

Start Here

Scan One Time Only

And

Copy for Multiple Numbers

AA-1719

AND

AA-1720

**CAPSULE SUMMARY**  
**115-117 Charles Street (AA-1719/AA-1720)**  
**Annapolis, Maryland**

The twin buildings at 115-117 Charles Street, although reading as a single structure, were erected separately on property historically associated with the Adams-Kilty House at 131-133 Charles Street (AA-393). The wood frame dwelling at 117 Charles Street dates from 1879-1880, being erected first by property owner Isaac N. Morehouse. By 1891, Morehouse, a carpenter, erected a second dwelling abutting the existing building. Offered as rental housing, the two dwellings were detailed to appear as if erected as one structure with a continuous roofline and foundation. The buildings remained in the Morehouse family until just after the turn of the 20th century, when they were conveyed separately. From 1940 to 1971, the dwellings were once again held by the same property owner.

Alterations to the primary elevation, as well as a number of additions on the rear elevation, the houses appear as a single structure that were constructed at the same time under a contiguous side gable roof. The two dwellings are divided on the first story by a covered walkway that runs from the front of the property to the rear. The structure measures four bays wide with the two dwellings visually divided by a wood inboard on the facade. Two-stories in height, the wood frame structure has a continuous gable roof clad in asphalt shingles. A single corbeled brick chimney projects from the roof of 115 Charles Street, while an exterior end brick chimney has been constructed on the rear addition of 117 Charles Street. The building is set upon a brick foundation, visible on the facade of 117 Charles Street. The foundation is also visible on the southwest elevation of 115 Charles Street, however, the bricks have been parged. The facade is clad with German siding and corner boards, while the only exposed elevation has beaded aluminum siding. As originally built, each dwelling was augmented by a one-story porch that extended the full-width of the facades.

MARYLAND HISTORICAL TRUST  
MD INVENTORY OF HISTORIC PROPERTIES

Inventory No. AA-1719/AA-1720

=====

1. Name of Property

=====

historic name \_\_\_\_\_

common/other name \_\_\_\_\_

=====

2. Location

=====

street & number 115-117 Charles Street not for publication \_\_\_\_\_  
city or town Annapolis vicinity \_\_\_\_\_ state Maryland code MD  
county Anne Arundel code 003 zip code 21401

=====

3. State/Federal Agency Certification N/A

=====

4. National Park Service Certification N/A

=====

5. Classification

=====

Ownership of Property (Check all that apply)

- private
- public-local
- public-State
- public-Federal

Category of Property (Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property

Contributing		Noncontributing	
<u>2</u>	_____	_____	buildings
_____	_____	_____	sites
_____	_____	_____	structures
_____	_____	_____	objects
<u>2</u>	_____	_____	Total

Is this property listed in the National Register?

Yes  Name of Listing Annapolis Historic District  
No \_\_\_\_\_

Maryland Inventory of Historic Properties

115-117 Charles Street  
Annapolis, Maryland

Inventory No. AA-1719/AA-1720  
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=====  
6. Function or Use  
=====

Historic Functions (Enter categories from instructions)

Cat: DOMESTIC Sub: Single Dwelling  
\_\_\_\_\_  
\_\_\_\_\_

Current Functions (Enter categories from instructions)

Cat: DOMESTIC Sub: Single Dwelling  
\_\_\_\_\_  
\_\_\_\_\_

=====  
7. Description  
=====

Architectural Classification (Enter categories from instructions)

Vernacular  
\_\_\_\_\_  
\_\_\_\_\_

Materials (Enter categories from instructions)

foundation Brick; Parged  
roof Asphalt Shingles  
walls Aluminum Siding; German Siding  
other \_\_\_\_\_  
\_\_\_\_\_

Narrative Description (Describe the historic and current condition of the property.)

See Continuation Sheet No. 7-1

=====  
8. Statement of Significance  
=====

Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B 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 individual distinction.
- D Property has yielded, or is likely to yield information important in prehistory or history.

Criteria Considerations (Mark "X" in all the boxes that apply.)

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or a grave.
- D a cemetery.
- 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.

Maryland Inventory of Historic Properties  
115-117 Charles Street  
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=====  
Areas of Significance (Enter categories from instructions)

Architecture  
\_\_\_\_\_  
\_\_\_\_\_

Period of Significance 1879-1902  
1885-1909  
\_\_\_\_\_

Significant Dates 1879-1880  
1885-1891  
\_\_\_\_\_

Significant Person (Complete if Criterion B is marked above)  
\_\_\_\_\_

Cultural Affiliation Undefined  
\_\_\_\_\_  
\_\_\_\_\_

Architect/Builder Isaac N. Morehouse, builder  
\_\_\_\_\_

Narrative Statement of Significance (Explain the significance of the property.)

See Continuation Sheet No. 8-1

=====  
9. Major Bibliographical References  
=====

(Cite the books, articles, legal records, and other sources used in preparing this form.)

Anne Arundel County Land and Will Records. Anne Arundel County Courthouse and Maryland State Archives, Annapolis, Maryland.

Archives of Maryland, XXXVIII, "Act for Keeping Good Rules and Orders," 1696.

Papenfuse, Edward and Jane McWilliams. "Southern Urban Society After the Revolution: Annapolis, Maryland, 1782-1786." Final Report for NEH Grant #H69-0-178, Historic Annapolis Foundation, 1969.

Record Group 29, "Records of the Bureau of the Census." 1880, 1900, 1910, and 1920 Census; Anne Arundel County, Maryland.

Warren, Marion E. and Mame Warren, The Train's Done Been and Gone, Annapolis, MD: M.E. Warren, 1976.

Maps and Drawings

Magnus, Charles. Bird's Eye View of the City of Annapolis, 1864, Reproduced 1967.

Sachse, Edward. Bird's Eye View of the City of Annapolis, circa 1858. Maryland Hall of Records, MdHR G 1219-349.

Sanborn Fire Insurance Maps, 1885, 1891, 1896, 1903, 1908, 1913, 1921, 1930, and 1954 updated.

=====  
10. Geographical Data  
=====

Acreage of Property Less than one acre

**Verbal Boundary Description (Describe the boundaries of the property.)**

The property designated as 115-117 Charles Street is located on Parcels 559 and 560 as shown on Grid 16, Map 4Z in the City of Annapolis.

**Boundary Justification (Explain why the boundaries were selected.)**

The building has been historically associated with this property since the construction of 117 Charles Street between 1879 and 1880 on Parcel 559, and the construction of 115 Charles Street between 1885 and 1891 on Parcel 560.

=====  
11. Form Prepared By  
=====

name/title Laura Trieschmann, Architectural Historian  
organization EHT Traceries, Inc. date June 2, 1999  
street & number 5420 Western Avenue telephone 301/656-5283  
city or town Chevy Chase state MD zip code 20815  
=====

12. Property Owner of 115 Charles Street  
=====

name J.O. Kimball C/O Trust Real Estate 2N (115 Charles St.)  
street & number 1445 New York Avenue, NW telephone \_\_\_\_\_  
city or town Washington state DC zip code 20005  
=====

Property Owner of 117 Charles Street  
=====

name Jeter P. and Lamela H. Battley, Jr.  
street & number 117 Charles Street telephone \_\_\_\_\_  
city or town Annapolis state MD zip code 21401  
=====

MARYLAND INVENTORY OF HISTORIC PROPERTIES  
CONTINUATION SHEET

Inventory No. AA-1719/AA-1720

Section 7 Page 1

115-117 Charles Street  
name of property  
Annapolis, Maryland  
county and state

=====

The twin buildings at 115-117 Charles Street were erected during two separate phases by carpenter Isaac N. Morehouse. The single-family dwelling at 117 Charles Street was the first to be constructed, beginning in the period between 1879-1880. The dwelling at 115 Charles Street was subsequently constructed in 1885-1891 as an attached house on the southwest elevation of 117 Charles Street. Alterations to the primary elevation, as well as a number of additions on the rear, the buildings appear as a single structure that was constructed at the same time under a contiguous side gable roof. The two dwellings are divided on the first story by a covered walkway that runs from the front of the property to the rear.

The structure measures four bays wide with the two dwellings, visually divided by a wood inboard on the facade. Two-stories in height, the wood frame structure has a continuous gable roof clad in asphalt shingles. A single corbeled brick chimney projects from the roof of 115 Charles Street, while an exterior end brick chimney has been constructed on the rear addition of 117 Charles Street. The building is set upon a brick foundation, visible on the facade of 117 Charles Street. The foundation is also visible on the southwest elevation of 115 Charles Street, however, the bricks have been parged. The facade is clad with German siding and trimmed with corner boards, while the only exposed elevation has beaded aluminum siding. As originally designed, each dwelling was augmented by a one-story porch that extended the full-width of the facades. The porch of 117 Charles Street was removed in favor of a portico by the middle part of the 20th century. Ultimately, by the late 1970s, the portico was removed.

The two story rear ells share a common roof deck framed with square balusters. The rear of the ell at 115 Charles Street is clad with vertical boards, while the rear of 117 Charles Street has wood shingles and beaded aluminum siding. Access to the roof deck is gained from the attic level of the building, although the openings were not visible from an exterior survey.

115 Charles Street

The two bay wide facade of 115 Charles Street, clad in German siding, is set upon a raised brick foundation visible on the side elevation only. The first story is covered by a wood frame porch supported by square wood posts. Wood steps and rails provide access to the one-story porch, which is sheltered by a half-hipped roof. The roof is clad with asphalt shingles and has a wide

MARYLAND INVENTORY OF HISTORIC PROPERTIES  
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115-117 Charles Street  
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overhanging cornice. The balustrade is a continuous flat panel of scroll-sawn rails.

The main entry is located in the easternmost bay of the facade, with a single window opening to the west. The wide entry holds a multi-light and paneled door with square-edged casings and projecting lintel cap. The window opening, holding an original 2/2 window, is similarly framed with square-edged casings and a projecting lintel cap.

The second story has two openings with 2/2 windows, square-edged casings, louvered shutters, wood sills, and projecting lintel caps. The lintels extend to the base of the cornice, which is finished with heavy fluted modillions.

To the east of the porch is the covered walkway to the rear of the property. The opening, filled by a vertical board door of wood, visually reads as part of 115 Charles Street. It is framed by square-edged casings with a projecting lintel cap.

The southwest elevation of 115 Charles Street, within the main block, has no window openings on the first story. The second story is pierced by two sash windows, while the gable end has a single sash window. Because of the structure's close proximity to the dwelling at 113 Charles Street, the number of lights contained in the openings on the southwest elevation was not visible. On the side elevation of the two-story ell, the first story is marked by a one-story canted bay filled with three casement windows. Above the bay on the second story is a metal and glass window box, dating from the latter part of the 20th century.

The rear elevation, facing northwest, is dominated by a two-story ell. The first story of the wood frame ell is pierced by a pair of entry doors. The doors are constructed of aluminum with multi-lights and covered by a secondary screen door. The opening is surrounded by wide square-edged casings. To the east is a single window opening, holding a 1/1 window with narrow square-edged casings. The second story of the ell has two metal sliding glass doors opening onto a very small balcony. Not substantial enough to support the weight of a person, or large enough, the balcony is constructed of wood frame with square balusters.

The interior of 115, presently a rental property, was not accessible for survey.

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115-117 Charles Street  
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117 Charles Street

The front yard of the house at 117 Charles Street features a metal fence and brick courtyard. The two bay wide facade is marked by a single entry opening in the east bay and a window to the west. The entry, accessible by brick steps with a metal rail, holds a multi-light wood and glass door secured by a storm door. The opening is edged with louvered shutters, square-edged surrounds, and a projecting lintel cap. The window, holding a 6/6 sash, similarly has square-edged casings and a projecting lintel cap. Below the window opening is a single basement window with two-lights set within the brick foundation.

The upper story of the facade, not symmetrically spaced to the first story, has two openings. The 6/6 windows are edged with square casings, wood sills, and projecting lintel caps. The cornice of the facade is finished with diminutive modillions that are spaced farther apart than their larger counterparts at 115 Charles Street.

A September 1970 image of the facade shows the main entry was covered by a portico set upon a brick stoop. The western bay was pierced by a paired opening holding two 6/6 windows. Additionally, the facade was clad with square-butt wood shingles.

The side elevation of the main block of 117 Charles Street abuts the building at 119 Charles Street. The two-story rear ell, extending beyond the adjacent building, is clad on the northeast elevation with beaded aluminum siding. Each story is pierced by a single opening, holding a 2/2 window. The openings, asymmetrically placed, are framed with square-edged casings and have wood sills.

The rear elevation of the ell is marked by the imposing exterior end brick chimney that rises through the overhanging roof of the ell. The first story has paired entry doors of wood and glass. The second story is covered by an overhanging porch, set under the sloping roof of the ell. The porch is edged with metal railings and has two sliding glass doors. To the west of the cutaway porch, the elevation is clad in square-butt wood shingles.

The interior of 117 Charles Street was not accessible for survey.

MARYLAND INVENTORY OF HISTORIC PROPERTIES  
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Inventory No. AA-1719/AA-1720

Section 8 Page 1

115-117 Charles Street

name of property

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The twin buildings at 115-117 Charles Street, although reading as a single structure, were erected separately on property historically associated with the Adams-Kilty House at 131-133 Charles Street (AA-393). The wood frame dwelling at 117 Charles Street dates from 1879-1880, being erected first by property owner Isaac N. Morehouse. By 1891, Morehouse, a carpenter, erected a second dwelling abutting the existing building. Offered as rental housing, the two dwellings were detailed to appear as if erected as one structure with a continuous roofline and foundation. The buildings remained in the Morehouse family until just after the turn of the 20th century, when they were conveyed separately. From 1940 to 1971, the dwellings were once again held by the same property owner.

**Site History: Lot 53**

The property on which the dwellings at 115-117 Charles Street now stand was historically owned and surveyed in 1718 for William Gresham. Residing in Kent County, Gresham owned Lots 52, 53, and 55 along Charles Street in Annapolis. The property was conveyed to planter William Adams of Somerset County in two separate deeds of sale dating from December 1772 and May 1773. Chancery Records document that Thomas Gresham, then owner of the lots, died prior to the completion of the sales. Consequently, the conveyance was not decreed until November 1789.

Documentary evidence indicates that the property remained unimproved through most of the 18th century, particularly while under the ownership of the Gresham family. A lease made by Adams to Thomas Brooke Hodgkins of Annapolis documents that a building did stand on the property by 1786, when the twelve year lease was filed. Denoted now as 131-133 Charles Street, documentary and physical evidence suggests the building was erected by William Adams sometime between 1772 and 1786. Hodgkins' lease of 1786 required that he "put interior and exterior of house in good repair, erect a fence around the property, put in a water pump, build a meat house, carriage house, and stable, and enclose sufficient portion of a garden."<sup>1</sup>

With the death of Adams in 1795, title was devised to his wife and children. Adams' brother, however, contested the will, prompting the court to order the entire parcel to be sold. In 1797, all

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<sup>1</sup> Provincial Court Deeds, Liber TBH 1, Folio 517, February 28, 1786.

MARYLAND INVENTORY OF HISTORIC PROPERTIES  
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three lots plus the brick dwelling were assessed at 1125 pounds. One year later, with the estate still unsettled, the property was re-evaluated at 900 pounds. While the estate was being reviewed, General John Davidson occupied the dwelling, and later served as trustee for the sale of the property.

On November 14, 1799, William Kilty purchased the land with its improvements for 775 pounds. Kilty, who later served as Chancellor of Maryland, lived in the house for nineteen years. By 1818, Kilty had conveyed the three lots to Francis Hollingsworth for \$3,150. Hollingsworth, in turn, sold Lots 52 and 53 to Thomas H. Bowie. Bowie died prior to the completion of the sale and the courts appointed title back to Hollingsworth. In 1824, Hollingsworth sold the two lots along with the building at 131-133 Charles Street to George Wells for \$3,025.

Born in 1800, George Wells, Jr. was a prominent citizen of Annapolis, serving as president of the Farmers National Bank and in the Maryland Senate, as well as manager of the Annapolis & Elk Ridge Railroad. Wells had begun purchasing property, both improved and undeveloped, throughout Annapolis in the 1820s. By the 1840s, Wells had accumulated all of the parcels fronting Charles Street, which included the Adams-Kilty House at 133 Charles Street and the Jonas Green House at 124 Charles Street.

By the third quarter of the 19th century, Wells had overextended himself financially. Consequently, he mortgaged his landholdings to the Farmers Bank of Maryland in 1877. Wells immediately defaulted on the loans and was forced to sell his property on Charles Street, Duke of Gloucester Street, Market Street, South Street, Cathedral Street, Carroll Street, North West Street, and Bladens Street. Alexander Randall was appointed trustee of the estate, and charged with overseeing the subdivision and sale of the land. The property along Charles Street, which included Parcels 28, 30, 31, and 32, was subdivided to create 25 individual lots to be sold at public auction. The sale, completed by 1881, yielded \$16,563 for Wells to pay his creditors. Lot 53 in Parcel 30 was divided into eight smaller plots, each sold individually.

**Building History**

The portion of the plot where the buildings at 115-117 Charles Street were later erected was purchased by carpenter Isaac Newton Morehouse for \$2.55 a foot in 1878. The final sale was listed at \$102 for thirty feet of unimproved property fronting Charles

MARYLAND INVENTORY OF HISTORIC PROPERTIES  
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Street. The census records for 1880 show that Isaac and Ellen Morehouse occupied the dwelling at 119 Charles Street (AA-390), which was erected in 1878. Morehouse and his wife were originally from New York, born in 1818 and 1824, respectively. While building 119 Charles Street, Morehouse constructed a carpenter's shop and modest single-family dwelling at 117 Charles Street. By 1891, Morehouse erected the dwelling at 115 Charles Street on the southwest elevation of 117 Charles Street. The property was assessed in 1896 with a value of \$1000.

With the death of Morehouse in 1899 and his wife in 1897, the property was ordered to be sold by the court. Ownership was claimed by the Workingmans Building and Loan Association, which held numerous mortgages throughout Annapolis, particularly along Charles Street at the turn of the 20th century. The loan association maintained the dwellings as rental property. Beginning in 1902, ownership of the property was divided when the dwelling at 117 Charles Street was conveyed to Bridget Frank for \$1100. By 1909, title to the adjacent dwelling at 115 Charles Street had been transferred to John M. Brown for \$1150.

Ownership of 117 Charles Street was devised by Bridget Frank to her son, Peter A. Frank, a watchman at the United States Naval Academy. The 1910 census records that Frank occupied the dwelling along with his wife, Henrietta and their daughter, Alva B. At 115 Charles Street, the census lists John M. Brown as owner and occupant. Brown, born in 1862, was an electrician. Together with his German-born wife, Brown lived in the dwelling with his seven children and one daughter-in-law.

While title to the dwelling at 117 Charles Street was conveyed six times by 1940, ownership of 115 Charles Street remained in the Brown family. This twenty-seven year tenure was broken in 1936, when the Circuit Court ordered the property be sold because of a default on the mortgage. William B. and William U. McCready, a father and son team, purchased the property for \$1,025. In 1940, the McCready' purchased the adjacent building at 117 Charles Street. The senior McCready, born in 1862, was assistant building superintendent (1900-1913) and a furniture merchant on Main Street. William U. McCready, born in 1883, continued his father's trade in the furniture business as well as serving as Mayor of Annapolis from 1941-1949. Despite the 1944 death of William B. McCready, the property remained in the family, providing rental income. In 1961, 115 Charles Street was leased to Leland M. Talbot, while 117 Charles Street was occupied by Charles E. Stinchcomb.

MARYLAND INVENTORY OF HISTORIC PROPERTIES  
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Inventory No. AA-1719/AA-1720

Section 8 Page 4

115-117 Charles Street

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=====

In 1964, six years prior to his death, McCready sold 115 and 117 Charles Street to Jesse and Hertha Adams. The property remained under the ownership of the Adams family until 1971. The 1972 city directory notes that Talbot continued to occupy 115 Charles Street, while 117 Charles Street was vacant. At this time, the property was collectively owned by Laurence and Virginia Hartge.

In April 1972, the Hartges sold 115 Charles Street independently to Robert Ladd, who maintained ownership until 1995. Ladd and his wife, Kellie, sold the dwelling in October of that year to present owner Julian Oliver Kimball. Kimball, residing in Washington, D.C., utilizes 115 Charles Street as rental property.

The dwelling at 117 Charles Street was retained by the Hartge family until 1974, when it was conveyed to Betty J. Wilkinson. In 1985, the property was sold to James A. Marsh. By August 1990, 117 Charles Street was purchased by present occupants, Lamela H. and Jeter P. Battley, Jr.

MARYLAND INVENTORY OF HISTORIC PROPERTIES  
CONTINUATION SHEET

Inventory No. AA-1719/AA-1720

115-117 Charles Street

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**HISTORIC CONTEXT:**

**Geographic Organization:** Western Shore

**Chronological/Development Period (s):**

Industrial/Urban Dominance (1870-1930)  
Modern Period (1930-present)

**Prehistoric/Historic Period Theme (s):**

Architecture, Landscape Architecture, and  
Community Planning

**RESOURCE TYPE(S)**

**Category:** Building

**Historic Environment:** Urban

**Historic Function (s):** DOMESTIC/Single Dwelling

**Known Design Source:** Isaac N. Morehouse, carpenter



MARYLAND INVENTORY OF HISTORIC PROPERTIES  
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115-117 Charles Street  
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February 9, 1877: George Wells to Alexander Randall, land  
in trust to sell for creditors  
Land Records of Anne Arundel County,  
Liber SH 10 Folio 544

115-117 Charles Street

October 1, 1878: Alexander Randall, Trustee for George  
Wells, to Isaac N. Morehouse  
Land Records of Anne Arundel County,  
Liber SH 13 Folio 227

February 27, 1895: Isaac N. Morehouse to wife, Ellen  
Morehouse  
Land Records of Anne Arundel County,  
Liber JCB 1 Folio 355

April 1, 1902: Frank Stockett, Trustee for Ellen  
Morehouse, to the Workingmans Building  
and Loan Association  
Equity: Workingmans Building and Loan  
Association versus Alexander Nash  
Land Records of Anne Arundel County,  
Liber GW 25 Folio 1

115 Charles Street

September 24, 1909: Workingmans Building and Loan Association  
to John M. Brown  
Land Records of Anne Arundel County,  
Liber GW 68 Folio 308

August 27, 1936: George E. Rullman and George B. Woelfel,  
Trustees under Circuit Court Judgement,  
to William B. and William U. McCready  
Equity Case 7010: Samuel Triggs and  
Myrtle Sturm versus John M. and Louisa  
Brown  
Land Records of Anne Arundel County,  
Liber FAM 152 Folio 557

December 9, 1959: William U. and Belva G. McCready to  
Samuel M. Ivrey, Trustee  
115-117 Charles Street  
Land Records of Anne Arundel County,  
Liber 1358 Folio 349

MARYLAND INVENTORY OF HISTORIC PROPERTIES  
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December 9, 1959: Samuel M. Ivrey, Trustee, to William U. and Belva G. McCready  
115-117 Charles Street  
Land Records of Anne Arundel County,  
Liber GTC 1358 Folio 351

July 1, 1964: William U. McCready, widow, to Jesse and Hertha Adams  
115-117 Charles Street  
Land Records of Anne Arundel County,  
Liber LNP 1769 Folio 291

July 23, 1971: Jessie R. and Hertha A. Adams to Laurence and Virginia Hartge  
115-117 Charles Street  
Land Records of Anne Arundel County,  
Liber MSH 2422 Folio 297

April 24, 1972: Laurence and Virginia Hartge to Robert A. Ladd  
Land Records of Anne Arundel County,  
Liber MSH 2485 Folio 680

May 11, 1990: Robert A. Ladd to Robert A. and Kellie J. Ladd  
Land Records of Anne Arundel County,  
Liber 5110 Folio 715

October 30, 1995: Robert A. and Kellie J. Ladd to Julian Oliver Kimball  
Land Records of Anne Arundel County,  
Liber 7291 Folio 547

117 Charles Street

April 14, 1902: Workingmans Building and Loan Association to Bridget Frank  
Land Records of Anne Arundel County,  
Liber GW 25 Folio 104

August 16, 1918: Peter A. and Myra H. Frank to Roy V. Tydings  
Land Records of Anne Arundel County,  
Liber GW 138 Folio 267

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September 27, 1919: Roy V. Tydings to Joseph H. Bellis  
Land Records of Anne Arundel County,  
Liber WNW 18 Folio 112

December 20, 1919: Joseph H. Bellis to William M. and  
Isabelle A. Dixon  
Land Records of Anne Arundel County,  
Liber WNW 25 Folio 235

July 19, 1920: William M. and Isabelle A. Dixon to  
Robert E. and Viola Kindred  
Land Records of Anne Arundel County,  
Liber WNW 26 Folio 287

April 23, 1921: Robert E. and Viola Kindred to Theophile  
C. and Antonie A. Renouf  
Land Records of Anne Arundel County,  
Liber WNW 41 Folio 109

June 10, 1940: Antonie A. Renouf to William B. and  
William U. McCready  
Land Records of Anne Arundel County,  
Liber JHH 217 Folio 424

December 9, 1959: William U. and Belva G. McCready to  
Samuel M. Ivrey, Trustee  
115-117 Charles Street  
Land Records of Anne Arundel County,  
Liber 1358 Folio 349

December 9, 1959: Samuel M. Ivrey, Trustee, to William U.  
and Belva G. McCready  
115-117 Charles Street  
Land Records of Anne Arundel County,  
Liber GTC 1358 Folio 351

July 1, 1964: William U. McCready, widow, to Jesse and  
Hertha Adams  
115-117 Charles Street  
Land Records of Anne Arundel County,  
Liber LNP 1769 Folio 291



AA-1720



117 Charles Street  
Annapolis

September 1970  
Historic Annapolis  
Foundation Files  
R006-CHS-115.2





AA-1719/1720

115-117 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

1/99

MD SHPO

FACADE, LOOKING NORTHWEST

1 OF 4



AA-1719/1720

115-117 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

1/99

MD SHPO

REAR ELEVATION, LOOKING SOUTH

2 OF 4



AA-1719/1720

115-117 CHARLES STREET

ANNAPOLIS, MD

TRALERIES

JUNE 1999

MD SHPO

WEST CORNER, LOOKING EAST

3 OF 4



AA-1719

115 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

SW ELEVATION, LOOKING NW

4 OF 4

MARYLAND HISTORICAL TRUST  
 21 STATE CIRCLE  
 SHAW HOUSE  
 ANNAPOLIS, MARYLAND 21401

HISTORIC SITES SURVEY FIELD SHEET  
 Individual Structure Survey Form

SURVEY NUMBER: <b>AA 1719</b>
NEGATIVE FILE NUMBER:
UTM REFERENCES: Zone/Easting/Northing
U.S.G.S. QUAD. MAP:
PRESENT FORMAL NAME:
ORIGINAL FORMAL NAME:
PRESENT USE: SF Res
ORIGINAL USE: SF Res
ARCHITECT/ENGINEER:
BUILDER/CONTRACTOR:
PHYSICAL CONDITION OF STRUCTURE: Excellent ( ) Good ( ) Fair (X) Poor: ( )
THEME:
STYLE: Victorian Italianate
DATE BUILT: 1885-1891

COUNTY: Anne Arundel
TOWN: Annapolis
LOCATION: 115 Charles Street
COMMON NAME:
FUNCTIONAL TYPE: Res Map 32 Par 59
OWNER: Robert A. Ladd ADDRESS: 115 Charles Street Annapolis, MD 21401
ACCESSIBILITY TO PUBLIC: Yes (X) No ( ) Restricted ( )
LEVEL OF SIGNIFICANCE: Local (✓) State ( ) National ( )

GENERAL DESCRIPTION:

Structural System

- Foundation: Stone ( ) Brick (X) Concrete ( ) Concrete Block ( )
- Wall Structure
  - Wood Frame: Post and Beam ( ) Balloon (X)
  - Wood Bearing Masonry: Brick ( ) Stone ( ) Concrete ( ) Concrete Block ( )
  - Iron ( ) D. Steel ( ) E. Other:
- Wall Covering: Clapboard (X) Board and Batten ( ) Wood Shingle ( ) Shiplap ( )  
 Novelty ( ) Stucco ( ) Sheet Metal ( ) Aluminum ( ) Asphalt Shingle ( )  
 Brick Veneer ( ) Stone Veneer ( ) Asbestos Shingle ( )  
 Bonding Pattern: \_\_\_\_\_ Other: \_\_\_\_\_
- Roof Structure
  - Truss: Wood (X) Iron ( ) Steel ( ) Concrete ( )
  - Other:
- Roof Covering: Slate ( ) Wood Shingle ( ) Asphalt Shingle (X) Sheet Metal ( )  
 Built Up ( ) Rolled ( ) Tile ( ) Other:
- Engineering Structure:
- Other:

Appendages: Porches (X) Towers ( ) Cupolas ( ) Dormers ( ) Chimneys (X) Sheds ( ) Ells (X)  
 Wings ( ) Other:

Roof Style: Gable (X) Hip ( ) Shed ( ) Flat ( ) Mansard ( ) Gambrel ( ) Jerkinhead ( )  
 Saw Tooth ( ) With Monitor ( ) With Bellcast ( ) With Parapet ( ) With False Front ( )  
 Other:

Number of Stories: 2  
 Number of Bays: 2 x 2  
 Approximate Dimensions: 15 x 35

Entrance Location: Right

THREAT TO STRUCTURE: No Threat (X) Zoning ( ) Roads ( ) Development ( ) Deterioration ( ) Alteration ( ) Other:
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LOCAL ATTITUDES: Positive ( ) Negative ( ) Mixed ( ) Other:
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ADDITIONAL ARCHITECTURAL OR STRUCTURAL DESCRIPTION:

AA-1719

Cornice with large brackets and molded frieze; molded window caps; two bay porch with square pilasters, novelty siding.

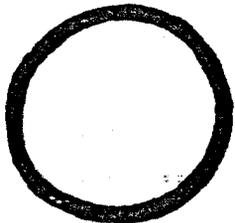
RELATED STRUCTURES: (Describe)

STATEMENT OF SIGNIFICANCE:

One of a pair of Vernacular residences, contributing to streetscape.

REFERENCES:

MAP: (Indicate North In Circle)



SURROUNDING ENVIRONMENT:

Open Lane( )Woodland( )Scattered Buildings( )  
Moderately Built Up( )Densely-Built Up(✓)  
Residential( )Commercial( )  
Agricultural( )Industrial( )  
Roadside Strip Development( )  
Other:

RECORDED BY:

Russell Wright

ORGANIZATION:

Historic Annapolis, Inc

DATE RECORDED:

Aug. 1983

ST. JOHN'S STREET

BLADEN STREET

NORTHWEST STREET

CATHEDRAL STREET

STREET

AA 1719  
ANNAPOLIS HIST. DIST.

SCALE IN FEET



COLLEGE

SCHOOL ST.

CHURCH CIRCLE

STATE CIRCLE

DUKE

STREET

STREET

CHARLES

SOUTH

STREET

SHAW

SHAW DEAN ST.

STREET

ACTON

WASHINGTON

STREET

WATER ST.

CITY GATE LANE

ST.

ST.

ST.

WEST

ST.

ST.

ST.



115 Charles

AA 1719

Annapolis, Anne Arundel County

Russell Wright July, 1982

Maryland Historical Trust,

Annapolis, Maryland

SE Elevation/camera facing NW

115 Charles

MARYLAND HISTORICAL TRUST  
 21 STATE CIRCLE  
 SHAW HOUSE  
 ANNAPOLIS, MARYLAND 21401

HISTORIC SITES SURVEY FIELD SHEET  
 Individual Structure Survey Form

SURVEY NUMBER:	AA 1720
NEGATIVE FILE NUMBER:	
UTM REFERENCES:	Zone/Easting/Northing
U.S.G.S. QUAD. MAP:	
PRESENT FORMAL NAME:	
ORIGINAL FORMAL NAME:	
PRESENT USE:	SF Res
ORIGINAL USE:	SF Res
ARCHITECT/ENGINEER:	
BUILDER/CONTRACTOR:	
PHYSICAL CONDITION OF STRUCTURE:	Excellent ( ) Good ( ) Fair ( ) Poor ( )
THEME:	
STYLE:	Vernacular
DATE BUILT:	1885-1891

COUNTY:	Anne Arundel
TOWN:	Annapolis
LOCATION:	117 Charles Street
COMMON NAME:	
FUNCTIONAL TYPE:	Res Map 32 Par 58
OWNER:	Betty J. Wilkinson
ADDRESS:	117 Charles Street Annapolis, MD 21401
ACCESSIBILITY TO PUBLIC:	Yes (X) No ( ) Restricted ( )
LEVEL OF SIGNIFICANCE:	Local (✓) State ( ) National ( )

GENERAL DESCRIPTION:

Structural System

- Foundation: Stone ( ) Brick (X) Concrete ( ) Concrete Block ( )
- Wall Structure
  - Wood Frame: Post and Beam ( ) Balloon (X)
  - Wood Bearing Masonry: Brick ( ) Stone ( ) Concrete ( ) Concrete Block ( )
  - Iron ( ) D. Steel ( ) E. Other:
- Wall Covering: Clapboard ( ) Board and Batten ( ) Wood Shingle ( ) Shiplap ( )  
 Novelty (X) Stucco ( ) Sheet Metal ( ) Aluminum ( ) Asphalt Shingle ( )  
 Brick Veneer ( ) Stone Veneer ( ) Asbestos Shingle ( )  
 Bonding Pattern: Other:
- Roof Structure
  - Truss: Wood (X) Iron ( ) Steel ( ) Concrete ( )
  - Other:
- Roof Covering: Slate ( ) Wood Shingle ( ) Asphalt Shingle (X) Sheet Metal ( )  
 Built Up ( ) Rolled ( ) Tile ( ) Other:
- Engineering Structure:
- Other:

Appendages: Porches ( ) Towers ( ) Cupolas ( ) Dormers ( ) Chimneys (X) Sheds ( ) Ells (X)  
 Wings ( ) Other:

Roof Style: Gable (X) Hip ( ) Shed ( ) Flat ( ) Mansard ( ) Gambrel ( ) Jerkinhead ( )  
 Saw Tooth ( ) With Monitor ( ) With Bellcast ( ) With Parapet ( ) With False Front ( )  
 Other:

Number of Stories: 2

Number of Bays: 2 x 2

Approximate Dimensions: 15 x 35

Entrance Location: Right

THREAT TO STRUCTURE:	LOCAL ATTITUDES:
No Threat (X) Zoning ( ) Roads ( )	Positive ( ) Negative ( )
Development ( ) Deterioration ( )	Mixed ( ) Other:
Alteration ( ) Other:	

ADDITIONAL ARCHITECTURAL OR STRUCTURAL DESCRIPTION:

AA-1720

Cornice has small brackets; molded window and transom lit door caps; porch removed.

RELATED STRUCTURES: (Describe)

STATEMENT OF SIGNIFICANCE:

Despite removal of porch, structure contributes to streetscape as one of a pair, set back to give scale and to relate to important 119 Charles.

REFERENCES:

MAP: (Indicate North In Circle)



SURROUNDING ENVIRONMENT:

Open Lane( )Woodland( )Scattered Buildings( )  
Moderately Built Up( )Densely-Built Up(✓)  
Residential( )Commercial( )  
Agricultural( )Industrial( )  
Roadside Strip Development( )  
Other:

RECORDED BY: Russell Wright

ORGANIZATION: Historic Annapolis, Inc

DATE RECORDED: Aug. 1963

ST. JOHN'S STREET

BLADEN STREET

NORTHWEST STREET

CATHEDRAL STREET

STREET

SHAW STREET

STREET

SOUTH STREET

CHARLES STREET

CHURCH CIRCLE

STATE CIRCLE

COLLEGE

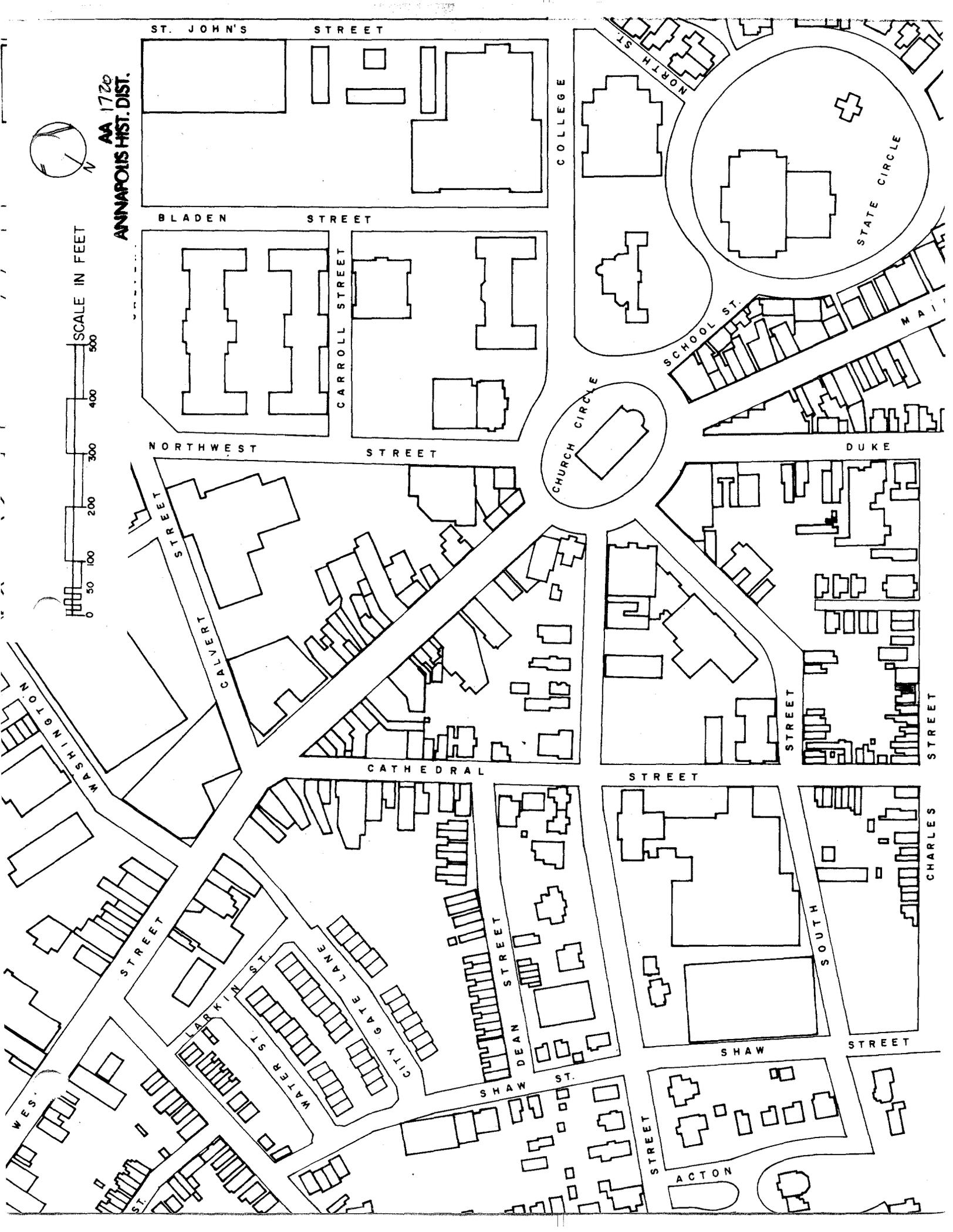
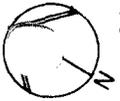
SCHOOL ST.

MAI

DUKE

AA 1720  
ANNAPOLIS HIST. DIST.

SCALE IN FEET





117 Charles

AA 1720

Annapolis, Anne Arundel County

Russell Wright July, 1982

Maryland Historical Trust,

Annapolis, Maryland

SE Elevation/camera facing NW

End Here

Scan One Time Only  
And  
Copy for Multiple Numbers

AA-1719

AND

AA-1720