

Capsule Summary
BA-0499
Sampson's Lot
16600 Old York Road
Monkton, Baltimore County
ca. 1932
Private

The 1932 house known as Sampson's Lot at 16600 Old York Road was constructed by Grover Hutchins on land that had been in the his family since at least the mid-19th century. The Hutchins family was among the primary landholders in the vicinity of Monkton, and appears to have constructed a different house in this location as early as 1877. Although some confusion exists regarding the date of construction for the extant structure, a letter addressed to Harriet Hann from Grover Hutchins clearly states that the house was constructed in 1932. It is most likely that the outbuildings were also constructed at this time. The original Colonial Revival brick house has since undergone extensive additions and alterations that occurred in at least four different stages. In addition, the building was completely gutted in the 1980s, resulting in the removal of all interior trim and other interior features.

The original two-story stretcher bond brick house is three bays wide and two deep with a side gabled roof. The complex series of four additions to the original building has resulted in a house that has irregular massing and complex rooflines. The first addition to this building was a two-story shed roofed ell on a brick foundation. The third addition placed a two story hyphen on the southwest elevation of the brick house that connected it to a two story, three bay addition with a side-gabled roof to the south of the original building. The fourth phase of alterations extended the building's depth by two rooms. The final addition, completed in the 1990s, extended the side gabled, front addition by an additional three bays to the northeast. The foundation of the house, with the exception of the 1990 addition, is random rubble stone. The remainder is poured concrete. There are two exterior end stretcher bond brick chimneys and one interior chimney, all with corbeled caps. With the exception of the original brick building and the first addition, the entire building is wood frame clad in aluminum siding. There is a one wrap-around porch extending along the southeast (façade) and northeast elevations of the side-gabled front portion of the house. There is an enclosed porch on the southwest elevation of the hyphen. All roofs are clad in asphalt shingles. The outbuildings include a brick wash house, tractor shed, frame bank barn, and chicken coop. The latter three are of wood frame construction. All of these were constructed circa 1935 on the land northwest of the house.

Maryland Historical Trust

Maryland Inventory of Historic Properties Form

Inventory No. BA-0499

1. Name of Property (indicate preferred name)

historic Sampson's Lot

other

2. Location

street and number 16600 Old York Road __ not for publication

city, town Monkton __ vicinity

county Baltimore County

3. Owner of Property (give names and mailing addresses of all owners)

name James M. and Rachel R. Earlbeck

street and number 16600 Old York Road telephone 410.357.4568

city, town Monkton state MD zip code 21111

4. Location of Legal Description

courthouse, registry of deeds, etc. Baltimore County Courthouse tax map and parcel m. 23, p. 232

city, town Towson liber 8136 folio 135

5. Primary Location of Additional Data

- Contributing Resource in National Register District
- Contributing Resource in Local Historic District
- Determined Eligible for the National Register/Maryland Register
- Determined Ineligible for the National Register/Maryland Register
- Recorded by HABS/HAER
- Historic Structure Report or Research Report at MHT
- Other: _____

6. Classification

Category	Ownership	Current Function	Resource Count
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> agriculture	Contributing
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> landscape	Noncontributing
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> commerce/trade	<u>5</u> buildings
<input type="checkbox"/> site		<input type="checkbox"/> recreation/culture	_____ sites
<input type="checkbox"/> object		<input type="checkbox"/> defense	_____ structures
		<input checked="" type="checkbox"/> domestic	_____ objects
		<input type="checkbox"/> education	_____ Total
		<input type="checkbox"/> funerary	
		<input type="checkbox"/> government	
		<input type="checkbox"/> health care	
		<input type="checkbox"/> industry	
		<input type="checkbox"/> work in progress	
		<input type="checkbox"/> unknown	
		<input type="checkbox"/> vacant/not in use	
		<input type="checkbox"/> other:	
			Number of Contributing Resources previously listed in the Inventory
			<u>5</u>

7. Description

Inventory No. BA-0499

Condition

excellent deteriorated
 good ruins
 fair altered

Prepare both a one-paragraph summary and a comprehensive description of the resource and its various elements as it exists today.

Sampson's Lot, situated on six acres of land at 16600 Old York Road, comprises a house and four outbuildings. The house was constructed in 1932 and has since undergone significant alteration to nearly obscure the original building. The complex series of four additions to the original building has resulted in a house that has irregular massing and complex rooflines. The original two-story stretcher bond brick house is three bays wide and two deep with a side gabled roof. The first addition to this building was a two-story shed roofed ell on a brick foundation. One bay square, this ell extended from the north end of the northwest elevation. The third addition placed a two story hyphen on the southwest elevation of the brick house that connected it to a two story, three bay addition with a side-gabled roof to the south of the original building. The fourth phase of alterations, to the back of the original house, extended the building's depth by two rooms. The final addition, completed in the 1990s, extended the side gabled, front addition by an additional three bays to the northeast. The foundations of the original house, brick ell, hyphen, and half of the front portion of the house are constructed of random rubble stone. The remainder rests on a poured concrete foundation. There are two exterior end stretcher bond brick chimneys with corbeled caps on the house. The first bisects the northeast elevation of the two-story wood frame addition, while the second rises along the northeast elevation of the original house. An interior chimney with a corbeled cap rises at the intersection of the hyphen and the two-story wood frame addition. With the exception of the original brick building and the first addition, the entire building is wood frame clad in aluminum siding. There is one wrap-around porch extending along the southeast (façade) and northeast elevations of the side-gabled front portion of the house. There is an enclosed porch on the southwest elevation of the hyphen. All roofs are clad in asphalt shingles. A wood deck with balustrade wraps around the southwest and northwest elevations of the one story addition.

The outbuildings include a brick wash house, tractor shed, frame bank barn, and chicken coop. The latter three are of wood frame construction. All of these were constructed circa 1935 on the land northwest of the house.

EXTERIOR DESCRIPTION

The façade, or southeast elevation, is six bays wide and comprises the two-story side gabled addition. The entry opens into the third bay from the south and contains a single-leave wood paneled door with a wood surround. There are two windows to the south and three to the east. Six regularly spaced windows pierce the second story. All façade windows are 6/6 with vinyl surrounds and sills. The full-façade porch wraps around the east corner of the house onto the northeast elevation and is supported by wood posts with brackets and a wood balustrade.

The northeast elevation comprises the two-story addition, brick house and ell, and one story addition. A brick exterior chimney bisects the first story of the two-story addition. One 6/6 window with a vinyl surround pierces the first story to the east of the chimney. A single-leaf sash and paneled wood door opens into the main block to the north of the chimney. The second story of the two-story addition is pierced by one 6/6 window with vinyl surround east of the chimney. There is a louvered wood vent in the gable peak. The northeast elevation of the

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Continuation Sheet

Number 7 Page 2

brick house and ell features an exterior stretcher bond brick chimney rising at the center of the side-gabled wall. To the east, there is a double-leaf wood bulkhead door providing entry to the basement. One 6/6 window with a vinyl surround pierces the first story of the ell. One 8/8 window with a vinyl surround pierces the one story addition.

There is a small courtyard between the two-story addition and the brick house. The northwest elevation of the two story addition faces the courtyard and only features two openings at the second story level. One of these is an 8/8 window with a wood surround, while the second is a 6/6 window with a wood surround. The northeast elevation of the hyphen faces the courtyard and features no windows or doors. Facing the courtyard, the southeast elevation of the brick house extends into the courtyard in the form of a one-story bay. Three 6/6 windows with wood surrounds pierce the bay. South of the bay there is one 6/6 window and one 4-light casement, both of which have vinyl surrounds and jack arches. A 1-light casement and two 6/6 windows, all of which have vinyl surrounds, pierce the second story of the brick house.

The northwest elevation is composed of the one story addition, the brick house and ell, and the hyphen. Only one 8/8 window with a vinyl surround pierces the one-story addition. The brick house and ell are visible only at the second story level. The ell is pierced by one 4-light vinyl casement with aluminum panning. To the west, there are two 6/6 windows with vinyl surrounds on the brick house. One 6/6 window with vinyl surround pierces each of the first two stories of the hyphen. There is a louvered wood vent in the gable peak of the hyphen.

The southwest elevation comprises the one story frame addition, hyphen and the two-story addition. Paired 6/6 windows pierce the one story addition with a shared vinyl surround at the north end of the elevation. One double-leaf sliding glass door with a metal surround provides entry into the one story frame addition. An enclosed screened-in porch obscures the first story of the hyphen. Opening into the porch is one single-leaf sash and paneled wood door and two 6/6 windows with vinyl surrounds. Two 6/6 windows with vinyl surrounds pierce the second story of the hyphen. The first story of the two-story addition features a bay window with three 6/6 windows with vinyl surrounds. Two 6/6 windows with vinyl surrounds also pierce the second story. There is a louvered wood vent in the gable peak of the two-story addition.

INTERIOR DESCRIPTION

The interior of Sampson's Lot features a complex series of spaces that was created by the four periods of alterations since 1932 and the total removal of all interior features and trim in the 1980s. The front block of the building has a single-pile, two-room plan with a stair rising along the central wall. The southwest room features a bay window on the southwest wall. The northeast room features a fireplace on the northeast wall. The hyphen contains only one room that opens into an enclosed porch to the southwest and into the brick house to the northeast. The original brick house is now one main room with a half-bath in the south corner and a bay

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window on the southeast wall. A winding stair extends to the second floor in the north corner of the original building. The two-story brick addition and the one story frame addition now feature a continuous space comprising the current kitchen.

OUTBUILDINGS

Directly behind the house there is a wash house on a poured concrete foundation. The structural system is 8-course Flemish bond brick masonry. Asphalt shingles clad the pyramidal roof. A stretcher bond exterior brick chimney rises along the southwest elevation. A full façade porch extends across the northeast elevation. Three casement windows with wood surrounds and shared wood sills pierce the northwest and southeast elevations. Below the casement on the northwest elevation there is a wood shed with a shed roof supported by wood posts.

The tractor shed is situated to the north of the wash house. The wood frame structure rests on a poured concrete foundation at the west end of the driveway. The walls are clad in circular sawn board and batten siding, and asphalt shingles cover the cross-gabled roof. A cupola surmounts the gable crossing with louvered wood vents. A double-leaf vertical beaded board door opens into the south end of the southwest elevation. One 6/6 window with wood surround pierces the gable end wall above the entry. To the west of the entry there are two 6-light casement windows with wood surrounds. The west bay of the tractor shed has only one wide opening with no doors.

The bank barn rests on a combination random rubble stone and poured concrete foundation to the northwest of the wash house. The wood frame structure is clad in board-and-batten siding below side gabled roof clad in asphalt shingles. A gable hood projects over the southeast elevation. A shed roof extends over a one-bay addition to the southwest. The three sides of the barn are pierced at regular intervals by eight louvered wood vents. The northwest wall is composed of a continuous row of full-height louvered wood vents. A single-leaf vertical beaded board sliding door opens into the forebay on the southwest elevation. Below the forebay, two fixed nine-light windows with wood surrounds pierce the recessed wall and two single-leaf divided vertical beaded board doors. A double leaf vertical beaded board door opens into the gable peak below the projecting hood and hay track.

The chicken house rests on a poured concrete foundation to the west of the bank barn and wash house. The side gabled saltbox roof clad in asphalt shingles extends over exposed rafter tails. Three one-light awning windows and a single-leaf vertical beaded board door pierce the façade, which faces southwest. There is a single one-light awning window on the northwest elevation. A wrap-around deck spans the southwest and northwest elevations.

8. Significance

Inventory No. BA-0499

Period	Areas of Significance	Check and justify below		
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> health/medicine	<input type="checkbox"/> performing arts
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> industry	<input type="checkbox"/> philosophy
<input type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> invention	<input type="checkbox"/> politics/government
<input checked="" type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/ recreation	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 2000-	<input type="checkbox"/> commerce	<input type="checkbox"/> ethnic heritage	<input type="checkbox"/> law	<input type="checkbox"/> science
	<input type="checkbox"/> communications	<input type="checkbox"/> exploration/ settlement	<input type="checkbox"/> literature	<input type="checkbox"/> social history
	<input type="checkbox"/> community planning		<input type="checkbox"/> maritime history	<input type="checkbox"/> transportation
	<input type="checkbox"/> conservation		<input type="checkbox"/> military	<input type="checkbox"/> other:

Specific dates	1932-1987	Architect/Builder	Unknown
Construction dates	1932, ca. 1945; ca. 1965; ca. 1990		

Evaluation for:

National Register Maryland Register not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance projects, complete evaluation on a DOE Form – see manual.)

The 1932 dwelling known as Sampson’s Lot at 16600 Old York Road was constructed by Grover Hutchins on land that had been in the his family since at least the mid-19th century. The Hutchins family was among the primary landholders in the vicinity of Monkton, and appears to have constructed a different house in this location as early as 1877. Although some confusion exists regarding the date of construction for the extant structure, a letter addressed to Harriet Hann from Grover Hutchins clearly states that the house was constructed in 1932. It is most likely that the outbuildings were also constructed at this time. The original Colonial Revival brick house has since undergone extensive additions and alterations that occurred in at least four different stages. In addition, the building was completely gutted in the 1980s, resulting in the removal of all interior trim and other interior features.

HISTORY

The Hutchins family, who owned Sampson’s Lot, was part of the earliest settlement patterns of this area. In 1680, Thomas Hutchins purchased land in Sweet Air from Lord Baltimore. His grandson, Henry C. Hutchins, eventually became the postmaster of Monkton.¹

The village of Monkton was originally part of My Lady’s Manor, a 10,000-acre tract of land granted by Lord Baltimore to his fourth wife, Margaret Charleton, in 1713. The tract covered the entire rural community surrounding Monkton and stretched from Baltimore County into neighboring Harford County. Upon her death in 1729, Margaret Charleton willed My Lady’s Manor to one of Lord Baltimore’s surviving grandchildren, Charlotte Calvert. Calvert had previously married Thomas Brerewood, and upon her acquisition of this land, they deeded it to Brerewood’s father, who maintained ownership until the Revolutionary War. It was the elder Brerewood who planned the village of Charlottetown. Until the late 18th century, My Lady’s Manor was

¹ Robert M. N. Crosby, “My Lady’s Manor,” National Register of Historic Places Inventory Nomination Form (February 1975), n.p.; see also S. B. Clemens and C. E. Clemens, *From Marble Hill to Maryland Line: An Informal History of Northern Baltimore County* (n.p.: C. E. Clemens and S. B. Clemens, 1976), p. 6; and J. Thomas Scharf, *History of Baltimore City and County from the Earliest Period to the Present Day, Including Biographical Sketches of their Representative Men* (Philadelphia, PA: Louis H. Everts, 1881), p. 916.

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maintained by scattered tenant farmers who owed rent to Lord Baltimore. In 1782, the land was re-surveyed and sold at public auction. Purchasers included existing tenants, land speculators, and Revolutionary War soldiers. At the turn of the 18th century, the portion of My Lady's Manor in Baltimore County supported mills, blacksmith's shops, and other commercial and industrial interests in and around the small village of Charlottetown, which was later renamed Monkton.

In the early 1800s, Old York Road was planned as one of the primary routes from Baltimore to York, Pennsylvania. The clearing of Old York Road led it through the portion of My Lady's Manor in Baltimore County. It was along Old York Road that the parish church, St. James, was situated. Monkton, however, was situated west of Old York Road at the intersection of Monkton Road, which ran northwest from Hereford to Saint James, and Sheperd Road, which connected Monkton to the Village of Sheperd.

Prior to the organization of turnpikes in Baltimore County, many of the county's roads—including Old York Road—were considered unfit for use. Earlier efforts to incorporate turnpike companies originated from the county government, yet, by the turn of the 19th century, efforts to create better roads emanated from the state government's efforts to better serve the growing rural population. This action resulted in laying of a road from Baltimore, Maryland to York, Pennsylvania that would replace the winding, indirect Old York Road. The privately organized York Turnpike Company was incorporated in 1805. Work on the new road ceased in 1810, when the thirty-five miles of road from Baltimore to the Pennsylvania Line was completed. This route soon became one of the primary north/south corridors in Baltimore County. Nevertheless, settlers along Old York Road continued to develop the small crossroads communities and maintain rural houses and farms between the small towns.²

Henry C. Hutchins established a 160-acre farm called Linden Hope along Old York Road in the mid-19th century. His children and other descendents of Thomas Hutchins also settled in this area. William Hutchins and J. Alfred Hutchins settled a little farther north of Linden Hope along Old York Road. The land of which Sampson's Lot is now part belonged to the property owned by J. Alfred Hutchins in the late 1870s. Shortly thereafter, he mortgaged the 113-acre property to Jonathan J. Chapman, who defaulted on the mortgage. Laura Hutchins purchased the mortgage at a public sale in 1894, and thereafter remained through the early 20th century.³

In 1925, she subdivided the land and sold roughly 20 acres to Grover Hutchins. It is not currently known whether or not any building existed on this acreage at the time of its subdivision. However, if any building did exist at the time of its purchase by Grover Hutchins, that building has been demolished. The extant building on

² Sherry H. Olson, *Baltimore: The Building of an American City* (Baltimore, MD: The Johns Hopkins University Press, 1997), p. 172; see also Clemens and Clemens, p. 10.

³ *Atlas of Baltimore County, Maryland* (Philadelphia, PA: G. M. Hopkins, 1877), p. 56.

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Sampson's Lot, 16600 Old York Road, Monkton
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the property now known as Sampson's Lot was apparently constructed by Grover Hutchins. A letter in possession of the owner and written by Grover Hutchins clearly states that it was he who built the house in 1932.

The original portion of the house clearly indicates through its style and materials the veracity of this information. The Colonial Revival style brick house corresponds to the trend in architecture throughout the United States in the 1930s and 1940s. The style predominated in American architecture from 1880 until 1955, but experienced its greatest popularity in from the 1920s to the 1940s as residential developments for the upper classes made use of this picturesque style in garden suburbs throughout the United States. One of the most common subtypes of the style was the two-story, side gabled brick house three bays in width. The house at Sampson's Lot was of this subtype. It does, however, have exterior features that distinguish it from the majority of Colonial Revival houses, namely a one-story bay window that would have made the façade asymmetrical. During its ownership by Grover Hutchins, the house continued to be enlarged through the construction of additions on the front and back of the original building.

The property remained in the Hutchins family until 1987, when Adam Cockey, Jr. purchased it. Two years later, Cockey sold it to the current owners, who have continued to augment the structure through the construction of wood frame addition on the front and an expansive wood deck on the back. Sampson's Lot has remained a private residence since 1932.

Chain of Title:

- | | |
|---------------------|--|
| June 4, 1894: | William A. Stewart, assignee, to Laura Hutchins
Land Records of Baltimore County
Liber 206 Folio 147 |
| December 10, 1925: | Laura Hutchins, widow, to Grover Hutchins
Land Records of Baltimore County
Liber WPC 627 Folio 392 |
| September 14, 1942: | Grover Hutchins and Elmore Hutchins, wife to Harriet S. Hann
Land Records of Baltimore County
Liber 1251 Folio 317 |
| September 14, 1942: | Harriet S. Hann to Grover Hutchins and Elmore Hutchins, wife
Land Records of Baltimore County
Liber 1251 Folio 318 |
| September 1, 1987: | Elmore Hutchins by Grover Macgregor Hutchins, attorney in fact, to Adam D. Cockey, Jr.
Land Records of Baltimore County
Liber 7672 Folio 188 |

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Continuation Sheet

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March 8, 1989:

Adam D. Cockey, Jr. to James Michael Earlbeck and Rachel Rogers Earlbeck
Land Records of Baltimore County
Liber 8136 Folio 135

9. Major Bibliographical References

Inventory No. BA-0499

Atlas of Baltimore County, Maryland. Philadelphia, PA: G. M. Hopkins, 1877.

Clemens, S. B. and C. E. Clemens. *From Marble Hill to Maryland Line: An Informal History of Northern Baltimore County.* n.p. C. E. Clemens and S. B. Clemens, 1976.

Crosby, Robert M. N. "My Lady's Manor," National Register of Historic Places Inventory Nomination Form. February 1975.

Olsen, Sherry H. *Baltimore: The Building of an American City.* Baltimore, MD: The Johns Hopkins University Press, 1997.

Scharf, J. Thomas. *History of Baltimore City and County from the Earliest Period to the Present Day, Including Biographical Sketches of their Representative Men.* Philadelphia, PA: Louis H. Everts, 1881.

10. Geographical Data

Acreage of surveyed property 6 Acres

Acreage of historical setting 6 Acres

Quadrangle name Phoenix

Quadrangle scale: 1:24,000

Verbal boundary description and justification

Since 1932, Sampson's Lot has been associated with the 6 acres known as parcel 232 of grid 24, map 23 located in the Baltimore County Tax Assessor's Office.

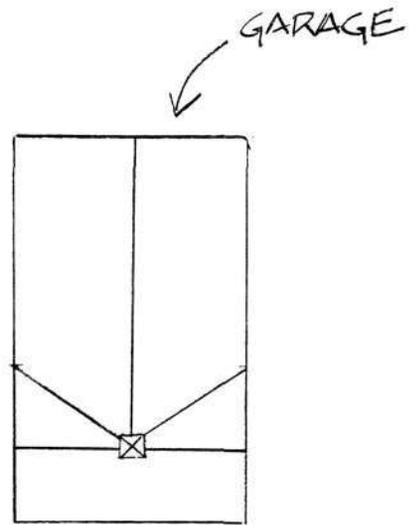
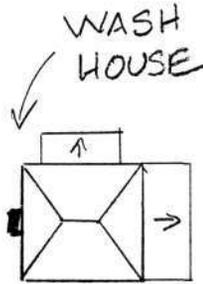
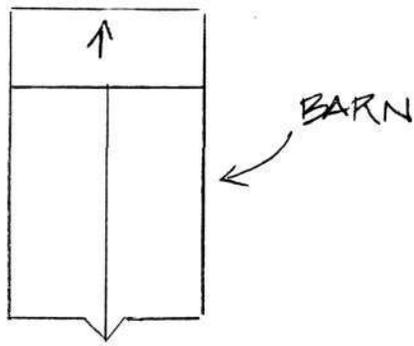
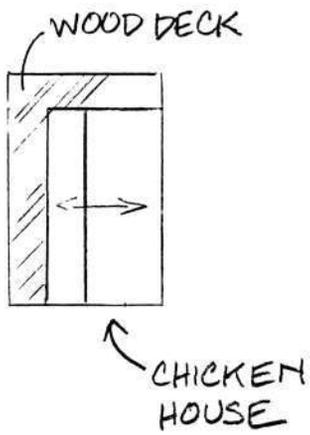
11. Form Prepared by

name/title	L. V. Trieschmann, A. L. McDonald, and J. J. Bunting, Architectural Historians		
organization	EHT Tracerics, Inc.	date	24 September 2000
street & number	1121 5th Street NW	telephone	202.393.1199
city or town	Washington	state	DC

The Maryland Inventory of Historic Properties was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

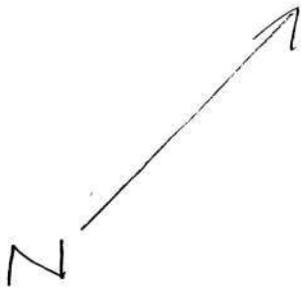
The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
DHCD/DHCP
100 Community Place
Crownsville, MD 21032-2023
410-514-7600

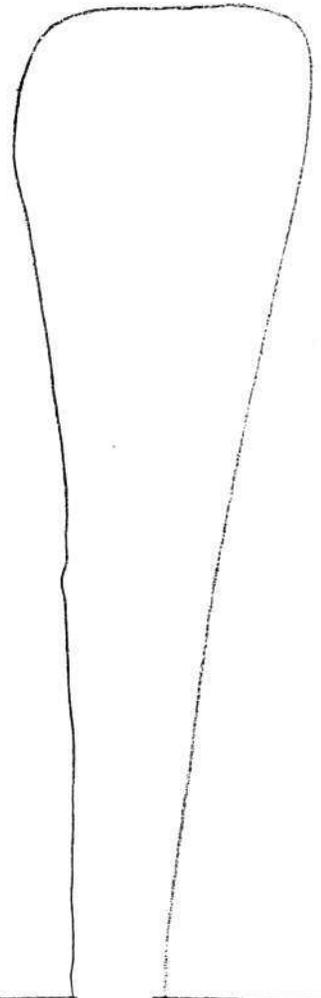
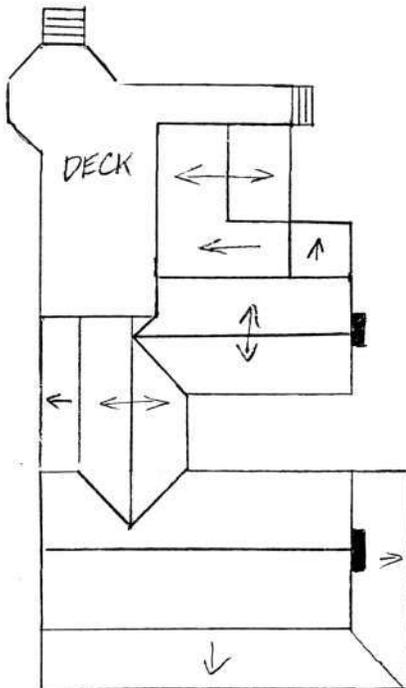


BA-499

SAMPSON'S LOT
16600 OLD YORK ROAD
MONKTON
BALTIMORE COUNTY

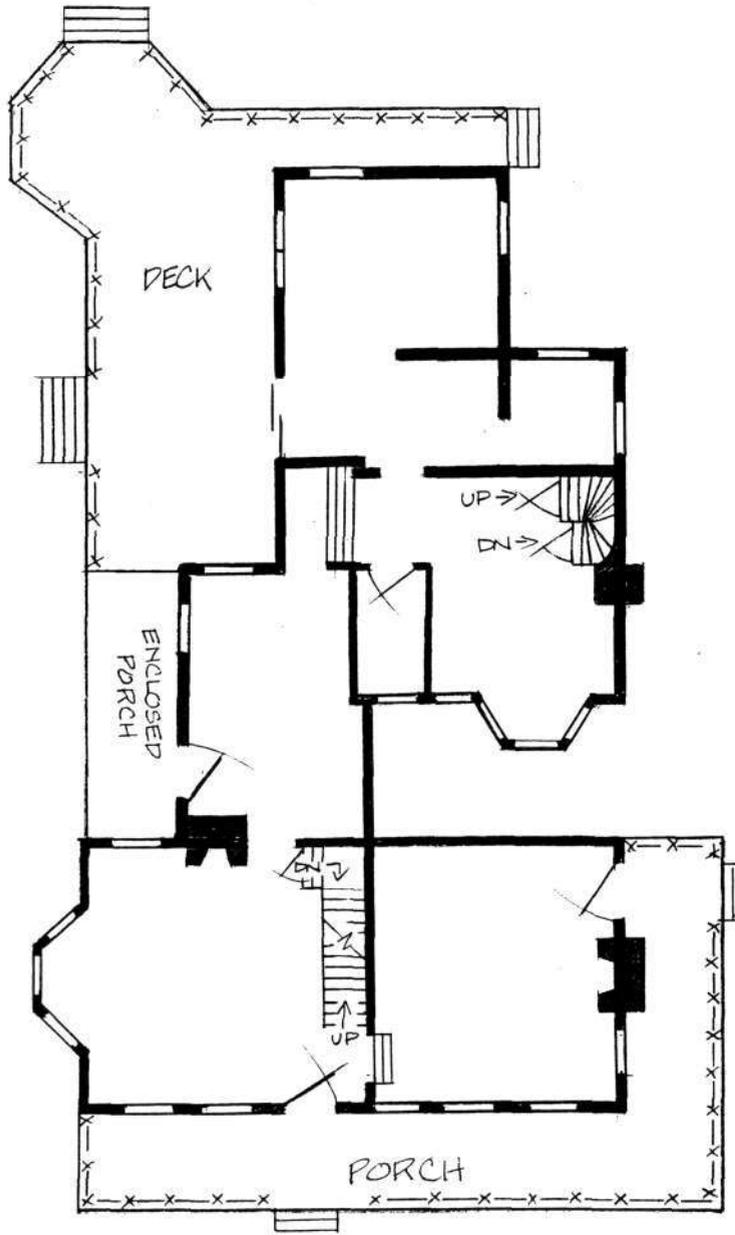


NOT DRAWN TO SCALE



OLD YORK ROAD

FIRST FLOOR
PLAN



BA-499

SAMPSON'S LOT
16600 OLD YORK ROAD
MONKTON
BALTIMORE COUNTY

NOT DRAWN TO SCALE



5663 11 SW (HEREFORD)

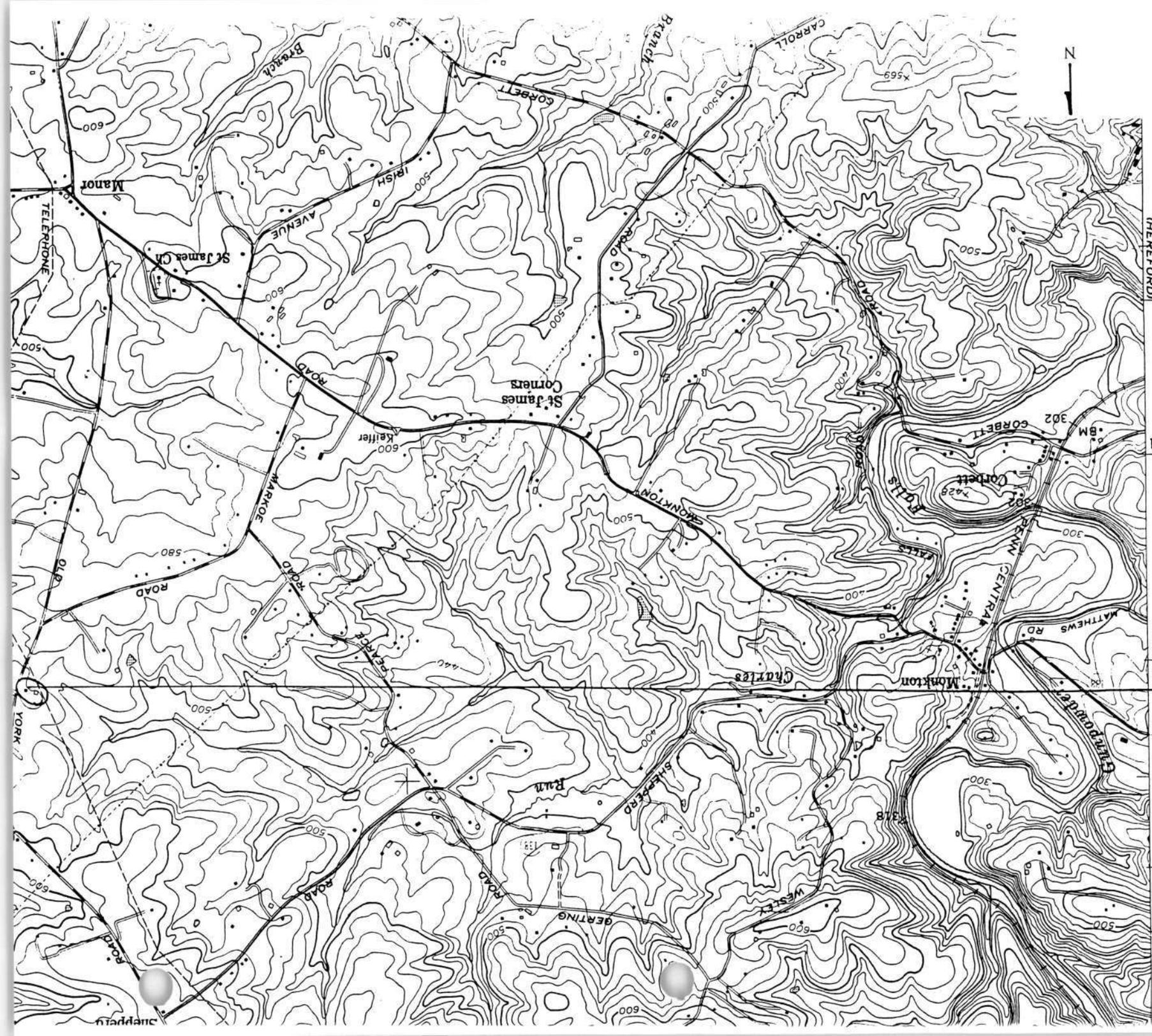
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MEADLANDS 1/4 MI

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4383

SA 499
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Branch
AVENUE
IRISH

St James Corners
Ketter

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Shepley

St James Corners

Charles

Monkton

Falls

GORBETT



BA-499

Sampson's Lot

16600 Old York Road

Monkton

Baltimore County

Traceries

5/00

MD SHPO

West corner, looking east: showing northwest
and part of southwest elevation

10F8



BA-499
Sampson's Lot
16600 Old York Road
Monkton
Baltimore County
Traceries
5/00
MD SHPO

North corner, looking south; showing northeast
and part of northwest elevation

20FB



BA-499

Sampson's Lot

16600 Old York Road

Monkton

Baltimore County

Traceries

5/00

MD SHPO

Southeast elevation (façade), looking northwest



BA-499

Sampson's Lot

16600 Old York Road

Monkton

Baltimore County

Traceries

5/00

MD SHPO

Southwest elevation, looking northeast

A of 8



BA-499

Sampson's Lot

16600 Old York Road

Monkton

Baltimore County

Traceries

5/00

MD SHPO

Interior of original 1932 building : northeast wall,
looking northeast

5 of 8



BA-499

Simpson's Lot

16600 Old York Road

Monkton

Baltimore County

Traceries

5/00

MD SHPO

View north of the bank barn, showing the southeast
(on the right) and southwest (on the left)
elevations

60F8



BA-499

Sampson's Lot

16600 Old York Road

Monkton

Baltimore County

Traceries

S/00

MD SHPO

View east of the Tractor Shed (northwest and southwest elevations) to the left and Wash House (northwest and southwest elevations) to the right.

70F8



BA-499

Sampson's Lot

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Monkton

Baltimore County

Traceries

5/00

MD SHPO

View north of the Chicken House (southeast and southwest elevations) on the right and the Bank Barn (southeast and southwest elevations) on the left.

80FB

- 410 FRUITFUL VALLEY (PARTRIDGE HOUSE) - 1825 - (SE corner of) Monkton and Shepperd Roads. Large brick house, 23 x 50' with a wing 20.5 x 25', in Federal style, built by John Merryman of Benjamin, who owned the Monkton-Manor Mill Seat just to the south. Passed to John Johnson Merryman in 1849 and remained in that family until 1889. Owner: Mr. and Mrs. Everett G. Partridge.
- 413 LOCUST GROVE - 1700s estimated - South side of Stockton Road, 0.2 mile west of Cooper Road. Very old but modest tenant house of frame and clapboard with gambrel roof; formerly used by Fox family, and currently farmed by Louis Ensor. Owner: John M. Fox.
- 433 T. HOWARD PRICE HOUSE - 18__ - West side of Stockton Road, 1.1 mile east of Carroll Road. Also known as Stockton Farm, this frame 2½ story, Victorian clapboarded house in Italianate design was the Thomas Richardson house of 1877 atlas. Now dwelling of a progressive dairy farm, open occasionally on Farm Visitation Day. The Richardson-Price barn was built in 1875 and measures 100' x 47', and measures approximately 45 feet from floor to the peak of the roof. Storage for 13,500 bales of hay. Owner: T. Howard Price.
- 450 STONETHROW - Before 1877 - 14,239 Phoenix Road (east side) north end of Phoenix village, a former tavern; this frame house, once Royston property; was property of former County Councilman Clarence Ritter. L-shaped house covered with clapboard; gable roof. Later acquired by Mr. and Mrs. Webber, who have original ledgers of the Royston tavern.
- 453 ST. JAMES RECTORY - 1836 - 3101 Monkton - Road, (west side) NW of the church. Built by Vestry in 1837 and ready for painting by December 11, 1837. Total cost was \$1,472.15½. The Rev. James McGregor Dale was the first incumbent to occupy the rectory. Stone house in plain style; the exterior, formerly coated with stucco has been faced with modern brick. Not at present occupied by the rector but rented out. (1975).
- 454 FOXGLOVES - 1800s - East side of Old York Road, 0.6 mile north of Hess Road. Small, 1½ story frame, clapboarded, tenant cottage in vernacular style, enlarged with a stone wing constructed in 1974 with 18th century materials, including a Palladian front door. Double hanging rear porches. Owners: Mr. and Mrs. Frank Weller (1978).
- 499 SAMPSON'S LOT - c1825 - West side of Old York Road, 0.2 mile south of Houcks Mill Road. Two-story, three-bay, log and frame house with wings. Probably built by William Hutchins. Vernacular style. Owners: Ms. Garnett and Ms. Helen Hutchins.
- 500 NELSON HOUSE - Pre-1877 - West side of Hutchins Mill Road, 0.5 mile north of Hess Road. Three-story frame house, gable roof, rear wing. Vernacular style. Shown as Nathan Nelson's in 1877 atlas, and Josh. Nelson's in 1898 Bromley atlas. Owners: Mr. and Mrs. Arthur S. Nelson.