UNITED STATES DEPARTMENT OF THE INTERIOR NATIONAL PARK SERVICE

## NATIONAL REGISTER OF HISTORIC PLACES INVENTORY -- NOMINATION FORM

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FOR NPS USE ONLY

RECEIVED NOV 2 7 1978

DATE ENTERED

- JAN 1 1 1979

#### SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

## 1 NAME

HISTORIC

Warren-Guild-Simmons House

AND/OR COMMON

Fairview

### 2 LOCATION

STREET & NUMBER 734 Fairview St <del>reet</del>			ON
CITY, TOWN		CONGRESSIONAL D	ISTRICT
Jackson	VICINITY OF	Fourth	
STATE	CODE	COUNTY	CODE
Mississippi	28	Hinds	49

## **3** CLASSIFICATION

CATEGORY OWNERSHIP		STATUS	PRESI	PRESENT USE	
DISTRICT	PUBLIC		AGRICULTURE	MUSEUM	
X_BUILDING(S)	<u>X</u> PRIVATE		COMMERCIAL	PARK	
STRUCTURE	вотн	<b>WORK IN PROGRESS</b>	EDUCATIONAL	X PRIVATE RESIDENCE	
SITE	PUBLIC ACQUISITION	ACCESSIBLE	ENTERTAINMENT	RELIGIOUS	
OBJECT	IN PROCESS	YES: RESTRICTED	GOVERNMENT	SCIENTIFIC	
	BEING CONSIDERED	YES: UNRESTRICTED	INDUSTRIAL	TRANSPORTATION	
		<u>X_NO</u>	MILITARY	OTHER:	

# **4 OWNER OF PROPERTY**

NAME William James 3	Simmons			$\checkmark$
STREET & NUMBER		<u> </u>		
734 Fairview S	treet			
CITY, TOWN			STATE	
Jackson		DF	Mississippi	39202
<b>5</b> LOCATION	OF LEGAL DESCRIPTIO	DN		
COURTHOUSE,	Office of the Chancery	v Clerk		
REGISTRY OF DEEDS,	-			
STREET & NUMBER			······	
	P. O. Box 686			
CITY, TOWN			STATE	· · · · · · · · · · · · · · · · · · ·
	Jackson		Miss <b>is</b> sippi	39205
6 REPRESEN	TATION IN EXISTING S	URVEYS		
TÏTLE				
	Statewide Survey of Histor	ic Sites		
DATE				
	1977	FEDERAL X_STATE _	_COUNTYLOCAL	
DEPOSITORY FOR SURVEY RECORDS	Mississippi Department of	Archives and Histo	ry	<u></u>
CITY, TOWN	Jackson		STATE Mississippi	39205

## 7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE	
EXCELLENT	DETERIORATED	<b>X</b> UNALTERED	XORIGINAL	SITE
<u>X</u> GOOD	RUINS	ALTERED	MOVED	DATE
FAIR	UNEXPOSED			

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Warren-Guild-Simmons House is a large Colonial Revival frame dwelling constructed on a two-room center-hall plan with two-story side wings and a rear ell. The main block is seven bays across (excluding wings), two bays deep, and two-and-one-half-stories high. The roof is gabled and the foundation, which encloses a full basement, is concrete. A five-bay portico supported by "Temple-of-the-Wind" columns projects from the main block and three symetrically placed dormer windows light the attic story of the front (south) elevation.

Several changes occurred in 1921: the present west wing replaced a glazed conservatory; the east wing, originally a one-story screened porch, was enclosed and raised; and the north wing was changed from one to two stories. Later alterations included the removal of an original balustrade and the replacement in 1973 of the porte-cochere with a modern carport.

The central entrance, articulated in the Italian Renaissance mode, consists of Tuscan columns, foliated console brackets, and a balcony with a turned balustrade. The door surround is paneled to resemble pilasters and the door is natural wood with an ornate leaded panel of clear glass.

Flanking the entrance are two small windows with cap-molded lintels and molded surrounds, crossetted at the bottom. Other bays of the front facade contain French doors, and French doors also open onto the balcony. These balcony doors are flanked by two smaller windows forming a Palladian ensemble. All windows contain either six-over-one or eight-over-one sash. The single-pane lower sash were added in 1921, replacing six-pane, eight-pane, and casement sash.

Much of the exterior decorative treatment is concentrated around the windows. Windows in two gables contain semi-circular transoms with a paneled surround. Horizontal molding marks the spring line and produces a pilastered effect. A chimney window embellishes the west chimney. Recessed in the chimney, it is accented by a rounded arch, the spring line of which corresponds to the window lintel. Additional exterior enrichment includes pedimented gables, corner pilasters, and denticulated cornices.

Noteworthy features of the interior are: the living room chimney piece, which utilizes "Temple-of-the-Wind" capitals and scrolled brackets to repeat the decorative motif of the central entrance; egg-and-dart cornice molding; Mission style built-in benches; and the vaulted ceiling of the center hall (added in 1921).

Located behind the house is the original carriage house, the exterior of which is unchanged with the exception of the side porch addition. Its most outstanding architectural features are its projecting central bay with a recessed arch containing entrances to the main and upper levels, and its domed ventilator topped with a finial. The interior, which originally functioned as a barn, was remodeled into a garage and servants' quarters in 1921 and again into a residence in recent years.

Although the pergola is gone and the fish pool has been covered, paths, some shrubbery, and the foundation of the pergola remain from elaborate landscape work done in 1921.



PERIOD	AREAS OF SIGNIFICANCE CHECK AND JUSTIFY BELOW						
_PREHISTORIC	ARCHEOLOGY-PREHISTORIC	COMMUNITY PLANNING	XLANDSCAPE ARCHITECTURE	RELIGION			
_1400-1499	ARCHEOLOGY-HISTORIC	CONSERVATION	LAW	SCIENCE			
1500-1599	AGRICULTURE	ECONOMICS	LITERATURE	SCULPTURE			
1600-1699	XARCHITECTURE	EDUCATION	MILITARY	SOCIAL/HUMANITARIAN			
_1700-1799	ART	ENGINEERING	MUSIC	THEATER			
_1800-1899	COMMERCE	EXPLORATION/SETTLEMENT	PHILOSOPHY	TRANSPORTATION			
<u>3</u> 1900-	COMMUNICATIONS	INDUSTRY	POLITICS/GOVERNMENT	OTHER (SPECIFY)			
		INVENTION					
SPECIFIC DAT	ES 1909	BUILDER/ARCH	Spencer and Po	owers, Chicago			

#### STATEMENT OF SIGNIFICANCE

The Warren-Guild-Simmons House, built by Cyrus C. Warren in 1909, is significant for its historic associations with the lumber industry, which flourished in Jackson while other enterprises recovered from an economic decline brought on by the national financial panic of 1907. Designed by the Chicago architectural firm of Spencer and Powers, it is one of a small number of architecturally designed homes remaining in Jackson and is distinguished by its Colonial Revival-style exterior and interior. The latter features the unusual combination of Colonial Revival moldings and mantels and Mission-style built-in benches. The carriage barn, also articulated in the Colonial Revival style, is an apparently rare survivor of what was once a common adjunct to the turn-of-the-century home in Jackson. Noteworthy also are the remains of landscaping designed in 1922 by the St. Louis firm of Mushopf and Irish.

The opening of new rail lines in Mississippi in 1900 and 1909 spurred the growth of lumber manufacturing until by 1911 it was considered one of Jackson's most important industries. "Plants are up-to-date in every respect and men at their heads are regarded among the best businessmen in the city," stated the <u>Clarion-Ledger</u> (Jackson, Mississippi, <u>Clarion-Ledger</u>, October 11, 1911, p. 57).

Cyrus C. Warren, vice-president of the Warren-Goodwin Lumber Company, was one of those men, and the Colonial Revival style of his home, characteristically substantial and ordered, expressed his prominent position. However, Mission-style benches and plain wooden posts in the center hall provide an interesting contrast to the stately exterior and to the Colonial Revival-style of other interior features, attesting to the fact that the architect of the house was from Chicago, an important center of the arts and crafts movement.

The property was purchased in 1913 by Felix Gunter, president of the Jackson Board of Trade (Deed Book 82:548), and then by W. E. Guild, treasurer of the Finkbine Lumber Company, in 1921 (Deed Book 117:449). Guild remodeled the house, employing the original architectural firm, by then enlarged to Spencer, Powers and Martin. He also employed landscape architects Muskopf and Irish of St. Louis to develop the grounds. The result combined the formally planned gardens of the French landscape tradition with the park-like atmosphere more typical of the English taste in landscape design. In 1930, D. C. Simmons, president of both the Bank of Utica and the Utica Lumber and Gin Company, bought the house (Deed Book 237: 81). He lived in the house until his death in 1964, and his widow continued to live there until her death in 1972. The present owners, William L. Simmons, son of D. C. Simmons, and his wife, purchased the house from his parents' estate in 1972 (Deed Book 2044:33).

Despite the loss of the balustrade, the porte-cochere, the pergola, and some of the original plantings, the house and grounds retain much of their original integrity. The original appearance of and changes to the residence have been extremely well documented,

# 9 MAJOR BIBLIOGRAPHICAL REFERENCES

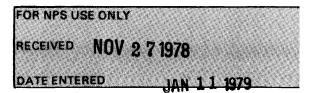
Brinson, Carroll. <u>Jackson/A Special Kind of Place</u>. Jackson, Mississippi: The City of Jackson, 1977.

Clark, Robert Judson. <u>The Arts and Crafts Movement in America 1876-1916</u>. Princeton, New Jersey: Princeton University, 1972.

<b>10</b> GEOGRAPHICAL DA'	ГА		
ACREAGE OF NOMINATED PROPERTY	<u> </u>		
QUADRANGLE NAME Jackson	n, Mississippi	QUADRANGLE S	SCALE <u>1:24000</u>
A 1, 5 7 6, 5 8, 1, 0 3 ZONE EASTING NO	3. 5. 7. 9 2. 5. 0 ORTHING		NORTHING
	11111	FLI	
GLILLLL		нц Ц Ц ц ц	
VERBAL BOUNDARY DESCRIPTIO			0 10 11 10 10
Twenty (20) feet off the East 14, 15 and 16, Block 5, Gleny	c side of Lots o	& 6 and all of Lots /, 8	, 9, 10, 11, 12, 13,
which is on file and of reco	rd in the office	of the Chancery Clerk of	Hinda County at
		S OVERLAPPING STATE OR COUN	
STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE
<b>11</b> FORM PREPARED BY	7		
	lictorion		
Adele Cramer, Architectural H		DATE	
Mississippi Department of Arc	chives and Histor		17, 1978
STREET & NUMBER	chiveb and hibtor	TELEPHO	
P. O. Box 571		601-354-	7326
CITY OR TOWN		STATE	
Jackson		Mississi	ppi 39205
<b>12 STATE HISTORIC PR</b>	ESERVATION	<b>OFFICER CERTIFICA</b>	TION
THE EVALUATE	ED SIGNIFICANCE OF T	HIS PROPERTY WITHIN THE STATE	IS:
NATIONAL	STATE	LOCAL	x
	SIAL		
As the designated State Historic Preser	vation Officer for the Na	tional Historic Preservation Act of 19	66 (Public Law 89-665), I
hereby nominate this property for inclu	usion in the National Re	gister and certify that it has been ev	valuated according to the
criteria and procedures set forth by the	National Park Service.	and the second	
STATE HISTORIC PRESERVATION OFFICER		the R. Hilliand	
		DATE	
TITLE State Historic Pro	eservation Office	er	November 17, 1978
FOR NPS USE ONLY I HEREBY CERTIFY THAT THIS PRC	PERTY IS INCLUDED I	THE NATIONAL REGISTER	
1. Charles a	Hun	DATE	1.11.79
ATTEST: JANN H. G	gister zimone	DATE	1.11.79 1479
CHIEF OF REGISTRATION			

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**CONTINUATION SHEET** 

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#### 8 - SIGNIFICANCE

with plans and specifications existing for the house when it was built and when it was altered in 1922. A landscape plan, list of plantings, and old photographs also remain, so that accurate restoration of lost features is possible.

#### 9 - MAJOR BIBLIOGRAPHICAL REFERENCES

Cramer, Adele, architectural historian. Personal inspection, June 19, 1978.

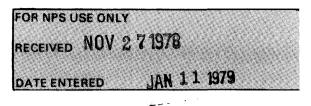
- Cramer, Adele, architectural historian. Personal interview with William James Simmons, Jackson, June 19, 1978.
- Hinds County, Mississippi. Chancery Clerk. Deed Books 82:548; 117:449; 237:81; 2044:33. Mississippi Department of Archives and History. Microfilm.
- The Jackson, Mississippi, City Directory, 1910, 1916. Ashville, North Carolina: Piedmont Press.

Jackson, Mississippi. Clarion-Ledger, October 11, 1911.

- Jackson. Mississippi Department of Archives and History. Plans and Specifications for "A Residence for Mr. C. C. Warren to be Built at Jackson, Mississippi." June 23, 1978, Spencer and Powers, architects, 1200 Steinway Hall, Chicago.
- Jackson. Mississippi Department of Archives and History. Plans and Specifications for "Alterations and Additions for Mr. W. E. Guild." June 8, 1921, Spencer, Powers and Martin, architects, 5 North LaSalle Street, Chicago.
- Jackson. Mississippi Department of Archives and History. Planting Plan and General Conditions for "Landscape Plating on the Grounds of Mr. W. E. Guild." December 4, 1922, Muskopf and Irish, landscape architects, St. Louis, Missouri.
- Jackson. Mississippi Department of Archives and History. Statewide Survey File. Hinds County. Warren-Guild-Simmons House.
- McCain, William D. <u>The Story of Jackson</u>. Jackson, Mississippi: J. F. Hyer Publishing Company, 1953.

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CONTINUATION SHEET

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9 - MAJOR BIBLIOGRAPHICAL REFERENCES

Marquis, Albert, ed. <u>Who's Who in America</u>, Vol. 22. Chicago, Illinois: A. N. Marquis Company, 1942.

Rowland, Dunbar, ed. <u>The Official and Statistical Register of the State of Mississippi</u>, 1904. Memphis, Tennessee: Brandon Publishing Company, 1904.

10 - GEOGRAPHICAL DATA

Jackson, Mississippi, in Plat Book 1, Page 85, reference to which is hereby made in aid of and as a part of this description.