

United States Department of the Interior
National Park Service

National Register of Historic Places
Registration Form

NATIONAL
REGISTER

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name Dozier Farm
other names/site number Cliffview Farm

2. Location

street & number 8451 River Road Pike N/A not for publication
city, town Nashville X vicinity
state Tennessee code TN county Davidson code 037 zip code 37208

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>12</u>	<u>2</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site		_____ sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure		_____ structures
	<input type="checkbox"/> object		_____ objects
		<u>12</u>	<u>2</u> Total

Name of related multiple property listing: N/A
Number of contributing resources previously listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.
Herbert L. Brown Deputy State Historic Preservation Officer 9/18/90
Signature of certifying official Tennessee Historical Commission
Date
State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.
Signature of commenting or other official _____ Date _____
State or Federal agency and bureau _____

5. National Park Service Certification

I, hereby, certify that this property is:
 entered in the National Register. Amy Keeman 11/1/90
 See continuation sheet.
 determined eligible for the National Register. See continuation sheet.
 determined not eligible for the National Register.
 removed from the National Register.
 other, (explain:)
Signature of the Keeper _____ Date of Action _____

6. Function or Use

Historic Functions (enter categories from instructions)

DOMESTIC - single dwellingAGRICULTURE - agricultural outbuilding

Current Functions (enter categories from instructions)

DOMESTIC - single dwellingAGRICULTURE - agricultural outbuilding

7. Description

Architectural Classification

(enter categories from instructions)

OTHER - I-house

Materials (enter categories from instructions)

foundation STONEwalls BRICK

roof ASPHALT SHINGLEother CONCRETEWOOD

Describe present and historic physical appearance.

The circa 1842 Dozier House is located in northwest Davidson County, Tennessee, on the north side of River Road, 2,500 feet east of the Cheatham County line. It is a two-story brick, Greek Revival-influenced I-house with a rear ell and two one-story circa 1955 brick additions on the east and west gable ends. The core of the farmstead includes the house, several outbuildings, and approximately fifty acres of river bottom land. The properties in the complex reflect a development of the farmstead from its earliest settlement period as it evolved into a twentieth century farm operation.

The Dozier compound is laid out in a traditional nineteenth century arrangement with the main house located apart from the outbuildings associated with the work/farming aspects of the property. The house faces south and sits on a rise, surrounded by mature trees and approached by a long drive which loops around near the facade. The barn and outbuildings are to the east of the main house, with the family vegetable garden and shed/carport to the west. The Cumberland River is located to the north, approximately one quarter of a mile away. Separating the main house from the barn and farm outbuildings is a small ravine.

Both the original house and the one-story wings have a common bond brick pattern on the facade and all elevations. The house was once painted white, but the paint was removed circa 1980. The Colonial Revival wings are similar in design to the main house. They are set on stone and are slightly recessed from the facade. Despite the additions of the one-story wings and a circa 1955 portico, several of the house's original exterior elements remain and are not compromised by these mid-twentieth century alterations.

The house rests on a stone foundation and has a full-height pedimented entrance, a side-lighted entry, and a small second floor balcony. The three bay facade is symmetrically arranged in a window-door-window pattern. The windows on the first floor, including the east and west wings, are one-over-one sash, while the windows on the second floor have four lights. The side-gabled roof is covered with asphalt shingles and is capped with a tile ridge. Gable-end, stepped-neck, brick chimneys are original features. There is a third chimney, identical to those in the gable ends, located at the rear ell to the north.

See continuation sheet

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The north rear elevation of the Dozier House is irregular and reflects the changes over time typical of an antebellum house and its evolution into twentieth century use. The main block of the house, with the ell, contains the original circa 1842 elements. A two story frame addition, constructed circa 1930, is situated within the ell on the west elevation. It was built to house the bathrooms, one on each floor. Another circa 1950 modification is a one-story screened porch, covered with a corrugated fiberglass roof, situated within the ell on the northeastern elevation. To the north rear is a circa 1940, one-story addition with a shed roof, several modern windows, and one exterior door. This addition appears to have been a porch that was converted by enclosure. The second floor of the north elevation includes one three-over-one light window and the third floor has two small attic windows. The west elevation also includes one one-over-one light window in the western wing and two louvered vents flanking the chimney in the gable end. The eastern elevation features four modern one-over-one light windows in the circa 1955 wing, one window in the second floor of the ell, and two louvered vents flanking the chimney.

The interior of the Dozier House is remarkably intact, retaining a significant number of its original architectural elements that reflect its early construction. Its central passage plan, a formal plan that dominated Tennessee architecture from 1810 until 1850, forms the core of the house. The entry hall is the depth of the original house, eleven feet by forty feet, with ceilings almost eleven feet in height. The floors on the first floor are poplar, the chair rail is four-and-one-half inches wide, and the turned baseboards are almost ten inches in width. There are two doors from the hall to the east parlor and dining room, and one door to the west bedroom; these doors have ball and target trim and deep paneled reveals. The hall's wooden staircase is original and is embellished with decorative scroll work on the stair wall. Under the stair is a small bath. The north rear of the hall terminates in a door leading to the two-story frame addition located adjacent to the rear ell; the rear hall leads to the kitchen.

On the east side of the formal hall is the parlor, 20'1" X 19'7", entered through a wooden, paneled, single-leaf door. The parlor features two windows, one in the south facade and another small window in the east side. The wide turned baseboards are identical to those in the hall, ten inches high. The chair rail is also identical to that in the hall. In the east wall, originally an exterior wall, is the massive fireplace, approximately six feet by five feet, surrounded by a heavy mantel; fluted pilasters support the wooden mantel shelf. Beyond the parlor, to the east, is the circa 1955 den addition; it is a large rectangular room with modern

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paneling, paired windows in the north elevation, one one-over-one window in the south facade, and four one-over-one modern windows in the east side. This room is compatible with the original Dozier house; its size and shape, high ceilings, and doors surrounded by ball and target trim are compatible with the original structure. A circa 1950 screened porch is located to the northeast rear of this den/family room.

The dining room is situated to the north, behind the parlor. This large rectangular room is similar in detail to the parlor, with its wide baseboards, high ceilings, and ball and target trim surrounding the doors and window. Three wooden, paneled, single leaf-doors are in the room: one to the parlor, one to the west into the entry hall, and one to the north rear. One one-over-one window in the east wall overlooks the screened porch. A large fireplace in the north wall is surrounded by a heavy wooden mantel; fluted pilasters support the mantel shelf. A staircase to the second floor is located in the room's southwest corner. Beyond the dining room, to the north, is a circa 1950 breakfast room.

To the western side of the central hall is a large rectangular room used as a bedroom. It contains one one-over-one light window in the south facade, one three-over-one light window in the north wall, a large fireplace with a heavy wooden mantel, and ball and target trim around the doors and windows. The two-story ell addition extends to the north, behind this bedroom, and contains a small bath and closet area. The circa 1955 wing, a large room similar to the wing on the eastern side, used as an office with a bath along the western exterior wall, is attached to this bedroom on the west side.

On the first floor, the entrance hall, parlor, dining room, and bedroom are the original rooms of the Dozier House. Upstairs, the second floor contains three large bedrooms, original to the house, and a hall the width and length of the entrance hall on the first floor. Two of these bedrooms are located on the house's east side and the third is on the west; behind the west bedroom, in the ell, is another bath. These three bedrooms are positioned directly above the first floor parlor and dining room on the east side and the bedroom on the west side. All three rooms contain a large fireplace surrounded by a heavy wooden mantel, similar in size and detail to those on the first floor.

The main house is well-situated at mid-point on the property, about 1,000 feet from River Road to the south and about 1,000 feet from the Cumberland River to the north. The north rear property features an informal

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landscaped and terraced garden. While this is not historic, it is an appropriate and graceful addition to the landscape.

Outbuildings in the immediate vicinity of the house include a circa 1930 shed/carport to the west (C), and two circa 1940 shed/chicken houses to the northwest rear (both C). To the east is another frame storage shed that was built circa 1930 (C) and a portable modern vinyl greenhouse.

According to Paul Clements' A Past Remembered, "Enoch and Margaret spent their early years in Davidson County living in a log house, but by the time most of their eight children were born, they had probably moved into a large, two-story frame house which was built nearby. The frame house burned down around 1840, and afterwards a fine, two-story brick house was built on the same site...." The main house described above is the "fine, two-story brick house" standing today. Enoch built two log houses and one of them remains; it is not known whether it is the one Enoch and Margaret occupied or the one built for his slaves. Situated to the east of the main house, this log house faces west, is covered with weatherboard, and is centrally located in the layout of the outbuildings associated with the working farm (C). A circa 1920 spring house sits in the ravine to the south of the log house; a stone foundation of what was probably the original spring house remains (C). The original log corn crib/smokehouse, which has also been covered with weatherboard, is found downstream north of the spring (C). A massive barn, built in 1942 when the original barn burned, is prominent on the hill to the northeast, behind the original structure (NC). Additional twentieth century outbuildings include a row of frame structures: a circa 1950 garage (NC), two circa 1940 shed chicken houses (both C), and a circa 1930 outhouse (C). A circa 1935 tenant house sits behind the original log/clapboard house, to the east (C).

The Dozier farm, including its twentieth century additions, retains a high degree of integrity. Its original site and purpose is intact and uncompromised with three antebellum structures (the corn crib, the log house, and the main house) being used today in the same manner for which they were designed by Enoch Dozier. The circa 1942 barn sits on the site of the original barn. The auxiliary outbuildings are the products of expansion and need, and are simply constructed with appropriate materials for maximum utility, with minimum decoration. The farm's setting is rural, with very little modern intrusion evident on the landscape. The farm encompasses around 250 acres, reduced considerably from its original size; with the river to the north rear and the road to the south setting those boundaries. Fields for grazing stock spread to the east and west. The original block of the main house, the focal point on the property, exhibits

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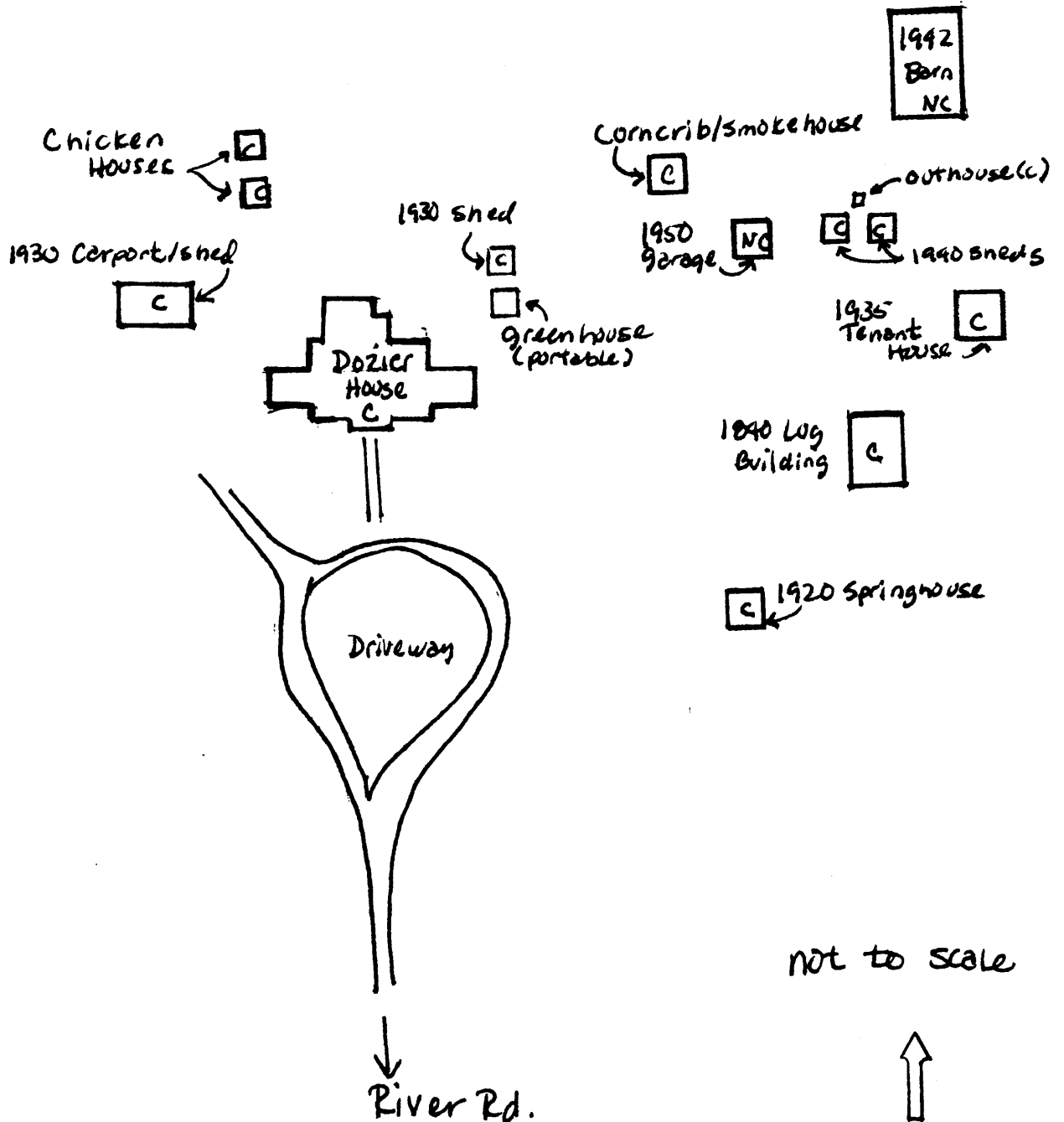
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the characteristics of the workmanship of the Greek Revival-influenced I-house: a symmetrical facade, side-gable with exterior end chimneys, two rooms in width with a large central hall/entry, two full stories. The feeling the entire complex projects is economic stability associated with a successful agriculturally-based operation. Enoch Dozier worked to build such an enterprise and would recognize and appreciate the care and effort that is on-going to maintain such a site.

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8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

nationally statewide locally

Applicable National Register Criteria A B C D

Criteria Considerations (Exceptions) A B C D E F G n/a

Areas of Significance (enter categories from instructions)

Agriculture

Settlement

Significant Person

n/a

Period of Significance

1840-1940

Cultural Affiliation

n/a

Architect/Builder

n/a

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

The Dozier Farm is being nominated to the National Register under criterion A for its local importance in the areas of settlement and agriculture. The farm is an example, with modern modifications, of a successful early nineteenth century farmstead that was converted to twentieth century use. The original owners, the Dozier family, are responsible for the farm's significant impact within the community and they represent an influential settlement pattern in Middle Tennessee.

In A Past Remembered: A Collection of Antebellum Houses in Davidson County, Paul Clements writes that the history of the Dozier House begins with a North Carolina Land Grant to Revolutionary War veteran Peter Poyner. At Poyner's death in the mid-1790s, the land passed to his brother, Robert. Around 1800, Enoch Dauge (1761-1842) came to Middle Tennessee from Currituck County, North Carolina, married Margaret Etheridge, also of Currituck County, on March 4, 1801, and bought this land in 1801 from Robert Poyner. Dauge, a Frenchman, later changed his name to Dozier. Over the years, Enoch Dozier acquired a holding of one thousand-plus acres along the Cumberland River. A community came into being named after the original landowner - Dozier - including about fourteen miles of river bottom land along River Road, extending toward Ashland City to the northwest. From its original settlement, the Dozier property has continued to this day as a working farmstead, although its size has been reduced.

When he first settled near Hickman's Ferry, Enoch Dozier built two log cabins, one for himself and one for his eight slaves. One of these original cabins survives, but it is not known whether it was occupied by the master or the slaves. Enoch and Margaret had eight children, necessitating the construction of a more commodious residence. A large, two-story, frame house was built nearby with every piece of timber hewn from the log with a broad axe, every nail forged in the blacksmith's shop, and light timbers sawn with a whip saw. This house burned around 1840. The replacement house on the same site is the two story, brick house standing today. Enoch Dozier died in this house in 1842. The farm was

See continuation sheet

9. Major Bibliographical References

Previous documentation on file (NPS): n/a
 preliminary determination of individual listing (36 CFR 67) has been requested
 previously listed in the National Register
 previously determined eligible by the National Register
 designated a National Historic Landmark
 recorded by Historic American Buildings Survey # _____
 recorded by Historic American Engineering Record # _____

See continuation sheet

Primary location of additional data:

State historic preservation office
 Other State agency
 Federal agency
 Local government
 University
 Other

Specify repository: _____

10. Geographical Data

Acreage of property approximately 50.4 acres

UTM References

A | 1, 6 | 5 | 0, 2 | 2, 8, 0 | 4, 0 | 0, 6 | 7, 8, 0 |
Zone Easting Northing
C | 1, 6 | 5 | 0, 1 | 9, 2, 0 | 4, 0 | 0, 6 | 1, 4, 0 |

B | 1, 6 | 5 | 0, 2 | 2, 0, 0 | 4, 0 | 0, 6 | 0, 0, 0 |
Zone Easting Northing
D | 1, 6 | 5 | 0, 2 | 0, 2, 0 | 4, 0 | 0, 6 | 8, 0, 0 |

See continuation sheet

Scottsboro 308 NW
Verbal Boundary Description

The boundary of the Dozier Farmsite is defined on the accompanying survey map as tract 2.

See continuation sheet

Boundary Justification

The boundary of the Dozier Farmsite includes the residence and historic outbuilding. The boundary includes sufficient land to protect the historic agricultural setting of the nominated property.

See continuation sheet

11. Form Prepared By

name/title Lynn Hulan
organization HULAN JOHNSON, INC. date April 17, 1990
street & number Box 245 telephone 615-389-6131
city or town Wartrace state Tennessee zip code 37183

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held by the Dozier family until 1932 when it was sold. In 1937, George Hobbs purchased the house and two hundred acres. Today a relative of Hobbs', Robert Kimbro, owns the farm.

Enoch Dozier, born in 1761, married Margaret Etheridge (one source says Average) and settled in Davidson County near Hickman's Ferry around 1800. His landholdings were based on a land grant purchase, but he steadfastly added to his holdings until his farm totaled thousands of acres. Out of this wilderness, he contributed to the economic stabilization of Middle Tennessee through his agricultural pursuits. Dozier, in turn, became, not only a large landowner and a wealthy man, but a man held in high esteem. The community where he lived, fourteen miles of river bottom land, was named Dozier. Enoch's family, including his son David, who inherited the property, were also major landholders in the area.

When Enoch Dozier died in July 1842, Margaret continued to live on the farm, although the property was divided among their eight children in the estate settlement. Margaret Dozier died in October 1857. Margaret and Enoch are buried in a family plot near the home place. Margaret and Enoch had nine children: Willoughby, Dennis, Grandy, Enoch, David, Ann Bell, Nannie, Edna, and Joseph Nimrod. Their son, David, took over the farm operation, seeing it through the Civil War years and beyond, passing it along to his only son, Willoughby, until it was sold in 1932.

The Dozier family stayed and farmed in an area that was entirely agricultural until the 1920s. Records from both the Agricultural Census of 1860, 1870, and 1880, and the Davidson County Census for those same years, indicate that the family continued to hold large tracts of land. In 1860, Willoughby Dozier held 11,000 acres of improved land and 4,000 acres of unimproved lands, valued at \$44,000. The average improved acreage for farms in Davidson County at this time was only 90 to 119 acres with an average value of \$3,750 to \$4,999. David Dozier, in 1860, held 200 acres of improved land and 300 acres of unimproved land, valued at \$6,000. In 1870, David held 250 acres of improved land and 250 acres of woods, valued at \$7,500. In 1880, the census enumerator is E. T. Dozier. He records a Dr. W. Dozier with 200 acres of improved and 315 acres of unimproved lands, valued at \$4,000. David Dozier, Sr., is recorded to have 200 acres of improved and 190 acres of unimproved land valued at \$6,000. As an interesting aside, the 1870 Tennessee Census for Davidson County lists, in the twenty-fifth district, twenty-eight blacks with the surname Dosier (sic). In 1880, the enumerator lists thirty-two blacks named Dozier.

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For comparison with other sites in Davidson County that were large farms in the antebellum era, but which have today lost their historic ties to agriculture, there are several examples. Two Rivers (NR 2/23/72), circa 1859, is a heavily detailed country mansion using the established central hall plan. Clover Bottom Mansion (NR 4/03/75), circa 1858, is similar to Two Rivers in its Italianate details; it, too, features a central hall. Tulip Grove (NR 2/26/70), circa 1836, is a handsome brick home with a central hall and three bay facade.

In addition to the settlement pattern that the Dozier family exemplifies, an important feature of the farm is the layout of the farm and the farm buildings. According to Henry Glassie's Pattern in the Material Folk Culture of the Eastern United States, the layout of the early buildings are typical of the southern settler's farming patterns. A farm such as the Dozier farm would be organized around a saddlebag cabin/house, parallel to the road, with a transverse-crib barn behind it and off to one side. A corncrib of log or vertical board would be flanked by sheds. In this case, the cabin is perpendicular to where the road is located today, and there is no evidence of the road's original placement. But it is safe to assume, river traffic being what it was in those days, that a road went from the farm's core to the Cumberland River. Furthermore, in folk tradition the door of the farmer's house would be oriented toward a road, lane, or waterway. These fragments are clear clues to the farm's original arrangement.

The Dozier House/Farmstead is significant in the early exploration and settlement of Davidson County. Enoch Dozier and his family came into the area with the earliest settlers, purchased land and continued to acquire it, and contributed to the economic stabilization of Nashville and the county. The initial settlement on the land by Enoch Dozier and subsequent agricultural development of the property by David and Willoughby Dozier presents a good example of an agricultural settlement pattern in Middle Tennessee. In addition to its long association with the Doziers, the buildings in the farmstead depict the evolution of a farm from a nineteenth century farmstead to a progressive twentieth century farm.

Although the Dozier house is of a style that is not uncommon in Middle Tennessee, and the house is not being nominated for its architectural significance, the original elements that are intact should be mentioned. Externally, the house is arranged in a symmetrical manner and appears to conform to a standard I-house, when the additions are not included. However, the internal arrangements vary slightly from the typical two rooms in length, one room deep. On the first floor, the east side of the house

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includes a front parlor with a dining room behind. The west side features a bedroom; its original use was most likely a parlor. Typically, the first and second floors are laid out in the same plan. Two rooms on the east and one to the west constitute a slight variation from the pure I-house. The central hall joining two symmetrically-placed rooms is a space whose function is discussed in an article by Mark Wenger entitled, "The Central Passage in Virginia: Evolution of an Eighteenth-Century Living Space." Wenger believes the passage evolved from a space for receiving visitors or business associates, a public space, to a supplemental living area and on to a symbol of status. James Patrick, in his Architecture in Tennessee, explores the central passage further. Relying on prototypes in Virginia or North Carolina, the Tennessee builder adapted these methods in Tennessee. Patrick cites five Tennessee examples of this style: a brick house built by John Hoggatt, circa 1800, at Clover Bottom; Sabine Hall at Elizabethton, and Windsor, near Nashville, both built in the early 1800s; the circa 1835 Anderson house in McMinn County; the circa 1840 Hickman house in Dandridge. The Dozier house reflects a variation from these in that it has three bays, rather than five. Also, according to Fred Kniffen's article, "Folk Housing: Key to Diffusion," the building of a house such as Dozier's in the I-house pattern symbolized a sense of place and status determined by agrarian success and economic stability.

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MAJOR BIBLIOGRAPHICAL REFERENCES

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Section number _____ Page _____ Owner Dozier Farmsite Davidson County, TN

John R. Kimbro
8451 River Road Pike
Nashville, Tennessee 37208

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Dozier Farm
8451 River Road Pike
Nashville, Davidson County, Tennessee
Photos by: Lynn Hulan
Date: December 1989 (#1-12)
June 1990 (#13-17)
Negatives: Tennessee Historical Commission
Nashville, Tennessee

Facing north, south facade
#1 of 17

Facing east, west elevation
#2 of 17

Facing west, east elevation
#3 of 17

Facing south, north elevation
#4 of 17

Outbuilding, original cabin
#5 of 17

Outbuilding, circa 1940, chicken houses, northwest from house
#6 of 17

Outbuilding, circa 1930, shed and modern greenhouse
#7 of 17

Barn, circa 1942
#8 of 17

First floor parlor, facing west
#9 of 17

First floor, central stair hall
#10 of 17

First floor, central stair hall, north rear
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Second floor fireplace, east side, rear bedroom
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Facing north, south facade
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Detail of portico
#14 of 17

Facing north, gardens
#15 of 17

Facing east, barn and outbuildings
#16 of 17

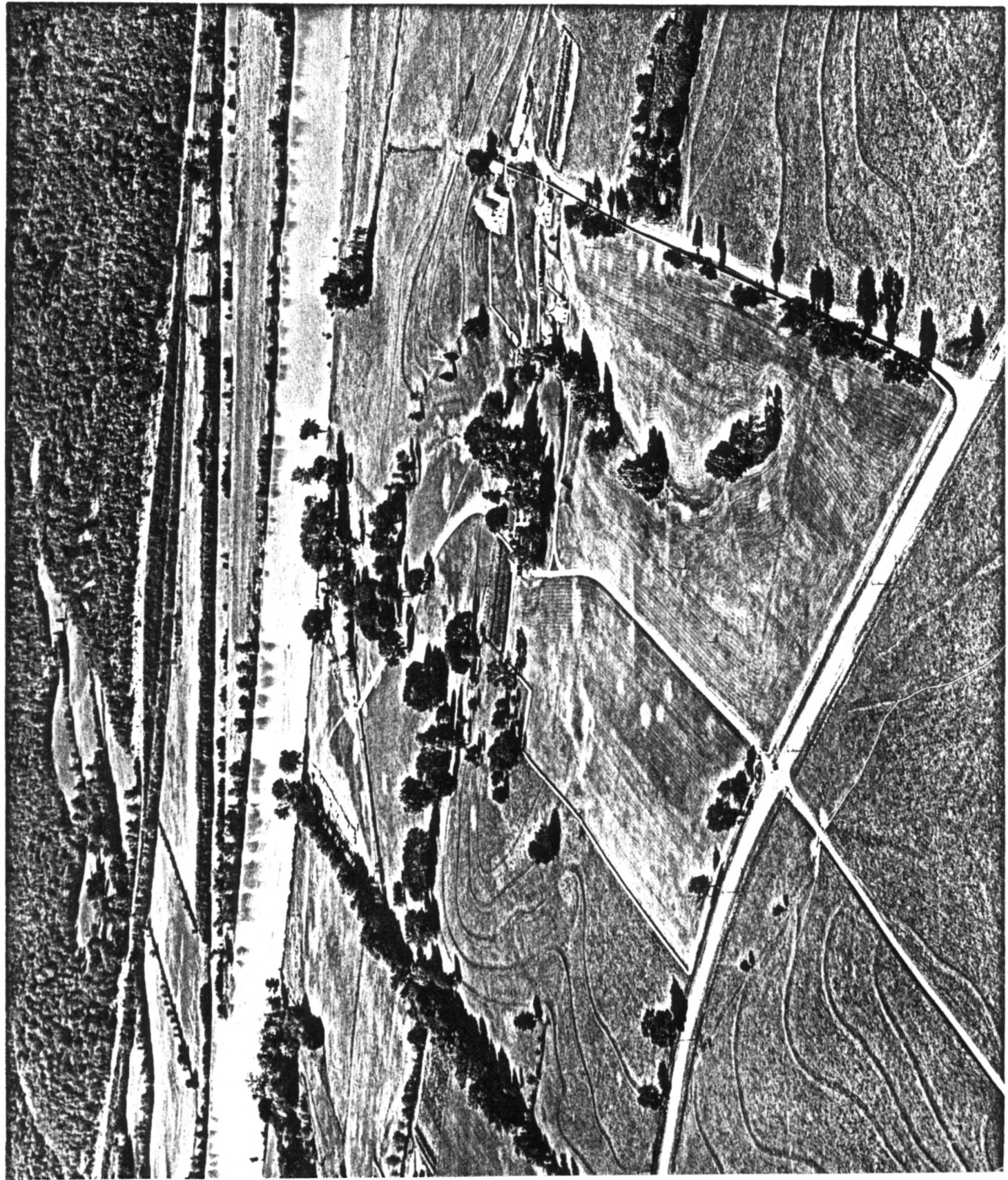
Facing east, barn
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AERIAL VIEW OF DOZIER FARMSITE ca. 1950
photocopied from original

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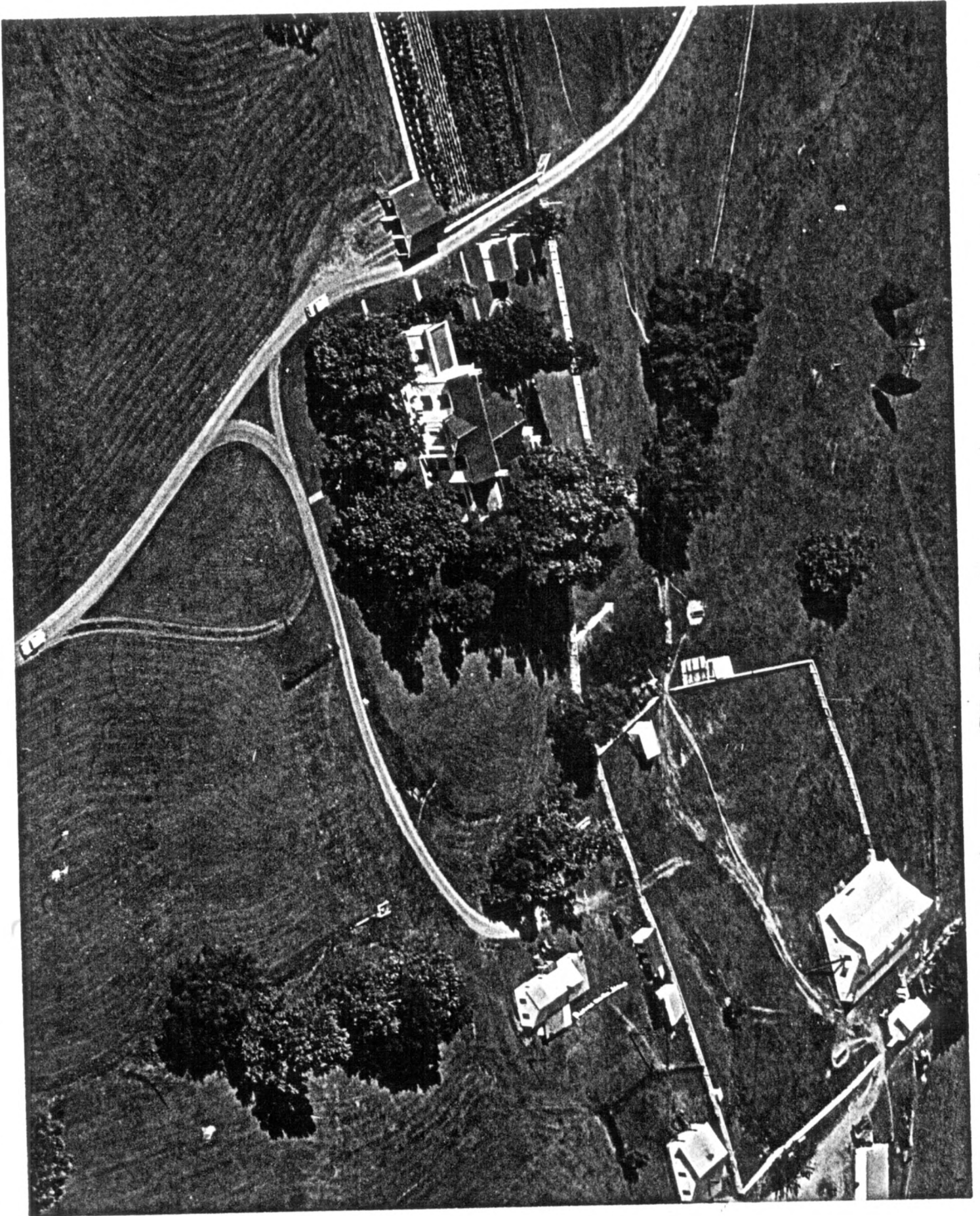
National Register of Historic Places Continuation Sheet

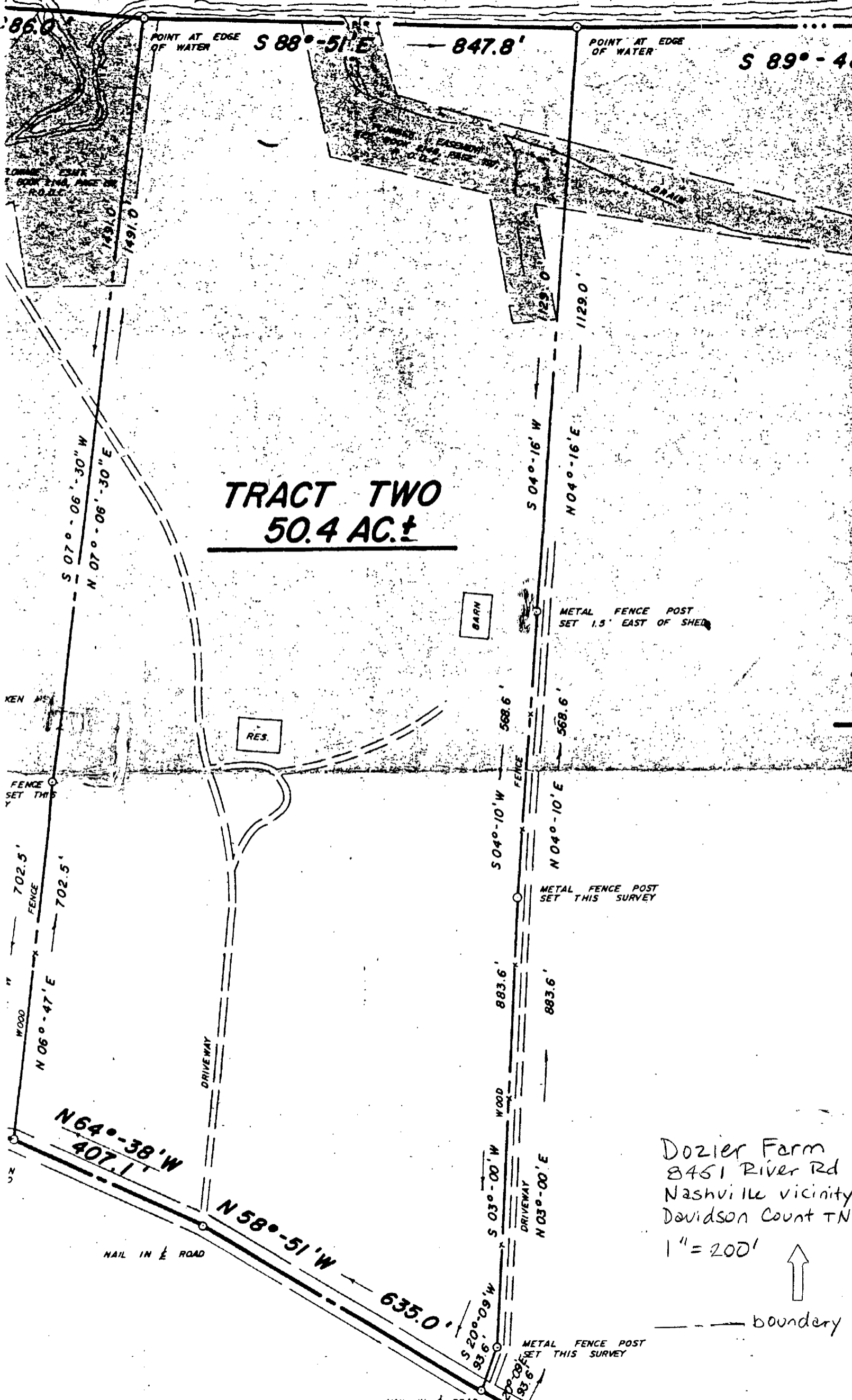
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AERIAL VIEW OF DOZIER FARMSITE ca. 1950
photocopied from original



DOZIER FARM DAVIDSON COUNTY TN
COPY OF CIRCA 1950 PHOTO





Dozier Farm
 8461 River Rd
 Nashville vicinity
 Davidson Count TN
 1" = 200'

↑
 ——— boundary