opening now and it is in the foundation wall. The opening holds a 1/1 replacement window framed by square-edged casings. The exposed portions of the southwest elevation also lacks openings. This wall, abutting the contemporary dwelling at 117 Charles Street, was clad with weatherboard in 1979.

By 1897, a full-width rear porch was constructed on the building by original owner, Isaac Morehouse. This two-story porch was subsequently altered, and enclosed with German siding and casement metal windows. The foundation of the porch, set upon brick piers, was infilled in 1979 to provide additional living space. The infill is constructed of concrete block with paired casement windows each with a single light. The first story of the altered porch is reached by two sets of wood steps leading to a shared wood deck. Divided at the center by a partial wall, the deck is supported by wood posts and has square balusters. The first story of the porch is now pierced on the northeast side by a pair of metal casement windows with a single-light fixed window above. Presently like a transom, the fixed rectangular window is not set within the same opening as the casement window. The northwest elevation of the porch now has two rows of three casement windows with single lights topped by fixed windows. The elongated metal windows flank the two sliding doors at the center of the elevation. These entries are set beside fixed window openings that attempt to continue the symmetry of the elevation. Additionally, they are capped by fixed rectangular windows.

The second story of the former porch has as half-hipped roof that connects into the main block of the building and is framed by the bell-cast sides of the roof. Screened, the second story has wood

balusters, mullions between each pair of the openings, and an overhanging ogee-molded cornice. The open porch as been secured at 119B Charles Street by 1/1 storm windows on the interior.

Interior: 119A Charles Street

The 1979 renovation resulted in two single-family dwellings that are identically detailed with modern components. Running through the center of the building, a concrete block wall was installed that supports two quarter-flight stairs on each side. Upon entering the building from Charles Street, a vestibule was created with doors to the left and right. The six-paneled wood doors provided direct access to the separate dwellings. Each unit consists on the first floor of two rooms, specifically a living room and kitchen. Pierced by a narrow entry, the wall between the living room and kitchen is stepped at the top and sides. Although the wall historically had a larger opening, the stepped recess appears to be too wide to have been the originally opening between the two spaces. The kitchen, with its modern appliances, is divided by a half-wall that represents the original rear elevation of the main block. The basement level and second floor each have two rooms and a bath. Access to the basement is located under the main stair in the kitchen.

the floors are carpeted and the walls finished with four-inch high baseboards with ovolo caps. While the narrow opening between the living room and kitchen has no casings, the remaining openings have narrow stepped architraves. The quarter-flight stair is carpeted with an ovolo-profiled wall stringer. The enclosed stringer of the carriage is finished with turned balusters and a round newel with square and call cap. A rail has been applied to the wall for additional support. The drywall ceiling is framed with a Colonial Revival style crown molding featuring beed and reel motifs, as well as acanthus and tongue detailing.

In the living room, on the southwest wall, is the projecting chimney breast. Having lost its original brick chimney stack above the roofline, the chimney is finished with the only original detail identified on the interior of the building. The original mantel is Victorian in design detailed by Tuscan pilasters with raised shafts, a square fireplace opening with slate tiles, raised segmental panels flanked by raised medallions. The narrow shelf of the mantel has a detailed bedmolding and torus profile.

The interior of 119B Charles Street was not surveyed.

The single building at 119 Charles Street was constructed in 1878 by carpenter Isaac N. Morehouse of New York. The first of five dwellings Morehouse erected on Charles Street, the building was originally a single-family dwelling depicting the fashionable Second Empire style of the Victorian era. The exterior of the building was altered in the 20th century with the removal of the original full-width balcony, which was replaced by a front porch with half-hipped roof. This work was undertaken by William F. Childs, whose family owned and occupied the building for over sixty years. On the interior, in 1979, the structure was divided to create two separate dwellings by Princess Construction Corporation of Washington, DC. With this extensive renovation, the dwellings were termed condominiums and sold separately. The building at 119 Charles Street represents the work of builder Morehouse on property historically associated with George Wells and the Adams-Kilty House at 131-133 Charles Street (AA-393).

Site History: Lot 53

The property on which the dwellings at 119 Charles Street now stand was historically owned and surveyed in 1718 for William Gresham. Residing in Kent County, Gresham owned Lots 52, 53, and 55 along Charles Street in Annapolis. By 1772, the property was conveyed to planter William Adams of Somerset County in two separate deeds of sale dating from December 1772 and May 1773. Chancery Records document that Thomas Gresham, then owner of the lots, died prior to the completion of the sales. Consequently, the conveyance was not decreed until November 1789.

Documentary evidence indicates that the property remained unimproved through most of the 18th century, particularly while under the ownership of the Gresham family. A lease made by Adams to Thomas Brooke Hodgkins of Annapolis documents that a building did stand on the property by 1786, when the twelve year lease was filed. Denoted now as 131-133 Charles Street, documentary and physical evidence suggests the building was erected by William Adams sometime between 1772 and 1786. Hodgkins' lease of 1786 required that he "put interior and exterior of house in good repair, erect a fence around the property, put in a water pump, build a meat house, carriage house, and stable, and enclose sufficient portion of a garden."[1]

[1] Provincial Court Deeds, Liber TBH 1, Folio 517, February 28, 1786.

With the death of Adams in 1795, title was devised to his wife and children. Adams' brother, however, contested the will, prompting the court to order the entire parcel to be sold. In 1797, all three lots plus the brick dwelling were assessed at 1125 pounds. One year later, with the estate still unsettled, the property was re-evaluated at 900 pounds. While the estate was being reviewed, General John Davidson occupied the dwelling, and later served as trustee for the sale of the property.

On November 14, 1799, William Kilty purchased the land with its improvements for 775 pounds. Kilty, who later served as Chancellor of Maryland, lived in the dwelling for nineteen years. By 1818, Kilty had conveyed the three lots to Francis Hollingsworth for $3,150. Hollingsworth, in turn, sold Lots 52 and 53 to Thomas H. Bowie. Bowie died prior to the completion of the sale and the courts appointed title back to Hollingsworth. In 1824, Hollingsworth sold the two lots along with the building at 131-133 Charles Street to George Wells for $3,025.

Born in 1800, George Wells, Jr. was a prominent citizen of Annapolis, serving as president of the Farmers National Bank and the Maryland Senate, as well as manager of the Annapolis & Elk Ridge Railroad. Wells had begun purchasing property, both improved and undeveloped, throughout Annapolis in the 1820s. By the 1840s, Wells had accumulated all of the parcels fronting Charles Street, which included the Adams-Kilty House at 133 Charles Street and the Jonas Green House at 124 Charles Street.

By the third quarter of the 19th century, Wells had overextended himself financially. Consequently, he mortgaged his landholdings to the Farmers Bank of Maryland in 1877. Wells immediately defaulted on the loans and was forced to sell his property on Charles Street, Duke of Gloucester Street, Market Street, South Street, Cathedral Street, Carroll Street, North West Street, and Bladens Street. Alexander Randall was appointed trustee of the estate, and charged with overseeing the subdivision and sale of the land. The property along Charles Street, which included Parcels 28, 30, 31, and 32, was subdivided to create 25 individual lots to be sold at public auction. The sale, completed by 1881, yielded $16,563 for Wells to pay his creditors. Lot 53 in Parcel 30 was divided into eight smaller plots, which were sold individually.

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Building History

The portion of the plot where the building at 119 Charles Street was later erected was purchased by carpenter Isaac Newton Morehouse for $2.55 a foot in 1878. The sale was listed at $102 for thirty feet of unimproved property fronting Charles Street. Morehouse was charged in 1878 with a frame house ($1000), a frame carpenter's shop ($50), and one lot ($172). At the rear of the property, behind the dwelling at 119 Charles Street, Morehouse maintained a one-story carpenter's shop. The stone building with a one-story wood frame garage on the rear, was constructed months prior to the erection of the dwelling in 1878. The census records for 1880 show that Isaac and Ellen Morehouse occupied the dwelling at 119 Charles Street. Morehouse and his wife were originally from New York, born in 1818 and 1824, respectively. Just after the erection of 119 Charles Street, Morehouse built a modest single-family dwelling at 117 Charles Street. By 1891, Morehouse erected the dwelling at 115 Charles Street on the southwest elevation of 117 Charles Street. In addition, the carpenter constructed the pair of dwellings at 111-113 Charles Street.

The dwelling Morehouse erected at 119 Charles Street was rectangular in form with fashionable Victorian era detailing. The two-story building, set upon an English basement, was augmented by a full-width front porch. Physical evidence noted by Annapolis architect Charles Bohl suggests the structure was constructed in two phases, and ultimately not completed upon the death of builder Morehouse in 1899. The evidence, no longer visible, contends the "front half of the house seems to have been built first. The front first floor wall and foundation are tabby, a formed and poured in place concrete using oyster shells as the concrete aggregate. The two front second floor rooms and the entrance hall have elaborate plaster cove moldings not found in other rooms. There is a 'seam' in the German siding on the north side with paint markings of a corner board trim, suggesting that at one time that was the outside corner of the house. There exists now two separate roofs: a straight shed draining to the rear, over which a gabled roof was built to the peak of the bell cast mansard, draining both front and rear."[2] If the structure was constructed in two phases, the work was completed prior to 1885, as the Sanborn Fire Insurance Maps

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[2] Charles Bohl, "119 Charles Street," March 30, 1977, p. 1. Archived at Historic Annapolis Foundation, vertical files.

depict the building has having a constant form from 1885 to 1954.

Bohl also notes "the north elevation had four 'false' windows; trim and closed shutters identical to the front second floor windows were applied directly over the German siding. Paint outlines on the siding testify to this, as do paint outlines on the front elevation testify to the presence of two newel posts of American Victorian design. Located on the second floor front near the corner boards, these newel posts received the hand rail for a balcony. The balcony received a flight of stairs from the street, as the second floor was the main living and socializing level for the Morehouse family. This balcony would have been roofless as the cornice of the mansard roof was elegantly scalloped and bracketed."[3]

Evidence of the interior of the building not being completed by Morehouse was substantiated by the relatives of second owner, William Childs. Reportedly, "half of the ground floor remained unfinished with an oyster shell floor, the south half of the first floor was the kitchen."[4]

With the death of the widowed Morehouse in 1899, the property at 119 Charles Street was devised to Josephine Farrington. Born in New York, the unmarried Farrington was born in June 1865. No association between the Morehouses and Farrington has been established, suggesting she was a distant relative or family friend from New York. Farrington lived in the dwelling at 119 Charles Street, maintaining the structure as a boarding house with the aid of servant Ellen Frady.

In November 1901, for a cost of $2000, Farrington sold the property to William Fennimore Childs. A grocer with commercial space on Conduit Street, Childs was born in 1851. Childs occupied the Charles Street dwelling with his wife, Mary B., and his twelve children.

The Childs family was responsible for significant alterations, the first of which included the completion of the ground floor. The evidence presented by Bohl's inspection of the building and a 1970 photograph document the alteration of the full-width front porch

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[3] Bohl, "119 Charles Street," p. 2.

[4] Bohl, "119 Charles Street," p. 2.

from a balcony to a screened porch with a half-hipped roof.[5] The tax assessments indicate this alteration was conducted by Child's prior to June 1913, with an assessment of $150. Childs also had the entire structure clad with square-butt wood shingles, removed the false windows from the north side, and altered the cornice by adding the porch roof.

According the Childs' last will and testament, the Charles Street property, referred to as "The Home," was to be devised to his wife. Upon her death, Childs specified that all of his unmarried daughters were to obtain an interest in the house. Thus, in 1939, school teachers Minnie and Lillian, along with sister Helen, jointly owned the dwelling in which they lived. The Childs family remained the owners and occupants of the building until 1967, selling it to T. Leonard and Roberta Mikules. One year later, in October 1968, Wolfgang and Marilyn Rosenberg purchased the property in which they lived for eight years.

In 1976, it was then purchased by Roger F. and Patricia Crawford. According to Charles Bohl, the Crawfords planned to restore the dwelling. However, within seven months of buying the property, the Crawfords conveyed the building to the Princess Construction Corporation of Washington, DC. No longer in operation, Princess Construction was owned by Richard N. Dubin, Lawrence Z. Bulman, and Albert R. Hinton. During the ten years of ownership by the construction company, the single-family dwelling was renovated on the interior to serve as two separate houses. This work included the construction of two kitchens, more bathrooms and two sets of interior stairs, as well as new rear decks. Additional alterations included the removal of the wood shingles and the two phase front porch as altered by Childs in 1913. Following this, the cornice was restored and a one-bay wide deck constructed that flanked the main entry on the facade.

With the completion of the rehabilitation, the dwellings were recorded as condominiums denoted 119A and 119B Charles Street. In January 1989, 119B Charles Street was sold separately to Kathleen K. Farley. Residing in the condominium until 1995, Farley sold the property to the Bissell Generation Skipping Trust. As the present owner, Peter J. Denucci currently occupies the dwelling he purchased in January 1998 from the trust.

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[5] "115-117 Charles Street," September 1970. Historic Annapolis Foundation, R006-CHS-115.2.

The construction company retained ownership of 119A Charles Street for another year, selling it in January 1990 to Alice F. Carran. Carran sold the dwelling in 1993 to William N. Turpin, who currently owns and occupies the 1965 dwelling at 121 Charles Street. Turpin originally used the condominium as office space, but now leases it as a single-family dwelling.

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HISTORIC CONTEXT:

Geographic Organization: Western Shore

Chronological/Development Period (s):

Industrial/Urban Dominance (1870-1930)
Modern Period (1930-present)

Prehistoric/Historic Period Theme (s):

Architecture, Landscape Architecture, and Community Planning

RESOURCE TYPE(S)

Category: Building

Historic Environment: Urban

Historic Function (s): DOMESTIC/Single Dwelling
DOMESTIC/Multiple Dwelling

Known Design Source: Isaac N. Morehouse, builder

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Chain of Title for 119 Charles Street:

1718:	Surveyed for William Gresham Stoddert Notebook, Folio 55-58
1723:	John Gresham, Sr. devised to wife and son, John Gresham Will Records of Kent County, Liber 18 Folio 222
1770:	John Gresham devised to Thomas Gresham Land Records of Kent County, Liber 38 Folio 703
1772:	Thomas Gresham to William Adams Chancery Court Records, Vol. 18 Folio 72
February 28, 1786:	William Adams leased to Thomas Brooke Hodgkins Provincial Court Deeds Liber TBH 1 Folio 517
July 30, 1796:	William Adams devised to wife and children, with brothers claiming title Chancery Court Records, Vol. 47 Folio 324
November 14, 1799:	Robert Denny and John Davidson, Trustees, sell to William Kilty Provincial Court Deeds, Liber JG 6 Folio 286
October 2, 1818:	William Kilty to Francis Hollingsworth Land Records of Anne Arundel County, Liber WSG 6 Folio 111
1824:	Francis Hollingsworth to Dr. George Wells Land Records of Anne Arundel County, Liber WSG 10 Folio 395

January 10, 1877:	George Wells to Farmers Bank of Maryland Mortgage Land Records of Anne Arundel County, Liber SH 10 Folio 488
February 9, 1877:	George Wells to Alexander Randall, land in trust to sell for creditors Land Records of Anne Arundel County, Liber SH 10 Folio 544
October 1, 1878:	Alexander Randall, Trustee for George Wells, to Isaac N. Morehouse Land Records of Anne Arundel County, Liber SH 13 Folio 227
February 27, 1895:	Isaac N. Morehouse to wife, Ellen Morehouse and Josephine Farrington Land Records of Anne Arundel County, Liber JCB 1 Folio 355 Will Records of Anne Arundel County, Liber WFD 1 Folio 304
November 5, 1901:	Joseph Farrington to William Fennimore Childs Land Records of Anne Arundel County, Liber GW 24 Folio 91
May 27, 1930:	William Fennimore Childs devised to wife, Mary E. Childs for life, then equally to all unmarried daughters Will Records of Anne Arundel County, Liber WMH 1 Folio 51
February 14, 1939:	W. Zachary Childs, et al to Minnie, Lillian, and Helen Childs Land Records of Anne Arundel County, Liber JHH 197 Folio 47
April 12, 1948:	Minnie, Lillian, and Helen Childs to Eugene P. Childs, Trustee Land Records of Anne Arundel County, Liber JHH 464 Folio 352

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April 12, 1948:	Eugene P. Childs, Trustee, to Minnie, Lillian, and Helen Childs as joint tenants Land Records of Anne Arundel County, Liber JHH 464 Folio 354
September 11, 1967:	Minnie, Lillian, and Helen Childs to T. Leonard and Roberta W. Mikules Land Records of Anne Arundel County, Liber MSH 2103 Folio 219
October 31, 1968:	T. Leonard and Roberta W. Mikules to Wolfgang H. and Marilyn C. Rosenberg Land Records of Anne Arundel County, Liber WGL 2868 Folio 522
January 29, 1979:	Wolfgang H. and Marilyn C. Rosenberg to Roger F. and Patricia Crawford Land Records of Anne Arundel County, Liber WGL 3173 Folio 669
July 23, 1979:	Roger F. and Patricia Crawford to Princess Construction Corp of Washington, DC Land Records of Anne Arundel County, Liber 3224 Folio 376

119A Charles Street

January 2, 1990:	Princess Construction Corp of Washington, DC to Richard Dunbin, Lawrence S. Bulman, and Albert R. Hinton Land Records of Anne Arundel County, Liber 5014 Folio 490
June 23, 1993:	Richard Dunbin, Lawrence S. Bulman, and Albert R. Hinton to Alice F. Carran Land Records of Anne Arundel County, Confirmatory Deed to correct address Liber 6104 Folio 10 (June 10, 1993)
June 23, 1993:	Alice F. Carran to William N. Turpin Land Records of Anne Arundel County, Liber 6104 Folio 16

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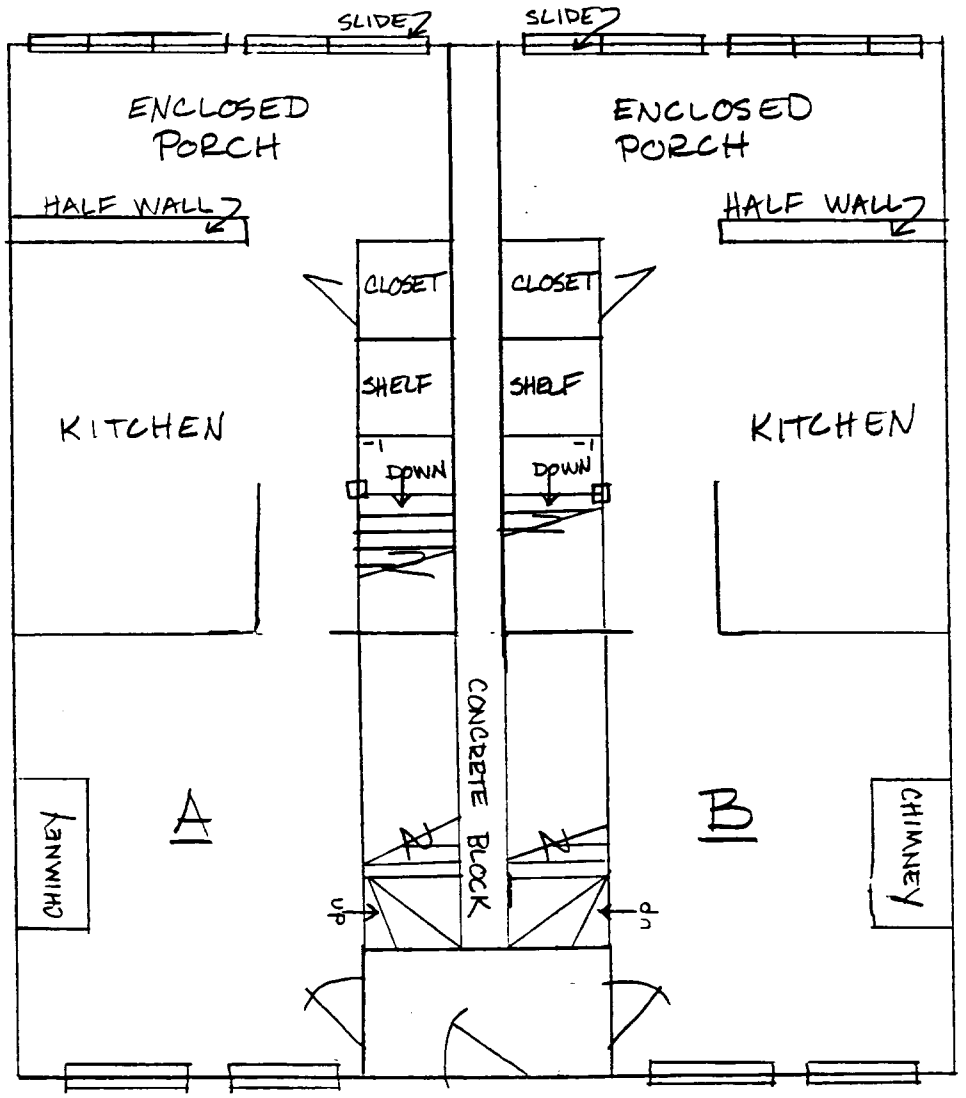
119B Charles Street

January 31, 1989:	Richard Dunbin, Lawrence S. Bulman, and Albert R. Hinton to Kathleen K. Farley Land Records of Anne Arundel County, Liber 4794 Folio 670
January 4, 1995:	Kathleen K. Farley to Bissell Generation Skipping Trust Land Records of Anne Arundel County, Liber 6895 Folio 686
January 30, 1998:	Bissell Generation Skipping Trust to Peter J. Denucci Land Records of Anne Arundel County, Liber 8265 Folio 4481

AA-390



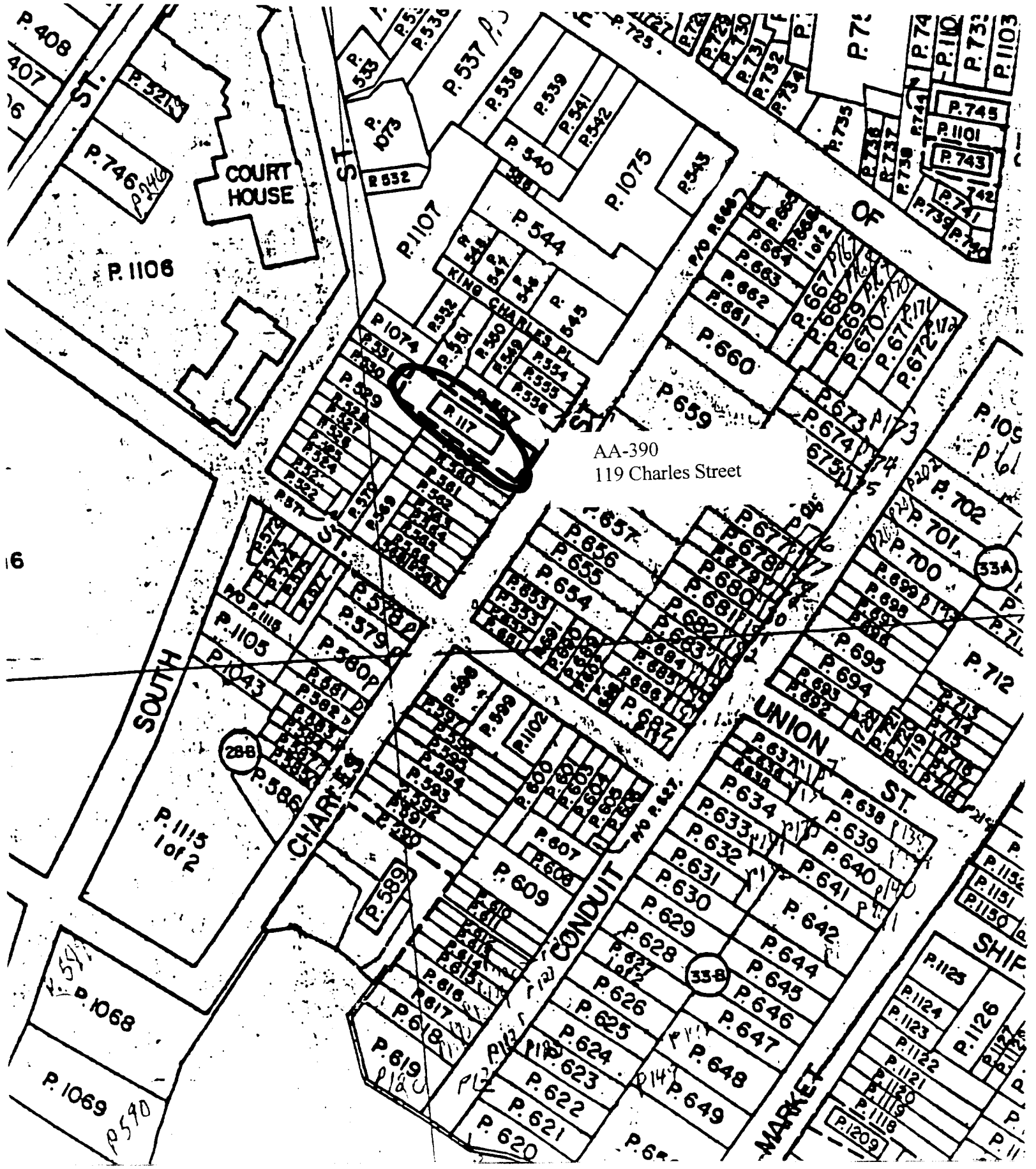
119 CHARLES STREET

FIRST FLOOR

NORTH

NOT TO SCALE

MAP OF ANNAPOLIS, No.4-6
Maryland Department of Assessments and Taxation
1967; Revised 1991
Scale 1' = 200'



AA-390
119 CHARLES STREET
ANNAPOLIS, MD
TRACERIES
1/99
MD SHPO
FACADE, LOOKING NORTHWEST
1 OF 5

AA-390
119 CHARLES STREET
ANNAPOLIS, MD
TRACERIES
1/99
MD SHPO
REAR ELEVATION, LOOKING SOUTH
2 OF 5

AA-390
119 CHARLES STREET
ANNAPOLIS, MD
TRACERIES
JUNE 1999
MD SHPO
SOUTH CORNER, LOOKING NORTH

3 OF 5

AA-390
119 CHARLES STREET
ANNAPOLIS, MD
TRACERIES
MARCH 1999
MD SHPO
FIRST FLOOR, SOUTH PARLOR,
LOOKING NORTH
4 OF 5

AA-390
119 CHARLES STREET
ANNAPOLIS, MD
TRACERIES
MARCH 1999
MD SHPO
FIRST FLOOR; SOUTH PARLOR,
LOOKING SOUTH
5 OF 5

MARYLAND HISTORICAL TRUST
21 STATE CIRCLE
SHAW HOUSE
ANNAPOLIS, MARYLAND 21401

HISTORIC SITES SURVEY FIELD SHEET
Individual Structure Survey Form

SURVEY NUMBER: AA 390

NEGATIVE FILE NUMBER:

UTM REFERENCES:
Zone/Easting/Northing

U.S.G.S. QUAD. MAP:

PRESENT FORMAL NAME:

ORIGINAL FORMAL NAME:

COUNTY: Anne Arundel
TOWN: Annapolis
LOCATION: 119 Charles Street

PRESENT USE: SF Res
ORIGINAL USE: SF Res
ARCHITECT/ENGINEER:

COMMON NAME:

BUILDER/CONTRACTOR:

FUNCTIONAL TYPE: Res Map 32 Par 652

OWNER: Richard N. Dubin
ADDRESS: 8300 Belair Road
Baltimore, MD 21236

PHYSICAL CONDITION OF STRUCTURE:
Excellent (X) Good ( )
Fair ( ) Poor: ( )

ACCESSIBILITY TO PUBLIC:
Yes (X) No ( ) Restricted ( )

THEME:

STYLE: Second Empire

LEVEL OF SIGNIFICANCE:
Local ( ) State (✓) National ( )

DATE BUILT: 1891-1897

GENERAL DESCRIPTION:
Structural System
1. Foundation: Stone( )Brick(X)Concrete( )Concrete Block( )
2. Wall Structure
   A. Wood Frame: Post and Beam( )Balloon(X)
   B. Wood Bearing Masonry: Brick( )Stone( )Concrete( )Concrete Block( )
   C. Iron( ) D. Steel( ) E. Other:
3. Wall Covering: Clapboard( )Board and Batten( )Wood Shingle( )Shiplap( )
   Novelty(X)Stucco( )Sheet Metal( )Aluminum( )Asphalt Shingle( )
   Brick Veneer( )Stone Veneer( )Asbestos Shingle( )
   Bonding Pattern: Other:
4. Roof Structure
   A. Truss: Wood(X)Iron( )Steel( )Concrete( )
   B. Other:
5. Roof Covering: Slate( )Wood Shingle(X)Asphalt Shingle(X)Sheet Metal( )
   Built Up( )Rolled( )Tile( )Other:
6. Engineering Structure:
7. Other:

Appendages: Porches(X)Towers( )Cupolas( )Dormers(X)Chimneys(X)Sheds( )Ells( )
Wings ( )Other:
Roof Style: Gable( )Hip( )Shed( )Flat( )Mansard(X)Gambrel( )Jerkinhead( )
Saw Tooth( )With Monitor( )With Bellcast( )With Parapet( )With False Front( )
Other:
Number of Stories: 2 on high basement
Number of Bays: 5
Approximate Dimensions: 32 x 40
Entrance Location: Centered at porch

THREAT TO STRUCTURE:
No Threat(X)Zoning( )Roads( )
Development( )Deterioration( )
Alteration ( )Other:

LOCAL ATTITUDES:
Positive( )Negative( )
Mixed( ) Other:

AA-390

ADDITIONAL ARCHITECTURAL OR STRUCTURAL DESCRIPTION:

Segmental dormers at Mansard roof, with segmental sash, excellent paired bracket cornice with segmental cutout frieze over the five bays of the first floor; triangular caps at centered entrance and flanking windows, first floor; original door with round headed panels, flat transom and sidelights; later porch recently removed and new rail installed, with long flight of central stairs to sidewalk; high basement has 2/2 windows. Porch railing detailing carried out to full width fence at sidewall.

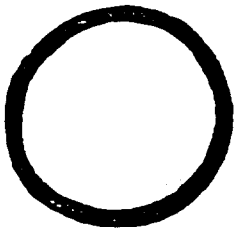
RELATED STRUCTURES: (Describe)

STATEMENT OF SIGNIFICANCE:

Excellent Victorian structure with French Second Empire quality in its detailing; critical to streetscape.

REFERENCES:

MAP: (Indicate North In Circle)



SURROUNDING ENVIRONMENT:
Open Lane( )Woodland( )Scattered Buildings( )
Moderately Built Up( )Densely Built Up(✓)
Residential( )Commercial( )
Agricultural( )Industrial( )
Roadside Strip Development( )
Other:

RECORDED BY: Russell Wright

ORGANIZATION: Historic Annapolis, Inc

DATE RECORDED: Aug. 1983

Leonard Mikualis

AA-390

0203902604

Form 10-445 (5/62)

SUPPLEMENTAL INFORMATION AND PHOTOGRAPHS MAY BE ADDED ON SHEET OF SAME SIZE

HISTORIC AMERICAN BUILDINGS SURVEY
INVENTORY

1. STATE Annapolis, Maryland
COUNTY
TOWN VICINITY
STREET NO. 119 Charles Street

ORIGINAL OWNER
ORIGINAL USE residence
PRESENT OWNER for sale (Mrs. Connor)
PRESENT USE residence
WALL CONSTRUCTION shingle
NO. OF STORIES three

2. NAME

DATE OR PERIOD c. 1870s - '80s
STYLE Victorian
ARCHITECT
BUILDER

3. FOR LIBRARY OF CONGRESS USE

4. NOTABLE FEATURES, HISTORICAL SIGNIFICANCE AND DESCRIPTION OPEN TO PUBLIC no

119 Charles Street is an elegant Victorian structure with detailing that has a French quality about it. 3rd storey is a bell cast mansard with five 2/2 dormer windows with rounded tops (see 107 Conduit St.) 2nd storey appears to be main floor with a veranda-porch. Windows are almost floor to ceiling length, 2/2, with shutters and pointed molded cap lintels. 2nd storey "front door" has pointed lintel, transom side lights and very fine period door with two rounded arch panels. Ground floor is identical to 2nd floor but minus lintels and transom. A refined, sophisticated Victorian piece, merely needs woodwork painted. (115-117 are same period but owner perhaps waiting to take advantage of parking lot on South St. which backs up to 115, 117, and 119).

Exterior good

6. LOCATION MAP (Plan Optional)

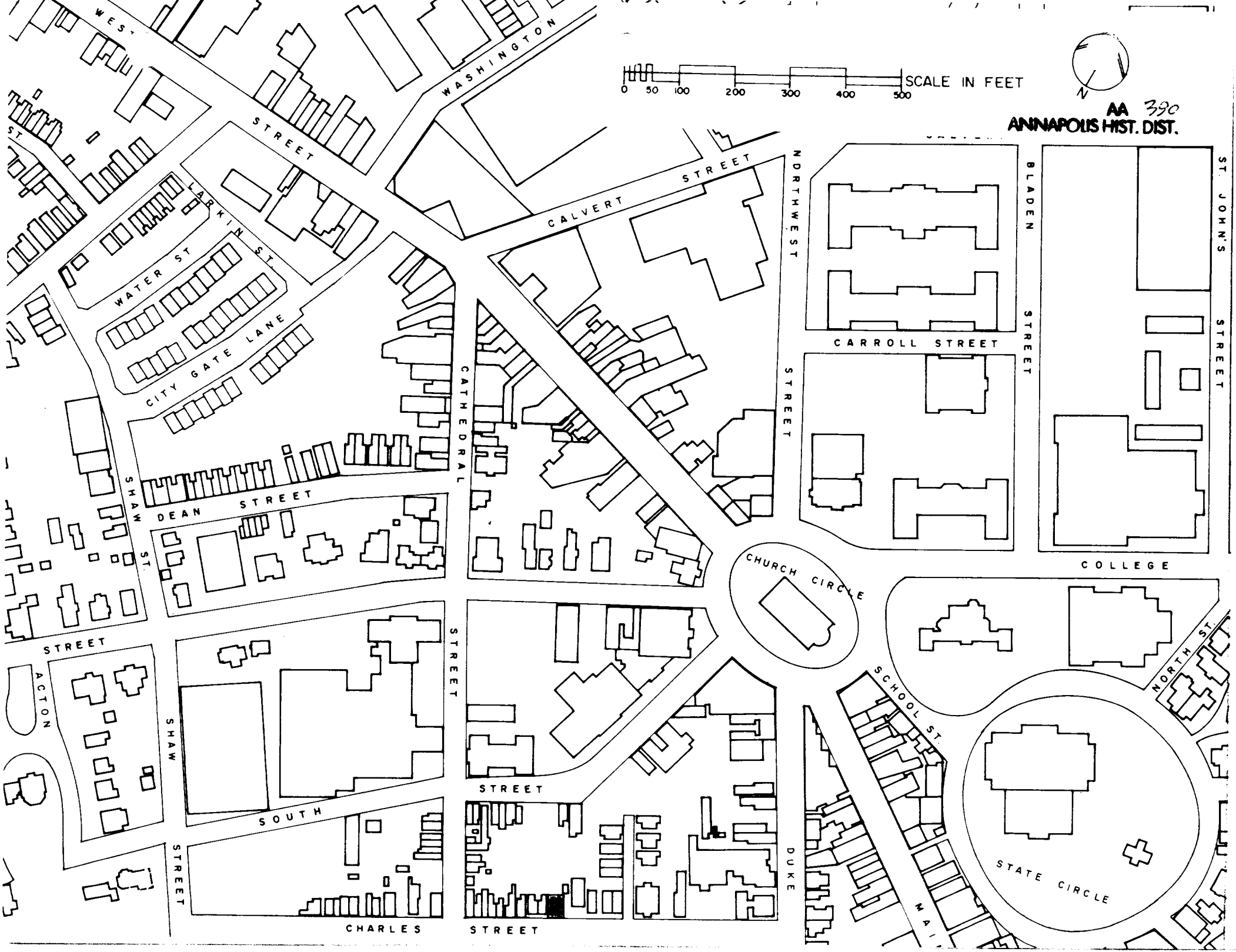
7. PHOTOGRAPH

8. PUBLISHED SOURCES (Author, Title, Pages)
INTERVIEWS, RECORDS, PHOTOS, ETC.

9. NAME, ADDRESS AND TITLE OF RECORDER

William D. Morgan
Columbia University
New York City

DATE OF RECORD July 27, 1967



SCALE IN FEET
0 50 100 200 300 400 500
N
AA 390
ANNAPOLIS HIST. DIST.
WEST
WASHINGTON
STREET
LARKIN ST.
WATER ST
CITY GATE LANE
CALVERT STREET
NORTHWEST
STREET
BLADEN
STREET
ST. JOHN'S
STREET
CARROLL STREET
CATHEDRAL
SHAW ST.
DEAN STREET
COLLEGE
CHURCH CIRCLE
STREET
ACTON
SHAW
STREET
SOUTH
STREET
STREET
DUKE
SCHOOL ST.
NORTH ST.
STATE CIRCLE
CHARLES
STREET

119 Charles AA 390
Annapolis, Anne Arundel County
Russell Wright July, 1982
Maryland Historical Trust,
Annapolis, Maryland
SE Elevation/camera facing NW

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