

I. IDENTIFICATION

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PROPERTY NAME: <sup>✓</sup> Vandiver House HISTORIC NAME: Vandiver House  
STREET ADDRESS: Main Street CITY: Lavonia  
PRESENT OWNER: Ernest Vandiver, Jr. MAILING ADDRESS: 109 Hartwell Road  
CITY: Lavonia STATE: Georgia ZIP CODE: 30553  
CURRENT USE: Rental ACREAGE: 1.5 acres nominated of 5 acre  
tract (includes just the house, office &  
U. S. G. S. QUADRANGLE: Lavonia, Ga.-S.C. U. T. M. REFERENCE: immediate setting)  
V. B. D. OR TAX MAP NUMBER: 306-004-002 Z17 E306140 N3812900

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II. DESCRIPTION

ARCHITECTURAL DESCRIPTION AND PRESENT CONDITION:

One and one-half story frame bungalow-inspired residence set on a brick foundation. Overall shape of the structure is a central block with symmetrical wings. One wing, which was originally open, has been enclosed, and the other wing continues its original function as a side porch. The roof is gabled and contains a central chimney and two dormers placed in a symmetrical arrangement. The entrance door, which is glass bordered by square panes in each corner, is framed by a rectangular transom and sidelights. The sidelights repeat the glass design found in the door. This entrance is defined by a pedimented porch supported by craftsman-inspired wooden columns which are larger at the base and are placed on brick pillars. Craftsman-inspired detailing on the exterior includes exposed rafter ends and bracketed eaves.

On the interior, walls are plastered and floors are wooden. The living room ceiling is vaulted, a detail also found locally in the McMurray (No. 18), Stovall-Purcell (No. 3), and Kidd Houses (No. 20). Tongue and groove paneling is also found in several rooms throughout the structure. The mantels are original and the living room mantel, of brick in a gemmetric pattern, resembles other mantels found within the multiple resource area. The structure is in good condition.

The house is sited on a 1.5 acre lot with a garage to the rear and a small office on the southwestern edge of the property. The garage is frame with a pitched roof, large swing doors, and craftsman styling in the rafter ends. The office is brick with plain detailing. An addition appears to have been made to the rear of the office. The landscape setting is grassed with large hardwoods and an albelia hedge running the length of the property along East Main Street.

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III. HISTORY

ORIGINAL OWNER: S. E. Vandiver, Sr. ORIGINAL USE: Residence  
ARCHITECT/BUILDER: Jack Grubbs HISTORIC AREAAGE: 5 acres  
DATE OF CONSTRUCTION: 1922 DATE(S) OF ALTERATIONS:

HISTORICAL NARRATIVE (FROM ORIGINS TO PRESENT)

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## HISTORICAL NARRATIVE (FROM ORIGINS TO PRESENT)

This residence was built as the residence of S. E. Vandiver, Sr., by a local builder, Jack Grubbs, in 1922. Vandiver was involved in several business concerns involving farming. He was a large landowner in the Lavonia area and maintained a business office at the corner of the property. Ernest Vandiver, Jr., who was Governor of Georgia from 1958 to 1963, was raised in this structure. The house is still in the ownership of the Vandiver family and is used as a rental today.

## IV. SIGNIFICANCE:

N. R. AREA(S) OF SIGNIFICANCE: Architecture, agriculture, LEVEL OF SIGNIFICANCE: Local local history

## STATEMENT OF SIGNIFICANCE (ARCHITECTURAL AND HISTORICAL):

Architecturally, this structure is important as a good local example of Craftsman-inspired design which was constructed by a local builder. Jack Grubbs, who is responsible for a number of structures within the multiple resource area.

In agriculture, this property is important due to its association with S. E. Vandiver, Sr., the original owner. Vandiver owned extensive farmland in the Lavonia area, and he ran his agricultural operations from the small office near his in-town residence. Vandiver also developed a cotton seed, known as "Vandiver's Heavy," in the 1930's which proved to be an improvement on existing seed at that time.

In politics and government, this property is significant due to its association with the Vandiver family. This family has continued to be large landowners in the Lavonia area and Ernest Vandiver, Jr. who was raised in this house served as Governor of Georgia from 1958 to 1963.

## V. SOURCES

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ORGANIZATION: Georgia Mountains APDC

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REPRESENTATION IN EXISTING SURVEYS: None

SOURCES OF INFORMATION: Vandiver family.