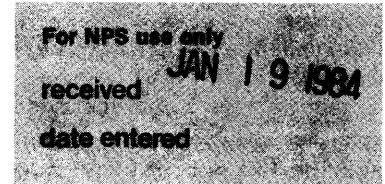


**United States Department of the Interior
National Park Service**

**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 Hillcrest Orchard Historic District

and/or common Hillcrest Orchard

2. Location

street & number 3285 Hillcrest Road N/A not for publication

city, town Medford N/A vicinity of Fourth Congressional District

state Oregon code 41 county Jackson code 029

3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input checked="" type="checkbox"/> agriculture
<input 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 type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> N/A in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input checked="" 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 Hillcrest Corporation c/o Mr. Judson M. Parson

street & number 1218 Third Ave., Suite 2303 Hillcrest Orchard

city, town Seattle N/A vicinity of state Washington 98101

5. Location of Legal Description

courthouse, registry of deeds, etc. Jackson County Courthouse

street & number Eighth and Oakdale Street

city, town Medford state Oregon 97501

6. Representation in Existing Surveys

title Jackson County Survey and Inventory has this property been determined eligible? yes no

date June - December 1978 federal state county local

depository for survey records Jackson County Department of Planning and Development

city, town 32 W. 6th St., Medford state Oregon 97501

7. Description

Condition excellent deteriorated good ruins fair unexposed

Check one unaltered altered

Check one original site moved date N/A

Describe the present and original (if known) physical appearance

The ensemble of buildings which comprise Hillcrest Orchard is located approximately two-and-one-half miles east of the business center of Medford, Oregon. The property included in this nomination lies along the northern border of Hillcrest Road, an early Jackson County route that runs from the town toward the foothills to the east. Foothill Road, a north-south route, borders the land on the west. Additional orchard property surrounds the nominated portion on the north and east. The buildings and trees all lie in Township 37 South, Range 1 West, Section 21. Included in the ensemble, all part of a functioning orchard operation, is a packing house, wagon shed, plumbed toilet, wash rack, old barn, fire house, cow barn, main garage, electric garage, dog house, wood shed, guest house, office, residence, and recreation house. (Please see enclosed maps with building locations.) With the exception of the old barn and the wood shed, all the structures, designed by architect Frank C. Clark, retain their integrity of function and Period Colonial style.

The agricultural purposes for which the buildings were planned remains consistent although equipment or use has been modernized. The packing house never functioned as such, for shortly after its construction, pears were transported to the railroad district for reasons of efficiency. The building was used for general farming purposes and is used in the same way today. The wagon shed houses farm vehicles, the fire house contains the fire equipment; the garages function for the use that was planned for them. With the exception of the Y-shaped house and the irregularly shaped recreation house, all other structures are rectangular in shape. All buildings with the exception of the packing house with tile wall construction, are of wood frame wall construction. The primary window pattern in all buildings is multi-light over one, with some variations. Gabled roofs of varying pitches cover the structures, and their roofing material is either asbestos or composition shingle. The environmental attributes of the property are considerable. The two-hundred acres purchased by Reginald Parsons has been increased by fifty acres and is almost completely planted to pears. Approximately ten acres have been given to improvements. The foothills of the Cascades lie to the east, additional orchard property to the west, and land of rural character to the north and east. Land to the south is semi-rural in character with some residential growth. The property maintains complete integrity within its own boundaries, as road patterns and pear block divisions have not been altered through the years. (Please see enclosed maps.) Roxy Ann Creek, named like the prominent hill to the east, runs southwest-northeast through Hillcrest Orchard. Approximately 250 acres are planted to Bartlett, Bosc, D'Anjou and Comice pears. Other buildings scattered over the orchard include the superintendent's house, an earlier orchard manager's house, a spray house, shed, and some employee residences in the northern portion of the property. The buildings included in the nomination are those functionally involved in the orchard operation; historically, and at the present. Buildings are described here in order. Sources for alterations as well as construction dates are included in the Reginald Parsons Collection at the University of Oregon, and in photographs, and are listed in Item 8.

HILLCREST ORCHARD BUILDING DESCRIPTION

No. 1 Packing House

Contributing

Construction Date: 1926

Architect: Frank C. Clark

Contractor: Elmer Childers

Description: Rectangular in shape; approximately 90' x 32' interlocking tile wall construction; two stories-main packing house, two and one-half stories-adjoining residence, one-story addition on east end; medium-pitch gable on main block, steeply-pitched gable

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 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 type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input 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 c. 1900 - c. 1930 **Builder/Architect** Frank Chamberlain Clark/Unknown

Statement of Significance (in one paragraph)

The Hillcrest Orchard Historic District, located two-and-one-half miles east of Medford is significant under the following Criteria for Evaluation:

- 1) Criterion A - The property and operations have been significantly associated with the development of the fruit growing industry in Southern Oregon since the late 1880s.
- 2) Criterion B - The property has been significantly associated with the Stewart, Persins and Parsons families. These persons were closely associated with the creation and growth of the commercial fruit industry in the Rogue River Valley. Additionally, the Parsons family was prominently associated with other commercial and philanthropic enterprises in Oregon and Washington states.
- 3) Criterion C - In its current configuration, the property is significant as an intact type representative of an agricultural technology and is equally important as a stylistic architectural ensemble designed by prominent Rogue River Valley architect Frank Chamberlain Clark.

The orchard property is associated with prominent northwest financier and philanthropist Reginald Hascal Parsons and his family. Mr. Parsons was involved as co-owner and executive in the purchase of Hillcrest Orchard in 1908. Shortly after he became owner, Mr. and Mrs. Parsons and their children established a yearly pattern of dual residency between Seattle, Washington and Medford, Oregon, and spent approximately six months, or as many possible, on their Medford orchard land. Reginald Parsons organized the Parsons Investment Company of Seattle, directed the Seattle Chamber of Commerce in 1919, was a founding director of the Seattle Symphony Orchestra, and national executive of the Boy Scouts of America. In the Rogue Valley, Mr. Parsons helped organize the Rogue Valley Country Club and the University Club, and began the Pinnacle Packing Company and the Rogue River Fruit and Produce Association. Reginald Parsons retained his position of manager of Hillcrest Orchard through the years, until his death in 1955.¹

His son, George H. Parsons took over leadership of the Hillcrest Orchard organization, and in 1964, Judson M. Parsons, grandson of Reginald Parsons, became orchard superintendent.

Hillcrest Orchard is significant agriculturally as a unique example of orcharding from the early twentieth century to the present day. The ensemble of meticulously planned and executed structures is without duplicate in the southern Oregon area. Included in the building group are the necessary farming structures such as barns, a packing house, wash rack, and for a resident orchardist, a home, office, and guest facilities. Hillcrest Orchard was developed at the height of the fruit "boom" period near the beginning of the twentieth century and has grown agriculturally as technology and public expectations have changed through the years. The existence of some of the few remaining nineteenth century Comice pear trees, further enhances Hillcrest's position as a unique orchard property.

9. Major Bibliographical References

See continuation sheet

10. Geographical Data

Acreeage of nominated property 6.614 acres

Quadrangle name Medford

Quadrangle scale 1:62,500

UTM References

A

1	0	5	1	4	6	7	5	4	6	8	6	5	0	0
Zone			Easting				Northing							

B

1	0	5	1	4	9	7	5	4	6	8	6	5	0	0
Zone			Easting				Northing							

C

1	0	5	1	4	9	7	5	4	6	8	6	3	5	0
Zone			Easting				Northing							

D

1	0	5	1	4	6	7	5	4	6	8	6	3	5	0
Zone			Easting				Northing							

E

Zone			Easting				Northing							

F

Zone			Easting				Northing							

G

Zone			Easting				Northing							

H

Zone			Easting				Northing							

Verbal boundary description and justification

See continuation sheet.

List all states and counties for properties overlapping state or county boundaries

state None code county code

state None code county code

11. Form Prepared By

name/title Gail E. H. Evans
Kay Atwood

organization date December 15, 1982

street & number P. O. Box 1154
102 S. Pioneer Street telephone 1-503-482-8714

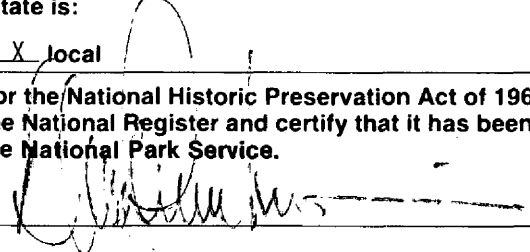
city or town Port Angeles,
Ashland. state Washington 98362
Oregon 97520

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 

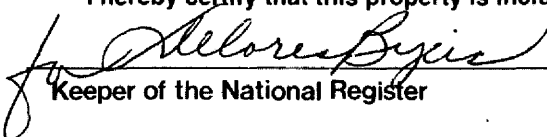
title Deputy State Historic Preservation Officer date January 12, 1984

For NPS use only

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

Entered in the
National Register

date 2/16/84


Keeper of the National Register

Attest:

date

Chief of Registration

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with gable roof dormers on attached residence, low pitch on east addition; roof sheathed with asbestos shingles; exterior wall plastered; bands of multi-light, projected casement windows and double-wide wood doors across north and south ground floor of packing house, primarily six-over-one, double-hung sash windows in adjoining residence, dormer windows on residence have intersecting tracery in upper window sash; poured concrete foundation; two shed roof porches extend across north and south walls of main block; screened in, hip roof porch extends across west wall of adjoining residence; two louvered cupolas on ridge of packing house; broken return pedimented gables on packing house and residence; Period Colonial style.

Alterations: One story addition on east end of Packing House replaced an earlier smaller attachment, in 1956-57.

The Packing House and adjoining residence replaced an earlier wood frame packing house that stood on the same site and was removed in 1926.

No. 2 Wagon Shed

Contributing

Construction Date: c. 1912

Architect: Unknown

Contractor: Unknown

Description: Rectangular in shape; approximately 65' x 27'; wood frame wall construction; one story; medium pitch gable roof over major block with parallel gable roof sections extending from the east end; roof sheathed with composition shingles; exterior wall sheathed with channel drop siding; no windows; main facade is several bays wide with sliding wood doors; three sliding wood doors on rear wall to allow pass through of vehicles; no foundation, dirt floors; Period Colonial style.

Alterations: none known

No. 3 "Plumbed Toilet"

Contributing

Construction Date: c. 1925

Architect: Unknown

Contractor: Unknown

Description: Rectangular in shape; approximately 4' x 5'; wood frame wall construction; gable roof; roof sheathed with asbestos shingles; channel drop siding on exterior walls; no windows; decorative cut louvers in vents and fascia boards at gable ends of building; no foundation; Period Colonial style.

Alterations: none known

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No. 4 Wash Rack

Contributing

Construction Date: c. 1923

Architect: Unknown

Contractor: Unknown

Description: Rectangular in shape; approximately 10' x 12'; wood frame wall construction, open on all sides; one story; low pitched gable roof; roof covered with composition shingles; paired, square, wood posts with diagonal wood braces support roof at corners; vertical wood boards at gable ends; lattice work on south side of building; concrete pier foundation; Period Colonial style.

Alterations: none known

No. 5 "Old" Barn

Contributing

Construction Date: c. 1900

Architect: Unknown

Contractor: Unknown

Description: Rectangular in shape; approximately 50' x 35'; wood frame wall construction; two stories; medium pitch gable roof; roof sheathed with composition shingles; channel drop siding on exterior walls; four-light casement windows on north and south walls; wide, sliding wood doors on ground floor at east and west gable ends; concrete slab under some portions of building; also concrete piers under other sections; louvered cupola at roof ridge; shed roof attachments extend across both north and south walls of building; Period Colonial style.

Alterations: Original vertical board exterior walls sheathed with channel drop siding about 1910; shed roof attachments on north wall added before 1925; rectangular opening cut in east end of east wall above main door in the 1950s.

This major structure in the Hillcrest Orchard building ensemble is the oldest standing building in the group.

No. 6 Fire House

Contributing

Construction Date: c. 1910

Architect: Unknown

Contractor: Unknown

Description: Rectangular in shape; approximately 5' x 4'; wood frame wall construction; one-half story; gable roof; roof covered with asbestos shingles; exterior sheathed with channel drop siding; no windows; double-leaf wood door on south elevation; concrete slab foundation; Period Colonial style.

Alterations: Possible recovering of roof

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No. 7 Cow Barn

Contributing

Construction Date: 1910

Architect: Unknown

Contractor: Unknown

Description: Rectangular in shape; approximately 28' x 10'; wood frame wall construction; one story; medium pitch gable roof; roof sheathed with asbestos shingles; exterior walls sided with channel drop siding; open walled on three sides of west end of building; multi-casement windows on east portion; poured concrete foundation under east end of building.

Alterations: Upper portion of west third was added about 1920

No. 8 Main Garage

Contributing

Construction Date: c. 1912

Architect: Unknown

Contractor: Unknown

Description: Rectangular in shape; approximately 25' x 17'; wood frame wall construction; one story; medium pitch gable roof with broken return pediment in gable ends; louvered cupola at roof ridge; roof covered with asbestos shingles; walls sheathed with channel drop siding; double-leaf doors on south end; single-light casement windows; concrete slab foundation; Period Colonial style.

Alterations: Possible concrete slab foundation added later

NO. 9 *"Electric" Garage ("Maid's House")

Contributing

Construction Date: 1911

Architect: Unknown

Contractor: Unknown

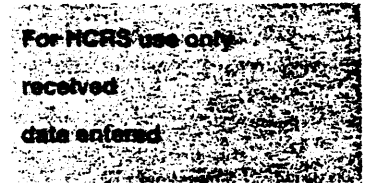
Description: Rectangular in shape; approximately 25' x 10'; wood frame wall construction; one story; medium pitch gable roof with return pediment in gable ends; louvered cupola at roof ridge; roof sheathed with asbestos shingles; exterior wall sheathed with channel drop siding; single-light casement windows; paired doors under small shed roof porch on west side of building; concrete foundation under north end of building; attached to Main Garage at east wall; Period Colonial style.

Alterations: South portion of building converted to residence probably in 1930s; double-leaf wood doors replaced with wall, and paired windows at that time; interior remodeled around 1973 and new concrete porch built; one window on west wall converted to sliding glass window in 1981; building probably moved from original site just west of main house in 1917

*First named the "electric garage" because it was used to house an electric car owned by Reginald Parsons.

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No. 10 "Dog House" Contributing

Construction Date: c. 1925

Architect: Unknown

Contractor: Unknown

Description: Rectangular in shape; approximately 10' x 6'; wood frame wall construction; one-half story; gable roof with asbestos shingles; exterior sheathed with channel drop siding; no windows; one wood door on east side of building; poured concrete foundation; Period Colonial style.

Alterations: none known

No.11 Wood Shed (portable) Contributing

Construction Date: 1981

Architect: None

Contractor: None

Description: Rectangular in shape; approximately 6' x 5'; wood frame with open lattice on three sides; open on south side; shed roof; no windows or doors; concrete pier foundation.

Alterations: none known

No.12 Guest House ("Boys House") Contributing

Construction Date: 1926

Architect: Frank Clark

Contractor: (?) Patrick

Description: Rectangular in shape; approximately 20' x 18'; wood frame wall construction; one story; medium pitch gable roof sheathed with asbestos shingles; return pediments on gable ends; eaves extend beyond pediment return on sides; elongated monitor vent along roof ridge; exterior wall sheathed with wood shingles; groupings of one-over-one, double-hung sash windows; elliptical windows in gable ends; two front doorways on south elevation; porch across main facade supported by paired square posts; poured concrete foundation; Period Colonial style.

Alterations: Concrete blocks placed under front porch c. 1980

This building replaced tent platform for wall tent used by Reginald Parsons young sons.

No.13 Office Contributing

Construction Date: 1917

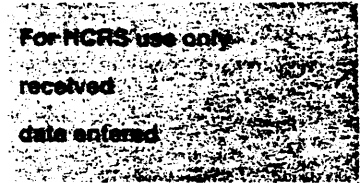
Architect: Frank Clark

Contractor: Unknown (possible Frank Salter, W. E. Weaver or N. E. Childers)

Description: Rectangular in shape: approximately 15' x 20'; wood frame construction for walls; one story; medium pitch gable roof with asbestos shingles; return pediments at gable ends; exterior sheathed with wood shingles; primarily

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six-over-one double-hung sash windows; polygonal by a window on east elevation; entry doors on south and west walls; shed roof porches supported by lattice work posts over both doorways; elliptical louvered vents in gable ends; broad, rubble sandstone and mortar chimney on north wall; poured concrete foundation; Period Colonial style. Interior walls and ceiling paneled with Southern red gum veneer paneling; brick and mortar faced fireplace hearth; original ceiling and wall light fixtures.

Alterations: No known exterior changes; interior oak flooring overlaid with square tiles probably in the 1930s

No. 14 Reginald and Maude Parsons House

Contributing

Construction Date: 1917/1926

Architect: Frank Clark

Contractor: Unknown (possible Frank P. Salter)

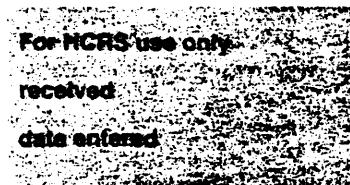
Description: Y-shaped in plan; each arm of the Y is between 20' and 30' in length; wood frame wall construction; two stories; medium pitch gable with boxed cornice and return pediment gable ends over all sections of the Y; square, louvered cupola on ridge of north arm of the Y; roof sheathed with wood shingles; exterior walls sheathed with wood shingles; one story, shed roof, screened-in porches surround the house on nearly all sides; primarily six-over-one double-hung sash windows; louvered wood shutters at windows on second floor; elliptical windows at east and west gable ends; louvered window openings on second floor sleeping porches; main doorway on south facade, and several French doors open onto porches; rubble sandstone and mortar chimney on end wall of east arm of Y; poured concrete foundation.

Interior: First floor rooms include, entry and stair halls, dining room, living room, kitchen, pantry, laundry room and several closets; second floor rooms include master bedroom, daughter's bedroom, guest bedroom, three additional bedrooms, a dressing room, three sleeping porches and two bathrooms; oak flooring on ground primarily wall papered on second floor; inside walls of sleeping porches sheathed with pine shingles; throughout the house original woodwork including five panel doors, built-in cabinets, window moulding, picture and floor moulding in first floor rooms; original light fixtures throughout the house; fireplaces in three bedrooms, all with ceramic tile hearths; fireplaces in both living and dining room with large square ceramic tile hearths; Dutch door at front, main entrance; French doors open onto screened porches from living and dining rooms; furnished with furniture of Reginald and Maude Parsons.

Alterations: Second floor extended over porte cochere at rear, north side of house in 1926 (plans done by Frank Clark); "breakfast porch" slightly enlarged in 1930; one window added and one porch door moved, both at rear of house, probably in the 1920s; kitchen remodeled in 1950s; kitchen counters resurfaced in 1980.

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The Reginald and Maude Parsons House was constructed on the site of a previous house. Materials from this earlier house, such as plumbing pipes, window blinds and some lumber were used in constructing the Parsons' 1917 House.

No. 15 Recreation House

Contributing

Construction Date: 1919/1925

Architect: Frank Clark

Contractor: Frank P. Salter (1919) (?) Merrit (1925)

Description: Irregular in shape; overall dimensions approximately 45' x 42'; wood frame wall construction; one story; medium pitch gable roof sheathed with asbestos shingles; early roof skylights on portions of roof; exterior sheathed with wood shingles; multi-light casement windows; elliptical windows in gable ends; main door on east facade; broad, rubble sandstone and mortar chimney on east wall; shed roof porch on north wall; tennis court immediately to the north of the building; poured concrete foundation; Period Colonial style.

Interior rooms include a billiard room, with veneer wood wall panelling up to the picture moulding, a handball court with a narrow viewing balcony, and a swimming pool room.

Alterations: Swimming pool room extended and handball court shortened in 1925; roof pitch over handball court section raised and skylights added in roof over handball court in 1925. Plans for all alterations in 1925 done by Frank Clark and executed by contractor (? Merritt.) Roof reshingled in 1930.

As mentioned previously, the Significance section of the nomination traces the history of the development of the orchard, and cites sources for the described history of the buildings. Alterations which have occurred during the years do not compromise the architectural or historical integrity of the orchard buildings. With a few exceptions, alterations took place over fifty years ago. Hillcrest Orchard remains an outstanding and intact example of orcharding in the Rogue River Valley from the first decade of the century to the present time.

Mature trees which border the Hillcrest property along Hillcrest Road and Foothill Road contribute to the definition and appearance of the orchard and improvements. Pin oaks predominate along both roadways. Chestnut trees stand just west of the entrance from Hillcrest Road to the main house area.

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Economically, Hillcrest Orchard is significant as a representative of one of two major industries which have provided an economic base for the southern Oregon area during this century. (The other is lumber.) Early successful orchardists such as Reginald Parsons were responsible, in part, for the arrival of hundreds of others, and orchards provided a primary reason for the development of land patterns and use which exist today in Jackson County. On thousands of acres of orchard land a few large corporations now raise the fruit which fifty years ago was grown by individual orchardists numbering in the hundreds. A significant number of individuals still are provided their yearly incomes as a result of the production on this acreage. Local residents and those who come strictly for the work, still prune, spray, pick and pack the fruit through the seasons.

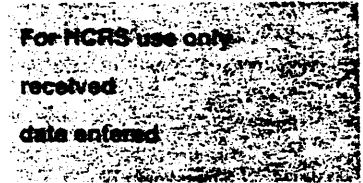
Hillcrest Orchard is architecturally significant as the only documented example of agricultural work by Rogue Valley architect, Frank Chamberlain Clark.² The complex remains the only one of its kind in the area. Although other orchards had necessary outbuildings, none were planned in this meticulous and unified manner. All buildings are designed in the Period Colonial style, and all are contributing components of the ensemble. Although technology has changed, the orchard buildings still function for the purposes for which they were planned. Hillcrest Orchard remains the only agricultural complex designed and maintained with such integrity of style and function.

The Hillcrest Orchard ensemble retains integrity of location, design, setting, materials and workmanship. The buildings maintain the relationship to each other that existed when the property was developed by Reginald Parsons. The orchard retains its integrity of relationship to the city of Medford. The Rogue Valley Country Club lies to the south. Hillcrest Road, formerly a county road, borders the property on the southern edge. Veritas, the former Leonard Carpenter orchard, lies to the west. Land to the north and east remains partially agricultural with some residential development. Alterations to the orchard buildings have been minor and are articulated in Item Seven. Alterations do not compromise the character or feeling of the ensemble.

The earliest settler families discovered southern Oregon to be an hospitable region for raising fruit. By 1860 several small orchards were scattered throughout the valley. Apples, pears and cherries were produced in quantity each year as the young trees developed. For thirty years the production and consumption of fruit was limited primarily to valley residents. In 1887 the completion of the north-south Oregon-California Railroad made it possible to consider shipping produce out of the area. By the end of the decade a small fruit industry was established. One observer wrote:

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"Everybody, young and old, rich and poor, saint and sinner, is engaged in picking, drying, packing or shipping fruit."³

In February, 1885, Joseph H. Stewart, a nurseryman and fruit grower from Missouri, arrived in the Rogue Valley with his family. He planted a large orchard of apples, pears, prunes and almonds a few miles southwest of Medford. His pear trees became a commercial orchard in 1890 when Stewart shipped the first railroad carload of fruit to outside markets. In 1894 the first Winter Nelis trees were planted, the seedlings were budded to Comice, and the young trees set out in the spring of 1897. Budwood from these trees was taken to produce many of the large orchards such as Hollywood, Hillcrest and Oakdale. . . .⁴ W. H. Stewart, son of Joseph Stewart quite probably transported some of these young trees across town to his orchard land two and one-half miles east of Medford to land eventually known as Hillcrest Orchard.

By 1900 Medford's population had reached 1,791 residents, almost doubling the 1890 population count of 967.⁵ As the fruit industry grew, so did the institutions, businesses and services in the community. Banks, schools, fraternal buildings and churches all increased in number during this time. By 1902 thousands of acres of Bartlett, Bosc, Comice, D'Anjou and Winter Nelis pears had been planted. Scientists from Oregon State College spent four months in Jackson County in 1907 examining orchards and orchard practices. They reported 473 orchards with the average size of commercial orchards at 25.3 acres and 9,675 acres planted to fruit trees.⁶

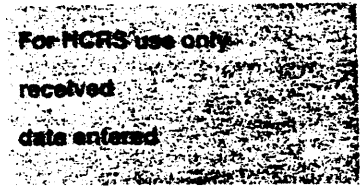
On the first day of October, 1907, Mrs. Potter Palmer of Chicago, accompanied by her son, Honore Palmer, visited Medford for several days. Before she left, Mrs. Palmer and her son had purchased a fruit orchard and enthusiastically departed for Chicago to proclaim the qualities of the Rogue Valley. Many orchardists arrived during the next few years as a result of her description. By 1910, two years after the Parsons family had purchased Hillcrest Orchard, Medford's population had reached 8,840 residents.⁷ In the winter of 1910 the local paper had announced:

"New residents are arriving in such numbers that there are not enough accommodations. A tent city of fifty tents is put up for housing."⁸

During the decade of 1910 to 1920 the trees continued to grow slowly and crop production was erratic due to the lack of a regular water supply. For years local farmers had existed on much of the land without irrigation. A great number were dry-land farmers who raised crops which could be brought to harvest with the moisture each particular year provided. But the deep-rooted trees had different needs.⁹ Almost ten years passed before the forming of irrigation districts brought sufficient dependable amounts of water through a wide system of canals to allow large scale fruit production. The achievement of irrigation in 1919 began the next decade with increased fruit production. The autumn of 1929 brought the

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finest fruit crop produced to date, and every orchardist remembered the shock of the stock market crash in October, 1929. Dr. Clifford Cordy reported that many growers lost their orchards during the Depression years. The number of independent growers quickly declined as tracts were bought or taken over and incorporated into packing and cold storage businesses.

"The trees were just reaching their prime when the Depression hit. A lot of the orchardists were getting old and the Depression lasted from 1930 to 1942, until we were in the war. . . the orchards were just abandoned. . .¹⁰

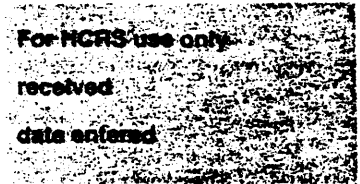
Through the last thirty years orchard land has increasingly come under the ownership and management of several large corporations. Technological advances in fruit growth and handling have been made in the Medford areas as growers and scientists have cooperated to solve the problems of weather, water and disease. The industry remains a vital part of the character and economy of southern Oregon.

Hillcrest Orchard is comprised, in a large part, of land originally known as Donation Land Claim Number 60. Samuel Bowen, a young blacksmith from Indiana, arrived in southern Oregon in August, 1853 and secured his claim on October 10, 1853.¹¹ He constructed the required improvements and farmed a portion of the land in order to receive title to the property. Bowen and his wife, Elisabeth, lived on Donation Land Claim Number 60 until September, 1868, when they sold the 159.96 acre farm to Jesse Richardson, for \$150.00.¹² The Bowens apparently left Jackson County and do not appear in the United States Federal Census for 1870. Jesse Richardson, a widower with three sons, purchased Donation Land Claim Number 61 in addition to the Bowen claim and developed an extensive farm over the next twenty years. Richardson donated an acre of land for a rural schoolhouse in 1887, for the use of his younger children and families of his neighbors. On January 23, 1889, William Renkin, a native of Germany, purchased Donation Land Claim Number 60 from Jesse Richardson. Renkin became chronically ill soon after and spent the next and last four years of his life in the care of Jacksonville doctors and individuals who cared for him.¹³ He died on December 6, 1893. Appraisors listed his real and personal property at a worth of \$2800.00. Three years earlier William Renkin had mortgaged his property to orchardist Joseph H. Stewart for \$1750.00 and at Renkin's death Joseph H. Stewart asked to be appointed as administrator, claiming that the estate still owed him a large sum of money. In June, 1894, J. H. Stewart made arrangements to sell the William Renkin property for \$3000.00. The new owner was Dillon R. Hill, a son-in-law of J. H. Stewart.¹⁴ Items listed in Probate File #1016 indicate that Dillon Hill received a wheat farm consisting of stored bushels of wheat, a growing crop of grain, plows wagons and horses. Soon after purchase, Dillon Hill and his wife sold the farm to William H. Stewart, J. H. Stewart's only son, for \$3500.00.¹⁵

William H. Stewart came from Missouri with his father in 1885 and settled just west of Medford. He assisted J. H. Stewart with the production of the first railroad car

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of commercial fruit that left Medford in 1890 and on Christmas Day of the same year married Ida Barneburg, daughter of local pioneer family, whose father, Henry Barneburg had planted the first Bartlett pear trees along the Hillcrest-Pheonix Road in 1855.¹⁶

When the couple acquired the land comprising Claim Number 60, they made plans for a fine apple and pear orchard and within approximately two years had set out the first young trees.¹⁷ In 1903 William H. Stewart added about forty acres to the fruit ranch with a purchase from J. N. Hockersmith, their neighbor to the west.¹⁸ The following year W. H. Stewart sold his orchard land just as many of the trees were coming into bearing. Twenty acres were planted to Comice pears and between fifty and sixty acres were planted to other fruit.¹⁹ Julian Wells Perkins of Portland, Oregon, paid \$21,500.00 for the Stewart land.²⁰ William Stewart planted other orchard property and continued to live in the Medford area until his death in January, 1917. His obituary read, in part:

"William H. Stewart, one of the most prominent orchardists of the valley. . . died at his Medford residence, January nineteenth. His father, the late Joseph H. Stewart, was the pioneer commercial orchardist of the valley and planted the Burrell and other famous orchard tracts, and his son followed the same occupation, planting the Hillcrest Orchard. . .²¹

The new owner, J. W. Perkins, received an orchard with most of the fruit trees bearing successfully. The local paper announced the arrival of the purchaser of the Stewart orchard:

"J .W . Perkins, the gentleman who purchased the Will Stewart fruit orchard, and his family, arrived in Medford last week and this week his household effects have arrived and are being taken to their new home."²²

Julian Perkins, born October 27, 1870, in Meriden, Connecticut, became branch manager of the family company, the E. C. Atkins Saw Manufacturing Company in Portland, Oregon in 1900. In 1902 he married Ethel Sherman of Portland and two years later decided to purchase the Stewart Orchard in Medford, and move there to recover his health following a severe illness.²³ He and his wife chose not to live in the Stewart home on the northern part of the property and built a new residence near Hillcrest Road. Julian Perkins planted fifty-four acres of Newton apples and forty acres in pears in addition to the trees planted by W. H. Stewart. He called his orchard and ranch Hillcrest, and for two successive years his fruit sold at world record prices at auction in New York City.²⁴ In 1907, Mr. Perkins was elected to the Oregon State Legislature from Jackson County on the Republican ticket. In February, 1908, he returned from a political trip to Washington, D.C. and denied local rumors that Hillcrest Orchard was for sale:

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". . . there is not truth in the statement that I am cutting my orchard into small tracts. The place is not for sale, and if water comes, never will be."²⁵

Apparently within the next month he changed his mind, for on March 31, 1908, Mr. Perkins made a contract with Allen Sander of the state of Washington, giving Sander first option to purchase the property. The property was described as: ". . . that a certain fruit ranch known as the Hillcrest Orchard. . . with all buildings, improvements, implements, horses and mules."²⁶ The total amount of the sale was to be \$76,000.00. J. W. Perkins' faith in his foreman, James Daily, was such that the contract stipulated that Daily was to be retained as foreman until at least \$50,000.00 of the payment had been completed.²⁷ Mr. Sander did not take up the option and on July 1, 1908, J. W. Perkins signed an agreement with the Hillcrest Orchard Company, described in the agreement as a "Washington corporation."²⁸ J. W. Perkins and his family left Medford that year and moved to Roseburg, Oregon, where Mr Perkins entered the development business and constructed the Perkins Building in 1912, described in a biographical publication as "the finest building of its kind, outside of Portland."²⁹

The president of the Hillcrest Orchard Company was Reginald Haskall Parsons of Seattle, Washington. John A. Torney was vice-president, Howard S. Dudley was secretary and Worrell Wilson was listed as treasurer. The office of the corporation was at 116 East Main Street, Medford, Oregon.³⁰ Mrs. John Day, daughter of Reginald H. Parsons, recalled that her father had first become interested in the southern Oregon orchard, when his friend, W. F. Gwin of the Seattle law firm of Gwin, White and Prince, highly recommended the area from which he had regularly been buying fruit.³¹ Reginald Parsons immediately took a leading interest in development of Hillcrest Orchard and the Medford Mail Tribune devoted a front page article to the outstanding orchard operation:

. . . The new owners immediately began on improvements. Money was spent like water until today there is no finer orchard in all the valley. . . The approach to the buildings is along a well kept road hemmed in on either side by well kept fences. . . Not only is the house such a one that could stand on any city street. . . but the barns, yards, bunk house and other buildings all tell a tale of thrift. . . The Hillcrest orchards contain 174 acres in all planted, leaving but 26 acres upon which to grow feed. Of the 174 acres there are 17 acres of Bartletts, Howells and Bosc in one tract, 20 acres of Comice, seven and one half acres of Bosc, three acres of young Bartletts, seven and one half acres of Johathans, 13 acres of Newtowns and Spitzenbergs, 54 acres of young Newtowns, 40 acres of d'Anjous, and 12 acres devoted to cherries, peaches and Bartletts."³²

All major improvements had been instituted under Reginald H. Parsons' leadership during a six month period between purchase and the article's date of November 17,

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1908. James Daily, who had worked as foreman, since his hire in 1901 by W. H. Stewart, was retained permanently by the Hillcrest organization and Reginald Parsons.³³ Within two years Mr. Parsons took over controlling interest in Hillcrest Orchard and referred thereafter to himself as owner and manager. He and his family began a life long pattern of frequent visits and longer summer stays at Hillcrest Orchard. Their enthusiasm about southern Oregon was communicated to friends such as Leonard and Alfred Carpenter of Colorado Springs. The two brothers arrived in the Rogue Valley in 1909 and bought land just west of the Hillcrest Orchard. Leonard Carpenter, interviewed at the age of 98 years, in 1979 remembered:

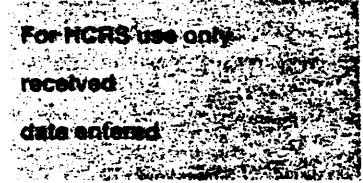
"When I arrived the only thing you could see up there where my place was, was rocks. The ground was thick with rocks. . . Two parts of that sixty acres were absolutely wild. Nothing had been there before. Thirty acres across the road, next to Hillcrest, had some six year old apple trees. . ."34

Reginald Hascall Parsons was born at Flushing, New York on October 3, 1873. He counted among his ancestors John Bradford, the first governor of Massachusetts, and John Winthrop, governor of Connecticut. Samuel Parsons, grandfather of Reginald Parsons, was an American horticulturist of note during the mid-nineteenth century. George Howland Parsons, father of Reginald Parsons was born March 17, 1849, and graduated from Columbia University in 1872 with a degree in mining. He joined his father, Samuel Parsons, and a brother, as members of the Parsons, Sons, and Co., landscape architects and horticulturists. In 1880, George H. Parsons, his wife Lorraine Hascall Parsons and son, Reginald, moved to Colorado Springs, Colorado. George Parsons served there as general manager of the Colorado Springs Company, which founded the community, and assisted in planning and landscaping Colorado Springs. He also served as head of the Colorado Forestry Association, as chairman of the Citizens Committee in the Cripple Creek Miners' War, and as participant in many community endeavors.

Reginald Parsons entered Moses Brown School in Providence, Rhode Island at the age of fifteen. He interrupted college for three years to work, from 1890 to 1892, on a reconnaissance team for the Rio Grande Western Railway. After one year of development and real estate work in Colorado Springs, he entered the University of California, Berkeley in 1894. Reginald Parsons remained there two years and returned to assist his father, who was ill, in Colorado Springs. George H. Parsons died in 1898, and Reginald Parsons joined the firm of W. P. Bonbright and Co., stock brokers and investment bankers at Colorado Springs, working as a floor trader there until 1900. His next professional association was with the Bemis Brother Bag Co., and he served in both St. Louis, Missouri and San Francisco, California. On January 31, 1901, Reginald Parsons married Maude Bemis of Colorado Springs, daughter of Judson M. Bemis, founder of the Bemis Brother Bag Company. Founded in St. Louis, Missouri in 1858, the Bemis Brother Bag Co., became the largest importer of burlap and manufacturer of burlap and cotton bags in the United States.³⁵ In August, 1904, Reginald Parsons and his wife moved to Seattle, Washington, to open a

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branch of the company there. He became manager and held the post for five years, until the decision was made to purchase the Hillcrest Orchard property.

Reginald H. Parsons' life as a "financier and philanthropist" as he was called in his obituary in the New York Times of June 16, 1955, was full, and his contributions to both Washington and Oregon communities were great. Major business involvements include the founding of the Mountcrest Ranch in northern California in 1911, where purebred Hereford cattle, Southdown sheep and Morgan horses were raised. The ranch, located on the former Cole Ranch, and bisected by the California-Oregon border, was also used as a wintering place for the orchard animals from southern Oregon.³⁶ Mr. Parsons organized the Nethow Valley livestock corporation in 1914 with extensive properties in Okanogan County, Washington. He was responsible for the forming of the Rogue River Fruit and Produce Association for the collective handling and marketing of produce of local firms. In 1920 he began the Parsons Investment Company of Seattle, and in 1925 established the firm of Parsons, Hart and Co., Investment Brokers. In 1922 he was appointed one of two Seattle representatives of a permanent organization to plan development of the Columbia River Basin Project. In Medford, Reginald Parsons organized the Pinnacle Packing Company for whom a building was constructed in 1917. He owned many properties in Medford, both in the main business district and in residential areas. The Pinnacle Packing building burned in 1954, and none of the other properties retain associations with Reginald Parsons or his family.

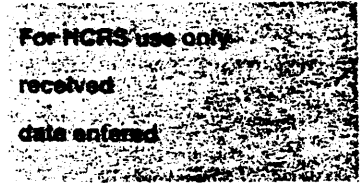
Reginald Parsons served as director of the Northern Life Insurance Company of Seattle, as chairman of the board of the Seattle Trust Company, president of the Seattle Chamber of Commerce in 1919, as northwest committeeman to the Olympic Games in 1924, and on the Whitman College Board of Trustees for many years. He received an honorary degree of Doctor of Laws from that institution in 1934. Mr. Parsons served as president of the Seattle Symphony Orchestra and with his wife, Maude Bemis Parsons, was co-founder of the Art Institute of Seattle. Reginald Parsons organized the Seattle Community Fund and served as president. He was a member of the Rainier Club, the University Club of Seattle, the Rogue Valley Golf Club of Medford, and the Arlington Club of Portland, Oregon.

Maude Bemis Parsons was educated at Miss Wheeler's School in Providence, Rhode Island, and after her marriage to Mr. Parsons, joined him in the many civic involvements which they would both sustain during their lifetimes. Mrs. Parsons organized the Children's Orthopedic Hospital in Seattle and served on the Board of Directors for many years. She was responsible for drawing up plans for the first buildings of the hospital complex. She and Reginald Parsons were the parents of five children; Alice Lorraine, (d.1905) Anne, Reginald Bemis, George Howland II and Mary Bowne.

Both Maude and Reginald Parsons took an active interest in the planning of buildings at Hillcrest Orchard. As it became necessary for efficient operation,

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structures were changed and upgraded. A barn, referred to now as the "Old Barn," is the only structure remaining from the pre-1908 purchase of Hillcrest Orchard. (Building #5) The family lived in the home built by J. W. Perkins for nine years.³⁷ The Cow Barn, (Building #7) was constructed c. 1910, and the Wagon Shed (Building #2) was built c. 1912.³⁸ In 1911, the "Electric Garage" (Building #9) was raised to serve as shelter for a fine electric car owned by Reginald Parsons.³⁹ The Main Garage was constructed c. 1912. (Building #8) The Parsons family made a major commitment to their establishment in southern Oregon when Mrs. Parsons drew sketches and then hired Medford architect Frank C. Clark to complete plans for a large new residence. (Building #14) Portions of the older residence were used, and the new home was completed in 1917. By mid-June of that year, Reginald Parsons wrote to Mr. Clark:

"Mrs. Parsons and the children are writing their friends of their keen pleasure and enjoyment of the house at Hillcrest. This means a great deal to me and I am simply delighted to have them pleased with it all."⁴⁰

Mr. Clark designed the Office (Building #13) in 1917.⁴¹ In 1919 he completed plans for the Recreation House (Building #15) and for the Guest House (Building #12) in 1926.⁴² Two minor buildings, Number 10, the Dog House and the Wash Rack, Number 4, were constructed c. 1925. The Fire House (Building #6) was built c. 1920.⁴³ The Plumbed Toilet, (Building #3) was built c. 1925, and the Packing House replaced an older one and was constructed in 1926 from designs by Frank Clark. (Building #1)⁴⁴ Building #11, the Woodshed, was built in 1981. Through the years the addition and changing of orchard buildings reflected the changing needs of the growing family and the developing orchard industry in a time of technological and procedural changes in orcharding.

Two primary periods of building were 1917 to 1919 when three major structures, the house, office and recreation room were completed, and 1925 to 1926 when the packing house, wash rack, plumbed toilet, dog house, guest house and addition to the main house were executed. The orchard operation continued into the Depression and the Parsons family was able to keep employees working and trees in healthy condition. During post World War II years Hillcrest Orchard continued its regular pattern of fruit production. The children and grandchildren of the Parsons continued to gather periodically at Hillcrest, live in the house and to enjoy various outbuildings. In 1951, Hillcrest became a family corporation. Reginald Parsons died in June, 1955, and his wife, Maude Bemis Parsons, died one month later in July, 1955. George H. Parsons, the son of Mr. and Mrs. Parsons, became president of the corporation on the death of his father. In 1964, Judson M. Parsons, grandson of Reginald and Maude Parsons became Orchard Superintendent and continues in that capacity. His tenure sustains a 75 year consistency of family management of Hillcrest Orchard.

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Architecturally, the buildings designed for the orchard property are consistent in style, materials and color. The Period Colonial style is reflected in both major and minor buildings. All except the oldest barn and the moveable wood shed were completed within a fifteen year period. The architect responsible for plans for major buildings is Frank Chamberlain Clark, prominent Rogue Valley architect, between 1903 and 1957. A recently completed survey of Clark's work has documented over 260 residences, commercial, institutional and agricultural structures as his. Hillcrest Orchard contains the only buildings for agricultural purposes documented to be designed by Frank Clark in the Rogue River Valley.⁴⁵ Frank Clark was born in Greene, New York, December 27, 1872. He attended the Cooper Union for two years and afterwards served in the offices of Arthur Curtis Longyear and Oscar S. Teale of New York, Robert Williams Gibson of New York, and briefly in 1896 with McKim, Mead and White. Clark came to the west coast for a respite in late 1896 and later worked two years with Frederich Roehrig. He opened his own office in 1899 and went to Arizona to execute projects in Prescott, Tucson and Jerome. He moved to Ashland, Oregon, in 1903 and executed plans for an administration building for the State Normal School. His practice in the valley continued for another fifty years.

Although Frank Clark and Reginald Parsons were less than a year apart in age, the younger man became something of a patron for the other. Through the years Clark did a good deal of design for Reginald Parsons, including a cold storage plant in Medford, vacation cabins at Howard Prairie Lake east of the Rogue Valley, buildings at Mountcrest Ranch in northern California and for Washington properties. At one point when Clark despaired of work in the Rogue Valley during a depressed period, Reginald Parsons offered him several design projects in Seattle. Although Clark apparently did not go, his answer, in a letter dated September 24, 1918 read:

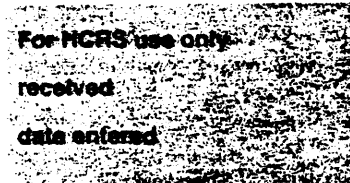
"The struggle here is not worth the time. . . there is not the right spirit here to progress. A few see things as they ought to be, but they cannot accomplish everything single handed. So I shall be glad, indeed, of the opportunity to change.⁴⁶

The Hillcrest Orchard residence is one of forty-one residences rated as primary structures out of the total eighty-three documented Clark residences in the Atwood/Evans Frank Clark Architectural Survey. The other categories, secondary and minor, reflect primarily loss of integrity, or less significant buildings. Frank Clark executed designs for other orchard residences, but none are part of a complex of buildings such as Hillcrest Orchard contains. Others have no extant outbuildings, or include a minor structure, such as a garage. As stated earlier, the concept of a unified complex of agricultural buildings is, in itself, unusual in the Rogue River Valley. Hillcrest Orchard is a fine and unique example.⁴⁷

The inclusion of a small portion of early pear trees demonstrates the reason for the existence of the complex, and the purpose for which so much work has been expended in this century. The trees are part, too, of the particularly vital

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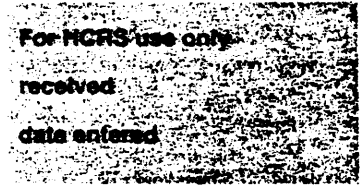


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agricultural economic base in Jackson County. They are old trees, and they are as important naturally, as the man-made structures which stand near and among them. Roadways, paths, and drives throughout the orchard complex retain the original pattern laid out in 1908.⁴⁸ The orchard blocks follow a proscribed pattern which has not been altered, and the relationship of the buildings of each other, as well as their function, remains consistent. Hillcrest Orchard exists in all ways, as a significant agricultural, economic and architectural participant in the life of the Rogue River Valley.

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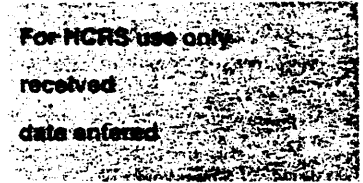
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FOOTNOTES

- ¹New York Times, Obituary, Reginald H. Parsons, June 16, 1955, p. 31:4.
- ²Atwood/Evans, Frank C. Clark Architectural Survey, 1982.
- ³Wallace D. Farnham, "The Development of an Oregon County, 1852-1890, Mines, Farms, and a Railroad," The Pacific Historical Review, XXV, No. 1, p.44.
- ⁴Clifford B. Cordy, "History of the Rogue Valley Fruit Industry," Medford, Oregon, 1977, p. 2.
- ⁵"Population of Oregon Cities and Counties and Metropolitan Areas, 1850-1897," Oregon State University: Bureau of Municipal Research and Service, Information Bulletin No. 106, p.4.
- ⁶C. I. Lewis, "Orchard Survey of Jackson County," Corvallis: Oregon Agricultural College Bulletin, 101, 1908, p.30.
- ⁷"Population of Oregon."
- ⁸Medford Mail Tribune, January 2, 1910.
- ⁹Kay Atwood, Blossoms and Branches, Medford, Oregon, 1908, p.44.
- ¹⁰Ibid., p. 92.
- ¹¹Jackson County Donation Land Claim Records, Vol. III.
- ¹²Jackson County Deed Records, Vol. 5, p. 81.
- ¹³Jackson County Probate File #1016 (William Renkin) Jesse Richardson received \$4800.00 from William Renkin for the land.
- ¹⁴Jackson County Deed Records, Vol. 27, p. 519.
- ¹⁵Jackson County Deed Records, Vol. 31, p. 59.
- ¹⁶Clifford B. Cordy, "History of The Rogue Valley Fruit Industry," Medford, Oregon, 1977, p. 1.
- ¹⁷Orchard Planting History, Hillcrest Orchard Files.

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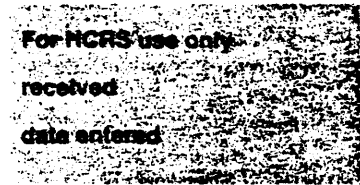


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- 18 Jackson County Deed Records, Vol. 47, p. 112.
- 19 Medford Mail Tribune, November 17, 1908.
- 20 Jackson County Deed Records, Vo. 49, p. 321.
- 21 Medford Mail Tribune, January 19, 1917.
- 22 Medford Mail Tribune, March 25, 1904.
- 23 Joseph Gaston, The Centennial History of Oregon 1811-1912, Chicago: S. J. Clarke Publishing Co., 1912, p. 461.
- 24 Medford Mail Tribune, November 17, 1908.
- 25 Medford Mail Tribune, February 7, 1908.
- 26 Jackson County Deed Records, March 31, 1908, Vol. 66, p. 298, Exhibit A.
- 27 Ibid.
- 28 Jackson County Deed Records, Vol. 66, p. 298.
- 29 Joseph Gaston, Centennial History of Oregon, p. 461.
- 30 Polk's Jackson, Josephine and Douglas County Directory, 1910.
- 31 Interview, Mrs. John Day, Southern Oregon Historical Society Collection, Tape #92.
- 32 Medford Mail Tribune, November 17, 1908.
- 33 James Daily published an article about Hillcrest Orchard entitled, "How to Handle an Orchard In The Rogue River Valley," in the Encyclopedia of Practical Horticulture, Vol. 3, Lowman and Hanford Co., Seattle, 1914, pp. 1510-1514.
- 34 Interview with Leonard Carpenter. Blossoms and Branches, A Gathering of Rogue Valley Orchard Memories, Medford, Oregon, 1980, p. 52.
- 35 Winfield Scott Downs, Encyclopedia of Northwest Biography, American Historical Co., 1941.

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- 36 Warren C. Bayliss, "History of Mountcrest Ranch," Siskiyou Pioneer, Vol. 4, No. 8, 1975, pp. 78-82.
- 37 Photograph Collection, Hillcrest Orchard.
- 38 Sources for both construction dates are contained in the Reginald Parsons Collection at the University of Oregon, Eugene.
- 39 Manuscript in Hillcrest Office.
- 40 letter from R. H. Parsons to F. C. Clark, June 26, 1917. Reginald Parsons Collection at the University of Oregon, Eugene.
- 41 Architecats files, Hillcrest Orchard.
- 42 #15, Letter from R.H.P. to F. C. Clark, 6/5/19; #12, Plans, Hillcrest Collection.
- 43 Parsons' Collection, University of Oregon, Eugene.
- 44 #3, Parsons' Collection, University of Oregon, Eugene; #1 Architect's Plans, Hillcrest Orchard Collection.
- 45 Atwood/Evans, Frank C. Clark Architectural Survey, 1980.
- 46 Letter from Frank C. Clark to Reginald Parsons. Reginald H. Parsons Collection, University of Oregon, Eugene.
- 47 Among buildings for which Frank Clark is noted are the Chappell-Swedenburg House, the George Taverner House and the E. V. Carter House in Ashland; the Henry Van Hoenberg House, the Delroy Getchell House in Medford; the Ashland and Medford Elk's Buildings, Medford Senior High School, Central Point Presbyterian Church, the Hotel Medford, Holly Theatre and Bear Creek Orchards Building in Medford, Oregon.
- 48 Interview, George H. Parsons, December 16, 1982, Hillcrest Orchard.

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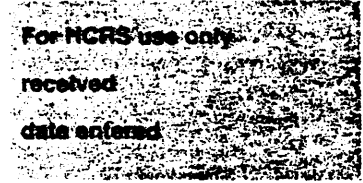
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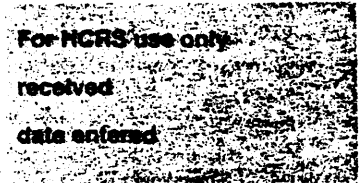


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Beginning at a point on the intersection of the easterly right-of-way line of Foothill Road and the northerly right-of-way line of Hillcrest Road, thence northerly along said right-of-way line of Foothill Road approximately 475', thence due east approximately 150', thence due south approximately 150', thence due east approximately 575', thence due south approximately 175', thence due east approximately 200', thence due south approximately 150', thence due west along the northerly right-of-way line of Hillcrest Road approximately 925' to the point of beginning, containing in all 288, 125 square feet, more or less.