

DANIEL LEE HOUSE # 2

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INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

1 NAME

HISTORIC

Daniel Lee House # 2

AND/OR COMMON

2 LOCATION

STREET & NUMBER

100 E. Pennsylvania Ave.

CITY, TOWN

Towson

___ VICINITY OF

CONGRESSIONAL DISTRICT

STATE

Maryland

COUNTY

3 CLASSIFICATION

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

4 OWNER OF PROPERTY

NAME

Del-Pa Partnership

Telephone #:

STREET & NUMBER

CITY, TOWN

___ VICINITY OF

STATE, zip code

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.

New Courts Building

Liber #:

Folio #: See Attachment

STREET & NUMBER

CITY, TOWN

Towson

STATE

Maryland

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

DATE

___ FEDERAL ___ STATE ___ COUNTY ___ LOCAL

DEPOSITORY FOR
SURVEY RECORDS

CITY, TOWN

STATE

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED
<input checked="" type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		DATE <u>Summer, 1978</u>

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

This large stone dwelling is three stories in height with a sizable attic. Each facade has an oversized gable which creates an unusual roof line and interior spaces. The building is three bays wide and two deep. It is constructed of local stones (gneiss) which are relatively small and flat and there is a very regular coursing. The corners are quoined with larger stones. This stone is seen beneath more that one layer of brown stucco and it is as yet unclear if this stucco is original. Further symmetry is achieved through regular fenestration that includes a round arch window in the apex of each gable. All of the other windows are 6/6 sash. The regularity is upset in the south facade by a large window that lights the stairs.

Another irregular feature of the fenestration is the fact that all of the windows on the first and second floors have flat wooden arches; those of the third level have flat arches made of brick (segmental). While it is correct to see the fenestration as regular it is in no way static. The windows on the ends of the building are "stacked" one over the other, however, on the north and south facades the enormous cross-gable necessitates bringing in the two story windows to create a pyramidal effect.

The north facade is perceived to be the main facade and it contains an enclosed porch that covers the entire first story. It is heavily altered, however, the centrally located entrance retains a large door with raised panels and a transom.

That the gables of the north and south facades begin approximately two feet from the end of the deeply corniced main roof constitutes a "cross-gable." While the cross-gable facade is very typical, this particular treatment of it is unusual.

A distinctive exterior feature that is surviving in deteriorated conditions is a bracketed hood over the door in the west end. The door occupies the south bay of that facade and the shed roofed hood covering it is supported by large carved brackets. The roof of the hood contains riven wood shingles. Since the building rests on a high basement this door had to be reached by steps which are no longer present.

Another exterior feature is the corbeled chimney cap which exists just west of center on the main ridge. Interior examination suggests that it is original even though the chimney beneath it is not.

Although there have been many alterations there is more early fabric remaining inside than one might imagine. The building is in better structural condition than is commonly thought.

There is a full basement with the same stone walls as the exterior. They were plastered over with animal hair plaster. Fifteen inch high shoulder buttresses extend out ten inches. Windows vent the north, south, and east walls. The latter has a door as well. There is a genuine oddity in the basement in the form of a brick fireplace that does not appear to have been functional. It is located in the east section in the middle of the room. It is 56 inches wide and 26 inches deep and has an iron arch support.

The first level is the most altered of any area although one can see something of the original house. It has a center hall plan and there appears

CONTINUE ON SEPARATE SHEET IF NECESSARY

8 SIGNIFICANCE

MAJOR HISTORICAL REFERENCES

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES 1868-1877 BUILDER/ARCHITECT _____

STATEMENT OF SIGNIFICANCE

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The unusually large cross-gable house is of stone construction, a method of building integral to an understanding of building in 19th century Baltimore County.

FORM PREPARED BY WALTER H. WOOD

CONTINUE ON SEPARATE SHEET IF NECESSARY

9 MAJOR BIBLIOGRAPHICAL REFERENCES

CONTINUE ON SEPARATE SHEET IF NECESSARY

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY _____

VERBAL BOUNDARY DESCRIPTION

See Attachment

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

STATE

COUNTY

STATE

COUNTY

11 FORM PREPARED BY

NAME / TITLE

WAYNE L. NIELD, II
HISTORIC TOWSON, INC.

ORGANIZATION

DATE

Summer 1978

STREET & NUMBER

TELEPHONE

CITY OR TOWN

STATE

The Maryland Historic Sites Inventory 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
The Shaw House, 21 State Circle
Annapolis, Maryland 21401
(301) 267-1438

to have been double parlors on either side of the hall. The hall is lighted by both the transom over the entrance and the large window in the south wall which lights the stairs. The stairs are wide and switch-back in plan.

Each pair of parlors shared a chimney which protrudes into the room and measures approximately 32 inches wide and 15 inches deep. Throughout the first level are door and window mouldings measuring $4\frac{1}{2}$ inches in width

The rooms of the west side were probably parlors as such while the east rooms may have been more for dining and cooking.

Although not original to the construction of the house there is nevertheless a very fine late Victorian mantelpiece in the north parlor of the east side. It contains a mirror and such classical elements as fluted columns, swags and garlands et. al.

The flooring of the first floor appear to be random width pine and it is found throughout the building.

The second floor reflects the center hall plan in the same manner as the first by having two large rooms on each side. A modern bathroom occupies the north end of the hall. Four-panel doors and eight inch baseboards are found in the rooms. The west rooms have relatively plain Victorian mantles but the continuous baseboard beneath them suggest that they were decorative backdrops to a space heater rather than for a functional fireplace.

The third floor is much like the second except that the pitch of the roof gives each of these rooms a convex corner and sloping ceiling.

Examination of the attic revealed some interesting features. $5\frac{1}{2}$ " x 3" rafters meet at a 3" x 2" ridge pole. The roof is made of slaggered sheath boards or purlins which have riven shingles nailed onto them. In the attic one can see more evidence of the very fine stonework of this building and also the brick arches which accomodate the round arch windows that light each side of the room. At the attic level the walls are 14" thick. It is in the attic too that one can see alterations in the chimney (different colored bricks, etc.) that suggest that perhaps a smaller more efficient flue chimney replaced a larger fireplace chimney and that the original cap was retained for appearance sake.

According to the Baltimore County Union August 8, 1903, in 1854 Enos Smedley and his brother Nathan Amos Rutter both of West Chester, PA "and several others" formed a company for the purpose of developing real estate. According to the article, and judging by the number of times their names appear on the 1877 Atlas, these men were largely responsible for the shaping of the courthouse town. They made larger purchases from principal landholders such as the Bosleys on the west side of town and Paynes of the east, and divided it up into Avenues and lots. The article states that they "planted shade trees along the wide avenues," thus giving the town "its present parklike appearance."

Also from West Chester PA was one David M. McConkey and his partner John Rutter who was presumably related to Amos Rutter. The chain of title for the "Daniel Lee House" leads back to 1855 when Benjamin Payne and his wife sold McConkey and Rutter 18 acres of land on the east side of the Baltimore and York Turnpike which adjoined Adys lot (HMF 12/527). In 1876 Daniel Lee purchased the lot on "the corner formed by the intersection of the east side of Delaware Ave with the south side of Pennsylvania Ave." (JB 97/259). Apparently these streets had not been laid or named when McConkey and Rutter purchased the land twenty-two years before. Deedbook 25/193, December 21, 1858, however, does describe a lot on the intersection of Pennsylvania and Virginia Aves.

The dates of the large stone dwelling which stands on the lot that Lee purchased are uncertain and so is the name of its builder. Structural analysis suggests that it is a pre-1870's building thus pointing away from Daniel Lee as the builder, although it is possible that he had leased this land before buying it. What happened during the twenty-two plus years that McConkey and Rutter owned this property is unclear. McConkey's will makes it certain that he did not live in Towson and that he was an investor in many other properties in Pennsylvania, Delaware and Missouri. (Willbook JLR 3/433- January 25, 1868). It is curious that two of the new streets running through his property should be named "Delaware" and "Pennsylvania". If the house was an improvement or an investment or rental property, it is not known yet who the occupants were before 1879.

There is some doubt as well as to whether or not this particular house was Lee's residence. The 1876 tax assessment shows Daniel Lee as the owner of half a dozen houses and the "stone dwelling" was not the most highly valued. The frame house on Pennsylvania "beginning at Virginia Ave. and fronting on Jefferson" was valued at \$300 more than the stone dwelling. Both houses were substantial but the 1876 Atlas also suggests that the frame house was the larger of the two. Given his wealth, it seems logical to assume that Daniel Lee was the largest residence. Furthermore in his will of 1877 Lee leaves to his wife the two lots "recently purchased" from Mary E. Wheeler and "...on which now reside". Deedbook 80/568 (April 7, 1873) confirms that Lee bought the lots containing the large house on the corner of Virginia and Pennsylvania Aves. from Mrs. Wheeler three years before buying the lot containing the stone dwelling. The Hopkins Atlas of that same year shows the stone dwelling on a single lot and the frame dwelling on a double lot. It may be intentional on Hopkins part that of all of the lots labeled with his name the one containing the larger frame dwelling, Lee's residence, bears the largest print.

Following Lee's death legal proceedings recorded in Judicial Records 143/467 (April 16, 1879) give quite a bit of information concerning his estate. Lee actually owned eight houses, two of which were double dwellings that apparently by 1881 were all in poor condition. Assuming that Mrs. Lee remained in her

husbands dwelling , testimony provided by Daniel Lee's granddaughter Fanny L. Conner, is enlightening. She testifies that all of her grandfather's houses need paint and carpentry work and says:

"The house in which my grandmother and myself reside need(s) painting both inside and out, the south side of it is bare the paint having been peeled off, this house needs a good deal of work to be done by carpenters who say that some of the timbers and weatherboarding are so rotten that they will have to be replaced..."

It is evident that Daniel Lee's widow was living in a frame house not a stone dwelling.

While this information points strongly towards Daniel Lee as having resided in the larger frame house which stood on the southeast corner of Virginia and Pennsylvania Aves. it does not explain who occupied the stone dwelling. The previously referred to Judicial Proceedings do list the occupants of the houses on the Daniel Lee estate. Testimony is not specific as to which persons lived in which house. Given the tradition of this dwelling having been a "Lee house", however, it may be important to note that John Wesley Lee "senior member of J.W. Lee and Son" is one of the occupants and one of the testifying witnesses as well. It may be that he was the occupant of the stone dwelling in at least 1879.

TITLE SEARCH for DANIEL LEE HOUSE # 2

Liber 5054, Folio 370 November 13, 1969
 Grantor: Francis G. Debaugh
 Grantee: Delaware-Pennsylvania

"at the corner formed by the intersection of the east side of Delaware Ave. with the south side of Pennsylvania Ave..."

Liber 1206, Folio 581 January 15, 1942
 Grantor: H. Jenifer, trustee
 Grantee: Francis G. Debaugh & wife.

Equity December 1, 1927 Estate of Daniel Lee

JB 97, Folio 259 July 22, 1876
 Grantor: John Rutler et. al.
 Grantee: Daniel Lee

See Willbook: JBM 5, folio 433 January 25, 1868
 David McConkey
 JLR 3, folio 253

Daniel Lee purchases McConkey estate for \$600.

"Beginning at intersection of Delaware and Pennsylvania Aves."

being same land designated as lot No. 10 in EHA 61, folio 283 (Payne to Rutler et. al.

EHA 61, Folio 283 March 2, 1869
 Grantor: B. Payne & wife
 Grantee: Executors of David M. McConkey

Partition of land July 2, 1855 between B. Payne, D. McConkey and J. Rutler

HMF 12, Folio 527 July 2, 1855
 Rerecorded JHL 43, Folio 197
 Grantor: B. Payne & wife
 Grantee: David McConkey and John Rutler "of the borough of West Chester in Chester County Pennsylvania"

"Beginning at stone on east side of Baltimore and York turnpike and corner of Adys lot...containing 18+ acra...and being composed of three minor parcels conveyed to Payne by Joseph Passano, Catherine Shipley et. al. February 2, 1846, July 1, 1846, and by Edward Taylor February 3, 1846 and one by John Cockey July 10, 1847.

Willbook JEM 5, Folio 433 March 5, 1877, Daniel Lee

1. Wife Louisa E. 2 lots "recently purchased" from Mary E. Wheeler and "on which I now reside."

Willbook JLR 3, Folio 253 January 25, 1868, David McConkey

McConkey resided in West Chester and owned several houses and properties there.

First wife: Catherine W.

Second wife: Sarah B.

- 500 acres coal lands in Schykill Co.

-item "my realestate is situated in the State of Pennsylvania, Maryland, and Missouri, and Delaware

Indenture-

Daniel Lee Liber 15, Folio 165- 1878

Daniel Lee was in Towson and active in this neighborhood before 1876. 1873 mortgage on M.P.Parsonage et.al. property

Tax record, 1872 list "Daniel Lee" Assessment- 9890 County Tax- 3242

Assessment Book, 1876

Daniel Lee's other lots on Pennsylvania Ave. all had frame dwellings on them. Lot on Pennsylvania beginning at Virginia and fronting on Jefferson and had frame dwelling valued at \$300 more than stone dwelling (\$2200).

Daniel Lee
Family

Tax Assessments 1876

f. 16

Lot corner Penna. Ave. beginning at Va. Ave. 100x200	800
Improvements - frame dwelling	2500
Stables	300
Lot corner of Penna. and Jefferson Aves. 3/4 acre	600
Improvements - frame dwelling	2000
Stables	50
Lot on Penna. Ave.	400
Improvements - frame dwelling	500
***Lot on corner of Penna. and Del. Aves. 90x134	600
***Improvements - stone dwelling	2200
Two lots on Ches. Ave. 60x200 each	1200
Improvements - two frame dwellings	1400
	<u>12,550</u>
Furniture	445
One horse, one cow	125
One buggy and harness	75
	<u>13,195</u>

Tax Assessments 1918

Daniel Lee Estate:

Lot 76x100 on south east corner of Del. and Penna Aves.	646
House 41x34	1561

Administations

Daniel Lee
 Recorded in book 2/860 Nov. 12, 1878

Will

Daniel Lee
 Recorded in J.M.B. 5/433 Nov. 6, 1875

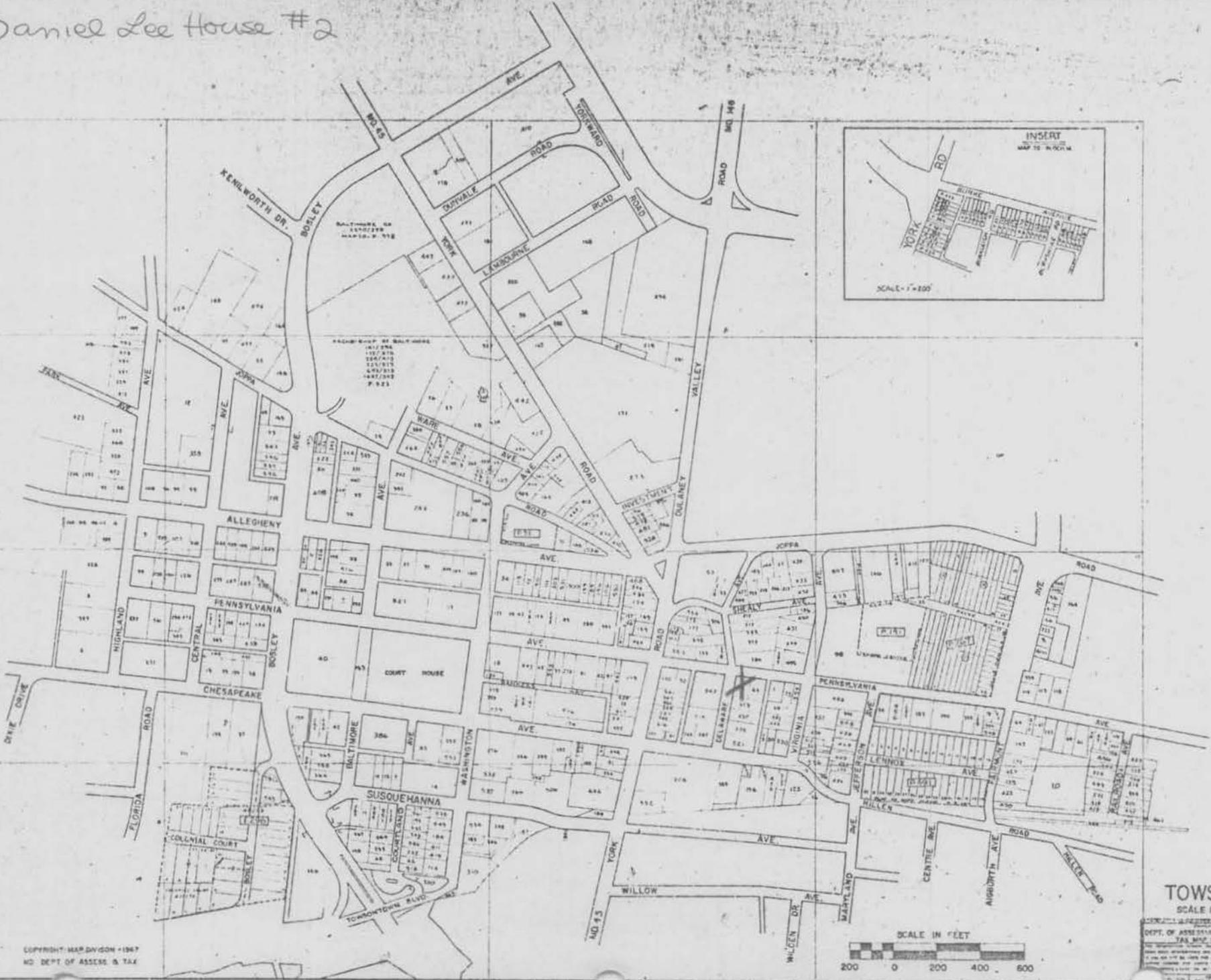
Inventory

Daniel Lee
 Recorded in book 15/158

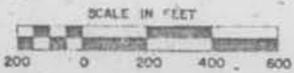
The Lee family resided at the south east corner of Del. and Penna. Aves. according to the map of Towsontown in the Hopkins atlas of 1877

BA-537

Daniel Lee House #2



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TOWSON
SCALE 1" = 200'

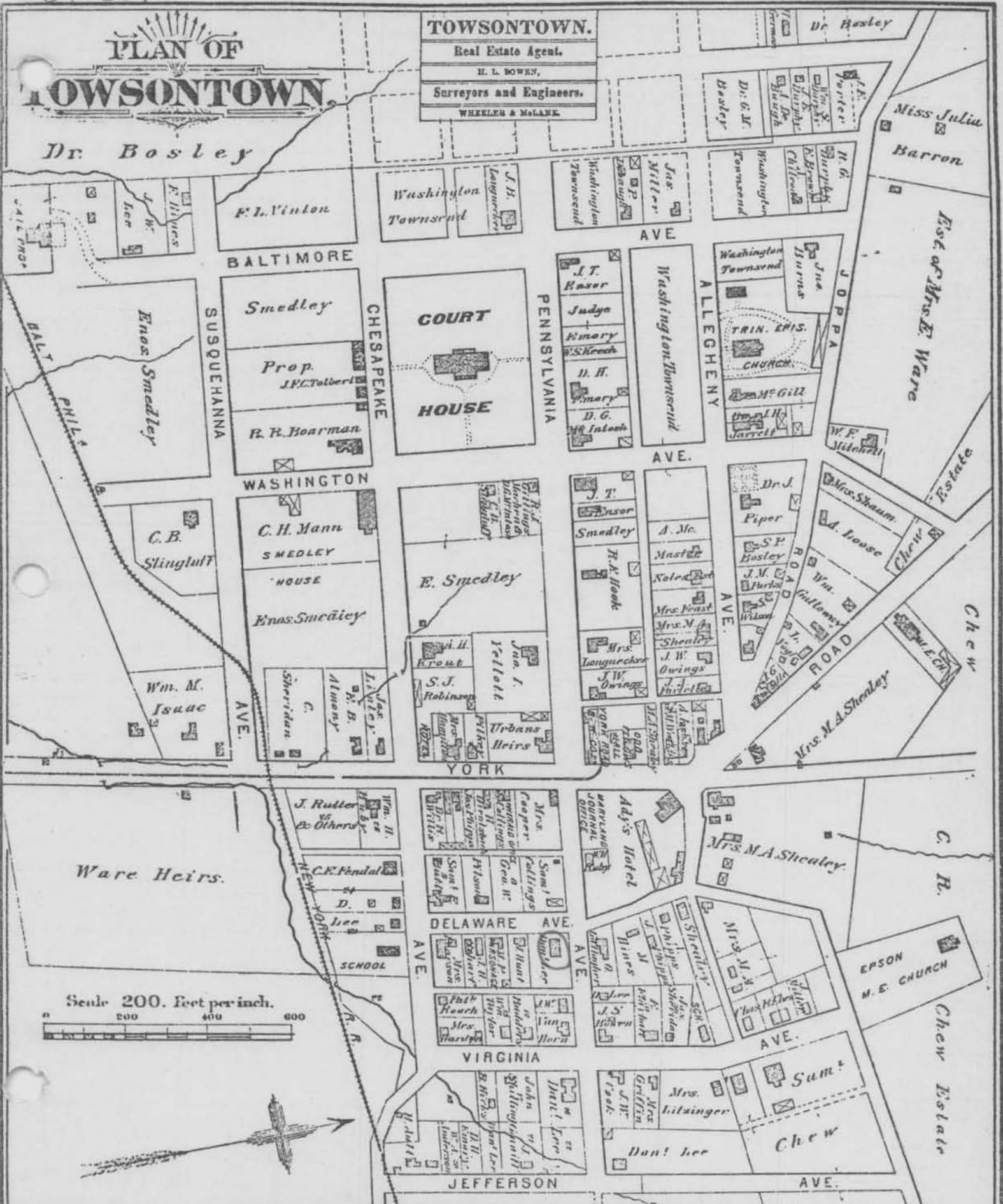
DEPT. OF ASSESSMENTS & TAXATION
TAX MAP 0700001
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MAP NO. 70A

PLAN OF TOWSONTOWN.

TOWSONTOWN.
 Real Estate Agent.
 H. L. BOWEN,
 Surveyors and Engineers.
 WHEELER & McLANE.

Dr. Bosley



Entered according to Act of Congress in the year 1877 by E. J. Hopkins, in the Office of the Librarian of Congress at Washington.



TOWNSON'S RESTAURANT

OLIVER AVENUE

ONE WAY

RESTAURANT

RESTAURANT

PERMITS

414 TOWNSON RESTAURANT

BA-537

DAN^L LEE #2
N. W. CORNER

W. Nield
SPR. 78