

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM

(Type all entries - complete applicable sections)

STATE: Kansas
COUNTY: Anderson
FOR NPS USE ONLY
ENTRY DATE JAN 23 1973

1. NAME

COMMON:

AND/OR HISTORIC:
Tipton, Samuel S., House

2. LOCATION

STREET AND NUMBER:
NE 1/4, NE 1/4, Sec. 23, T 20 S, R 17 E

CITY OR TOWN: Three miles west, one mile south of Harris
CONGRESSIONAL DISTRICT: no. 3, Larry Winn

STATE: Kansas CODE: 20 COUNTY: Anderson CODE: 003

3. CLASSIFICATION

CATEGORY (Check One)	OWNERSHIP	STATUS	ACCESSIBLE TO THE PUBLIC
<input type="checkbox"/> District <input checked="" type="checkbox"/> Building <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Object	<input type="checkbox"/> Public <input checked="" type="checkbox"/> Private <input type="checkbox"/> Both	Public Acquisition: <input type="checkbox"/> In Process <input type="checkbox"/> Being Considered	Yes: <input type="checkbox"/> Restricted <input type="checkbox"/> Unrestricted <input checked="" type="checkbox"/> No
PRESENT USE (Check One or More as Appropriate)			
<input type="checkbox"/> Agricultural <input type="checkbox"/> Commercial <input type="checkbox"/> Educational <input type="checkbox"/> Entertainment	<input type="checkbox"/> Government <input type="checkbox"/> Industrial <input type="checkbox"/> Military <input type="checkbox"/> Museum	<input type="checkbox"/> Park <input checked="" type="checkbox"/> Private Residence <input type="checkbox"/> Religious <input type="checkbox"/> Scientific	<input checked="" type="checkbox"/> Transportation <input type="checkbox"/> Other <input type="checkbox"/> Comments

4. OWNER OF PROPERTY

OWNER'S NAME:
David L. Hirt

STREET AND NUMBER:
R.F.D. 1

CITY OR TOWN: Westphalia
STATE: Kansas CODE: 66093
20

5. LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.:
Register of Deeds

STREET AND NUMBER:
Anderson County Courthouse

CITY OR TOWN: Garnett
STATE: Kansas CODE: 66032
20

6. REPRESENTATION IN EXISTING SURVEYS

TITLE OF SURVEY:
Historic Sites Survey

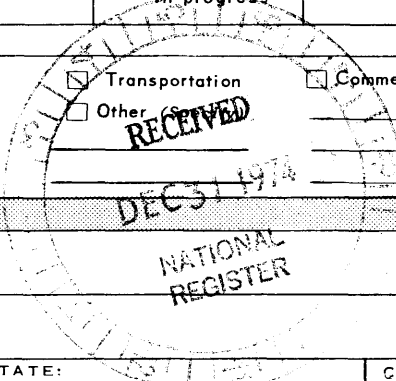
DATE OF SURVEY: 1973
 Federal State County Local

DEPOSITORY FOR SURVEY RECORDS:
Kansas State Historical Society

STREET AND NUMBER:
120 West 10th

CITY OR TOWN: Topeka
STATE: Kansas CODE: 66612
20

SEE INSTRUCTIONS



STATE: Kansas
COUNTY: Anderson
ENTRY NUMBER:
DATE:

FOR NPS USE ONLY

7. DESCRIPTION

CONDITION	(Check One)					
	<input type="checkbox"/> Excellent	<input type="checkbox"/> Good	<input checked="" type="checkbox"/> Fair	<input type="checkbox"/> Deteriorated	<input type="checkbox"/> Ruins	<input type="checkbox"/> Unexposed
	(Check One)			(Check One)		
	<input checked="" type="checkbox"/> Altered	<input type="checkbox"/> Unaltered		<input type="checkbox"/> Moved	<input checked="" type="checkbox"/> Original Site	

DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE

The Samuel Tipton house, which is located in a rural setting in northwestern Anderson county, is built on one of the highest elevations in the county. Facing east, it commands a view of many miles to the northeast, east and south. The large T-shaped Vernacular structure is built of sandstone blocks quarried from the hillside on which it sits. The stones are quite large and are laid in even horizontal coursing with very thin mortar joints. The buff and pink colors of the stones add charm to the simple straightforward design.

The front portion of the house has three floors with a small balcony on the third floor and a balcony running the full width of the second floor and doubling as a porch for the first. The second floor balcony has been rebuilt at least once and concrete pillars now provide the support. The stone steps at both the north and south ends of the balcony are original. The third floor balcony has also been rebuilt and now has a modern wrought iron railing.

Doors are centered on the facade at all three levels. Those on the second and third floors are more decoratively treated, having recessed transom lights with mullions and recessed side lights. All of the building's windows are double-hung, and all openings are simple rectangles except for the paired round-arched windows located in the north, south and west gable ends on the third floor. An arched hood mold is placed over each of these. Lintels for the rectangular openings are large rectangular blocks set flush with the wall. The sills are smaller cut stones and protrude from the wall surface.

The ell extending to the west formerly had frame porches flanking it on the north and the south. On each of those sides the ell has one door and two windows. The doors have recessed transom lights with mullions, but unlike the front doors there are no side lights. The porches have been missing for more than 40 years, but their former location is evident. Access to the ell from the outside was only at the second floor level and now not at all since the porches are gone.

In form the roof is a simple gable with a center gable on the front and an intersecting gable on the ell. It is now covered with green interlocking asphalt shingles. There are three red brick chimneys straddling the ridge near the north, south and west ends of the building. The house has wide overhanging eaves with a plain boxed cornice. Except for the gable ends there is a sloped soffit.

Inside, the Tipton house still retains the walnut stairway which runs from the first to the third floor and other walnut trim.

The house has deteriorated with the passage of time since its occupants have been a succession of tenants for the last 50-60 years. Neglect of regular maintenance work is taking its toll on the stonework, mortar and woodwork. The present owner is doing considerable renovating of the house for the use of an employee.

Exterior changes include removal of the two frame porches at the ell, rebuilding of the two balconies and the use of cement blocks to support the second floor balcony.

SEE INSTRUCTIONS

6. SIGNIFICANCE

PERIOD (Check One or More as Appropriate)

- | | | | |
|--|---------------------------------------|--|---------------------------------------|
| <input type="checkbox"/> Pre-Columbian | <input type="checkbox"/> 16th Century | <input type="checkbox"/> 18th Century | <input type="checkbox"/> 20th Century |
| <input type="checkbox"/> 15th Century | <input type="checkbox"/> 17th Century | <input checked="" type="checkbox"/> 19th Century | |

SPECIFIC DATE(S) (If Applicable and Known)

AREAS OF SIGNIFICANCE (Check One or More as Appropriate)

- | | | | |
|--|---|--|---|
| <input type="checkbox"/> Aboriginal | <input type="checkbox"/> Education | <input type="checkbox"/> Political | <input type="checkbox"/> Urban Planning |
| <input type="checkbox"/> Prehistoric | <input type="checkbox"/> Engineering | <input type="checkbox"/> Religion/Philosophy | <input checked="" type="checkbox"/> Other (Specify) |
| <input type="checkbox"/> Historic | <input type="checkbox"/> Industry | <input type="checkbox"/> Science | <u>Western Settlement</u> |
| <input checked="" type="checkbox"/> Agriculture | <input type="checkbox"/> Invention | <input type="checkbox"/> Sculpture | _____ |
| <input checked="" type="checkbox"/> Architecture | <input type="checkbox"/> Landscape Architecture | <input type="checkbox"/> Social/Humanitarian | _____ |
| <input type="checkbox"/> Art | <input type="checkbox"/> Literature | <input type="checkbox"/> Theater | _____ |
| <input type="checkbox"/> Commerce | <input type="checkbox"/> Military | <input type="checkbox"/> Transportation | _____ |
| <input type="checkbox"/> Communications | <input type="checkbox"/> Music | | |
| <input type="checkbox"/> Conservation | | | |

STATEMENT OF SIGNIFICANCE

The Samuel S. Tipton house, or Mineral Point Mansion as it is sometimes called, was built for the man who introduced the Shorthorn cattle breed to Kansas. It was a center of activity during the early settlement of northwestern Anderson county, serving as a post office, a general store and a stage stop. The name "Mineral Point" was applied to the high mound on which the house was built. One account reported that the name came from coal found in the area; another version stated that it was given by surveyors whose compasses always "acted up" at that location.

Samuel Tipton came to Kansas from Stillwater, Ohio, in May, 1857, after a two year stay (1855-1857) in Fairfield, Iowa. He brought with him 45 head of Shorthorn cattle and for many years raised one of the finest herds in the state, importing expensive purebred bulls from Ohio and Kentucky to improve his herd. The American Herd Book, Vol. 6, published in 1863, contained the pedigrees of 15 cows and three bulls owned in Kansas, all credited to S. S. Tipton, Mineral Point. Tipton eventually owned 720 acres of land, mostly grazing land, but for a time he also had the advantage of free range to use for pasture. Most of his surplus cattle were sold privately, but on occasion he shipped cattle on consignment to Colorado and Kansas City markets.

The construction date for the house has not been firmly established. Some modern accounts and local tradition give it as 1857, but a somewhat later date appears more likely. The John Moler family papers now in the archives of the Kansas State Historical Society indicate that the Moler family came from Ohio to Anderson county, Kan., in 1860 and went to the home of an old Ohio friend, S. S. Tipton. The Tiptons were then living in a two-room log cabin. One account reports that Tipton had planned his house earlier but could not obtain the skilled stonemasons he needed until after the Civil War.

The house was built of stone quarried from the hillside. Reportedly the laborers were paid \$1.00 a day and were supervised by a Pennsylvania immigrant named Matthias Shilling. The walnut finish lumber was hauled by wagon from Leavenworth. On the east front the house had three floors. The lower had the post office in the north room, a general store in the south, and the walk-in cellar at the rear provided safe hiding from the Indians (although hostile Indians were never a threat at this site) and protection from storms. The second and third floors were the family's living quarters. The Tipton house was the area center for social gatherings. With evergreen trees on the north, east and south and an apple orchard to the west, it was for many years the region's showplace.

SEE INSTRUCTIONS

9. MAJOR BIBLIOGRAPHICAL REFERENCES

American Herd Book, Vol. 6 (Buffalo, N. Y., Franklin Steam Printing House, 1863), pp. 100, 121, 125, 197, 199, 203, 271, 308, 318, 320, 361, 372, 392, 402, 460.
Burlington Patriot, Aug. 30, 1876, Aug. 31, 1877.
Burlington Republican, Aug. 16, 1889.
 "Died," Garnett Republican-Plaindealer, Aug. 16, 1889.
Garnett Eagle, Aug. 9, 1889.
Garnett Journal, Sept. 14, 1878, Aug. 17, 1888; Aug. 23, 1889.
Garnett Plaindealer, Sept. 6, 1878.

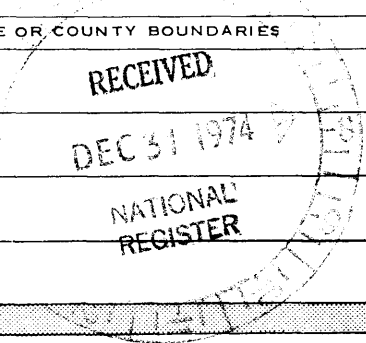
10. GEOGRAPHICAL DATA

LATITUDE AND LONGITUDE COORDINATES DEFINING A RECTANGLE LOCATING THE PROPERTY			O R	LATITUDE AND LONGITUDE COORDINATES DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES		
CORNER	LATITUDE	LONGITUDE		LATITUDE	LONGITUDE	
	Degrees Minutes Seconds	Degrees Minutes Seconds		Degrees	Minutes	Seconds
NW	0 . "	0 . "		0	.	"
NE	0 . "	0 . "		38	18	05
SE	0 . "	0 . "		95	29	27
SW	0 . "	0 . "				

APPROXIMATE ACREAGE OF NOMINATED PROPERTY: **2-3 acres**

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE:	CODE	COUNTY	CODE
STATE:	CODE	COUNTY:	CODE
STATE:	CODE	COUNTY:	CODE
STATE:	CODE	COUNTY:	CODE



SEE INSTRUCTIONS

11. FORM PREPARED BY

NAME AND TITLE: Richard Pankratz, Director, Historic Sites Survey

ORGANIZATION: Kansas State Historical Society DATE: Dec. 10, 1974

STREET AND NUMBER: 120 West 10th

CITY OR TOWN: Topeka STATE: Kansas 66612 CODE: 20

12. STATE LIAISON OFFICER CERTIFICATION

As the designated State Liaison 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. The recommended level of significance of this nomination is:

National State Local

Name Nyle H. Miller
 Title Executive Director, Kansas State Historical Society
 Date December 12, 1974

NATIONAL REGISTER VERIFICATION

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

[Signature]
 Director, Office of Archeology and Historic Preservation

Date 1/23/75

ATTEST:
[Signature]
 Keeper of The National Register

Date 1.22.75

**NATIONAL REGISTER OF HISTORIC PLACES
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(Continuation Sheet)

STATE Kansas	
COUNTY Anderson	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE
AN 28	1975

(Number of Entries)
NATIONAL REGISTER

Although there were some other farm houses in the immediate vicinity, Mineral Point really never developed as a town. And with the construction of a railroad three miles north, the name and the post office were moved in 1887 to a location on the railroad.

In addition to his stock raising and ranching accomplishments Tipton was involved in area civic and political affairs. He was one of the most prominent Free-State men in western Anderson county and took an active part in most of the local political meetings. Tipton was temporarily chairman of the 1859 convention which organized the Republican party in the county and was subsequently elected to the party's central committee. He was the first postmaster at Mineral Point, serving from September 30, 1862, to February 13, 1867. In the late 1870's he was principal of the schools in nearby Burlington for two years and after that held a comparable position in Garnett for a number of years. According to his obituary he lived on the original homestead until moving to Garnett a year or so before his death. He died August 13, 1889.

Samuel S. Tipton was a prominent pioneer settler of Anderson county. He had an important role in the agricultural development of the state by introducing purebred Shorthorn cattle in 1857. His large sandstone house served as a landmark and an inviting social center to the early settlers of northwestern Anderson county.

9

"Historical Mansion Still Stands at Mineral Point," Garnett Review, July 1, 1968.

Johnson, Harry, A History of Anderson County, Kansas (Garnett, Kan., Garnett Review Co., 1936), pp. 8, 14, 202, 342.

Johnson, W. A., History of Anderson County (Garnett, Kan., Garnett Plaindealer, 1877), pp. 111, 128, 213, 214.

Kansas Census Records, 1859 and 1860, Archives Division, Kansas State Historical Society.

Kansas Post Office Notes, Archives Division, Kansas State Historical Society.

Laude, G. A., Kansas Shorthorns: A History of the Breed in the State from 1857-1920 (Iola, Kan., Laude Printing Co., 1920), pp. 20-22.

"Mineral Point House May Be Designated . . .," Garnett Review, Sept. 9, 1974.

Moler, John, Family Papers, Manuscripts Division, Kansas State Historical Society.

"The New Town of Mineral Point," Garnett Republican-Plaindealer, Feb. 18, 1887.

Official Atlas of Kansas (Philadelphia, L. H. Everts and Co., 1887).

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STATE	
Kansas	
COUNTY	
Anderson	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE
	JAN 28 1975

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(Continuation Sheet)

(Number all entries)

9. continued

"One of Kansas' Cattle 'Firsts,'" Kansas City Drovers Telegram, May 15, 1946.

"Stone House Built in 1857 Is Landmark . . .," Garnett Review, Nov. 5, 1962.

