

**United States Department of the Interior
Heritage Conservation and Recreation Service**

**National Register of Historic Places
Inventory—Nomination Form**

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

1. Name

historic Pepperman House

and/or common Ludlow House

2. Location

street & number 17 Mildred St. ___ not for publication

city, town Montgomery ___ vicinity of congressional district II

state Alabama code 01 county Montgomery code 001

3. Classification

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

4. Owner of Property

name Aronov Realty Company

street & number 17 Mildred Street

city, town Montgomery ___ vicinity of state Alabama

5. Location of Legal Description

courthouse, registry of deeds, etc. Montgomery County Courthouse

street & number Washington Street

city, town Montgomery state Alabama

6. Representation in Existing Surveys

title Alabama Inventory has this property been determined eligible? yes no

date 1970-present federal state county local

depository for survey records Alabama Historical Commission

city, town Montgomery state Alabama

7. Description

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

Describe the present and original (if known) physical appearance

The Pepperman House faces North on Mildred Street and is the only structure remaining on its block. A brick retaining wall surrounds the front and a portion of the sides of the property. Steps lead from the sidewalk to the front walk and from there to the front porch. The foundation is brick pier, now enclosed with plywood panels painted brown which replaced the original metal grills along the front. The house is asymmetrical in massing with a two storied main block with a truncated hipped roof and a one story flat roof wing on its east. A one story kitchen wing is located on the south of the main block. Rear additions include a small gabled wing on the east, the extension of the kitchen wing and the back porch. These changes were made between 1894 and 1910. Eastlake influences are found in the one-story front porch which spans the facade, in the brackets along the eaves and gables, and in the window and door surrounds.

Interior trim is typical of the late Victorian period with bullseye door and window trim, turned stair balusters and scroll-type tread decorations, and columned double mantels, only one of which remains. Interior changes consist of the addition of a wall to enclose the upstairs hall and the lowering of the dining room ceiling. In the recent restoration a door was cut into the wall at the foot of the stairway and door surrounds were removed from a closet in the back parlor to provide trim for it.

8. Significance

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

Specific dates	1887-1888	Builder/Architect	Unknown
-----------------------	-----------	--------------------------	---------

Statement of Significance (in one paragraph)

Architecture: The Pepperman-Ludlow House is representative of the larger, middle-class frame residences constructed during the prosperous years after Reconstruction. It is one of the few two-story Victorian houses from the 1880s still remaining in its neighborhood and one of the only two which reflect the Eastlake style.

* * * * *

The Pepperman-Ludlow House was built in 1887-1888 by pawnbroker M. E. Pepperman and his wife, Mary. Mildred Street, located three blocks from the downtown business street was one of the three neighborhoods in the city that grew during the post-reconstruction period and reflected the booming economy of the city during those years. The Peppermans did not live in the house very long, for on October 16, 1888, they sold it to Dr. Effingham Wagner, a dentist, for \$6,000. Wagner, in turn, did not own the house for any length of time as he sold it in May, 1890, to Ida B. Henderson and her husband, Robert M. for \$6,250.00. Henderson, a member of the wholesale grocery firm of Vandiver and Compnay, was a half, or step brother of its owner, W. F. Vandiver. By 1909, Henderson was a vice-president of the large concern, but did not live long as he died on April 6, 1910. Prior to his death, the Hendersons had sold the house to Issabella Perry, wife of contractor, Frances M. Perry. City Directories, however, indicated that Mrs. Henderson and her son continued to occupy the dwelling until 1913 at which time the Perrys moved into it. In 1940, Mrs. Perry died and left the property to her seven children. In 1943, the heirs sold to Willard R. Ludlow and his brother, Richard G. Ludlow. The Ludlow brothers, one a clerk in a local concern and the other a postal clerk, never occupied the house. They divided into apartments and altered the interior. In the 1970s, W. R. Ludlow Jr. moved into the house and operated an antique shop in it. In 1979, the house was acquired by Aronov Realty Company, which has restored it for offices.

9. Major Bibliographical References

Map Books, City of Montgomery, 1900, 1907: Montgomery County Courthouse
 Records of Conveyances: Montgomery County Courthouse
 City Directories of Montgomery: 1887, 1888, 1890, 1891, 1900, 1909, 1910, 1912, 1913, 1945.
 Interviews: Mary Ann Neeley (Landmarks Foundation) with W.R. Ludlow, Jr. and Herbert Scheuer
 summer 1980.

10. Geographical Data

Acreege of nominated property Less than one
 Quadrangle name Montgomery South Quadrangle scale 1:24000

UMT References

A	1 6	5 6 1 4	9 1 8 1 0	3 1 5	8 1 1	5 4 1 0	B						
	Zone	Easting		Northing				Zone	Easting		Northing		
C							D						
E							F						
G							H						

Verbal boundary description and justification

House and lot, Lot 5, Allen Plat, 72' x 201'

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

state	code	county	code

11. Form Prepared By

name/title Mary Ann Neeley (Landmarks Foundation) and Ellen Mertins
 organization Alabama Historical Commission date November 1981
 street & number 725 Monroe Street telephone 832-6621
 city or town Montgomery state Alabama

12. State Historic Preservation Officer Certification

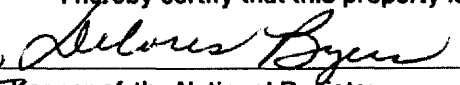
The evaluated significance of this property within the state is:

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 Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature 

title State Historic Preservation Officer date 1/20/82

For HCRS use only	
I hereby certify that this property is included in the National Register	
	Entered in the National Register date <u>3/1/82</u>
Keeper of the National Register	
Attest:	date
Chief of Registration	