

T-254

c. 1772-1783

Amelia Welby House

St. Michaels

private

The Amelia Welby house could well be the oldest house to remain standing in St. Michaels. References on both the 1783 and 1798 tax assessments, as well as passages in town deeds support the early date of the structure as well. However, extensive renovation, completed in at least two periods, has covered or removed any clear signs of eighteenth-century construction.

Originally built with exposed brick gable ends and brick nogged frame walls, the Amelia Welby house was probably built for Philip Wetheral during the fourth quarter of the eighteenth century. Wetheral purchased the property from James Hewes, a blacksmith, in 1772 (20/236). Wetheral operated an active blacksmith shop as evidenced by a lengthy list of outstanding debts to the "smith's shop." Wetheral's inventory also lists two 90-ton schooners under construction. After Wetheral's death around 1774, the harbor-sited property was purchased by James Braddock (21/137), and later William Harrison, another blacksmith (22/171). Amelia Coppuck Welby is thought to have born in the house while her parents rented the property in 1819. Coppuck was a civil engineer/contractor who specialized in structures such as lighthouses. The family evidently stayed in St. Michaels only a few years before they moved to Easton.

Survey No. T-254

Magi No. 2102545204

DOE  yes  no

# Maryland Historical Trust State Historic Sites Inventory Form

## 1. Name (indicate preferred name)

historic Amelia Welby House

and/or common

## 2. Location

street & number 209 Mulberry Street  not for publication

city, town St. Michaels  vicinity of congressional district First

state Maryland county Talbot

## 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 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	<b>Public Acquisition</b>	<b>Accessible</b>	<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 Estate of Virginia M. Waters

street & number Mulberry Street telephone no.:

city, town St. Michaels state and zip code MD 21663

## 5. Location of Legal Description

courthouse, registry of deeds, etc. Clerk of Circuit Court liber

street & number Talbot County Courthouse folio

city, town Easton state MD

## 6. Representation in Existing Historical Surveys

title

date  federal  state  county  local

depository for survey records

city, town state

## 7. Description

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<b>Condition</b>		<b>Check one</b>	<b>Check one</b>	
<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.

### Amelia Welby House description

The Amelia Welby house stands on the north side of Mulberry Street near the intersection of Water Street in St. Michaels, Talbot County, Maryland. The story-and-a-half house faces south.

Despite a uniform layer of exterior weatherboards, this story-and-a-half, three-bay house is constructed with brick walls that were later covered by exterior siding. The foot thickness of the walls and descriptions of the brick within the walls documents the masonry construction. A steeply pitched wood shingle roof has slightly extended eaves. Extending to the rear is a modern story-and-a-half frame service wing.

The south (main) facade is a symmetrical elevation with a center entrance and flanking six over six sash windows. The sidelighted door is topped by divided transom and covered by a gabled single-bay stoop. The adjacent windows are flanked by louvered shutters. Marking the south roof slope are three evenly spaced six over six sash dormers.

The east and west gable ends are essentially alike with interior end chimneys and weatherboard siding. A single six over six sash pierces the east end.

The north (rear) side of the house is largely covered by a modern story-and-a-half service wing.

The interior of the main house has been significantly remodeled in at least two periods. The original center hall plan has been modified with the removal of the west hall partition. The interior appears to date from the mid nineteenth century with a turned newel post, scrolled stepends, and bulls-eye corner block door surrounds.

Other than the stair and a few six-panel doors with ogee molded insets, the woodwork largely dates from the most recent renovation, c. 1970. Wainscoting,

mantels, and overmantels follow colonial designs.

The second floor has been redivided into smaller rooms and finished with modern materials. The attic crawl space is inaccessible.

# 8. Significance

Survey No. T-254

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: <input type="checkbox"/> A <input type="checkbox"/> B <input checked="" 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 checked="" type="checkbox"/> local	

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

The Amelia Welby is perhaps the oldest structure still standing in St. Michaels. References on both the 1783 and 1798 tax assessments, as well as passages in town deeds support the early date of the structure. However, extensive renovation, completed in at least two periods, has covered or removed any clear signs of eighteenth-century construction.



26 October 1985

AMELIA WELBY HOUSE

YEAR: 1968 VOL: 428 PAGE: 233  
FROM: Macon L Dechaene & Andre; Clunet R Lewis & PRICE: \$5  
Helen; John I Lewis & Dorothy; George H Lewis & Aylett O  
TO : Virginia Mason Waters  
NOTES: See copy of deed, attached.

YEAR: 1949 VOL: 283 PAGE: 555  
FROM: Charles F and Helen M Spencer PRICE: \$5  
TO : George and Sallie R Lewis  
NOTES: Same description.

Conveyed to Charles F and Helen M Spencer by Lucy P Baynard, widow,  
1927, 240/223.

YEAR: 1937 VOL: 240 PAGE: 223  
FROM: Lucy P Baynard, widow PRICE: \$5  
TO : Charles F and Helen M Spencer  
NOTES: Same description.

Conveyed by Anna B Seymour, widow to Lucy P Baynard, 1904, 143/217  
1937, 240/224 is a mortgage to County Trust Co. for \$1000.

YEAR: 1904 VOL: 143 PAGE: 217  
FROM: Anna B Seymour, widow PRICE: \$425  
TO : Lucy P Baynard  
NOTES: Same description, but neighbor is "Thomas H Kirby, formerly George E  
Haddaway's lot" George Caulk in the last deed is "formerly John D Foster".

Conveyed to William B Seymour dcd by John H Willen and Thomas D Willen,  
1881, 92/57. Adds, "being also that strip of land 4 feet wide along the west  
edge of Fairview added to the Willen lot by Anna B Seymour to Herbert S  
Carruthers, 1898, 131/61. Property came to Anna by will. 1882, 143/219 is a  
mortgage for \$300 to the St Michaels Savings Bank of Talbot County.

YEAR: 1898 VOL: 131 PAGE: 61

FROM: Anna B Seymour PRICE: \$4200

TO : Herbert S Carruthers, Boston, Mass.

NOTES: This is two parcels, "Fairview" (now Longfellow's) and the "Wharf Property". Cited here as it specifically exempts from the sale a strip 4 feet wide along the entire "Fairview" which is added to the Willen property. This would be of some importance if someone decided to look for the well which is mentioned in being on the boundary line with lot 14 (Longfellow's or "The Shipyard") in

YEAR: 1881 VOL: 92 PAGE: 57

FROM: John H and Alice V Willen PRICE: \$700

TO : William B Seymour

NOTES: Begins at post of George E Haddaway; run with Mulberry Street NE x N 54'6" to SW corner of lot formerly John D Foster, now Wm B Seymour; with Seymour N x W 191'3" to Church Cove; with the cove W 54'6" to NE corner of Haddaway; with Haddaway S 191'3" to beginning.

Conveyed to John H Willen and Thomas D Willen by H Clay Dodson, extr. of Solomon Plummer, dcd, 1873, 79/338.

1881, 92/58 is a mortgage to James M Clark for \$700. Security is this lot and "No. 14 Braddock's Square"

YEAR: 1873 VOL: 79 PAGE: 338.

FROM: H Clay Dodson, Extr of Solomon Plummer, dcd PRICE: \$1025

TO : John H Willen and Thomas D Willen

NOTES: Same description.

Conveyed to Plummer by James Valliant, admr of Rigby Valliant, 1859.

YEAR: 1859 -VOL: 68 PAGE: 360

FROM: James Valliant, admr of Rigby Valliant PRICE: \$325

TO : Solomon Plummer

NOTES: Begin at post of James D Mansfield; run with Mulberry Street E x N 54'6" to James M Seth; then N x W 60'3" on a line with lot of James P Blunt 131' to Church Cove; with cove, W 54'6" to James D Mansfield; with Mansfield 191'3" to beginning.

Same lot sold by Rigby Valliant to Thomas W Blades, 1855. Blades sold his right to James R Blunt for Solomon Plummer. (This doesn't make too much sense !)

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AMELIA WELBY HOUSE

PAGE THREE

26 Oct 85

YEAR: 1840 VOL: 55 PAGE: 130

FROM: A B Harrison by Power of Attorney from Littitia Barrow PRICE: \$400 and others.

TO : Rigby Valliant

NOTES: Sale is for lots 12 and 13. Deed says Littitia Barrow is sister of Alexander B Harrison.

The "others" are: Harriet Ann Thomas, Catharine M Mullikin, Edwin Barrow, Jonathan T Barrow, and Margery Barrow. The Barrows are stated as living in Fayette, Indiana.

Follows a break in the chain until 1790. This includes the period when William Coppuck lived in the house and when Amelia Welby was born, 1819. Coppuck was a civil-engineer-contractor, specializing in structures such as lighthouses. He took his family with him to the various jobs, renting whatever was available. They apparently stayed in St. Michaels only two years, then moved to Easton.

Robert Hay is listed as the owner of lot 13 on the Tax List of 1798, 1804, and 1817 (but he died in 1806!)

YEAR: 1790 VOL: 24 PAGE: 182

FROM: Robert Rolle PRICE: p131 10s sp

TO : Robert Hay

NOTES: Lots numbers 12 and 13. "part of Janes Progress and part of Beach". This is interesting, in that it would locate the line between Janes Progress and Beach as being between the two lots. I had previously thought that the line ran down Water Street and the line between 12 and 13 is about 55 feet west. Lot 14 (the "shipyard") is referred-to as being part of Beach.

There is no record of transfer of the property before 1840. By his will, Hay left his property to his wife and at her death it was to go to a nephew in County Downe, Ireland! Robert Hay died in 1806 and the widow married Col. Perry Spencer in 1808. She died in 1824. No will on record.

YEAR: 1785 VOL: 23 PAGE: 89

FROM: William Harrison (of Joseph) PRICE: p200 sp

TO : Robert Rolle

NOTES: Two lots, numbers 12 and 13. "containing one acre more or less"! Considering the sale was made for hard money, this is a high price.

The deed was made 7 December 1785. (See 23/116, following)

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YEAR: 1786 VOL: 23 PAGE: 116  
FROM: James Wignal (for Gildart & Gawith) PRICE: p275 sp  
TO : William Harrison

NOTES: The deed was made on 7 December 1785 but not recorded until 1786. It runs through the Braddock story, adding that Wignal had a mortgage (how much ?) He now sells all interest in all land to Harrison. Although not stated, it was all the land not sold back to John Thompson, presumably the land Harrison had sold to Wignal 1784, 22/171. Mentions that the land involved includes Janes Progress, Bentley Hay, and The Beach. No records have been found for any purchases of land by William Harrison before 1786 other than lots 13 and 15.

YEAR: 1784 VOL: 22 PAGE: 171  
FROM: William Harrison PRICE: p275 sp  
TO : James Wignal (for Gildart & Gawith)

NOTES: The deed explains the Braddock purchases, stating that Braddock was "in arrears" with Gildart & Gawith. Harrison sells all land to Wignal "as far as a street distinguished on the plat of St Michaels" and also "two lots with a brick house on one of them". The street is stated to be Chestnut Street as far as the line of the property Philip Wetheral bought from John Wales. This is the southern boundary of St Michaels on the survey of 1804. It may have been included on Braddock's original plat of his town, now lost; however, Braddock never sold any lots on the south side of Chestnut Street and there does not seem to be any record of William Harrison ever buying any land from Braddock other than lot 12 (1781,21/232) and lot 15 from John Thompson (1784,21/449).

YEAR: 1784 VOL: 21 PAGE: 445  
FROM: Perry Spencer (Shipwright) PRICE: p63 sp  
TO : William Harrison (Blacksmith)

NOTES: Lot number 13. Begin at the SE corner of lot number 12; run with Mulberry Street, 60' to number 14; with number 14 to Church Cove; with the cove to number 12; with 12 to beginning. one-half acre more or less.

YEAR: 1780 VOL: 21 PAGE: 137  
FROM: James Braddock PRICE: p1250  
TO : Perry Spencer (Ship Carpenter)

NOTES: Lot number 13. Begins at post at E corner of number 12 on Mulberry Street run N 66.15 E with Mulberry, 60'; then N 23.45 W to Church Cove; up the cove to lot number 12; then S 23.45 E to beginning. 1/2 acre.

This house is probably that of Philip Wetheral who owned the land prior to James Braddock. Wetheral had bought the property from James Hewes, a blacksmith, in 1772 (20/236). Wetheral was operating a very active blacksmith shop as evidenced by a lengthy list of people owing money to the "smith's shop" made after his death. His inventory shows two 90 ton schooners under construction.

Lot 14, known as "The Shipyard" is mentioned in 1784, 21/413 James Wignal to John Thompson and is so marked on the plat of 1804. The lots were drawn by James Braddock when he planned the town, probably 1777-1778 but lot 14 was never sold by him. Braddock's inventory lists "the frame of a large boat" and "timber in the yard". It also lists a "much worn" schooner called the "Flying Fish". These two craft could have been the two vessels Wetheral had under construction. (It may be a coincidence, but a schooner "Flying Fish" was a supply boat for our side in the 1782 Battle of Kedges Straits!) (or Cager's, if you wish)

The only item mentioned in Braddock's will is "the blacksmith's tools".

I have not tried to put Braddock in the Welby House because he sold it to Perry Spencer in 1780. Of course, since he was single, he could have lived in it before and after the sale. as a tenant.

The entire area of St. Michaels utilized by Braddock for his "town" is within "Janes Progress" and "The Beach" and there do not appear to have been any other substantial houses on the property (except the Church). The two schooners of Wetheral's are good sized vessels and must have had a sizeable crew working on them. They had to live somewhere, as did the blacksmith and the miller for the windmill which was located on Braddock's lot 52 and which was probably there in 1774. All of Braddock's lots (except 14 and Mill Point) were laid out with a ruler and there does not seem to have been any digression for existing houses.

Without documentary proof the problem of what structures were on the site of St Michaels is pretty much open to speculation. There was a church; there was a blacksmith shop; Philip Wetheral had a dwelling house...and that's about it. A deed to lot 52 (Water Street near Mulberry) mentions "where a windmill once was", but I believe that was 1806 and that is a ways from 1774. Braddock was single, was acting for a company, and presumably had no particular ties to St. Michaels, other than to make money. There is no reason why he could not have behaved like most developers and ignored what were probably log houses of the laboring types that he bought along with Wetheral's land.

John Thompson's 60 foot brick house, which apparently didn't make it much after it was sold in 1842; however, the sale ad said it was not in good condition but could be fixed up!

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AMELIA WELBY HOUSE

PAGE SIX

2 Nov 85

A note on the "Cottage" or Robert Lambdin House says to see the series on St Michaels tracts for the early history. I do not have a copy of that series.

If you want a complete chain with each house I will dig it out or do it over since it is the same for all of the original Braddock lots

With what I have in front of me it would be another three days before I could mail this stuff and I want to get at least this much on the way!

Page Five is what happens when you write off the top of your head. Some of it doesn't make good reading, but I did not use the word processor and did not want to take the time to type it over again.

The separates on the St Mikes paper have not arrived. Will send you one when they come in.

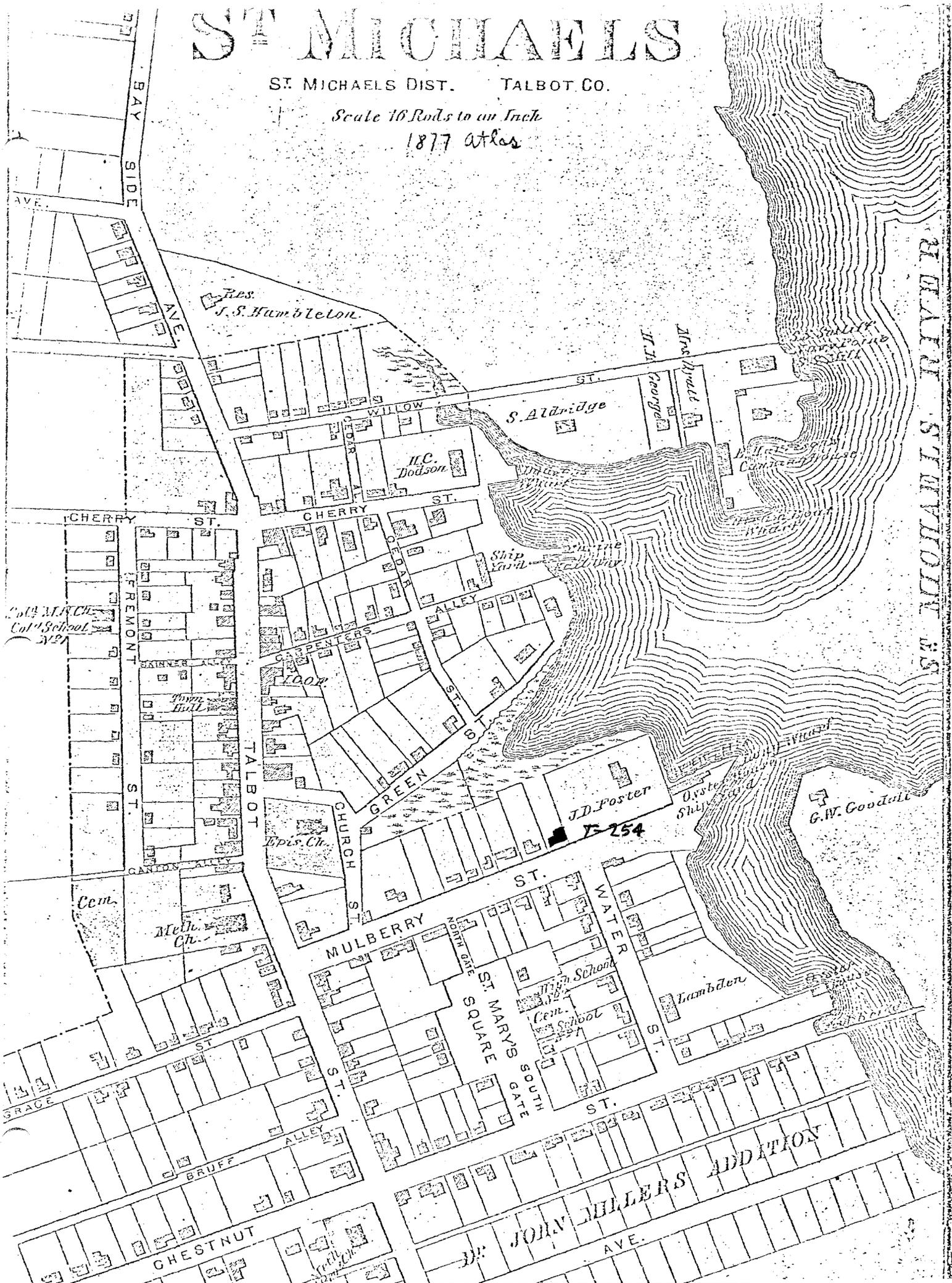
WGB

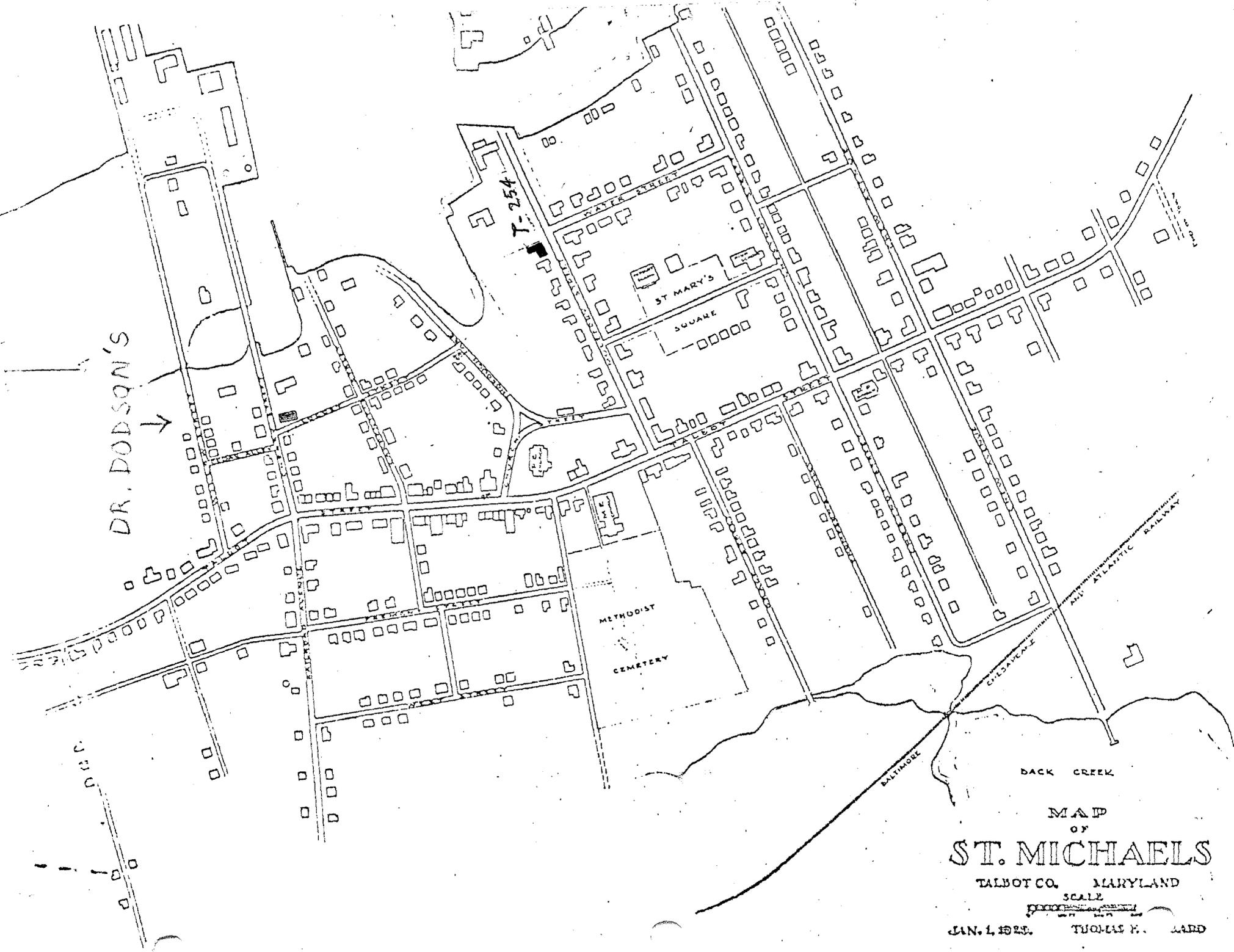
# ST MICHAELS

ST. MICHAELS DIST. TALBOT CO.

Scale 16 Rods to an Inch

1877 Atlas





DR. DODSON'S  
↓

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ST MARY'S  
SQUARE

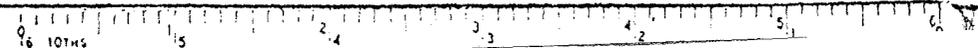
METHODIST  
CEMETERY

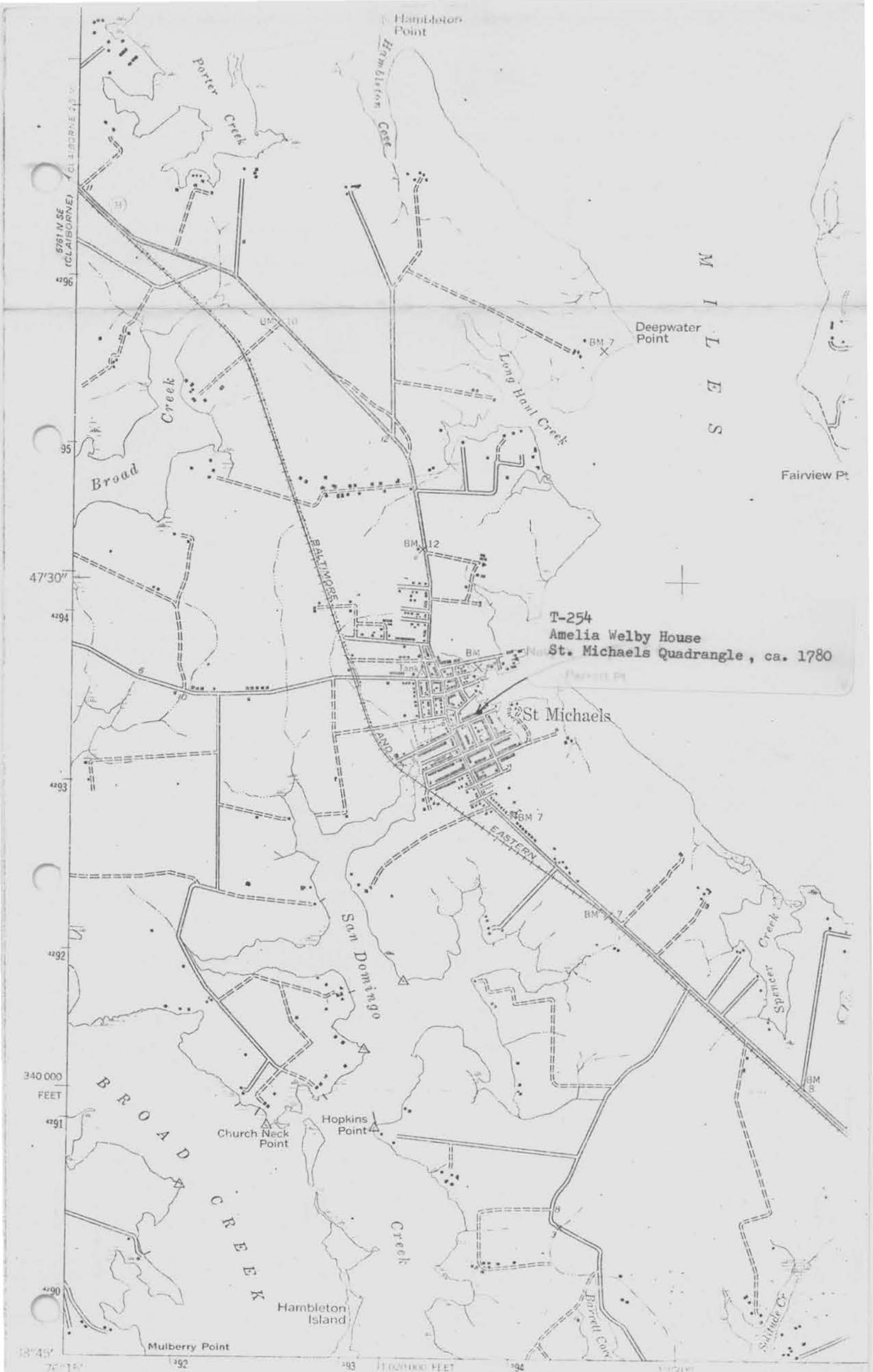
BACK CREEK

MAP  
OF  
**ST. MICHAELS**

TALBOT CO. MARYLAND  
SCALE

JAN. 1, 1893. THOMAS H. BARD





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 Amelia Welby House  
 St. Michaels Quadrangle, ca. 1780

340 000  
 FEET



AMELIA WELBY HOUSE

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St. Michaels, Talbot County, Maryland

Southwest Elevation

4/85, Paul Touart, Photographer

NEG/MD. Historical Trust



AMELIA WELBY HOUSE

T-254

St. Michaels, Talbot County, Maryland

Southeast Elevation

4/85, Paul Touart, Photographer

NEG/MD. Historical Trust



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Amelia Welby House

St. Michaels, MD

Photo by Wm. G. Bodenstein c. 1983



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Amelia Welby House

St. Michaels, MD

Photo by Wm. G. Bodenstein c. 1983



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Amelia Welby House

St. Michaels, MD

Photo by Wm. G. Bodenstein c. 1983



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