

United States Department of the Interior
National Park Service

National Register of Historic Places
Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Kingston Pike Historic District
other names/site number _____

2. Location

street & number roughly 2728 - 3151, 3201, 3219, 3401, 3425, & 3643 Kingston Pk. not for publication N/A
city or town Knoxville N/A vicinity
state Tennessee code TN county Knox code 093 zip code 37919

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, 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 for in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

Herbert L. Hoyer 10/21/96
Signature of certifying official/Title Date
Deputy State Historic Preservation Officer, Tennessee Historical Commission
State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See Continuation sheet for additional comments.)

Signature of certifying official/Title Date

State or Federal agency and bureau

4. National Park Service Certification

- I hereby certify that the property is:
- entered in the National Register.
 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:) _____

Ma J. M. Woy 12/4/96
Signature of the Keeper Date of Action

5. Classification

Ownership of Property
(Check as many boxes as apply)

Category of Property
(Check only one box)

Number of Resources within Property
(Do not include previously listed resources in count)

- private
- public-local
- public-State
- public-Federal

- building(s)
- district
- site
- structure
- object

Contributing

Noncontributing

24	7	buildings
		sites
1	1	structures
		objects
25	8	Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)

Historic & Arch Resources of Knoxville & Knox Co., TN

Number of Contributing resources previously listed in the National Register

2

6. Function or Use

Historic Functions

(Enter categories from instructions)

DOMESTIC: single dwelling

DOMESTIC: secondary structure

Current Functions

(Enter categories from instructions)

DOMESTIC: single dwelling

DOMESTIC: secondary structure

RELIGION: religious facility

RECREATION & CULTURE: Museum

7. Description

Architectural Classification

(Enter categories from instructions)

Georgian Revival, Queen Anne, Craftsman

Spanish Colonial Revival, Tudor Revival

Materials

(Enter categories from instructions)

foundation BRICK

walls BRICK, STONE, STUCCO

roof SLATE, ASPHALT

other weatherboard, asphalt shingle, wood shingles, stone, stucco

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

8. Statement of Significance

Applicable National Register Criteria

(Mark "X" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations N/A

(Mark "X" in all boxes that apply.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** moved from its original location.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property
- G** less than 50 year of age or achieved significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

ARCHITECTURE

Period of Significance

1834 - c.1930

Significant Dates

N/A

Significant Person

(complete if Criterion B is marked)

N/A

Cultural Affiliation

N/A

Architect/Builder

Baumann and Baumann; Barber & McMurray,
Pope, John Russell, unknown

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

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 # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local Government
- University
- Other

Name of repository:

Knoxville & Knox Co. Metro Planning Commission

Kingston Pike Historic District
Name of Property

Knox County, TN
County and State

10. Geographical Data

Acreage of Property 61 acres (+/-)

UTM References

(place additional UTM references on a continuation sheet.)

Knoxville, TN 147 NW

1	<u>17</u>	<u>234120</u>	<u>3982140</u>
	Zone	Easting	Northing
2	<u>17</u>	<u>234090</u>	<u>3982410</u>

3	<u>17</u>	<u>232800</u>	<u>3982240</u>
	Zone	Easting	Northing
4	<u>17</u>	<u>232940</u>	<u>3981940</u>

See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Ann Bennett, Senior Planner
organization Knoxville-Knox County Metropolitan Planning Commission date January 1996
street & number 400 Main Street telephone 423-215-2500
city or town Nashville state TN zip code 37902

Additional Documentation

submit the following items with the completed form:

Continuation Sheets

Maps

A **USGS map** (7.5 Or 15 minute series) indicating the property's location

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs

Representative **black and white photographs** of the property.

Additional items

(Check with the SHPO) or FPO for any additional items

Property Owner

(Complete this item at the request of SHPO or FPO.)

name SEE ATTACHED LIST
street & number _____ telephone _____
city or town _____ state _____ zip code _____

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listing. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*)

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P. O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20303.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 1

Kingston Pike Historic District
Knox County, TN

NARRATIVE DESCRIPTION

The Kingston Pike Historic District contains thirty-three primary buildings, twenty-six of which are contributing. Seven are non-contributing. Kingston Pike is located on a ridge line that stretches from the intersection of Neyland Drive/Concord Street and Kingston Pike on the east. The land on each side of Kingston Pike is steep and rolling, falling off towards the Tennessee River on the south, and to a valley on the north. Although Kingston Pike is a heavily traveled urban street, and is one of the most used western exits from downtown Knoxville, its setting allows it to give the impression of an area developed in the early twentieth century. Mature trees and landscaping shield residences from the constant traffic, allowing the appearance of suburbia to continue on this busy thoroughfare.

The Kingston Pike Historic District contains a mixture of styles symbolic of the earliest development on the street, as well as the first quarter of the twentieth century when it was accessible by streetcar. Properties included in the district are discussed below.

1. 2728 Kingston Pike. "Crescent Bend". Armstrong-Lockett Residence. (1834) Federal. Two story, five bay, brick dwelling with side gable roof with asphalt shingle roof covering. Nine over nine double hung wood windows with flat wood cornice. Extended gable roof portico supported by round wood columns with Doric capitals. Interior brick end chimneys. One story gable roof attached ell with nine over nine wood windows. Rectangular plan. (C)
2. 2733 Kingston Pike. Carlson Sanford Home. (c.1925) Georgian Revival. Two story frame five bay dwelling with brick veneer wall covering and side gable roof with slate roof covering and dentil molding at eave. One story gable roofed ell on east elevation with one story flat roof section on east elevation in front of gabled ell. Arched openings with fifteen light French doors with fanlights in flat roofed ell, and arched entry to porte cochere. Six over one double hung wood windows on front (south) elevation. Central portico with gable roof with barrel vaulted ceiling, supported by round stone columns with Doric capitals. One story porch with flat roof and paired round columns with Doric capitals on west elevation. Two exterior end brick chimneys flanked in the attic space by arched windows. Original garage attached to house by breezeway in rear; garage door enclosed with paired French doors. Brick foundation. Irregular plan. Brick retaining wall at sidewalk on Kingston Pike. (C)

(c.1925) One story well house or garden shed to rear of lot, frame with brick veneer, gabled slate covered roof, and entry door flanked by round wood columns with Doric capitals. (C)
3. 2742 Kingston Pike. Van Dyke Apartments. (1927) Spanish Colonial Revival. Two story frame with brick veneer wall covering. Hip roof with barrel shaped terra cotta tile covering. Paired six over six double hung windows with decorative shutters on second story windows. Enriched curvilinear front entry surround with double entry doors. Two interior offset brick chimneys. U-shaped plan. Designed by Herbert Graf. (C)
4. 2743 Kingston Pike. (c.1920) Bungalow. One and one half story frame with raised basement, stucco wall covering. Side gable roof with asphalt shingle roof covering, front shed dormer. Paired French doors at central entry, with French doors across front (south) facade enclosing porch. Four over six double hung wood

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 2

Kingston Pike Historic District
Knox County, TN

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- windows. Half timbering in end gables. Brick foundation. Rectangular plan. Brick retaining wall at sidewalk on Kingston Pike. (C)
5. 2806 Kingston Pike. (c.1920) Tudor Revival. One and one-half story frame with stone wall covering with cross gable roof with slate roof covering. One story ell on east elevation. Two gable roof dormers on front elevation. Applied half timbering in gables and on dormers. Balcony with wrought iron railing on east side front gable. Eight light casements and eight over eight wood double hung windows. Stone interior offset side chimney. Stone foundation. Irregular plan. (C)
 6. 2809 Kingston Pike. (c.1915) Queen Anne with Craftsman influence. Two story frame with brick veneer wall covering marked by stone water table on first story and wood shingled wall covering on second. Side gable roof with asphalt shingle roof covering and two bellcast hip roof dormers. Modillions at eaves of dormers and roof. Full front porch with rusticated stone square posts and inset balcony at second floor. Balustrade with turned spindles and sawn wood posts on first floor porch. One over one double hung wood windows. Full light glass door at front entry with transom and sidelights. Two story bay windows on front (south) and east elevations. Stone foundation. Irregular plan. Stuccoed wall at sidewalk on Kingston Pike. (C)
 7. 2824 Kingston Pike. (c.1925) Tudor Revival. One and one-half story frame with stucco wall covering. Cross gable roof with slate roof covering. Six over six double hung and six light casement windows. Brick sills. One story sun porch on east elevation. Main entry recessed in central portion of structure. Interior offset brick chimney. Brick foundation. Irregular plan. (C)
 8. 2829 Kingston Pike. Second Presbyterian Church. (c.1950-1970) Modern. Two story frame with brick veneer. Asphalt shingle covering on gable roof. Stained glass windows. Cast stone door surround and window sills. (NC)
 9. 2836 Kingston Pike. (c.1925) Georgian Revival. One and one half story frame with weatherboard wall covering. Side gable roof with asphalt shingle roof covering. Four gable dormers on front elevation. One story ell (enclosed sun porch) on east elevation. Eight over eight double hung windows. Bay window on front elevation supported by oversize brackets, with eight light casement windows. Gabled roof, barrel vaulted ceiling entry portico on primary (north) facade supported with square wood posts with Doric capitals. Brick interior offset chimney. Brick foundation. Irregular plan. (C)
 10. 2916 Kingston Pike. (1930) Tudor Revival. Two story frame with stone wall covering. Side gable roof with gabled projecting front bay and slate roof covering. French doors in full arched openings on left and right side of recessed entry portico with balcony above entry. Six light casement windows. Two interior side stone chimneys. Stone foundation. Irregular plan. (C)
 11. 2931 Kingston Pike. **DEMOLISHED 1996.** Alexander Bonnyman Home/Teen Center. (1916) Spanish Colonial Revival. Two story, five bay frame dwelling, converted to Teen Center of Knoxville without apparent exterior changes. Stucco wall covering. Hip roof with barrel terra cotta tile roof covering. Front facade has paired French doors with fan lights and an arched central recessed entrance with a stone surround, also with French doors with a fan light. Second story has paired four over four windows with tripartite, four over four

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 3

Kingston Pike Historic District
Knox County, TN

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- light window at center above recessed entry. Second story windows have decorative shutters. One story ell on east elevation with flat roof and French doors with fanlights. Two exterior end and two interior offset rear chimneys. Stuccoed foundation. Irregular plan. Stuccoed wall at sidewalk on Kingston Pike. VACANT LOT.
12. 3004 Kingston Pike. (1930) Tudor Revival. Two story frame with brick and stucco wall covering. Side gable roof with terra cotta tile roof covering. Six light casement windows. Central gabled portico supported by oversize brackets. Interior end brick chimney. Brick foundation. Rectangular plan. (C)
 13. 3014 Kingston Pike. (1930) Tudor Revival. Two story frame with stone and stucco wall covering. Cross gable roof with slate roof covering. Six light casement windows, paired and tripled, with transom on front projecting bay. Segmental arched window on front elevation. Central portico with square wood columns centered on front facade. Exterior front stone chimney, and exterior end side chimney. Irregular plan. (C)
 14. 3024 Kingston Pike. (1930) Georgian Revival. Two story brick veneer with vertical brick water table, and with side gable roof with terra cotta tile roof covering, and cornice with alternating triglyph and diamond shaped raised panels. Six over six double hung wood windows. Projecting gabled entry portico supporting second story balcony with railing. Portico has round stone columns with Doric capitals. Tripartite window with engaged pilasters above entry on second story. Eight light casement windows flanking entry portico. Interior end brick chimneys. Brick foundation. Rectangular plan. (C)
 15. 3037 Kingston Pike. Temple Beth El. (c.1960) Modern. Two story frame with brick veneer wall covering. (NC)
 16. 3039 Kingston Pike. Monday Apartments. (c.1928) Spanish Colonial Revival. Two story frame with brick veneer wall covering. Gable roof on central portion with lower cross gable roof on ells on east and west elevations, asphalt shingle roof covering. Recessed central portion of facade with centered, paired limestone arches with keystones leading to entries. Limestone lintels and sills at eight over eight double hung windows. Four sets of paired, four light metal casement windows on second story above arched entries. Interior side brick chimneys. Brick foundation. Irregular plan. (C)
 17. 3049 Kingston Pike. (1926) Tudor Revival. Two story frame with brick veneer wall covering, and applied half timbering with bricks laid in chevron pattern bond on gable at west side of front (south) elevation. Side gable roof with slate roof covering, lower cross gables and front and shed roof dormers on front and side elevations. Projecting second story with applied modillions above front entry. Eight light casement windows, paired, tripled and quadrupled. Projecting bay on front elevation. Interior offset and interior end brick chimneys. Brick foundation. Irregular plan. (C)
 18. 3051-3063 Kingston Pike. The Nicholas. (c.1930) Spanish Colonial Revival. Three story frame apartment building with stucco wall covering. Gable roofed central portion flanked by three story ells resembling towers at west and east elevations, all with flat roof. Ten light paired casement windows with six light transom windows on first floor of each tower, with paired, arched ten light metal casement windows on each second story, and large single arched window on third story. Clay pipes with exposed ends to resemble vigas above third floor windows in each tower. Recessed central section with arcaded first and second stories, and shed

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 4

Kingston Pike Historic District
Knox County, TN

roof covered with straight barrel Mission tile covering third story glassed in central room. Straight barrel Mission tile also used as covering at edges of roof. Stuccoed foundation. Irregular plan. (C)

19. 3100 Kingston Pike. The H. L. Dulin House. (1915). Neoclassical Revival. Two story frame with stuccoed exterior walls, gable roof with terra cotta tile roof covering. Architect - John Russell Pope. Listed on the National Register of Historic Places, 10/15/74. (C)
20. 3111 Kingston Pike. (c.1920) Spanish Colonial Revival. Two story frame with stucco wall covering. One story gable roofed ell on west elevation with interior side chimney. Hip roof and roof of ell covered with straight barrel Mission tile. One story addition (c.1970) on east elevation, with gable roof and asphalt shingle roof covering. Six light metal casement windows with ten light arched French doors under barrel vaulted gable roofed portico at front entry. Interior offset stuccoed chimney. Brick foundation. Irregular plan. (C)
21. 3128 Kingston Pike. George Taylor House. (1900, remodeled 1929). Queen Anne with Neoclassical additions. Two story frame with shingle wall covering and applied quoins. Pyramidal hip roof with offset hip on west elevation, one story pyramidal hip ell (screened porch) on east elevation, and one story breezeway connected to former garage on east elevation, all with slate roof covering. Portico with arched cornice and dentil molding in west bay of primary elevation, supported with square pilasters with Doric capitals, six panel door with four light transom. Twelve over twelve wood double hung windows. Bay window on east elevation. Brick off center side chimney. Two story sleeping porch on rear elevation with eight over eight double hung windows. Brick foundation. Irregular plan. (C)
22. 3135 Kingston Pike. (c.1970) Modern. One story brick veneer dwelling with side gable, asphalt shingle roof. (NC)
23. 3145 Kingston Pike. (c.1925) Spanish Colonial Revival. One and one-half story frame with stucco wall covering. Gable roof with lower cross gables, gabled dormers on all elevations, cement tile roof covering. Original windows replaced with single fixed glass pane. Arched arcaded front entry. Sun porch on east elevation. Stuccoed foundation. Irregular plan. (C)
24. 3148 Kingston Pike. Confederate Memorial Hall. Bleak House. (1856; c. 1930). Two story brick (stuccoed) Italianate with central lantern. Hip roof with asphalt shingle roof covering. Six over six double hung windows. One story additional to sides (east and west) feature paired fifteen light French doors with fan lights. Front entry with limestone quoins and fanlight. Interior offset stuccoed chimney. Brick foundation. Irregular plan. Listed on the National Register of Historic Places 11/8/84. (C)
25. 3151 Kingston Pike. (c.1925). Tudor Revival. One and one-half story frame with brick veneer and stucco with applied half timbers. Side gable roof with gable and shed roof dormers, terra cotta tile roof covering. Four light and six light metal casement windows. Front portico supported by oversize brackets with shed roof. One story gable roof sun porch on east elevation. Interior side brick chimney. Brick foundation. Irregular plan. (C)
26. 3201 Kingston Pike. (1926). Georgian Revival. Two story frame with brick veneer wall covering. One story enclosed ell on west elevation with three light wood casement windows with stuccoed full arch above each.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 5

Kingston Pike Historic District
Knox County, TN

- Six over six double hung wood windows on two story section with stuccoed full arch above first floor windows. Centered front entry behind full arch limestone arch with stoop and metal handrails. Pediment above limestone arch with central cartouche flanked by urns. Arcaded, paired three light casement windows with full arch and keystones flanked by pilasters with Doric capitals on second story above centered entry. One story arcaded porte cochere supported by round limestone columns with Doric capitals on east elevation, topped by balcony with balustrade. Interior end brick chimneys. Brick foundation. Irregular plan. (C)
27. 3219 Kingston Pike. Unitarian Church. (c.1965). Modern. Two story frame with brick veneer and wood wall covering, asphalt shingle gable roof, central brick chimney. (NC)
28. 330 Kingston Court. (c.1965). Ranch. One story frame with brick veneer and asbestos shingle wall covering, hip roof with asphalt shingles, and one over one double hung windows. (NC)
29. 315 Kingston Court. (c.1965). Ranch. One story frame with brick veneer wall covering. Hip roof with asphalt shingle roof covering. One over one double hung windows. (NC)
30. 3411 Kingston Pike. (1917, altered 1928). Neoclassical, altered from Queen Anne. Two story frame with brick veneer wall covering. Hip roof with lower cross gables, slate roof covering, and dentil molding at cornice. Six over six double hung wood windows on second story and eight over twelve double hung wood windows on first story, all with limestone keystones. One interior end and one interior off center brick chimney. Double front entry with rectangular limestone surround, stoop and brick patio leading to front entry. Limestone water table and protruding brick beltcourse between first and second stories. Brick foundation. Irregular plan. Serpentine brick wall at front sidewalk on Kingston Pike. (C)
- (c. 1960) One story garage frame, brick wall covering, hip roof with asphalt shingle roof covering. (NC)
31. 3425 Kingston Pike. Westwood. (1890) Queen Anne with Richardsonian Romanesque influences. Two story brick with hip roof with lower cross gables and slate roof covering. Two story turret on west end of front elevation. Central front entry recessed under rusticated limestone arch. Limestone water table and belt course. Two over two windows with limestone lintels and sills. One story front and side wrap around porch with turned wood columns, wood balustrade. Stone foundation. Interior offset brick chimney. Irregular plan. Designed by Baumann and Baumann. Previously listed on the National Register of Historic Places 11/8/84. (C)
- (1890). Serpentine brick wall at front property line. (C)
32. 3433 Kingston Pike. (c.1965). Ranch. One story frame with brick veneer wall covering. Hip roof with asphalt shingle roof covering. (NC)
33. 3457 Kingston Pike. (c.1925). Tudor Revival. Two story frame with brick veneer wall covering. Hip roof with lower cross gables, cement tile roof covering, gabled dormer on front elevation. Six over six double hung windows. Extended portico with square wood columns with Doric capitals. Bay window on front elevation to

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 7 Page 6

Kingston Pike Historic District
Knox County, TN

east of entry. Six light casement windows flank entry. Exterior side brick chimney. Brick foundation. Irregular plan. (C)

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 7

Kingston Pike Historic District
Knox County, TN

STATEMENT OF SIGNIFICANCE

The Kingston Pike Historic District is eligible for listing on the National Register of Historic Places under criterion A for its association with the suburban expansion of Knoxville, and under criterion C for the architecture of the buildings included in the district.

Kingston Pike was one of the earliest roads to travel through Knox County and was part of the "North Carolina Road." The road followed the Holston Valley to the Knoxville Region, and as early as 1788 was extended to Campbell's Station in what was to become west Knox County, and from there to Kingston (southwest point), Crab Orchard and eventually to Nashville. Although the first road was described as little more than a trail, by the summer of 1795 it had evidently been improved, because reportedly at least 300 wagons passed over it from Knoxville to Middle Tennessee. In 1799, the Tennessee legislature requested the President of the United States to appoint three commissioners to mark, straighten and clear the road. Kingston Pike assumed its present course then, and quickly became a magnet attracting residential development. The prosperity of those who built on the pike is still evident in the character of the remaining historic houses.

One of the earliest homes built on Kingston Pike was that of Drury Paine Armstrong (1799-1856), who was a merchant and farmer. The Armstrong family was responsible for building three of the earliest homes in the area, Crescent Bend (2128 Kingston Pike), Bleak House (3148 Kingston Pike) and Westwood (3425 Kingston Pike). After Drury Armstrong married in 1823, he built "Crescent Bend," also known as the Armstrong-Lockett House in 1834. The other remaining pre-1900 homes in the area were homes of his son, Robert Armstrong, and his granddaughter, Adelia Armstrong Lutz. Robert H. Armstrong owned "Bleak House," which was built by his father-in-law, Major Lawson Franklin, in 1856. The house was used by Confederate General James Longstreet as a headquarters in 1863. "Bleak House" was built in the Italianate style, but was altered substantially in the 1930s. Drury Armstrong's daughter, Adelia, is associated with "Westwood," which was built for her and her husband, artist J. Edwin Lutz. "Westwood" was built in 1890, and designed by Baumann and Baumann, Architects, in a Queen Anne style with Richardsonian Romanesque elements.

Some of Knoxville's finest architects are represented in the residences that line Kingston Pike. The Baumann firm was founded by Joseph Francis Baumann and practiced architecture in Knoxville from 1872-1916. J. F. Baumann was born at Tellico Plains, Tennessee in 1844, moved to Knoxville shortly before the Civil War, and in 1869 was working as a carpenter and builder. In 1872 Baumann advertised himself as an architect. Many of the buildings he designed have not survived. Surviving buildings include the Immaculate Conception Cathedral on Vine Avenue, which is Victorian Gothic in style, Peter Kern's Confectionery (the Mall Building, NR 8/26/1982), and the Carhart Building in the Southern Terminal and Warehouse Historic District (NR 11/18/1985). In 1887, Joseph's brother Albert B. had become a full partner in Baumann Brothers and in 1891 they reorganized as Baumann and Baumann, which continued until 1913. From 1913 to 1916, Joseph Baumann again practiced independently. In the Kingston Pike Historic District, Westwood was designed by Baumann and Baumann, and uses the Queen Anne style and Romanesque detailing for which the firm is known.

The architectural firm of Barber and McMurray is represented in buildings on Kingston Pike. The firm was founded by Charles I. Barber and Benjamin F. McMurray in 1915. It is nationally recognized for its residential, institutional and ecclesiastical work. In June, 1930, the entire issue of *Southern Architecture and Building News* featured their

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 8

Kingston Pike Historic District
Knox County, TN

designs. Church Street Methodist Church in Knoxville is an example of a Barber and McMurray sandstone, Collegiate Gothic church. The firm also designed the Bank of Knoxville Building (NR 3/8/1988). Residential designs of the firm in the Kingston Pike Historic District include the Alexander Bonnyman House at 2931 Kingston Pike (1916), and the George Taylor Residence, built in 1900 but substantially remodeled by Barber & McMurray in 1929.

Charles I. Barber, son of architect George F. Barber, was born in DeKalb, Illinois in 1888. In the year of his birth, his parents moved to Knoxville. Barber worked in his father's offices while in school, and in 1909 attended the University of Pennsylvania where he received a certificate in architecture in 1911. He returned to Knoxville and after a year formed the firm of Barber and Sehorn. In 1913, he formed a partnership with Dean Parmelee and together they designed the First Christian Church, located on East Fifth Avenue in the Emory Place Historic District (NR 11/10/1994). Benjamin F. McMurray was born in Blount County, Tennessee in 1885. He attended Maryville College and the University of Pennsylvania, receiving a Certificate of Architecture in 1912. He worked in New York for two years, and in 1914 returned to Knoxville.

The Kingston Pike Historic District also contains a design by John Russell Pope, the H. L. Dulin House at 3100 Kingston Pike. Pope was based in New York and attended City College, Columbia University and the *Ecole des Beaux Arts* in Paris in 1900. He designed residences, public buildings, churches, colleges, hospitals and monuments, working in France and England, as well as New York. In 1915 he was the architect of the Dulin Home.

The development of Kingston Pike preceded that of Sequoyah Hills, which developed in a bend of the river named for the Looney family that held the first land grant in the area. The development in Sequoyah Hills continued over a longer period of time than that of Kingston Pike, with some construction occurring after World War II. The public improvements of Sequoyah Hills were listed on the National Register of Historic Places 12/26/79 as the Talahi Improvements.

By 1913, a streetcar line had been developed on Kingston Pike, and traveled as far as Lyons View Pike. The provision of public transportation made suburban expansion feasible, and by 1917 the area of West Knoxville, of which Kingston Pike was a part, had grown so that it interested the city fathers. They initiated an annexation which increased the city's area six fold and doubled its population. The effect of streetcar expansion can be seen in the three apartment buildings located on Kingston Pike, the Van Dyke Apartments at 2742 Kingston Pike, the Monday Apartments at 3039 Kingston Pike and the Nicholas at 3063 Kingston Pike. However, even with the development of these apartments, Kingston Pike developed primarily as an area of large homes of the upper class.

The architecture of the buildings on Kingston Pike, unified not only by their mature landscaping, but also by the use of stucco, stone, slate, and brick, that unify and blend them, presents a unique picture for Knoxville. Although non-contributing buildings do exist in the district, they are masked by the landscaping, and in some cases consistent in their use of materials. The area is still a desirable residential one, as new, expensive residential construction on lots slightly west of the proposed district will confirm. The architects represented on Kingston Pike, the history of the roadway itself, the development that occurred along it, and the visual character of the landscape and the buildings located there all contribute to making Kingston Pike eligible for listing on the National Register of Historic Places.

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 8 Page 9

Kingston Pike Historic District
Knox County, TN

Kingston Pike Historic District meets the requirements for Suburban Development in Knoxville as set forth in the registration requirements of the Historic and Architectural Resources of Knoxville and Knox County. The district is a good example of suburban development and architectural styles of the early twentieth century.

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 9 Page 10

Kingston Pike Historic District
Knox County, TN

BIBLIOGRAPHIC REFERENCES

Bennett, Ann. "Historic and Architectural Resources of Knoxville and Knox County, Tennessee." Multiple Property Nomination.

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number 10 Page 11

Kingston Pike Historic District
Knox County, TN

VERBAL BOUNDARY DESCRIPTION

The Kingston Pike Historic District contains parcels located on the north and side of Kingston Pike, with the parcels on the south side beginning at the east property line of 2728 Kingston Pike approximately 100 feet from the intersection of Kingston Pike and Neyland Drive, and stretching west approximately 3,000 feet. On the north side of Kingston Pike, the eastern boundary is at the intersection of Kingston Pike and Lindsay Place; from there the parcels on the north side of Kingston Pike approximately 4,400 feet westward. Parcels included are located on CLT 108, and include Block 24760, parcels 1 through 11, Block 24740, parcels 6, 7 & 8, Block 24600, parcels 6 through 11, Block 24560, parcels 1, 3, 4, 5.03, 7, 11, 12, 21, 22, 25 and 26.

BOUNDARY JUSTIFICATION

The parcels noted above contain the portion of Kingston Pike developed over 90 years, with the least amount of redevelopment. Land surrounding this area is either undeveloped, or was developed at a later period in time and with a much different character. The boundaries of this district have been drawn to capture the majority of buildings that remain from Kingston Pike's historic development.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number photos Page 12

Kingston Pike Historic District
Knox County, TN

PHOTOGRAPHS

Kingston Pike Historic District
Knox County, Tennessee
Photographs By: Ann K. Bennett
Date: July 29, 1994
Negatives: Tennessee Historical Commission

Carlson Sanford Home - 2733 Kingston Pike
Front (south) elevation, facing northwest
#1 of 6

Alexander Bonnyman Home - 2931 Kingston Pike **(DEMOLISHED 1996)**
Front (south) elevation, facing northeast
#2 of 6

2806 Kingston Pike
Front (north) elevation, facing southwest
#3 of 6

George Taylor House - 3106 Kingston Pike
Front (north) elevation, facing south
#4 of 6

Streetscape
Looking southwest
#5 of 6

Monday Apartments, 3039 Kingston Pike
South elevation, looking north
#6 of 6

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number photos Page 13

Kingston Pike Historic District
Knox County, TN

PROPERTY OWNERS

2728 Kingston Pike

The William C. Wilson Foundation
3142 "P" Street, N.W.
Washington, D. C. 20007

2733 Kingston Pike

James J. and Mary P. Allen
2733 Kingston Pike
Knoxville, Tennessee 37919

Van Dyke Apartments

Christopher W. Whittle
2742 Kingston Pike
Knoxville, Tennessee 37919

2743 Kingston Pike

Anna Mae Kirk
2743 Kingston Pike
Knoxville, Tennessee 37919

2806 Kingston Pike

Frederic S. LeClercq and Anne Kinkler Whaley
2806 Kingston Pike
Knoxville, Tennessee 37919

2809 Kingston Pike

Obie E. Clinton
2809 Kingston Pike
Knoxville, Tennessee 37919

2824 Kingston Pike

Charles E. and Barbara L. Frye
2824 Kingston Pike
Knoxville, Tennessee 37919

2829 Kingston Pike

Second Presbyterian Church
2829 Kingston Pike
Knoxville, Tennessee 37919

2836 Kingston Pike

Joanna S. Venable
2836 Kingston Pike
Knoxville, Tennessee 37919

Alexander Bonnyman Home/Teen Center

Teen Center, Inc.
2931 Kingston Pike
Knoxville, Tennessee 37919

3037 Kingston Pike

Temple Beth El
3037 Kingston Pike
Knoxville, Tennessee 37919

Monday Apartments - 3039 Kingston Pike

William Eugene Monday, III
625 N. Central Avenue
Knoxville, Tennessee 37917

3049 Kingston Pike

Roscoe and Frank J. Van Winkle
3049 Kingston Pike
Knoxville, Tennessee 37919

The Nicholas. 3051-3063 Kingston Pike

Gerlad R. Hadder
3051 Kingston Pike
Knoxville, Tennessee 37919

Karen L. Kendrick
3105 Kingston Pike
Knoxville, Tennessee 37919

John M. and Judith Gardner
3055 Kingston Pike
Knoxville, Tennessee 37919

Thomas J. Weaver
3057 Kingston Pike
Knoxville, Tennessee 37919

George M. Zeigler
100 Winners Circle

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number photos Page 14

Kingston Pike Historic District
Knox County, TN

Brentwood, Tennessee 37027

James H. Pitts
3061 Kingston Pike
Knoxville, Tennessee 37919

3135, 3145, 3151, and 3201 Kingston Pike
Calvary Baptist Church
3200 Kingston Pike
Knoxville, Tennessee 37919

Richard Alan and Anne M. Goldstein
3065 Kingston Pike
Knoxville, Tennessee 37919

3148 Kingston Pike
Bleak House,
United Daughters of the Confederacy
Knox Chapter 89
3148 Kingston Pike
Knoxville, Tennessee 37919

William K. Kendrick
P. O. Box 1192
Knoxville, Tennessee 37901

330 Kingston Court
Zelma L. Hicks
330 Kingston Court
Knoxville, Tennessee 37919

H. L. Dulin House, 3100 Kingston Pike
The Dulin Corporation
P. O. Box 335
Knoxville, Tennessee 37901

315 Kingston Court
Paul D. and Reba K. Richards
315 Kingston Court
Knoxville, Tennessee 37919

George Taylor House, 3106 Kingston Pike
The Dulin Corporation
P. O. Box 335
Knoxville, Tennessee 37901

3411 Kingston Pike
Frank and Lynda Speckhart
3411 Kingston Pike
Knoxville, Tennessee 37919

3111 Kingston Pike
Claudia McCorcle
3111 Kingston Pike
Knoxville, Tennessee 37919

3425 and 3433 Kingston Pike
Cecil Mathny Holloway
3425 Kingston Pike
Knoxville, Tennessee 37919

Robert Ferrari
112 Barberry
Johnson City, Tennessee 37640

Kenneth Paul Trotts
3111 Kingston Pike
Knoxville, Tennessee 37919

3457 Kingston Pike
Laurel Church of Christ
3643 Kingston Pike
Knoxville, Tennessee 37919

Steven M. Smith
3111 Kingston Pike
Knoxville, Tennessee 37919
Donald R. Thomas
3111 Kingston Pike
Knoxville, Tennessee 37919

TENN. EDUCATION

O-2

24.02 24.01

24010

24

24

C-6 24340

I-4

I-2

53

I-2

52

C-3

R-2

24080

C-3

24090

OS-1

I-2

F-1

O-1

O-1

R-3

24620

O-1

O-1

TYSON SCHOOL

O-2

14

UNIVERSITY OF TENN.

R-1

24600

#8 NC

#6 #4

#7 #5

#2 #1

2829

2869

2743

2733

2931

2916

#10 C

2742

2738

#9 C

#7 #5

#3 #1

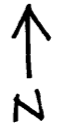
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R-1

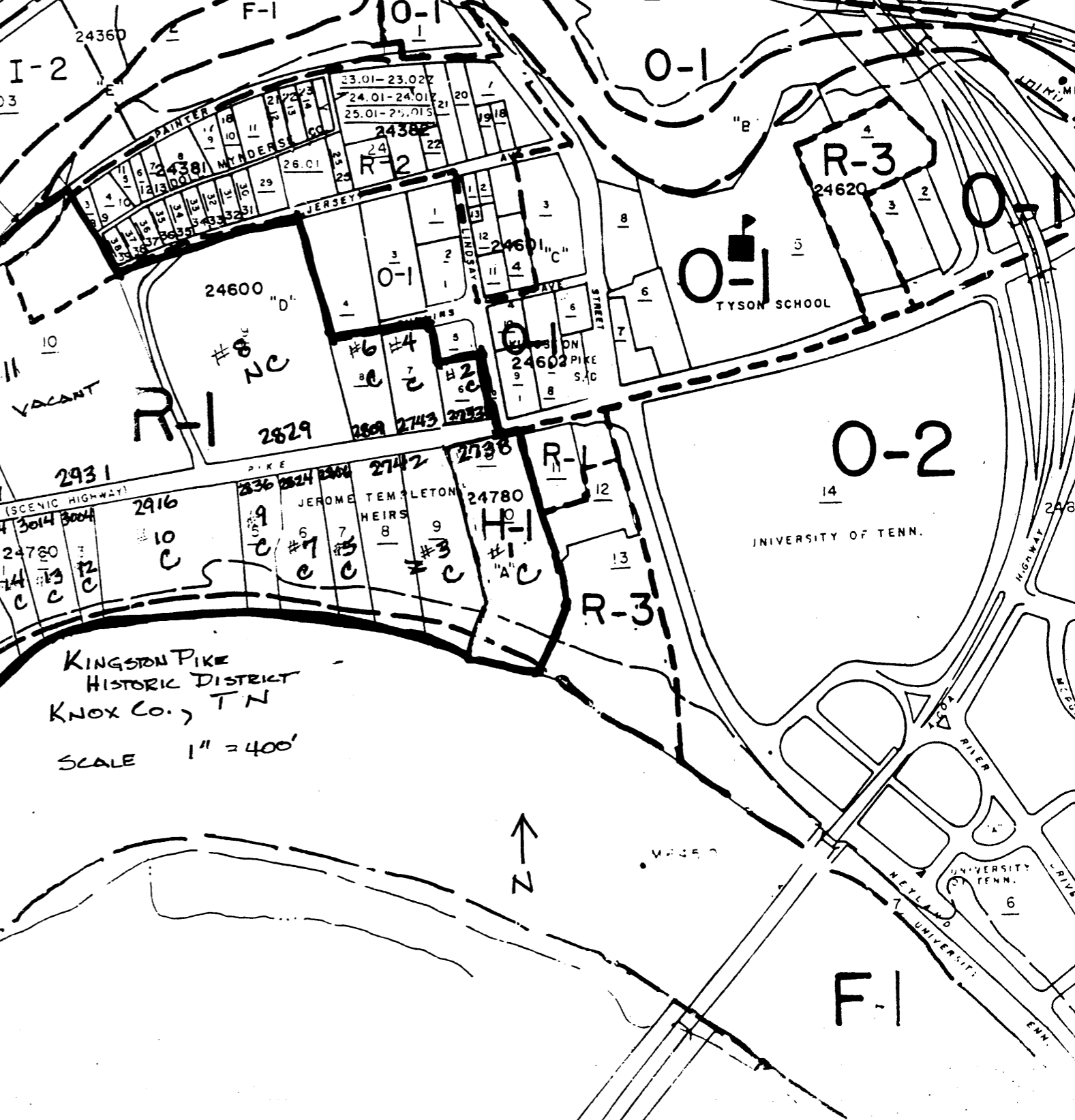
R-3

KINGSTON PIKE HISTORIC DISTRICT
KNOX CO., TN

SCALE 1" = 400'



F-1



PAR OF SPANKLES

SOUTHERN

OS-1

OS-1

OS-1

OS-1

OS-1

OS-1

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