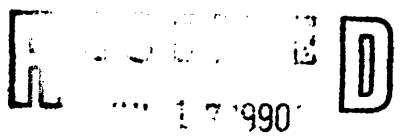


United States Department of the Interior National Park Service



National Register of Historic Places Registration Form

NATIONAL REGISTER

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in Guidelines for Completing National Register Forms (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name G.V. Tillman House other names/site number 8 Po 283

2. Location

street & number 301 East Sessoms Avenue n/a not for publication city, town Lake Wales n/a vicinity state Florida code FL county Polk code 105 zip code 33854

3. Classification

Table with 3 columns: Ownership of Property (private, public-local, public-State, public-Federal), Category of Property (building(s), district, site, structure, object), and Number of Resources within Property (Contributing, Noncontributing, Total).

Name of related multiple property listing: Lake Wales Multiple Property Group Number of contributing resources previously listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. See continuation sheet. Signature of certifying official Florida State Historic Preservation Officer Date 7/11/90

In my opinion, the property meets does not meet the National Register criteria. See continuation sheet. Signature of commenting or other official Date State or Federal agency and bureau

5. National Park Service Certification

I, hereby, certify that this property is: entered in the National Register. See continuation sheet. determined eligible for the National Register. See continuation sheet. determined not eligible for the National Register. removed from the National Register. other, (explain:). Signature of the Keeper Date of Action 8/31/90

6. Function or Use

Historic Functions (enter categories from instructions)

Domestic: Single Dwelling

Current Functions (enter categories from instructions)

Domestic: Single Dwelling

7. Description

Architectural Classification
(enter categories from instructions)

Late 19 & 20th Century Revivals: Colonial
Revival

Materials (enter categories from instructions)

foundation Brick

walls Wood: weatherboard

roof Other: Composition Shingle

other n/a

Describe present and historic physical appearance.

PLEASE SEE CONTINUATION SHEETS

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

nationally statewide locally

Applicable National Register Criteria A B C D

Criteria Considerations (Exceptions) A B C D E F G

Areas of Significance (enter categories from instructions)

Architecture
Exploration/Settlement

Period of Significance

1916-1928

Significant Dates

1916

Cultural Affiliation

n/a

Significant Person

Tillman, George Vernon

Architect/Builder

Unknown/unknown

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

PLEASE SEE CONTINUATION SHEETS

See continuation sheet

9. Major Bibliographical References

- Ahl, Janyce B. Crown Jewel of the Highlands - Lake Wales, Florida. Lake Wales, 1983.
- Blumenson, John. Identifying American Architecture, A Pictorial Guide to Styles and Terms, 1600-1945. Nashville, TN, 1977.
- Kaucher, Dorothy. They Built A City. Lake Wales, 1970.
- Poppeliers, John C., et al. What Style Is It?, A Guide to American Architecture. Washington, D.C., 1983.

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____

See continuation sheet

Primary location of additional data:

- State historic preservation office
- Other State agency
- Federal agency
- Local government
- University
- Other

Specify repository: _____

10. Geographical Data

Acres of property Less than 1 acre

UTM References

A 17 442410 3086660
 Zone Easting Northing

C _____

B _____
 Zone Easting Northing

D _____

See continuation sheet

Verbal Boundary Description

All that property contained in Lot 9, Block 17 of the original plan platted by the Lake Wales Development Company in 1911.

See continuation sheet

Boundary Justification

The boundary includes the entire city lot that has historically been associated with the property.

See continuation sheet

11. Form Prepared By

name/title Stephen Olausen, Barbara E. Mattick/Historic Sites Specialist

organization Bureau of Historic Preservation date July 1990

street & number R.A. Gray Bldg., 500 S. Bronough Street telephone (904) 487-2333

city or town Tallahassee state Florida zip code 32399-0250

United States Department of the Interior
National Park ServiceNational Register of Historic Places
Continuation SheetSection number 7 Page 1 G.V. Tillman House, Lake Wales Multiple Property Group**SUMMARY:**

The G.V. Tillman House at 301 East Sessoms Avenue contributes to the Lake Wales Multiple Property Group under Associated Property Type F.2: Residential Buildings 1911-1928. Constructed in 1916 by G.V. Tillman, one of the founders of Lake Wales, the house is an excellent example of Colonial Revival architecture. The two-story house sits on a large corner lot overlooking Crystal Lake. Notable architectural features include its regular interior plan, hipped roof with boxed eaves, hipped dormer, veranda with central portico, symmetrical fenestration, and three prominent corbelled brick chimneys. The building retains its architectural integrity to a large degree.

PRESENT AND ORIGINAL PHYSICAL APPEARANCE

The G.V. Tillman House is a two-story, balloon frame residential building. It has a low-pitched hipped roof with boxed eaves and is clad with drop siding. A hipped dormer with a louvered vent flanked by two six-light casement windows is located in the center of the front slope of the roof. The roof is surfaced with composition shingles. The building sits on a brick pier with pierced brick infill foundation. A contributing garage is located in the northwest corner of the property (photo 8).

The main (south) facade features symmetrical fenestration consisting of a set of triple double-hung sash windows with 9/1 lights flanked by two single double-hung sash windows with 12/1 lights at either end of the second story. The first story has a central entrance with diamond pane sidelights flanked by two single double-hung sash windows with 16/1 lights on either side. A hip roof veranda runs the length of the front facade and wraps around the west side of the house. The porch has a central cross-gable portico with returns. The porch roof is supported by round columns on brick piers. A square post balustrade runs between the porch supports (photo 1).

Notable architectural features on the other elevations of the house include two-end exterior brick chimneys with corbelled caps located on the west side of the main block

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Continuation SheetSection number 7 Page 2 G.V. Tillman House, Lake Wales Multiple Property Group

(photo 2), and an east side cross-hip roof extension with ribbons of double-hung sash windows with 16/1 lights (photo 3). The rear (north) elevation has a cross-hip extension and a two story, attached shed roof porch. A brick chimney with a corbelled cap is located in the center of the rear slope of the roof (photo 4).

The interior of the Tillman House features a regular four square plan. The main entrance opens into a hall with a balustraded straight stairway leading to the second floor (photo 5). To the west of the stairway are the living room and dining room, and to the east are two bedrooms. The kitchen is located in the rear extension of the house. The second story contains three bedrooms and two baths. The doors and windows of the house are encased with simple wood trim (photo 6). There are three fireplaces with mirrors and heavy oak mantels on the first story (photo 7).

Alterations to the original design of the building consist of the enclosure of the veranda on the east side with double-hung sash windows, the use of metal replacement windows in the rear shed roof porch, and a rear one-story hip roof room addition. In 1935 the several rooms in the second story of the house were converted to an apartment and a wood stairway was added to the north side of the building. Otherwise, the building retains the integrity of its original architectural design.

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National Park ServiceNational Register of Historic Places
Continuation SheetSection number 8 Page 1 G.V. Tillman House, Lake Wales Multiple Property Group**SUMMARY:**

The G.V. Tillman House at 301 East Sessoms Avenue is significant at the local level under Criteria A, B, and C in the area of Exploration and Settlement as one of the first houses built in Lake Wales; for its association with G.V. Tillman, one of the four founders of Lake Wales; and as an excellent example of Colonial Revival Style architecture. The house contributes to the Lake Wales Multiple Property Group under Associated Context: Initial Period of Development of Lake Wales, 1911-1918 and Associated Property Type F.2: Residential Buildings of Lake Wales.

STATEMENT OF SIGNIFICANCE:

George Vernon Tillman was born in 1861, in Belleville, Georgia. He first came to Florida in 1899 while working for Naval Stores Enterprises, a Georgia-based naval stores concern, in search of exploitable pinelands. A second trip in 1902 brought Tillman to the Highlands Ridge area of Florida where he first sighted the area of what was to become Lake Wales. Recognizing the potential for establishing a naval stores operation in the area, Tillman relocated his family to Bartow. In 1905, Tillman became acquainted with C. L. Johnson, B.F. Bullard, and B.K. Bullard, representatives of the Sessoms Investment Company, whom he persuaded to visit the Highlands area. The four journeyed to a spot on the banks of Lake Wailes, and being in agreement with Tillman as to the beauty and potential of the area, made plans to build a turpentine complex and to establish a town.

In 1911, the Lake Wales Land Company was incorporated by G.V. Tillman, C.L. Johnson, B.K. Bullard, and E.C. Stuart. Tillman served as vice president and general manager of the firm. In this capacity, he oversaw the platting of the town during the summer of 1911, and later became the primary land agent for the land company. Tillman was also instrumental in establishing a commercial base for the fledgling settlement. In 1912, he, along with B.K. Bullard and C.L. Johnson, erected a turpentine complex and the community's first hotel. In ensuing years, Tillman participated in the formation of the Lake Wales Citrus

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Section number 8 Page 2 G.V. Tillman, Lake Wales Multiple Property Group
House

Growers Association, the Lake Wales State Bank, and the Florida Ice and Power Company.

Despite his heavy involvement with community and business affairs during the nascent years of development, Tillman remained a resident of Bartow until 1917, spending only his summers in Lake Wales. The impressive house Tillman constructed on Sessoms Avenue in 1916 was evidence of his confidence in the ultimate success of the community. It was situated next door to C.L. Johnson's residence, which was built in 1914. The two homes were almost identical. Both were designed in the popular contemporary Colonial Revival Style and were equipped with modern conveniences, such as hot and cold running water and indoor bathroom facilities.

The Tillman House is significant as a good example of the Colonial Revival Style; its construction in 1916 was concurrent with the Colonial Revival's most significant period of application. Tillman, along with C.L. Johnson and B.K. Bullard who constructed similar residences, chose the design to exhibit evidence to prospective settlers that Lake Wales was evolving into a solid and modern community. Features which mark it as representative of the style include: central entrance with sidelights, symmetry, gabled and hipped roofs, and central hall plan.

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Continuation Sheet

Photographs

1

G.V. Tillman House, Lake Wales Multiple Property Group

Section number _____ Page _____

- 1 1) G.V. Tillman House, 301 E. Sessoms Avenue, Lake
 Wales Multiple Property Group
 2) Lake Wales, Polk County, Florida
 3) Stephen Olausen
 4) 1989
 5) Historic Property Associates
 6) Main (S) facade, camera facing N
 7) 1 of 8

- 2) 1-5) Same as for Photo 1
 6) S and W elevations, camera facing NE
 7) 2 of 8

- 3 1-5) Same as for Photo 1
 6) S and E elevations, camera facing NW
 7) 3 of 8

- 4 1-5) Same as for Photo 1
 6) Rear (N) and E elevations, camera facing SW
 7) 4 of 8

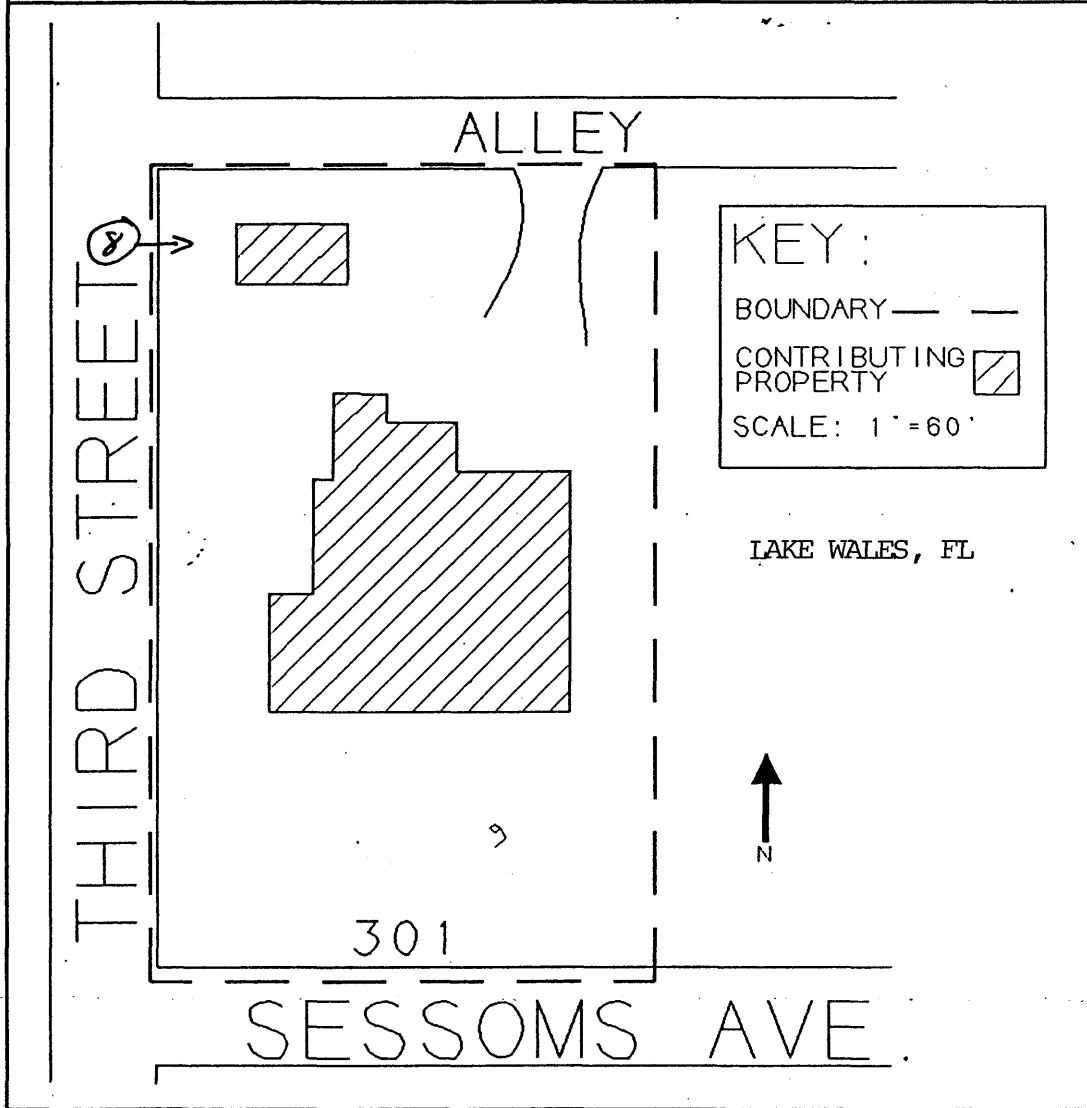
- 5 1-2) Same as for Photo 1
 3) Max Monarch
 4) 1990
 5) Historic Property Associates, St. Augustine, FL
 6) Main interior staircase, camera facing N
 7) 5 of 8

- 6 1-5) Same as for Photo 5
 6) Interior view of door surrounds, camera facing SE
 7) 6 of 8

- 7 1-5) Same as for Photo 5
 6) Representative oak mantelpiece, in living room,
 camera facing SW
 7) 7 of 8

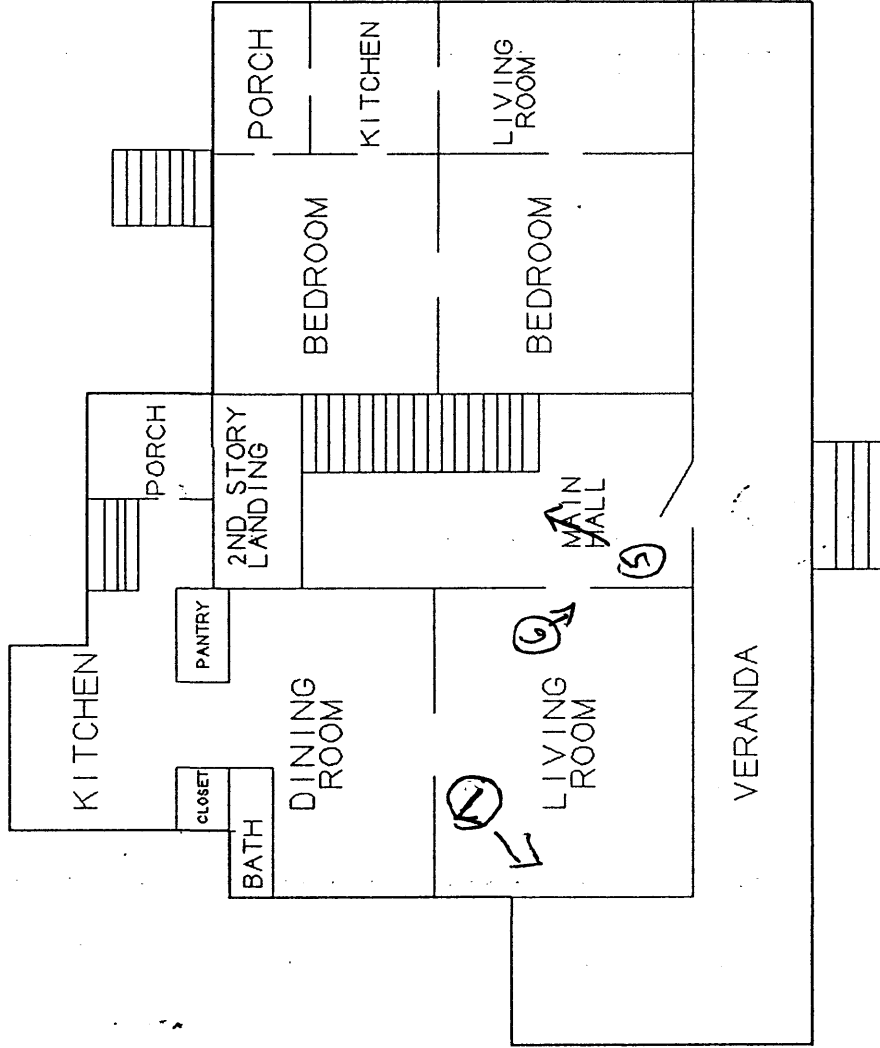
- 8 1-5) Same as for Photo 5
 6) W elevation of contributing garage, camera facing
 E
 7) 8 of 8

G. V. TILLMAN HOUSE

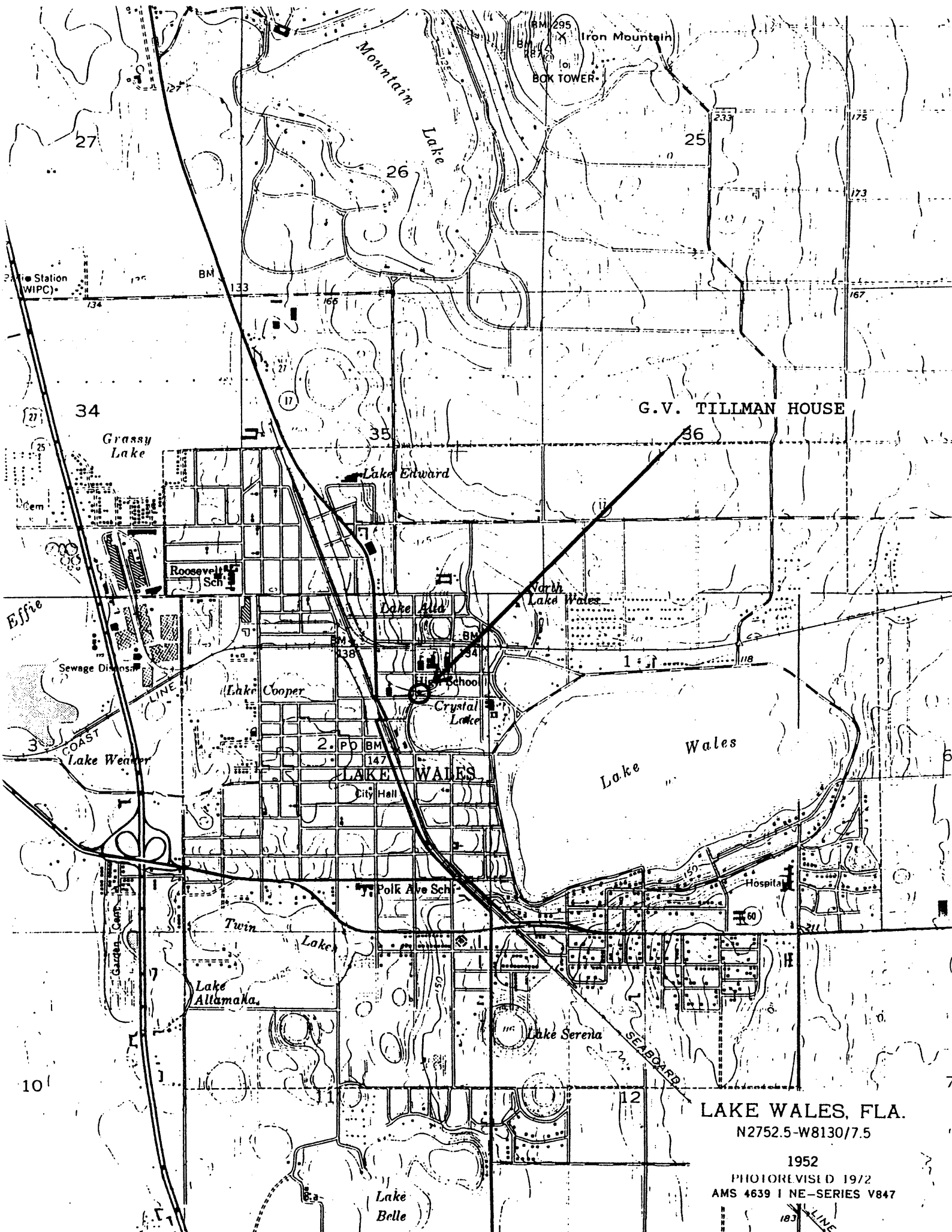


G. V. TILLMAN HOUSE FLOOR PLAN

LAKE WALES, FL



1" = approx. 16'



G.V. TILLMAN HOUSE

LAKE WALES, FLA.
N2752.5-W8130/7.5

1952
PHOTOREVISIT D 1972
AMS 4639 I NE-SERIES V847

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