NPS Form 10-900 (Oct. 1990)

United States Department of the Interior National Park Service

## National Register of Historic Places Registration Form



This form is for use in nominating or requesting determinations for individual properties and districts: See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box of by entering the information requested. If an Item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property				
historic name <u>Hargis Residence</u>				
other names/site number SI-F-72			to the second se	
2. Location				
street & number 300 East Cedar Str	eet			ication N/A
city or townFranklin			U vicinity	N/A
state Kentucky code KY				
3. State/Federal Agency Certification				
meets does not meet the National Regis nationally statewide does not meet the National Regis nationally statewide does not meet the National Regis does not meet the National Regis does not meets does not meet does not	continuation sheet for additional comm Morgan, SHPO ntive Director //-/-95 Date e: Kentucky Heritage Council	nents.)		
Signature of certifying official/Title	Date			
State or Federal agency and bureau				
4. National Park Service Certification				
I hereby certify that the property is:	Signature of the Keepe	r	Date	e of Action
entered in the National Register. See continuation sheet.	Entered in the		1.1	11.96
determined eligible for the  National Register  See continuation sheet.	National Regis		-	
determined not eligible for the National Register.				
removed from the National Register.		•		j
other, (explain:)				

Hargis Residence Name of Property		Simpson, Kentucky County and State				
5. Classification				<del></del>		
Ownership of Property (Check as many boxes as apply)	Category of Property (Check only one box)	Number of Res (Do not include pre	sources within Properties in	erty i the count.)		
☑ private ☐ public-local ☐ public-State ☐ public-Federal	<ul><li>☑ building(s)</li><li>☐ district</li><li>☐ site</li><li>☐ structure</li><li>☐ object</li></ul>		1	sites structures objects		
Name of related multiple po (Enter "N/A" if property is not part	roperty listing of a multiple property listing.)	Number of contributing resources previously listed in the National Register				
N/A		N/A				
6. Function or Use				<u> </u>		
Historic Functions (Enter categories from instructions)		Current Functions (Enter categories from				
Domestic/single dwell	ling	Domestic/single dwelling				
Domestic/secondary structure		Domestic/sec	ondary structure			
7. Description						
Architectural Classification (Enter categories from instructions)		Materials (Enter categories from instructions)				
Late 19th and Early 20th Century American		foundation <u>Concrete</u>				
Movements: Prairie School		walls Conc	rete			
		<del>-</del>	alt			

Narrative Description (Describe the historic and current condition of the property on one or more continuation sheets.)

Hargis Residence Name of Property		Simpson, Kentucky County and State			
8. St	atement of Significance				
Appli (Mark	cable National Register Criteria "x" in one or more boxes for the criteria qualifying the property	Areas of Significance (Enter categories from instructions)			
for Na	tional Register listing.)	Architecture			
□ <b>A</b>	Property is associated with events that have made a significant contribution to the broad patterns of our history.				
□В	Property is associated with the lives of persons significant in our past.				
⊠ C	Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and				
	distinguishable entity whose components lack	Period of Significance			
	individual distinction.	1920			
[] <b>D</b>	Property has vielded, or is likely to yield, information important in prehistory or history.				
	ria Considerations "x" in all the boxes that apply.)	Significant Dates			
		1920			
Prope	erty is:				
□ <b>A</b>	owned by a religious institution or used for religious purposes.				
□В	removed from its original location.	Significant Person (Complete if Criterion B is marked above)			
$\Box$ C	a birthplace or grave.	N/A			
[] <b>n</b>		Cultural Affiliation			
UU	a cemetery.	N/A			
□ E	a reconstructed building, object, or structure.				
□F	a commemorative property.				
□G	less than 50 years of age or achieved significance within the past 50 years.	Architect/Builder			
		Brown, Alex W. (Builder)	<u>.</u>		
Narra (Explai	ntive Statement of Significance See continuation in the significance of the property on one or more continuation sheets.	sheets.			
9. Ma	ajor Bibliographical References				
Biblic	o <b>graphy</b> ne books, articles, and other sources used in preparing this form on cr	ne or more continuation sheets )			
	ous documentation on file (NPS):	Primary location of additional data:			
	preliminary determination of individual listing (36	☑ State Historic Preservation Office			
	CFR 67) has been requested	☐ Other State agency	, 3		
	previously listed in the National Register	☐ Federal agency			
LJ	previously determined eligible by the National Register	<ul><li>Local government</li><li>University</li></ul>			
	designated a National Historic Landmark	(*) Other			
	recorded by Historic American Buildings Survey	Name of repository:			
	recorded by Historic American Engineering	Kentucky Heritage Council Frankfort, Kentucky			

Record # \_\_\_\_\_

Hargis Residence Name of Property	Simpson, Kentucky County and State
10. Geographical Data	
Acreage of Property .75 acres	
UTM References (Place additional UTM references on a continuation sheet.)	
1 1 6 5 3 8 0 0 0 0 4 0 6 3 8 5 0 Northing 2 1 1 1 1 1 1 1 1 1 1	Zone Easting Northing  4
<b>Verbal Boundary Description</b> See attached map. (Describe the boundaries of the property on a continuation sheet.)	·
<b>Boundary Justification</b> See continuation sheets. (Explain why the boundaries were selected on a continuation sheet.)	
11. Form Prepared By	
name/title Donna G. Logsdon, Historic Preserva	tion Consultant
organization Logsdon & Logsdon Architects	date 7/17/95
street & number 1135 Glen Logsdon Road	telephone (502) 528-4698
city or town Horse Cave	state Kentucky zip code 42749
Additional Documentation	
Submit the following items with the completed form:	
Continuation Sheets	
Maps	
A USGS map (7.5 or 15 minute series) indicating the	e property's location.
A Sketch map for historic districts and properties ha	aving large acreage or numerous resources.
Photographs	
Representative black and white photographs of the	property.
Additional items (Check with the SHPO or FPO for any additional items)	
Property Owner (Complete this item at the request of SHPO or FPO.)	
name Mr. Jack Forshee	
street & number 610 Allen Road	telephone (502) 589-4236
city or town Franklin	state <u>Kentucky</u> zip code 42134

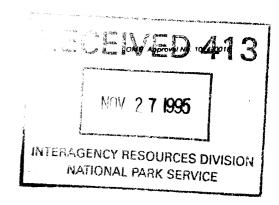
Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

NPS Form 10-900-a (8-86)

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

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### 7. Narrative Description

The Hargis Residence (SI-F-#72) is located in Simpson County, Kentucky, east of downtown Franklin, at 300 East Cedar Street. This city lot consists of .75 acres and is located on the southeast corner of East Cedar and Railroad Streets adjacent to the railroad tracks. Several large trees shade this two-story, Prairie School styled residence. Built in 1920, it is the most prominent building on the property expressing historic integrity in terms of its location, setting, design, materials, workmanship, and feeling, while representing the year it was constructed. The area proposed for nomination also includes a non-historic garage.

#### Descriptive Statement

The Hargis Residence, named for the owner who resided here the longest, is prominently situated on the corner of East Cedar Street at Railroad Street, adjacent to the railroad track that entered Franklin in 1859, changing the little village into in a "sophisticated little town". The advent of the railroad laid the foundation for the future growth and development of Franklin and Simpson County.

This two-story Prairie styled, formed-stone residence is situated on a large lot and is surrounded by large, two-story wood-frame residences dating from the Victorian period. A substantial number of smaller homes have been constructed between 1900 and 1940 on sub-divided lots in this area.

The Hargis Residence typifies the American Foursquare building type; a simple rectangular plan with two rooms placed one behind the other on either side of the central entry, a low pitched hip roof, and symmetrical facade. The one-story front porch with rusticated columns emphasizes the central entry. A decorative horizontal band of rosettes form the cornice line wrapping around the building.

#### List of Resources

<u>Code</u>	<u>Description</u> <u>Date</u>	of Construction	<u>Evaluation</u>
1	Prairie School residence	1920	contributing
2	Garage	1950s	non-contributing

### **Building Characteristics**

The Hargis Residence, located on a parcel 110 feet wide and 300 feet long, faces East Cedar Street and is framed by several large shade trees. It is presently accessible from two directions by an L-shaped driveway; on the west by Railroad Street and on the north by East Cedar Street. The two-car,

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concrete block garage, built in the 1950s, is non-historic and so does not contribute to the overall significance of the property although it is compatible in materials and design with the residence. The garage, situated off the southeast corner of the residence in the rear half of the lot, is visible from both streets. The lot is unusually long, a full block in length spanning between East Cedar Street and East Madison Street, and is the longest in the block. Most lots on this street are divided in half with houses facing either East Cedar or East Madison Streets.

The main entrance to the residence is accessed from the one-story front entry porch which spans the entire width of the residence. Only the central portion of the porch is covered with a roof supported by formed stone columns.

Inside, a central hall runs the length of the house and is terminated by a small porch that was enclosed in the 1940s with 2 new wood-frame walls, a band of windows, and a back door. A wood stair ascends from the entry foyer to the second floor on the west side of the hall and is one of the most architecturally significant features of the house. The open stairway landing stops short of the entry to the parlor. The wood stringer and base below the railing at the landing is divided into panelled sections. From the landing, two steps turn ninety degrees into the hallway with semi-circular returns enhancing the prominence of the stair.

Two large rooms flank each side of the hallway ending with a kitchen in the southwest corner and a bathroom in the southeast corner of the house. Two pairs of wood doors accent the rooms on the east side of the hallway. The plastered ceiling is divided into sections and crown molding accentuates the dining room on the west side with a butlers pantry adjoining the kitchen. The built-in cupboard in the dining room has a pair of glass doors above two drawers with a pair of wood doors below.

The kitchen remains virtually intact; it was constructed with minimal counter and cabinet space. Two inch by two inch ceramic floor tiles in the bathroom are reminiscent of 1920s construction and add to the overall character of the residence.

A partial basement is accessed by a door in the hallway near the kitchen. In the parlor, a mirror is incorporated into the heavy mantle above the fireplace which is visually supported by round wood columns. Green glazed tiles surround the fireplace opening and cover the hearth which remains intact and in good condition.

The central wood stair leads to the second floor hallway which runs the entire length of the house. Two bedrooms are situated on both sides of the hallway with a bathroom in the southeast corner. Hallway doors to the bedrooms have operating transom windows. The dimly lit hallway is long and

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wide with one window at each end. A small closet on the north end of the hallway was added prior to 1952. The bedroom on the northwest corner, above the first floor parlor, has a simple, heavy wood mantle supported by curved wood brackets. Radiators are visible in each room in the house indicative of the early form of heating.

Plain wood base and door trim is painted on the second floor, however, the decorative carved wood base, doors, and trim on the first floor are stained and varnished wood similar to the central hallway stair. Narrow oak floorboards are visible throughout the house and remain in good condition since they have been covered with area carpets.

#### Integrity

The Hargis Residence is being considered for nomination under National Register Criterion C in the area of Architecture since it embodies the integrity of design for the Prairie School style through its retention of an integrity of location, setting, materials, design, workmanship, and feeling from the date of significance, 1920.

The location of the residence on the property has remained intact since it was constructed in 1920. The several large trees that shade this property appear to be as old as the house and enhance the setting of the residence and garage. Access to the residence by the L-shaped driveway from two directions, East Cedar Street and Railroad Street, has been maintained since it was constructed, emphasizing the important relationship of the property to its surroundings. Formed concrete blocks emulating stone is not a material commonly seen in residential construction in Franklin. The horizontal band of rosettes formed in the concrete is a unique character defining feature which displays the workmanship involved in the design and layout. The location and setting of the residence combined with the workmanship and materials express the feelings of a historic place and time.

Only a few modifications have been made to the interior of the residence, slightly impacting its historic integrity. First, the addition of a closet in the second floor hall, date unknown, which is unobtrusive in the overall design. Second, the enclosure of the stoop does not compromise the overall integrity of design, because such stoops are not integral to the design aesthetics of the style. Otherwise, this 75 year old residence exemplifies the Prairie School style of architecture through its simple American Four Square plan, central entry porch and hip roofs. The interior woodwork on the stair, fireplaces, and built-in cabinets reflect the simple craftsman style construction typical in the 1920s. The combination of formed stone exterior walls and rosettes wrapping around the cornice line are distinctive character-defining features not seen on other residences in Franklin. They illustrate its unique architecture.

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### 8. Statement of Significance

The Hargis Residence (SI-F-#72) is being considered for nomination under National Register Criterion C in the area of Architecture. The property was evaluated within the context "Architecture in Franklin, 1819-1945" focusing on the built environment and the people who made contributions to the growth and development of Franklin and Simpson County. This context was developed as part of the survey of Franklin in 1995 and is included in the "City of Franklin Survey Summary Report" on file at the Kentucky Heritage Council in Frankfort, Kentucky. Excerpts from the context Architecture are included in the Statement of Significance.

The significance of the property is embodied in the unique architectural design of the residence portraying historic integrity through its location, setting, design, materials, and feeling.

This Prairie style residence at 300 East Cedar Street, Franklin, Kentucky, was constructed in 1920 by owner and resident Mr. Alex W. Brown. Several owners later Bib and Lassie Hargis purchased the property form Mr. Herbert Cardwell at a master commissioners sale in 1954. Lassie Hargis, a retired school teacher, resided here until her death in 1993. Jack Forshee, Realtor, received title to the property through Hargis' will and sold the property to Curtis O'Neal Baker and Edith Janet Baker in the fall of 1995.

## Architecture in Franklin, 1819-1945

Franklin, designated the county seat in 1819, is located near the intersection of U.S. 31-W and State Road 100. Downtown Franklin was established on a sixty-two acre site purchased from William Hudspeth in 1819. The town was named in honor of American statesman and inventor, Benjamin Franklin. In 1820, the town was incorporated and surveyed by John B. Smith, Sr. of South Carolina. That same year the courtsquare was laid out 297 feet square with a well on the northeast corner and a log courthouse built in the center. At that time a log courthouse was built in the center of the courtsquare and four dirt or gravel streets surrounded the square eighty feet wide. Adjacent to these were four streets that ran perpendicular to each other sixty feet wide with alleys ten feet wide.

In 1860, the log courthouse was torn down and a brick structure was erected on the same site. On May 17, 1882 the courthouse ourned and was rebuilt with a bell and clock tower. Historically, jails occupied one or two rooms in a courthouse, however, the Simpson County Jail, built in 1879, was located on the southeast corner of College and Washington Streets. This unique two-story grey stone structure has walls two feet thick, metal straps on the exterior, and narrow slot-like openings for windows.

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Commercial development around the courtsquare began as early as 1819 with the establishment of both negro and white businesses. The first stores in Franklin were located on the east side of the public square stocking only a few items on their shelves. The First National Bank located on North Main Street, known as Bryant's Photo Center and the Deli, was the first to open in 1871 by a group of leading businessmen in Franklin. Grocery stores, general merchandise stores, barber shops, hotels, and hardware stores, also surrounded the courtsquare.

Although the town has also increased in size and population, the original grid street pattern and many of the two-story, brick and wood-frame commercial buildings dating from the mid-1800s remain in existence today. The number of commercial buildings has increased around the courtsquare in the downtown commercial district on narrow and long lots with buildings touching each other.

The Franklin Downtown Commercial District, listed on the National Register of Historic Places in February 1983, encompasses the core of the downtown area and contains buildings dating from 1822. Of the fifty-three buildings in the district, fifty-one are commercial structures and two are multi-family residential structures. Only thirteen buildings were designated as non-contributing. The Simpson County Courthouse, built in 1822, is the focal point of the district and was placed on the National Register of Historic Places March 18, 1980.

Major north-south and east-west transportation routes passing through Franklin were developed along Indians trails providing an avenue for importing and exporting farms products, tobacco, and cloth manufactured in the mills. The early north-south road, known as the Louisville and Nashville Turnpike, is known today as State Route 31-W which extends from Louisville, Kentucky, to Nashville, Tennessee through Franklin on Main Street. The early east-west route leaving Franklin on West Cedar Street due west to Russellville is known today as State Route 100 and heads due east on East Cedar Street is State Route 73 to Scottsville. Four dirt or gravel streets eighty feet wide surrounding the square were constantly repaired from 1882 through the late 1920s when they were paved. Pavements in front of residences were brick or gravel and the owners were required to keep the walks in usable condition. Cedar Street, one of the four streets that surrounded the square, was named for the cedar trees that lined the street. The Harqis Residence is located on East Cedar Street within walking distance of the downtown commercial district, beside the railroad tracks.

Branching outward from Franklin's Downtown Commercial District is the Hargis Residence at 300 East Cedar Street. Located directly east of the district is this prominent, two-story, Prairie style residence, built in 1920 by Alex W. Brown, a builder in Franklin. Residences constructed with formed stone are not frequently seen in Franklin with as much design and ornamentation such as

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the horizontal band of rosettes between the first and second floor windows accenting the front facade.

The Hargis Residence is located in a neighborhood that is lined with large cedar trees and is primarily single-family residential. This area is comprised of prominent two-story, wood-frame and brick residences dating from the mid-1800s with a T-Plan type in the Queen Anne and Colonial Revival styles. After the 1900s, large lots of land was subdivided and smaller, single story, wood-frame or brick residential structures were built between 1900 and the late 1940s with a T-plan type and hall and parlor plan types in the Bungalow/Craftsman and Ranch style. On the outskirts of this neighborhood core are small one-story wood-frame, double pen and T-plan types with minimal detailing.

The Hargis Residence is a unique example of the Prairie style since it is constructed of formed stone rather than brick, which is more commonly seen. The Prairie School style, developed by a group of Chicago architects, is not frequently seen in Franklin adding to the architectural significance of the Hargis Residence. American architect Frank Lloyd Wright was the master of this style which was frequently constructed between 1900 and 1920 in the midwestern states.

The design of the Hargis Residence reflects the character of the Prairie School style. Three bays wide, the central entry is covered by a porch that spans the width of the front facade with a heavy turned baluster railing and roman doric columns supporting the porch roof. Broad, overhanging eaves, stone lintels and sills enhancing the windows, and the corners accented with formed stone quoins, add to the overall character of this 1920s residence.

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#### 9. Bibliography

Previous Research at the Kentucky Heritage Council:

National Register Nominations:

The Franklin Downtown Commercial District, listed 1984.

Individual Kentucky Historic Resources Inventory Forms for Franklin and Simpson County

#### Historical Maps:

<u>Fire Insurance Sanborn Maps</u>. Franklin, Kentucky. Pelham: 1886, 1892, 1897, 1901, 1908, 1913, 1925, 1940, 1947.

USGS Maps: 1968 PR 1982

Simpson County General Highway Map: 1968 rev. 1971

Property Identification Maps: 1990, 1991

#### Archival Resources:

#### Articles:

Crossly, Cynthia. "Franklin." <u>Our Town</u>. (1992): 54-57.
"Spotlight on Simpson County." <u>Back Home in Kentucky</u> (1994): 26-29.

### Simpson County Archives:

Deeds, vertical files, photographic files, historical researchers

#### Secondary Resources:

Atlas of Kentucky. Lexington, Kentucky: The University Press of Kentucky, 1977.

Beach, Sr. Mrs. James and Henry Snider. <u>Franklin and Simpson County: "A Picture of Progress 1819-1975</u>. Tompkinsville, Kentucky: Monroe Press, 1976.

Beach, Sr. Mrs. James and Henry Snider. <u>Franklin and Simpson County:</u>

<u>Reflections of 1976 and a supplement to "A Picture of Progress 1819-1975</u>. Tompkinsville, Kentucky: Monroe Press, 1976.

Burrus, Virgie Lee James. <u>Facts To Remember</u>. Franklin, Kentucky: Printer's, Incorporated, 1984.

Clark, Thomas D. A History of Kentucky. Lexington, Kentucky: the John Bradford Press, 1954.

Kleber, John E. <u>The Kentucky Encyclopedia</u>. Lexington, Kentucky: The University Press of Kentucky, 1992.

Klotter, James C. <u>Our Kentucky: A Study of the Bluegrass State</u>. Lexington, Kentucky: The University Press of Kentucky, 1992.

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Lee, Lloyd G. <u>A Brief History of Kentucky and Its Counties</u>. Berea, Kentucky: Kentucky Imprints, 1981.

Martin, Charles E. <u>The Penneyrile Cultural Landscape</u>. Frankfort, Kentucky, 1988.

Montell, William Lynwood and Michael Lynn Morse, <u>Kentucky Folk</u>
<u>Architecture</u>. Lexington, Kentucky: The University Press of
Kentucky, 1976.

Rennick, Robert M. <u>Kentucky Place Names</u>. Lexington, Kentucky: The University Press of Kentucky, 1984.

Rone, Wendell H., Sr. An Historical Atlas of Kentucky. Evansville, Kentucky: Burkert-Walton, 1965.

Simpson County, Kentucky Families Past and Present 1819-1989. Paducah, Kentucky: Turner Publishing, 1989.

Simpson County Centennial Celebration 1882-1982. Franklin, Kentucky: 1982.

Simpson County History - Kentucky Bicentennial Edition 1792-1992. Franklin, Kentucky: 1992.

#### INTERVIEWS

The following interviews were conducted by Donna G. Logsdon in Franklin, Kentucky, between October 1994 and July 1995.

Keith Pawley Tom Moody Nancy Stone Lucille Brooks Katie Nolan Kathryn McCutchin Alice Bailey Sarah Smith Sue Groves Mary Lanier Wilson Gilbertine Douglass Moore Sherry Ford Cindy Ford Virginia Walters Jack Forshee Margaret Snider Pearl Snider

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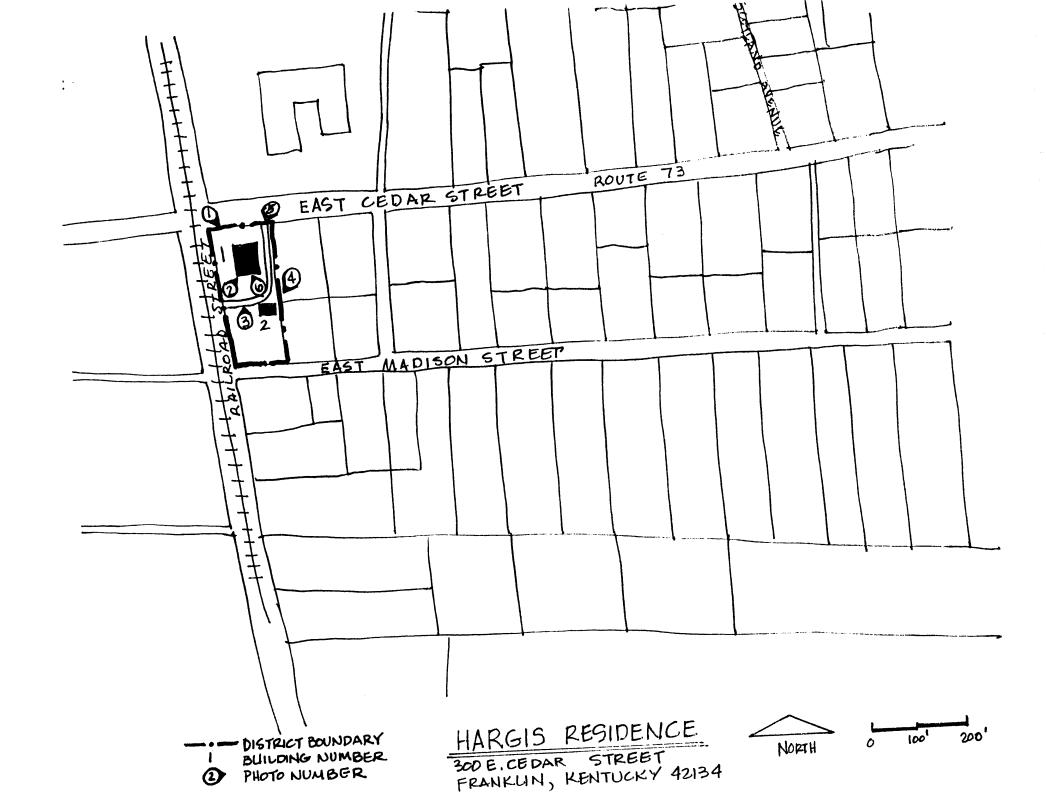
Section number	LO	Page	9	Hargis	Residence,	Simpson	County,	Kentucky	

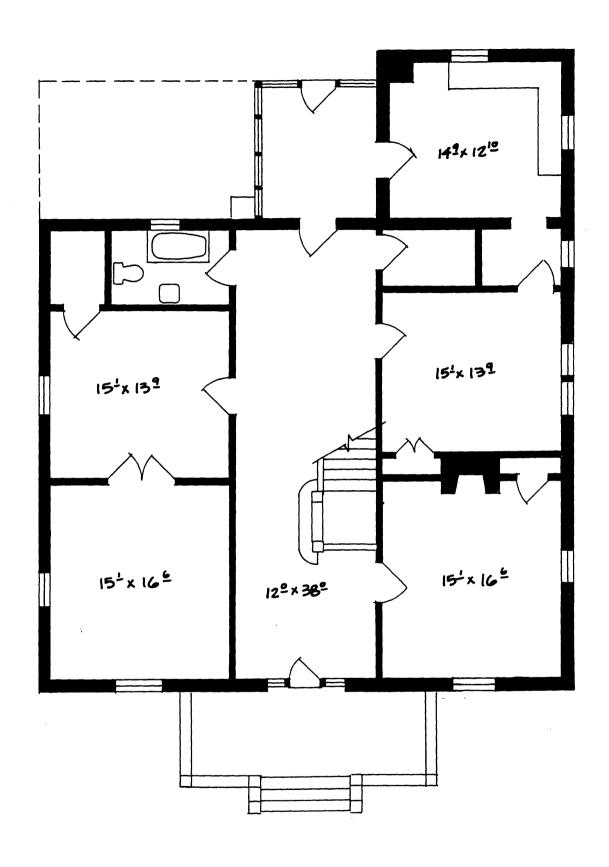
### 10. Verbal Boundary Description

The Hargis Residence is located on Property Identification Map 14, block 5, lot 1 in Franklin, Kentucky. The parcel is 110 feet wide and 300 feet long. It is bound on the north by East Cedar Street, on the east by other residences, on the south by East Madison Street, and on the west by Railroad Street. See attached map.

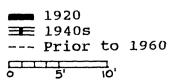
### **Boundary Justification**

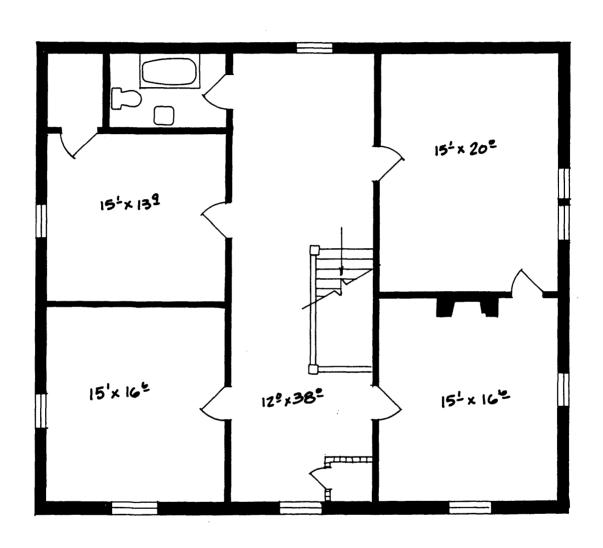
The boundary chosen for this property encompasses the significant building, known as the historic Hargis property. The entire acreage has been associated with the property since construction of the residence in 1920. The large lot was included as an appropriate setting for this urban resource.



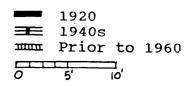


FIRST FLOOR PLAN Hargis Residence 300 E. Cedar Street





SECOND FLOOR PLAN Hargis Residence 300 E. Cedar Street



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Photographs Hargis Residence, Simpson County, Kentucky

The following information is the same for all photographs.

- 3. Donna G. Logsdon
- 4. 5/95
- 5. Kentucky Heritage Council 300 Washington Street Frankfort, Kentucky 40601

Photograph #1
6. Northwest corner of Hargis Residence

Photograph #2 6. Southwest corner of Hargis Residence

Photograph #3
6. South facade of Hargis Residence

Photograph #4
6. North facade of rear detached garage

Photograph #5
6. Northeasr corner of Hargis Residence

Photograph #4
6. Southeast corner of Hargis Residence