

PRINCE GEORGE'S COUNTY
HISTORIC SITE SUMMARY SHEET

Survey # 68-68 Building Date c.1895
Building Name 6304 47th Avenue,
Location 6304 47th Avenue, Riverdale, MD

Private/ Residence/ Occupied/ Good/ Inaccessible

DESCRIPTION

6304 47th Avenue (Lot 13, Block 68, Riverdale Park) is a two-story-and-attic, stucco-covered, frame house with a rectangular plan, concrete-block foundation and a hip roof. The house is located in the northernmost block of 47th Avenue, north of East-West Highway (MD Route 410) and west of the B & O Railroad right-of-way. Although the house has been altered, it retains many original exterior and interior details, including double-hung wood sash throughout the house, original or early flooring and woodwork, and a number of early light fixtures.

SIGNIFICANCE

The house at 6304 47th Avenue is significant as an early example of residential construction in the late 19th century railroad suburb of Riverdale. Although the house has been altered, it retains its massing, roofscape, fenestration, and interior plan and decoration, which are all typical of late 19th or early 20th century suburban dwellings. Located at the northern edge of the original Riverdale Park subdivision, and currently located north of East-West Highway (MD Route 410), the house has been a noticeable landmark in the community since its completion. The present house at 6304 47th Avenue may have been built speculatively by the Riverdale Park Company. The company first sold Lot 13 in Block 68 in October 1894 and at least by the 1895 assessment year, the property is known to have been improved. After a succession of owners throughout the early 1920s, the house was purchased by John A. and Mabel B. Cook, who resided there until 1937. The Cooks likely were responsible for the changes in exterior material and fenestration that the house now exhibits. alterations

Acreage: 5,500 square feet

Maryland Historical Trust State Historic Sites Inventory Form

Magi No.

DOE yes no

1. Name (indicate preferred name)

historic Thrift House

and/or common 6304 47th Avenue

2. Location

street & number 6304 47th Avenue not for publication

city, town Riverdale vicinity of congressional district 5th

state Maryland county Prince George's

3. Classification

Category	Ownership	Status	Present Use	
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
	<input type="checkbox"/> not applicable	<input checked="" type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

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

name Thomas A. and Marianne S. Thrift

street & number 6304 47th Avenue telephone no.:

city, town Riverdale state and zip code MD 20737

5. Location of Legal Description

courthouse, registry of deeds, etc. PG County Courthouse liber 5803

street & number 14735 Main Street folic 659

city, town Upper Marlboro state MD

6. Representation in Existing Historical Surveys

title NONE

date federal state county local

depository for survey records

city, town state

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date of move _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

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

6304 47th Avenue (Lot 13, Block 68, Riverdale Park) is a two-story, stucco-covered, frame house with a rectangular plan, concrete-block foundation and a hip roof. The house is located on the northernmost block of 47th Avenue, north of East-West Highway (MD Route 410) and west of the B & O Railroad right-of-way. Although the house has been altered, it retains many original details. Unless otherwise noted, window frames throughout are double-hung wood sash.

The main (west) facade is four bays wide. The concrete foundation is separated from the stucco facade by a frame watertable that encircles the house. At the extreme southern edge of the first story is an attached pair of 6/6 windows. Adjacent to these windows to the north is the entrance bay, with a single, multi-paned glass and wood door flanked by multi-pane sidelights. The concrete entry stoop is sheltered by a small wooden, front-gable portico with a broken pediment, barrel-vaulted ceiling and asphalt-shingle roof supported by two wooden Doric-style columns. The two northern bays of the facade each contain a single 6/1 window. Spaced evenly across the second story are four 6/1 windows, slightly smaller than those of the first story. The attic story is fenestrated by a small, round, four-pane window in a large, front-gable, wall dormer decorated with a simple, incised vergboard.

The eastern bay of the two-bay north facade is lighted by single 6/1 windows at the first and second stories. The western bay has a 6/1 window at the second story, and a small, rectangular, 8-pane fixed window, placed high on the facade, lights the first story.

An enclosed hip-roof projecting porch runs across most of the first story of the west (rear) facade. Only the northernmost bay of the house, which contains a cellar door and a single 6/1 window, is not enclosed by the rear porch. The porch has a single wooden entry door to the south with a wide concrete stoop with iron-pipe handrails. A band of eight 6/6 windows wraps around the west and north facades of the porch; five on the west, and three on the north.

The south facade of the enclosed rear porch is flush with the house's south facade. Here, the porch is lighted by a row of four small 4-pane windows, placed high on the facade. The westernmost bay of the three-bay south facade, has single 6/1 windows at the first and second stories. The center bay of the facade has a small 6/1 window between the first and second stories, lighting the stair landing. Centered on the facade is an attic gable identical to that of the main (east) facade, lighted with the same small, round window. At the first story, the eastern bay has a row of four 6/6 windows, part of the band of six that wrap around the house's southeast corner.

Interior

Most of the details of the plan and decoration of the interior appear to be original to the house, which was built as a variation of a traditional Four-square plan. Throughout the house, there are narrow-board wooden floors and horizontal panel wooden doors with molded surrounds and bull's eye corner blocks, typical of the late 19th and early 20th centuries. There are also a number of original or early cast-metal light fixtures, most notably in the entry/parlor, main parlor and dining room. The most significant alterations effecting the interior are the enclosure of the rear porch and the addition of bands of 6/6 windows to the southeast and northwest corners of the house. These alterations appear to have been carried out in the 1920s or 1930s.

The centered entrance leads directly into a large "entry/parlor" lighted by the band of 6/6 windows at the southeast corner of the house. Both the window and door surrounds in this room are oak boards with narrow cyma recta molded cornices. A multi-paned wood and glass door in the north wall of the entry parlor, that is old but not original, leads to the main parlor. To the west of the entry is a narrow stair hall with a bracketted, open-string oak stair with a 180° turn. West of the stair hall, the kitchen has been modernized but retains an old painted, wood and glass storage cupboard on its north wall, next to the chimney. West of the kitchen, the southern portion of the enclosed rear porch serves as a service/laundry room. The northern portion of the porch, which has entries to both the kitchen and the dining room to the east, is currently used as an office. The north half of the first floor consists of the dining room to the west, separated from the main parlor to the east by a large, flat-arched opening.

The second floor plan is a simple arrangement of bedrooms around a narrow hall that runs east-west. The three bedrooms vary in size; the largest is located at the northeast corner of the floor, the smallest at the southeast. At the southwest corner of the floor is the house's only bathroom. Adjacent and to the west of the stairs, is an enclosed stair leading to the house's oversized, unfinished attic, which is lighted by dormers windows on the east and south.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input checked="" type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates c. 1895

Builder/Architect

check: Applicable Criteria: A B C D
and/or

Applicable Exception: A B C D E F G

Level of Significance: national state local

Prepare both a summary paragraph of significance and a general statement of history and support.

The House at 6304 47th Avenue is an example of the type of frame houses built in Riverdale at the end of the 19th century, the earliest days of the railroad suburb. Although the house has been altered, it retains much of its massing, roofscape and fenestration, as well as its interior plan and decoration. Located near the northern edge of the original Riverdale Park subdivision and currently north of East-West Highway (MD Route 410), the house has been a noticeable landmark in the community since its completion.

The land on which Riverdale Park was built had been part of the Riversdale Plantation established in 1801 when Henri Joseph Stier, a Belgian aristocrat, purchased 800 acres north of Bladensburg and began to develop a plantation. After Stier's return to Belgium in 1803, completion of the Riversdale Mansion and management of the plantation were taken over by his daughter Rosalie and her husband, George Calvert. The Riversdale Plantation became a model of its type, and remained within the Calvert family for three generations.¹ After the death in 1864 of Charles Benedict Calvert (son of Rosalie and George Calvert), a commission was appointed to divide the plantation among his heirs and a 300-acre dower lot, including the mansion and the family burial ground to the northwest, was laid off for Calvert's widow.² This 300-acre dower lot (as well as the 175-acre lot adjoining it on the north) was sold by Calvert heirs in 1887 to John Fox, president of the Riverdale Park Company, a New York real estate syndicate which then began to develop the suburb of Riverdale Park.³

The land was platted in 1889 by surveyor D.J. Howell. Streets were laid out in a grid pattern, straddling the Washington line of the Baltimore & Ohio Railroad, which ran north and south through the new community and offered residents easy commuting into the Federal City to the southwest. Park spaces, and circles of green were provided in the plan and parkland was reserved around the Calvert mansion which was to be preserved "as a sacred relic of an era replete with historic memories."⁴ Streets were named for the Presidents of the United States, Washington through McKinley, as well as for other distinguished statesmen such as Clay, Lafayette and Beale.⁵

Construction of dwellings began in the early 1890s. All were of frame construction, and reflected the popular taste of the period, as illustrated in house plan catalogs of those years. Some were pyramidal-roof Foursquares, others front-gabled or cross-gabled; many were highlighted by projecting bays or corner towers, and almost all had prominent wraparound porches with jigsaw decorative details. By the turn of the century, the new suburb had approximately 60 dwellings, a Presbyterian church, a handsome Victorian schoolhouse and a railroad station; the latter two public buildings were built by the Riverdale Park Company. There were two general stores, and telephone and telegraph communications were available. Concrete sidewalks were constructed, and sewers were provided for the principal streets.⁶ Because of its convenient location, its efficient line of transportation into the City, its primary school, and its picturesque, tree-lined streets, Riverdale Park became one of the most desirable residential suburbs in the Washington area.

Land records indicate that the Riverdale Park Company sold Lot 13 in Block 68 to Hattie F. Malbourne in October 1894. According to assessment records, an improvement was completed on the property by 1895. In that year, when the property was assessed to an "Eliza" Malbourne, an improvement valued at \$1000 is noted.⁷ Assessment data for the holdings of the Riverdale Park Company are not itemized until the mid 1890s, and it is not possible to determine if the Company had improved the property prior to selling it.

Hattie Malbourne retained ownership of the property until November 1895, and through the early 1920s it had a succession of short-term owners. From October 1922 to March of 1937, the house at 6304 47th Avenue was owned by John A. and Mabel B. Cook.⁸ Assessment records indicate that the Cooks erected a bungalow at 6303 46th Avenue, directly west of their home on Lot 21 in Block 68, in 1929.⁹ While the bungalow was under construction, alterations to the house at 6304 47th Avenue may have been carried out. At this time the house, which was likely sheathed with horizontal lap siding, may have been stuccoed. The band of double-hung windows at the southeast corner of the first story and the multi-paned entry door with sidelights probably date from this period as well.

Notes

- ¹See Riversdale, Historic Structures Report, 1979, Part II, History (S.G. Pearl).
- ²Prince George's County Equity Records #475.
- ³Prince George's County Land Records, JWB 8:426, JWB 12:484, JWB 13:614.
- ⁴Riverdale Park Real Estate Brochure (undated), circa 1904.
- ⁵Prince George's County Plat JWB 5:747, 688; Riverdale Park Real Estate Brochure (undated), circa 1904.
- ⁶Riverdale Park Real Estate Brochure, "Riverdale Park" article, source unknown, circa 1899.
- ⁷Prince George's County Land Records, JWB30:774.
- ⁸Prince George's County Land Records, 188:289; 469:94.
- ⁹Prince George's County Assessment Records, E.D. #19, 1928-1932

Chain of Title

6304 47th Avenue

5803:659
23 November 1983
Deed
John R. Hirschy to Thomas A. and Marianne S. Thrift. Grantor conveys Lot 13 in Block 68, Riverdale Park. Plat recorded JWB5:475 or A:42. Same obtained from Amelia Endzel, 31 December 1981, 5490:345.

5490:345
31 December 1981
Deed
Amelia Endzel, surviving tenant, Charles Endzel to John R. Hirschy. Grantor conveys Lot 13 in Block 68. Same obtained from Home Owners' Loan Corp., 9 August 1940, 578:54.

578:54
9 August 1940
Deed
Home Owners' Loan Corp. to Charles and Amelia Endzel. Grantor conveys Lot 13 in Block 68. Same obtained from Frank M. Hall, assignee, 8 March 1937, 469:94.

469:94
8 March 1937
Deed
Frank M. Hall, assignee, to Home Owners' Loan Corp. Grantor conveys Lot 13 in Block 68. Same obtained through default of mortgage from John A. and Mabel B. Cook, 25 May 1934, 417:167.

417:167
25 May 1934
Mortgage
John A. and Mabel B. Cook to Home Owners' Loan Corp. Grantor conveys mortgage for \$5,600 on Lot 13, Block 68. Same obtained by deed from Edith C. Short, 6 October 1922, 188:289.

188:289
6 October 1922
Deed
Edith C. Short to John A. Cook. Grantor conveys Lot 13 in Block 68. Same obtained from Ella C. Short, 14 March 1919, 138:300.

138:300
14 March 1919
Deed
Ella C. Short, widow, Henry L. Short to Edith C. Short. Grantor conveys Lot 13 in Block 68. Same obtained from Henry L. and Bertha G. Barrick, 17 July 1909, 54:23.

54:23
17 July 1909
Deed
Henry L. and Bertha E. Barrick to Ella C. and Henry L. Short. Grantors convey Lot 13 in Block 68. Same obtained from T. Van Clagett, assignee and Ida M. Ballenger, 17 May 1906, 28:384.

28:383
17 May 1906
Deed
T. Van Clagett, assignee, and Ida M. Ballenger to Henry L. Barrick. Grantors convey Lot 13 in Block 68. Same obtained through default of mortgage (see Equity #3222) from Charles R. Van Horn, 6 January 1903, 12:324.

19:84
18 May 1904
Deed
Phil W. Chew to Sophie L. Durler. Grantor conveys Lot 13 in Block 68. Same obtained from Charles R. Van Horn, 29 January 1903, 13:558.

13:558
29 January 1903
Deed
Charles R. Van Horn to Phil W. Chew. Grantor conveys Lot 13 in Block 68. Same obtained from Phil W. Tuck and Clara V. Jenkins, 18 December 1902, 12:322.

12:324
6 January 1903
Mortgage
Charles R. Van Horn to Ida M. Ballenger. Grantor conveys mortgage for \$1,250 on Lot 13, Block 68. Same obtained by deed from Phil W. Tuck, Attorney, and Clara V. Jenkins, 18 December 1902, 12:322.

12:322
18 December 1902
Deed
Phil W. Tuck, Attorney, and Clara V. Jenkins to Charles R. Van Horn. Grantors convey Lot 13 in Block 68. Same obtained through default of mortgage from Edith M. and Robert C. Mangum, 8 August 1897, JWB39:749.

JWB39:749
8 August 1897
Mortgage
Edith M. and Robert C. Mangum to Clara V. Jenkins. Grantors convey mortgage for \$1,500 on Lot 13, Block 68. Same obtained by deed from Charles E. and Mollie A. Sickels, 8 August 1897, JWB39:748.

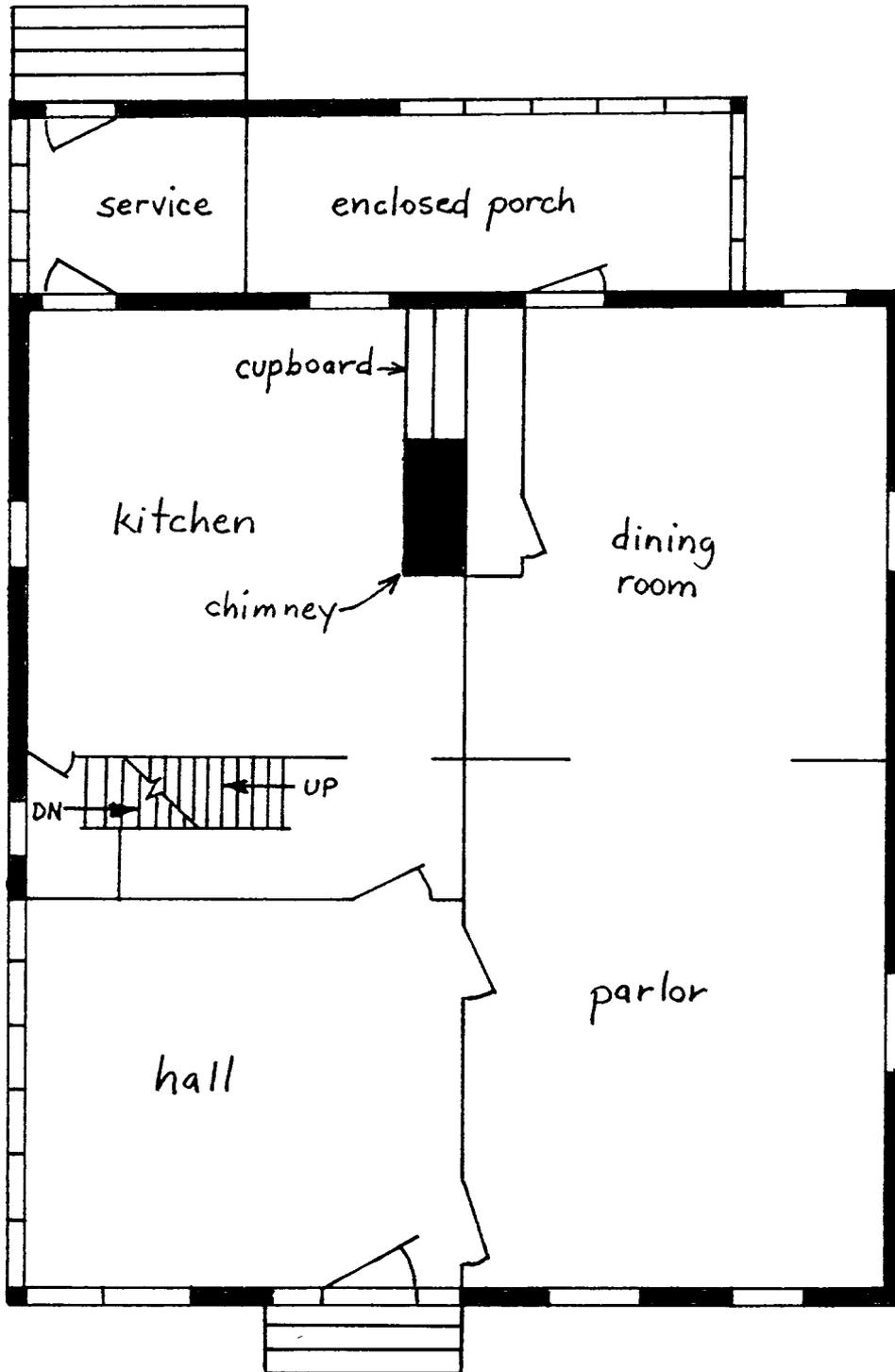
JWB39:748
21 November 1897
Deed
Charles E. and Mollie A. Sickels to Edith M. and Robert C. Mangum. Grantors convey Lot 13 in Block 68. Same obtained from Hattie F. Malbourne, 21 November 1895, JWB34:438.

JWB34:438
21 November 1895
Deed
Hattie F. Malbourne to Charles E. Sickels. Grantor conveys Lot 13 in Block 68. Same obtained from Riverdale Park Company, 8 October 1894, JWB30:774.

JWB30:774
8 October 1894
Deed
Riverdale Park Company to Hattie F. Malbourne. Grantor conveys Lot 13 in Block 68 of grantor's subdivision of Riverdale Park. To clear title, this deed is made.

PG: 68-68

6304 - 47th Avenue, Riverdale
January 1990
Not to Scale



CALVIN CAFRITZ, ETAL
5036/988
48.00A.
P. 81

PG: 68-68

A.C.F. INDU
1794
154.
P.

P/O P. 81

R-55

RIVERDALE
POST OFFICE

6968

PARCEL "A"
5.387A

U.S. DEPT. OF ARMY
6524+6
G. 63 A
P. 83

I-2

I-1

G-O

RIVERDALE PARK

0744

LUCKERMAN

052-A

0551

RAILROAD

CAPITAL

W. P. MAGRUDER'S

SOMERSET

R-55

OHIO

SHERIDAN

RIVERDALE PARK

RAVENSWOOD

CSC

CO

CSC

GM

BALTIMORE

HARRISON

SPRING

CLAY

WEST

CIRCLE

RIVERDALE

OLIVER

INDUENT

RT

CLAY

68-68

BEALE

45TH

46TH

47TH

48TH

49TH

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84TH

85TH

86TH

HIGHWAY

R-18

410

C-O

CA

RIVERDALE

R-18

0743

08099

1019

R-55

NICHOLSON

RIVERDALE PARK

5490

M.N.C.P. & P.
1125-473
7.25 A.
P. 109

RIVERDAL

1018

4881

1599

5727

5727

5727

5727

WATERS RESUB OF

RIVERDALE PARK

0560



PGH 68-68

6304 4TH AVENUE, RIVERDALE
PRINCE GEORGE'S COUNTY, MARYLAND

HOWARD S. BERGEL

NOVEMBER 1989

FROM E

ALEG: M47, ANNAPOLIS

10F5



PG # 68-68

6304 17th Avenue, Riverdale
PRINCE GEORGE'S COUNTY, MARYLAND
HOWARD S. BECKER

NOVEMBER 1989

FROM W

NEG - MHT, ANNAPOLIS

2025



PS#68-68

6304 47th AVENUE, RIVERDALE

PRINCE GEORGE'S COUNTY, MARYLAND

HOWARD S. BERGER

NOVEMBER 1984

DETAIL: ENTRY/PARLOR WINDOWS
FROM NORTH

NEG: MAT, ANNAPOLIS

3 OF 5



6304 47th AVENUE, RIVERDALE
PRINCE GEORGE'S COUNTY, MARYLAND
HOWARD S. BERGER
NOVEMBER 1981

PS#68-68

DETAIL: PARLOR DOOR FROM
SOUTH

NEG: MHT, ANNAPOLIS

4 OF 5



PG#68-68

6304 47TH AVENUE, RIVERDALE
PRINCE GEORGE'S COUNTY, MARYLAND

HOWARD S. BERGER

NOVEMBER 1989

DETAIL: MAIN STAIR FROM NW

NEG: MHT, ANNAPOLIS

5 OF 5