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UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

FOR NPS USE ONLY  
RECEIVED MAR 5 1979  
DATE ENTERED MAY 7 1979

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

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

**1 NAME**

HISTORIC  
Hopkins Sandstone House and Farmstead  
AND/OR COMMON  
Joseph Laughter House

**2 LOCATION**

STREET & NUMBER *NE of Ripley*  
CITY, TOWN  
Ripley  
STATE  
Oklahoma  
VICINITY OF  
 VICINITY OF  
CODE  
35  
COUNTY  
Payne  
CODE  
119  
CONGRESSIONAL DISTRICT  
No. 6  
NOT FOR PUBLICATION

**3 CLASSIFICATION**

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input type="checkbox"/> OCCUPIED	<input checked="" type="checkbox"/> AGRICULTURE
<input type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input checked="" type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> MUSEUM
<input checked="" type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> COMMERCIAL
<input checked="" type="checkbox"/> SITE	<b>PUBLIC ACQUISITION</b>	<b>ACCESSIBLE</b>	<input type="checkbox"/> PARK
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> EDUCATIONAL
	<input type="checkbox"/> BEING CONSIDERED	<input checked="" type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> ENTERTAINMENT
		<input type="checkbox"/> NO	<input type="checkbox"/> GOVERNMENT
			<input type="checkbox"/> INDUSTRIAL
			<input type="checkbox"/> MILITARY
			<input type="checkbox"/> PRIVATE RESIDENCE
			<input type="checkbox"/> RELIGIOUS
			<input type="checkbox"/> SCIENTIFIC
			<input type="checkbox"/> TRANSPORTATION
			<input type="checkbox"/> OTHER:

**4 OWNER OF PROPERTY**

NAME  
Joseph R. Laughter  
STREET & NUMBER  
900 N. E. 67th  
CITY, TOWN  
Oklahoma City  
VICINITY OF  
STATE  
OK

**5 LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE,  
REGISTRY OF DEEDS, ETC.  
County Clerk's Office  
STREET & NUMBER  
Payne County Courthouse  
CITY, TOWN  
Stillwater  
STATE  
OK

**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE  
Oklahoma Comprehensive Survey  
DATE  
1978  
DEPOSITORY FOR SURVEY RECORDS  
Oklahoma Historical Society, Preservation Office  
CITY, TOWN  
Oklahoma City  
STATE  
OK  
FEDERAL  STATE  COUNTY  LOCAL

# 7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input checked="" type="checkbox"/> DETERIORATED	<input checked="" type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input checked="" type="checkbox"/> RUINS	<input type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

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## DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

Located in a rural area near Ripley, the site consists of six structures and their immediate grounds constituting the settlement area of the former farmstead. Though deteriorated by disuse, the site still offers an excellent illustration of frontier adaptation and homestead growth. Dominated visually by the large-block Hopkins Sandstone House, the site includes two other sandstone structures - a smaller structure resembling the large house and the original sandstone house now in a state of ruin. Two wooden structures stand on the site - a grainery and a chicken shed, both used now for hay storage. A large cellar also remains intact, covered by a brick entry. Abandonment of the farmstead and overgrazing have left a portion of the site overgrown in evergreens. However, a large pear tree and a fenced pen area still give a feel for the human occupation.

The Hopkins Sandstone House (1 on map), built in 1899 by John and Tom Hopkins, is 30' square and of coarse cut sandstone block construction extending 12' in height to the roof. The roof is hipped, an indication of Midwestern folk-architecture, is gabled on the north and south sides, and has a central chimney. Internally, the ground floor consists of four rooms with a central stairway leading to a single attic room. This is a common American house design, reaching back to Colonial floor plans. The block is very well laid.

The smaller sandstone utility house (2 on map) is 12' wide by 15' long with a span roof. It resembles the Hopkins House in that it is constructed in the same manner with coarse cut sandstone blocks.

Located next to the utility house and behind the Hopkins House is a large cellar (3 on map). The entry of the cellar consists of a 4' wide by 9' long brick stairway shelter with a span roof.

60' west of the Hopkins House is a small two-story grainery (4 on map). Constructed of wood, the grainery is 10' wide and 12' long.

25' southwest of the sandstone utility house is an old chicken shed (5 on map). The chicken shed is of wood construction, 8' wide by 20' long.

In the southwest corner of the site is the first sandstone house built on the homestead (6 on map). 9' wide by 15' long, this house was constructed of flat sandstone rocks with sand and clay chinking. Though in a state of ruin, the end walls and part of the sidewall remain standing.

1000' to the south of the site in an intermittent stream bed are two fire pits from which mortar ash was created for constructing the Hopkins House and the utility house. 10' deep and 6' in diameter, these pits were filled with alternating layers of hardwood and limestone which was burned, producing a strong ash mortar for cementing the sandstone blocks together.

# 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 checked="" 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 type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER	
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input checked="" type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION	
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)	
		<input type="checkbox"/> INVENTION			

SPECIFIC DATES April 21, 1899

BUILDER/ARCHITECT John and Tom Hopkins

## STATEMENT OF SIGNIFICANCE

The site of the Hopkins Sandstone House and Farmstead is a rare and unique example of settlement adaptation by white settlers homesteading the Unassigned Lands of Indian Territory opened by the run of April 22, 1889. The instant settlement of the district caused living in makeshift dwellings until more permanent homes could be established. In the case of this farmstead site, the abundance of local sandstone was utilized to construct the first permanent structure, a crude, but efficient, sandstone fragment house. At a later date, the more substantial Hopkins House and utility house were constructed of great sandstone blocks held together by a mortar ash derived from burning local limestone and hardwood. Two wells, livestock pens, a cellar, a grainery, a chicken house, and a surviving pear tree lend the site a feeling for its days as a productive homestead.

The durability of the sandstone houses are a vivid reminder of settlement and adaptation to the environment of the western Oklahoma frontier. The introduction of a midwestern house type in the form of the Hopkins House is also an excellent reminder of the cultural heterogeneity of Oklahoma's settlement history.

Since abandonment of the farmstead, overgrazing has produced a thick growth of evergreens around the property which once was relatively treeless. The close proximity of an oil well also indicates a change in land use from the farmstead's early days. However, neither of these factors has seriously detracted from the integrity of the site as a representative of settlement and adaptation in the Oklahoma frontier. The site is disturbed only minimally, and archeological research would likely produce considerable information on the daily affairs of the area's early white settlers and on the nature of the agricultural adaptation.

# 9 MAJOR BIBLIOGRAPHICAL REFERENCES

## 10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY two acres

QUADRANGLE NAME Ripley, Oklahoma

QUADRANGLE SCALE 7.5 min.

UTM REFERENCES 39 90 500

A 

1	3	6	9	0	3	0	0	3	9	8	7	8	0	0
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B 

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ZONE EASTING NORTHING

ZONE EASTING NORTHING

C 

1	4	6	9	2	4	5	0							
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D 

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G 

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H 

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### VERBAL BOUNDARY DESCRIPTION

See continuation sheet

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

STATE	CODE	COUNTY	CODE
N/A			

STATE	CODE	COUNTY	CODE

## 11 FORM PREPARED BY

NAME / TITLE

James H. Renner

Kent Ruth, editor

ORGANIZATION

Oklahoma Historic Preservation Survey

DATE

9/78

STREET & NUMBER

Oklahoma State University

TELEPHONE

405/884-5456

CITY OR TOWN

Stillwater

STATE

OK

## 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

*Harry R. Dempree M.D.*

TITLE

DATE

2-20-79

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DATE

5-7-79

ATTEST:

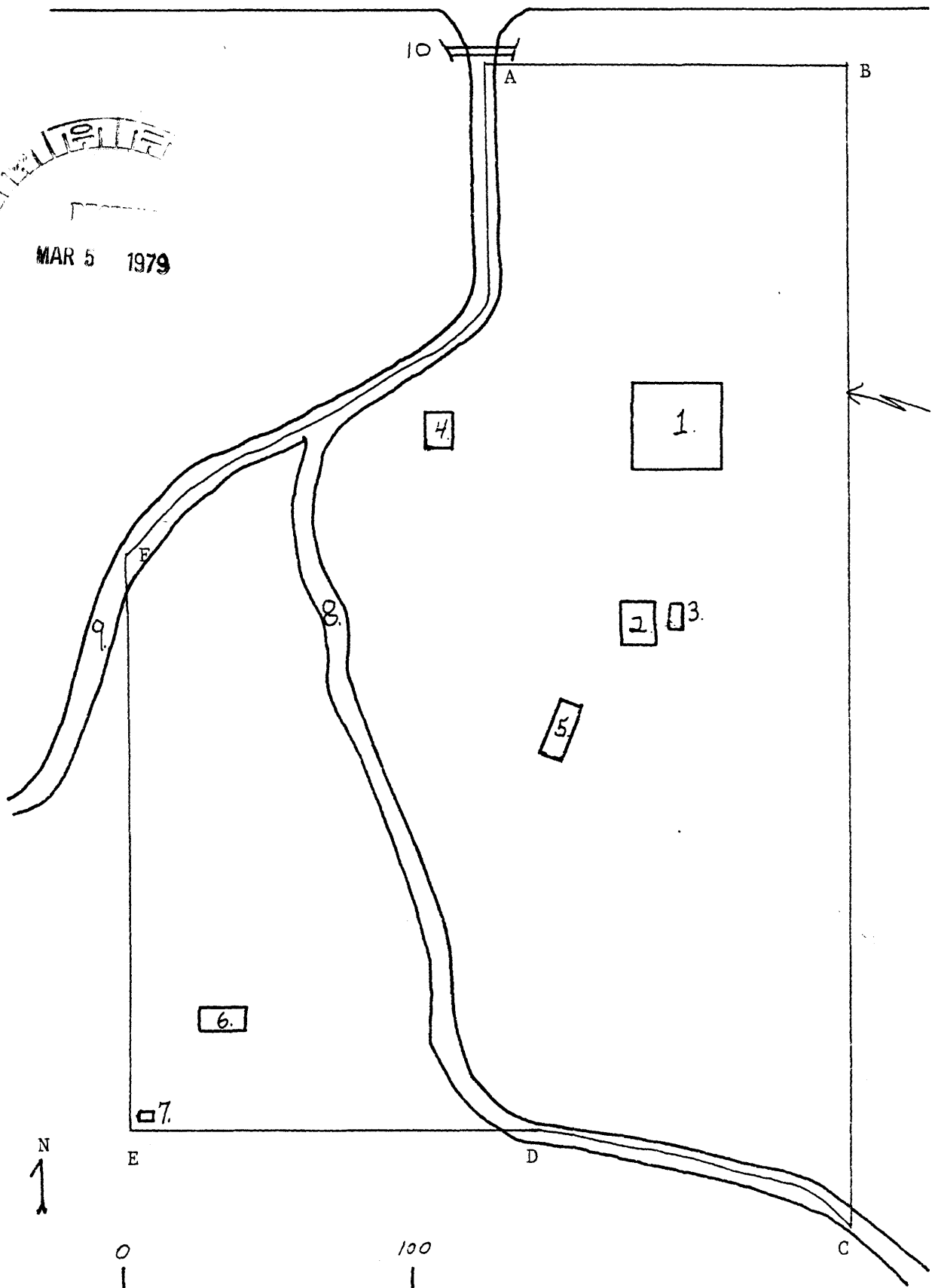
DATE

5/1/79

CHIEF OF REGISTRATION

11.

MAR 5 1979



Suggested site boundary

0 100  
SCALE IN FEET

MAP KEY

1. Hopkins Sandstone House
- 2. Sandstone Utility House
3. Cellar
4. Grainery
5. Chicken Shed
6. Original Sandstone House
7. Windmill
8. Pasture Road
9. Oil Pumper Services Road
10. Gate
11. Section Line Road

