

MARYLAND HISTORICAL TRUST
DETERMINATION OF ELIGIBILITY FORM

NR Eligible: yes ___
no ___

Property Name: Hance Tobacco Farm Inventory Number: CT-865
 Address: 980 Main Street Historic district: ___ yes no ___
 City: Prince Frederick Zip Code: 20678 County: Calvert
 USGS Quadrangle(s): Prince Frederick
 Property Owner: Hance Family Farm LLC Tax Account ID Number: 010151
 Tax Map Parcel Number(s): 339 Tax Map Number: 24
 Project: Hance Farm Agency: Maryland Department of Natural Resources
 Agency Prepared By: Paula S. Reed & Associates, Inc.
 Preparer's Name: Edie Wallace Date Prepared: 5/9/2013
 Documentation is presented in: MIHP#CT-865, "Hance House"; "Hance Tobacco Farm"
 Preparer's Eligibility Recommendation: Eligibility recommended ___ Eligibility not recommended ___
 Criteria: A ___ B C ___ D Considerations: ___ A ___ B ___ C ___ D ___ E ___ F ___ G
Complete if the property is a contributing or non-contributing resource to a NR district/property:
 Name of the District/Property: _____
 Inventory Number: _____ Eligible: ___ yes Listed: ___ yes
 Site visit by MHT Staff ___ yes no Name: _____ Date: _____

Description of Property and Justification: *(Please attach map and photo)*

Summary of Significance

The Hance Tobacco Farm is a remarkably intact example of a twentieth century southern Maryland tobacco farm and vernacular farmstead. The farm is potentially locally significant under National Register of Historic Places Criterion A for its role in Calvert County's historic, and now defunct, tobacco culture tradition. The property may also be significant under National Register Criterion C as a fully intact domestic and agricultural building complex representative of the early twentieth century vernacular associated with tobacco farming in Southern Maryland. The Hance Tobacco Farm does not appear to be significant under Criterion B for its association with an important historic person. Criterion D, archeological potential significance was not addressed in this review.

Evaluation of Integrity

The Hance farm retains a high level of historic integrity. All of the original buildings are in place and intact. The 148-acre farm has retained its acreage and family ownership since 1910. The only change to the agricultural landscape is that the farmer plants

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 Reviewer, National Register Program Date 7/2/13

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corn and soybeans instead of tobacco. More of the land is in woods than was the case in the mid 20th century, but the setting and location have changed very little.

The house has had some alteration, but the impact on original features is minimal. Changes include the application of vinyl siding, probably over the original siding material, installation of vinyl windows and shutters, and construction of an addition attached to the rear of the building. Otherwise the house retains its original design, materials and workmanship. The outbuildings are completely intact, and together the buildings and land provide an excellent example of an early 20th century Southern Maryland tobacco farm. These agricultural complexes are becoming less and less common. Thus the Hance farm conveys association with and the feeling of Calvert County's agricultural past.

Summary Description

Just south of Prince Frederick in Calvert County, at 980 Main Street (MD 765), The Hance family tobacco farm covers approximately 148 acres along the east side of the road. Currently vacant and no longer producing tobacco, the farm retains all of its domestic and agricultural buildings which date from around 1910. The complex includes a house, garage, corn house, chicken house, meat house and a tobacco barn, all of frame construction. The land is still farmed, but now produces corn and soy beans instead of tobacco. The farm also includes a substantial amount of woodland. Just to the north of the property is a housing subdivision, and beyond that, downtown Prince Frederick. George Washington Hance developed this tobacco farm around 1910, planting crops by hand with his family and horses until 1949 when they bought a tractor. The property remains in the Hance Family.

Description

The domestic assemblage stands on a landscaped yard area at the top of a hill, with all of the buildings facing west toward Main Street. The tobacco barn is off to the south surrounded by cropland, some distance from the other buildings. The house stands forward of the domestic grouping, with the garage, corn house, chicken house and meat house aligned in a row behind and north of the house. A driveway enters the property on the north side of the yard area. Old deciduous trees, lilac, dogwood, quince and fruit trees define the domestic yard. A concrete well cover is located to the south of the house.

The house is a small two story, two bay, L-shaped, side-gabled frame dwelling resting on a poured concrete foundation. The exterior is covered with vinyl siding, and vinyl windows and shutters have replaced the originals. Around 1990, a one story addition was attached to the rear of the house. A one-story, shed roofed screened in porch crosses the front of the house, and another fills the rear L along its south side. The front porch has square posts with decorative scroll-cut brackets. The front, west-facing elevation has two closely spaced windows at the first story and the main entrance in the south end bay. At the second story there are just two bays. The first story windows retain their original louvered shutters, although one is removed from the window and lying on the porch floor. There is an additional entrance in the south elevation, opening into the rear wing. Another entrance in the east end now opens into the addition. The front door has a glass pane over three horizontal panels. The south door is fully wooden with four panels. The roofing material is asphalt shingles and there is one brick chimney located along the wall separating the front and rear portions of the house, exiting through the roof ridge of the L. Original metal lightning rods with glass globes remain at each of the three gables.

The interior of the house is divided into two rooms plus a side entrance and stair hall. The front (west) entrance opens into the stair hall. The space has the staircase, a window in the south wall and a door into the adjoining room, the parlor. The stair has a turned newel post and turned balusters, two per step. The steps rise to a landing, turn and ascend the rest of the way to the second floor. At the upper run, the stairs becomes quite plain with a tongue and groove solid board balustrade beneath the handrail.

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_____	_____
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A four panel door leads from the stair hall into the north room, a parlor. The doors throughout the house have cast iron box locks with porcelain knobs. First floor knobs are white, second floor are brown swirl. The parlor has two closely spaced windows opening onto the west porch and one window in the north wall. In the east wall is a decorative mantelpiece and a door leading into the kitchen in the rear L. The mantelpiece has symmetrically molded sides and frieze with turned corner blocks beneath the shelf. Baseboard runs across the wall inside the mantel indicating that it does not frame a fireplace. Trim around the doors and windows is plain board, unmolded.

The kitchen occupies the rear wing of the house. There is a window in the north wall, a door to the exterior side porch in the south wall and a door to the parlor in the west wall. Originally there was an exterior door in the east wall, but it now opens into the addition which was built about 1990. In the west wall is a flue for a cook stove, and in the east wall is a porcelain sink and drain board on a steel Youngstown type cabinet base. In the southeast corner of the kitchen, an enclosed stair leads to the second floor.

The second floor plan is identical to the first floor, with two rooms and the upper stair hall area. Behind the house and slightly to its north is the row of domestic outbuildings. Closest to the house is the meat house, a gable fronted frame building intended for the storage of hams and bacon. The frame structure is covered with vertical boards. The interior frame is exposed and has cross beams that rest on the rafter plates. Nails at regular intervals on these beams and the plates provided for the hanging of meats and other foodstuffs. Apparently the building was not used to smoke meats since there is no evidence of soot or blackening of the interior. The roofing material is corrugated sheet metal.

North of the meat house is a frame shed-roofed chicken house. Like the other outbuildings it is sheathed with vertical board siding. A door and a window open through the taller front (west) wall. There are windows on the end walls and two ground level small openings on the east side for the chickens to enter and exit. The roofing material is corrugated sheet metal.

The next building to the north is the corn house, a gable-fronted frame building used to store grain and feed. Like its companions, it is covered with vertical board siding and has a corrugated sheet metal roof. The door is in the west gable end.

The northernmost building in the domestic group is the garage. It is a three sided frame gable-front building with its west elevation open below the end girt. The sides and west gable are covered with vertical board siding and the roofing material is corrugated sheet metal. Boards have been used to create diagonal corner bracing to stabilize the open end of the building.

Several hundred feet to the south near the edge of a former tobacco field stands the farm's tobacco barn. It is a framed structure with vertical board siding and a corrugated metal gable roof. It has double door in its north and south walls and in the west end wall. Vertical queen posts support purlins, and round poles span the width of the barn at frequent intervals in height and in depth for the purpose of hanging tobacco to dry.

Historic Context

Tobacco culture in the Chesapeake Bay region began long before the British province of Maryland was granted by the King to the second Lord Baltimore, Cecil Calvert in 1632. Tobacco was a native plant to America, cultivated by Native Americans, who shared their knowledge with the first arrivals in Virginia. The Virginia model of cultivation, developed over 20 years of experimentation, was adopted by Maryland settlers within a year after establishing the first settlement at St. Mary's City in 1634.(1) Demand for tobacco in England drove the cash crop economy of colonial Maryland.

Tobacco was sold to English and Scottish "factors" (merchants tied to companies in the old country) provided cash or credit to

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purchase items like tools, sugar, guns, or alcohol. Tobacco also served officially as a cash substitute in the province, used to pay taxes and rents.(2) Despite the key role of tobacco production on Maryland's early plantations, most also produced a variety of crops and products. Maryland planter-farmers produced many of their own foodstuffs, particularly corn, garden vegetables, fruit, and livestock. Many early land leases required planting of an apple orchard as part of the agreement.

Maryland tobacco has suffered through many crises over the centuries, beginning in the late seventeenth and early eighteenth centuries with inferior tobacco flooding markets and lowering prices until a system of official warehouses helped to regulate production. As a British colony, Maryland tobacco could only be sold in British markets, again limiting the value. American independence after 1776 freed tobacco growers from British control, but by the mid-eighteenth depleted soils were impacting production. Thomas Jefferson, in his 178 "Notes on the State of Virginia" speculated that climate change and soil depletion were the catalysts for the decline of tobacco in Virginia and Maryland:

"In the year 1758 we exported seventy thousand hogsheads of tobacco, which was the greatest quantity ever produced in this country in one year. But its culture was fast declining at the commencement of this war [Revolution] and that of wheat taking its place: and it must continue to decline on the return of peace. I suspect that the change in the temperature of our climate has become sensible to that plant, which, to be good, requires an extraordinary degree of heat. But it requires still more indispensably an uncommon fertility of soil: and the price which it commands at market will not enable the planter to produce this by manure...But the western country on the Missisipi [sic], and the midlands of Georgia, having fresh and fertile lands in abundance, and a hotter sun, will be able to undersell these two states [Virginia and Maryland], and will oblige them to abandon the raising tobacco altogether."(3)

In fact, tobacco production in larger quantities did move south into Kentucky (carved from Virginia in 1791), the Carolinas, and Georgia. In Maryland, while wheat production grew as the cash crop of choice in the central and western counties through the nineteenth century, traditional tobacco culture continued in the southern counties, particularly Calvert and St. Mary's Counties.

By the turn of the twentieth century, Maryland tobacco was becoming known for its even-burning quality and strong flavor. Maryland planters maintained a traditional air-drying process, while other regions relied on flue-cured tobacco using a high heat process. Growing tobacco was remarkably labor intensive. First, tobacco seedlings were grown for transplantation to the fields where a hole was hand-dug for each individual plant. Harvesting the plants required hand work as well, as a worker cut the thick stalk to be spiked onto poles for drying in the barns. The process precluded large production for most Maryland farms. Until the American Civil War, many planters relied on enslaved labor. After emancipation of the slaves, in Maryland in 1864, family members, tenant farmers, and day laborers - both black and white - filled the labor void. The high value of Maryland tobacco mitigated the cost of the intensive labor requirements, as long as cheap day laborers were abundant.

In Calvert County, the viability of tobacco cultivation began to decline after World War II and dropped precipitously after 1967 with the construction of the Calvert Cliffs Nuclear Power Plant, as laborers found better employment elsewhere.(4) Fewer available laborers meant higher labor costs, requiring more land under cultivation. But with falling tobacco values the return on investment was not adding up. Recalled 5th generation Calvert County grower Earl "Buddy" Hance,

"...my grandfather probably grew seven or eight acres of tobacco and that was enough to make a living. And my father, when I was growing up, he raised 25 or 30 acres. Was--. He was large at that time and he made a good living off of 25 acres. Well, in the end, my brother and I were growing 80 acres and it was tough to make a living. ...We knew the end was coming before the buyout ever came. The buyout was, really, just icing on the cake because we were going anyway. I mean there were days there in the end in the summer and we were cutting tobacco and it would be the three of us and some black ladies in the neighborhood that helped us and none of them were under 60."(5)

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The "buyout" referred to by Hance came in 1999 following the settlement of the lawsuit by the Federal government vs. tobacco companies, resulting in a nine billion dollar payment to the State of Maryland. Maryland Gov. Parris Glendening and the Maryland legislature crafted a plan to end tobacco cultivation in Maryland by paying farmers to not grow tobacco.(6) Though some planters resisted, most, like Buddy Hance, had already seen the end coming and accepted the buyout. Noted Hance:

"I mean in twenty to twenty-five years ago the Swiss were buying four or five million pounds and when we quit growing, the Swiss were buying a half a million. ...I mean Type 32 tobacco; the old type Maryland tobacco is the finest tobacco in the world. People don't believe that but other than a cigar wrapper that's grown under shade, the tobacco we grew in Southern Maryland is the finest in the world. It's thin. You can hold a match to it and light it and it will continue to burn. No other tobacco will do that. But, you know, the type that we used to grow there's just no more demand for and we can only grow that kind of tobacco in this region."(7)

Though some farmers found alternate production for their land, like Buddy Hance whose tobacco seedling greenhouses were converted to flower greenhouses, many have sold their land for suburban development as the Baltimore-Washington Metropolitan Area has expanded into rural counties like Calvert County.

Resource History

The Hance Tobacco Farm is part of a larger tract of 300 acres owned by the Hance family as early as the 1840s. It passed out of the Hance family in 1859 to the prominent Parran family, and briefly by McHenry Bowen, before returning to the Hance family under George W. Hance in 1918. Throughout the Hance/Parran ownerships, the land has been farmed continuously, producing corn and tobacco, the Southern Maryland cash crop until the State-sponsored tobacco farm buy-out of 1999.

Members of the Hance family have lived in Calvert County since the 1659 arrival of John Hance, immigrant from England. John Hance, the immigrant, developed his home plantation near Prince Frederick called Overton, which passed to his daughter Elizabeth and son Benjamin in 1709.(8) By 1800, according to the U.S. Population Census, there were seven Hance households scattered across Election District 2 (Prince Frederick) in Calvert County. William Hance first appeared in the Calvert County census in the year 1830, already over 50 years old and with at least two sons in his household, along with a daughter-in-law, two grandchildren, and four slaves.(9)

It is not clear in the available records if William Hance was descended from John Hance the immigrant, however William Hance's home plantation on the southeast side of Prince Frederick was quite near to Overton. Several years after the death of William Hance, his estate entered into State Chancery Court in 1846. The case involved Henry Pendexter and Horatio B. Alden, likely creditors, versus Hance's surviving family including Elizabeth Hance, Samuel B. Hance, Elizabeth Hance, Maria Louisa Hance, Rebecca Hance, Henry Clay Hance, Joseph Hance, and Samuel Y. Harris.(10) The William Hance estate included 300 acres in Calvert County, parts of Buzzy's [Bussey's] Orchard, Meadows Preserved, Meadows Resurveyed, and Hogs Haunt. The family retained the farm, and in 1859 Samuel B. Hance, then living in Prince Georges County, sold the tract located "on the road from Prince Frederick to Port Republic" to local lawyer Charles S. Parran. Parran held the former Hance farm as "Trustee" for "the use of" his brother William A. Parran and wife Ann E. Parran.(11)

Charles (C. S.) Parran, age 28, listed himself on the 1860 census as both "Farmer & Lawyer," living alone in his household. William A. Parran, "Farmer & Planter," aged 34, lived in his own household with his wife Annie and their three children. In 1870, Charles Parran, Lawyer, shared his household with a house keeper and several black servants. William Parran, still farming the land, and his family were listed immediately before Charles. The next nearest landowner listed was William Wood, with his wife Louise (possibly Maria Louisa Hance? Listed in 1910 as Washington Hance's "Aunt"). William and Charles Parran shared a

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household in 1880, along with William's wife Annie and their seven children, including the youngest named Frank, age 10. Also listed in the Prince Frederick post office area of District 2 in 1870 and 1880 was Kinsey Hance, a 5th generation descendent of John Hance the immigrant. In 1880, Hance's family included sons Thomas, Joseph, Kinsey, and the two youngest, George W. age 6 and Washington age 4.

William A. Parran took his brother Charles to court in 1898, apparently to gain control of the property in order to sell the farm. William was appointed the trustee of the property by the court and in September 1898, he sold the 300-acre Hance/Parran farm to McHenry Bowen for \$1,180.(12) McHenry Bowen, son of George Bowen, was listed in his father's household in 1870 in Prince Frederick, when both were working as Farm Laborers. Bowen moved from Farm Laborer in 1870 to 300-acre Farm Owner in 1898, a significant feat. McHenry Bowen was 53 in 1900 when he sold a 50-acre parcel to Thomas B. Turner for \$200.(13) Turner was listed on the 1900 census immediately before William A. Parran, so it appears that Parran remained on the farm even after selling it to Bowen. William Parran's youngest son J. Frank Parran, by then a 30-year old Lawyer, was listed as a boarder in the Turner household in 1900.

One year later, in February 1901, J. Frank Parran purchased the former Hance/Parran farm from McHenry Bowen for \$1,100, described as "bordering on the East side of the public road leading from Prince Frederick to Port Republic."(14) This sale was a loss of \$80 for Bowen, with the exception of the outsale to Thomas Turner, so it is possible that Bowen needed to sell the farm to pay debt, or was simply holding the farm in name only for the Parran family. It does not appear that J. Frank Parran ever lived on the Hance/Parran farm, but instead likely purchased the farm as an investment. Parran would sell off the Hance/Parran farm in two parcels in 1910, and in 1920, when he was elected State Senator from Calvert County, Parran sold the "farm on which he resided" also near Prince Frederick.(15)

In 1910, Parran sold 150 acres of the Hance/Parran farm to Rosa L. Wood for \$1,200.(16) Rosetta L. (Bowen) Wood was the youngest sister of McHenry Bowen. Three years later, Rosa Wood sold the farm to her daughter and son-in-law Rosa L. and Brooke A. Meade for the same price.(17) In 1910, the Meade's were living in Anne Arundel County and were still living there when they sold the farm to George W. Hance in 1918.(18) It is quite possible that the farm was tenanted beginning in 1901 with the J. Frank Parran ownership through the Meade sale to Hance in 1918. Census records list Kinsey Hance, older brother of George W. Hance, on Prince Frederick Road in District 2, indicating he may have been living on the old Hance/Parran farm in 1910. By 1920, George W. Hance with his family of nine children and wife Lydia were living "north of the road leading from Head of St. Leonard's Creek." Though was listed as renting his home and his nearby brother Washington listed as farm owner, it was George W. Hance's name that appeared on the 1918 deed from Rosa and Brooke Meade.

George W. Hance purchased the Hance/Parran farm on November 26, 1918 for \$3,000, "with all the buildings and improvements thereupon erected." Though this phrase is often a "boiler plate" reference to anything that might be construed as an improvement on a property and does not necessarily imply a house, given the increased value and other documentary evidence, it does appear that a new house had been relatively recently constructed. Historic USGS maps indicate that a house was constructed on the farm, fronting on the east side of the Prince Frederick to Port Republic Road sometime between 1892 and 1901. George W. Hance grandson, Donald Cox, reported that his grandfather, George Washington Hance, built the house, "sometime around 1900."(19) Census records indicate that it was likely Kinsey Hance, older brother of George W. Hance, who rented the farm in 1900, while George and his brother William were both renting houses on the property. Thus, George W. Hance may indeed have constructed his house and outbuildings (perhaps in lieu of rent) on the farm he would eventually purchase in 1918.

The Hance Tobacco Farm, 150 acres of the old Hance/Parran farm, operated through the first half of the twentieth century by horse and man power. The first tractor did not appear on the farm until 1949, according to Donald Cox, when he was 13 years old. Cox recalled hand digging the transplant holes for the tobacco plants with two fingers working down the seemingly endless rows,

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Recalling his knuckles were bloody from hitting stones in the soil by the end of the day.(20) The Hance tobacco barn sits in the field described in deeds as "Sullivan's Swamp Meadow." The barn, designed to provide constantly moving air to naturally dry the harvested tobacco leaves, was equipped with a series of horizontal poles, across which smaller poles were laid perpendicularly with the plants draped by their leaves hanging down. Unlike many other, larger Southern Maryland tobacco barns, the Hance barn did not have hinged vertical boards in the barn walls, but rather double doors in each elevation could be opened to provide adequate airflow.

The Hance family, descendants of George W. Hance who all own a share of the farm, took the Maryland tobacco buyout in 2003 after years of declining production and sales. The farm continues in corn cultivation today (2013) but the house is unoccupied.

Endnotes

- 1) Richard Walsh and William Lloyd Fox, *Maryland: A History 1632-1974*, (Baltimore: Maryland Historical Society, 1974), p. 5.
- 2) Walsh and Fox, pp. 16-17.
- 3) Thomas Jefferson, "Notes on the State of Virginia," Chapter 20, written 1781/1782, published 1787, accessed May 8, 2013, <http://xroads.virginia.edu/~HYPER/JEFFERSON/ch20.html>.
- 4) Jamie Harrison, " 'To Gain the World': The Impact of Suburban Sprawl on a Maryland County," (UMBC, December 2008) Capstone Paper, accessed May 9, 2013, http://userpages.umbc.edu/~jamie/html/capstone_paper_the_impact_of_.html.
- 5) "Earl F. Hance: oral history interview," March 21, 2003, "Slackwater Archive," St. Mary's College of Maryland, accessed May 9, 2013, <http://smcm.cdmhost.com/cdm/ref/collection/p4105coll5/id/309>.
- 6) Cecil H. Yancy, Jr., "Buyout brings changes to Maryland farm landscape" (April 9, 2004), Southwest Farm Press, accessed May 9, 2013, <http://southwestfarmpress.com/buyout-brings-changes-maryland-farm-landscape>.
- 7) Earl F. Hance oral history interview.
- 8) Roberta Skerry, "Descendants of John Hance," accessed May 6, 2013, <http://familytreemaker.genealogy.com/users/s/k/e/Roberta-Skerry/GENE14-0001.html>.
- 9) The Calvert County courthouse burned in 1882, destroying many of the land records. Though many of the records were re-recorded, it appears that William Hance's deed for the 300 acres was not among them.
- 10) MSA S512-13-10045, "State Chancery Court Records," Maryland State Archives, Annapolis, MD.
- 11) Calvert County Land Records, Deed Book SS 1, page 535.
- 12) Calvert Co. Land Records, Deed Book GWD 1, page 275.
- 13) Calvert Co. Land Records, Deed Book GWD 1, page 303.
- 14) Calvert Co. Land Records, Deed Book GWD 2, page 104.
- 15) Baltimore American, April 23, 1920, "Senator Parran Sells Farm."
- 16) Calvert Co. Land Record, Deed Book GWD 10, page 347.
- 17) Calvert Co. Land Record, Deed Book GWD 14, page 169.
- 18) Calvert Co. Land Record, Deed Book AAH 2, page 470.
- 19) Donald Cox, personal communication, April 19, 2013.
- 20) Donald Cox, personal communication, April 19, 2013.

Major Bibliographic References

Calvert County Land Records. "MdLandRec.net." Maryland State Archives, <http://msa.maryland.gov/>.
 "Earl F. Hance: oral history interview." March 21, 2003. "Slackwater Archive," St. Mary's College of Maryland, accessed May 9, 2013, <http://smcm.cdmhost.com/cdm/ref/collection/p4105coll5/id/309>.
 Walsh, Richard, and William Lloyd Fox. *Maryland: A History 1632-1974*. Baltimore: Maryland Historical Society, 1974.

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Maryland Historical Trust Maryland Inventory of Historic Properties Form

Inventory No. CT-865

1. Name of Property (indicate preferred name)

historic Hance Tobacco Farm (preferred)

other Hance House

2. Location

street and number 980 Main Street __ not for publication

city, town Prince Frederick X vicinity

county Calvert County

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

name Hance Family Farm LLC

street and number P.O. Box 208

telephone

city, town Sunderland

state MD

zip code 20689

4. Location of Legal Description

courthouse, registry of deeds, etc. Calvert Co. Courthouse tax map and parcel Map 24, P. 339

city, town Prince Frederick

liber 4124 folio 331

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 at MHT
 Other: Maryland Inventory of Historic Properties

6. Classification

Category	Ownership	Current Function	Resource Count
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> agriculture	Contributing Noncontributing
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> commerce/trade	<u>6</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 type="checkbox"/> domestic	<input type="checkbox"/> structures
<input type="checkbox"/> object		<input type="checkbox"/> education	<input type="checkbox"/> objects
		<input type="checkbox"/> funerary	<u>6</u> <input type="checkbox"/> 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 checked="" type="checkbox"/> vacant/not in use	
		<input type="checkbox"/> other:	

Number of Contributing Resources
previously listed in the Inventory

1

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

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

Summary Description

Just south of Prince Frederick in Calvert County, at 980 Main Street (MD 765), The Hance family tobacco farm covers approximately 148 acres along the east side of the road. Currently vacant and no longer producing tobacco, the farm retains all of its domestic and agricultural buildings which date from around 1910. The complex includes a house, garage, corn house, chicken house, meat house and a tobacco barn, all of frame construction. The land is still farmed, but now produces corn and soy beans instead of tobacco. The farm also includes a substantial amount of woodland. Just to the north of the property is a housing subdivision, and beyond that, downtown Prince Frederick. George Washington Hance developed this tobacco farm around 1910, planting crops by hand with his family and horses until 1949 when they bought a tractor. The property remains in the Hance Family.

Description

The domestic assemblage stands on a landscaped yard area at the top of a hill, with all of the buildings facing west toward Main Street. The tobacco barn is off to the south surrounded by cropland, some distance from the other buildings. The house stands forward of the domestic grouping, with the garage, corn house, chicken house and meat house aligned in a row behind and north of the house. A driveway enters the property on the north side of the yard area. Old deciduous trees, lilac, dogwood, quince and fruit trees define the domestic yard. A concrete well cover is located to the south of the house.

The house is a small two story, two bay, L-shaped, side-gabled frame dwelling resting on a poured concrete foundation. The exterior is covered with vinyl siding, and vinyl windows and shutters have replaced the originals. Around 1990, a one story addition was attached to the rear of the house. A one-story, shed roofed screened in porch crosses the front of the house, and another fills the rear L along its south side. The front porch has square posts with decorative scroll-cut brackets. The front, west-facing elevation has two closely spaced windows at the first story and the main entrance in the south end bay. At the second story there are just two bays. The first story windows retain their original louvered shutters, although one is removed from the window and lying on the porch floor. There is an additional entrance in the south elevation, opening into the rear wing. Another entrance in the east end now opens into the addition. The front door has a glass pane over three horizontal panels. The south door is fully wooden with four panels. The roofing material is asphalt shingles and there is one brick chimney located along the wall separating the front and rear portions of the house, exiting through the roof ridge of the L. Original metal lightning rods with glass globes remain at each of the three gables.

The interior of the house is divided into two rooms plus a side entrance and stair hall. The front (west) entrance opens into the stair hall. The space has the staircase, a window in the south wall and a door into the adjoining room, the parlor. The stair has a turned newel post and turned balusters, two per step. The steps rise to a landing, turn and ascend the rest of the way to the second floor. At the upper run, the stairs becomes quite plain with a tongue and groove solid board balustrade beneath the handrail.

A four panel door leads from the stair hall into the north room, a parlor. The doors throughout the house have cast iron box locks with porcelain knobs. First floor knobs are white, second floor are brown swirl. The parlor has two closely spaced windows opening onto the west porch and one window in the north wall. In the east wall is a decorative mantelpiece and a door leading into the kitchen in the rear L. The mantelpiece has symmetrically molded sides and frieze with turned corner blocks beneath the shelf. Baseboard runs across the wall inside the mantel indicating that it does not frame a fireplace. Trim around the doors and windows is plain board, unmolded.

The kitchen occupies the rear wing of the house. There is a window in the north wall, a door to the exterior side porch in the south wall and a door to the parlor in the west wall. Originally there was an exterior door in the east wall, but it now opens into the addition which was built about 1990. In the west wall is a flue for a cook stove, and in the east wall is a porcelain

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sink and drain board on a steel Youngstown type cabinet base. In the southeast corner of the kitchen, an enclosed stair leads to the second floor.

The second floor plan is identical to the first floor, with two rooms and the upper stair hall area. Behind the house and slightly to its north is the row of domestic outbuildings. Closest to the house is the meat house, a gable fronted frame building intended for the storage of hams and bacon. The frame structure is covered with vertical boards. The interior frame is exposed and has cross beams that rest on the rafter plates. Nails at regular intervals on these beams and the plates provided for the hanging of meats and other foodstuffs. Apparently the building was not used to smoke meats since there is no evidence of soot or blackening of the interior. The roofing material is corrugated sheet metal.

North of the meat house is a frame shed-roofed chicken house. Like the other outbuildings it is sheathed with vertical board siding. A door and a window open through the taller front (west) wall. There are windows on the end walls and two ground level small openings on the east side for the chickens to enter and exit. The roofing material is corrugated sheet metal.

The next building to the north is the corn house, a gable-fronted frame building used to store grain and feed. Like its companions, it is covered with vertical board siding and has a corrugated sheet metal roof. The door is in the west gable end.

The northernmost building in the domestic group is the garage. It is a three sided frame gable-front building with its west elevation open below the end girt. The sides and west gable are covered with vertical board siding and the roofing material is corrugated sheet metal. Boards have been used to create diagonal corner bracing to stabilize the open end of the building.

Several hundred feet to the south near the edge of a former tobacco field stands the farm's tobacco barn. It is a framed structure with vertical board siding and a corrugated metal gable roof. It has double door in its north and south walls and in the west end wall. Vertical queen posts support purlins, and round poles span the width of the barn at frequent intervals in height and in depth for the purpose of hanging tobacco to dry.

Evaluation of Integrity

The Hance farm retains a high level of historic integrity. All of the original buildings are in place and intact. The 148-acre farm has retained its acreage and family ownership since 1910. The only change to the agricultural landscape is that the farmer plants corn and soybeans instead of tobacco. More of the land is in woods than was the case in the mid 20th century, but the setting and location have changed very little.

The house has had some alteration, but the impact on original features is minimal. Changes include the application of vinyl siding, probably over the original siding material, installation of vinyl windows and shutters, and construction of an addition attached to the rear of the building. Otherwise the house retains its original design, materials and workmanship. The outbuildings are completely intact, and together the buildings and land provide an excellent example of an early 20th century Southern Maryland tobacco farm. These agricultural complexes are becoming less and less common. Thus the Hance farm conveys association with and the feeling of Calvert County's agricultural past.

8. Significance

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Period	Areas of Significance	Check and justify below		
<input type="checkbox"/> 1600-1699	<input checked="" 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 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 history	<input type="checkbox"/> transportation
	<input type="checkbox"/> conservation		<input type="checkbox"/> military	<input type="checkbox"/> other: _____

Specific dates 1918-2003 **Architect/Builder** unknown

Construction dates 1919; ca. 1990

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 projects, complete evaluation on a DOE Form – see manual.)

Summary of Significance

The Hance Tobacco Farm is a remarkably intact example of a twentieth century southern Maryland tobacco farm and vernacular farmstead. The farm is potentially locally significant under National Register of Historic Places Criterion A for its role in Calvert County's historic, and now defunct, tobacco culture tradition.

Historic Context

Tobacco culture in the Chesapeake Bay region began long before the British province of Maryland was granted by the King to the second Lord Baltimore, Cecil Calvert in 1632. Tobacco was a native plant to America, cultivated by Native Americans, who shared their knowledge with the first arrivals in Virginia. The Virginia model of cultivation, developed over 20 years of experimentation, was adopted by Maryland settlers within a year after establishing the first settlement at St. Mary's City in 1634.¹ Demand for tobacco in England drove the cash crop economy of colonial Maryland.

Tobacco was sold to English and Scottish "factors" (merchants tied to companies in the old country) provided cash or credit to purchase items like tools, sugar, guns, or alcohol. Tobacco also served officially as a cash substitute in the province, used to pay taxes and rents.² Despite the key role of tobacco production on Maryland's early "plantations," most also produced a variety of crops and products. Maryland planter-farmers produced many of their own foodstuffs, particularly corn, garden vegetables, fruit, and livestock. Many early land leases required planting of an apple orchard as part of the agreement.

Maryland tobacco has suffered through many crises over the centuries, beginning in the late seventeenth and early eighteenth centuries with inferior tobacco flooding markets and lowering prices until a system of official warehouses helped to regulate production. As a British colony, Maryland tobacco could only be sold in British markets, again limiting the value. American independence after 1776 freed tobacco growers from British control, but by the mid-eighteenth depleted soils were impacting production. Thomas Jefferson, in his 178 "Notes on the State of Virginia" speculated that climate change and soil depletion were the catalysts for the decline of tobacco in Virginia and Maryland:

In the year 1758 we exported seventy thousand hogsheads of tobacco, which was the greatest quantity ever produced in this country in one year. But its culture was fast declining at the commencement of this war [Revolution] and that of wheat taking its place: and it must continue to decline on the return of peace. I suspect that the change in the temperature of our climate has become sensible to that plant, which, to be good, requires an extraordinary degree of heat. But it requires still more indispensably an uncommon fertility of soil: and the price which it commands at market will not enable the planter to produce this by manure... But the western country on the Missisipi [sic], and the midlands of Georgia, having fresh and fertile lands in

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abundance, and a hotter sun, will be able to undersell these two states [Virginia and Maryland], and will oblige them to abandon the raising tobacco altogether.”³

In fact, tobacco production in larger quantities did move south into Kentucky (carved from Virginia in 1791), the Carolinas, and Georgia. In Maryland, while wheat production grew as the cash crop of choice in the central and western counties through the nineteenth century, traditional tobacco culture continued in the southern counties, particularly Calvert and St. Mary's Counties.

By the turn of the twentieth century, Maryland tobacco was becoming known for its even-burning quality and strong flavor. Maryland planters maintained a traditional air-drying process, while other regions relied on flue-cured tobacco using a high heat process. Growing tobacco was remarkably labor intensive. First, tobacco seedlings were grown for transplantation to the fields where a hole was hand-dug for each individual plant. Harvesting the plants required hand work as well, as a worker cut the thick stalk to be spiked onto poles for drying in the barns. The process precluded large production for most Maryland farms. Until the American Civil War, many planters relied on enslaved labor. After emancipation of the slaves, in Maryland in 1864, family members, tenant farmers, and day laborers – both black and white – filled the labor void. The high value of Maryland tobacco mitigated the cost of the intensive labor requirements, as long as cheap day laborers were abundant.

In Calvert County, the viability of tobacco cultivation began to decline after World War II and dropped precipitously after 1967 with the construction of the Calvert Cliffs Nuclear Power Plant, as laborers found better employment elsewhere.⁴ Fewer available laborers meant higher labor costs, requiring more land under cultivation. But with falling tobacco values the return on investment was not adding up. Recalled 5th generation Calvert County grower Earl “Buddy” Hance,

...my grandfather probably grew seven or eight acres of tobacco and that was enough to make a living. And my father, when I was growing up, he raised 25 or 30 acres. Was-- He was large at that time and he made a good living off of 25 acres. Well, in the end, my brother and I were growing 80 acres and it was tough to make a living. ... We knew the end was coming before the buyout ever came. The buyout was, really, just icing on the cake because we were going anyway. I mean there were days there in the end in the summer and we were cutting tobacco and it would be the three of us and some black ladies in the neighborhood that helped us and none of them were under 60.⁵

The “buyout” referred to by Hance came in 1999 following the settlement of the lawsuit by the Federal government vs. tobacco companies, resulting in a nine billion dollar payment to the State of Maryland. Maryland Gov. Parris Glendening and the Maryland legislature crafted a plan to end tobacco cultivation in Maryland by paying farmers to not grow tobacco.⁶ Though some planters resisted, most, like Buddy Hance, had already seen the end coming and accepted the buyout. Noted Hance:

I mean in twenty to twenty-five years ago the Swiss were buying four or five million pounds and when we quit growing, the Swiss were buying a half a million. ... I mean Type 32 tobacco; the old type Maryland tobacco is the finest tobacco in the world. People don't believe that but other than a cigar wrapper that's grown under shade, the tobacco we grew in Southern Maryland is the finest in the world. It's thin. You can hold a match to it and light it and it will continue to burn. No other tobacco will do that. But, you know, the type that we used to grow there's just no more demand for and we can only grow that kind of tobacco in this region.⁷

Though some farmers found alternate production for their land, like Buddy Hance whose tobacco seedling greenhouses were converted to flower greenhouses, many have sold their land for suburban development as the Baltimore-Washington Metropolitan Area has expanded into rural counties like Calvert County.

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Resource History

The Hance Tobacco Farm is part of a larger tract of 300 acres owned by the Hance family as early as the 1840s. It passed out of the Hance family in 1859 to the prominent Parran family, and briefly by McHenry Bowen, before returning to the Hance family under George W. Hance in 1918. Throughout the Hance/Parran ownerships, the land has been farmed continuously, producing corn and tobacco, the Southern Maryland cash crop until the State-sponsored tobacco farm buy-out of 1999.

Members of the Hance family have lived in Calvert County since the 1659 arrival of John Hance, immigrant from England. John Hance, the immigrant, developed his home plantation near Prince Frederick called Overton, which passed to his daughter Elizabeth and son Benjamin in 1709.⁸ By 1800, according to the U.S. Population Census, there were seven Hance households scattered across Election District 2 (Prince Frederick) in Calvert County. William Hance first appeared in the Calvert County census in the year 1830, already over 50 years old and with at least two sons in his household, along with a daughter-in-law, two grandchildren, and four slaves.⁹

It is not clear in the available records if William Hance was descended from John Hance the immigrant, however William Hance's home plantation on the southeast side of Prince Frederick was quite near to Overton. Several years after the death of William Hance, his estate entered into State Chancery Court in 1846. The case involved Henry Pendexter and Horatio B. Alden, likely creditors, versus Hance's surviving family including Elizabeth Hance, Samuel B. Hance, Elizabeth Hance, Maria Louisa Hance, Rebecca Hance, Henry Clay Hance, Joseph Hance, and Samuel Y. Harris.¹⁰ The William Hance estate included 300 acres in Calvert County, parts of *Buzzy's* [Bussey's] *Orchard, Meadows Preserved, Meadows Resurveyed, and Hogs Haunt*. The family retained the farm, and in 1859 Samuel B. Hance, then living in Prince Georges County, sold the tract located "on the road from Prince Frederick to Port Republic" to local lawyer Charles S. Parran. Parran held the former Hance farm as "Trustee" for "the use of" his brother William A. Parran and wife Ann E. Parran.¹¹

Charles (C. S.) Parran, age 28, listed himself on the 1860 census as both "Farmer & Lawyer," living alone in his household. William A. Parran, "Farmer & Planter," aged 34, lived in his own household with his wife Annie and their three children. In 1870, Charles Parran, Lawyer, shared his household with a house keeper and several black servants. William Parran, still farming the land, and his family were listed immediately before Charles. The next nearest landowner listed was William Wood, with his wife Louise (possibly Maria Louisa Hance? – listed in 1910 as Washington Hance's "Aunt"). William and Charles Parran shared a household in 1880, along with William's wife Annie and their seven children, including the youngest named Frank, age 10. Also listed in the Prince Frederick post office area of District 2 in 1870 and 1880 was Kinsey Hance, a 5th generation descendent of John Hance the immigrant. In 1880, Hance's family included sons Thomas, Joseph, Kinsey, and the two youngest, George W. (6) and Washington (4).

William A. Parran took his brother Charles to court in 1898, apparently to gain control of the property in order to sell the farm. William was appointed the trustee of the property by the court and in September 1898, he sold the 300-acre Hance/Parran farm to McHenry Bowen for \$1,180.¹² McHenry Bowen, son of George Bowen, was listed in his father's household in 1870 in Prince Frederick, when both were working as Farm Laborers. Bowen moved from Farm Laborer in 1870 to 300-acre Farm Owner in 1898, a significant feat. McHenry Bowen was 53 in 1900 when he sold a 50-acre parcel to Thomas B. Turner for \$200.¹³ Turner was listed on the 1900 census immediately before William A. Parran, so it appears that Parran remained on the farm even after selling it to Bowen. William Parran's youngest son J. Frank Parran, by then a 30-year old Lawyer, was listed as a boarder in the Turner household in 1900.

One year later, in February 1901, J. Frank Parran purchased the former Hance/Parran farm from McHenry Bowen for \$1,100, described as "bordering on the East side of the public road leading from Prince Frederick to Port Republic."¹⁴ This sale was a

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loss of \$80 for Bowen, with the exception of the outsale to Thomas Turner, so it is possible that Bowen needed to sell the farm to pay debt, or was simply holding the farm in name only for the Parran family. It does not appear that J. Frank Parran ever lived on the Hance/Parran farm, but instead likely purchased the farm as an investment. Parran would sell off the Hance/Parran farm in two parcels in 1910, and in 1920, when he was elected State Senator from Calvert County, Parran sold the "farm on which he resided" also near Prince Frederick.¹⁵

In 1910, Parran sold 150 acres of the Hance/Parran farm to Rosa L. Wood for \$1,200.¹⁶ Rosetta L. (Bowen) Wood was the youngest sister of McHenry Bowen. Three years later, Rosa Wood sold the farm to her daughter and son-in-law Rosa L. and Brooke A. Meade for the same price.¹⁷ In 1910, the Meade's were living in Anne Arundel County and were still living there when they sold the farm to George W. Hance in 1918.¹⁸ It is quite possible that the farm was tenanted beginning in 1901 with the J. Frank Parran ownership through the Meade sale to Hance in 1918. Census records list Kinsey Hance, older brother of George W. Hance, on Prince Frederick Road in District 2, indicating he may have been living on the old Hance/Parran farm in 1910. By 1920, George W. Hance with his family of nine children and wife Lydia were living "north of the road leading from Head of St. Leonard's Creek." Though was listed as renting his home and his nearby brother Washington listed as farm owner, it was George W. Hance's name that appeared on the 1918 deed from Rosa and Brooke Meade.

George W. Hance purchased the Hance/Parran farm on November 26, 1918 for \$3,000, "with all the buildings and improvements thereupon erected." Though this phrase is often a "boiler plate" reference to anything that might be construed as an improvement on a property and does not necessarily imply a house, given the increased value and other documentary evidence, it does appear that a new house had been relatively recently constructed. Historic USGS maps indicate that a house was constructed on the farm, fronting on the east side of the Prince Frederick to Port Republic Road sometime between 1892 and 1901. George W. Hance grandson, Donald Cox, reported that his grandfather, George Washington Hance, built the house, "sometime around 1900."¹⁹ Census records indicate that it was likely Kinsey Hance, older brother of George W. Hance, who rented the farm in 1900, while George and his brother William were both renting houses on the property. Thus, George W. Hance may indeed have constructed his house and outbuildings (perhaps in lieu of rent) on the farm he would eventually purchase in 1918.

The Hance Tobacco Farm, 150 acres of the old Hance/Parran farm, operated through the first half of the twentieth century by horse and man power. The first tractor did not appear on the farm until 1949, according to Donald Cox, when he was 13 years old. Cox recalled hand digging the transplant holes for the tobacco plants with two fingers working down the seemingly endless rows, recalling his knuckles were bloody from hitting stones in the soil by the end of the day.²⁰ The Hance tobacco barn sits in the field described in deeds as "Sullivan's Swamp Meadow." The barn, designed to provide constantly moving air to naturally dry the harvested tobacco leaves, was equipped with a series of horizontal poles, across which smaller poles were laid perpendicularly with the plants draped by their leaves hanging down. Unlike many other, larger Southern Maryland tobacco barns, the Hance barn did not have hinged vertical boards in the barn walls, but rather double doors in each elevation could be opened to provide adequate airflow.

The Hance family, descendants of George W. Hance who all own a share of the farm, took the Maryland tobacco buyout in 2003 after years of declining production and sales. The farm continues in corn cultivation today (2013) but the house is unoccupied.

9. Major Bibliographical References

Inventory No. CT-865

Calvert County Land Records. "MdLandRec.net." *Maryland State Archives*, <http://msa.maryland.gov/>.

"Earl F. Hance: oral history interview," March 21, 2003, "Slackwater Archive," *St. Mary's College of Maryland*, accessed May 9, 2013, <http://smcm.cdmhost.com/cdm/ref/collection/p4105coll5/id/309>.

Walsh, Richard, and William Lloyd Fox. *Maryland: A History 1632-1974*. Baltimore: Maryland Historical Society, 1974.

10. Geographical Data

Acreage of surveyed property	<u>148 acres</u>	
Acreage of historical setting	<u>148 acres</u>	
Quadrangle name	<u>Prince Frederick</u>	Quadrangle scale: <u>1:24,000</u>

Verbal boundary description and justification

Verbal Boundary Description:

The Hance Tobacco Farm contains approximately 148 acres within a boundary that has remained unchanged since 1910. The boundary is fully described in Calvert County Deed Book 4124, page 333.

Boundary Justification:

The boundary for the Hance Tobacco Farm has remained unchanged for over a century, enclosing 148 acres of land formerly used to grow tobacco, and woodland. This is the land and landscape historically associated with the farm.

11. Form Prepared by

name/title	Paula S. Reed, PhD, architectural historian; Edie Wallace, M.A., historian		
organization	Paula S. Reed & Associates, Inc.	date	May 8, 2013
street & number	1 W. Franklin St., Suite 201	telephone	301-739-2070
city or town	Hagerstown	state	Maryland

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 21032-2023
410-514-7600

Maryland Historical Trust

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Endnotes

¹ Richard Walsh and William Lloyd Fox, *Maryland: A History 1632-1974*, (Baltimore: Maryland Historical Society, 1974), p. 5.

² Walsh and Fox, pp. 16-17.

³ Thomas Jefferson, "Notes on the State of Virginia," Chapter 20, written 1781/1782, published 1787, accessed May 8, 2013, <http://xroads.virginia.edu/~HYPER/JEFFERSON/ch20.html>.

⁴ Jamie Harrison, "'To Gain the World...': The Impact of Suburban Sprawl on a Maryland County," (UMBC, December 2008) *Capstone Paper*, accessed May 9, 2013, http://userpages.umbc.edu/~jamie/html/capstone_paper_the_impact_of_.html.

⁵ "Earl F. Hance: oral history interview," March 21, 2003, "Slackwater Archive," *St. Mary's College of Maryland*, accessed May 9, 2013, <http://smcm.cdmhost.com/cdm/ref/collection/p4105coll5/id/309>.

⁶ Cecil H. Yancy, Jr., "Buyout brings changes to Maryland farm landscape" (April 9, 2004), *Southwest Farm Press*, accessed May 9, 2013, <http://southwestfarmpress.com/buyout-brings-changes-maryland-farm-landscape>.

⁷ Earl F. Hance oral history interview.

⁸ Roberta Skerry, "Descendants of John Hance," accessed May 6, 2013, <http://familytreemaker.genealogy.com/users/s/k/e/Roberta-Skerry/GENE14-0001.html>.

⁹ The Calvert County courthouse burned in 1882, destroying many of the land records. Though many of the records were re-recorded, it appears that William Hance's deed for the 300 acres was not among them.

¹⁰ MSA S512-13-10045, "State Chancery Court Records," Maryland State Archives, Annapolis, MD.

¹¹ Calvert County Land Records, Deed Book SS 1, page 535.

¹² Calvert Co. Land Records, Deed Book GWD 1, page 275.

¹³ Calvert Co. Land Records, Deed Book GWD 1, page 303.

¹⁴ Calvert Co. Land Records, Deed Book GWD 2, page 104.

¹⁵ *Baltimore American*, April 23, 1920, "Senator Parran Sells Farm."

¹⁶ Calvert Co. Land Record, Deed Book GWD 10, page 347.

¹⁷ Calvert Co. Land Record, Deed Book GWD 14, page 169.

¹⁸ Calvert Co. Land Record, Deed Book AAH 2, page 470.

¹⁹ Donald Cox, personal communication, April 19, 2013.

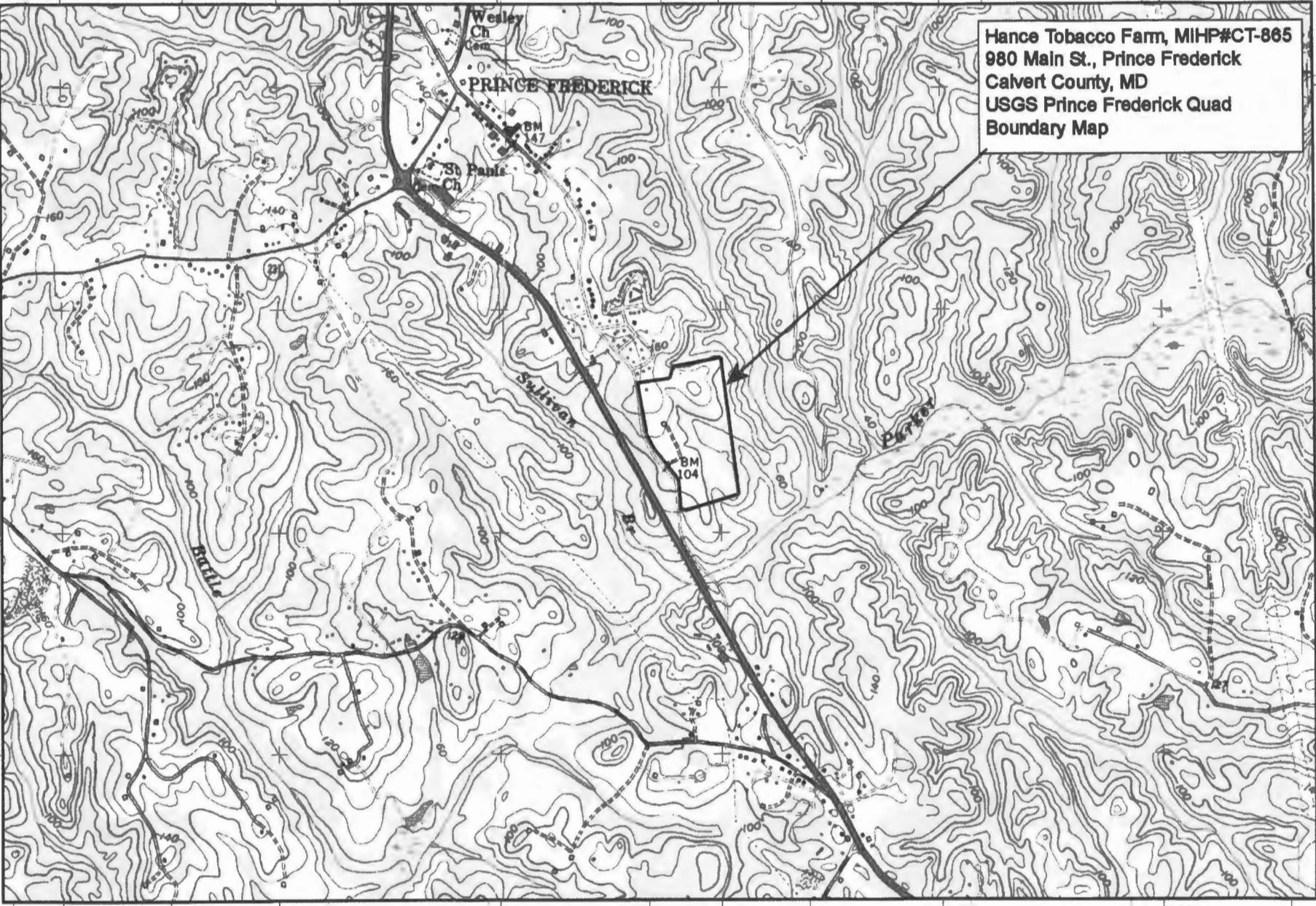
²⁰ Donald Cox, personal communication, April 19, 2013.

76°36'30" 360 000 76°36' 76°35'30" 361 000 76°35' 362 000 76°34'30" 363 000 76°34' 364 000 76°33'30" 365 000 76°33' 76°32'30" 366 000

38°32'30" 42 67 000
38°32' 42 66 000
38°31'30" 42 65 000
38°31' 42 64 000

38°32'30" 42 67 000
38°32' 42 66 000
38°31'30" 42 65 000
38°31' 42 64 000

Hance Tobacco Farm, MIHP#CT-865
980 Main St., Prince Frederick
Calvert County, MD
USGS Prince Frederick Quad
Boundary Map



360 000 361 000 362 000 363 000 364 000 365 000
76°36'30" 76°36' 76°35'30" 76°35' 76°34'30" 76°34' 76°33'30" 76°33' 76°32'30"

Universal Transverse Mercator (UTM) Projection Zone 18
North American Datum of 1983
1000 meter UTM / USNG / MGRS
Grid Zone Designation 18S
100 000-m Squares UH

1:24000 scale



Magnetic declination of 1 W at date of map
March 17, 201

Hance Tobacco Farm, MIHP#CT-865
980 Main St., Prince Frederick
Calvert County, MD
Site Map

Garage

Corn House

Chicken House

Meat House

Main House

Well

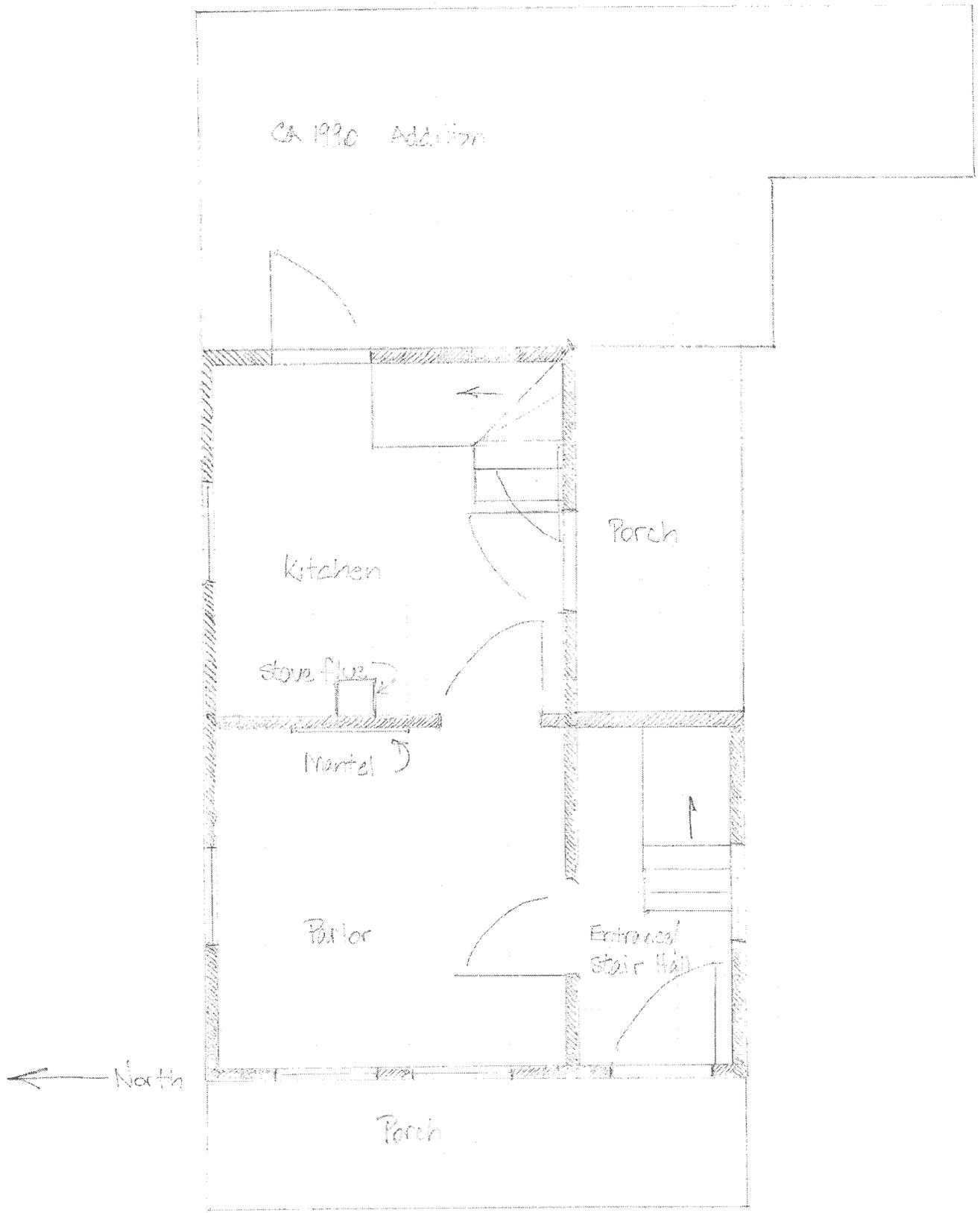
Tobacco Barn

Main St

65

65

65



OT-865
 Hanse Tobacco Farm
 980 Main St.
 Prince Frederick, Calvert Co, MD

sketched floor plan
 Not to scale

PRA, Inc. 5/2013

Digital Photograph Log
Page 1 of 2

Name of Property: Hance Tobacco Farm, MIHP #CT-865
City or Vicinity: Prince Frederick
County, State: Calvert, MD
Name of Photographer: Edie Wallace
Date of Photographs: April 19, 2013
Location of Original Files: MD SHPO
Number of Photographs: 24

HP 100 Gray Photo Cartridge
HP Premium Plus Photo Paper

CT-865_2013-04-19_01
House and landscaped yard, view SE.

CT-865_2013-04-19_02
Setting, view N from front yard of house.

CT-865_2013-04-19_03
Setting, view S from back yard of house.

CT-865_2013-04-19_04
Setting, view E from back yard of house.

CT-865_2013-04-19_05
House, view SE, N and W elevations.

CT-865_2013-04-19_06
House, view NE, W and S elevations.

CT-865_2013-04-19_07
House, view N, S elevation.

CT-865_2013-04-19_08
House, view SW from rear house yard, N and E elevations.

CT-865_2013-04-19_09
House, Meat House, Chicken House, view SW.

CT-865_2013-04-19_10
House view SW from front porch.

Buena, MIHP #CT-865
Digital Photo Log, page 2 of 2

CT-865_2013-04-19_11
House, interior, first floor stairway.

CT-865_2013-04-19_12
House, view W, of stair from landing toward front door.

CT-865_2013-04-19_13
House, front room, parlor, view E.

CT-865_2013-04-19_14
House, view E from parlor into kitchen.

CT-865_2013-04-19_15
House, kitchen, view NE.

CT-865_2013-04-19_16
House, from stair landing to second floor, view W.

CT-865_2013-04-19_17
House, second floor, chamber over parlor, view SE.

CT-865_2013-04-19_18
House, second floor, chamber over parlor, mantelpiece, view SE.

CT-865_2013-04-19_19
Outbuildings, corn house, chicken house, meat house, view SE.

CT-865_2013-04-19_20
Garage, view SE.

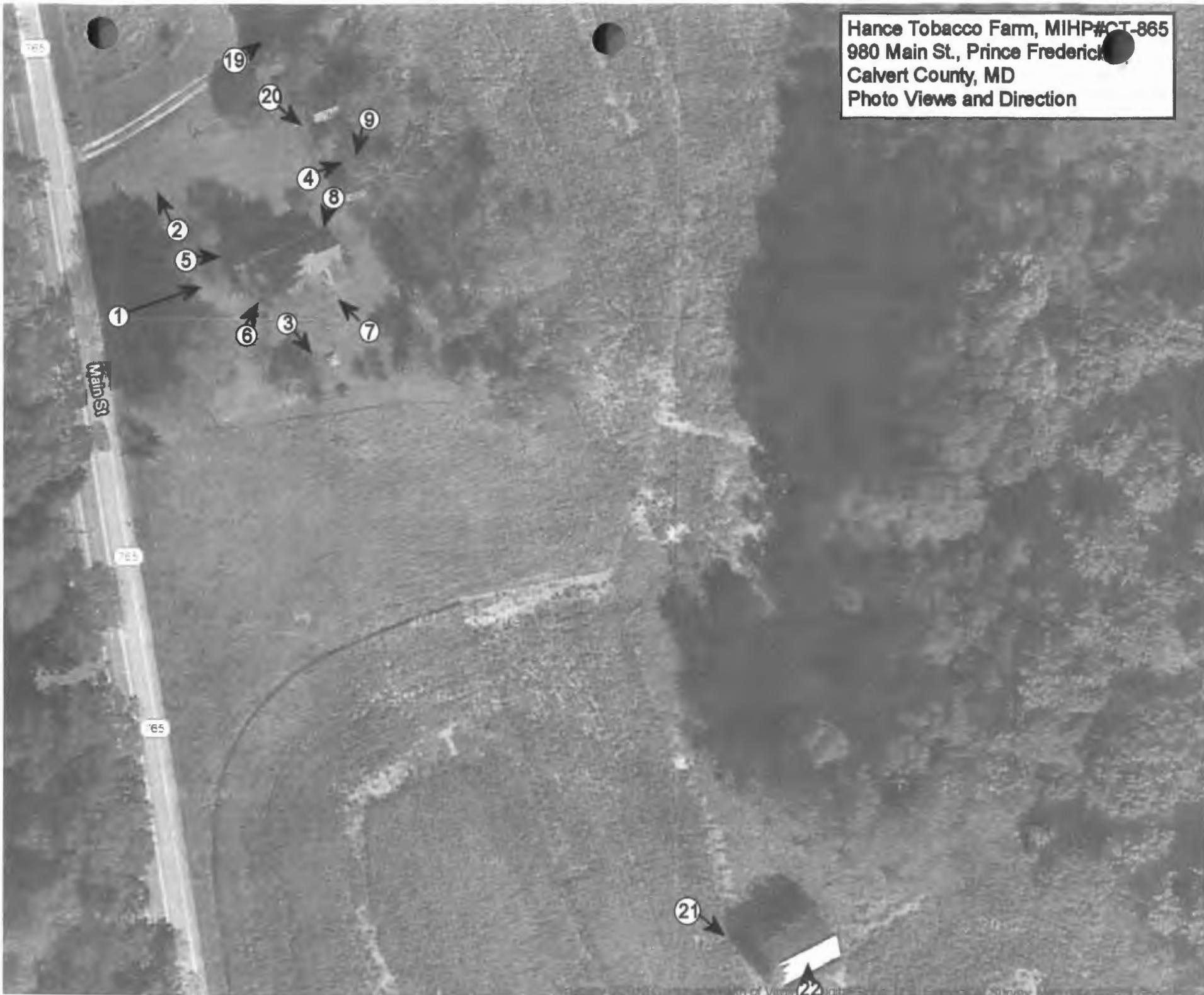
CT-865_2013-04-19_21
Barn, N and W elevations, view SE.

CT-865_2013-04-19_22
Barn, S elevation, view N.

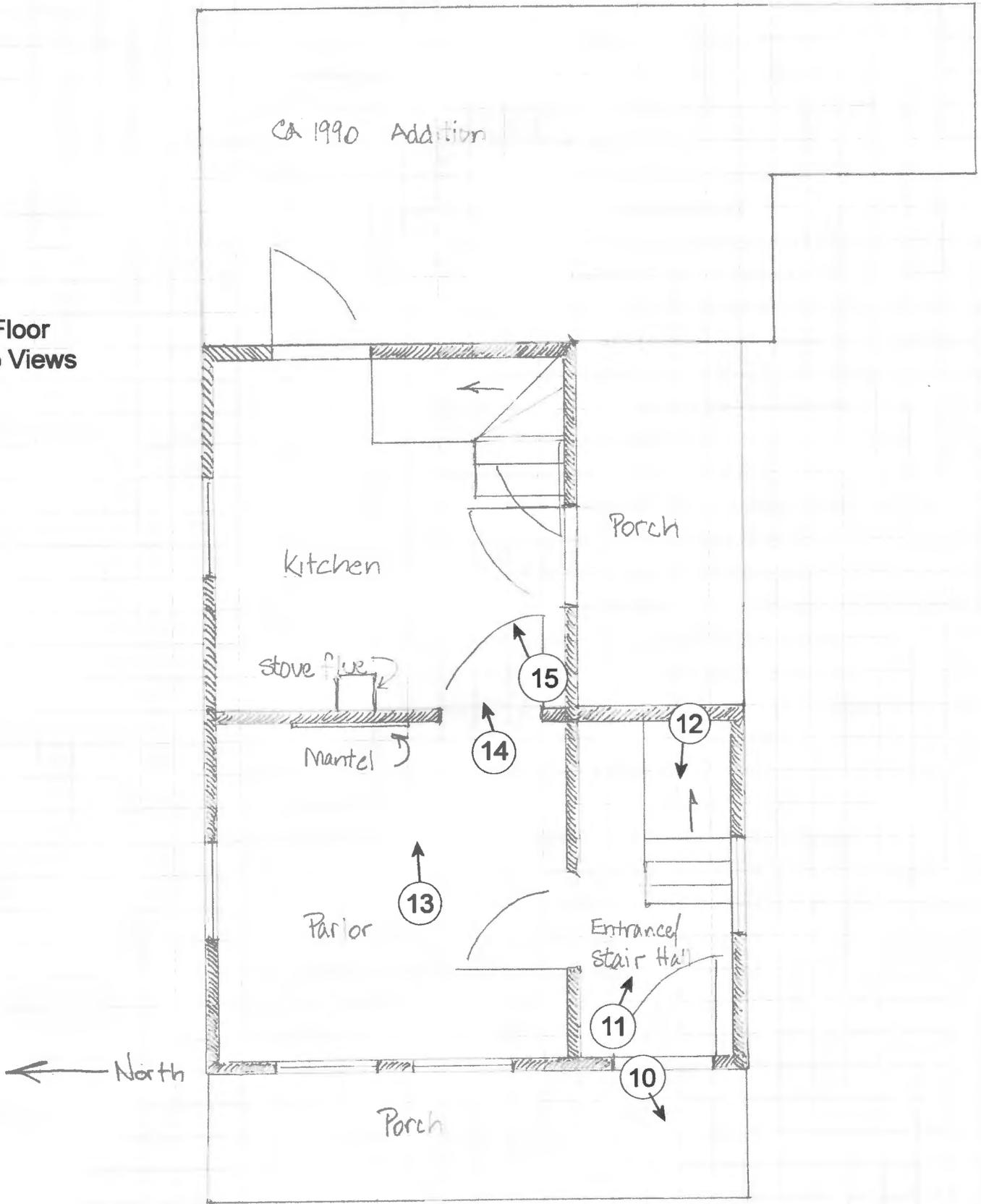
CT-865_2013-04-19_23
Barn, interior, view SE.

CT-865_2013-04-19_24
Barn, interior, view S.

Hance Tobacco Farm, MIHP#CT-865
980 Main St., Prince Frederick
Calvert County, MD
Photo Views and Direction



First Floor
Photo Views



CT-865
Hance Tobacco Farm
980 Main St.
Prince Frederick, Calvert Co. MD

sketched floor plan
Not to scale

PRA, Inc. 5/2013





CT-865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

SE View

#1 of 24







CT-865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

View N. from house

2 of 24







CT-865

Hance Tobacco Farm

980 Main St,

Prince Frederick, Calvert Co.

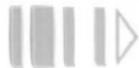
4/2013

Edie Wallace, PRA, Inc.

MD SHPO

Setting, view S from back yard of house

#3 of 24







CT 865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

Setting, view E from back yard of house

#4 of 24







CT-865

Hance Tobacco Farm

980 Main St

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

View SE, W+N Elevations

#5 of 24







CT 865

Hance Tobacco Farm

980 Main St,

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

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CT 865

Hance Tobacco Barn

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

House, view N, S. Elevation

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CT 865

Hance Tobacco Farm

980 Main St.

Calvert Co., Prince Frederick

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

House, view SW, N+E elevations

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CT 860

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

House, meat house, chicken house view SW

#9 of 24







CT 865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

View SW, Front porch

#10 of 24







CT 865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

House Interior, First floor stairway

#11 of 24







CT 865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

House Interior, view from stair landing W
toward front door.

#12 of 24







CT B65

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MS SHPO

House, front room, parlor, view E

#13 of 24





CT 865

Hance Tobacco Farm

980 Main St

Prince Frederick, Calvert Co. MD

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

House, view E from parlor to kitchen

#14 of 24





CT-865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

1st Floor, NE view, Kitchen

#15 of 24







CT-265

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

House, interior from stair landing, view N

#16 of 24





CT 865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

Second floor, W Room, SE view to staircase

#17 of 24



CT 865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

House interiors, Second floor W. Room, view SE

#18 of 24





CT-865

Hance Tobacco Barn

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

outbuildings, corn house, chicken house,
meat house, view SE

#19 of 24







CT 865

Hance Tobacco Barn

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

Garage, view SE

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CT-865

Hance Tobacco Farm

980 Main St.

Prince Frederick, MD, Calvert Co

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

Barn, N+W elevations, view SE

#21 of 24







CT-865

Hance Tobacco Barn

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

Barn, S. elevation, view N.

#22 of 24





CT 865

Hance Tobacco Barn

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

Barn Interior, View SE

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CT 865

Hance Tobacco Farm

980 Main St.

Prince Frederick, Calvert Co.

4/2013

Edie Wallace, PRA, Inc.

MD SHPO

Barn Interiors, view S.

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Maryland Historical Trust State Historic Sites Inventory Form

1. Name (indicate preferred name)

historic _____

and/or common Hance House

2. Location

street & number (Maryland Route 765) Main Street not for publication

city, town Prince Frederick vicinity of _____ congressional district _____

state Maryland county Calvert

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 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 checked="" 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 checked="" type="checkbox"/> not applicable	<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

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

name George W. Hance c/o Irene Hance

street & number _____ telephone no.: _____

city, town Prince Frederick state and zip code Maryland 20678

5. Location of Legal Description

courthouse, registry of deeds, etc. Calvert County Courthouse liber _____

street & number Main Street (MD 765) folio _____

city, town Prince Frederick state Maryland

6. Representation in Existing Historical Surveys

title _____

date _____ federal state county local

depository for survey records _____

city, town _____ state _____

7. Description

Survey No. CT-865

Condition		Check one	Check one	
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved	date of move _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed			

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

This house faces west onto Maryland Route 765. It is a country house that is probably about to be overtaken by suburbs of Prince Frederick. The house is a two-story two-room-plan two-bay framed and weatherboarded structure. It is set on a brick foundation and is covered by a gable roof sheathed in molded sheet metal. A brick stove flue is situated on an interior wall at the juncture between the main house and the two-story one-bay rear ell. Windows have two-over-two double-hung sash. There is a one-story shed-roofed screened-in front porch and another one-story screened-in porch built along the south side of the rear ell. A row of four small vertical-boarded outbuildings survives to the northeast of the house.

8. Significance

Survey No. CT-865

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		

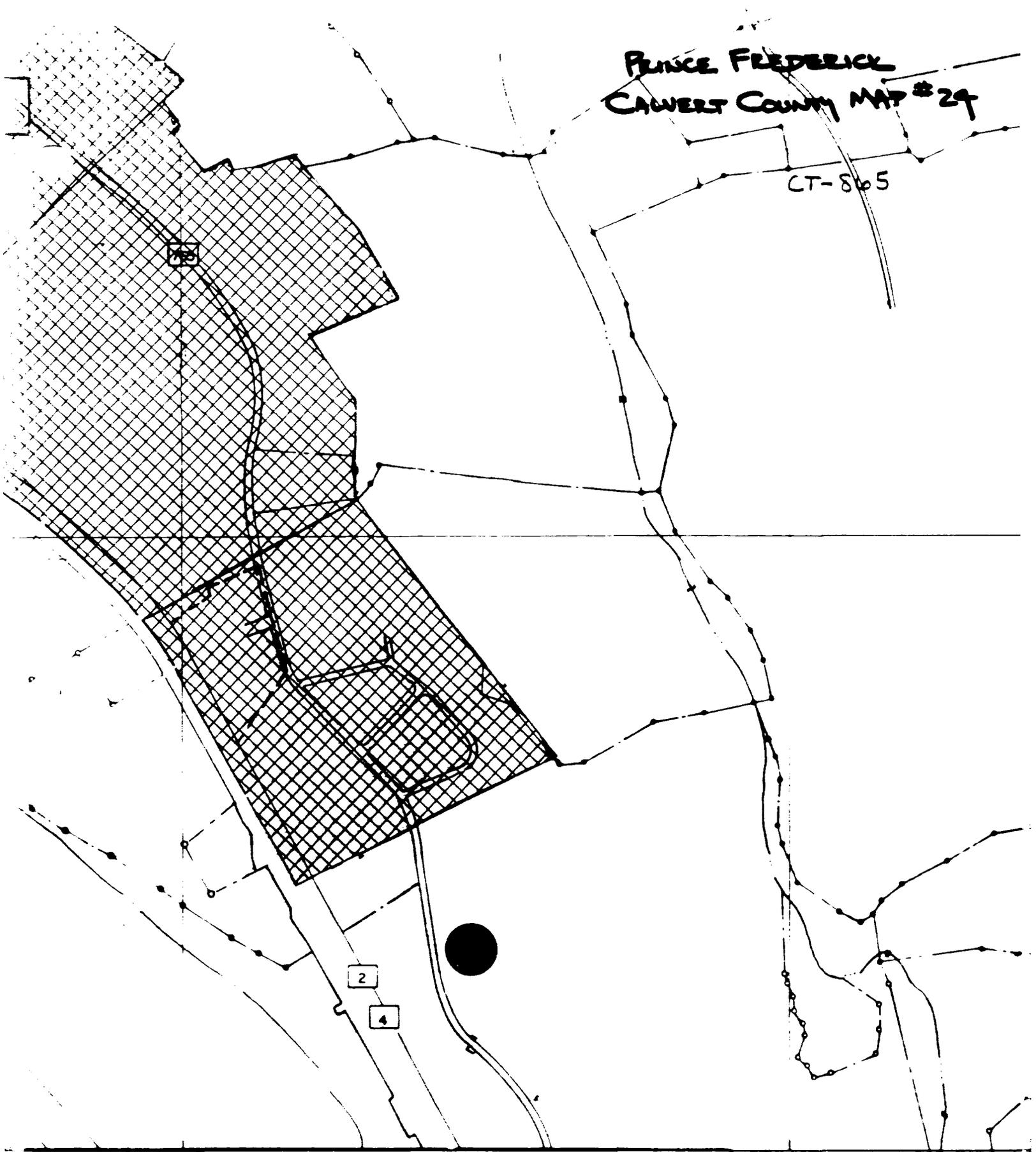
Specific dates	Builder/Architect
check: Applicable Criteria: <input type="checkbox"/> A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/> D and/or Applicable Exception: <input type="checkbox"/> A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/> D <input type="checkbox"/> E <input type="checkbox"/> F <input type="checkbox"/> G	
Level of Significance: <input type="checkbox"/> national <input type="checkbox"/> state <input type="checkbox"/> local	

Prepare both a summary paragraph of significance and a general statement of history and support.

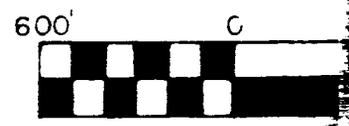
Directed historical research would more firmly establish the historical significance of this site.

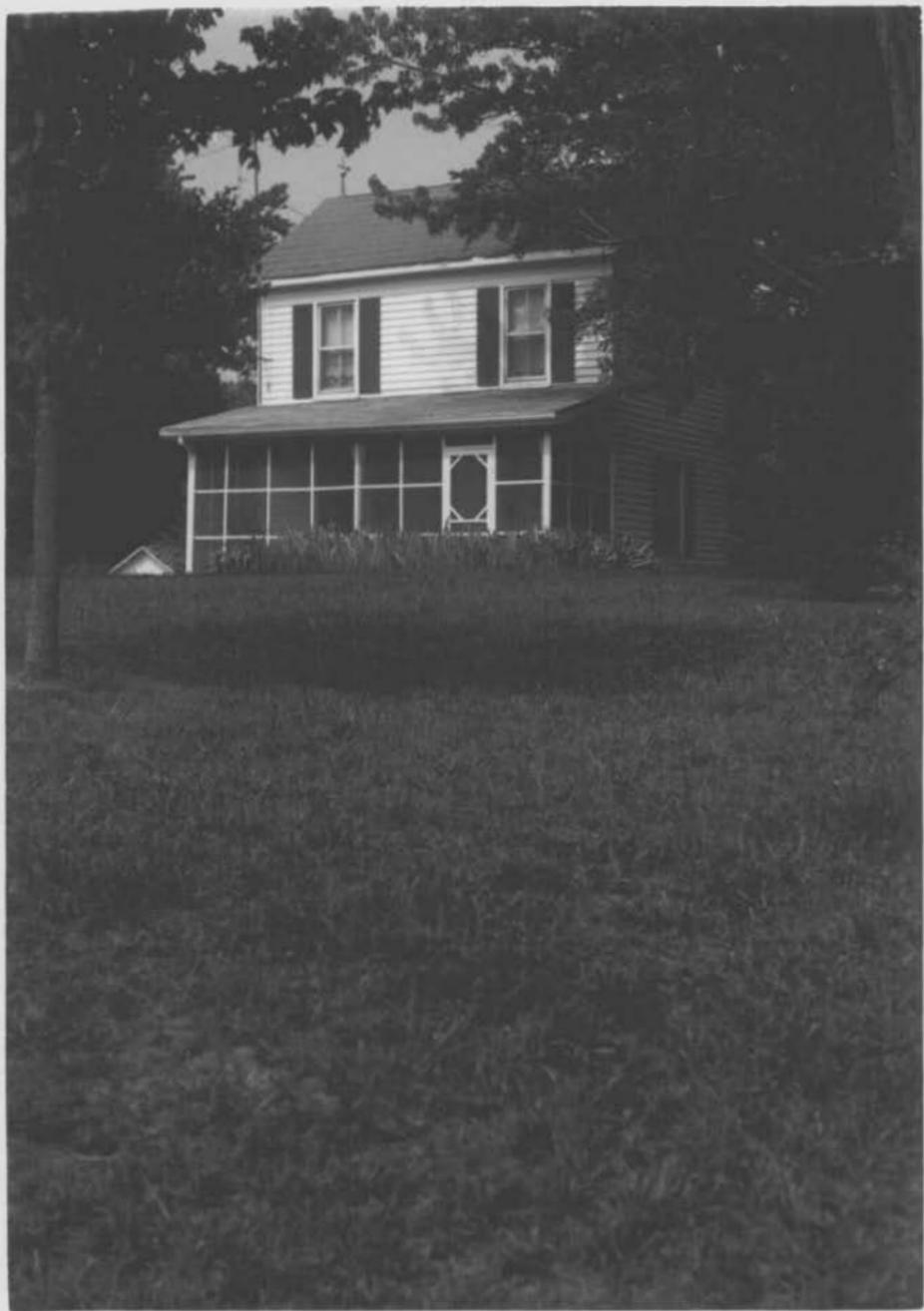
PRINCE FREDERICK
CARVERT COUNTY MAP # 29

CT-865



Base Maps furnished by the Tax Map Division of the
Maryland Department of Assessments and Taxation





Ct-865 Hance House
Highway 765
Prince Frederick

Camille Wells 9/86
view from the southwest