

United States Department of the Interior
National Park Service

For NPS use only

National Register of Historic Places
Inventory—Nomination Form

received FEB 12 1987

date entered MAR 25 1987

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

1. Name

historic McWain-Hall House

and or common

2. Location

street & number McWain Hill Road not for publication

city, town Waterford, X vicinity of

state Maine code 23 county Oxford code 017

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 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 checked="" type="checkbox"/> N/A in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input checked="" type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input checked="" 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 Bart Hague

street & number 110 Roundwood Road

city, town Newton, vicinity of state Massachusetts 02164

5. Location of Legal Description

courthouse, registry of deeds, etc. Oxford County Registry of Deeds

street & number

city, town South Paris, state Maine

6. Representation in Existing Surveys

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

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 _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

Facing west over rocky open fields and sited with a splendid view of Mount Tire'm, the McWain-Hall House is a substantial two-story center chimney Federal style farmhouse with a long offset ell and an attached barn. It is an irregular four bays in width and two rooms deep. It is sheathed in clapboards and rests on a granite foundation.

The irregular fenestration pattern on the front elevation focuses on the center six-panel door which is surmounted by a narrow transom and framed by a three-part mitered surround. It is flanked by a pair of nine-over-six double-hung sash windows to the south and one similar window to the north. Four identical windows are located on the second story, three of them above those on the first story and one over the door. A narrow boxed cornice with short gable end returns carries across the facade here and on the rear elevation. There are five windows on the north gable end. Two widely spaced nine-over-six sash are located on both stories and a smaller six-over-six is at the attic level. The south end retains a somewhat different configuration. A pair of nine-over-six windows illuminating the parlor on the first story are separated from a third window by a four-panel door with transom. The windows and the door and its lintel have more pronounced Greek Revival style surrounds, perhaps indicating some later alteration. Three windows on the second story are located over those below and a seventh window is positioned in the attic.

Extending eastward from the north end of the rear elevation is the two-story ell. Tradition recounts that it is a late nineteenth century replacement of an earlier structure whose lower roofline is still partially visible on the interior. The present ell features a shed porch along its south elevation that shelters a large sliding door and two windows. Thin square posts and braces support the porch roof. It is offset approximately three feet from the north elevation of the main block. Attached to the ell's southeast corner is a small barn with a twentieth century shed dormer on its west side and double doors at both the front and rear. The mortise and tenon construction of this barn, however, suggests an earlier date of construction, probably before the ell itself. Whether this is the barn's original location is not positively known.

Inside, the house's plan has an irregular configuration whose principal rooms cluster around the massive center chimney. The center door opens into a narrow entrance hall at one corner of which is the enclosed stair rising to the second floor. Six-panel doors with wrought iron Suffolk latches and long strap hinges open off of this hall into the main parlor to the south and a smaller room to the north. The walls in both rooms are formed of wide flush sheathed boards with beaded edges. In the parlor there has been an attempt to create a paneled chimney breast by altering the size and placement of the boards. Fireplaces framed by simple post and beam mantels are located in both rooms, but the largest of the two is in the parlor.

The kitchen, which retains its large open cooking hearth, is located in the rear of the first floor. It is flanked on both ends by smaller pantry rooms. Like the front rooms the walls are covered in board sheathing and the ceiling is plastered. A wide enclosed stair leading to the second floor is located between the kitchen and the north front room.

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/ humanitarian
<input type="checkbox"/> 1700–1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1800–1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input type="checkbox"/> 1900–	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

Specific dates ca. 1800 **Builder/Architect** Unknown

Statement of Significance (in one paragraph)

The McWain-Hall House is a fine example of vernacular building traditions in western Maine at the turn of the eighteenth century, and an important reminder of the prosperity achieved at that time by some farmers in the region. One of the oldest and most intact dwellings in Waterford, it is also the only extant structure directly associated with David McWain (1752-1825), the legendary first settler of the community.

Waterford, a small village of 951 persons in 1980 (1,448 in 1850), is nestled along one side of a narrow valley in western Maine. The village was surveyed in 1774 and incorporated on March 2, 1797.

Local historians repeat the story of the town's first settler, David McWain. In 1775 McWain traveled from Bolton, Massachusetts to a parcel of land which he had acquired in the newly established town.¹ He is said to have first occupied a cabin near the river although he spent the winters of 1775 and 1776 in Bolton. After 1777 he established his permanent residence on his farm. McWain acquired a number of adjoining tracts of land in subsequent years. In 1796 he purchased the property on which the house stands and apparently built sometime thereafter.²

McWain, who never married, was the subject of a lengthy paragraph in Rev. Lincoln Ripley's "A Description and History of Waterford, in the County of York" (1804). After repeating the story of McWain's first year in the "wilderness" of Maine, Ripley wrote:

Mr. McQuain [sic] continues in a state of celibacy, without any female person in his house or any housekeeper but himself. He now owns eight-hundred acres of land in one body besides some outlands. He keeps forty head of cattle. His cows would afford a profitable dairy, if he had a dairy woman; but at present he finds it most advantageous to give the milk to his hogs; and in the year 1802, he fattened no less than thirty-three hundred weight of good pork. He has a flourishing orchard whose fruit yields plenty of cider for himself and his labourers, besides many generous draughts for those who visit him. Necessary attention to his house and farm has confined him generally at home, and prevented a disposition to seek society abroad. Notwithstanding the peculiar disadvantages of his solitary condition, he has acquired by honest industry a handsome property, and pays almost double the taxes of any of his townsmen.³

After his death on January 24, 1825, McWain's farm descended, by Last Will and Testament, to his nephew David McWain (1784-1834).⁴ McWain was the son of William and Ann (Stone) McWain, residents of Putney, Vermont. On January 19, 1817, he married Laurinda Willard (1793-____). Sometime after removing to his uncle's farm McWain built a saw and grist mill on the property.⁵ After his death McWain's widow married Eli Longley. For what period of time they remained on the farm is not

9. Major Bibliographical References

Gage, Thomas Hoven, Jr., Notes on the History of Waterford. Worcester, Massachusetts, 1913.
Lapham, William B., Centennial History of Norway, Oxford County, Maine. Portland: Brown and Thornton, 1886.

10. Geographical Data

Acreage of nominated property 1

Quadrangle name Waterford Flat, Me., Provisional Ed.,; 1983 Quadrangle scale 1:24,000

UTM References

A	<u>19</u> Zone	<u>3665715</u> Easting	<u>4893810</u> Northing	B	<u> </u> Zone	<u> </u> Easting	<u> </u> Northing
C	<u> </u>	<u> </u>	<u> </u>	D	<u> </u>	<u> </u>	<u> </u>
E	<u> </u>	<u> </u>	<u> </u>	F	<u> </u>	<u> </u>	<u> </u>
G	<u> </u>	<u> </u>	<u> </u>	H	<u> </u>	<u> </u>	<u> </u>

Verbal boundary description and justification The nominated property contains one acre surrounding the house and is outlined on Town of Waterford Tax Map #21, Lot 10.

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

state	code	county	code

11. Form Prepared By

name/title Kirk F. Mohny, Architectural Historian

organization Maine Historic Preservation Commission date January, 1987

street & number 55 Capitol Street, Station #65 telephone 207/289-2132

city or town Augusta, state Maine 04333

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.

State Historic Preservation Officer signature *E. S. [Signature]*

title S.H.P.O. date 2/9/87

For NPS use only

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

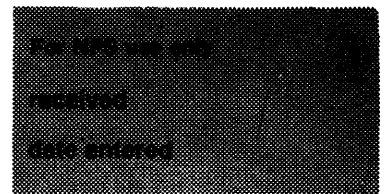
Patrick Andrus date 3/25/87
Keeper of the National Register

Attest: *Boyd L. Savage* date 3/25/87
Chief of Registration

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There are at present three rooms on the second floor, two bedrooms in the front of the house and one large open room at the rear. Originally, it appears that there were three smaller rooms in this rear section, but two partition walls have since been removed. Plain slat balustrades are located at the stairwells. The one at the top of the front stair features a chamfered newel post.

Plainly visible in the large basement is the enormous granite base on which the chimney rests. Its most prominent features are the adjoining storage cellars formed by a post and beam arrangement of granite slabs.

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certain.

In 1874 the heirs of David McWain sold the house to Soloman Hall (1821-1896), a shoemaker./6 According to tradition it was during Hall's occupancy of the property that the original ell was removed and the present one built. After his death the house passed to his children Sidney S. Hall, Mary (Hall) Shedd and Lizzie (Hall) Hill. Sidney Hall acquired full interest in 1903, but the family moved to an adjacent farm about 1910. The McWain house remained vacant and in the Hall family until 1928 when it was acquired by Mary R. Hague, the aunt of the present owner. The Hague family has made some alterations to the barn. They maintain the house as a weekend retreat.

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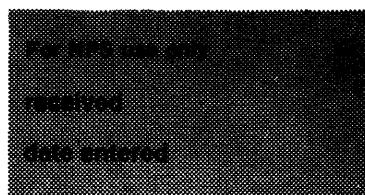
McWAIN-HALL HOUSE

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Endnotes

- ./1 Rev. Lincoln Ripley, "A Description and History of Waterford, in the County of York" (1804), Reprinted in Thomas Hovey Gage, Jr., Notes on the History of Waterford (Worcester, Massachusetts: 1913), p. 8, hereinafter cited as Ripley, "Description and History of Waterford".
- ./2 Phinneas Houghton to David McWain, June 18, 1796, York County Registry of Deeds, Alfred, Maine, Book 29, p. 255.
- ./3 Ripley, "Description and History of Waterford".
- ./4 Last Will and Testament of David McWain, Oxford County Probate Court Records, 1825, South Paris, Maine.
- ./5 Gage, Thomas Hovey, Jr., Notes on the History of Waterford, p. 110.
- ./6 Hall previously resided in Norway, Oxford County, where his cobbler's business is said to have produced 600 or more pairs of shoes annually. William B. Lapham, Centennial History of Norway, Oxford County, Maine (Portland: Brown and Thornton, 1886), republished as History of Norway, Maine (Somersworth, New Hampshire: New England History Press, 1986), p. 131.