

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only
received JUN 27 1983
date entered JUL 28 1983

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

1. Name

historic Summit Plantation House

and/or common

2. Location OFF CR 390

street & number Six miles southeast of Adams Run, off county road 390 N/A not for publication

city, town Adams Run vic. X vicinity of congressional district

state South Carolina code 045 county Charleston code 019

3. Classification

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input 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"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input checked="" type="checkbox"/> work in progress	<input checked="" type="checkbox"/> museum
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> park
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input checked="" type="checkbox"/> private residence
	<input checked="" type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> religious
		<input checked="" type="checkbox"/> no	<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name John H. Boineau

street & number Summit Plantation

city, town Adams Run X vicinity of state South Carolina 29426

5. Location of Legal Description

courthouse, registry of deeds, etc. Charleston County Register of Mesne Conveyance

street & number 2 Courthouse Square

city, town Charleston state South Carolina 29402

6. Representation in Existing Surveys

title Inventory of Historic Places
in South Carolina

has this property been determined eligible? ___ yes X no

date 1981 ___ federal X state ___ county ___ local

depository for survey records South Carolina Department of Archives and History

city, town Columbia state South Carolina 29211

7. Description

Condition

excellent
 good
 fair

deteriorated
 ruins
 unexposed

Check one

unaltered
 altered

Check one

original site
 moved date _____

Describe the present and original (if known) physical appearance

Summit Plantation House overlooks Swinton Creek in rural Charleston County, South Carolina. The two-story, frame building with federal style interior details was completed in 1819 as a residence for William Wilkinson and Amaranthia Jenkins Wilkinson. The house is currently undergoing rehabilitation, but the recent additions have not destroyed original fabric, and the original form of the house is readily apparent.

Exterior: Summit Plantation House sits on a tall tabby foundation. The foundation walls are solid under the southwestern (two-story) part of the house, while the northeastern (one-story) part is supported on brick and tabby piers. The southwest foundation walls have small windows with wooden bars. There are openings in the southeast and northwest foundation walls with nailing strips and recesses in the tabby, suggesting the prior existence of wooden doorways to the cellar.

The original part of the house is a two-story, central-hall, single-pile residence with a braced timber frame. A one-story, shed-roofed, two-room section, which appears to be original to the house is located at the rear of the two-story section. The house has beaded weatherboard siding, nine-over-nine, double-hung sash windows with paneled wooden shutters, and a tall gable roof with metal roofing.

The facade (southwest elevation) is five bays wide with a central entrance. A one-story, shed-roofed porch spans the breadth of the facade. Simple wooden posts carry the porch roof at present, although there are plans to install turned Tuscan columns. This porch was rebuilt ca. 1980. A federal style door surround with reeded pilasters was installed to frame the single leaf front door ca. 1982.

The southeast and northwest elevations are identical with two bays on each floor and a single six-over-six sash window beneath the gable end. The northeast elevation is five bays wide. A single leaf door with four-light sidelights opens onto an unroofed porch. The eastern window on the first story of this elevation has been changed from the original nine-over-nine configuration to six-over-six. The central window on the second story was also changed from nine-over-nine to six-over-six, and this window has been raised to light a stair landing. Two tall stuccoed brick chimneys rise above the eaves on this elevation. These chimneys have corbeled brick courses at the caps and brick-vaulted flue caps.

The house has a central hallway with a double-run, open-stringer stair. The hall and the first floor reception rooms have simple paneled wainscoting. The walls above the wainscoting and the ceilings are sheetrock, replacing the original plaster. The doors are six-panel, open-mortise doors of pegged construction; many of the original Carpenter box-locks are intact. The two reception rooms on the first floor have wooden mantelpieces with modest federal style carving. The east room on the first floor has been adapted to a modern kitchen.

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 checked="" 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 checked="" type="checkbox"/> social/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input checked="" type="checkbox"/> other (specify) Local History

Specific dates 1819

Builder/Architect Unknown

Statement of Significance (in one paragraph)

Summit Plantation House, located on Swinton Creek in rural Charleston County, South Carolina, was completed in 1819 for William and Amaranthia Wilkinson. The house is significant as a relatively intact example of a modest federal style plantation house and also as the oldest remaining residence in St. Paul's Parish, an area of approximately fifty square miles, which was part of Colleton County until 1911. In addition, the house, in conjunction with the extant varied documentation, is an excellent illustration of the life of a modest planter in this area of the state.

Additional Information

William Wilkinson, born 22 November 1788, married Amaranthia Jenkins, born 28 November 1790, of Edisto Island on 23 March 1813.¹ According to family tradition, William and Amaranthia moved into an old frame house on property belonging to the estate of Amaranthia's father, Daniel Jenkins.² An 1816 plat illustrating the division of the 922-acre tract between Jenkins's heirs shows that house.³ Amaranthia supposedly received about 500 acres of the tract, including the property containing the house shown on the 1816 plat and land southwest of that site, where she and William constructed their new home.⁴ The allée leading to the old house was extended around the building and down to the new house. The remains of the old house (foundation bricks, now buried) are located in a field to the left of the present road.⁵

The Wilkinson Family Journal and Account Book, 1817-1900, includes a cost sheet for "The Cost of Building a House on Toogoodoo St. Paul's Parish 1819 for William Wilkinson." The house cost \$2,358.44 to construct including \$91.00 for "two stacks of chimneys" built by Jos. Parker and \$29.33 for blue paint for the inside.⁶ According to Frank Legare Wilkinson II (1883-1965), grandson of William and Amaranthia Wilkinson, the plantation was named Summit because it expressed the summit of Amaranthia's happiness. The earliest known written record of the name, however, is 1842.⁸ The plantation was more often referred to in the early records by its location on the Toogoodoo River rather than by a proper name.⁹

William Wilkinson apparently owned large amounts of land, mostly in the village of Adams Run.¹⁰ He also appears to have been moderately successful as a planter. In 1829, Wilkinson received a silver loving cup from the Agricultural Society of St. Paul's for the best five-acre cotton raised that year.¹¹ He was an active member of Willtown Presbyterian Church, serving as a trustee.¹² Wilkinson died 17 December 1847; his will is not extant, but, from the marriage settlement of his daughter Hepzibah and Hawkins S. King, it is apparent that his property was divided between his wife and six surviving children. Hepzibah's property included sixteen slaves and two acres of land formerly part of her father's plantation.¹³

9. Major Bibliographical References

See Continuation Sheet

10. Geographical Data

Acreeage of nominated property Approximately 1

Quadrangle name Adams Run

Quadrangle scale 1:24000

UMT References

A

1	7	5	6	6	9	2	0	3	6	1	7	3	4	5
Zone		Easting				Northing								

B

Zone		Easting				Northing								

C

Zone		Easting				Northing								

D

Zone		Easting				Northing								

E

Zone		Easting				Northing								

F

Zone		Easting				Northing								

G

Zone		Easting				Northing								

H

Zone		Easting				Northing								

Verbal boundary description and justification

The boundary of the Summit Plantation House nomination is shown as the heavy line on the accompanying Charleston County tax map # 127-0-0 drawn to a scale of 400' to the inch. The nominated acre includes the house and immediate surroundings and excludes any **List all states and counties for properties overlapping state or county boundaries** nonhistoric features.

state N/A code county N/A code

state N/A code county N/A code

11. Form Prepared By

name/title Suzanne Pickens Wylie, John Wells David Chamberlain
South Carolina Department of B-C-D Council of Governments

organization Archives and History date May 16, 1983

street & number 1430 Senate Street telephone (803) 758-5816

city or town Columbia state South Carolina 29211

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 National Park Service.

State Historic Preservation Officer signature Charles E. Lee

title State Historic Preservation Officer date June 7, 1983

For NPS use only

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

Entered in the
National Register

date 7/28/83

Keeper of the National Register

Attest:

date

Chief of Registration

**United States Department of the Interior
National Park Service**

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



Continuation sheet 1

Item number 7

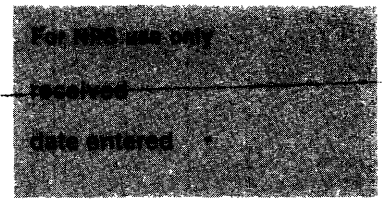
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The second floor has one bedroom on either side of the central hall. A modern bathroom has been installed at the front of this hall. Two rooms with wooden paneling have been built in the attic; these rooms appear to date from the early twentieth century.

Two one-room frame additions have been built onto the house ca. 1982. These additions respect the scale, materials, composition and fenestration of the original. They are set on brick foundations of the same height as the original. They are located at the northwest and northeast corners and connect to the original house via the one-story northern ell. These rooms contain elaborate federal woodwork salvaged from Whitehall, a Berkeley County plantation house flooded by the Santee-Cooper Hydroelectric Project.

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Continuation sheet 2

Item number 8

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The house property apparently reverted to Amarinthia according to the terms of the marriage settlement drawn up at her marriage to William. Her inheritance from her mother and father was to have been held in trust for their use and passed to their heirs. ¹⁴ An 1859 plat of the "Estate of Wilkinson" shows the present house adjacent to, but not part of, the land included in his estate. ¹⁵ In addition, taxes paid by the family after the war distinguished between land held by the estate of William Wilkinson and land held by Amarinthia Wilkinson, which consisted of approximately 500 acres and eleven buildings. ¹⁶

In 1850 Amarinthia and five of her children lived at the Summit House. They owned seventy-five slaves, their farm was valued at \$7,000, and their principal crop appears to have been rice. ¹⁷ By 1860 only Daniel Jenkins, a lawyer, Mrs. J. H. Allston, probably a relative, and Amarinthia were living at the house. Three other sons lived and farmed nearby, probably on acreage which included portions of William's estate. ¹⁸

The Civil War devastated the Wilkinson family fortunes. The family papers contain several letters from northern ladies aid societies in response to Emily Wilkinson's (Francis Legare Wilkinson's first wife) pleas for financial assistance. Other letters from Amarinthia to family and friends tell of hardships they faced. ¹⁹ The surviving members of the family, however, stayed together in and nearby the Summit House. ²⁰ Perhaps in an effort to raise cash, Amarinthia, Daniel and Francis began selling off large numbers of lots in Adams Run, probably part of William's estate. ²¹

Amarinthia Wilkinson died in 1879 at the age of 87. ²² Her sons, Daniel Jenkins and Francis Legare, lived and planted together at Summit until Daniel's death in 1892. ²³ The property passed to Francis and remained in the Wilkinson family until 1966 when it was purchased by John H. Boineau, its present owner. ²⁴

Architecture

Summit Plantation House is a relatively intact federal period plantation house of modest size. The plan and framing reflect the vernacular building traditions which were established in South Carolina during the eighteenth century. The details of the woodwork, especially the reeded pilasters and sunburst motifs on the mantelpieces, reflect the federal stylistic influence which was fashionable at the time. The construction of the house, with hewn timbers, pegged mortise-and-tenon joints, beaded weatherboard, Carpenter brand locks and sash-sawn timbers reflects the state of the building arts in the region at the time. The tabby foundations, however, are representative of a building art known only in the coastal regions of South Carolina and Georgia and are of special significance as intact specimens of a unique technology.

Archeology

No formal archeological investigation has been conducted at Summit Plantation House, however, the occupation of the property by the same family for almost 150 years and knowledge of other buildings on the property indicate that such investigation might well prove fruitful.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
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received

date entered

Continuation sheet 3

Item number 9

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Census of 1850-South Carolina. Washington, D.C.: National Archives Microfilm Publications, 1964. Population Schedules. Microcopy #M432, Roll #851; Slave Schedules. Microcopy #M432, Roll #863.

Census of 1860-South Carolina. Washington, D.C.: National Archives Microfilm Publications, 1967. Population Schedules. Microcopy #653, Roll #1218.

Census of 1870-South Carolina. Washington, D.C.: National Archives Microfilm Publications, 1967. Population Schedules. Microcopy #M593, Roll #1492.

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_____. South Carolina Department of Archives and History. Colleton County Clerk of Court as RMC. Grantor Index to Conveyance Books, 1866-1974.

_____. South Carolina Department of Archives and History. Marriage Settlements, Books 6, 18.

_____. South Caroliniana Library. Wilkinson Family Papers.

Wilkinson, Constance Jenkins. "Huguenots on Laurel Hill from Tides of Toogoodoo." Transactions of the Huguenot Society of South Carolina. 84 (1979): 83-98.

Footnotes

- 1
Wilkinson Family Papers, South Caroliniana Library, Columbia, South Carolina.
- 2
Constance Jenkins Wilkinson (Mrs. Francis Legare Wilkinson II), "Huguenots on Laurel Hill from Tides of Toogoodoo," Transactions of the Huguenot Society of South Carolina 84 (1979): p. 83.
- 3
McCrary Plats, #4932, Charleston County Microfilm, roll #C3188, South Carolina Department of Archives and History, Columbia, South Carolina.
- 4
Wilkinson, p. 85.
- 5
Telephone interview with John Boineau, Summit Plantation, Charleston County, South Carolina, 5 May 1983.
- 6
Wilkinson Family Papers.
- 7
Wilkinson, p. 85.
- 8
Wilkinson Family Papers.
- 9
Ibid. ; McCrary Plats, #1812, roll #C3182.
- 10
Wilkinson Family Papers.
- 11
Wilkinson, pp. 91-92.
- 12
Wilkinson Family Papers.
- 13
Wilkinson, p. 87; Marriage Settlements, Book 18, p. 178, South Carolina Department of Archives and History, Columbia, South Carolina.
- 14
Marriage Settlements, Book 6, pp. 201-205.
- 15
McCrary Plats, #1812.
- 16
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Footnotes, continued.

17

Census of 1850-South Carolina (Washington, D.C.: National Archives Microfilm Publications), Population Schedules, microcopy #M432, roll #851; Slave Schedules, microcopy #M432, roll #863; Agricultural Census-South Carolina, 1850, South Carolina Department of Archives and History.

18

Population Schedules of the Census of 1860-South Carolina (Washington, D.C.: National Archives Microfilm Publications), microcopy #653, roll #1218.

19

Wilkinson Family Papers.

20

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21

Grantor Index to Conveyance Books, 1866-1974, roll #C8863, Colleton County Clerk of Court as RMC, South Carolina Department of Archives and History.

22

Wilkinson, p. 87.

23

Ibid., p. 88.

24

Ibid., pp. 88, 95; Interview with John Boineau.