

United States Department of the Interior
National Park Service

For NPS use only

National Register of Historic Places
Inventory—Nomination Form

received FEB 12 1986

date entered

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

MAR 1986

1. Name

historic Anderson-Coward House

and/or common Justine's Restaurant

2. Location

street & number 919 Coward Place

N/A not for publication

city, town Memphis N/A vicinity of

state Tennessee code 047 county Shelby code 157

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 checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input checked="" type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Mr. and Mrs. Dayton Smith

street & number 5280 Rich Road

city, town Memphis N/A vicinity of

state Tennessee 38117

5. Location of Legal Description

courthouse, registry of deeds, etc. Office of the Shelby County Register

street & number 160 N. Main

city, town Memphis

state Tennessee 38103

6. Representation in Existing Surveys

title N/A has this property been determined eligible? yes no

date N/A N/A federal state county local

depository for survey records N/A

city, town N/A state N/A

7. Description

Condition		Check one	Check one
<input checked="" 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 _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

The Anderson-Coward House was constructed ca. 1852 in the Italianate style. The two story load-bearing brick structure is located at the intersection of Coward Place and East Street in Memphis, Shelby County, Tennessee. Originally L-shaped in plan, the building received several additions prior to 1910 and was renovated for use as a restaurant in 1958. The Anderson-Coward House displays a high degree of quality in its styling and is a good example of stylistic changes over time in a building.

The front (northern) facade is divided into five bays, with the entrance in the center bay. The surface of the brick facade is covered with a layer of finely textured stucco, scored in imitation of coursed, dressed-face ashlar. The fenestration on the first and second stories is comprised of 6/6 double hung sash windows that feature elaborately designed pediments. Windows on the first floor are capped by scroll pediments that contain a garland and anthemion in the frieze. Scroll brackets ornamented with anthemions support the scroll pediments. The windows on the second story are capped by flat pediments embellished with a grape and vine motif in the frieze. The pediments are crested with a finely detailed egg and dart molding and supported by detailed anthemion scroll brackets. Above the windows on the second story are five evenly spaced bull's-eye attic vents, each covered with a cast iron grate designed in a four leaf clover motif. Above the bull's-eye vents is a simple cornice located on a parapet wall. The cornice features paired scroll brackets that support the deep eaves. The trabeated double leaf entry is enhanced by the same motif as the windows. Two electric carriage lanterns are located on each side of the entry while an elaborate filigree metal balustrade surrounds the stoop porch. A one story flat roof porch, located at the western edge of the facade was enclosed ca. 1905-1910. A single 6/6 double hung sash window with a scroll pediment is located here. During the 1958 renovation eight windows on the facade were repaired to match the only original window cornice remaining.

The original L-shaped plan of the structure continues along the six bay eastern elevation. The front third of this elevation displays a continuation of the ornamental parapet wall cornice used on the facade, including the bull's-eye vents. The remainder of the eastern wall eliminates the parapet at the eaves, instead displaying a low pitch hip and gable roof. Unlike the facade, the eastern wall was never stuccoed and its exposed pattern of common bond brick remains unpainted. Most of the fenestration on the eastern elevation is 6/6 double hung sash windows from the ca. 1958 renovation, though a few of the 1/1 double hung sash windows remain from the ca. 1905-1910 renovation of the structure. A one story ca. 1978 brick addition is visible from this view.

The rear (southern) elevation displays little original material due to many additions over time. The main feature of the rear facade at present is a one story U-shaped addition that was placed on the structure as a service wing for its use as a restaurant in ca. 1978.

The side (western) elevation also displays many layers of alterations that have nearly filled in the original L-shaped plan of the structure. It is apparent that the original appearance of this facade reflected a continuation of the design of the northern facade, perhaps indicating that the grounds in this area of the property were formally designed for gardens. A major two story addition was placed on the inside of the L-shaped plan in ca. 1905-1910, thus filling out the plan as a rectangle. Another major feature of the western elevation is a two story bay window, which was added to the rear corner of the major addition in ca. 1905-1910.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input 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 checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" 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 ca. 1852–1936 **Builder/Architect** unknown

Statement of Significance (in one paragraph)

The Anderson-Coward House (ca. 1852) is being nominated under National Register criteria B and C for its historical and architectural significance in Memphis, Shelby County, Tennessee. The house presents an excellent example of the adaptation of changing architectural styles over time. One of the few extant antebellum Italianate residences in the area, the Anderson-Coward House was embellished and enlarged in the late nineteenth and early twentieth centuries. Historically, the house is important for its association with several prominent businessmen in Memphis, such as Nathaniel Anderson, H.M. Grosvenor, Samuel Coward, and Robert Johnston. The house retains much of its original character.

The original property for the Anderson-Coward House was purchased by Mildred Moon Anderson in April of 1843 as a three acre subdivision of Dr. Nathaniel Ragland's (d.1848) extensive plantation lands. The property occupied an awkward corner of Ragland's estate, being a triangular tract cut off from the rest of Ragland's lands by the Memphis and Charleston Railroad. It was also bounded on the north and east by the line of the Pigeon Roost Road (also known as the Memphis-Lagrange Road, and now Lamar Avenue), which was one of the busiest and most important transportation arteries for the area at that time. Local tradition states that Mrs. Anderson and her husband, Nathaniel Anderson (1796–1867) set about the development of the property by having the current structure designed and built in ca. 1843–1844. While the Andersons may have developed the property with some form of structure, the little remaining historical records point to a much later date for the construction of the existing structure most likely in the period 1851–1852. City directories, census records and newspaper accounts from the period clearly show that Nathaniel Anderson maintained his principal residence on Union Avenue in what was then the City of South Memphis. Anderson's Union Avenue home was totally destroyed in a fire in 1850. It is much more likely that construction of the existing residence began soon thereafter. The Memphis City Directory for 1855 lists the address of Nathaniel Anderson as Pigeon Roost Road for the first time.

The original owner of the Italianate style Anderson-Coward House was Nathaniel Anderson, a major figure in the growth and development of the City of Memphis and Shelby County from its earliest days. Anderson and his wife Mildred Moon Anderson (b. 1800) came to Memphis from Virginia in 1823, and quickly rose in stature as prominent citizens. In 1827, Anderson opened the City Hotel, which was regarded as the first true hostelry in Memphis. His primary occupation was that of a cotton broker and banker, dividing his time and energies between his Memphis office and a branch in New Orleans. Like many of his contemporaries, Anderson answered the call for volunteers to serve in the Mexican War of 1846 and was stationed as Quartermaster at Point Isabel during the conflict. Upon his return he founded the Farmer's and Merchant's Bank, serving for a number of years as its first president. He advocated for, planned, and served as the first president of the Memphis Chamber of Commerce (originally known as the Businessman's Club). Anderson retired from his banking position in ca. 1856 due to ill health, sold his home on the Pigeon Roost Road, and retired to his plantation nine miles south of the City of Memphis. He died at this place in March of 1867.

9. Major Bibliographical References

See Continuation Sheet

10. Geographical Data

Acreeage of nominated property 1.56 acres

Quadrangle name Northwest Memphis, Tenn.Ark.

Quadrangle scale 1:24000

UTM References

A

1	5	7	7	0	5	1	0	3	8	9	1	3	8	0
Zone		Easting				Northing								

B

Zone		Easting				Northing								

C

Zone		Easting				Northing								

D

Zone		Easting				Northing								

E

Zone		Easting				Northing								

F

Zone		Easting				Northing								

G

Zone		Easting				Northing								

H

Zone		Easting				Northing								

Verbal boundary description and justification

See Continuation Sheet

List all states and counties for properties overlapping state or county boundaries

state N/A code N/A county N/A code N/A

state N/A code N/A county N/A code N/A

11. Form Prepared By

name/title John Linn Hopkins, Historic Preservation Consultant

organization N/A

date November 12, 1985

street & number #2 2175 Harbert

telephone (901)278-5185 (h)
(901)272-1726 (w)

city or town Memphis

state Tennessee 38104

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

Deputy State Historic Preservation Officer signature Herbert L. Byer

title Executive Director, Tennessee Historical Commission

date 2/7/86

For NPS use only

I hereby certify that this property is included in the National Register

Entered in the

National Register

date 3-13-86

Herbert L. Byer
Keeper of the National Register

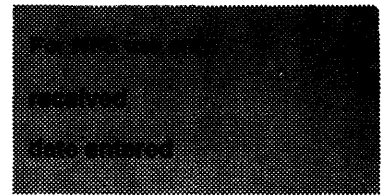
Attest:

date

Chief of Registration

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**



Continuation sheet Anderson-Coward House Item number 8 Page 2

Nathaniel Anderson sold his country estate to H.M. Grosvenor (1815-1866), who was a significant local merchant in household furnishings and decorations. By this time, the rapid growth of the City of Memphis had begun to alter the area surrounding the Anderson-Coward House from rural to a more suburban character, at least from the perspective of the mid-nineteenth century. The large plantation lands that once surrounded the Anderson-Coward House began to give way to smaller estate lands, which in turn were subdivided in the late 1880s and 1890s to form the current residential areas of Midtown Memphis. The growth of the city and the improvement of the road systems made commuting to the downtown area viable in the mid-1850s, thus adding to the desirability of the Anderson-Coward House as a residence for the wealthy businessman.

H.M. Grosvenor came to the Memphis area in ca. 1845 from Massachusetts. Though little is known about his family origins or his life in Memphis, he established an active trade in a furniture business that experienced phenomenal growth throughout the 1840s and 1850s. He was obviously a flamboyant character, given his habit of taking out large newspaper advertisements and city directory advertisements to increase his business.

Grosvenor's retail enterprise was devastated by the onset of the Civil War and the subsequent fall of the City of Memphis to Union troops in 1862. Grosvenor's difficulties were compounded by the death of his wife Martha in December of 1864. Undaunted, Grosvenor mortgaged his home to William D. Coward for \$7,000 in May 1866 in order to raise capital for his new business, the Southern Carpet Store. (The trustee for the mortgage agreement was Samuel H. Coward). The business flourished for a brief time before Grosvenor's death of a "brain seizure" later that year.

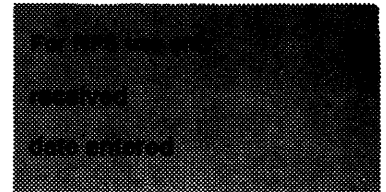
William D. Coward took possession of the property to settle Grosvenor's default of his deed of trust note against the property on January 1, 1867. The property was deeded to Coward's son, Samuel Holliday Coward in April of 1868 in "consideration of legal services performed and rendered by said Samuel H. Coward in obtaining possession of the property mentioned." Samuel Coward then mortgaged the property from his father.

Samuel Holliday Coward (1835-1894) was born in Tipton County, Tennessee as the son of a prosperous planter. Coward attended Union University at Murfreesboro, where he received a Bachelor of Law degree. He returned to Memphis to begin his practice and soon acquired a high reputation for his abilities in the legal profession. Coward began to live in the old Anderson place in mid 1868, while maintaining an office on Jefferson Street. He married Ida C. Carrol in 1874, and repaid the mortgage to his father in 1875. Extensive alterations were made to the home within the next few years, including some of the infill of the inside portion of the L-shaped plan. Part of this work probably included the plasterwork of the formal parlor. The estate became the site of many impressive social affairs during the later part of the nineteenth century.

Upon the death of Ida Coward in 1904, the property was inherited by Elizabeth Coward, the only daughter of Samuel and Ida Coward. Elizabeth Coward had become the wife of the prosperous lawyer and banker Robert O. Johnston in 1901, and they continued to occupy the family home throughout the rest of their marriage. The Johnston's made extensive

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**



Continuation sheet Anderson-Coward House

Item number

8

Page 3

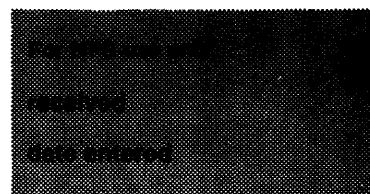
alterations and improvements to the property during the early part of the twentieth century, including the major additions to the inside of the original L-shaped plan of the house in ca. 1905-1910.

The encroachment of the suburban development of Midtown Memphis had begun to place great pressure on the property by the 1890s. The long drive for the property once terminated at the present intersection with Crump Boulevard, and served as a benchmark for the eastern boundary of the city of Memphis. In 1899, the annexation of the present Midtown area surpassed this area by nearly a mile to the east. The Coward and Johnston families succumbed to the pressures of the surrounding development, thus slowly replacing the extensive grounds of the estate with the current grid pattern of streets. Remaining in testimony of the old drive is the designation of the street name Coward Place, which terminates near the front door of the Anderson-Coward House.

The Johnston family retained possession of the property until 1957, when it was purchased by its present owners. They purchased the old home as the new location for their exclusive Continental-style restaurant. The renovation of the Anderson-Coward House was accomplished with great sensitivity to introduce its modern function with as little disruption of its historic qualities as possible. Great care was exercised in removing later alterations and additions to the property only where necessary. New materials were crafted to replace missing details whenever needed. The late Victorian porch that once ran across two-thirds of the facade was removed when evidence was uncovered to indicate the presence of an earlier stoop porch. Materials salvaged from other structures of a contemporary age to the Anderson-Coward House were introduced only as a last resort, such as the elaborate interior stair balustrade from the Gayoso Hotel in Memphis. Other features, such as the elaborate wrought iron courtyard gates and window grates of the facade were salvaged from the Hewlett Home, which stood on Vance Avenue until ca. 1956.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**



Continuation sheet Anderson-Coward House

Item number 9

Page 2

MAJOR BIBLIOGRAPHICAL REFERENCES

Commercial Appeal (Memphis), 13 November 1938; 4 May 1941; 23 February 1958; 7 November 1958.

Daily Eagle (Memphis), 1 May 1850.

Elmwood Cemetery Corporation. Charter, Rules, Regulations and Bylaws. Memphis: Boyle and Chapman, Publishers, 1874.

Memphis City Directory. Various publishers, 1849-1900.

Moore, J.T. Tennessee: The Volunteer State, Vol. III. Nashville: Clarke Publishing Co., 1923.

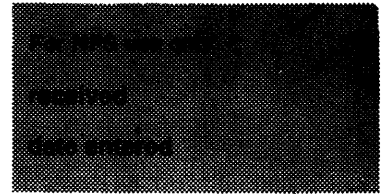
Press Scimitar (Memphis), 18 April 1947.

Shelby County. Deed Books. Shelby County Courthouse. Memphis, Tennessee.

Shelby County. Federal Census Records, 1840-1900. Shelby County Courthouse. Memphis, Tennessee.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**



Continuation sheet Anderson-Coward House

Item number 10

Page 2

VERBAL BOUNDARY DESCRIPTION AND JUSTIFICATION

The nominated property is roughly triangular in shape and 1.56 acres in size. It is bounded on the southwest by the Southern Railway line, on the north by adjacent property lines and Coward Place, and on the east by East Street. It includes all land within the confines of Lots 17 and 18, Coward Subdivision, City of Memphis. This is sufficient land to protect the historical setting and architectural integrity of the Anderson-Coward House (See tax map).

