

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Inventory—Nomination Form

For NPS use only  
received NOV 7 1985  
date entered

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

1. Name

historic Edward M. Blackburn House  
and/or common Equira, now known as Hurstland Farm

2. Location

street & number Spring Station Road \_\_\_\_\_ not for publication  
city, town Midway  vicinity of \_\_\_\_\_  
state Kentucky code 021 county Woodford code \_\_\_\_\_

3. Classification

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input checked="" type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> object	<input checked="" type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> religious
	<input checked="" type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> scientific
		<input type="checkbox"/> no	<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Mr. Alfred Nuckols  
street & number Hurstland Farm, Spring Station Road  
city, town Midway \_\_\_\_\_ vicinity of \_\_\_\_\_ state Kentucky

5. Location of Legal Description

courthouse, registry of deeds, etc. Woodford County Courthouse  
street & number Main Street  
city, town Versailles \_\_\_\_\_ state Kentucky

6. Representation in Existing Surveys

title Historic Resources Inventory of Kentucky has this property been determined eligible?  yes  no  
date 1985 \_\_\_\_\_ federal  state \_\_\_\_\_ county \_\_\_\_\_ local  
depository for survey records Kentucky Heritage Council  
city, town Frankfort \_\_\_\_\_ state Kentucky

## 7. Description

Condition		Check one	Check one	
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	N/A
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved	date _____
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> unexposed			

### Describe the present and original (if known) physical appearance

Situated on a hill overlooking Spring Station Road and surrounded by land that is part of a thoroughbred horse farm in the northern part of Woodford County, the Edward M. Blackburn house is a Federal style, one and one-half story, single pile, with rear ell, brick house on a stone foundation. The house, built circa 1810, has a five bay central mass, flanked on either side by one room wings (Photo 1). The central entrance has a handsome Palladian doorway with fanlight, sidelights and dual-leaf doors. Door surround retains its fluted detailing and bull's-eye corner blocks and delicate tracery remains in the sidelights (Photo 5). The gable end rising above the entrance bay has a Palladian window which was altered during the Victorian period and given a straight headed window flanked by pilasters (Photo 1). However, the shape of the original window treatment remains intact behind the later alteration (Photo 20). The front facade of the house is laid in the Flemish bond pattern, while the rest of the house is laid in common bond. A later porch, made up of a modern concrete block base with chamfered posts (obviously re-used from an earlier porch, and installed upside down) and Eastlake brackets, which do not match each other, stretches across the entrance bay (Photo 1). The shape of another, earlier, although probably Victorian, porch is visible in the outline left on the bricks. Windows are 9/9 on the front facade of the main block, 9/6 in the wings and 9/6 or 6/6 in the rest of the house. Most have pegged frames, (Photo 4) with a few having had their sashes replaced with modern ones, although even they have retained the appropriate scale. Flat, slightly splayed jackarches are intact above window and door openings. Almost all windows retain their wood sills, although a few on the west side of the house have had concrete sills put in. Some of the very few alterations to the house include the addition in the mid-twentieth century of an enclosed, shed-roof porch on the east side of the ell and a shed-roof frame shed/garage at the rear of the house (Photos 2 and 3).

Interior gable end chimneys are intact with the two in the main block being flanked on either side by small gable-end windows (Photo 3). The original kitchen fireplace and chimney stack, which originally took up most of the north wall, has been removed and a later, smaller chimney constructed (Photos 3 and 22).

The interior of the house remains very intact and reflects many of the major characteristics of the Federal style. The center hall and formal rooms have elaborate trim and mantels, the door and window surrounds being fluted with bull's-eye corner blocks (Photos 6 and 9). Jambs of windows are slightly splayed and reeded and door jambs are reeded as well. Eight or six panel doors are found throughout the house. The center hall has a handsome two-run staircase with a delicately shaped cherry newel and somewhat elliptical rail and square spindles (Photo 6). Step ends are incized with a rather bold pattern that continues across the base of the landing. The chairrail is intact all over the house and is more elaborate in the hall and two flanking parlors. Small dual-leaf doors (Photo 7) provide the exit from the front hall to what apparently was a brick paved, dog-trot area, now covered by the enclosed porch (Photo 19). The parlor on the east side of the stairhall is a large, excellently scaled room with a fine, five-part, broken-shelf mantel with sunburst and paired colonettes (Photo 8). Floors in this room and almost all of the house appear to be ash or a combination of poplar and ash. The parlor on the west side of the stairhall has a later Greek Revival mantel (Photo 11) and a built in cupboard

# 8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400–1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500–1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600–1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700–1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800–1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input type="checkbox"/> 1900–	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

**Specific dates** Circa 1810 **Builder/Architect** Unknown

### Statement of Significance (In one paragraph)

The Edward M. Blackburn House, constructed circa 1810, is architecturally significant as a fine example of the Federal style in Woodford County. Of the approximately forty houses of the Federal style identified in Woodford County, approximately ten are of the one and one-half story with center gable type. Of those the Blackburn house stands out as an excellent example of fine design, craftsmanship and detailing characteristic of the period. The architect of the house, if there was one, is unknown, but the house includes some of the handsomest woodwork and mantels to be found in Woodford County, or for that matter, in Central Kentucky.

The house was constructed by a member of the Blackburn family, which has been prominent in Woodford County since the late eighteenth century. George Blackburn came from Virginia in 1784 and settled in the area which became known as Spring Station in the northern part of Woodford County. He and his wife Prudence Berry Blackburn had a large family, including Edward M. (Ned) Blackburn, who built this house near the homestead of his father. Edward Blackburn called his house, which he built shortly after his marriage in 1809 to Lavinia Bell, Equira. Edward Blackburn was a lawyer by profession, but he was best known as one of the state's leading breeders of thoroughbreds. Included in his stock was the famous race horse Boston, sire of Lexington. Edward and Lavinia Blackburn had a number of children, including several sons who were prominent in politics. Included among them was Dr. Luke Blackburn, a prominent physician who served in the Legislature and served as Governor of Kentucky from 1879 until 1883. He was very interested in prison reform and the Blackburn Correctional Institute near Lexington was later named for him.

The house remained in the Blackburn family for over 150 years. After Edward M. Blackburn's death in 1867, his property was sold in order to settle the estate. The tract including the house was bought by a family member and owned by James Blackburn (a son of Edward M.) until 1913, when it was sold to Smith Alford Blackburn (nephew of James). Dr. S. A. Blackburn was a surgeon in Woodford County all of his life. When he died in 1961 the property went to his heirs, who in turn sold the farm to the family of the present owner, Alfred Nuckols.

# 9. Major Bibliographical References

See Continuation Sheet

# 10. Geographical Data

Acreeage of nominated property 3 acres

Quadrangle name Midway, Kentucky

Quadrangle scale 1:24,000

### UMT References

A 

1	6	6	9	8	5	5	0	4	2	2	5	6	2	0
Zone	Easting				Northing									

B 

Zone	Easting				Northing									

C 

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D 

--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

E 

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F 

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G 

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H 

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### Verbal boundary description and justification

See Continuation Sheet

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

state NA code county code

state code county code

# 11. Form Prepared By

name/title Bettie L. Kerr, Preservation Consultant

organization

date August 1985

street & number 124 South Ashland Avenue

telephone (606) 255-8312

city or town Lexington

state Kentucky

# 12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national  state  local

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

State Historic Preservation Officer signature

*David L. Morgan*

title STATE HISTORIC PRESERVATION OFFICER

date NOVEMBER 4, 1985

For NPS use only

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



date 12-5-85

*John A. Brown*  
Keeper of the National Register

Attest:

date

Chief of Registration

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

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Continuation sheet Edward M. Blackburn House 7  
Woodford County, Kentucky Item number Page 2

with trim matching that of the windows and doors, flanks the chimney (Photo 10).

The woodwork in the rear ell and the wings flanking the central mass is plainer, with a simple molding very characteristic of houses of the period in Kentucky. The wings on either side are a step-down in elevation, as is the rear ell. The east wing has built in cupboards flanking the fireplace (Photo 17). (Note: all mantels in the house are intact, photographs show several that have been taken off the wall during the renovation) The floor in the west wing bedroom has been replaced with a later floor, that may have been laid over the original one. It is possible that fire damaged the floor and joists, resulting in the alteration.

On the second floor there are two bedrooms, one on each side of the stairhall, with ceilings sloping out to the eaves. Each retain their simple Federal mantel (Photos 21 and 22).

The rear ell consists of a two story mass just off the main block, with a one story kitchen attached to it. The dining room (Photos 13 and 14) has a fine five-part, broken-shelf Federal mantel and an enclosed dog-leg stair, with beaded paneling is in the southeast corner of the room. A traveller's room is on the second floor above the dining room. It retains the original stair balustrade and newel, as well as chairrail and a simple Federal mantel (Photo 15). The kitchen has an exit out onto what was the dog-trot area. The fireplace in the kitchen has been altered, as has been previously discussed.

The house is structurally in very good condition, except for the north wall of the kitchen where the chimney was removed. Despite years of neglect, almost all of the original fabric of the building is intact. The owner is in the process of a sympathetic renovation of the building.

No outbuildings remain in the area around the house.

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Woodford County, Kentucky

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Atlas of Bourbon, Clark, Fayette, Jessamine and Woodford Counties,  
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Baird, Nancy Disher, Luke Pryor Blackburn. Lexington: University of  
Kentucky Press, 1979.

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and Co., 1878.

Jillson, Willard Rouse, A Bibliography of Woodford County, Kentucky.  
Frankfort, Kentucky: Roberts Printing Company, 1962.

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Kentucky Reporter, February 1, 1832

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Railey, William, History of Woodford County. Frankfort: Roberts  
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Woodford County Deeds and Wills

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

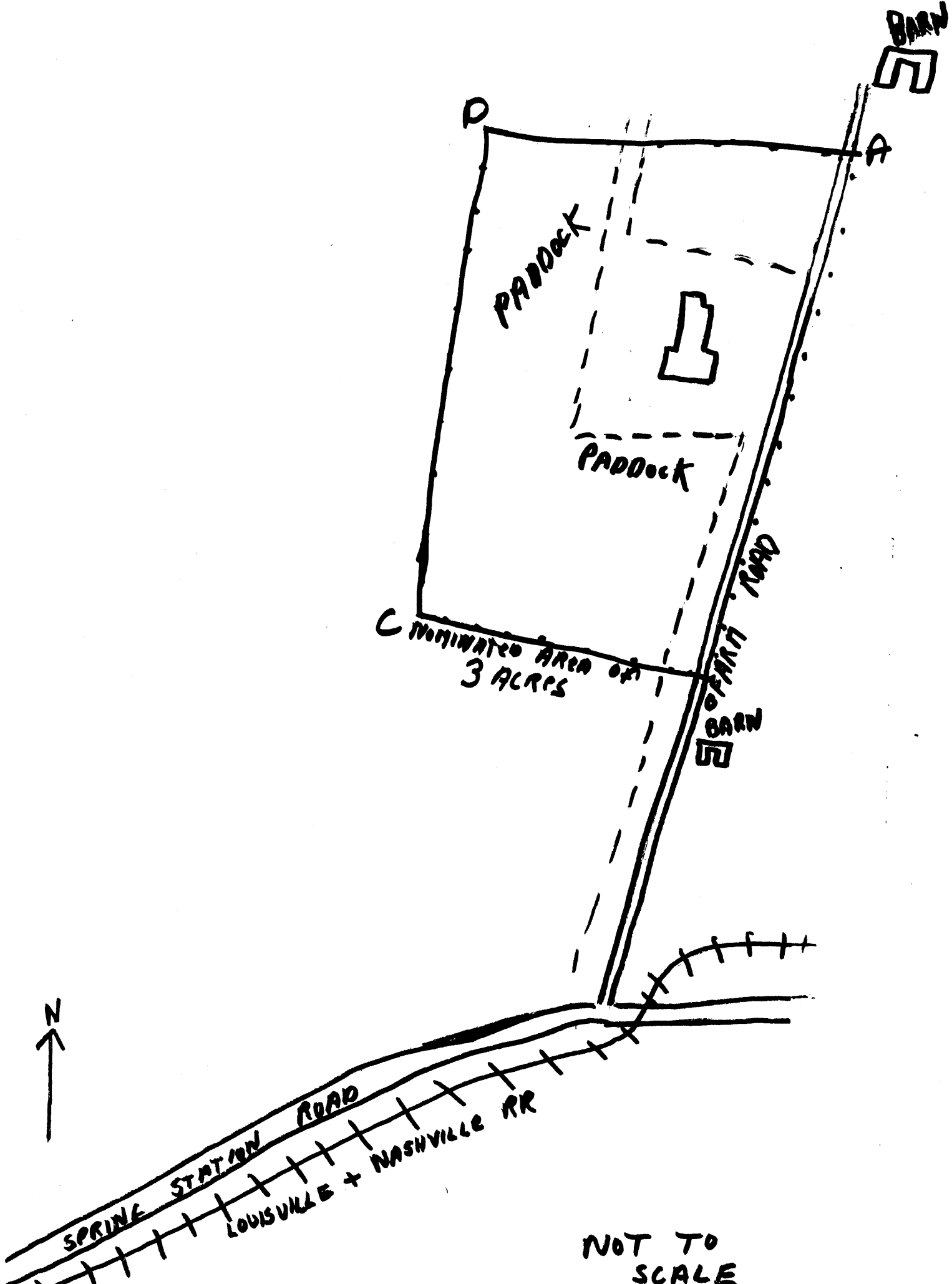
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Continuation sheet Edward M. Blackburn House  
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The nominated property, situated in a rural setting and surrounded by farmland with paddocks for horses, sits on a small hill, approximately 1400 feet northeast of the Spring Station Road and the Louisville and Nashville Railroad. Beginning at the southeastern edge of the farm road at a point (A) (approximately 75 feet southwest of the southwest corner of the barn) and proceeding southwest with the line of the farm road 700 feet, thence northwest along a line 300 feet to a point (B), thence northeast along a line 700 feet to a point (C), thence southeast along a line 300 feet to the point of origin, thereby incorporating the house and its approach. The house is a fine example of the Federal style in Woodford County and exhibits excellent scale and workmanship.



Paddock

Paddock

Circumfered Area of  
3 ACRES

SPRING LANE ROAD  
BARN

BARN



NOT TO  
SCALE



Edward M. Blackburn House  
Woodford County  
Kentucky

Site Plan  
not to scale

Map 1 of 3



Edward M. Blackburn House  
Woodford County  
Kentucky

Woodford County map from D. G. Beers  
and Company Atlas of Bourbon,  
Clark, Fayette, Jessamine and  
Woodford Counties

Scale: 1 1/4" = 1 mile  
Date: 1877

Map 2 of 3