

**CAPSULE SUMMARY**

**AA-426**

**121 Conduit Street**

**Annapolis, Anne Arundel County**

**Circa 1880**

**Private**

The single-family dwelling at 121 Conduit Street in Annapolis, Maryland was constructed circa 1880 for Jean B. Retz, a French-born swordmaster at the United States Naval Academy. The Jonas Green family owned the property, which was a part of Stoddert Lot 41, in the late 18<sup>th</sup> and early 19<sup>th</sup> centuries. In 1845, George Wells purchased Lot 41, but was forced to subdivide and sell it in 1878 to pay his creditors. Between 1916 and 1948, the house was occupied by the family of Clinton Gray, keeper of the Greenberry Point lighthouse. The modest dwelling represents the development of Conduit and Cathedral streets following the extension of the roads in the late 1870s and the subdivision of George Wells' property in Parcel 31 in response to the rapid late-19<sup>th</sup>-century growth of Annapolis.

Designed in the Colonial Revival style, the dwelling rises two stories in height. The main block of the structure is set on a low seven-course American-bond brick foundation that has been parged. The wood-frame structure has been covered with stucco, although the German weatherboard was visible inside the side porch. The side-gabled roof is clad with standing seam metal and is pierced at the center by a brick chimney. The narrow entablature on the three-bay-wide façade is composed of narrow bed molding, plain frieze, scrolled sawn modillions and brackets with reeding, and a boxed ogee-molded cornice. The two-story main block was originally enlarged by a two-story ell at the northern end of the northwest elevation. In the middle part of the 20<sup>th</sup> century, a shed-roof porch was constructed on the southwest side of the ell.

# Maryland Historical Trust

## Maryland Inventory of Historic Properties Form

Inventory No. AA-426

### 1. Name of Property (indicate preferred name)

historic Jean B. Retz House

other \_\_\_\_\_

### 2. Location

street and number 121 Conduit Street \_\_\_\_\_ not for publication

city, town Annapolis \_\_\_\_\_ vicinity

county Anne Arundel

### 3. Owner of Property (give names and mailing addresses of all owners)

name Sandra C. Morgan

street and number 121 Conduit Street telephone 410/368-1087

city, town Annapolis state MD zip code 21401

### 4. Location of Legal Description

courthouse, registry of deeds, etc. Anne Arundel County Courthouse tax map and parcel: 4Z/679

city, town Annapolis liber 2566 folio 43

### 5. Primary Location of Additional Data

- Contributing Resource in National Register District
- Contributing Resource in Local Historic District
- Determined Eligible for the National Register/Maryland Register
- Determined Ineligible for the National Register/Maryland Register
- Recorded by HABS/HAER
- Historic Structure Report or Research Report
- Other \_\_\_\_\_

### 6. Classification

Category	Ownership	Current Function	Resource Count	
			Contributing	Noncontributing
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> agriculture		
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> commerce/trade	<u>1</u>	<input type="checkbox"/> buildings
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> defense		<input type="checkbox"/> sites
<input type="checkbox"/> site		<input checked="" type="checkbox"/> domestic		<input type="checkbox"/> structures
<input type="checkbox"/> object		<input type="checkbox"/> education		<input type="checkbox"/> objects
		<input type="checkbox"/> funerary	<u>1</u>	<u>0</u> Total
		<input type="checkbox"/> government		
		<input type="checkbox"/> health care		
		<input type="checkbox"/> industry		
		<input type="checkbox"/> landscape		
		<input type="checkbox"/> recreation/culture		
		<input type="checkbox"/> religion		
		<input type="checkbox"/> social		
		<input type="checkbox"/> transportation		
		<input type="checkbox"/> work in progress		
		<input type="checkbox"/> unknown		
		<input type="checkbox"/> vacant/not in use		
		<input type="checkbox"/> other:		
			<b>Number of Contributing Resources previously listed in the Inventory</b>	
			<u>1</u>	

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## 7. Description

Inventory No. AA-426

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### Condition

<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins
<input type="checkbox"/> fair	<input type="checkbox"/> altered

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Prepare both a one paragraph summary and a comprehensive description of the resource and its various elements as it exists today.

The single-family dwelling at 121 Conduit Street in Annapolis, Maryland was constructed circa 1880. Designed in the Colonial Revival style, the dwelling rises two stories in height. The main block of the structure is set on a low seven-course American-bond brick foundation that has been parged. The wood-frame structure has been covered with stucco, although the German weatherboard was visible inside the side porch. The side-gabled roof is clad with standing seam metal and is pierced at the center by a brick chimney. The narrow entablature on the three-bay-wide façade is composed of narrow bed molding, plain frieze, scrolled sawn modillions and brackets with reeding, and a boxed ogee-molded cornice. The two-story main block was originally enlarged by a two-story ell at the northern end of the northwest elevation. In the middle part of the 20th century, a shed-roof porch was constructed on the southwest side of the ell.

The property consists of 1,456 square feet with a small rectangular rear yard. A metal gate secures the brick-paved walkway between 119 and 121 Conduit Street.

### EXTERIOR

The façade of the building, facing southeast along Conduit Street, is three bays wide and symmetrically fenestrated. The single-leaf entry into the dwelling is located in the eastern bay of the façade, reached by a brick stoop with cast-iron railings. The entry has a six-paneled wooden door. Narrow projecting Tuscan pilasters with fluting that support the wide frieze and projecting ogee-molded lintel cap surrounds the opening. The elongated window openings to the west have 2/2 sash. The second story is symmetrically pierced by three equally spaced window openings, each holding a standard-size 2/2 wood sash. Square-edged casing, wood sills, plain head casing with projecting ogee lintel cap, and operable louvered shutters surrounds all of the window openings. Obscured by the stucco finish, window openings originally pierced the foundation level of the façade. Ghosting of a front-gabled porch that is no longer extant is visible on the façade, between the first and second stories.

The roof is pierced at the center by a narrow front-gabled dormer. Clad in metal sheets, the dormer holds a 2/2 window with a narrow wood sill, square-edged surrounds with interior beading, and plain tympanum. Petite cornice returns with an ogee profile and raking finish the pediment of the dormer.

The northeast elevation abuts the dwelling at 123 Conduit Street and has no openings.

The northwest elevation is composed of the two-story rear ell, side porch, and the western bay of the main block's second story. The two-bay-wide ell is symmetrically fenestrated on the first and second stories with 6/6 windows. The openings have narrow beaded surrounds, wood sills, flat lintels, and the hardware for shutters. Entry to the basement through a crawl space with a wooden door is located at the center of the northwest elevation. A shed-roof porch, now enclosed, is located on the southwest elevation of the ell. The addition is not noted on the Sanborn Fire Insurance Maps and appears to date from the second part of the 20th century. Clad in stucco, the addition is accessed by a single-leaf entry door on the northwest elevation. The entry has a two-paneled and two-light wood door topped by a single light awning transom. A narrow beaded surround with a flat lintel frames it. Two six-light awning windows mark the southwest elevation of the addition, which is finished with exposed rafter ends. The openings have wood sills and narrow beaded surrounds. The roof of the addition is clad with standing seam metal. The second story of the ell, above the addition, is pierced by two 6/6 windows with wood sills and narrow beaded surrounds. A single 2/2 window with a wood sill and beaded casings pierces the second story of the main block over the addition.

The southwest elevation of the main block has a two-light awning window with a metal screen and no surrounds at the foundation level. The first and second stories are symmetrically marked by two 2/2 windows with wood sills, narrow beaded casings, flat lintels and hardware for shutters. A single 2/2 window is located in the gable end.

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### INTERIOR

The interior of 121 Conduit Street presents a side-passage, double-pile plan with a one-room ell. The floors on the first floor have the original one-and-a-half-inch oak boards edged by the seven-inch baseboards. The baseboards have an ogee kick and cap. The window and entry openings have four-inch-wide beaded pilaster casing that is chamfered and trimmed with a large bead. The corners of the casings are finished with bull's eye cornerblocks. The window openings have square-edged aprons. The enclosed stair at the north end of the entry hall has ogee-molded wall stringers on either side. An octagonal-shaped wood rail with balls runs along the northeast wall.

The south parlor is square in plan, illuminated by two window openings on the southeast wall. Entry to the parlor is gained through a wide single-leaf opening from the entry hall. A single-leaf entry pierces the wall in the north corner of the room, leading to the west parlor. The wall, which appears to be in its original location, is set at a ninety-degree angle. The west parlor is square in plan and illuminated by two window openings on the southwest wall. The northeast wall is angled slightly at the single-leaf opening from the entry hall. The enclosed stair is located on the other side of the wall. This change in the wall plane appears to be original as no indication was found that the stair was originally partially open. A projecting chimney breast is located at the center of the southeast wall. The slate mantel is inscribed with triangular panels on the surround and finished by a central keystone. A semi-circular arch frames the brick opening. A fifteen-light wood and glass door leads to the closet at the southwestern side of the chimney breast.

The kitchen is located in the one room of the ell. The space is illuminated by two window openings on the northwest elevation that have the same surrounds as those ornamenting the main block. The floor is covered with brick tiles. Wallboard was added to the walls and ceiling of the kitchen. A cavetto crown molding encircles the room. Wallboard divides the addition in two, with a full-bath in the southern end and an enclosed porch at the western end. The German siding that originally clad the structure is visible in the addition. An enclosed stair at the eastern corner of the kitchen provides access to the basement under the main block. The basement has a poured concrete floor and exposed brick walls. The house was constructed to abut the wood-frame dwelling at 123 Conduit Street and the original German siding and two window openings of that neighboring structure are visible in the basement of 121 Conduit Street.

The second floor of the dwelling has three bedrooms and a single bath. The four-inch pine floors have the same baseboards and casement as that ornamenting the first floor. The stair is open on the second floor, finished by a turned landing newel with a square base and ball top. The turned balusters support the molded gripper rail. A drop-landing newel marks the ceiling above the newel. The entry doors have four panels and ceramic knobs. An enclosed quarter-turn stair with a beaded and reeded balustrade provides access to the finished attic through a five-panel door. The attic has a six-inch-high baseboard with a square profile. The casing on the two window openings is beaded as it is on the first and second stories. The closet on the northeast wall has three-inch square-edged casing.

## 8. Significance

Inventory No. AA-426

Period	Areas of Significance	Check and justify below		
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> health/medicine	<input type="checkbox"/> performing arts
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> industry	<input type="checkbox"/> philosophy
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> invention	<input type="checkbox"/> politics/government
<input checked="" type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/ recreation	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 2000-	<input type="checkbox"/> commerce	<input type="checkbox"/> ethnic heritage	<input type="checkbox"/> law	<input type="checkbox"/> science
	<input type="checkbox"/> communications	<input type="checkbox"/> exploration/ settlement	<input type="checkbox"/> literature	<input type="checkbox"/> social history
	<input type="checkbox"/> community planning		<input type="checkbox"/> maritime industry	<input type="checkbox"/> transportation
	<input type="checkbox"/> conservation		<input type="checkbox"/> military	<input type="checkbox"/> other:

**Specific dates** ca. 1880

**Architect/Builder** Unknown

**Construction dates** ca. 1880

Evaluation for:

National Register

Maryland Register

not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance reports, complete evaluation on a DOE Form - see manual.)

### SUMMARY STATEMENT

The single-family dwelling at 121 Conduit Street in Annapolis, Maryland was constructed circa 1880 for Jean B. Retz, a French-born swordmaster at the United States Naval Academy. The Jonas Green family owned the property, which was a part of Stoddert Lot 41, in the late 18th and early 19th centuries. In 1845, George Wells purchased Lot 41, but was forced to subdivide and sell it in 1878 to pay his creditors. Between 1916 and 1948, the house was occupied by the family of Clinton Gray, keeper of the Greenberry Point lighthouse. The modest dwelling represents the development of Conduit and Cathedral streets following the extension of the roads in the late 1870s and the subdivision of George Wells' property in Parcel 31 in response to the rapid late-19th-century growth of Annapolis.

### HISTORY

#### PARCEL 31

The property on which the building at 121 Conduit Street stands was historically a portion of the much larger Lot 42 in what later became Parcel 31. Lot 42 fronted Charles Street between Duke of Gloucester Street and Spa Creek. Conduit Street, which was extended in 1877, would eventually serve as the southeastern boundary. Documented in James Stoddert's survey notebook, Lot 42 was resurveyed in 1718 for publisher William Bladen. Bladen died that same year, in possession of twenty-one lots in Annapolis. Title was devised to his son, Thomas Bladen. By 1722, having mortgaged sixteen of the lots, Bladen was forced to sell Lot 42 for the benefit of the mortgagee, a London merchant named Thomas Colmore. Daniel Dulany served as the trustee for the sale, personally conveying all of Lot 42 to his business partner, Dr. Charles Carroll, in 1725 for 16 pounds sterling. The deed of conveyance stated that the sale included "all houses, outhouses, gardens and all other buildings."

While residing in a dwelling at the corner of Church (later Main) Street and Conduit Street, Carroll appears to have leased the dwelling at 124 Charles Street (AA-392) to Jonas and Anne Catherine Green. The exact date of construction of the building remains unresolved, but appears to have been erected in the 1740s. Jonas Green (1712-1767) was a printer, having learned his trade from his father in Boston and Benjamin Franklin in Philadelphia. Green began his printing career in Annapolis in 1738, serving as printer of the province and publishing the "Maryland Gazette." Production of the newspaper was done at 124 Charles Street until 1786. The city's post office also operated until 1764 from the site, which included a single-family dwelling, freestanding kitchen, and print shop.

In 1749, Carroll conveyed title of Lot 42 to Samuel Ogle, then Governor of Maryland, for 160 pounds sterling. The conveyance, witnessed by Jonas Green, included all houses, edifices, buildings, and gardens existing on the lot. Despite the sale, Green

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continued to reside in the dwelling and operate the printing office on the property. In 1770, after the deaths of both Samuel Ogle and Jonas Green, Benjamin Ogle (Samuel's son) transferred the lot and appurtenances to occupant Anne Catharine Green for 160 pounds sterling. Anne Green was the wife of Jonas Green and she continued to operate the printing business and production of the "Maryland Gazette" until her own death in March 1775. By 1783, her eldest surviving son, Frederick Green had gained full title to the property, the printing presses, and all the associated equipment. Three years later, in 1786, the printing business was relocated to Francis Street. In February of 1786, Green advertised the property on Charles Street, "with or without the three acre lots adjoining," for sale in the "Maryland Gazette."

Despite the advertisement, the dwelling house at 124 Charles Street and the surrounding acres continued to be owned by Frederick Green until 1810. Previously, in 1805, Green had obtained a mortgage on the property for 250 pounds currency from William and John Sanders. The Sanders appear to have been Green's brothers-in-law, as Green had married Anne Sanders in 1775. By January 1806, the mortgage was released. In 1810, Frederick Green conveyed Lots 40, 41, 42 and 54 with buildings, houses, edifices, and gardens to Richard H. Harwood for \$1,000. Despite the sale, the property continued to remain in the Green family as William Sanders Green, son of Frederick and Anne Green, had married Mary Harwood in 1808.

Title of Lot 42 was conveyed to William S. Green in 1815 by his father-in-law. Dr. William Green, who was also a court clerk, married his second wife, Matilda Bowie, in 1832. The couple obtained a mortgage in 1839 from the Farmers Bank of Maryland. By February 1845, with the mortgage in default, the property was presented for sale at public auction. It was purchased by George Wells, Jr. on July 23, 1845, ending seventy-five years of Green family ownership. The Greens continued to reside in the dwelling, however, leasing it from Wells.

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 131-133 Charles Street (AA-393) where Wells resided.

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.

In the latter part of the 19th century, the City of Annapolis was undergoing a notable population increase that was directly related to the expansion of the United States Naval Academy and the state and local governments. Improved mass transportation services and local amenities such as paved streets, electricity, and water systems, also brought new residents to the city. The need for housing prompted the subdivision of several 18th-century estates such as the William Paca House on Prince George's Street and the Chase-Lloyd House on Maryland Avenue. The twelve original lots surveyed in 1716 by James Stoddert between Duke of Gloucester Street, Charles Street, and Market Street were not historically joined as a single property under the ownership of any one resident. Rather, the land, which was largely unimproved, was owned by a number of citizens, who recognized the development potential during this period of growth in Annapolis. Consequently, the residents petitioned the City of Annapolis to have new streets created that divided the large parcel into four smaller, individual blocks. On July 1st and August 1st of 1877, the residents with property extending northward from Market Street deeded a portion of their property to the City of Annapolis for the extension of Conduit Street. The property was conveyed by George Wells, the Brewer family, the Duvalls, the Magruders, Mary Stinchcomb, Thomas Tydings, John and Mary Marshall, and the Kilman heirs (also seen as Killman). The new street was referred to as Conduit Street Extended in the deed and traveled southwest from Duke of Gloucester Street to Spa Creek. Soon thereafter, property owners

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deeded land between Charles Street and Conduit Street to the City for the extension of Cathedral Street. To generate development of the area and enable easier vehicular movement, Union Street was laid in 1890 on property conveyed to the City of Annapolis by Brice Beale Brewer, Jr. and Richard H. Brewer, among others.

### 121 CONDUIT STREET

In June 1879, Alexander Randall, acting as trustee, conveyed a portion of Lot 42 fronting Conduit Street to Jean B. Retz. Soon after purchasing the property, Retz had it improved by a two-and-a-half-story, single-family dwelling. Jean Baptist Retz was born in Lorraine, France in 1835 and worked as an assistant swordmaster at the United States Naval Academy. He was married to Rosalie D. Bena, who was born in Lorraine in 1855. Retz had immigrated to the United States in 1870, three years after his wife. According to the 1880 census, the couple lived in the modest dwelling at 121 Conduit Street with their eldest three sons and Austrian-born niece. Soon after the death of her husband in 1916, Rosalie Retz moved to Baltimore City and sold the Annapolis property.

In July 1916, Clinton B. Gray became the owner of 121 Conduit Street. The deed of sale specifically indicated the 4' 3/8" alley between 119 and 121 Conduit Street had to remove open and was conveyed with 121 Conduit Street. Clinton Booth Gray was born in Baltimore in 1877 and was married Annie L. McHale of West Virginia. Gray was keeper of the lighthouse on Greenberry Point. In 1936, the widowed Annie Gray conveyed one-half interest in the Conduit Street property to her youngest daughter, Grace Lorraine Gray Sweeney. Annie Gray died in 1948, outliving her husband and two children. The executrices of her will, Clare Green Duckett and Myrtle Sturn, sold the property in 1948 to Lewis C. and Anne M. Hudson. The Hudsons lived in the dwelling until 1951, when Ada M. Minnix purchased it.

The widowed Minnix (also seen as Minix) sold her home in 1955 to Roy deS. Horn and Catherine Horn. During the tenure of the Horns, the house was converted into two apartments. The city directory for 1961 records that the rental units were occupied by Virginias A. Sears and John S. Wells. By 1965, Sears had been replaced by Agnes Mayo. The rental property was sold in 1969 to Kenneth and Sandra Morgan who continued to utilize it initially as two apartments. Wells and Mayo continued to reside in the apartments.

Current owner, Sandra Morgan received full title to the property in 1973. The city directory records the removal of the apartment units and the building's present use as a single-family dwelling. Although Sandra Morgan was the owner, Kenneth Sherman Morgan was noted in the city directory as living in the dwelling well into the 1980s. Sandra Morgan currently lives in the dwelling.

### CHAIN OF TITLE

Lot 42

July 25, 1718:

Resurveyed for William Bladen  
Stoddert Notebook, Folio 45

August 7, 1718:

William Bladen devised to son Thomas Bladen

September 11, 1722:

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Thomas Bladen to Thomas Colmore  
Mortgage for Sixteen Lots  
Provincial Court Records  
Liber RCW 2, Folio 1724

August 4, 1724:  
Thomas Bladen and Thomas Colmore to Daniel Dulany, in trust for future sale  
Provincial Court Records  
Liber SY 1, Folio 103

July 12, 1725:  
Daniel Dulany, Trustee, to Dr. Charles Carroll  
Provincial Court Records  
Liber SY 1, Folio 135

February 27, 1749:  
Dr. Charles Carroll to Governor Samuel Ogle  
Provincial Court Records  
Liber RB 3, Folio 227

April 3, 1770:  
Benjamin Ogle, heir to Samuel Ogle, to Anne Catherine Green  
Provincial Court Records  
Liber DD 5, Folio 7

September 25, 1783:  
Frederick Green, heir to Anne Catherine Green, to John Davidson  
Land Records of Anne Arundel County  
Liber NH 1, Folio 364

September 25, 1783:  
John Davidson to John Callahan  
Land Records of Anne Arundel County  
Liber NH 1, Folio 365

September 26, 1783:  
John Callahan to Frederick Green  
Land Records of Anne Arundel County  
Liber NH 1, Folio 366

Lots 41 and 42

December 10, 1810:  
Frederick Green to Richard H. Harwood  
Land Records of Anne Arundel County  
Liber NH 16, Folio 565

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August 19, 1815:

Richard H. Harwood to William S. Green  
Land Records of Anne Arundel County  
Liber WSG 3, Folio 628

August 3, 1839:

William S. and Matilda Green mortgage to Farmers Bank of Maryland  
Land Records of Anne Arundel County  
Liber WSG 24, Folio 26

February 8, 1845:

Decree by Theodorick Bland, Chancellor, in Josiah Bayley, Attorney General of Maryland versus Nicholas I. Watkins, James Iglehart, William S. and Matilda Green, Farmers Bank of Maryland, Thomas Franklin and William S. Green's estate. James Boyle and Alexander Randall appointed to sell property  
Chancery Court Papers 6685

July 23, 1845:

James Boyle to George Wells  
Land Records of Anne Arundel County  
Liber JHN 1, Folio 314

Lots 41, 42, 43 and 44

January 10, 1877:

George Wells to Farmers Bank of Maryland  
Mortgage  
Land Records of Anne Arundel County  
Liber SH 10, Folio 488

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

121 Conduit Street

July 2, 1877:

Alexander Randall, Trustee, to Jean B. Retz  
Land Records of Anne Arundel County  
Liber SH 11, Folio 433

February 1, 1916:

Jean B. Retz devised to Rosalie Retz  
Will Records of Anne Arundel County  
Liber OBD 1, Folio 269

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July 25, 1916:

Rosalie Retz to Clinton B. and Annie L. Gray  
Land Records of Anne Arundel County  
Liber GW 116, Folio 422

March 28, 1936:

Annie L. Gray to Clare M. Green, Trustee  
Land Records of Anne Arundel County  
Liber FAM 149, Folio 125

March 28, 1936:

Clare M. Green, Trustee to Annie L. Gray and Grace L. Gray  
Land Records of Anne Arundel County  
Liber FAM 149, Folio 126

July 13, 1948:

Clare M. Green Duckett and Myrtle Sturn, executrices for the will of Annie L. Gray, to Lewis C. and Anne M. Hudson  
Will Records of Anne Arundel County  
Liber RGP 3, Folio 129  
Land Records of Anne Arundel County  
Liber JHH 479, Folio 227

September 15, 1951:

Lewis C. and Anne M. Hudson to Ada M. Minnix  
Land Records of Anne Arundel County  
Liber JHH 644, Folio 429

July 11, 1955:

Ada M. Minnix to Roy deS. Horn and Anne Catherine Horn  
Land Records of Anne Arundel County  
Liber GTC 944, Folio 282

November 3, 1969:

Roy deS. Horn and Anne Catherine Horn to Kenneth and Sandra Morgan  
Land Records of Anne Arundel County  
Liber 2317, Folio 306

March 2, 1973:

Kenneth Sherman Morgan to Sandra Morgan  
Land Records of Anne Arundel County  
Liber 2566, Folio 43

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## 9. Major Bibliographical References

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Inventory No. AA-426

See continuation sheet.

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## 10. Geographical Data

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Acreage of surveyed property 0.03 acreAcreage of historical setting 0.03 acreQuadrangle name AnnapolisQuadrangle scale 1:24,000

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### Verbal boundary description and justification

The dwelling at 121 Conduit Street has historically been associated with Parcel 679 as noted on Tax Map 4Z since its constructed circa 1880.

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## 11. Form Prepared By

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name/title Laura V. Trieschmann, Architectural Historianorganization EHT Traceriesdate 8/1/03street and number 1121 Fifth Street, N.W.telephone 202/393-1199city or town Washingtonstate DC zip code 20001

The Maryland Inventory of Historic Properties was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust  
DHCD/DHCP  
100 Community Place  
Crownsville MD 21032  
410-514-7600

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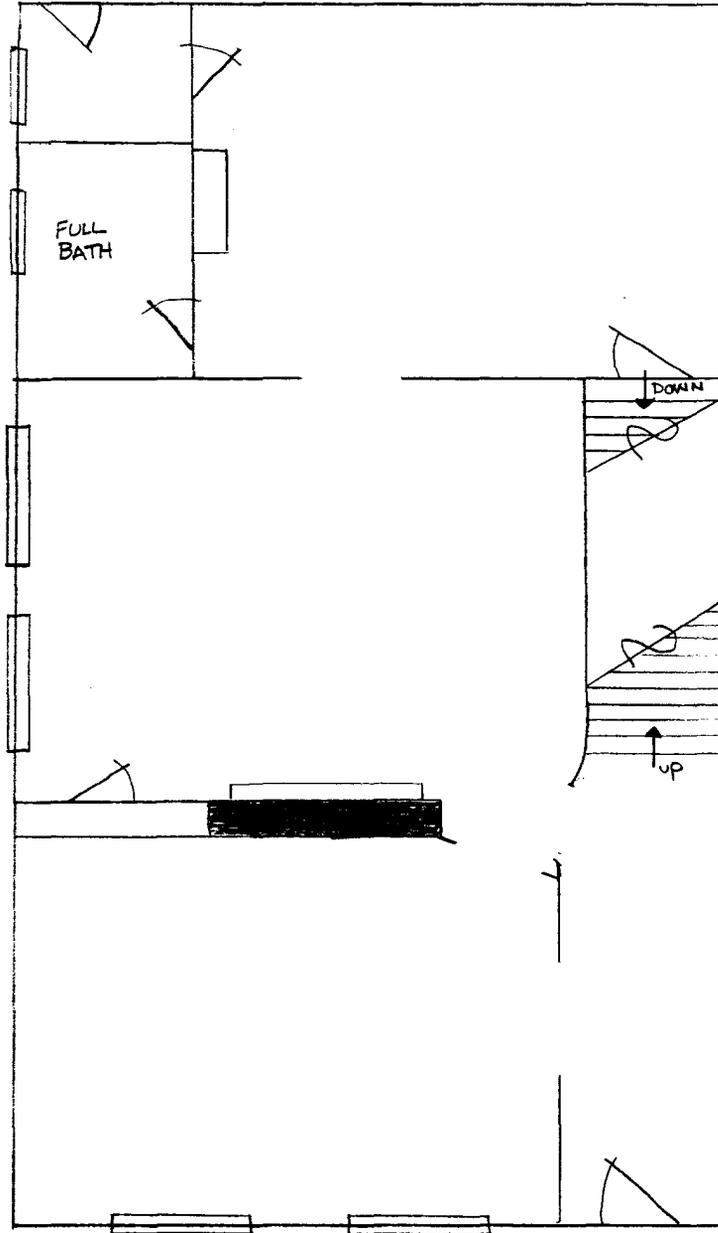
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Federal Direct Tax of 1798, Folder 20. Archived at the Maryland State Archives, Annapolis, Maryland.  
Maryland Gazette, July 12, 1781.

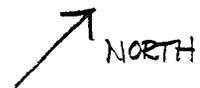
McIntire, Robert Harry. "Annapolis Maryland Families." Baltimore, MD: Gateway Press, Inc., 1980.

Warren, Mame. "Then Again...Annapolis, 1900-1965." Annapolis, MD: Time Exposures Limited, 1990.

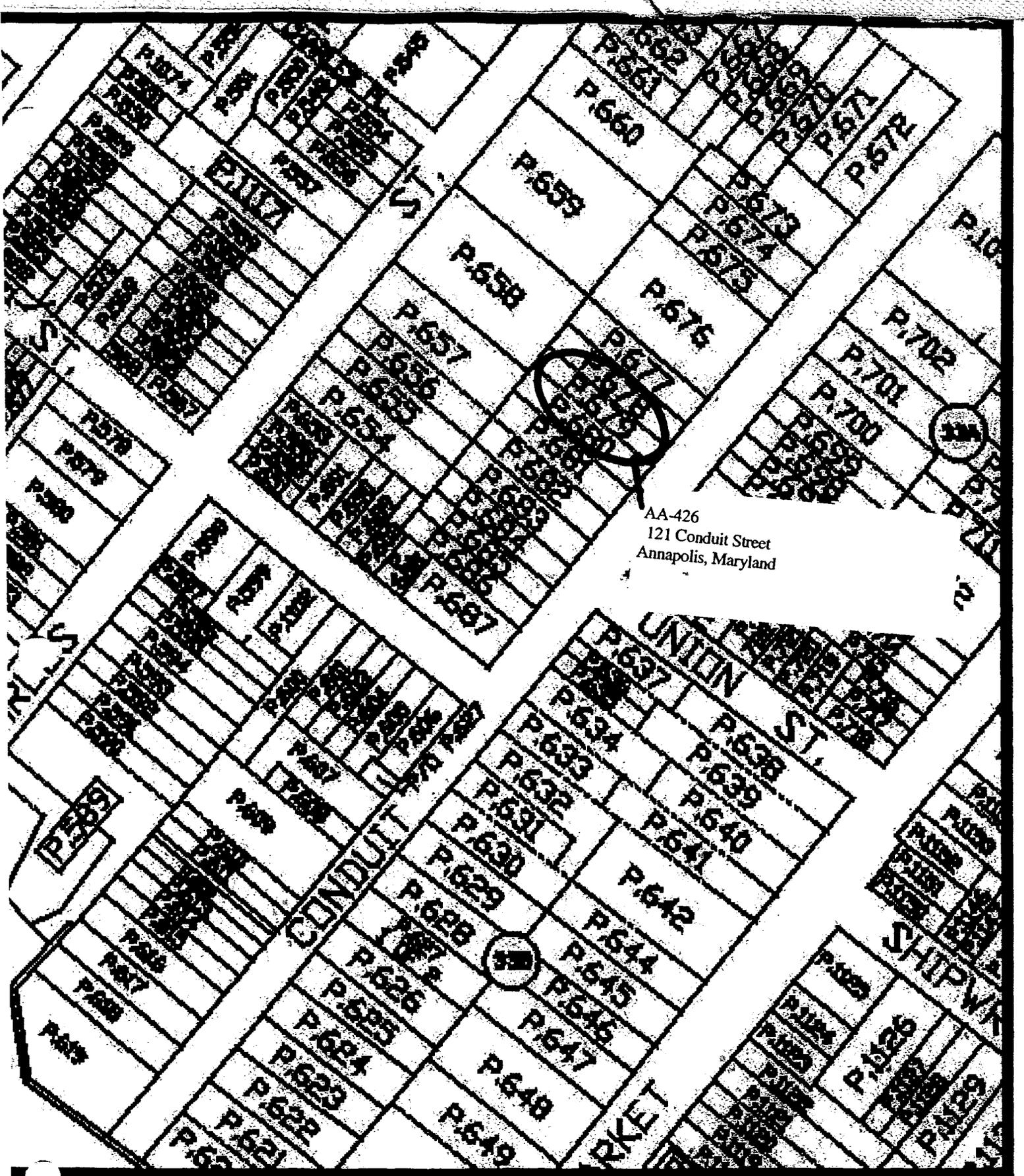
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RESOURCE FLOOR PLAN  
121 CONDUIT STREET AA-426  
ANNAPOLIS, MARYLAND  
ANNE ARUNDEL COUNTY  
FIRST FLOOR PLAN



NOT TO SCALE



AA-426  
121 Conduit Street  
Annapolis, Maryland

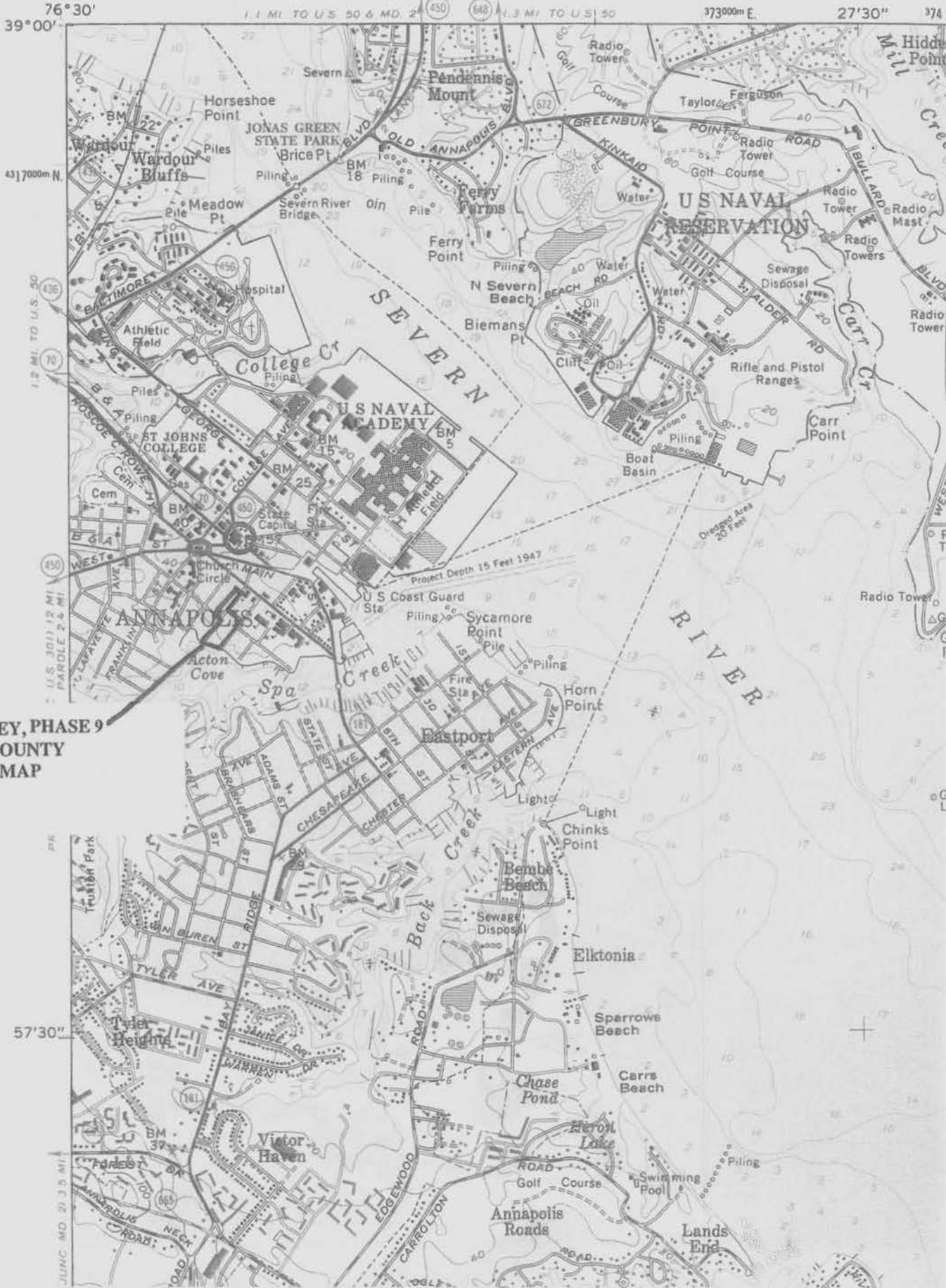
ANNAPOLIS SURVEY, PHASE 9  
ANNE ARUNDEL COUNTY  
TAX MAP 4Z



5842 11 SE  
(ROUND BAY)

UNITED STATES  
DEPARTMENT OF THE INTERIOR  
GEOLOGICAL SURVEY

AA-426



ANNAPOLIS SURVEY, PHASE 9  
ANNE ARUNDEL COUNTY  
ANNAPOLIS USGS MAP

NORTH ↑



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121 CONDUIT STREET  
ANNAPOLIS, MARYLAND

TRACERIES

6/2003

MD SHPO

SE ELEVATION, LOOKING NORTH

1 OF 7



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121 CONDUIT STREET  
ANNAPOLIS, MARYLAND  
TRACER/ES

6/2003

MD SHPO

SE ELEVATION LOOKING WEST

2 OF 7



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121 CONDUIT STREET  
ANNAPOLIS, MARYLAND

TRACERIES

6/2003

MD SHPO

SW ELEVATION LOOKING NW

3 OF 7



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121 CONDUIT STREET

ANNAPOLIS, MARYLAND

TRACERIES

6/2003

MD SHPO

NW ELEVATION LOOKING EAST

4 OF 7



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121 CONDUIT STREET

ANNAPOLIS, MARYLAND

TRACERIES

6/2003

MD SHPO

1ST FLOOR ENTRY HALL LOOKING NORTHWEST

5 OF 7



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121 CONDUIT STREET  
ANNAPOLIS, MARYLAND  
TRACERIES

6/2003

MD SHPO

1ST FLOOR NW PARLOR LOOKING SOUTH

6 OF 7



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121 CONDUIT STREET  
ANNAPOLIS, MARYLAND

TRACERIES

6/2003

MD SHPO

2ND FLOOR STAIR HALL LOOKING SOUTHEAST

7 OF 7

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

HISTORIC SITES SURVEY FIELD SHEET  
 Individual Structure Survey Form

SURVEY NUMBER: <u>AA 426, 1678</u>
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 (X) Fair ( ) Poor: ( )
THEME:
STYLE: Vernacular - Annapolis Federal
DATE BUILT: 1908-1913

COUNTY: Anne Arundel
TOWN: Annapolis
LOCATION: 121 Conduit Street
COMMON NAME:
FUNCTIONAL TYPE: Res Map 32 Par 179
OWNER: Sandra C. Morgan ADDRESS: 121 Conduit Street Annapolis, MD 21401
ACCESSIBILITY TO PUBLIC: Yes (X) No ( ) Restricted ( )
LEVEL OF SIGNIFICANCE: Local (✓) State ( ) National ( )

GENERAL DESCRIPTION:

Structural System

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

Appendages: Porches ( ) Towers ( ) Cupolas ( ) Dormers (X) 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 1/2  
 Number of Bays: 3 x 3  
 Approximate Dimensions: 18 x 45

Entrance Location: Right

THREAT TO STRUCTURE: No Threat (X) Zoning ( ) Roads ( ) Development ( ) Deterioration ( ) Alteration ( ) Other:
--

LOCAL ATTITUDES: Positive ( ) Negative ( ) Mixed ( ) Other:
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ADDITIONAL ARCHITECTURAL OR STRUCTURAL DESCRIPTION:

AA-426

Excellent gabled dormer with later sash, excellent bracketed cornice, molded window and door caps, door with transom central chimney.

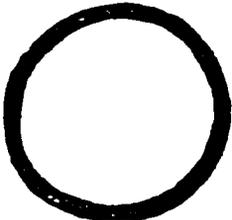
RELATED STRUCTURES: (Describe)

STATEMENT OF SIGNIFICANCE:

Good example of Vernacular Annapolis Federal townhouse, one of a pair, contributes to streetscape; porch may have existed.

REFERENCES:

MAP: (Indicate North In Circle)



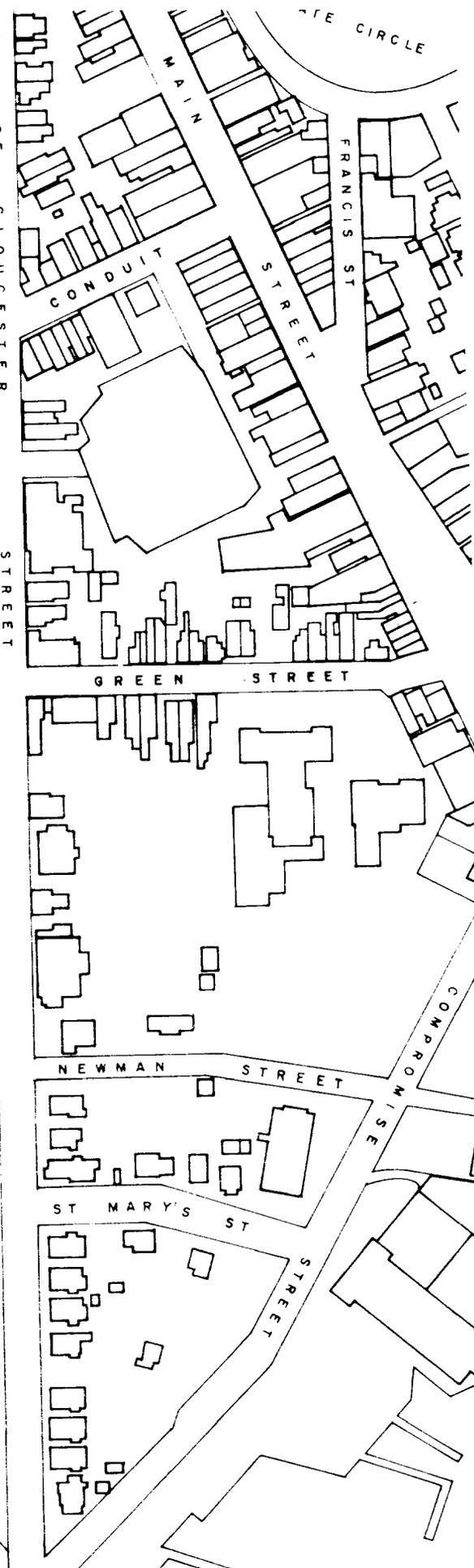
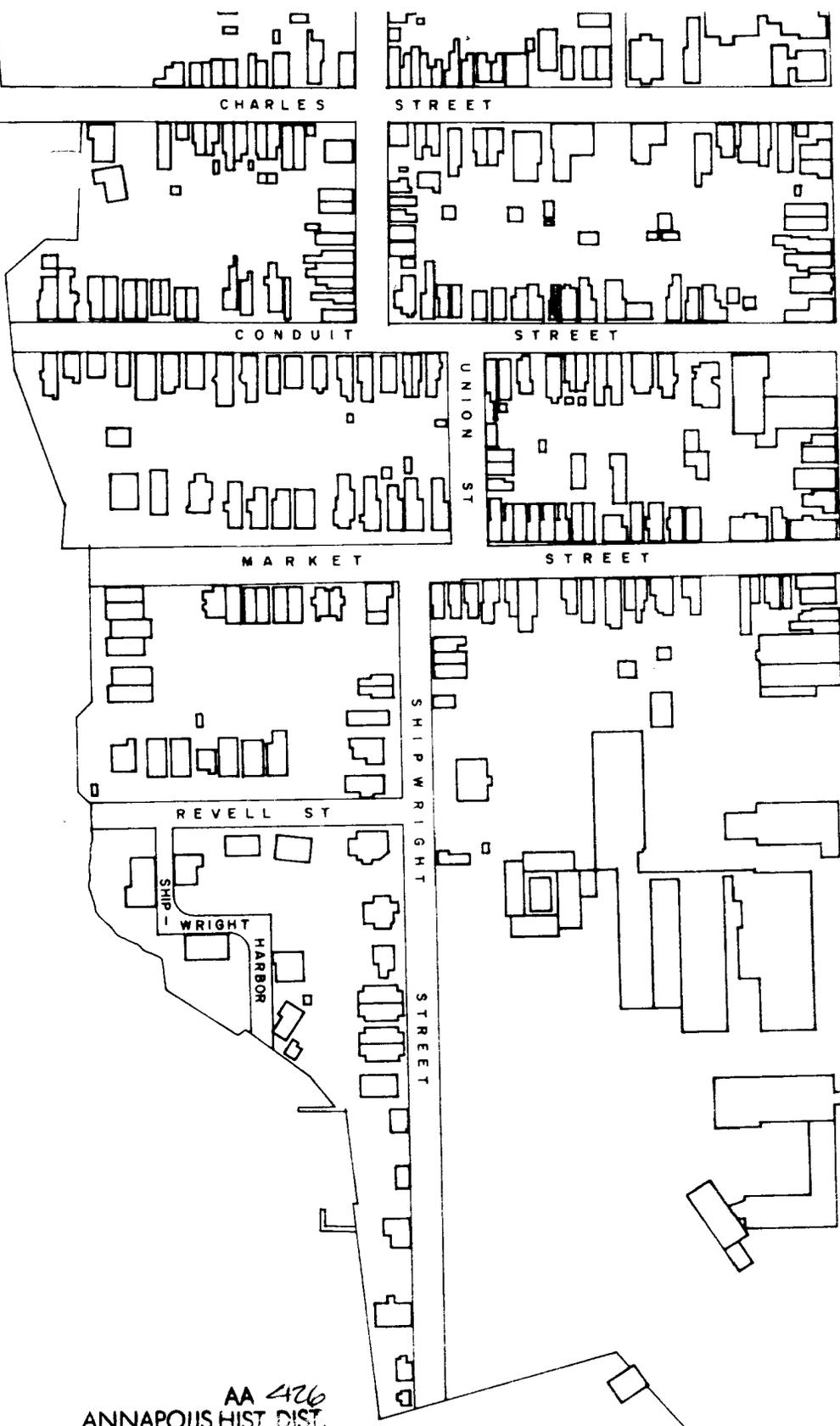
SURROUNDING ENVIRONMENT:

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

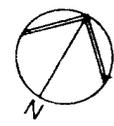
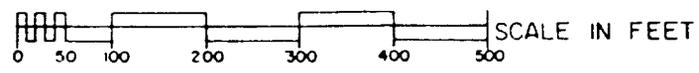
RECORDED BY: Russell Wright

ORGANIZATION: Historic Annapolis, Inc

DATE RECORDED: Aug. 1983



AA 426  
ANNAPOLIS HIST DIST.





121 Conduit

AA 426

Annapolis, Anne Arundel County

Russell Wright July, 1982

Maryland Historical Trust,

Annapolis, Maryland

SE Elevation/camera facing NW

0204262604

Form 10-445  
(3-62)

1. STATE Annapolis, Maryland COUNTY TOWN VICINITY STREET NO. 121, 123 Conduit Street  ORIGINAL OWNER ORIGINAL USE residences PRESENT OWNER Geo. Meisel/John Hopkins IV PRESENT USE residences WALL CONSTRUCTION stucco/asphalt NO. OF STORIES two plus dormer attic	HISTORIC AMERICAN BUILDINGS SURVEY INVENTORY  2. NAME  DATE OR PERIOD Late 19th C. STYLE 19th C. Annapolis Residential ARCHITECT BUILDER  3. FOR LIBRARY OF CONGRESS USE
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4. NOTABLE FEATURES, HISTORICAL SIGNIFICANCE AND DESCRIPTION	OPEN TO PUBLIC no
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121, 123 Conduit Street are almost identical houses (they adjoin), all windows are 2/2 with louvred shutters and molded cap lintels and bracketed cornices with modillions are identical. 123 has a front porch with three square columns; 121 has a steeper roof with a triangular gable and a central chimney, giving the house a rather Federal look. Good, attractive variations on the Annapolis 19th C. theme.

SUPPLEMENTAL INFORMATION AND PHOTOGRAPHS MAY BE ADDED ON SHEET OF SAME SIZE



Exterior good

5. LOCATION MAP (Plan Optional)  6. PUBLISHED SOURCES (Author, Title, Pages) INTERVIEWS, RECORDS, PHOTOS, ETC.	7. PHOTOGRAPH  8. NAME, ADDRESS AND TITLE OF RECORDER William D. Morgan Columbia University New York City  DATE OF RECORD July 26, 1967
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AA-A26

✓ PHOTOGRAPH BY  
**WILLIAM D. MORGAN**

121-123 Conduit St.

Jul/26/67

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