

**MARYLAND HISTORICAL TRUST
DETERMINATION OF ELIGIBILITY FORM**

NR Eligible: yes ___
no ___

Property Name: Westover Farm Inventory Number: S-50
 Address: 29587 Keenan Lane City: Westover Zip Code: 21871
 County: Somerset USGS Topographic Map: Princess Anne
 Owner: Nolan Keith Good & Karen Keenan Good Is the property being evaluated a district? ___yes
 Tax Parcel Number: 0220 Tax Map Number: 032 Tax Account ID Number: 13-008884
 Project: Great Bay Wind Energy Center Agency: _____
 Site visit by MHT Staff: X no ___yes Name: _____ Date: _____
 Is the property located within a historic district? ___yes X no

If the property is within a district
 District Inventory Number: _____
 NR-listed district ___yes Eligible district ___yes District Name: _____
 Preparer's Recommendation: Contributing resource ___yes ___no Non-contributing but eligible in another context ___

If the property is not within a district (or the property is a district)
 Preparer's Recommendation: Eligible X yes ___no

*4 contributing
1 non*

Criteria: ___A X B X C ___D Considerations: ___A ___B ___C
 Documentation on the property/district is presented in: MHT Library (MIHP form S-50)

Description of Property and Eligibility Determination: *(Use continuation sheet if necessary and attach)*

Westover Farm is all that remains of an expansive seventeenth century farmstead, previously comprised of tracts known as "Great Hopes" and "Dear Purchase." At its largest, this plantation located on the north side of Back Creek contained up to 3200 acres of land. The main house (built circa 1750) is a two-story brick colonnade. The property formerly included numerous domestic and agricultural outbuildings, such as a carriage house, smoke house, milk house, stable, turkey house, and lumber house. The house fell into disrepair in the late nineteenth century, and subsequent owners of the house demolished its ballroom wing and other dependencies, and all of the above-mentioned outbuildings.

The house was previously surveyed in 1984 (see MIHP form S-247 in MHT Library), which provided a thorough history of the property and its inhabitants, and also noted the significant changes that have occurred to the property in the past two centuries. The main block of the house is all that remains from the eighteenth century, though it has suffered considerable alterations to its materials and form, including the addition of roof dormers and a modern two-story wing. An unobstructed view of the house was not available from the public right-of-way, so its current condition could not be fully ascertained. A few twentieth century outbuildings are visible from the driveway, though they do not appear to contribute to the historic significance of the property. The nineteenth century above-ground burial vaults noted in the previous survey were also not visible.

MARYLAND HISTORICAL TRUST REVIEW	
Eligibility recommended <u>X</u>	Eligibility not recommended _____
Criteria: ___A ___B <u>X</u> C ___D	Considerations: ___A ___B ___C ___D ___E ___F ___G ___None
Comments: _____	
Reviewer, Office of Preservation Services <u>Jonathan Bayes</u>	Date <u>4/9/14</u>
Reviewer, NR Program <u>[Signature]</u>	Date <u>4/7/14</u>

201401266

MARYLAND HISTORICAL TRUST
NR-ELIBILITY REVIEW FORM

Continuation Sheet No. 1

Based on information provided in the previous survey form regarding the history of the property and its inhabitants, Westover Farm is significant for its association with multiple Samuel Wilson and the Wilson family, who were among the most influential residents of Somerset County in the eighteenth century, and are associated with the NRHP-listed Arlington (Wilson's Lott) and the first Washington Academy (NRHP-listed archeological site). However, due to the extensive interior and exterior alterations that occurred in the late nineteenth and early twentieth centuries, the property has lost its obvious *association* to the Wilson family, as well as any eighteenth century architectural features.

Many of the alterations were made during the ownership of Frederick Baldt of Chester, PA, a prominent steel casting and anchor manufacturer, who purchase Westover Farm in 1886. Baldt co-founded or was instrumental in the operation and success of several steel casting companies in Pennsylvania and Delaware in the nineteenth century, including the Chester Steel Casting Company, Eureka Cast Steel Company, Standard Steel Company, Penn Steel Castings Company, and Baldt Anchor Company. Baldt helped design the Baldt stockless anchor, as well as the first cast steel rifle barrel (commissioned by an 1888 Act of Congress), which was the largest steel casting made at that time. The company continued to manufacture and supply ship hulls and anchors under the Baldt name for the United States Military and offshore oil-drilling rigs into the twentieth century.¹

Despite the loss of eighteenth century historic features and architectural significance of the surviving portion of the house, as well as the demolition of all of its associated outbuildings, the location and setting of the property, combined with the association with the late nineteenth century ownership of the house by Frederick Baldt, are sufficient to meet NRHP eligibility criteria for Westover Farm under Criterion B.

Prepared by: Grant Johnson

Date Prepared: February 2014

¹ "History of Baldt Anchor and Chain." http://www.oldchesterpa.com/baldt_anchor_history.htm.

S-50, Westover Farm, Princess Anne Quad



Great Bay Wind Energy Center
Somerset County - Maryland

Historic Resources Assessment
February 2014

Notes: Basemap: ESRI USA Topomaps Online Map Service

-  Demolished/Removed, Not Eligible
-  EDR Recommends NRHP-Eligible
-  EDR Recommends Not NRHP-Eligible
-  Undetermined



www.edrjpc.com



S-50

WESTOVER FARM

SOMERSET COUNTY, MD

GRANT JOHNSON

8/27/2013

DIGITAL FILE AT MD SHPO

VIEW SW TOWARDS HOUSE

PHOTO #1/3

S-050-2013-08-27-01

Epson
Professional Paper

Epson
Professional Paper



S-50

WESTOVER FARM
SOMERSET COUNTY, MD.
GRANT JOHNSON

8/27/2013

DIGITAL FILE AT MD SHPO
VIEW WSW TOWARD AGRICULTURAL OUTBUILDINGS
PHOTO #2/3

S-050-2013-08-27-02

Epson
Professional Paper



S-50

WESTOVER FARM

SOMERSET COUNTY, MD.

GRANT JOHNSON

8/27/2013

DIGITAL FILE AT MD SHPO

VIEW NNW TOWARD AGRICULTURAL OUTBUILDINGS

PHOTO #3/3

S-050-2013-08-27-03

EPSON

Epson
Profes

Epson
Professional Paper

EPSON

S-50
Westover
Westover vicinity
private

c. 1750-1760

Westover Farm, formerly comprised of tracts known as "Great Hopes" and "Dear Purchase," contains the altered, but nevertheless, significant mid eighteenth-century plantation house of Samuel Wilson, one of the most influential residents of Somerset County during the second half of the eighteenth century. The two-story, five-bay center hall house was erected on Back Creek with an ambitious plan and careful attention to detail. A generous center stair passage separates the four-room first floor. Although now covered with stucco, the exterior masonry was distinguished with the best of eighteenth-century craftsmanship. Similar to neighboring "Arlington," built by Samuel's older brother, Ephraim, the Westover walls were raised with expensive glazed header Flemish bond brick with rubbed brick arches over the doors and windows.

Despite its architectural prominence, the house received varying degrees of maintenance through the second half of the nineteenth century. One description printed by Harper's Weekly in 1879 called it a,

„fine building, broad and roomy, with an air of vanished grandeur about it. Decaying as the old Westover mansion now is, fallen into ruin here and there through years of neglect and ill usage, it still stands a monument of former Eastern Shore magnificence and hospitality...Such it might have been in the old times; but alas! it is crumbling to ruin, and its glory is rapidly departing. The ball-room is used as a granary.

By the last decade of the nineteenth century the house was evidently in such poor repair that Frederick Baldt of Chester County, Pennsylvania, reworked the old brick house by adding a thick layer of stucco. Inside the old woodwork was replaced with high quality quarter-sawn oak paneling. Although all of the domestic and agricultural outbuildings have been destroyed, a significant collection of above-ground burial vaults stands behind the house and pertain to the Wilson and Custis families.

Even though the architectural significance of the house has been compromised, the history of the property is crucial when studying the immediate area.

In his will of January 5, 1732, Ephraim Wilson (1664-1733) bequeathed to his grandson, Ephraim, a 165-acre tract known as "Great Hopes," located on the north side of Back Creek. Ephraim also inherited title to "Wilson's Lott," in 1750 through his father, David Wilson (1704-1750). Since Ephraim owned "Wilson's Lott" on the south side of Back Creek, Ephraim transferred ownership of "Great Hopes," to his brother, Samuel in June of 1758 (B/216). Although Samuel was a minor at the time of his father's death in 1750, his name is found on land transfers as early as 1742 (X/162). Samuel's father, David Wilson, specifically states in his will that, "Colonel George Gale, Ephraim King, Richard Waters, and my son Ephraim should take charge of my son Samuel and his estate until he arrives to the age of one and twenty." (EB 17/105). Throughout the following half-century, Samuel Wilson amassed a tremendous agricultural and industrial complex at the head of Back Creek. In addition, he is well-known as one of the key figures in locating and building the Back Creek Academy in 1767 (later known as the Washington Academy).

Samuel Wilson's tax assessment of 1783 mentions, "a brick dwelling house, two story high and kitchen, good, other improvements sorry." The value of his "Great Hopes" plantation house was set at £ 1800, while his total worth was established at ^atremendous £ 3531. Seven years later, Samuel Wilson's will was entered in the Somerset will books (EB 17/105), which bequeathed most of his property to his son, John Custis Wilson,

I give the plantation whereon I live called Great Hopes, except the small part which runs from the new bridge to the northwest corner of the academy land and so with the line of the same up to a pine by a ditch near the mill, to my son John.

Eight years later, the federal assessors described Great Hopes once more, then containing 1200 acres, along with Dear Purchase containing 3200 acres. John Wilson's dwelling plantation was described as,

1 Dwelling House 45 feet by 38 feet brick, two story, 1 kitchen 26 by 24 feet, two story brick, colonade 20 feet long 10 feet wide, 1 smoke house 15 feet square, 1 milk house 18 by 14 feet, 1 stable 34 by 26 feet, 1 turkey house 14 by 12 feet, 1 cariage (sic) house 30 by 24 feet, 1 lumber house 20 by 16 feet, all in good repair.

It is thought that during John Custis Wilson's ownership the house was enlarged by another colonnade and a ballroom, which transformed the house into one of the most impressive dwellings known to stand in Somerset County at the time. John Custis Wilson and his wife, Peggy Wilson, lived at "Great Hopes" until their deaths in the early 1830s. John devised his property to his two sons, John Jr. and Henry P.C. Wilson. He stipulated in his will, that his daughter, Sally, and her children, "the children of my son Edward and their heirs shall hold and enjoy the estate called and known by the name of 'Clifton'."

After John Wilson's death, family ownership of "Great Hopes" and "Dear Purchase," then known as "Westover," did not continue much longer. John C. Wilson, Jr. and his wife, Sally, sold the plantation on May 23, 1832, to William Roach for \$15,000 (GH 6/283). William Roach turned around and sold the property four years later for the same price to George C. Jenkins (GH 8/514), who held onto the plantation for the following thirteen years. From 1849 until 1886, "Westover" was transferred three times. In November of 1886, Frederick Baldt bought the estate from Edmund B. and Sarah Cook (HFL 5/124). It was during Baldt's twenty-one year occupation that the house was thoroughly reworked. The current owners' family purchased the farm in September of 1917 (WJS 73/353).

Maryland Historical Trust State Historic Sites Inventory Form

1. Name (indicate preferred name)

historic Westover

and/or common Westover Farm

2. Location

street & number West side of Sign Post Road ___ not for publication

city, town Westover vicinity of congressional district First

state Maryland county Somerset

3. Classification

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input 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 checked="" 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 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 Mrs. Harry Keenan

street & number Westover Farm telephone no.:

city, town Westover state and zip code MD 21871

5. Location of Legal Description

courthouse, registry of deeds, etc. Somerset Clerk of Court liber ITP 324

street & number Somerset County Courthouse folio 212

city, town Princess Anne state MD 21853

6. Representation in Existing Historical Surveys

title Maryland Historical Trust Inventory

date 1967 ___ federal state ___ county ___ local

depository for survey records Maryland Historical Trust

city, town Annapolis state MD 21401

7. Description

Survey No. S - 50

Condition		Check one	Check one	
<input checked="" type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved	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.

Westover Farm is located on the north side of Back Creek, due west of the small village of Westover, MD. The mile-long entrance lane parallels Back Creek and intersects Sign Post Road on the north side of the creek. The two-story, five-bay stuccoed brick house is accompanied by a Wilson family cemetery and a few 20th-century farm buildings.

Facing east, the mid 18th-century plantation house rests on a partially excavated foundation and is covered by a medium pitched asphalt shingle roof. The Flemish bond brick walls have been uniformly covered with a layer of stucco. A small patch of stucco has fallen from above a second floor window which reveals ~~of~~ finely pointed rubbed brick jack arch. Under the porch roof, bulges in the stucco indicate a beltcourse and watertable. A documentary photograph of the house indicates glazed header checkerboard patterns on the north gable end.

The east main facade is divided into five evenly-spaced bays. The first floor is covered by an early 20th-century wraparound porch supported by Tuscan columns. The south half of the porch is screened. A gable is centered on the porch roof, while the gable-front is sheathed with round-butt shingles. The glazed front door is flanked by a colored glass transom and multi-pane sidelights. Flanking the entrance bay on each side are two single-pane sash windows. The second floor has a projecting frame bay window also sheathed with round-butt shingles. Two single-pane sash windows flank the center bay. A modillioned cornice stretches across the base of the roof. Centered on the roof slope above is a large frame dormer with three single-pane sashes and the same shingles.

The north gable end is also covered by the single-story porch. Part of the porch has been framed in. The fenestration is symmetrical with two single-pane sashes, one each floor. An interior end brick chimney is finished with simple corbelled cap. Another patch of original brick fabric is exposed on this end and reveals the glazed header checkerboard pattern.

The west side is three bays across and finished in the same manner as the east facade. A small two-sided bay window occupies the south window opening. The projecting second floor bay window is flanked by single-pane sash windows. The cornice has a crown and bed molding, but no modillions. An identical dormer is centered on the west roof slope.

Extending to the south and covering a large portion of the gable end is a two-story two-bay aluminum-sided frame addition. An asphalt tile roof covers the addition. A narrow brick stove stack protrudes through the gable end. Single-pane sash windows pierce each side.

The interior of the main house is divided into four rooms: two to each side of a wide center hall. Each room, as well as the hall, is

8. Significance

Survey No. S-50

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 checked="" 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 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: 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.

"Westover Farm," consisting of tracts named "Great Hopes" and "Dear Purchase" contains the altered, but nevertheless significant, mid 18th-century plantation house of Samuel Wilson, one of the most influential 18th-century residents of Somerset County. The two-story, five-bay c. 1750-1760 center hall house was built on Back Creek with the best of 18th-century craftsmanship. Glazed header Flemish bond construction with rubbed brick arches (now covered with stucco) is repeated in neighboring "Arlington," a contemporary plantation house erected by Samuel's older brother, Ephraim. According to early descriptions of the house, hyphens and wings extended to each side of the main block. By the late 19th-century the house was used as a tenant farmhouse and then more or less abandoned. Around the turn-of-the-century the house was thoroughly reworked inside and out. A thick layer of stucco was applied to the brick walls, and the interior was largely gutted of all 18th-century woodwork. Only a few fragments remain. The house has received few alterations since that renovation. A significant collection of above-ground burial vaults stand behind the house. All early out-buildings have been removed from the site.

History and Support

In his will of 5 January 1732, Ephraim Wilson (1664-1733) bequeathed to his grandson, Ephraim, a 165-acre tract known as "Great Hopes" which Randall West, son of John West, had conveyed to Ephraim Wilson in August 1730. (SH/288).

Grandson Ephraim inherited title in 1750 to "Wilson's Lott" from his father, David Wilson (1704-1750), who had acquired and resurveyed the tract by 1734. In June of 1758, Ephraim transferred ownership of neighboring "Great Hopes" to his brother, Samuel (B/216). Evidently Samuel had begun assembling large tracts of land as early as 1742 (X/162), although it is stated in his father's will of 1750 that Samuel is a minor and, "Colonel George Gale, Ephraim King, Richard Waters, and my son, Ephraim should take charge of my son Samuel and his estate until he arrives to the age of one and twenty." (Will EB 17/105) Through the next

DESCRIPTION (continued)

fitted with early 20th-century quarter-sawn oak woodwork. The stair rises at the northwest corner of the hall and appears to be in its original location. Two sections of raised soffit panels are the only remnants of 18th-century woodwork.

The present stair consists of three runs and two landings which provide access to the large second floor hall. The newel post has five panels on each face. It is topped by a large ball finial. A molded handrail is supported by turned balusters that rise from a closed stringer. The adjacent wall surface is paneled also. A stair closet is located under the second flight and is enclosed with paneled walls and a two-panel door.

Located to each side of the hall are two rooms. The front (east) rooms are entered through open arches flanked by Roman Doric oak columns. Each corner hearth wall is covered by a two-part mirrored mantel piece with flanking Ionic columns. Applied decorative ornament fills the frieze above each mirror. The fire boxes are fitted with cast iron inserts. Small glazed brick tiles face the hearth and fireplace surround.

The southwest room is finished with quarter-sawn oak wainscoting in addition to having a two-part mirrored mantel.

The northwest room has been converted into a modern kitchen.

The second floor is divided into four bedrooms, each with a door off the large hall. All finish materials, aside from some flooring, date to the early 20th-century.

Located immediately behind the house are two 19th-century burial vaults which remain intact. A third grave has been severely damaged. The two vaults have slightly recessed oval panels. The markers pertain to the Wilson family, the original owners of the property.

History and Support (continued)

alf century, Samuel Wilson amassed a tremendous agricultural and a minor industrial complex in and around Back Creek. In addition, he is well-known as one of the key figures in locating and building the first Washington Academy on his own land on the north side of Back Creek. Samuel Wilson's assessment in 1783 mentions a "brick dwelling house two storey high and kitchen, good; other improvements sorry." The value of his "Great Hope" plantation house was set at fl800, while his total worth was established at a tremendous f3531. (1783 Tax Assessment-Manokin Hundred) Seven years later Samuel Wilson's will was entered in Somerset County Register of Wills, which bequeathed most of his property to his son, John Custis Wilson,

"I give the plantation whereon I live called Great Hopes except that small part, which runs from the new bridge to the northwest corner of the Academy land and so with the line of the same up to a pine by a ditch near the mill to my son John."

Eight years later, the Federal Direct Tax Assessment described "Great Hopes," containing 1200 acres, and "Dear Purchase," containing 3200 acres. John Wilson's dwelling plantation was described as,

1 dwelling house 45 feet by 38 feet brick two story 3 windows 6½ feet long 3 feet wide 12 windows 5 feet 8 inches long 2 feet 4 inches wide 4 windows 5 feet long 2 feet 4 inches wide in good repair, 1 kitchen 26 by 24 feet two story brick 6 windows 4 feet 3 inches long 2 feet 4 inches wide 6 windows 3 feet 4 inches long 2 feet wide, colonade 20 feet long 10 feet wide 4 windows 4 feet long 3 feet wide, 1 smoke house 15 feet square, 1 milk house 18 by 14 feet, old, 1 stable 34 by 26 feet 2 windows 4 feet long 2 feet wide 3 windows 2 feet square 1 turkey house 14 by 12 feet, 1 carige house 30 by 24 feet, 1 lumber house 20 by 16 feet, all in good repair.

In addition to these buildings assessed with the dwelling, John Custis Wilson's land valuation described another three dwellings, one of which was a two-story brick house, 34 by 23, two barns, three quarters, four corn cribs, one granary, one smoke house, one milk house, one kitchen, two stables and one windmill. Considering John Wilson's scant eight-year ownership of this plantation between 1790 and 1798, this extensive list of improvements is probably more likely to represent the condition in which John received the property, instead of the changes or additions which he may have made after his inheritance. John Custis Wilson and his wife, Peggy Wilson (daughter of Ephraim and cousin to John), lived on "Great Hopes" plantation until their deaths in the early 1830s. He devised his property to his two sons: John Jr. and Henry P.C. Wilson. To his daughter, Sally, and her children - "the children of my son Edward" and their heirs shall hold and enjoy the estate called and known by the name of "Clifton". The fifth item in John C. Wilson's will declared,

That all the pictures, portraits, and looking glasses also clock and desk which may be in my dwelling house at the time of my death, shall continue therein and be attached to the establishment as long as it remains the property of my sons John and Henry.

History and Support (continued)

Wilson ownership of "Great Hopes" and "Dear Purchase" otherwise known as "Westover," did not last much longer for John C. Wilson, Jr. and his wife, Sally, sold the plantation on 23 May 1832, to William Roach for \$15,000 (GH 6/283).

William Roach turned around and sold the property four years later for the same price to George C. Jenkins (GH 3/514), who held onto the property for the next thirteen years. From 1849 to 1886, "Westover" experienced three transfers, two of which were settled in Somerset Circuit Court. In November of 1886, Frederick Baldt of Chester County, Pennsylvania bought the estate from Edmund B. and Sarah D. Cook (H.F.C. 5/124). Frederick Baldt owned the property for a majority of the next twenty-one years and during this time completely reworked the old brick house. A thick coat of stucco was applied to the exterior wall surfaces, and the mid 18th-century woodwork was replaced with the finest of quarter-sawn oak paneling. Western and Edith Starr purchased the farm in 1909 (S.F.D. 52/61) and subsequently sold it to Isaac W. Keenan in September 1917 (W.J.S. 73/353).

CHAIN OF TITLE

Westover Farm
S-50

I.T.P.

Mary L. Keenan

to

324/212

Mary L. Keenan
Richard M. Keenan

9/25/1980

212 acres Lot no. 3 on a plat made by
W. Ballard Miles Surveyor dated June 15,
1946. Plat Book B.L.B. 1/53 being the
subdivision of all that tract conveyed to
Issac W. Keenan from Western Starr and
wife 1917 W.J.S. 73/353

B.L.B. 136/542

Edgar A. Jones

to

8/19/1946

Harry and Mary Keenan

W.J.S.

73/353

Western Starr and Edith Starr

to

9/ /1917

Issac W. Keenan
\$27,125.00 Westover 531.27 Acres

6/1/1909

David R. Stoops and wife

to

S.F.D.

52/61

Western Starr

S.F.D. 47/565

Lulu Jackson Baldt

to

David R. Stoops

12/17/1907

\$20,000.00 Westover 532.27 Acres

O.T.B. 37/326-327 Frederick Baldt, Chester County
to
1/22/1904 Lula Jackson Baldt
698 A.

O.T.B. 34/299 Samuel S. Barnes and wife
to
12/17/1902 Frederick Baldt

O.T.B. 26/444 Frederick Baldt and Susan
to
8/15/1899 Samuel S. Barnes

H.F.L. 13/8 Frederick Baldt
to
5/25/1893 Susan Baldt

H.F.L. 5/124 Edmund B. Cook- State of New Jersey
Sarah D. Cook-
to

11/30/1886 Frederick Baldt, Chester County
\$25,000.00 Westover 703 A.

L.W. 13/99 Henry Page, Trustee
to
Edmund Cook

8/19/1871 Decree of Circuit Court passed 5/10/1869
L.W. 5/554
Cecil County Bank - Complainant
David Risley - Defendant
Sold to Edmund Cook for \$15,100.00
1050 Acres

L.W. 10/233 J.W. Crisfield, Trustee
to

2/5/1867 David Risley
1100 Acres

L.W. 3/107 Decree of Circuit Court
Case No. 277 John S. Purnell - Complainant
William W. Valk - Defendants

Stephen D. Coulbourn - Defendants
Wm. S. Walker "
\$17,100 "Westover"

L.W. 6/729

Joseph Risley

MORT

to

11/8/1360

David Risley Westover
which was sold to the said Joseph A.
Risley by John W. Crisfield

L.W. 5/521

John S. Purnell

to

3/31/1858
Mortgage

Wm. W. Valk
Westover Estate

W.P. 4/297

George C. Jenkins, by Trustee John W.
Crisfield

to

8/23/1849

John S. Purnell
1053 A. Westover
WP 2 Court of Equity 11/25/1847
Zipporah Duffield - Complainant
Ann W. Jenkins and Peter Dickerson -
Admin. of George Jenkins

It being the same tract conveyed by
John C. Wilson and wife to William Roach
and by the said William Roach to George C.
Jenkins 12/26/1836
1053 Acres \$15,100.00

G.H. 8/514

William Roach, Sr.

to

12/26/1836

George C. Jenkins
\$15,000.00

G.H. 6/283

John C. Wilson and Sally his wife

to

5/23/1832

William Roach
\$15,000.00 "all that tract of land called
and known by the name of 'Great Hope'
and 'Dear Purchase' or otherwise called
'Westover'"

Will Book
J.P. 4/174

John C. Wilson, Sr.

to

7/19/1830

John C. Wilson, Jr.
Henry Wilson

"Thirdly, I give and devise the whole residue of my estate to be equally divided between my two sons John and Henry and their heirs."

E.B. 17/105

Samuel Wilson

to

April 29/1790

John Wilson

-I give all my lands in Accomack County to my son John Wilson

-I give the plantation whereon I live called Great Hopes, except that small part, which runs from the new bridge to the North West Corner of the Academy land and so with the line of the same up to a pine by a ditch near the mill to my son John Wilson.

-I give that small part and both my mills on Back creek and all my lands on the south side of Back Creek Branch to my daughter Milcah Gale Wilson.

Will

E.B. 14/40

David Wilson

to

Nov. 12, 1750

son-Samuel

All my plantation lying and being on the north side of Back Creek being part of a tract called Double Purchase and it is my desire that Col. George Gale, Ephraim King, Richard Waters, and my son Ephraim should take charge of my son Samuel and his estate until he arrives to the age of one and twenty.

Deed Book
B/216

Ephraim Wilson

to

6/20/1758

Samuel Wilson, brother of Ephraim - part of a tract of land of Double Purchase lying on the north side of Back Creek which Randall Revell and Catharine conveyed to John West by the name of Great Hopes - and which Randall West son of said John West conveyed

to Ephraim Wilson.
(this is probably a confirmatory deed
from Ephraim to Samuel made at the moment
Samuel turned 21, which confirms Samuel's
ownership of land he inherited as a
minor from his father)

Will Book
E.B. 9/145

David Wilson

to

Jan. 5, 1732

Ephraim Wilson, Grandson

to Grandson Ephraim, all that plantation
and land belonging to it called "Great
Hopes" that I bought of Randall West
(165 acres)

S.H. 288

Randall West, Planter

to

8/27/1730

Ephraim Wilson, Gentleman
E150 - 165 acres of land lying on the
north side of Back Creek in Somerset
County aforesaid near the wading place
thereof it being called Double Purchase
which lyes between a piece of land called
Catherine's Content - it being land which
Randall Revell and Cathering his wife
conveyed formerly by the name of Great
Hopes unto John West, father of Randall
West.

L/530

Randall Revell

to

3/22/1699

John West
Mentions Great Hopes

1798 Tax Assessment - Manokin Hundred - Wilson John, (Curt?) Lands

1 dwelling house 34 by 28 brick two story 7 windows 8 feet 4 inches long 3 feet 4 inches wide 2 windows 3 feet 6 inches long 10 inches wide 1 window 6½ feet long 3 feet 4 inches wide 7 windows 5 feet 8 inches long 3 feet 4 inches wide not finished 1 barn 36 by 20 feet with 10 feet shead on each side, 1 quarter 36 by 24 feet 1 corn house 20 by 10 feet 1 corn house 12 by 9 feet 1 corn house 20 by 10 feet 1 corn house, 38 by 9 feet with a 10 foot shed on one side 1 quarter 24 by 1 feet 1 granary 30 by 24 feet one story and a half with 2 windows 4 feet long 2 feet wide 1 window 3 feet long 21 inches wide 1 barn 50 by 25 out of repair 1 dwelling house 26 by 20 feet wood 3 windows 3 feet long 2 feet wide 2 windows 2 feet long 22 inches wide - 1 dwelling house 14 by 12 feet wood one story 2 windows 4 feet 10 inches 2 feet 4 inches wide, 1 smoke house 10 feet square 1 milk house 8 by 6 feet old, 1 kitchen 30 by 18 feet out of repair 2 stables 12 feet square 1 quarter 20 by 18 feet out of repair - 1 wind mill land great hopes 1200 acres Dear Purchase 3200 a.

Valued \$62401

1798 Tax - John Wilson Esq.
Dwelling Houses - Manokin Hundred

Wilson, John Esq.

1 dwelling house 45 by 38 feet brick two story 8 windows 6½ feet long 3 feet wide 12 windows 5 feet 8 inches long 2 feet 4 inches wide 4 windows 5 feet 8 inches long 2 feet 4 inches wide in good repair 1 kitchen 26 by 24 feet two story brick 6 windows 4 feet 3 inches long 2 feet 4 inches wide 6 windows 3 feet 4 inches long 2 feet wide Colonade 20 feet long 10 feet wide 4 windows 4 feet long 3 feet wide 1 smoke house 15 feet square 1 milk house 18 by 14 feet old 1 stable 34 by 26 feet 2 windows 4 feet long 2 feet wide 3 windows 2 feet square 1 turkey house 14 by 12 feet 1 carige house 30 by 24 feet 1 lumber house 20 by 16 feet - all in good repair -

Valued \$2,000.00

1783 TAX ASSESSMENT

DISTRICT- Manokin

Name- Samuel Wilson

Tract Names and Acreage- Great Hope 700 acres, Killmain (?), 150 acres; Wilson's Purchase, 609A(Resurvey)

Improvements-

Brick dwelling house two story high kitchen good other improvements sorry

Situation- Back Creek

Soil Condition- Red Clay

Quantity of Arable Land- 300

Quantity of Woodland- 550

Meadow-

Value of Lands- £ 1800..0..0

Males and Females under 3 yrs. of age- 8 Value- £ 40

Males and Females 8 to 14- 3 Value- £ 75

Males from 14 to 45- 5 Value- £ 350

Females from 14 to 36- 10 Value- £ 600

Males above 45 and Females above 36- 5, 3 infirm Value- £ 90

Plate-Ounces 359 Value- £ 149..11..8

Horses- 15 Black Cattle- 24 Value- £ 186..0..0

Value of other Property- 240..8..4

Total Amount- £ 3531..0..0

Assessment Thereon- £ 44..2..9

White Inhabitants- Males 2 Females- 2

1783 TAX ASSESSMENT

DISTRICT- MANOKIN

Name- SAMUEL WILSON

Tract Names and Acreage- GREAT HOPE, 700 ACRES; KILLMAIN (?), 150 ACRES; WILSON'S PURCHASE, 609 (RESERVE)

Improvements- BRICK DWELLING HOUSE TWO STORY HIGH KITCHEN GOOD OTHER IMPROVEMENTS SCARCE

Situation- BACK CREEK

Soil Condition- RED CLAY

Quantity of Arable Land- 300

Quantity of Woodland- 550

Meadow-

Value of Lands- £ 1800..0..0

Males and Females under 3 yrs. of age- 8 Value- £ 40

Males and Females 8 to 14- 3 Value- £ 75

Males from 14 to 45- 5 Value- £ 350

Females from 14 to 36- 10 Value- £ 600

Males above 45 and Females above 36- 5, 3 INFIRM Value- £ 90

Plate-Ounces 359 Value- £ 149..11..0

Horses- 15 Black Cattle- 24 Value- £ 186..0..0

Value of other Property- 240..8..4

Total Amount- £ 3531..0..0

Assessment Thereon- £ 44..2..9

White Inhabitants- Males 2 Females- 2

S-50
Westover Farm
Near Westover
Private

c. 1750-1760

"Westover Farm," consisting of tracts known as "Great Hopes" and "Dear Purchase" contains the altered, but nevertheless significant, mid 18th-century plantation house of Samuel Wilson, one of the most influential 18th-century residents of Somerset County. The two-story, five-bay center hall house was erected on Back Creek with an ambitious plan and careful attention to detail. A generous center passage with stair divides the four-room first floor. The exterior was distinguished with the best traditions of 18th-century brick craftsmanship. Similar to neighboring "Arlington" (S-51), built by Samuel's older brother, Ephraim, the walls were raised with expensive glazed header Flemish bond brick with rubbed brick arches over the doors and windows.

Despite the architectural significance of the house, it was used during the second half of the 19th century as a tenant house, and accordingly, it was not given proper care. By the last decade of the 19th century the house was evidently in such poor repair that Frederick Balt of Chester County, Pennsylvania, remodeled the old brick house by adding a thick layer of stucco and completely refitting the interior with quarter-sawn oak woodwork. Since that time, the house has received few alterations. A significant collection of above-ground burial vaults stand behind the house.

Even though the dwelling has been significantly altered, the history of the property is extremely important in understanding the immediate area.

In his will of January 5, 1732, Ephraim Wilson (1664-1733) bequeathed to his son, Ephraim, a 165-acre tract known as "Great Hopes," which Randall West has conveyed to Ephraim Wilson in August of 1730 (SH/288). Grandson Ephraim also inherited title in 1750 to "Wilson's Lott" from his father, David Wilson (1704-1750), who had purchased and resurveyed the tract by 1734. Since grandson, Ephraim owned "Wilson's Lott" on the south side of Back Creek, Ephraim transferred ownership of "Great Hopes" to his brother, Samuel in June of 1758 (B/216). Although Samuel was a minor at the time of his father's death in 1750, his name is found on land transfers as early as 1742 (X/162). Samuel's father, David Wilson specifically states in his will of 1750 that, "Colonel George Gale, Ephraim King, Richard Waters, and my son Ephraim should take charge of my son Samuel and his estate until he arrives to the age of one and twenty." (Will Book EB 17/105). Throughout the following half-century, Samuel Wilson amassed a tremendous agricultural and minor industrial complex in and around Back Creek. In addition, he is well-known as one of the key figures in locating as early as 1767 the first Washington Academy on his own land on the north side of Back Creek.

Samuel Wilson's tax assessment of 1783 mentions, "a brick dwelling house, two storey high and kitchen, good; other improvements sorry." The value of his "Great Hope" plantation house

was set at £ 1800, while his total worth was established at a tremendous £ 3531. Seven years later, Samuel Wilson's will was entered in the Somerset will books (EB 17/105), which bequeathed most of his property to his son, John Custis Wilson,

"I give the plantation whereon I live called Great Hopes, except the small part which runs from the new bridge to the northwest corner of the academy land and so with the line of the same up to a pine by a ditch near the mill to my son John!"

Eight years later, the Federal Direct Tax Assessment described "Great Hope" once more, then containing 1200 acres, along with "Dear Purchase" containing 3200 acres. John Wilson's dwelling plantation was described as,

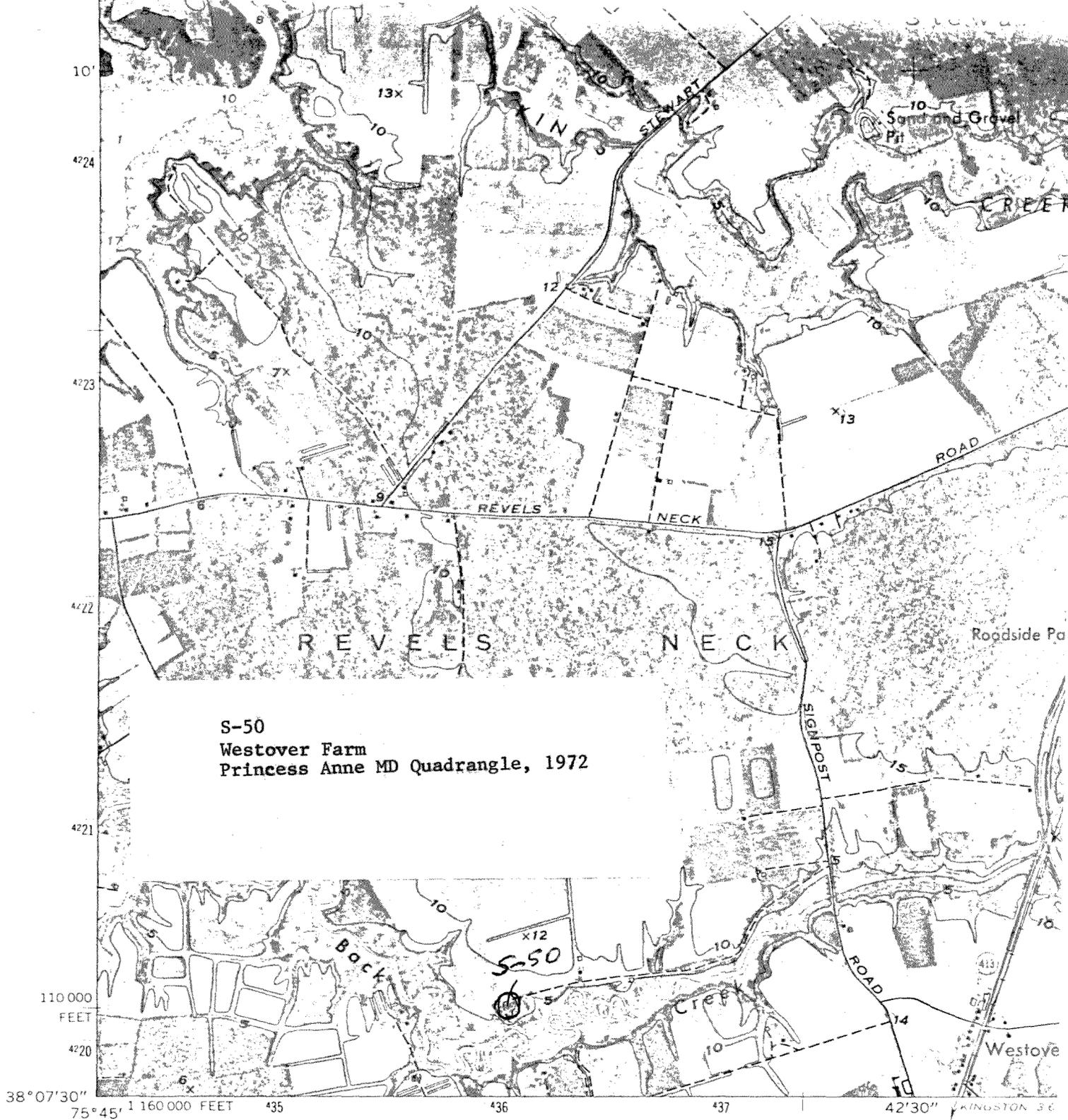
1 Dwelling 45 feet by 38 feet brick, two story, 1 kitchen 26 by 24 feet two story brick, colonade 20 feet long 10 feet wide, 1 smoke house 15 feet square, 1 milk house 18 by 14 feet, 1 stable 34 by 26 feet, 1 turkey house 14 by 12 feet, 1 carriage (sic) house 30 by 24 feet, 1 lumber house 20 by 16 feet, all in good repair.

John Custis Wilson and his wife Peggy Wilson (daughter of Samuel's brother, Ephraim) lived on "Great Hopes" plantation until their deaths in the early 1830s. John devised his property to his two sons; John Jr. and Henry P.C. Wilson. To his daughter, Sally, and her children; "the children of my son Edward and their heirs shall hold and enjoy the estate called and known by the name of "Clifton."

After John Wilson's death, family ownership of "Great Hopes" and "Dear Purchase," otherwise known as "Westover," did not last much longer. John C. Wilson, Jr. and his wife, Sally, sold the plantation on May 23, 1832 to William Roach for \$15,000. (GH 6/283).

William Roach turned around and sold the property four years later for the same price to George C. Jenkins (GH 8/514), who held onto the property for the following thirteen years. From 1849 to 1886, "Westover" was transferred three times, two of those transfers were settled in Somerset County Circuit Court. In November of 1886, Frederick Baldt bought the estate from Edmund B. and Sarah Cook (H.F.L. 5/124). It was during Baldt's twenty-one year ownership that the house was thoroughly reworked. The current owners' family purchased the farm in September of 1917 (WJS 73/353).

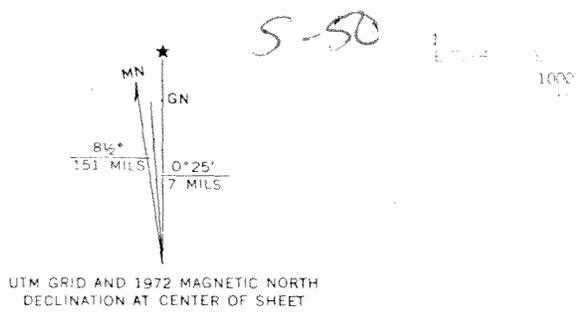
1. STATE		HISTORIC AMERICAN BUILDINGS SURVEY INVENTORY	
COUNTY Somerset TOWN Westover VICINITY STREET NO.		2. NAME Westover Farm S-50	
ORIGINAL OWNER Judge Samuel Wilson ORIGINAL USE Dwelling PRESENT OWNER Mr. Harry Keenan PRESENT USE Dwelling WALL CONSTRUCTION Flemish Bond Brick NO. OF STORIES 2½ Stuccoed over		DATE OR PERIOD 1720 STYLE Colonial ARCHITECT BUILDER	
4. NOTABLE FEATURES, HISTORICAL SIGNIFICANCE AND DESCRIPTION		3. FOR LIBRARY OF CONGRESS USE	
		OPEN TO PUBLIC No	
<p>Westover today is the sadly altered remains of what may have been the largest manor house in all of Somerset County. The house is 2½ stories high with an A-roof. It is 5 bays wide and 4 bays deep, with a large chimney built into the wall at each end of the house. The house was stuccoed over in Victorian times. Where the stucco has fallen, a Flemish Bond pattern with all glazed headers appears. Over one window where the stucco has come off is visible a flat arch of rubbed brick. A belt course and a water table are also visible under the stucco although their details cannot be seen. The interior of the house was also renovated in Victorian trim. Only a few fragments of the original panelling remain in upstairs rooms. There are three Wilson tombs at the rear of the house and remains of what must have been a very large boxwood garden.</p> <p>An engraving in Harper's of 1879 shows the house as it was. On one side a brick arched colonnade led to a large 2½ storey Federal style pedimented wing which was actually larger than the main house. This wing had what was one of the most elaborate ballrooms in the state. Today only the main house remains in a sadly altered state. Something should be done to at least convince the owners to take the stucco from the house so that its fine brick work may again be visible. This house is exceptionally large for such an early date. Judge Samuel Wilson built it along with Arlington and Workington, two neighboring plantations, Today Arlington survives but Workington has burned. Westover is pictured on the Maryland State Silver Service for Somerset County.</p>			
5. PHYSICAL CONDITION OF STRUCTURE			
Endangered		Interior	Exterior
Altered.			
6. LOCATION MAP (Plan Optional)		7. PHOTOGRAPH	
			
8. PUBLISHED SOURCES (Author, Title, Pages) INTERVIEWS, RECORDS, PHOTOS, ETC.		9. NAME, ADDRESS AND TITLE OF RECORDER	
		Paul A. Brinkman	
		DATE OF RECORD 4/8/67	



S-50
 Westover Farm
 Princess Anne MD Quadrangle, 1972

Mapped, edited, and published by the Geological Survey
 Control by USGS and USC&GS
 Orthophotomap prepared from aerial photograph taken
 April 5, 1972. Topography by photogrammetric methods from
 aerial photographs taken 1972. Field checked 1972
 Supersedes Army Map Service map dated 1942
 Selected hydrographic data from USC&GS Chart 555 (1973)
 This information is not intended for navigational purposes
 Projection and 10,000-foot grid ticks: Maryland coordinate
 system (Lambert conformal conic)
 1000-meter Universal Transverse Mercator grid ticks,
 zone 18, shown in blue. 1927 North American datum
 Only landmark buildings in urban areas

(MARION)
 5860 III SE





Westover Farm

S-50

Near Westover, Somerset County

Documentary Photograph-

Collection of Keenan Family-c. 1900

Copied 2/84 Paul Touart

Neg./Md. Historical Trust



Westover Farm

S-50

Near Westover, Somerset County

West Elevation.

2/84 Paul Touart

Neg./Md. Historical Trust



Westover Farm
Near Westover, Somerset County
North Elevation
2/84 Paul Touart
Neg./Md. Historical Trust

S-~~50~~
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Westover Farm
Near Westover, Somerset County
East Elevation
2/84 Paul Touart
Neg./Md. Historical Trust

S-50





Westover Farm

S-50

Near Westover, Somerset County

Documentary Photograph-

Collection of Keenan Family-c. ~~1900~~ 1915

Copied 2/84 Paul Touart

Neg./Md. Historical Trust



Westover Farm
Near Westover, Somerset County
Southeast Elevation
2/84 Paul Touart
Neg./Md. Historical Trust

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Westover Farm
Near Westover, Somerset County
Cornice Detail
2/84 Paul Touart
Neg./Md. Historical Trust

S-50



Westover Farm
Near Westover, Somerset County
Staircase
2/84 Paul Touart
Neg./Md. Historical Trust

S-50



Westover Farm
Near Westover, Somerset County
Documentary-c. 1915-1920
Collection of Keenan Family
Neg./Md. Historical Trust

S-60
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Westover Farm
Near Westover, Somerset County
Documentary-c. 1915-1920
Collection of Keenan Family
Neg./Md. Historical Trust

S-50



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Westover Farm
Near Westover, Somerset County
Parlor Mantel
2/84 Paul Touart
Neg./Md. Historical Trust

S-~~68~~
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Westover Farm
Near Westover, Somerset County
Vaults-Wilson Family
2/84 Paul Touart
Neg./Md. Historical Trust

S-50



Westover Farm
Near Westover, Somerset County
Dining Room Mantel
2/84 Paul Touart
Neg./Md. Historical Trust

S-50



S-50

Westover Farm

Somerset