

PRINCE GEORGE'S COUNTY
HISTORIC SITE SUMMARY SHEET

Survey: PG # ~~68-4-71~~ 68-93-1 Building Date: c. 1935

Building Name: 6206 44th Avenue

Location: 6206 44th Avenue, Riverdale, Maryland

Private/Residence/Occupied/Excellent/Inaccessible

Description

The building at 6206 44th Avenue (Lot 10 and south 30' of Lot 9, Block 3, West Riverdale) is a two-story and attic, 3-by-2 bay, frame house in the Colonial Revival style. The house is sited among mature trees and ornamental plantings on an oversized lot, with a frame garage to the extreme southwest. The main facade of the side-gable house faces east. The house has a rectangular plan and is sheathed with wide horizontal boards painted yellow; the house rests on a concrete foundation with a red brick veneer. A simple board watertable separates the basement and first story. The roof is covered with asphalt shingles. Throughout the house, there are multi-pane wood frame windows, and generally there are 6/6 double-hung sash. The interior of the house, which is organized with a side hall and double-parlor plan, is simply detailed. At the southwest corner of the site is a two-car, front-gable frame garage.

Significance

The house at 6206 44th Avenue is an excellent example of a modest 1930s Colonial Revival style dwelling. The scale, materials and decoration of the house are typical of the houses popularized throughout the 1920s and 1930s by mail-order house companies and organizations like the Architect's Small House Service Bureau. Houses like 6206 (and its once identical mirror image at 6208) are found in Prince George's County's close-in, pre-World War II suburbs and reflect the growth of the County's streetcar and automobile-oriented communities. The house retains a high degree of integrity; both exterior and interior details are essentially intact. The subdivision of West Riverdale was platted in 1906 by Francis S. Carmody, a Prince George's County contractor and builder. In June of 1915, Carmody sold the remaining lots (numbering more than 200) to Walter R. Wilson (1867-1953), a builder who was largely responsible for the development of the subdivision in the two decades following his purchase. Land Records indicate that Walter Wilson sold Lots 9 and 10 in March 1920. In December 1930, the lots were sold by Anton and Rose Koerber to Max and Rosina Vollberg. Assessment records indicate that Lot 10 and the south 30' of Lot 9 were improved by the Vollbergs in 1935 with a dwelling valued at \$4,000.

Acreage: 8,400 sq.ft.

Survey No. ~~68-4-71~~
PG: 68-93-1
Magi No.
DOE yes no

Maryland Historical Trust State Historic Sites Inventory Form

1. Name (indicate preferred name)

historic _____
and/or common 6206 44th Avenue

2. Location

street & number 6206 44th Avenue _____ not for publication
city, town Riverdale _____ vicinity of _____ congressional district 5th
state Maryland _____ county Prince George's

3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
	<input checked="" type="checkbox"/> not applicable	<input checked="" type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input checked="" type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

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

name Victoria Eddins and A. Todd Davison
street & number 6207 44th Avenue _____ telephone no.: _____
city, town Riverdale _____ state and zip code Maryland 20737

5. Location of Legal Description

courthouse, registry of deeds, etc. Prince George's County Courthouse _____ liber 6414
street & number Main Street _____ folio 221
city, town Upper Marlboro _____ state Maryland

6. Representation in Existing Historical Surveys

title NONE
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 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.

6206 44th Avenue (Lot 10 and south 30' of Lot 9, Block 3, West Riverdale) is a two-story and attic, 3-by-2 bay, frame house in the Colonial Revival style. The house is sited among mature trees and ornamental plantings on an oversized lot, with a frame garage to the extreme southwest. The side-gable house has a rectangular plan and is sheathed with wide horizontal boards painted yellow; the house rests on a concrete foundation with a red brick veneer. A simple board watertable separates the basement and first story. The roof is covered with asphalt shingles. Throughout the house, windows have multi-pane wood frame sashes; commonly with 6/6 lights.

The three-bay main facade is oriented to the east and the main entry is in the northernmost bay. The entry is composed of a single six-panel wood door with a molded and pedimented surround. The two remaining bays of the first story each contain a single 6/6 double-hung window framed by louvered wood shutters. The wooden windowboxes at the first story windows have been added recently. The second story of the main facade contains three evenly-spaced 6/6 windows, slightly smaller than those of the first story. These windows are also framed by louvered shutters.

The two-bay south elevation contains a rectangular shed-roof open porch to the east and a narrow band of four-light casements to the west. The porch eaves are sheathed with horizontal boards and the porch roof is supported by three simple square columns on brick piers. A railing with closely-grouped square spindles surrounds the porch. Roughly centered within the porch, and attached to the main block, is a shallow brick chimney. The chimney is flanked on the east by a 6/6 window and on the west by a multi-pane wood and glass door. At the second story there are two, widely-spaced 6/6 windows, identical to those found on the second story of the main facade. The attic gable contains a small multi-pane casement window and a ventilating fan. Both are modern additions. None of the windows of the south elevation have shutters.

The west (rear) elevation has an attached pair of 6/6 windows with shutters and a windowbox at the first story south bay. At the second story, the south bay is fenestrated with a small 6/6 window without shutters or windowbox. The north bay of the elevation is composed of a partially-enclosed projecting shed-roof porch resting on brick piers. The south half of the porch is open and decorated with a railing with newel caps and square spindles below a spindled frieze with a centered pendant. The spindled frieze and newel caps were recently added. In the west elevation of the enclosed half of the porch (to the north) there is a small six-light, wood-frame, casement window with a windowbox, also recently added. The second story of the north bay is unfenestrated. The west slope of the roof contains two small operable window/skylights that have been added recently.

MARYLAND HISTORICAL TRUST
STATE HISTORIC SITES INVENTORY FORM

Description (continued)

PG: 68-93-1
Survey No. ~~68-4-71~~

Section 7 Page 2

The first story of the two-bay north elevation contains an attached pair of small 6/6 window to the west and a small four-light circular window to the east. At the second story there are widely-spaced 6/6 windows. The window to the east is slightly larger than the one to the west. The attic is lighted by a modern casement window like the one on the south elevation.

INTERIOR

The first floor of 6206 44th Avenue has a sidehall plan and is simply detailed. The second floor contains three bedrooms and a bathroom. There are narrow board hardwood floors throughout the house with simple painted baseboards. The stair hall is located in the northeast corner of the house.

Within the stairhall, in the extreme northeast corner of the first floor, is a small closet. Adjacent to the closet is a small built-in bench near the foot of the stairs. Lighting the east side of the hall, above the bench, is a small circular four-light window. The stair rises along the north wall of the house with a landing and turn at the bottom that encloses the bench. The stair has a turned Colonial Revival wood newel and handrail that are stained. The simple turned spindles are painted. The kitchen is in the northwest corner of the house, reached by a paneled door with a simple molded surround.

Across the south half of the first floor, and separated by a wide, arched opening, is the living to the southeast and the dining room to the southwest. The living room has a pair of 6/6 double-hung windows in the east wall and a similar window in the south wall, east of the centered fireplace. The decorative focus of the living room is the simple, unpainted brick mantel. To the west of the mantel is a single, multi-light wood and glass door leading to the open porch to the south. Through a wide, undecorated arch to the west, is the dining room which is lighted by a narrow band of multi-pane windows in the south wall, and an attached pair of 6/6 double hung windows in the west wall.

From the north wall of the dining room a narrow arched opening leads to the kitchen. The west wall of the kitchen contains a 6/6 double-hung window to the south and a round-arched opening that leads to a small pantry with an eight-pane casement window. The south wall of the pantry contains a wood and glass door leading to a small open porch. The north wall of the kitchen contains an attached pair of small 6/6 windows. In the northeast corner of the kitchen is a stair to the basement, under the main stair.

MARYLAND HISTORICAL TRUST
STATE HISTORIC SITES INVENTORY FORM

FG: 68-93-1
Survey No. 68-4-71

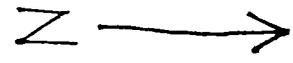
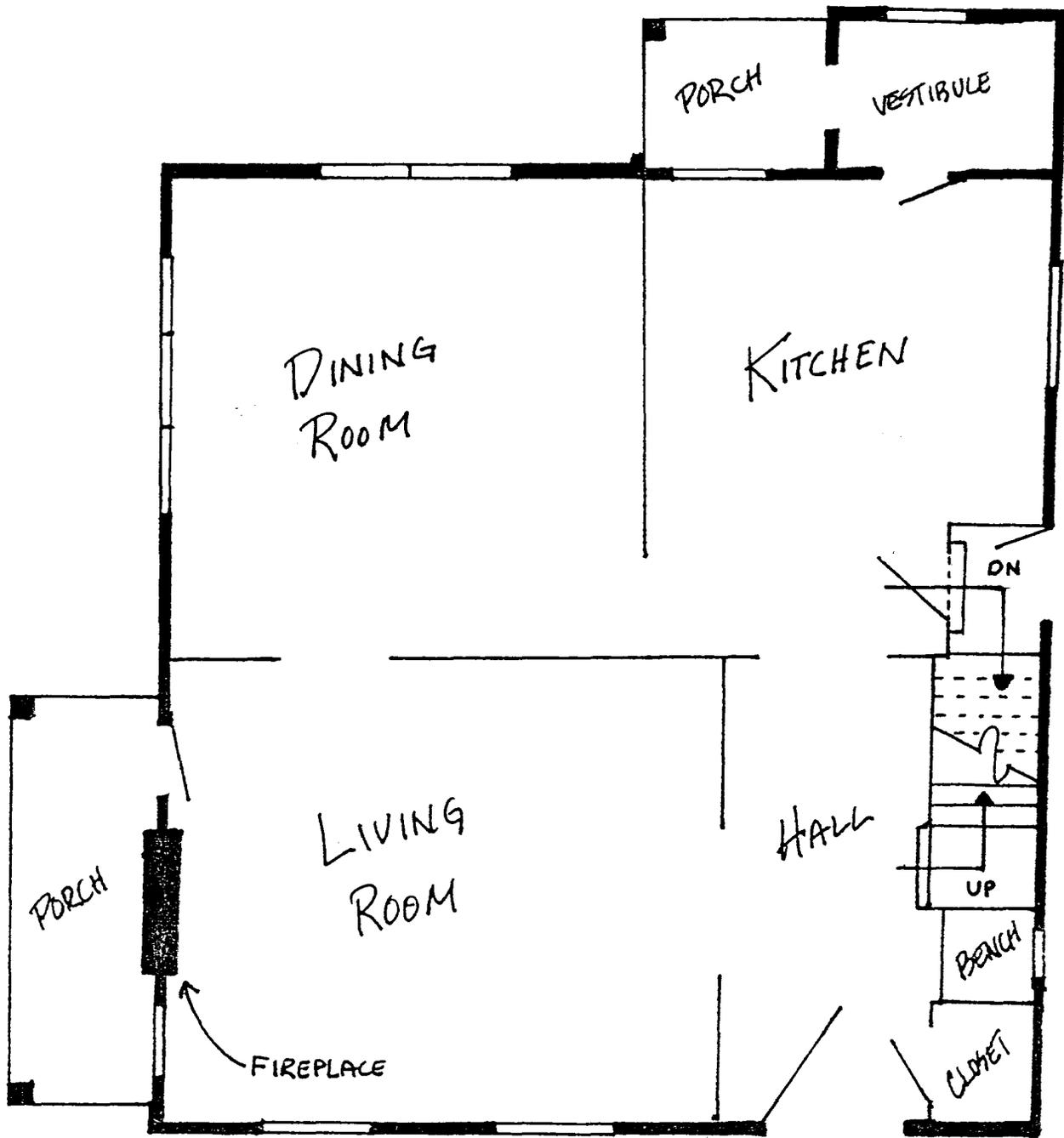
Description (continued)

Section 7 Page 3

The second floor contains three bedrooms and a small bathroom in the northwest corner, all organized around a short hall. There are small bedrooms in the northeast and southwest corners of the floor and the largest bedroom occupies the southeast corner. The attic story is accessed by a ladder bolted to the east wall of the hallway. The attic contains a single room finished for use as a study that is lighted by modern casements in the gable ends and skylights in the west slope of the roof.

GARAGE

At the southwest corner of the site is a two-car, front gable frame garage. The garage is sheathed with horizontal boards identical to those of the house. The garage is detailed with craftsman-referenced elements including exposed rafter ends and vertical panel multi-light double doors.



6206 44TH AVENUE
RIVERDALE, MARYLAND
SEPTEMBER 1990
NOT TO SCALE

8. Significance

Survey No. PG#68-4-71 68-93-1

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input checked="" 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 type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" 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 c. 1935 **Builder/Architect**

check: Applicable Criteria: A B C D
 and/or
 Applicable Exception: A B C D E F G

Level of Significance: national state local

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

The house at 6206 44th Avenue is an excellent example of a modest 1930s Colonial Revival style dwelling. The scale, materials and decoration of the house are typical of the houses popularized throughout the 1920s and 1930s by mail-order house companies and organizations like the Architect's Small House Service Bureau.¹ Houses like 6206, and its once identical mirror image at 6208, are found in Prince George's County's close-in pre-World War II suburbs and reflect the growth of the County's streetcar and automobile oriented communities. The house retains a high degree of integrity; both exterior and interior details are essentially intact.

The land on which the subdivision of Riverdale Park was built had been part of the Riversdale Plantation. The Plantation was established in 1801 when Henri Joseph Stier, a Belgian aristocrat purchased 800 acres north of Bladensburg, and began to develop a plantation. After Stier's return to Belgium in 1803, completion of the Riversdale mansion and management of the plantation were taken over by his daughter Rosalie and her husband George Calvert. The Riversdale Plantation became a model of its type, and remained in the Calvert family for three generations.² After the death in 1864 of Charles Benedict Calvert (son of Rosalie and George Calvert), a commission was appointed to divide the plantation among his heirs.³ A 300-acre dower lot and the 175-acre lot adjoining it to the north were sold by Calvert heirs in 1887 to John Fox, president of the Riverdale Park Company, a New York real estate syndicate which then began to develop the suburb of Riverdale Park.⁴

MARYLAND HISTORICAL TRUST
STATE HISTORIC SITES INVENTORY FORM
Statement of Significance (continued)

Survey No. ~~PG#68-4-71~~Section 8 Page 2

The land was platted in 1889 by surveyor D.J. Howell. Streets were laid out in a grid pattern, straddling the Washington line of the Baltimore & Ohio Railroad, which ran north and south through the new community and offered residents easy commuting into the Federal city to the southwest. Park spaces, and circles of green were provided in the plan and parkland was reserved - around the Calvert mansion which was to be preserved "as a sacred relic of an era replete with historic memories."⁵ Streets were named for the Presidents of the United States, Washington through McKinley, as well as for other distinguished statesman such as Clay, Lafayette and Beale.⁶

Construction of dwellings began in the early 1890s. All were of frame construction, and reflected the popular tastes of the period, as illustrated in house catalogs of those years. Some were pyramidal-roof Foursquares, others front-gabled or cross-gabled; many were highlighted by projecting bays or corner towers, and almost all had prominent wraparound porches with jigsaw decorative details. By the turn of the century, the new suburb had approximately 60 dwellings, a Presbyterian church, a handsome Victorian schoolhouse and a railroad station; the latter two public buildings were built by the Riverdale Park Company. There were two general stores, and telephone and telegraph communications were available. Concrete sidewalks were constructed, and sewers provided for the principal streets.⁷ Because of its convenient location, its efficient line of transportation into the City, its primary school, and its picturesque, tree-line streets, Riverdale Park became one of the most desirable residential suburbs in the Washington area.

The subdivision of West Riverdale was platted in 1906 by Francis S. Carmody, a Prince George's County contractor and builder who was also the founder of the Southern Maryland Trust Company in Seat Pleasant, where he resided.⁸ Carmody had acquired a 55-acre tract on the west side of the Old Baltimore and Washington Turnpike (the present Baltimore Avenue), from George H. Calvert and Edward S. McCalmont, trustees of the estate of Charles Benedict Calvert. The acreage acquired by Carmody had been part of the larger tract of Ellaville, located due west of the main gate of the Riversdale Plantation, that Charles Benedict Calvert had purchased from John Bowie in 1853. As subdivided in the nineteenth century, Ellaville was composed of 17 lots ranging from 3 to 8 acres. The venture met with little success.⁹ It was not until 1906, when Carmody resubdivided a number of the northernmost lots in Ellaville as West Riverdale, that development in the area began.

Initially, Carmody succeeded in selling a number of lots, particularly those closest to the developing sections of Riverdale Park and along Route 1. For the first ten years of the subdivision, the development of the blocks to the west was slow. In June of 1915, Carmody sold the remaining lots (numbering more than 200) to Walter R. Wilson (1867-1953), a builder who was largely responsible for the development of the subdivision in the two decades following his purchase.¹⁰

MARYLAND HISTORICAL TRUST
STATE HISTORIC SITES INVENTORY FORM
Statement of Significance (continued)

68-93-1
Survey No. PG# ~~68-4-71~~
Section 8 Page 3

Land Records indicate that Walter Wilson sold Lots 9 and 10 (and others) in Block 3 of West Riverdale to Herman Heidelberger, et al, in March 1920. Heidelberger retained the property only until March 1921. The lots remained unimproved and changed hands several times throughout the 1920s. In December 1930, the lots were sold by Anton and Rose Koerber to Max and Rosina Vollberg.¹¹ Assessment records indicate that Lot 10 and the south 30' of Lot 9 were improved by the Vollbergs in 1935 with a dwelling valued at \$4,000.¹²

The Vollbergs retained ownership of 6206 44th Avenue until October 1944, when it was sold to Frank and Winifred Cornwell. Winifred Cornwell, then a widow, sold the house in 1979. The current owners, Victoria Eddins and Todd Davison, purchased the house in August 1986.¹³

Notes

1. The Architect's Small House Service Bureau, a joint project sponsored by the American Institute of Architects and the U.S. Department of Commerce, provided elevations and floor plans across the nation for house's of modest size and cost designed by architects in the popular revival styles of the period. Designs for these houses were commonly executed in variations of the American Colonial revivals as well as the English Cottage and the Mediterranean Revival.
2. See Riversdale Historic Structures Report, 1979, Part II, History S.G. Pearl.
3. Prince George's County Equity Records, #475.
4. Prince George's County Land Records, JWB8:426; JWB12:484; JWB13:614.
5. Riverdale Park Real Estate Brochure (undated), circa 1904.
6. Prince George's County Plat JWB5:747, 688; Riverdale Park Real Estate Brochure (undated), circa 1904.
7. Riverdale Park Real Estate Brochure, "Riverdale Park" article, source unknown, circa 1899.
8. "F.S. Carmody Dies: Prominent in Maryland"-- The Evening Star, 16 April 1921, p. 7.

MARYLAND HISTORICAL TRUST
STATE HISTORIC SITES INVENTORY FORM
Statement of Significance (continued)

68-93-1
Survey No PG # ~~68-4-71~~
Section 8 Page 4

Notes (Cont'd.)

9. See Prince George's County Equity Records # 509; Prince George's County Land Records, JWB7:286 and Plat 1:31
10. See Prince George's County Land Records, 109:36, 18 June 1915.
11. Prince George's County Land Records, 158:27, 171:62; 179:312; 255:423; 303:149 and 363:395.
12. Prince George's County Assessment Records, E.D. #19, 1932-1936.
13. Prince George's County Land Records, 747:217; 5202:378; 5445:114; 6414:221.

9. Major Bibliographical References

Survey No. ~~68-4-71~~

See Notes, Section #8

10. Geographical Data

Acreeage of nominated property Lot 10 and south 30' Lot 9, Block 3, West Riverdale

Quadrangle name Washington East

Quadrangle scale _____

UTM References do NOT complete UTM references

A	<input type="text"/>	<input type="text"/>	<input type="text"/>
	Zone	Easting	Northing

B	<input type="text"/>	<input type="text"/>	<input type="text"/>
	Zone	Easting	Northing

C	<input type="text"/>	<input type="text"/>	<input type="text"/>
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D	<input type="text"/>	<input type="text"/>	<input type="text"/>
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E	<input type="text"/>	<input type="text"/>	<input type="text"/>
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F	<input type="text"/>	<input type="text"/>	<input type="text"/>
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G	<input type="text"/>	<input type="text"/>	<input type="text"/>
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H	<input type="text"/>	<input type="text"/>	<input type="text"/>
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Verbal boundary description and justification

List all states and counties for properties overlapping state or county boundaries

state	code	county	code
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state	code	county	code
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11. Form Prepared By

name/title Howard S. Berger, Architectural Historian

organization Historic Preservation Section, M-NCPPC date June 1991

street & number 14741 Gov. Oden Bowie Drive telephone (301) 952-3520

city or town Upper Marlboro state Maryland

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
Shaw House
21 State Circle

CHAIN OF TITLE

6206 44th Avenue

6414:221 25 August 1986 Deed	Sharon E. Kirmeyer to Victoria L. Eddins and A. Todd Davison. Grantor conveys parts of Lots 9 and 10 in Block 3, West Riverdale. Plat recorded BDS1:31. Same obtained from Dana L. and Sharon E. Kirmeyer, 21 August 1981, 5445:114.
5445:114 21 August 1981 Deed	Dana L. and Sharon E. Kirmeyer to Sharon E. Kirmeyer. Grantors convey part of Lots 9 and 10 in Block 3. Same obtained from Dorothy Thomas, attorney, 7 December 1979, 5202:378.
5202:378 7 December 1979 Deed	Dorothy Thomas, attorney for Winifred Cornwell, (surviving tenant, Frank M. Cornwell) to Dana L. and Sharon E. Kirmeyer. Grantor conveys part of Lots 9 and 10 in Block 3. Same obtained from Max and Rosina Vollberg, 25 October 1944, 747:217.
747:217 25 October 1944 Deed	Max and Rosina Vollberg to Frank M. and Winifred Cornwell. Grantors convey part of Lots 9 and 10 in Block 3. Same obtained from Anton A. and Rose E. Koerber, 30 December 1930, 363:395.
363:395 30 December 1930 Deed	Anton A. and Rose E. Koerber to Max and Rosina Vollberg. Grantors convey Lots 9 and 10 (and others) in Block 3. Same obtained from Max and Rosina Vollberg, 7 Mach 1928, 303:149.
303:149 7 March 1928 Deed	Max and Rosina Vollberg to Anton A. Koerber. Grantors convey Lots 9 and 10 (and others) in Block 3. Same obtained from Harry F. Eamich, 10 November 1925, 255:423.
255:423 10 November 1925 Deed	Harry F. Eamich to Max and Rosina Vollberg. Grantors convey Lots 9 and 10 (and others) in Block 3. Same obtained from Bertie L. Eamich, 25 May 1922, 179:312.
179:312 25 May 1922 Deed	Bertie L. Eamich to Harry F. Eamich. Grantors conveys Lots 9 and 10 (and others) in Block 3. Same obtained from Herman Heidelberger, et al., 24 March 1921, 171:62.

171:62
24 March 1921
Deed

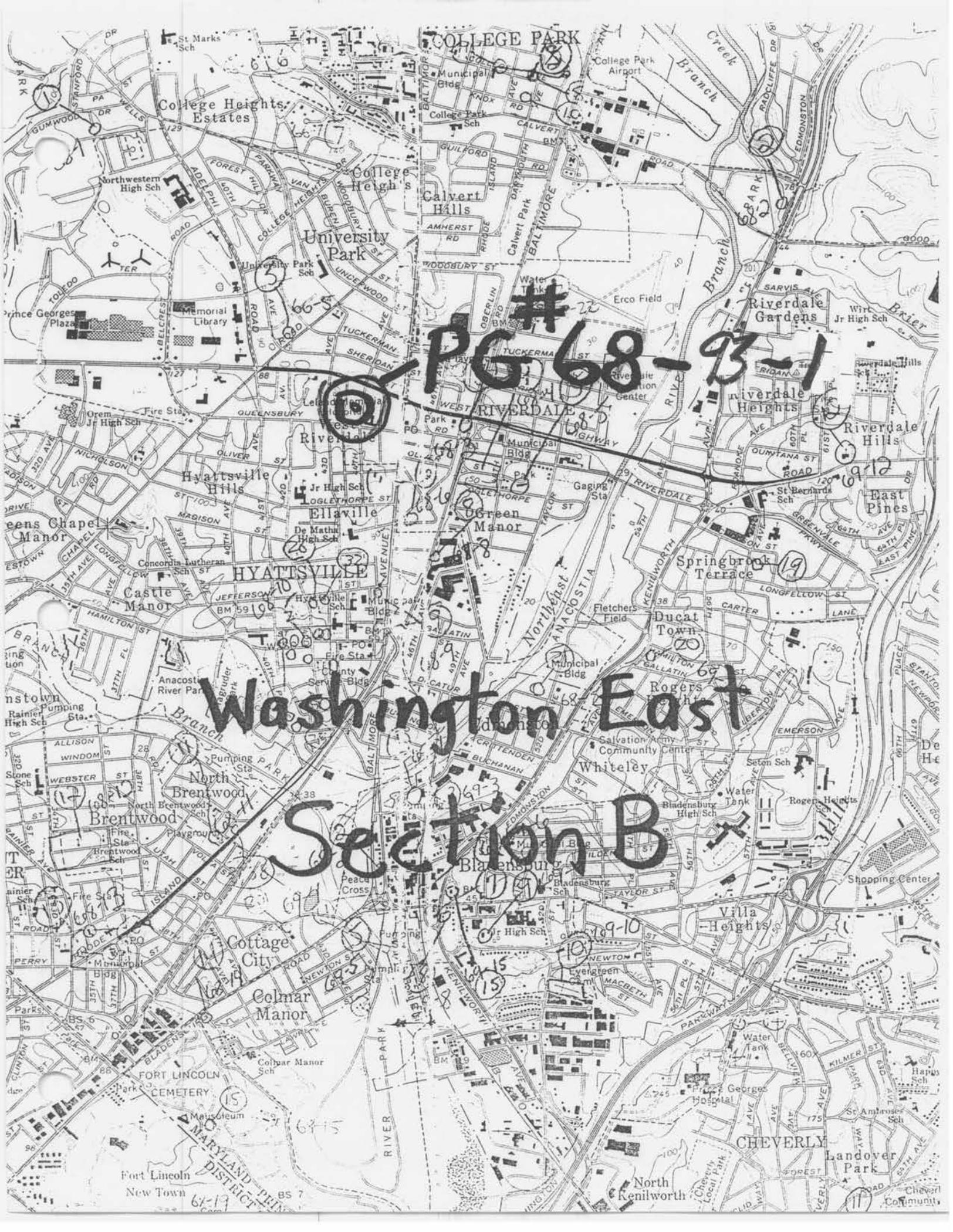
Herman and Florence Heidelberger to Bertie L. Eamich.
Grantors convey Lots 9 and 10 (and others) in Block 3.
Same obtained from Walter R. Wilson, 1 March 1920,
158:27.

158:27
1 March 1920
Deed

Walter R. Wilson to Herman Heidelberger, et al.
Grantor conveys Lots 9 and 10 (and others) in Block 3.
Same obtained from Francis S. and Mary M. Carmody, 18
June 1915, 109:36.

109:36
18 June 1915
Deed

Francis S. and Mary M. Carmody to Walter R. Wilson.
Grantors convey Lots 9 and 10 (and others) in Block 3
of grantors' subdivision of West Riverdale. To clear
Title, this deed is made.



#22
PG 68-93-1

Washington East

Section B

MARYLAND DISTRICT

CHEVERLY



PG #68-93-1
6206 44th Avenue

Riverdale

Prince George's County, Maryland

Howard S. Berger

November 1990

From SE

NEG: MARYLAND HISTORICAL TRUST, ANNAPOLIS, MD

10F3



16#68-93-1
6204 44th Avenue

Riverdale

Prince George's County, Maryland

Howard S. Berger

November 1990

From SW

NEG: MARYLAND HISTORICAL TRUST, ANNAPOLIS, MD

2 OF 3



PG#68-93-1
6204 44th Avenue

Riverdale

Prince George's County, Maryland

Howard S. Berger

November 1990

Garage from NE

NEG: MD HISTORICAL TRUST, ANNAPOLIS, MD

3 OF 3