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NATIONAL REGISTER

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 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 Bradford Hotel
other names/site number Lisbon Hotel

2. Location

street & number 18 Fourth Avenue West N/A not for publication
city, town Lisbon N/A vicinity
state North Dakota code ND county Ransom code 073 zip code 58054

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>1</u>	<u>0</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>1</u>	<u>0</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.

James E. Sperry August 28, 1987
Signature of certifying official State Historic Preservation Officer (North Dakota) 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. 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:) _____

Helene Beyer 10-1-87
Signature of the Keeper Date of Action

Signature of the Keeper

Date of Action

6. Function or Use

Historic Functions (enter categories from instructions)
DOMESTIC/hotel

Current Functions (enter categories from instructions)
DOMESTIC/multiple dwelling

7. Description

Architectural Classification
(enter categories from instructions)

Late 19th and 20th Century Revivals

Other: Federal Revival

Materials (enter categories from instructions)

foundation CONCRETE

walls BRICK

STONE

roof ASPHALT

other N/A

Describe present and historic physical appearance.

The Lisbon Hotel rises three full stories above a partially raised basement. The rectangular "T" shaped 12,320 square foot building is located one-half block west of Lisbon's main street (see photo 15). The brick masonry finish is a prominent feature of the building's design. It is characterized by balance, symmetry, and lightness (see photo 1). This structure constitutes a single building nomination.

This structure was built in 1909 by The Northwestern Mutual Investment Company of Fargo at a cost of approximately \$25,000 and was originally called the Bradford Hotel in reference to its first proprietor, E. M. Bradford (see appendix A). The second and third floors of the Bradford Hotel were comprised of rental rooms, which in the preliminary plans indicated 40 rooms with bath (see appendix B). The first floor contained the lobby, a spacious dining room, modern kitchen, and a sitting room for the manager's family according to Mrs. Edith Ostrem, a playmate of E. M. Bradford's daughters and a frequent visitor to the Hotel. The basement housed a three-chair barbershop, laundry facilities, coal room, heat plant, and a sampler room which provided storage for the wares of traveling salesmen (Ostrem).

The exterior of the Lisbon Hotel features three-story elevations with high basement windows accessible to concrete area wells surrounded with wrought iron spindle rails (see photo 1 and 2). The first floor has a centrally located entrance door flanked with side lights and headed by a fan light (see photo 3). The second and third floors with diminished ceiling heights and window locations are symmetrical (see photo 1). The roof is flat with a parapet wall surrounded by a small corbel (see photo 13).

The interior of the Lisbon Hotel has been altered several times since its construction. The first major alteration occurred in 1937 when A. E. Carter purchased the Hotel from The Northwestern Mutual Investment Company. Court records indicate the property was in serious need of repair at this time (see appendix C). Carter converted most of the dining and kitchen areas into a large apartment for his family. He also constructed two main-level rental rooms in what had previously been part of the kitchen area (see appendix D and E). According to Percy Carter, a bellhop at the Hotel and son of owner A. E. Carter, the Lisbon Hotel offered 32 rental rooms after the main level renovation was completed. The dining room, kitchen, and barbershop in the basement had ceased to operate in the early 1930s.

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Section number 7 Page 1

Mrs. A. E. Carter sold the Hotel in 1941 and it remained basically unchanged for the next 31 years, although there were four different owners during that time span. Of those, owner Carl Stillwell converted several of the second- and third-story rooms into one- and two-bedroom apartments in the 1960s. When Laurel Gamache purchased the Lisbon Hotel in 1972, there were 23 sleeping rooms and nine apartments in the Hotel. According to Gamache he spent at least \$50,000 remodeling the Hotel during his years of ownership, 1972-1984. The majority of Gamache's remodeling took place on the main level although he did convert six sleeping rooms on the second floor into one large two bedroom apartment (Gamache). On the main level, Gamache erected a solid wall on the east side of the lobby and created an office in what had previously been the lobby area (see appendices M and F). Gamache also renovated the living quarters, and in so doing, made extensive changes in the floor plan (see appendices M and E.).

The latest alterations to the Lisbon Hotel began in 1984 when the Hotel was purchased by Riverside Manor, a limited partnership. At the time of the purchase, the Hotel consisted of five sleeping rooms and the rest of the space was occupied with apartments or office area. Riverside Manor renovated all of the existing units, both apartments and sleeping rooms, since these rooms did not meet code requirements, and, as such, were unusable. The office area utilized by the Gamaches in their accounting business was converted into apartments (see appendix L). The basement was also renovated, and the heating system was replaced by a more modern and compact unit. Apartments were also constructed in the basement. Two apartments had existed in the basement prior to the Riverside Manor's ownership; however, they were of primitive construction and design and used primarily by transients. Currently, Riverside Manor as it is now called, is comprised of 20 one- and two-bedroom apartments (see photos 4, 5, 6, 7, and 8).

One of the most unique interior features in this structure is a balustrade staircase constructed of hardwood material. Current owners have preserved the original character of this interesting feature (see photos 9 and 10). Also preserved in the interior is the original corridor style (see photo 11). Original five panel corridor doors remain with transoms and an accenting three piece hardwood base and 1" x 4" chair rail (see photo 4). Original ceiling heights are evident with original ceiling lighting fixtures on the first floor. All historic windows within the structure have been retained (see photo 14).

The exterior of the Lisbon Hotel has changed little since it was built in 1909 (see photo 1 and appendix B). Present owners relocated a metal fire escape from the far north elevation to the east elevation of the north wing to provide a more central location for emergency exit (see photo 12). A 1930s -era garage was also removed from its position on the northwest quarter of the site. The building was in very poor condition and its removal aesthetically enhanced the site. The exterior masonry has been repaired, cleaned, and repointed as necessary. The exterior possesses good integrity of materials, design, workmanship, feeling, and association.

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

Areas of Significance (enter categories from instructions)
Commerce

Period of Significance
1909-1937

Significant Dates
1909
1937

Cultural Affiliation
N/A

Significant Person
N/A

Architect/Builder
Unknown

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

The Lisbon Hotel is a significant local representative of early twentieth century downtown hotels. The Hotel was designed to meet the community needs. Of course, as the needs of the community changed, so did the services provided by the Lisbon Hotel. The Hotel also represents trends in transportation and helps illustrate how transportation can affect commerce.

The Lisbon Free Press, an early newspaper, lauded the 1909 construction of the new hotel: "The Northwestern Mutual Investment Company of Fargo will erect this much needed building at a cost of \$25,000 (see appendix H)." The structure was "much needed" as Lisbon was anxious to expand its business district and realized a centrally located modern hotel was necessary for continued growth. Also, two of Lisbon's largest and finest woodframe hotels had burned shortly before, the LaCell House in 1892 and the Horton in 1908.

One of the most important factors affecting the settlement of Lisbon was the development of the state's system of railroads. The town was founded in a sheltered hollow along the Sheyenne River by Joseph L. Colton. Colton gambled that the site would be chosen by the Northern Pacific Railroad as the point at which its proposed Fargo and Southwestern branch would cross the Sheyenne River. Colton named and platted the town in 1880 and several businesses and at least twelve houses were built on the site by the end of 1881. The Fargo and Southwestern was built through Lisbon in 1882. Interestingly, in 1882 Joseph Colton sold to the Fargo and Southwestern Railroad Company a plot of ground including Lots 13 and 14 of Colton's third addition which are the two lots now occupied by Riverside Manor, the old Lisbon Hotel (see appendices I and J).

The arrival of the railroad in 1882 sparked a boom of speculation in Lisbon. The Northern Pacific physically linked the area with major cities in the Midwest. The rails brought people, lumber, fuel, supplies, and, to many living in Lisbon, profit. The railroad company directly advertised to prospective settlers, enticing them to farm

See continuation sheet

9. Major Bibliographical References

Crawford, Lewis F. History of North Dakota. Chicago: The American Historical Society, Inc. 1931.

Granger, Susan and Kelly, Scott. A Draft Report of the Lisbon Historic Sites Inventory Project - A North Dakota Cultural Resources Survey. Bismarck: State Historical Society of North Dakota, 1987.

Hennessy, W. B. History of North Dakota. Bismarck: The Bismarck Tribune, 1910.

Interview with Orin Wiltse, June 12, 16, and 21, 1987.

Interview with Laurel Gamache, June 12, 16, and 21, 1987.

See continuation sheet

- 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

Specify repository:
State Historical Society of North Dakota
Division of Archeology and Historic Preservation

10. Geographical Data

Acreage of property Less than one acre

UTM References

A 14 601220 5143880
 Zone Easting Northing

C

B
 Zone Easting Northing

D

N/A See continuation sheet

Verbal Boundary Description

The Lisbon Hotel is located on Lots 13 and 14 less the East 25 feet thereof, Block 3 Colton's third addition to Lisbon, Ransom County, North Dakota.

N/A See continuation sheet

Boundary Justification

The boundary includes Lots 13 and 14 less the East 25 feet. Originally the Lisbon Hotel comprised all of Lots 13 and 14; however, in 1953 the East 25 feet of Lots 13 and 14 were sold to Northwestern Bell Telephone Company. The nominated area includes the property historically associated with the Hotel.

N/A See continuation sheet

11. Form Prepared By

name/title John Wall
 organization Meide and Son, Inc. date June 25, 1987
 street & number RR # 3, Box 19 telephone (701)642-2103
 city or town Wahpeton state ND zip code 58075

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in eastern North Dakota, and facilitated the export of farm products by linking the county's farmers with markets from coast to coast. They created a viable climate of commerce for retailers, distributors, and service people who came to the community by linking them with salesmen, inventory, and supplies.

Lisbon's railroad-influenced development resulted in population growth, from an estimated 600 people in 1882 to an estimated 1,200 people by 1902. An 1899 Lisbon Census reported 330 students in grades 1-12 while a 1910 school census reported 392 students grades 1-12, or a 22% increase. As a community served by a rail line, Lisbon expanded rapidly as an important marketing and processing center for the region's farm products. Grain elevators, feed and flour mills, stockyards, a cheese factory, and creameries were established. The town became an agricultural supply center where farmers purchased lumber, feed, seed, hardware, fuel, and a trade and service center where farm families bought groceries, clothing, manufactured goods, and a variety of other services including food and lodging at such establishments as the Lisbon Hotel. Lisbon's role as a market, supply, and trade center for surrounding farm-lands created a close relationship between local agriculture and commercial economies. Generally, during periods when the region's farms were profitable, the small business climate in Lisbon was healthy. Conversely, decreases in regional farm prices brought corresponding losses to the town's commercial establishments. This economic relationship was felt by the owners of the Lisbon Hotel.

The Lisbon Hotel, or Bradford Hotel as it was originally named, offered exactly what a growing town wanted. The Bradford offered guest telephone access, gas lighting, and modern bath facilities. Lisbon received telephone service in 1897, municipal gas in 1891, and municipal water in 1896. The Bradford Hotel also contained kitchen and dining facilities and a barbershop for the convenience of its guests (see appendix A).

According to Edith Ostrem, a friend of E. M. Bradford's daughters and a frequent visitor to the Hotel, local orchestras regularly entertained in the dining room, and the player piano situated in the dining room was of interest to many people. The Bradford dining area also accommodated special organizations such as the Kiwanis and several junior-senior banquets and proms were celebrated at the Bradford Hotel.

The early clientele of the Bradford largely consisted of traveling salesmen who arrived by rail to sell their wares. A privately owned horse drawn bus met the Southwestern in the morning and also transferred people back to the station in the afternoon to take the Southwestern back to Fargo. The bus stop was at the Hotel's front entrance and a nominal fee was charged hotel guests (Ostrem).

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Salesmen arriving by train typically stored their wares in the sampler room located in the Bradford's basement and was accessible to local businessmen through an east basement entrance. Local businessmen and farmers utilized the sampler room to inspect coal, twine, salt, flour and many other saleable items. The Hotel location, one block west of the main business district, was ideal for businessmen and salesmen alike (see appendix K).

The advent of automobile and truck transportation in the 1910s and 1920s brought change to Lisbon as roads were built and improved, and cars and trucks replaced trains as the primary mode of transportation. Some sectors of the town's economy dependent on railroads, e.g., downtown hotels, livery stables, restaurants, and stores located near the tracks were superseded in importance by auto-accessible businesses which were established along highway strips leading to and from Lisbon. Auto-accessible motels such as the Island Park Motel located south of Lisbon on Highway 32, drive-in restaurants, and stores with large parking lots replaced their railroad and pedestrian-oriented predecessors.

Because the Bradford Hotel was built to accommodate pedestrian traffic and guests arriving by horse drawn conveyance, it offered only limited off-street auto parking. In 1909 there was perhaps little need to be concerned with parking as there were at least eight livery stables in operation, and two of these were located within two blocks of the Hotel. Knute Tangen was the owner and operator of the last livery stable in Lisbon which was located one block north of the Bradford Hotel and was in existence until 1935. The ability of the Lisbon Hotel to provide off-street parking was further hampered in the mid-1950s when Fourth Avenue West was significantly widened. The Hotel's boulevard area which might have provided auto parking was instead given to traffic.

By the time A. E. Carter purchased the Lisbon Hotel in 1937, drastic transportation changes greatly reduced the original clientele. Gone were most of the salesmen who a few years before arrived at and departed from Lisbon via the railroad. Many of the salesmen in the 1930s traveled from a regional center such as Fargo and clover-leafed their territories in such a manner as to guarantee their arrival home each night. Others arranged their territories so they could stay in larger communities with more modern facilities. According to Percy Carter, son of owner A. E. Carter, the great depression took many salesmen off the road as there was little or no money in the Lisbon area to buy their wares.

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When A. E. Carter assumed management, the kitchen and dining areas stood unused as they had for several years. Worsening economic times in this agrarian area and the availability of other restaurants to autos had prompted hotel manager H. J. McGukin to close the dining and kitchen area, along with the barbershop, in the early 1930s.

Responding to the needs of a changing clientele, Carter converted the kitchen and dining facilities into living quarters. His family occupied the largest unit and smaller apartments were leased to long-term tenants. The Hotel had fallen into ill repair prior to Carter's ownership perhaps due to diminished revenues from the falling number of salesmen staying there. This shortfall made it impossible to expend sufficient amounts of money on maintenance. At the time of his purchase, the Hotel had a reputation of being vermin infested. In an effort to improve conditions found in the Lisbon Hotel, Carter closed the building for three days in July and fumigated the premises. A strong fumigant was sprayed throughout the structure, and the coal-fired furnace was started. A combination of fumigant and heat successfully eradicated the bed bugs from the premises, and new mattresses and pillows were placed in every room (Carter).

Realizing the trend was away from providing accommodation for traveling salesmen, Carter encouraged Lisbon residents to rent his rooms on a long term basis. Salesmen still paid \$1.50 per night for a room and \$2.20 a night per room with bath, but Carter managed to rent out many rooms and apartments by the month at reduced rates.

The transportation changes caused a decline among business traffic to the Lisbon Hotel subsequently brought the Hotel an entirely new clientele. Many elderly people who didn't know how to drive an auto, didn't own an auto, or who preferred not to drive, rented rooms and apartments at the Hotel because of the accessibility it provided to the uptown area. Also, the Ransom County Courthouse was located just two blocks west of the Hotel, and the post office was located directly across Fourth Avenue from the Hotel.

The Hotel continued to convert rooms to apartments for long-term tenants after Carter sold the Lisbon Hotel in 1943. Dorothy and Carl Stillwell owned the Lisbon Hotel from 1957 to 1972. Mrs. Stillwell said that few salesmen frequented the hotel. Most were on expense accounts and favored more fashionable surroundings, so the Stillwells sought long-terms tenants. The Stillwells converted several sleeping rooms into apartments, and Laurel Gamache, owner of the Lisbon Hotel from 1972-1984 converted more single sleeping rooms into apartments to meet the ever-changing needs of the community.

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When the Gamache's purchased the Hotel, the clientele was primarily comprised of bachelor farmers, bachelor farm laborers, and elderly widows. According to Mr. Gamache there were few free-lance salesmen when he was owner of the Hotel. Most salesmen were working for various corporations and much of their business was conducted over the telephone. Telephone communication reduced, often eliminated, the need to leave the regional offices. At the time the Hotel was sold to the current owners, Riverside Manor, a limited partnership, it had only five night-rental rooms available. The rest of the Hotel consisted of apartment units and monthly rental rooms.

The renovation of the Lisbon Hotel by the current owners is a continuation of a trend begun in 1937 by A. E. Carter. Today the old Lisbon Hotel is comprised of 20 apartment units which are rented on a monthly basis. Gone are the individual sleeping rooms which rented by the night. Gone also are the traveling salesmen who arrived in horse drawn bus, their trunks filled with wares to be displayed to local businessmen in the sampler room of the Hotel's basement.

Today the old Lisbon Hotel is the last remaining example of a fine downtown hotel in Ransom County. The others have succumbed to either fire or the wrecking ball. Although the Lisbon Hotel's interior has undergone extensive changes since its construction, the changes perhaps chronicle the history of the community as well as or better than the virtually unchanged exterior.

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Section number 9 Page 1

Interview with Edith Ostrem, June 12 and 16, 1987.

Interview with Clieve Cole, June 12, 1987.

Interview with Dorothy Stillwell, June 16, 1987.

Interview with Percy Carter, June 16, 1987.

Lisbon 1880-1980. Lisbon: Lisbon Centennial Committee, 1980.

Lounsberry, Clement A. North Dakota History and People: Outlines of American History.
Vol. 1. Chicago: S. J. Clarke Publishing Company, 1917.

Robinson, Elwyn B. History of North Dakota. Lincoln: University of Nebraska Press,
1966.

Telephone interview with Josie Moore, Lisbon, North Dakota, June 17, 1987.

Telephone interview with office personnel at Northwestern Mutual Investment Company of
Fargo, North Dakota on June 11 and June 17, 1987.

Thorfinnson, S. M. Ransom County History. Ransom County Historical Society, 1975.

PHOTOGRAPHS, APPENDICES, AND MAPS

Lisbon Hotel
18 4th Avenue West
Lisbon, North Dakota
Photographer and keeper of negatives-John Wall
Photographs taken-June 12, 1987

The Lisbon Free Press.

C. E. Boyden, Editor.
C. L. Allen, Publisher.

EDITORIAL ROOM }
BUSINESS OFFICE } PHONE 47

The Official Paper of City and County.

Entered at the post office in Lisbon, N. D. as
second class matter.

Subscription \$1.50 Per Year in Advance.

THURSDAY, APRIL 28, 1910

MARK TWAIN

The death of Mark Twain, Samuel L. Clemens, removes from the world, the greatest English humorist and philosopher of modern times. Who can read "Innocents Abroad", Tom Sawyer Huckleberry Finn or "Life on the Mississippi" without feeling the sunshine of his homely philosophy of life, scintillating with gems of humour, true, pure and genuine and in his later lectures and contributions to the literature of the times he has shown a depth and profundity of wisdom that has given him a world wide reputation among the savants of Europe. In his personal relations with men and communities he shed sunshine and cheer with a lavish hand, even though deep family sorrows clouded his horizon in later years. The separation from his loved ones as one by one they passed away and who sympathetically appreciated his soul yearnings cast him into the slough of despond, but he hid his feelings and to the multitude he was always the same inimitable Mark Twain. "Requiescat in Pace." At the risk of quoting too freely we will give the Record Herald appreciation of this illustrious author:

"The world tried him as it tries others, and yet to the world he always turned a radiant face while he kept his hours of deep dejection to himself, away from even his most intimate friends. So it was that he became the personal friend and helper of millions who responded to him in his own spirit and welcomed him with joy and laughter.

"While he was thus performing his mission as a writer through the long term of half a century there were books of woe in plenty, books to intensify sorrow and discontent and sickness of heart, outpourings of feebleness and pessimism. The literature of joy and hope was opposed by the literature of despondency. But though this literature of darkness is sometimes supposed to be much more profound than it is,

is one point, out of the many to be cited, in favor of his eminent fitness for the position, though we have referred to it previously and that is; his absorbing interest in the purely legal aspects of a case and his close analysis of the determining points.

His knowledge and quickness of perception, as to the real merits of an issue and the elimination of extraneous questions, combined with a long legal experience, mark him preeminently as a rare jurist.

His quick perceptions, keen acumen, close analysis and knowledge of the law are just the qualities so much needed in a supreme judge and this is said without a desire to flatter, as every one knows, who has investigated, that P. H. Rourke is every inch a lawyer, from the tip of his toe to the crown of his head and for the reasons named, (even leaving out the record of his long experience) the electors of this state should consider his eminent fitness for the position.

ROOSEVELT, THE STRENUOUS

Probably no philosopher, statesman or publicist of modern times, has compressed better clean cut English into such an effective compass, or put it in a more concise form than Theodore Roosevelt has in the following sentences from his recent lecture on "Citizenship" at the Sorbonne in Paris, recently before the French Academy of Immortals and the audience of teachers, students and servants that filled the auditorium.

"My position as regards the moneyed interests can be put in a few words. In every civilized society property rights must be carefully safeguarded. Ordinarily, and in the great majority of cases, human rights and property rights are fundamentally and in the long run identical. But when it clearly appears that there is a real conflict between them, human rights must have the upper hand, for property belongs to man and not man to property."

Yes human rights must always stand superior to property rights for as Roosevelt well says; "Property belongs to man and not man to property." Such preaching is necessary in a material age when there is a direct tendency to elevate the dollar above the man in the mad rush for wealth and its accessories.

That was an admirable appointment by President Taft of Governor Charles E. Hughes to the supreme court bench made vacant by the death of David J. Brewer. It takes a jurist to pick out a good jurist and it will be the means of inviting more confidence in the administration, shaken somewhat by the Bal-

AT THE FRID

"AT

It

Artistic Ac

Seats on

The Bradford

FOR YOUR

Sunday Dinners

GOOD MUSIC

48-49.

LISBON FREE PRESSES.

SEVENTY NINTH YEAR

LISBON, NORTH DAKOTA, THURSDAY, AUGUST 5, 1909

NUMBER 14

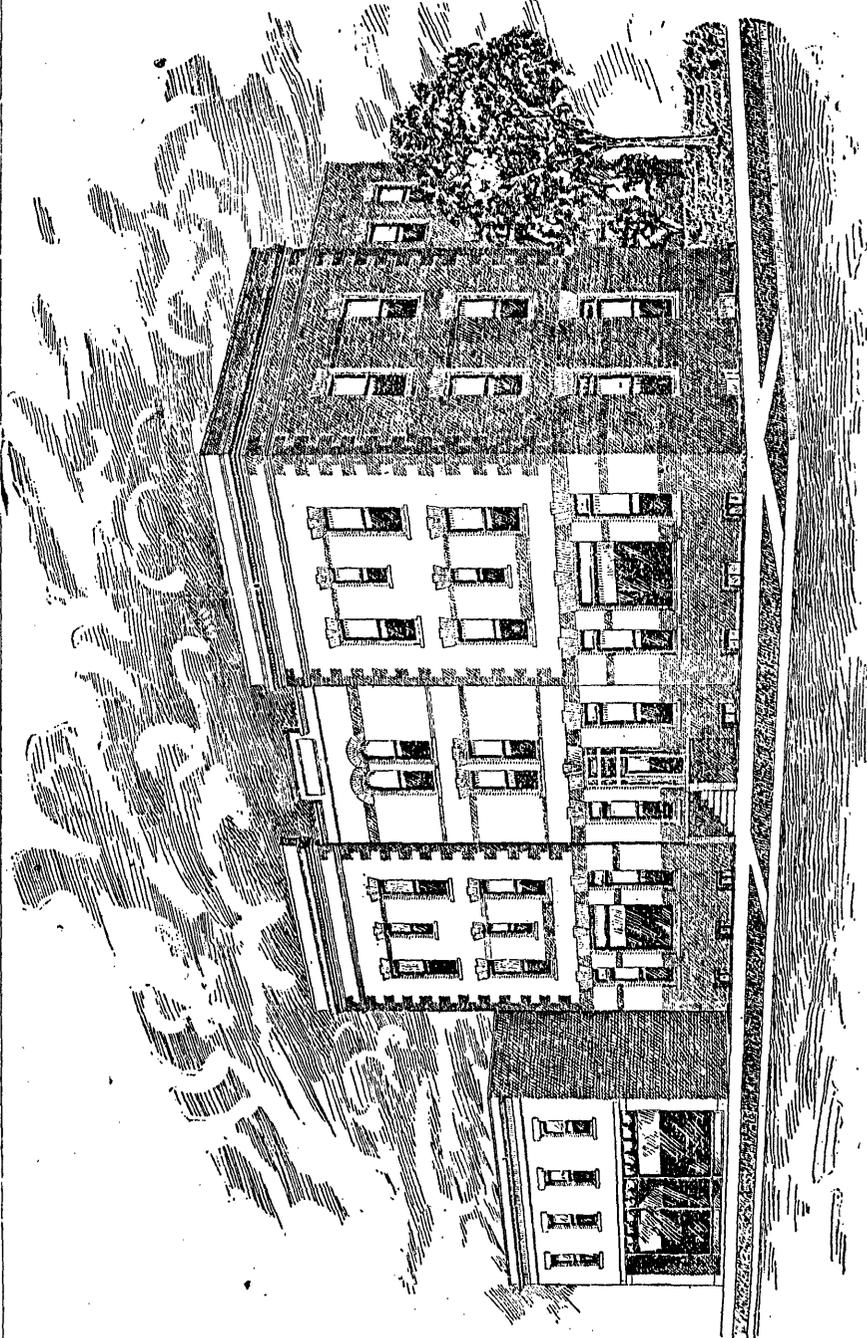
Lisbon Young Man Drowns

Accident Occurs Sunday Afternoon

VER MELVIN RANES

Down While Bathing and Did Not Appear Again--Attempts to Save Were All Futile

At 4:30 p. m., Sunday August 1st, Oliver Melvin Ranes a young man, of Paul Ranes of this city, was drowned in the Sheyenne river near Main street bridge. The day had extremely hot, and a number of men including Howard Cole, Bud and Oliver Ranes hired a skiff, some late in the afternoon and trying to keep cool by bathing in the river near the bridge, they would around the boat and then branch out. Some one wanted them to get the boat over, so they could get a rest. This was done, and young Ranes was going to swim ashore, he had not gone far when he sank. Howard Cole swam to him, but as he too was also exhausted he could not hold on longer. Ranes sank to rise no more. Ten minutes later, Howard Cole was located near the spot where Ranes sank, and he was hauled out of the water by a searching party consisting of Sam Leach, Frank Brown, and Mr. Brown. When given, hundreds of men and children



THE NEW LISBON

Lisbon's Magnificent New \$25,000.00 Hotel, Now Under Construction. Will be Thoroughly Modern and Built of Pressed Brick, and Contain Forty Rooms with Bath, Ample Lobby and Barber Shop, with Mosaic Tile Floors, Dining Rooms and the Most Modern Kitchen Equipment.

state are bright and encouraging, and should be an inspiration to all sisters to renewed efforts to secure new members and a better attendance of those

ECHOES FROM ENGLEVALE

Market Day at Enderlin Saturday was Enderlin's first market day, and the day was perfect. but

INTERSTATE FAIR OVER

The Attendance Was Exceptionally Good and Exhibits Fair--Balloon Races Prove Great Feature

The interstate fair at Fargo is now over, and that it was an immense success is admitted by nearly all who attended. Comparing the interstate fair with the state fair of last year, it is an easy matter to see that it is far in the lead of the last year's show. The exhibits were more numerous and better.

The women took exceptional interest in the fair this year. This is made fully evident by the large and high class list of exhibits that was shown in their building. It was in this structure that everything in the line of art, needle work, and culinary art was shown. The art department was exceptionally fine. Splendid pictures in oil, pastel, crayon and pen were large in number and arranged in a most attractive manner.

The balloon races especially were of great interest and Lisbonites who were in attendance speak very highly of this feature. Farm exhibits were somewhat scarce, but were very good nevertheless.

With ideal fair weather, a clear sky and a light breeze, Fargo day proved a fitting climax for the fair. Every store, every office and every place of business that did not absolutely have to keep open was closed during the afternoon, and clerks, office boys, staid business men, and in fact everyone who could get away hid themselves to the far grounds. From noon till late in the afternoon the street cars had all they could do to handle the surging thousands, and the fair grounds contained Friday, the largest crowd ever assembled there.

No. 33.

In District Court, Cass Co., N.D.
 Carl A. Bauggartner, Plaintiff

-vs-

Northwestern Mutual Investment
 Company of Fargo, North Dakota,
 a corporation,, Defendant.

CERTIFIED COPY OF ORDER DIRECTING
 ACCEPTANCE OF OFFER OF PURCHASE,
 CONFIRMING SALE AND DIRECTING
 EXECUTION OF DEED

Dated September 20, 1937

Filed September 27, 1937 at 11:11 A.M.

Recorded in Book "R" Ncls. pgs. 198-200

Cert. Sept. 24, 1937 by Harold D. Arnold

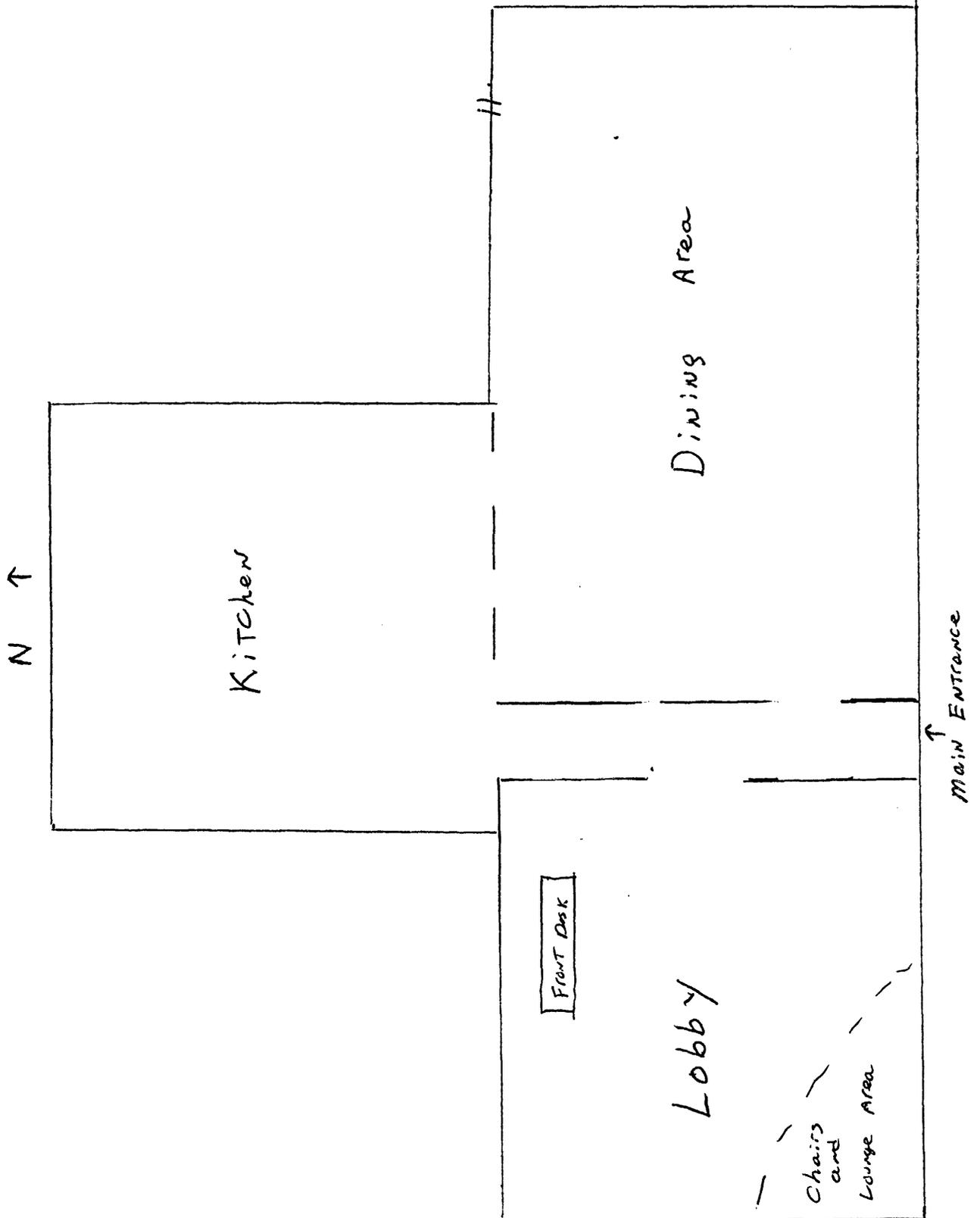
Clerk Said Court, By: Al Westerdahl,

Deputy (seal)

This matter came on to be heard at the Court Room of this Court in the Court House in the City of Fargo, Cass Co., ND on Sept. 20, 1937, upon the petition of E. E. Simonson, Receiver of the Northwestern Mutual Investment Company of Fargo, ND, a corp., for an order authorizing the acceptance of an offer of purchase of certain real estate and for an order confirming such sale and directing execution of a conveyance, and the Court having fixed by order the date for hearing on such petition and the notice to be given, and the Court having further entered its order directing that an appraisal of such real estate be made and appointing appraisers to make such appraisal, and it appearing that notice of such hearing was given as directed by the order of this court, that an appraisal of said real estate hereinafter described was made and returned to this Court prior to the date of hearing wherein the value of said premises were fixed by the appraisers appointed by this Court at the sum of \$9000.00; and it further appearing that E. E. Simonson is the duly appointed, qualified and acting receiver of the Northwestern Mutual Investment Company of Fargo, and that the premises to be sold are situated in Lisbon, Ransom Co., ND, and that the improvements upon said premises consisting of a hotel building known as the Lisbon Hotel is old and of the age where extensive repairs and replacement might become necessary, and that in addition the interior is in need of repair, cleaning and redecorating, and that it might become necessary at any time to install a new boiler or plumbing and heating pipes or to reroof said building, and that the expenditure of a considerable sum would be necessary to place such building in good repair and that it might become necessary within the near future to expend large sums to maintain said building; that all the properties of the receivership are heavily incumbered by mortgages and that the expenditures of large sums to repair said Lisbon Hotel or to maintain the same might jeopardize the other and more desirable holdings of the receivership by forcing the receiver to apply money to repair and maintenance of said Lisbon Hotel and default upon the payment of the interest and principal on incumbrances on other property as well as the real estate taxes assessed against such property, and that said Lisbon Hotel has been operated by the receiver at a loss to the receivership; that the receiver has conscientiously endeavored for a period of approximately one year to effect a sale of said premises upon the most advantageous terms to the receivership; it further appearing that the receiver received an offer of purchase from one A. E. Carter of Lisbon, ND for the sum of \$9500.00, and that said premises were appraised at the sum of \$9000.00 and that the same is the best bid received and that it is improbable that a sale could be made for a larger amount if the premises were retained for any reasonable length of time and that during the time the premises would be retained the receivership would be put to expense in maintaining the same and the court finds that the sale is for the best interests of the receivership estate and that a higher or better bid could not be obtained for said premises, and that said sale was negotiated by William Touissant as broker for which he is entitled to receive the usual broker's fee of 5% of the selling price or the sum of \$475.00, now therefore,

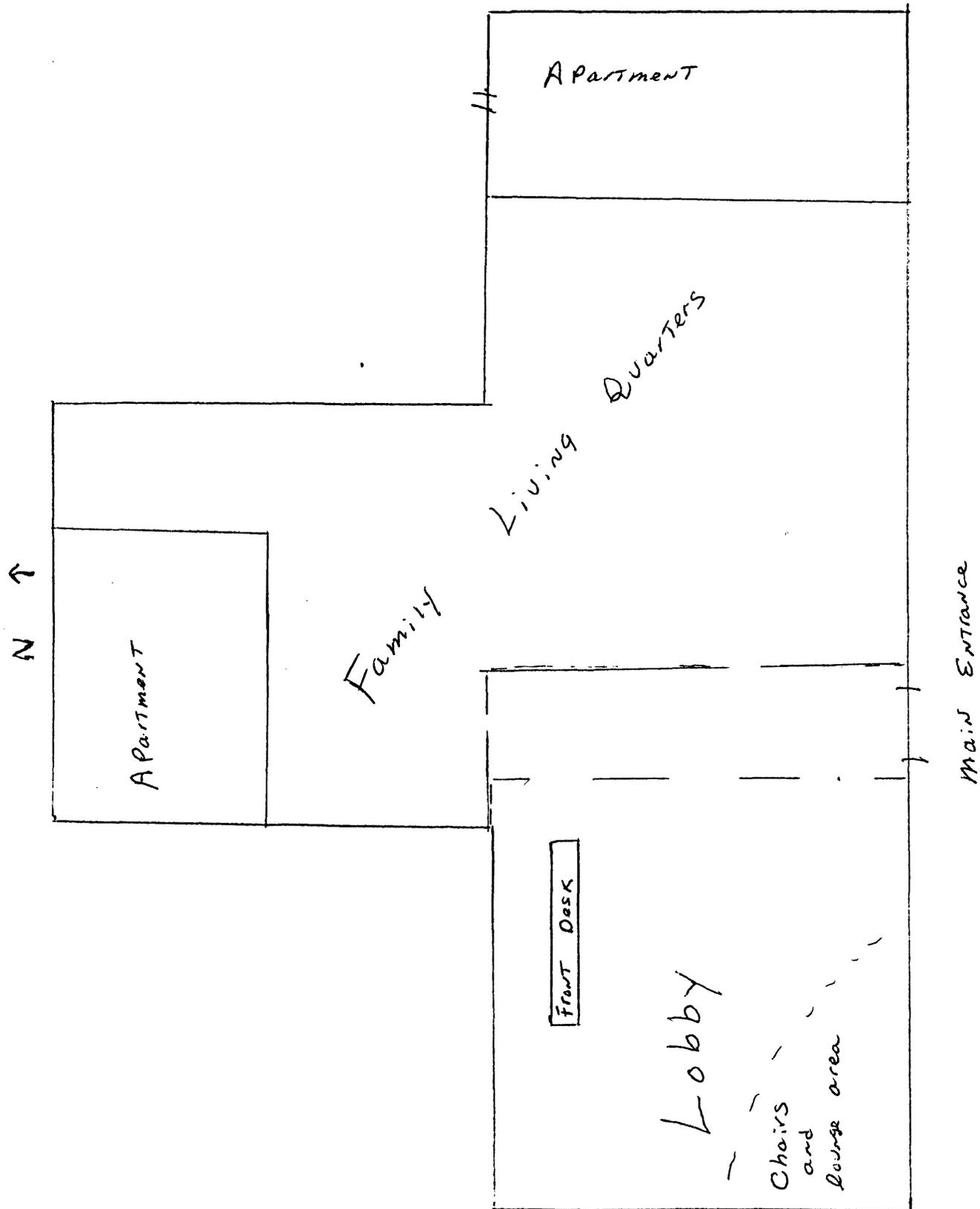
Appendix D

Rough sketch of main level floor plan prior to 1937 renovation-



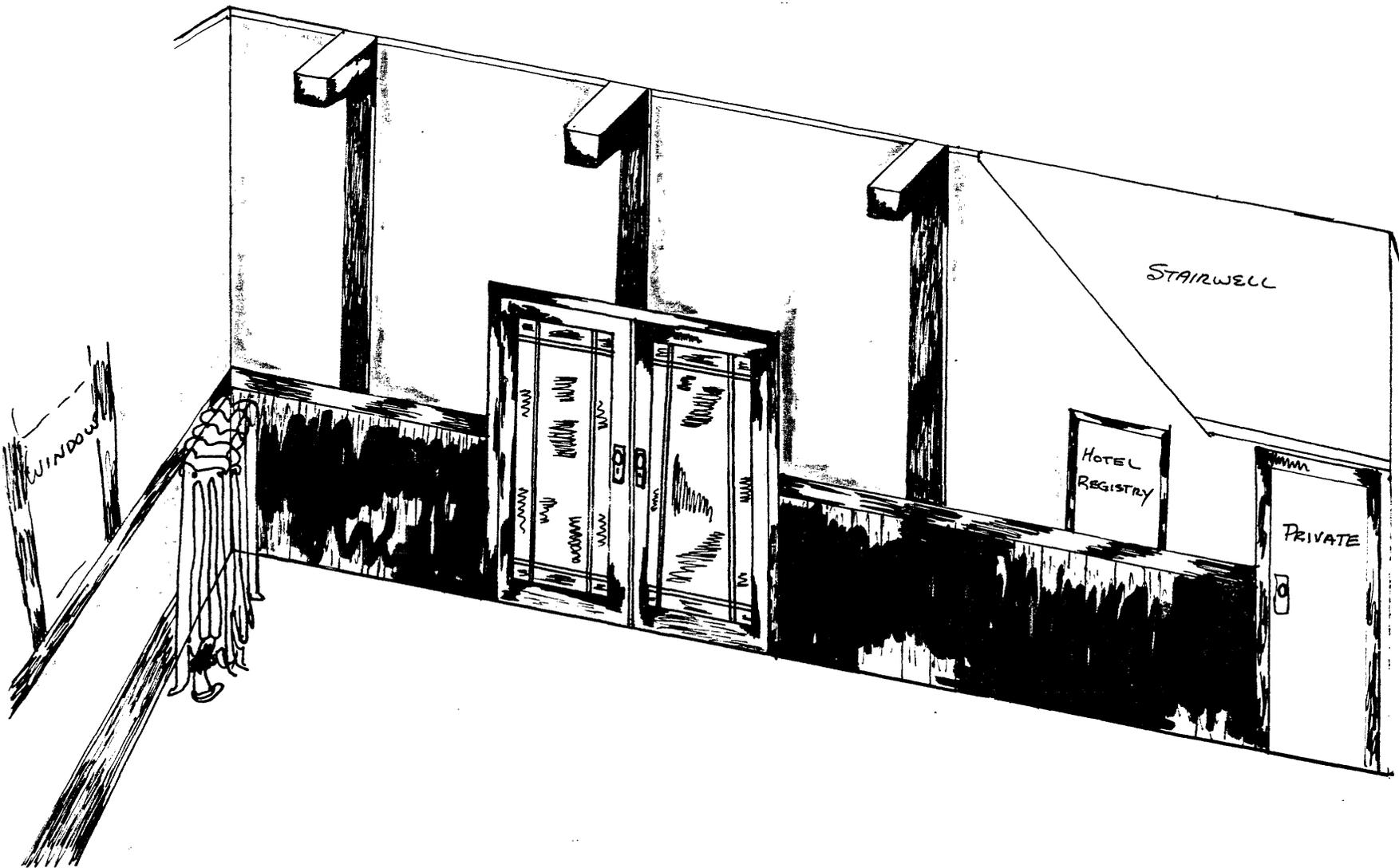
Appendix E

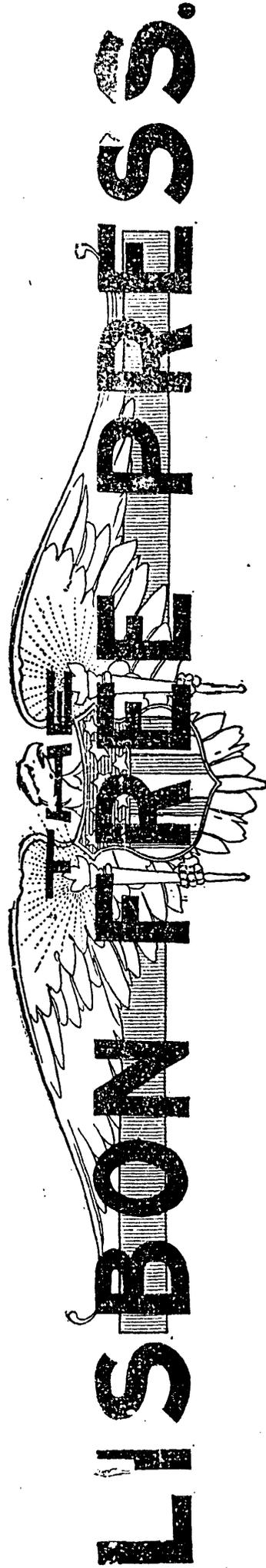
Rough sketch of main level floor plan after 1937 renovation



Partition wall placed on east side of lobby during Gamache's renovation-

N
↑





1914 YEAR

LISBON, NORTH DAKOTA, THURSDAY, JUNE 17, 1909

EXERCISES

appropriately observed in Churches

On Sunday, June 13, 1909, the church was served by the choir. There were 11 a. m. The chief of wild deed. At 21 under at came in for committee had program which and to the nts: School Ps. 148 ne's Sermon"

Solo Jennie Marsh
Remarks Cradle Roll, Supt. and Pastor
Anthem Choir
Song and Benediction.

METHODIST CHURCH

Children's Day was appropriately observed in the Methodist church. In the morning a large congregation listened to a helpful and inspiring sermon by the pastor, Rev. Craig, on "Obedience to Parents." At the close of the sermon, three babies and ten older persons received the rite of holy baptism. The regular Children's Day program was given in the evening, the church being packed to the doors. The subject of the evening was "Sunshine and Roses," and as it suggests, was full of light and brightness from the opening chorus to the closing address by the pastor. The children all carried their parts well and the songs were bright and inspiring. The church was prettily decorated with plants and cut flowers, with a large United States flag forming a background for all.

OLD GLORY IS HONORED

Lisbon Citizens Turned Out En Masse
Monday Evening and Enjoyed Exercises

Flag day was enthusiastically observed, Monday evening, under the auspices of Abercrombie Post G. A. R. In the evening at 8 o'clock, the First Regiment Band assembled at the band stand giving a patriotic concert. Main street was filled with interesting spectators. Flags had been previously and liberally displayed. Dr. Johnson, post commander, had charge of the meeting when the following program was carried out:

1. Music by the Band.
2. Prayer by Chaplain.
3. Flag Day and Our Flag, Reading by Mrs. Johnston.
4. Music by the Band.
5. The Best Decoration, Mina Gilbertson, who was so effective as to demand an encore.

parted brother; that a copy of these resolutions be sent to his family and that they be spread upon the records of our lodge.

Ernest Billing
E U. Marsh
J. W. Schouten.

Whereas, The Supreme Ruler of the universe has once more invaded the ranks of Lisbon Lodge No. 63, A. O. U. W. and has called from thence Brother Hitchcock.

Be It Resolved, That we bow in humble submission to His will, knowing, as we do, that our brother's life was well spent and full of years and that his transfer from our earthly lodge to the celestial lodge above was in fulfillment of that divine providence to which we as members have pledged ourselves to submit.

Resolved, That we tender to our brother's sorrowing wife and family our most sincere sympathy, and our remembrance in the day that are to come.
Resolved That our offer be deemed

SPLENDID NEW HOTEL

The Northwestern Mutual Investment Co. will Erect a \$25,000 Hotel in Lisbon

The promise of a new and modern hotel for our city, has passed beyond the problem state and is now assured. The preliminary sketch first submitted here to our business men may be changed, but the Northwestern Mutual Investment Company of Fargo will erect this much needed building, at a cost of nearly \$25,000.00. It will be three stories and basement and modern in every particular. The plans and specifications are now being prepared in detail. The contract will be let and the hotel completed this summer and fall. The business men, from Mayor Lucas down the line, deserve high praise for their prompt action.

Norris & Rowe's Circus.

raspberries with cover, and let squeeze through one cupful of brick-mold. Wh cream, using a add one-half cup one-half tablespc grains of salt an of walnut meats Pour the cream mixture to over with buttered pa fit on the cover, ice and rock-salt, and one-half ho Companion for J
PUBLIC SA
Fifty Head of Spl
Sold at the I
Nex
TT W A

COLE

No. 5.

Edward M. Paxson, of
Philadelphia, Pa.

to

Joseph L. Colton,
Lisbon, T. D.

SATISFACTION OF MORTGAGE

Dated May 30, 1885

Filed June 6, 1885 at 3:00 P.M.

Recorded in Book "L" Mtgs., page 321

Ack. May 30, 1885 before Edward E. Paxson
N.P. Philadelphia Co., Pa. (seal)

Description: SE $\frac{1}{4}$ SE $\frac{1}{4}$ 2-134-56, and other lands.

Acknowledges full payment and satisfaction of mortgage dated May 18, 1880 and recorded in Book "A" of mortgages, pages 79, 80, 81, 82.

Abstracter's Note: In body of instrument first party's name appears as "Paxson", instrument signed and acknowledged as "Paxson".

No. 6.

Harley S. Grover

to

Whom it may concern.

AFFIDAVIT

Sub. & sworn Sept. 20, 1923 before

Clarence G. Mead, N.P. Ransom Co., ND
(seal)

Commission expires Jan. 18, 1929

Filed September 20, 1923 at 9:45 A.M.

Recorded in Book "L" Mcls., page 647

Being duly sworn says that he was personally acquainted with one Edward M. Paxson, who was named as the mortgagee in that certain mortgage by Joseph L. Colton and Dianar Colton, his wife, dated May 18, 1880, recorded in Book "A" Mtgs., pages 79, 80, 81, 82, which mortgage did mortgage the NE $\frac{1}{4}$ SE $\frac{1}{4}$ 2-134-56, and other lands, and affiant knows of his own personal knowledge that said Edward M. Paxson is one and the same person as the Edward M. Paxson, who made, executed, and delivered that certain satisfaction of mortgage to Joseph L. Colton, whereby the foregoing and hereinbefore described mortgage was fully satisfied, and released, which satisfaction of mortgage is dated May 30, 1885, recorded in Book L of mortgages, page 321.

No. 7.

Joseph L. Colton

with

Fargo and Southwestern
Railroad Company.
By: F. R. Dalano,
Construction Agent.

AGREEMENT

Dated December 31, 1881

Filed December 31, 1881 at 2:45 P.M.

Recorded in Book "A2" Deeds, pgs. 219-20-21

Ack. Dec. 31, 1881 before N. F. Miller,
N.P. Cass Co., D.T. (seal)

Description: Sundry lands including S $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ 2-134-56.

In order to induce said railroad company to build its line of railroad over and across portions of Sections 1 and 11, Twp. 134, Rge. 56, first party agrees to convey to second part, within 60 days after the date of this instrument the $\frac{1}{2}$ part being 60 acres of those parts of sections described as follows: Sundry lands including S $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ of 2-134-56.

The S $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Sec. 2 and other lands having been platted into blocks and lots, the party of the second part shall be entitled to select $\frac{1}{2}$ block and party of the first part shall select $\frac{1}{2}$ block and so on until all of said tract has been selected.

No. 8.

Joseph L. Colton

to

Fargo & Southwestern
Railroad Company

WARRANTY DEED

Dated February 8, 1882

Filed February 11, 1882 at 1:00 P.M.

Recorded in Book "A2" Deeds, pages

269-270-271

Ack. Feb. 11, 1882 before Chas. D. Austin

Clerk Dist. Court, Ransom Co., D.T. (seal)

Consideration \$1.00

2 witnesses

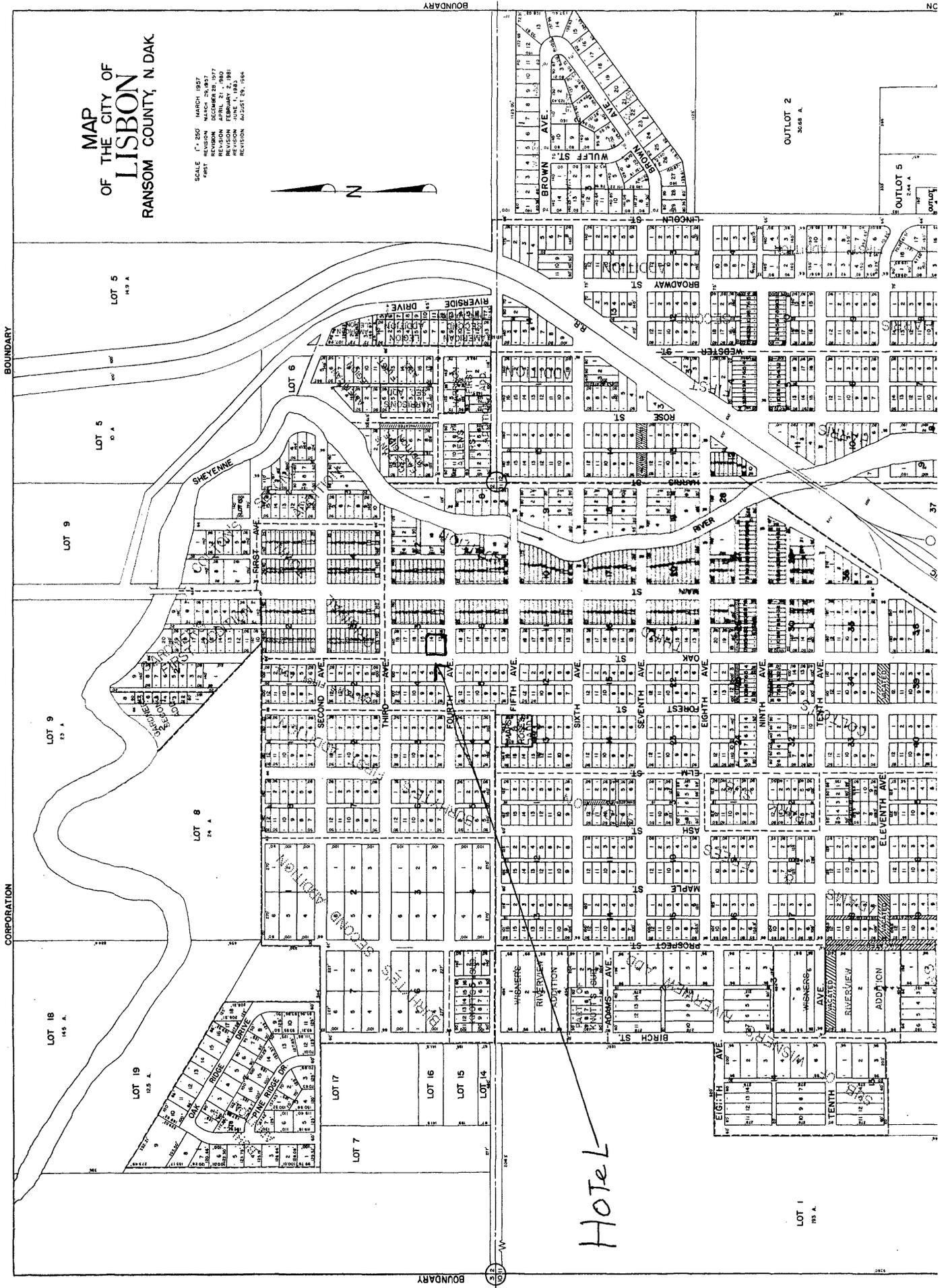
Description: Approximately 206 lots in Colton's Third Addition to the Town of Lisbon, D. T., including Lots 13 and 14, Block 3, Colton's 3rd Add. to Lisbon.

(Does not mention any contract)

Free from incumbrances.

MAP
OF THE CITY OF
LISBON
RANSOM COUNTY, N. DAK.

SCALE 1" = 250' MARCH 1957
 REVISION MARCH 26, 1957
 REVISION APRIL 25, 1957
 REVISION APRIL 25, 1957
 REVISION FEBRUARY 2, 1961
 REVISION AUGUST 1, 1963
 REVISION AUGUST 27, 1964



Etiquette of the Hat That Differentiates the Three Ranks.

A grandee of Spain enjoys the privilege, granted him many hundreds of years ago, of remaining "covered" in the presence of his sovereign. This custom dates from the period when, according to the theory then held, the king was "the first among equals."

The ancient formula always at the coronation of the kings of old Spain was: "We, your equals, choose you to reign over us." And the king assented in this declaration of his nobles.

There was a time when all grandees of Spain wore their hats in the presence of the king, but in time the idea of caste began to prevail, even among the grandees, with the result that they were eventually divided into three classes, and these classes were distinguished by the hat etiquette.

The first class entered the royal presence covered; the second class entered uncovered, and after an advance of a few steps, put on their hats, unbidden by the king, and the third class also entered uncovered, but did not "cover" until requested to do so by the king. Then, according to the etiquette, "all were equal."

There have been grandees who were not Spaniards—notably the Duke of Wellington, upon whom the cortes conferred the honor in recognition of his services to the state.—Exchange.

Safety First.

It was a children's matinee of "Alice in Wonderland." Parties of small fry convoyed by guardian adults had been pouring in a steady stream down the aisles to settle in their seats with much flutter of short skirts and bobbling of heads and tossing back of curls.

One group consisted of mother and nurse, a gay little maid of eight or so, and a solemn little boy somewhat younger. Each child clutched a program, and on their faces was a look of rapt expectancy. As they were filling into their seats the little girl pulled at her mother's sleeve and said in a loud stage whisper:

"Mother, don't you think you and Marie had better sit at the two ends to keep away the germs, you know?"—New York Post.

The Czarina.

"Do try and get the empress to smile, Eulalia," said one of the grand duchesses to me at some court function.

But that was sooner said than done. There is not a trace of artificiality

May, 1843.

Coming to LISBON

Dr. Mellenthin Specialist

TREATS CRONIC DISEASES WITHOUT OPERATIONS

Will be at

Bradford Hotel

Saturday, Sept. 25

Office Hours: 9 a. m. to 4 p. m.

One Day Only

OFFERS SERVICE FREE OF CHARGE GERMAN SPOKEN

Dr. Mellenthin is licensed by the state and pays special attention to internal medicine and diagnosis, offers to all who call on this trip consultation, examination and advice free, except the expense of medicine. All that is asked in return for these valuable services is that every person treated will state the true results obtained to their friends and neighbors, that they may know that his treatment is reasonably sure and certain in its effect.

While traveling, the doctor's time is mostly devoted to diseases of stomach, bowels, liver, blood, skin, nerves, heart, kidneys, bladder, rheumatism, eye, ear, nose and throat, catarrh, weak lungs, adnoids, asthma, bed wetting, piles, appendicitis, gall stones, tumors, goitre and etc. Remember right now is the favorable season for quick results and if you expect to get well you will have to make the effort.

Married ladies must be accompanied by their husbands and minors with their parents.

Sept. 2-9-16.

Aug. 20, Sept. 10, 1916.

Notice and Citation Hearing of Final Account and Petition for Distribution of Estate

State of North Dakota, }
County of Ransom, } ss
In County Court, before Hon. F. S. Thomas, Judge.
In the Matter of the Estate of E. S. Holland, deceased.

John Iverson, Administrator, Petitioner.

vs.

Randolph Holland, Christine Holland, Marie D. Holland, Olga Holland and Elmer C. Holland, Respondents.

The State of North Dakota to the above named Respondents:

You, the said Randolph Holland, Marie D. Holland, Olga Holland, Elmer C. Holland and Christine Holland, are hereby notified that the final account of the administrator of the estate of E. S. Holland, late of the township of Big Grove, county of Kendall, state of Iowa, deceased, has been rendered to this court, therein showing that the estate of said deceased is ready for final settlement and distribution, and petitioning that his account be allowed, the residue of the estate be distributed to the persons thereto entitled, his administration be closed and he be discharged; that the 25th day of September, A. D., 1915, at 10 o'clock in the forenoon of said day, at the court rooms of this court, in the court house in the city of Lisbon, Ransom County, North Dakota, has been duly appointed by this court as the time and place for settlement thereof, at which time and place any person interested in said estate may appear and file exceptions, in writing, to said petition and contest the same.

And you, the above named respondents, and each of you, are hereby cited and required then and there to be and appear before this court and show cause, if any you have, why the said account shall not be allowed, the residue of said estate be distributed; the administration of said estate be closed and the said John Iverson, administrator, be discharged.

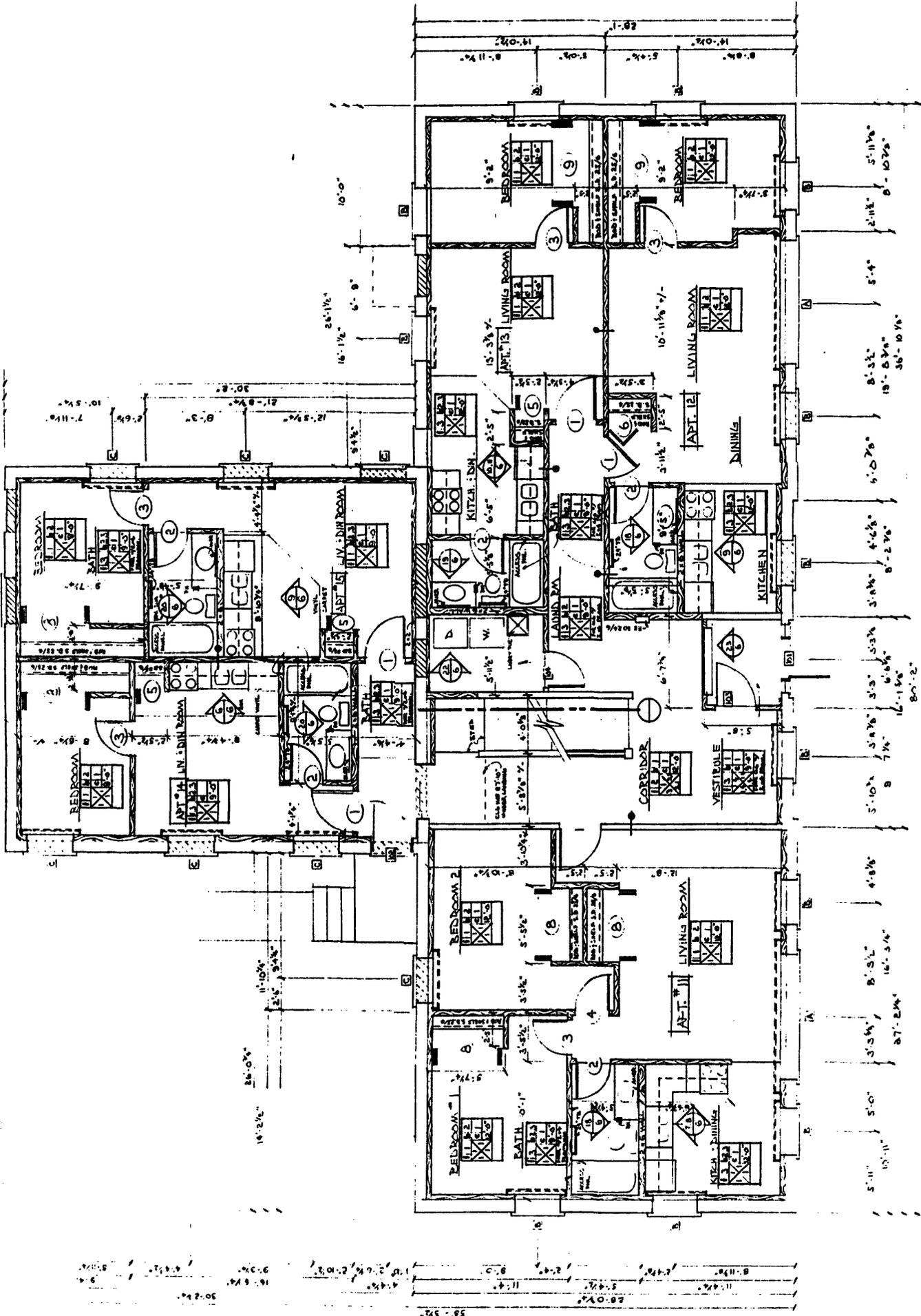
Dated the 25th day of August, 1915.

By the Court,
F. S. THOMAS,
Judge.

Let service of the above citation be made by publication thereof as required by law.

[SEAL] F. S. THOMAS,
Judge.

Appendix L
 Current main level floor plan-

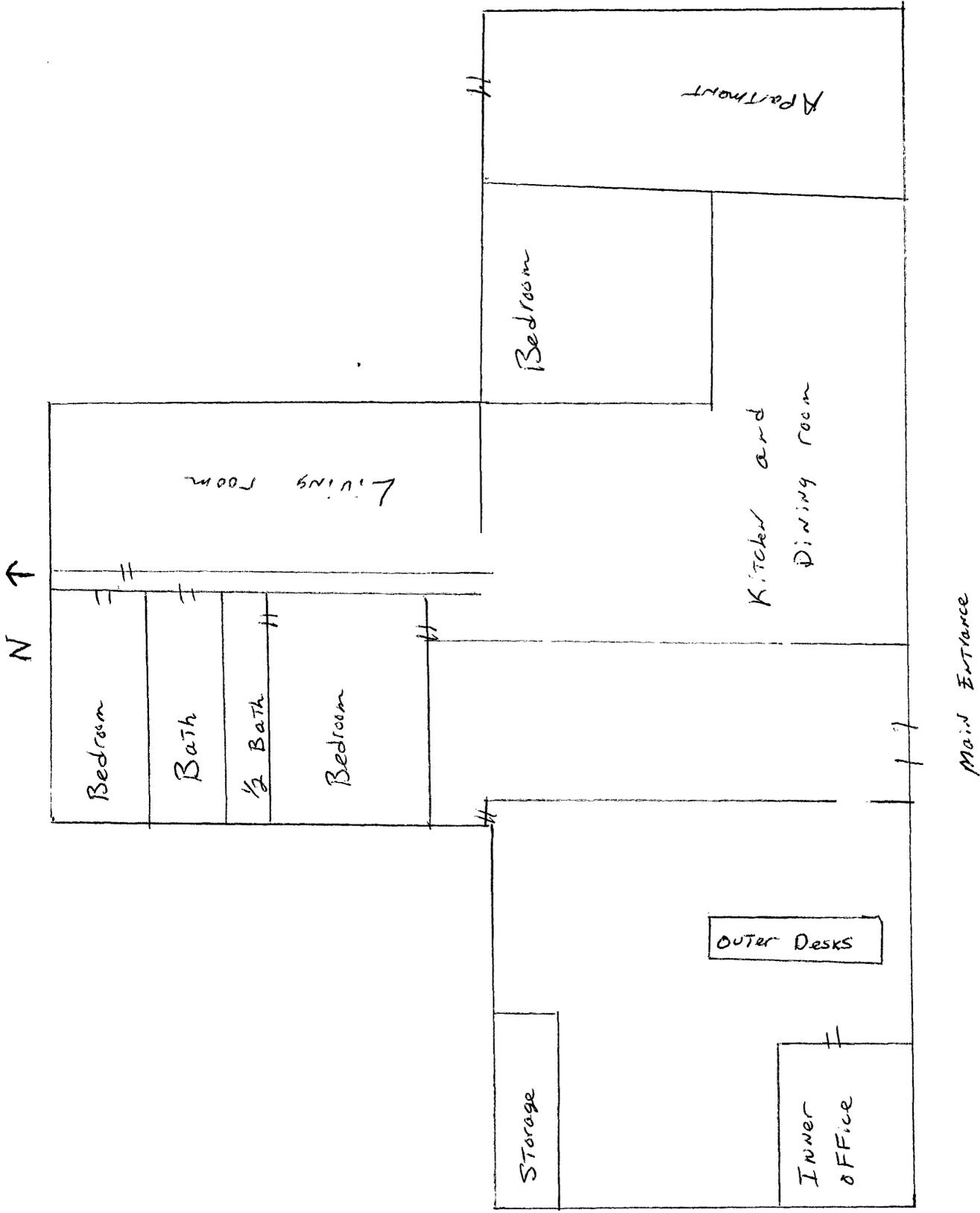


FIRST FLOOR PLAN
 SCALE: 1/4" = 1'-0"



Appendix M

Main level changes after Gamache's renovation-



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

**National Register of Historic Places
Continuation Sheet**

Section number _____ Photos _____ Page 1

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

South front exterior elevation, looking north.
Photo 1 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Concrete area wells surrounded with wrought iron
spindle rails, looking west from southwest corner
of building.
Photo 2 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Front entrance, looking towards north.
Photo 3 of 15

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

**National Register of Historic Places
Continuation Sheet**

Section number _____ Photos _____ Page 2

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Typical entrance to an apartment, main floor looking towards
east.
Photo 4 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Typical living room, looking towards north.
Photo 5 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Typical bathroom, lavatory., water closet, and storage,
looking towards west.
Photo 6 of 15

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

**National Register of Historic Places
Continuation Sheet**

Section number _____ Photos _____ Page 3

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Typical kitchen, looking towards west.
Photo 7 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Typical bedroom, looking towards west.
Photo 8 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Balustrade staircase, main level entry looking up,
looking towards north and up.
Photo 9 of 15

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

**National Register of Historic Places
Continuation Sheet**

Section number Photos Page 4

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Staircase, looking towards north and down to landing
from second floor.
Photo 10 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Second floor corridor, looking towards the east.
Photo 11 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Newly placed fire escape, looking west towards north wing.
Photo 12 of 15

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

**National Register of Historic Places
Continuation Sheet**

Section number _____ Photos 5
Page _____

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Uneven spaced windows on front elevation, small corbel surrounding the base of the parapet. Looking north at east front elevation of building.
Photo 13 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Typical preserved window in an apartment, looking towards the southwest.
Photo 14 of 15

Bradford Hotel
Lisbon, North Dakota

Photo credit: John Wall
Date of photo: June, 1987
Location of negative: State Historical Society of North Dakota
North Dakota Heritage Center
Bismarck, ND 58505

Viewing the Lisbon Hotel and adjacent property from main street.
Looking west northwest from southeast intersection of
main street and Fourth Avenue West.
Photo 15 of 15
