



# North Carolina Department of Cultural Resources

State Historic Preservation Office

David L. S. Brook, Administrator

James B. Hunt Jr., Governor  
Betty Ray McCain, Secretary

Division of Archives and History  
Jeffrey J. Crow, Director

June 9, 2000

## MEMORANDUM

TO: William D. Gilmore, P.E., Manager  
Project Development and Environmental Analysis Branch  
Division of Highways  
Department of Transportation

FROM: David Brook *for David Brook*  
Deputy State Historic Preservation Officer

SUBJECT: Widening of US 19E from SR 1336 to SR 1186 with a Proposed Extension from SR 1186 to NC 80, TIP No. R-2519A, ER 00-9416

Thank you for your letter of April 4, 2000, transmitting the survey report by Debbie Curtis Toole of The Jaeger Company concerning the above project.

For purposes of compliance with Section 106 of the National Historic Preservation Act, we concur that the following properties are eligible for the National Register of Historic Places under the criterion cited:

- 1) **Horton Hill Cemetery is eligible for listing in the National Register of Historic Places under Criterion A for ethnic heritage as it represents the establishment of African-American communities in the period following the Civil War in Yancey County.** The Cemetery is also eligible under Criterion Consideration D as it derives its primary significance from association with historic events, primarily the settlement of the area by an African-American community of which few other resources remain. We concur with the boundaries as noted in page 25 of the report.
- 2) **R.C. & Zora Hise House is eligible for listing in the National Register of Historic Places under Criterion C for Architecture as it embodies all of the distinctive characteristics on an early twentieth-century Craftsman bungalow in Yancey County.** We concur with the boundaries as noted on page 28 of the report.

	Location	Mailing Address	Telephone/Fax
ADMINISTRATION	507 N. Blount St., Raleigh NC	4617 Mail Service Center, Raleigh NC 27699-4617	(919) 733-4763 • 733-8653
ARCHAEOLOGY	421 N. Blount St., Raleigh NC	4619 Mail Service Center, Raleigh NC 27699-4619	(919) 733-7342 • 715-2671
RESTORATION	515 N. Blount St., Raleigh NC	4613 Mail Service Center, Raleigh NC 27699-4613	(919) 733-6547 • 715-4801
SURVEY & PLANNING	515 N. Blount St., Raleigh NC	4618 Mail Service Center, Raleigh NC 27699-4618	(919) 733-6545 • 715-4801

page 2

Micaville Historic District is eligible for listing in the National Register of Historic Places under Criterion A for Community Planning and Development and for Commerce. The district represents the establishment of Micaville in the late nineteenth century as a mining town and the town's subsequent growth and prosperity as a mining and lumbering center after the coming of the railroad in 1910-1911. The district is also eligible under Criterion C for Architecture as a collection of early to mid-twentieth century commercial and residential structures constructed during the town's most significant period of growth. We concur with the boundaries as noted on page 31 of the report.

The following properties were determined not eligible for listing in the National Register of Historic Places:

Higgins Farm at Riverside  
Everett Lee & Bessie Austin Ball House  
R.W. Wilson House  
Windom Store  
Laws-Hall House

The above comments are made pursuant to Section 106 of the National Historic Preservation Act and the Advisory Council on Historic Preservation's Regulations for Compliance with Section 106 codified at 36 CFR Part 800.

Thank you for your cooperation and consideration. If you have questions concerning the above comment, please contact Renee Gledhill-Earley, environmental review coordinator, at 919-733-4763.

DB:scb

cc: B. Church  
N. Graf

Bc: Brown/Montgomery  
Griffith/W. Office  
County  
RF



PHASE II INTENSIVE LEVEL HISTORIC RESOURCES SURVEY REPORT  
AND EVALUATIONS OF ELIGIBILITY

for

Widening of US 19E from SR 1336 to SR 1186  
with a Proposed Extension from SR 1186 to NC 80

Yancey County, North Carolina

TIP No. R-2519A  
State Project No. 6.909001T

Prepared by

The Jaeger Company  
119 Washington Street  
Gainesville, Georgia 30501  
770-534-0506

Prepared for

Planning and Environmental Branch  
North Carolina Department of Transportation  
P. O. Box 25201  
Raleigh, North Carolina 27611

March 2000



**PHASE II INTENSIVE LEVEL HISTORIC RESOURCES SURVEY REPORT  
AND EVALUATIONS OF ELIGIBILITY**

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March 2000

*Debbie Curtis Soole*

Principal Investigator  
The Jaeger Company

*3/24/2000*

Date

*Barbara Church*

Section Head, Historic Architectural Resources Section  
North Carolina Department of Transportation

*4/3/2000*

Date



## Management Summary

The North Carolina Department of Transportation (NCDOT) proposes to widen US 19E, from SR 1336 (Jack's Creek Road) at the Cane River to SR 1186 (Old US 19) west of Micaville, with a proposed extension from SR 1186 to NC 80, in Yancey County. The project's TIP Number is R-2519A, and the State Project Number is 6.909001T. The proposed project will widen US 19E from an existing two-lane shoulder section (three-lane section through Burnsville) to either a four-lane divided section with a 4.8-meter (16-foot) raised grassed median or a five-lane undivided section (4.8-meter center lane with a monolithic island).

A Phase II intensive level historic resources survey was conducted to determine the Area of Potential Effects (APE), and to identify and evaluate all structures over fifty years of age within the APE according to the National Register of Historic Places Criteria for Evaluation. In July and August 1999 surveys were conducted by automobile and on foot, covering 100% of the APE, to identify those properties over fifty years of age. Every property at least 50 years old was photographed, mapped, and evaluated. Those properties considered worthy of further analysis were intensively surveyed during the months of October and November 1999 and evaluated for National Register eligibility.

In addition to the fieldwork, Yancey County survey files were consulted in the State Historic Preservation Office (SHPO) in Asheville, as were the National Register of Historic Places and the North Carolina State Study List files. Investigators also conducted a thorough examination of deeds, tax records, and historic maps located in the Yancey County courthouse. Local research was done at the Yancey County Library.

The proposed project's APE was initially delineated by a NCDOT staff architectural historian in a preliminary Historic Architectural Resources Survey Report in July 1998. The APE was reviewed and refined during the Phase II intensive level survey. The APE extends along both sides of the existing US 19E corridor to include those areas that may be physically affected by the road widening as well as those areas that may be visually affected. The hilly topography of the area and natural boundaries such as creeks were often used to define the APE. The APE is shown on the *Area of Potential Effects/Historic Resources Survey Map* in Appendix A.

Seventy-one (71) properties located within the APE were identified in the initial field survey. Eight (8) properties considered worthy of further evaluation are evaluated in this report according to National Register Criteria. The remaining sixty-three (63) properties were determined not eligible for the National Register and not worthy of further evaluation in a consultation meeting between the SHPO and NCDOT on 3 September 1999. The ineligible properties are represented in this report with photographs and brief reasons for their ineligibility (See Appendix B).

There are no properties located within the APE that are listed in the National Register and none listed on the State Study List.

**Properties Listed in the National Register** Page  
None

**Properties Listed on the North Carolina State Study List**  
None

**Properties Considered Eligible for the National Register**

No. 9	Horton Hill Cemetery	23
No. 68	R. C. & Zora Hise House	26
No. 70	Micaville Historic District	29

**Properties Considered Not Eligible for the National Register**

No. 1	Higgins Farm at Riverside	32
No. 3	Everett Lee & Bessie Austin Ball House	35
No. 23	R. W. Wilson House	38
No. 48	Windom Store	41
No. 67	Laws-Hall House	43

**Properties Determined Not Eligible for the National Register and Not Worthy of Further Evaluation**

(See Appendix B.)

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## II. Introduction

This Phase II intensive level architectural survey was undertaken in conjunction with the proposed widening of US 19E in Yancey County, North Carolina. The TIP Number for the proposed project is R-2519A, and the State Project Number is 6.909001T. This survey was conducted for NCDOT by The Jaeger Company of Gainesville, Georgia, from July to November 1999. Debbie Curtis Toole, Architectural Historian, and Diana Miles, Preservation Planner, served as the principal investigators.

This survey was conducted and the report prepared in order to identify historic architectural resources located within the project's Area of Potential Effects (APE) as part of the environmental studies conducted by NCDOT and documented by a State Environmental Assessment (SEA). This report is prepared as a technical addendum to the SEA and as part of the documentation of compliance with the State Environmental Policy Act (SEPA). This report is on file at NCDOT and is available for review by the general public.

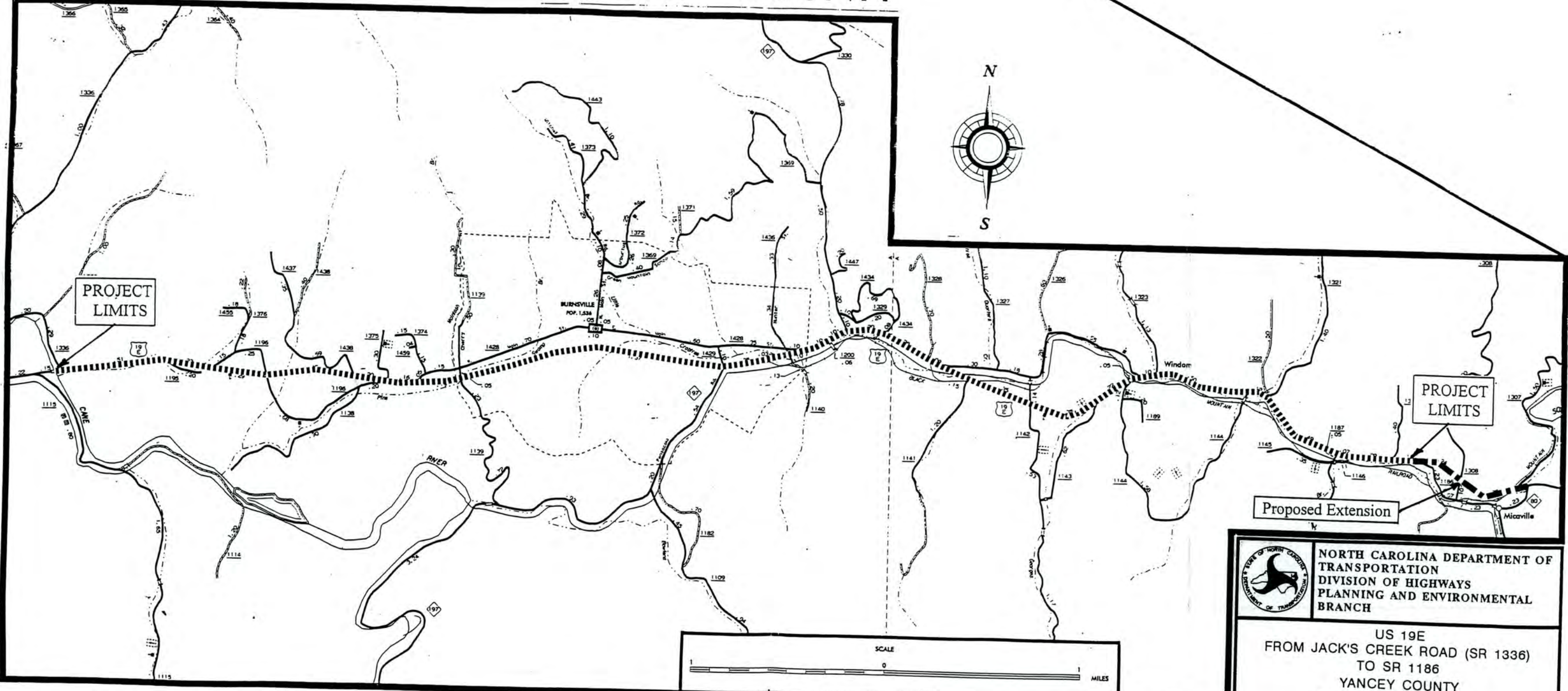
The proposed project consists of an approximately 12.9-kilometer (8-mile) stretch of US 19E from SR 1336 at the Cane River to SR 1186 west of Micaville, with a proposed extension from SR 1186 to NC 80, in Yancey County. The project location is shown on the *Project Location Map*. The project will widen US 19E from a two-lane shoulder section (three-lane section through Burnsville) to either a four-lane section with a 4.8-meter (16-foot) raised grassed median or a five-lane undivided section (4.8-meter center lane with a monolithic island).

The APE is defined as the geographical area, or areas, within which an undertaking may cause changes to the character or use of historic properties. This project's APE extends along both sides of the existing US 19E corridor to include those areas that may be physically affected by the road widening as well as those areas that may be visually affected. The hilly topography of the area and natural boundaries such as creeks were important factors in defining the APE. Within the city of Burnsville, nonhistoric development along US 19E confined the APE to the immediate sides of the corridor. The APE is shown on the *Area of Potential Effects/Historic Resources Survey Map* in Appendix A.





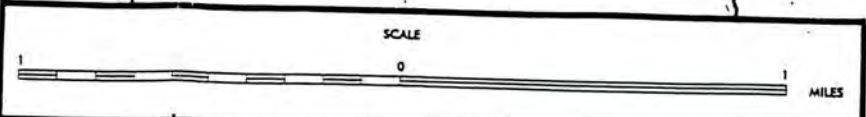
# YANCEY COUNTY




PROJECT LIMITS

PROJECT LIMITS

Proposed Extension



 NORTH CAROLINA DEPARTMENT OF  
TRANSPORTATION  
DIVISION OF HIGHWAYS  
PLANNING AND ENVIRONMENTAL  
BRANCH

US 19E  
FROM JACK'S CREEK ROAD (SR 1336)  
TO SR 1186  
YANCEY COUNTY  
TIP NUMBER R-2519 A



### III. Physical Environment

The proposed project area is located in Yancey County, in western North Carolina. The project area begins approximately 54.7 kilometers (34 miles) northeast of Asheville, at the intersection of US 19E and SR 1336 where US 19E crosses the Cane River, and extends through Burnsville east to SR 1186 just west of Micaville. The proposed extension continues eastward to NC 80 just east of Micaville. The project area is within the mountains physiographic region of western North Carolina. Yancey County is bordered by Buncombe and McDowell counties to the south, Madison County to the west, Mitchell County to the east, and the Tennessee state line to the north.

US 19E is a continuation of US 19 that extends east from US 19-23 and runs roughly east and west through a very mountainous region of western North Carolina. The topography consists of steep hillsides and narrow valleys. Rivers and numerous creeks run through the area. The main rivers are the Cane River and the Toe River, which flow north and join together to form the Nolichucky at the Yancey/Mitchell county line. Major creeks include the Little Crabtree Creek, which parallels much of US 19E and flows into the Toe River. Broad valleys around the main waterways provide flatter and more fertile land for settlement and cultivation.

Much of the area is rural and contains agricultural crop and pasture land along with large forested areas. The Pisgah National Forest is located both north and south of the project corridor. Mount Mitchell is located south of Micaville. Many of the steep hillsides are used for pasture land, while the flatter and more fertile valley areas contain cultivated fields and the small farmsteads typical of the area.

Two small cities and a number of rural crossroads communities are located in the project area. The city of Burnsville is in approximately the middle of the project area. The small community of Micaville is just south of US 19E at the junction of SR 1186 and NC 80, near the project's east end. The rural crossroads communities, or "traditional communities," along the US 19E route include Riverside and Windom.

The old route of US 19E is still visible in many locations along the existing road. The original route followed the topography of the hilly area and also went through downtown Burnsville and around the town square. The existing road constructed in the 1970s is a much straighter route than the original one. At Burnsville, the road bypasses the square to the south. During construction, the road bed was raised in some areas and carved out of hillsides in others to make the route as straight as possible.

Historically, this area looked much as it does today. Small farmsteads, fields, and outbuildings were scattered among the pasture land and forested areas. Small, dispersed communities developed, connecting these farmsteads and their families. During the early twentieth century, the area's farmers typically grew vegetables to feed their families, grain for their livestock, and tobacco as a cash crop. Some families made hooked rugs and sold them along the roadside to tourists and passersby as an extra source of income.

Many small farmsteads are still located along the route. Small farmhouses, barns, and cultivated fields dot the landscape. The main crops now being grown are burley tobacco and corn.

Development has increasingly occurred along the US 19E corridor over the last few decades, particularly in the vicinity of Burnsville. Both residential and commercial development has taken place in the area. Despite this development, however, the area retains much of its rural and agricultural environment.

#### IV. Methodology

The Phase II intensive level survey was conducted and this report prepared in accordance with the Secretary of the Interior's Standards and Guidelines for Archaeology and Historic Preservation (48 FR 44716); Section 106 of the National Historic Preservation Act of 1966, as amended (36 CFR Part 800), (36 CFR Part 60); and FHWA Technical Advisory T 6640.8A (Guidance for Preparing and Processing Environmental and Section 4f Documents). This survey followed the guidelines set forth in Phase II Survey Procedures for Historic Architectural Resources (NCDOT, 15 June 1994). In addition, this report conforms to the expanded requirements for architectural survey reports developed by NCDOT and the SHPO dated February 2, 1996.

The Phase II survey was conducted with the following goals: 1) to determine the APE, defined as the geographic area or areas within which a project may cause changes in the character or use of historic properties, if any such properties exist; 2) to identify all resources within the APE which may be potentially eligible for listing in the National Register; and 3) to evaluate these resources according to National Register criteria.

The survey methodology consisted of field surveys and historical background research of the project area. In July and August 1999 surveys were conducted by automobile and on foot, covering 100% of the APE. All structures over fifty years of age were photographed and keyed to a USGS quadrangle map. USGS maps showing the boundaries of the project APE and the location of surveyed resources are included in Appendix A.

After NCDOT and the SHPO concurred with the evaluation of ineligibility for sixty-three (63) of the seventy-one (71) surveyed resources, an intensive-level field survey of the remaining eight (8) resources identified as worthy of further evaluation was conducted. This field survey was carried out during the months of October and November 1999. Each resource was photographed, site plans were drawn, and proposed National Register boundaries were defined.

Research was conducted to trace the historical and architectural development of the project area. The survey and National Register files of the SHPO's western office in Asheville were examined to identify those properties listed in the National Register and on the State Study List. This review found no properties either listed in the National Register or on the Study List. The Yancey County Historic Resources Survey was reviewed for architectural background information. Recent books on North Carolina architectural history were also used to establish an architectural context for the area. These included *North Carolina Architecture* by Catherine Bishir; *A Guide to the Historic Architecture of Western North Carolina* by Bishir, Southern, and Martin; and *Architects and Builders in North Carolina, A History of the Practice of Building* by Bishir, Brown, Lounsbury, and Wood. Clay Griffith, architectural historian in the SHPO's western office, assisted in finding specific Yancey County resources to serve as examples in the contexts.



Historical research, using both primary and secondary sources, was conducted at local and regional repositories. Local histories, subject files, and historic maps were researched in the Yancey County Library. An interview was conducted with local historian Jim Priesmeyer, Director of the Yancey County History Association. A number of property owners in the project area were also interviewed for information about their properties and surrounding communities.

## V. Background Information and Historic Contexts

The US 19E corridor included in the project area runs east and west through Yancey County in western North Carolina. Yancey County lies in the state's mountains region northeast of Asheville and borders on the North Carolina-Tennessee state line. The project area is part of the Toe River Valley, containing the north and south forks of the Toe River. This fertile river valley provided land and water for settlement, crop cultivation, and livestock grazing. The Cane River Valley and numerous other smaller creeks also provided attractive areas for settlement.

Yancey County was formed in 1833. The small community of Burnsville became the county seat in 1834 and served as a trading center for the surrounding area. (Common Times: 10-11) The town of Micaville grew from the nearby mining industry established during the mid-nineteenth and early twentieth centuries. Numerous dispersed rural communities were also established throughout the area, including Bald Creek, Riverside, and Windom. These settlements, or "traditional communities," consisted of a number of families and their small farmsteads centered around community gathering places such as churches and stores. Saw mills, grist mills, and blacksmith shops were also important parts of these communities, providing needed products and services to area residents. (Common Times; Toe River Valley, vol. 2)

The area's white settlers were largely farmers who established small, self-sufficient farmsteads in the fertile river and creek valleys. Farmers grew corn as a staple crop to feed their families as well as their livestock. Wheat, rye, and oats were important grain crops, and hay, grasses, and clover were also grown. Livestock included sheep, cattle, and hogs. Yancey County was a significant area for cattle grazing. Well into the early twentieth century, cattle were driven to markets in Asheville where rail transportation was readily available. Orchards of fruit trees, particularly apples and peaches, were also planted, with apples becoming a large market crop. (Images of Yancey: 123-128)

Tobacco was grown early on in Yancey County, largely for home consumption. Flue-cured bright-leaf tobacco was grown during the late nineteenth century and marketed in Asheville. By the 1920s, however, area farmers were growing burley tobacco, and it became an important cash crop. (Images of Yancey: 127-128)

Most of the small farmsteads remaining in the area today still grow and cure burley tobacco. Numerous burley tobacco barns dot the landscape. While a few early twentieth-century barns remain, most now date from the 1940s and 1950s. Burley tobacco is air-cured in open barns, and these large barns were constructed to provide space for hanging the tobacco for curing.

A few small dairies operated in the county up until World War II, providing milk largely to their local areas. After World War II and the introduction of electricity to area farms, several larger dairies were established and remained in operation for a number of years. (Images of Yancey: 128) The Higgins Farm at Riverside on the Cane River at the west

end of the project area is an example of a post-World War II dairy with barns and milk house dating from the 1950s.

The mountainous region remained fairly isolated due to the lack of good roads until the late nineteenth century when the first railroads arrived. The railroads brought an influx of people and a boom in the area's growth and development that continued into the early twentieth century. The railroads allowed industries such as timbering and mining to develop, providing employment and economic growth for the area. Good roadways linking western North Carolina to the remainder of the state were not established until around the turn of the twentieth century. Even then, many roads remained in poor condition until the 1940s and 1950s. The original US 19 corridor was probably one of the better roads through the area during the early to mid-twentieth century.

The Black Mountain Railway was constructed along the Toe River near Micaville in 1910-1911. The line was extended to Burnsville and Pensacola (south of Micaville) by 1913. In 1955, the railway was sold and re-named the Yancey Railroad, operating until the mid-1980s. The line between Burnsville and Micaville roughly paralleled the US 19E corridor. Most of the tracks have now been removed but some of the line remains around Micaville. The Caney River Railway was chartered by the state in 1903 and ran to and from Bald Mountain (northwest of the Bald Creek community) until about 1912. (Toe River Valley, vol. 1)

Timbering was a large enterprise in the area during the late nineteenth and early twentieth centuries due to the extensive stands of spruce and hardwood in the county. Railroads carried the timber to area lumber mills and transported sawn lumber out to markets. This profitable industry flourished during the 1910s. Two of the major lumber companies in the area were the Carolina Spruce Company at Pensacola, south of Micaville, and the Brown Brothers Lumber Company at Eskota, east of Micaville near Spruce Pine. Timbering began to diminish in the area during the 1920s and 1930s as timber supplies dwindled. (Toe River Valley, vol. 1) A few small lumber operations remain in the area today.

The vast mineral wealth of Yancey County was mined in the eighteenth century by Native Americans as well as early settlers and continued throughout the nineteenth century. In particular, mica and feldspar mining became prosperous local industries, employing large numbers of people and significantly affecting the region's economic development. The town of Micaville grew up around these local mining industries, particularly the nearby mica mines, and served as the industries' trading center. In the 1870s, Yancey County contained eight mica mines, and by 1942, 60 to 75 mica mines were operating there. Mining operations on a much smaller scale continue in the area today. (Toe River Valley, vol. 1)

Traditional mountain crafts, such as weaving and pottery, practiced by the people of the area became products of income during the early twentieth century. Schools, such as the Penland School of Crafts near Spruce Pine east of Micaville, were established to keep these local craft traditions alive. Hooked rug making became an important cash industry



for many families in the area. A large and vital community of artists make their homes in Yancey and neighboring Mitchell counties today, continuing these craft traditions. Tourism also became an important regional industry associated with crafts and recreation opportunities in the area.

The African-American community in Yancey County has always been a relatively small percentage of the area's population. Due to the small scale of agricultural production in the mountains region, few farmers owned slaves. A number of slaves, however, did live in the Cane River area where several larger farms/plantations were located. After the Civil War, African-Americans in Yancey County established the community of Lincoln Park on the north side of Burnsville at least by the 1870s, and the area remains largely an African-American neighborhood today. The Horton Hill Cemetery on the western edge of Burnsville and on a ridge overlooking US 19E was established as a community burial ground during the 1870s and continues to be used today.

The portion of Yancey County within the project area has historically been comprised largely of family farmsteads grouped into rural crossroads communities. The small towns of Burnsville and Micaville served as commercial and governmental centers for the surrounding area. US 19E has been the main thoroughfare from Asheville to Burnsville since the late nineteenth century. The existing road bed was constructed during the 1970s, substantially straightening the earlier corridor that wound through the hilly region. Portions of the earlier road are still intact and used in many places within the project area.

The area retains its rural and small-town character despite growth that has taken place over the last few decades. Nonhistoric residential and commercial development has particularly infilled parts of the 19E corridor around Burnsville. Other houses and businesses have been constructed along the route as people have moved into the area.

The majority of historic resources remaining in the area today are associated with small family farmsteads. These include farmhouses, barns, and domestic outbuildings such as fruit storage houses, smokehouses, and springhouses. The city of Burnsville and the small town of Micaville also retain many of their historic built resources despite more recent growth associated with Burnsville.

Few early to mid-nineteenth century houses or other buildings remain in Yancey County. Many early houses were constructed of hewn logs and used the locally abundant river and creek stone for foundation piers and chimneys. Half-dovetail notching was the most prevalent in the mountains region. This style of notching can be seen on several outbuildings located in the project area.

Houses constructed in Yancey County during the nineteenth century were vernacular house types traditionally built throughout western North Carolina as well as other parts of the state and the southeast. These house types included the two-story, one-room-deep I-house; the one-story, one-room-deep central hallway plan; and the double pen with two equal-sized rooms. These houses generally had only a few stylistic details added to their vernacular forms, or no stylistic influence at all. The Laws-Hall House, constructed

sometime during the 1880s or 1890s, is an example of a one-story, one-room-deep, central hallway-plan house that was embellished with turned porch posts and a front gable covered with angled beaded-board siding.

The growth and prosperity of the late nineteenth century brought by the coming of the railroad and the beginning of the timber and mining industries is reflected in the larger houses constructed during this period. These houses were often I-houses with two-level front porches that produced impressive facades. Stylistic influence was shown with Victorian or Italianate details such as slender, turned posts, elaborately sawn balustrades, and bracketed cornices. Most of these I-houses have a formal, central hallway floor plan reflecting a more sophisticated social status. Several such houses remain in Yancey County along the US 19 corridor.

During the early twentieth century, the bungalow house type became the popular house form in the region. Many Craftsman-style bungalows were constructed during the 1920s and 1930s as farmhouses on the small family farms of the area as well as in the towns of Burnsville and Micaville. The traditional use of local stone as a building material continued into this period, reflecting the Arts and Crafts tradition of utilizing natural regional materials. Many farmhouses and in-town dwellings in Yancey County have foundations, chimneys, and porch piers made of stone from a nearby creek or river bed.

The majority of historic houses remaining in the project area today are 1920s and 1930s bungalows. Two examples are the Everett Lee and Bessie Austin Ball House in the Riverside community, and the R. C. and Zora Hise House in Micaville. The Ball House, constructed in 1923, is a frame, hipped-roof bungalow with paired wood porch posts that have creative wood-block "capitals." The 1930s Hise House is a front-gabled, brick-veneered bungalow with distinctively Craftsman front and side porches. Mail-order house plans, such as those available from Sears, were popular in the area during this time, and the Hise House may be an example.

Pebbledash, a rough-textured stucco, used in combination with half-timbering was a construction and finish method made popular in nearby Asheville during the early twentieth century. The Harris Clay Company Office and General Store in Micaville is an example of a local commercial building using this construction technique.

The historic landscape of the farmstead with farmhouse and domestic outbuildings surrounded by pasture land for livestock and cultivated fields for crops is the dominant landscape of Yancey County. Domestic outbuildings were located around the farmhouse in a domestic work zone where household chores were performed. Outbuildings included smokehouses, apple/potato/fruit storage houses, canning houses, springhouses, storage buildings, and privies. Late-nineteenth-century outbuildings were sometimes constructed of hewn logs, usually with half-dovetail notching. Many outbuildings were frame with weatherboard siding. Mid-twentieth-century outbuildings were often constructed of concrete block. Some collections of historic outbuildings remain in the project area, but many have been lost.

Farm outbuildings were located away from the farmhouse in a farmyard setting surrounded with areas of pasture land for livestock grazing. Large, frame livestock and tobacco barns were constructed on every farm. These were usually covered with weatherboard siding often placed at angles. Tobacco barns often had gambrel roofs that provided a large, open interior. Numerous barns remain within the project area.

### **Architectural Context: Craftsman Bungalows in Yancey County in the Early Twentieth Century**

In the early twentieth century in Western North Carolina, national architectural forms became increasingly popular. In residential architecture, these included such house types as the simple rectilinear or “foursquare” house and the bungalow. Traditional house forms continued to be built, particularly in rural areas, but nationally popular forms became more and more prevalent. A growing number of popular magazines and standardized building components enabled national trends to influence even the most modest architecture (Bishir 1990: 363-364; 416).

The new house types emphasized the virtues of simplicity, unpretentiousness, and efficiency. The bungalow was such a type. The name “bungalow” derived from the deep-roofed, informal cottage or *bangla* in India. While architects designed fine bungalows for wealthy clients in some parts of the country, the essential elements of the bungalow—a low-slung silhouette dominated by a broad roof, an open, informal plan incorporating a porch, and simple, geometricized detailing and use of natural materials—allowed its successful translation into simpler, mass-produced houses. By the 1910s, numerous bungalow magazines and mail-order firms were available to provide house plans to builders and homeowners across the state (Bishir 1990: 425-426).

Many bungalows constructed in North Carolina were precut manufactured houses sent to the buyer by rail for on-site assembly. Companies that manufactured these ready-to-assemble houses included North American Construction Company of Bay City, Michigan, which manufactured Aladdin Read-Cut houses, and Sears, Roebuck and Company, with their “honor-built” houses (Bishir 1990: 427).

Bungalows were widely accepted in rural Yancey County during the early twentieth century and continued to be built into the late 1930s. The houses could be cheaply and easily built and ranged in size and elaboration to accommodate all economic levels. Farmers in rural areas of Western North Carolina, where hall-parlor plan and one- or two-room log dwellings were still in use in the early twentieth century, easily accepted and welcomed the simplicity, unpretentious coziness, and modernity of the bungalow.

The “true” bungalow was one story tall and usually had one or more wide, front-facing gables that integrated the porch and house. Some bungalows were enlarged slightly to include a half upper story that provided more usable interior space. Detailing was most often Craftsman-style in origin, with an emphasis on structural components and natural materials, but other stylistic influences were sometimes found. Typical Craftsman details included heavy tapered porch posts atop masonry piers, angular eave brackets, and



exposed rafter ends. The regional use of natural materials was an important Craftsman concept realized in the use of local stone for foundations, chimneys, and piers, and in the use of the area's abundant timber (Bishir 1990: 426-427).

The Craftsman style was inspired primarily by the work of California architects Charles Sumner Greene and Henry Mather Greene, who practiced from 1893 to 1914. About 1903, they began to design simple Craftsman-type bungalows, and by 1909, they had designed and executed several landmark examples. The English Arts and Crafts movement, an interest in oriental wooden architecture, and their early training in the manual arts all appear to have influenced the Greenes in their Craftsman-style designs (McAlester 1985: 453-454).

In Western North Carolina, particularly in Asheville and surrounding areas, a sense of a regional architecture had developed by the early twentieth century. This regional building showed a preference for picturesque, romantic, and rustic designs as well as the use of natural materials, all influenced by the Arts and Crafts movement. A variety of English-inspired cottages and Elizabethan manor houses constructed with half-timbering, pebbledash (a local exterior wall treatment of rough-textured stucco), and stone; rustic Adirondack-style houses of log and native stone; and numerous Craftsman-style bungalows and larger houses, were all built. The rusticism of this movement was similar to the indigenous building traditions of Western North Carolina, repeating elements of the familiar log structures and fieldstone chimneys that many local residents were still building (Bishir 1999: 59-50).

The Craftsman bungalow was built in rural Yancey County from the 1910s through the 1930s. Many of the farmers of the rural agricultural areas of Yancey built Craftsman bungalows for their farmhouses during the 1910s, 1920s, and 1930s. Some of these small-scale farmers built on land bought or given by their families who had lived in the area many years. These farmers were coming of age and beginning their own self-sufficient farms during the early twentieth century. They replaced the use of traditional house forms with the modern bungalow.

These Yancey County bungalow farmhouses were generally one-story, frame structures with low-slung silhouettes dominated by broad, multi-gabled roofs; porches integral to the house; an open, informal plan; and natural materials such as stone or brick foundations, porch piers, and chimneys. Most were covered with weatherboard siding, while a few examples from the 1920s and 1930s were brick-veneered. The large majority of these bungalows included elements of the Craftsman style such as heavy tapered porch posts atop masonry piers, angular eave brackets, exposed rafter ends, and the regional use of local and natural materials such as wood and stone that was both Arts and Crafts-inspired and a continuation of local building traditions.

Representative examples of the types of early-twentieth-century Craftsman bungalows constructed in Yancey County include the Jarrett House (1918) in Burnsville; and the Frank Bowditch House (1935) on Highway 80S.



These houses exhibit the characteristics of Craftsman bungalows constructed in Yancey County in the early twentieth century. These characteristics include a one-story, low-profile silhouette dominated by a broad, multi-gabled (sometimes hipped) roof; integral porch; foundation, porch piers, chimneys, and other features constructed of regional, natural materials such as stone; distinctive Craftsman details such as heavy tapered posts, eave brackets, and exposed rafter ends; and an open, informal plan.

The Jarrett House, a Sears mail-order house, has a wood-shingled exterior, multi-gabled roof, and distinctive front and side porches with exposed tie beams and plates carried by quartets of stocky posts on heavy brick piers. The Frank Bowditch House is a simpler front-gabled bungalow with a round-stone exterior and partial facade integral porch. Both houses have Craftsman-style detailing such as porch posts on heavy stone piers, eave brackets, and open eaves with exposed rafter ends.

A fairly large number of Craftsman bungalows remain in Yancey County. However, many of them have been or are being altered so that relatively few remain completely intact.

Within the APE, two early twentieth-century Craftsman bungalows are located along the US 19E corridor. These houses are one-story, frame structures (one is brick-veneered) of the essential bungalow form elaborated with Craftsman-style details.

The Everett Lee and Bessie Austin Ball House (No. 3) was constructed in 1923 by local farmer and sawyer Everett Lee Ball. Ball was typical of area farmers who maintained a small-scale, self-sufficient family farm. He also owned and operated a portable saw mill in the county. The Ball House is a hipped-roof, frame bungalow with partially integral wraparound porch, informal plan, and distinctive paired porch posts with block "capitals." It is similar in form and details to the Jarrett House, although its roof is hipped rather than gabled, and its details are simpler. The house, however, has been altered with the enclosure of the side porch, changes to its original foundation material, and the attachment of an outbuilding to its rear facade. Due to these alterations to significant elements of the house and the resulting loss of architectural integrity, the Ball House is recommended ineligible for the National Register under Criterion C for architecture.

The R. C. and Zora Hise House (No. 68) is a front-gabled, frame bungalow with a brick-veneer exterior. Constructed during the 1930s by R. C. Hise and his wife Zora as their home, the house has a low-profile form covered with a front-gabled roof, an integral full-facade porch supported with tapered wood posts atop square brick piers, a gabled side porch with similar details, gable ends covered with wood shingles, and open eaves with exposed rafters and angular eave brackets. The house is very similar to the Jarrett House in its form and many of its details, although it is a slightly simpler design. The Hise House has the same placement of front and side porches, similar porch details, and the same curved steps leading from the front porch. As it embodies the distinctive characteristics of the Craftsman bungalow and retains its architectural integrity, the Hise House is recommended eligible for the National Register under Criterion C for architecture.

## Guidelines for Evaluating the Eligibility of Craftsman Bungalows in Yancey County in the Early Twentieth Century

To be recommended as eligible for the National Register under Criterion C for architecture, an early twentieth-century Craftsman bungalow in Yancey County must meet the following Criterion C requirement: “embody distinctive characteristics of a type, period, or method of construction.” A property must clearly contain enough of the distinctive characteristics of the Craftsman bungalow house type in Yancey County to be considered a good representative of this type.

The distinctive characteristics of an early twentieth-century Craftsman bungalow in Yancey County are

- (1) one-story, low-profile silhouette dominated by a broad, multi-gabled (sometimes hipped) roof;
- (2) integral porch;
- (3) foundation, porch piers, chimneys, and other features constructed of regional, natural materials such as stone;
- (4) distinctive Craftsman details such as heavy tapered posts, eave brackets, and exposed rafter ends; and
- (5) an open, informal plan.

In addition, a property must retain sufficient integrity of location, design, setting, materials, workmanship, feeling, and association. An eligible house must have enough integrity to clearly illustrate the type’s original form, key decorative elements, original materials, and interior plan.

## **Ethnic Heritage Context: African-American Historic Resources in Yancey County**

The African-American community in Yancey County has always been a relatively small percentage of the area's population, but their presence . Due to the small scale of agricultural production in the mountains region, few farmers owned slaves. A number of slaves, however, did live in the Cane River area on Banks Creek where several larger farms/plantations were located. Much of Yancey County's stake in slavery lay in the fact that the state's eastern cotton plantations purchased Yancey's livestock and grain for their slaves (Images of Yancey: 155). According to local historian Jim Priesmeyer, 1860 census records document approximately 400 slaves in Yancey County, which then included what would later become Mitchell County. The majority of slaves, however, were probably residents of the portion of the county that is now Yancey, as this was where the larger farms of the broad river valleys were located and the pro-Union area that became Mitchell was against Southern secession (Priesmeyer; Common Times: 26).

After the Civil War, African-Americans in Yancey County largely banded together for community and protection. By the 1870s, they had established the community of Lincoln Park on the north side of Burnsville. Here they built homes, churches, and community stores to serve their residents. Griffith Chapel AME Zion Church was established in Lincoln Park in 1898 and was named for the Rev. Saul Griffith (1856-1933), a well-known and respected preacher in the county. A Baptist church also served the Lincoln Park community, but neither historic church building remains today. Griffith Chapel was replaced with a modern building in 1973 (Priesmeyer; Young).

Horton Hill Cemetery on the western edge of Burnsville and on a ridge overlooking US 19E was established during the 1870s as a local African-American community burial ground. According to Lincoln Park resident Charles Young, the cemetery was started by three prominent local men—Young's grandfather Ervin Horton, the Rev. Saul Griffith, and Jim Wilson. Apparently named for Ervin Horton, the cemetery served as one of the main burial grounds for African-Americans in the Burnsville community (Young). Another oral tradition states that the cemetery contains graves of slaves from the nearby Horton Plantation, but no information has been found on this plantation.

In 1868, separate schools were established for blacks and whites. Only one school was allocated for African-American children regardless of the distance from home since few black children lived in Yancey County. By 1958, 26 black children in Yancey County attended the one-room Lincoln Park Negro School that served eight grades. High school students had to be transported daily by bus to attend school in Asheville. In the early 1960s, with the integration of state schools, the Yancey County school system was opened to all races (Images of Yancey: 155).

The Lincoln Park community remains the largest concentration of African-American residents in Yancey County today. However, few historic resources remain in either Lincoln Park or other parts of the county to document the history of local African-Americans. Lincoln Park remains largely a residential neighborhood with several community buildings such as churches and small businesses. However, none of the



historic church buildings remain today, and few houses from the late nineteenth and early twentieth century period of the neighborhood still exist. Most of the neighborhood's residences are more modern structures or have been renovated so that their historic integrity has been lost.

Few African-Americans lived outside Lincoln Park, with the exception of a small community of former slaves and slave descendants who lived in the Cane River area on Banks Creek near the site of their former plantation homes. An African-American church and cemetery was once located in this Banks Creek area, but the church building has disappeared, and the cemetery location is no longer discernable. The early graves of the cemetery were either not marked, or marked only with stones or wooden crosses that have long since disappeared (Priesmeyer).

Other African-American resources, such as school and commercial buildings, have also been lost.

Horton Hill Cemetery remains as one of the very few remaining intact historic resources associated with the Yancey County African-American community. It is almost certainly the oldest remaining African-American historic resource in the county. As such, the cemetery is recommended eligible for the National Register under Criterion A for ethnic heritage.

#### Guidelines for Evaluating the Eligibility of African-American Historic Resources in Yancey County

To be recommended eligible for the National Register under Criterion A for ethnic heritage, an African-American historic resource in Yancey County must meet the following Criterion A requirement: "associated with events that have made a significant contribution to the broad patterns of our history." A property must be clearly associated with some aspect of the history of the African-American community in Yancey County.

The defining characteristics of an African-American historic resource in Yancey County are

- (1) documented as associated with the African-American community; and
- (2) illustrate a significant aspect of African-American history.

In addition, a property must retain sufficient integrity of location, design, setting, materials, workmanship, feeling, and association. An eligible resource must have enough integrity to clearly illustrate its history and association with the African-American community.



## VI. Property Inventory and Evaluations

### Summary

Of the 71 resources surveyed, none is currently listed in the National Register or on the North Carolina State Study List. Sixty-three (63) of the surveyed resources were determined to be ineligible by NCDOT and the SHPO. The remaining 8 properties were intensively surveyed and evaluated. Three (3) of the evaluated properties are recommended eligible for the National Register. Five (5) are recommended ineligible.

<u>Properties Listed in the National Register</u>	Page
None	

<u>Properties Listed on the North Carolina State Study List</u>
None

<u>Properties Considered Eligible for the National Register</u>		
No. 9	Horton Hill Cemetery	23
No. 68	R. C. & Zora Hise House	26
No. 70	Micaville Historic District	29

<u>Properties Considered Not Eligible for the National Register</u>		
No. 1	Higgins Farm at Riverside	32
No. 3	Everett Lee & Bessie Austin Ball House	35
No. 23	R. W. Wilson House	38
No. 48	Windom Store	41
No. 67	Laws-Hall House	43

**A. PROPERTIES CONSIDERED ELIGIBLE FOR THE  
NATIONAL REGISTER**

**No. 9. Horton Hill Cemetery**  
**US 19E, west of Burnsville, Yancey County**

Location

The Horton Hill Cemetery is located on top of a ridge on the south side of US 19E near the intersection of SR 1196, just west of Burnsville.

In the initial survey, the cemetery was identified along with a historic house and barn as No. 9. The cemetery is not associated with the house and barn, and only the cemetery is being addressed in this report.

Description

Date of Construction: c.1860s/1870s to the present

Style/Type: The cemetery is an open, grassed area with standing grave stones marking burial sites. The eastern three-fourths of the cemetery is the older portion and contains the oldest grave stones. A number of recognizable graves clearly exist in this older section but are either not marked at all or marked only with small stones. Many of the older grave stones are unreadable. The oldest readable grave stone dates to 1903, and graves from the 1920s, 1930s, and 1940s are also present. The earliest markers were engraved using a technique that appears to have “stamped” the letters and numbers into the stones. The west one-fourth of the cemetery is the newer section and is more densely occupied, containing grave stones dating largely from the 1950s to the 1990s.

Setting: The cemetery is located on a small parcel that is slightly less than one acre. It is sited on top of a ridge overlooking the surrounding area. The site is grassed and surrounded on all sides with trees. A row of pines at the cemetery’s west end appear to have been planted. Several large, mature oaks are located near the cemetery’s east entrance. Portions of fences border the cemetery’s edge in several places. Access to the cemetery is from a dirt drive leading to a house located just east of the site.

Integrity:

The cemetery retains its integrity as an African-American burial ground in use from the mid-nineteenth through the twentieth century. Its simple appearance of low grave stones rising across the knoll on which it is located has changed little over the years except for the addition of new grave stones. Approximately three-fourths of the site is largely grassed area with scattered grave stones. The western one-fourth is the more densely occupied and contains the majority of new grave stones.

Historical Background

The Horton Hill Cemetery was begun as a place of burial for the local African-American community during the 1860s or 1870s. According to Burnsville resident Charles Young, the cemetery was started by three men prominent in the Burnsville African-American community—Young’s grandfather Ervin Horton, the Rev. Saul Griffith, and Jim Wilson. Apparently named for Ervin Horton, the cemetery served as one of the main burial grounds for African-Americans in the Burnsville community. Another oral tradition states that the cemetery contains graves of slaves from the nearby Horton Plantation, but no information has been found on the plantation.

African-Americans in Burnsville have generally lived in the Lincoln Park neighborhood on the north side of the city for many years. The Griffith Chapel AME Zion Church established in 1898 and a Baptist church no longer standing served the African-American community there. Griffith Chapel was apparently named for the Rev. Saul Griffith or his family, although he left the church at some point to become a Baptist minister. Another cemetery associated with Griffith Chapel was also used for community burials, but is not as old as Horton Hill Cemetery.

The Horton Hill Cemetery was originally about two-thirds its current size. According to Mr. Young, another parcel of land was bought from landowner Charlie Brown to enlarge the cemetery to its current size. Many graves in the older section are either unmarked or are marked only with stones. Mr. Young says that these graves pre-date the use of engraved markers in African-American cemeteries—marking graves with stones was simply the tradition at the time. The earliest readable grave marker dates to 1903. Families represented in the cemetery include the Youngs, the Griffiths, the Wilsons, the Flacks, and the Hensons. The cemetery is still in active use as a burial site.

Evaluation of Eligibility

The Horton Hill Cemetery is recommended eligible for the National Register under Criterion A for ethnic heritage. The cemetery embodies the defining characteristics of African-American historic resources in Yancey County. It has been documented as associated with the African-American community by oral history, which has identified the cemetery as perhaps the oldest remaining associated resource. The cemetery also illustrates a significant aspect of African-American history. It represents the

establishment by African-Americans of their own communities in the period following the Civil War in Yancey County. These communities included residential areas, community buildings, and burial grounds.

The cemetery is also recommended eligible under Criterion Consideration D as it derives its primary significance from association with historic events. The cemetery is associated with the settlement of the area by the African-American community. Few other intact historic resources remain that are associated with the community, and in particular, with the early settlement period and establishment of their local community in the Burnsville area during the 1870s.

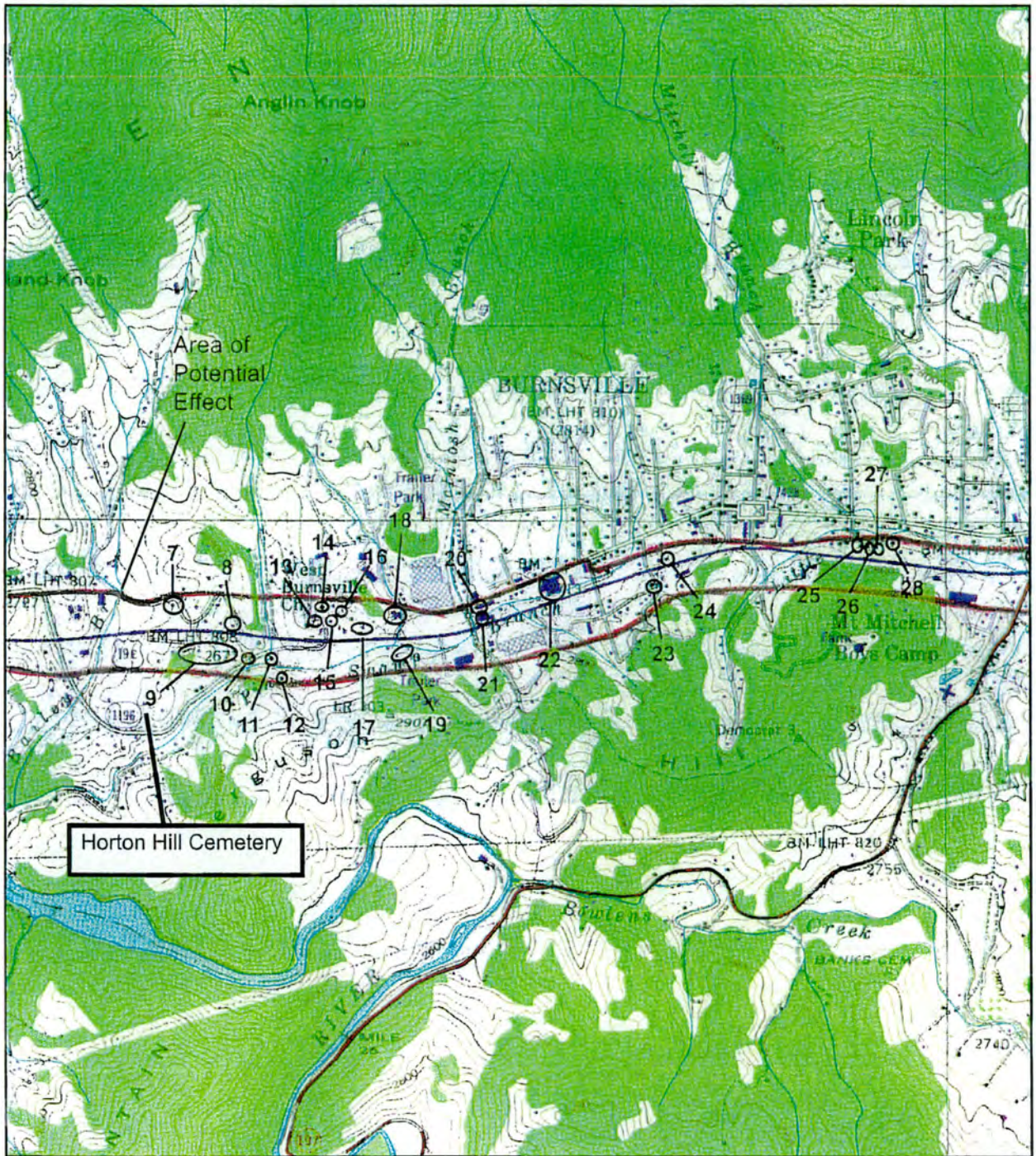
The cemetery retains integrity of location, design, setting, materials, workmanship, feeling, and association. The cemetery is on its original location, and its knoll-top setting of grassed lawn encircled with trees is intact. In addition, the materials and workmanship of the grave markers, some simple stones and others stamped with names and dates, remain in place. These qualities combine to support the cemetery's historic feeling and association.

The cemetery is recommended not eligible under Criterion B as it was not associated with the lives of persons significant in our past. It is recommended not eligible under Criterion D as it has not yielded, or is not likely to yield, information important in prehistory or history.

#### Boundary Justification

The proposed boundary encompasses the entire parcel of slightly less than one acre on which the cemetery is located. The boundary includes the entire cemetery historically associated with the African-American community. The boundary is shown on the county tax map following this page and the property location map.





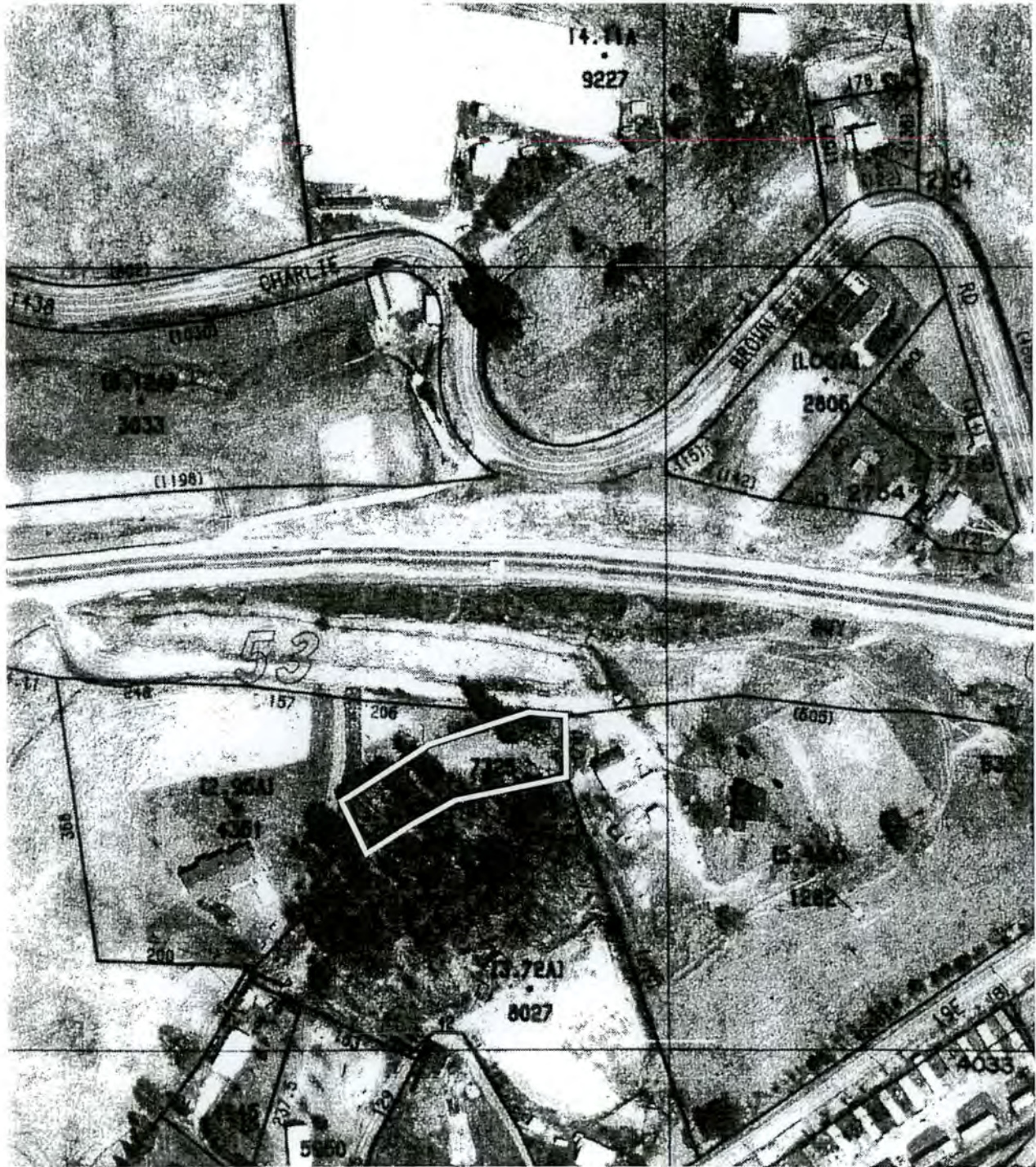
No. 9 Horton Hill Cemetery  
 Yancey County

NCDOT  
 TIP No. R-2519A  
 State Project No. 6.909001T

Location Map  
 Scale: 1:24000  
 Shown on Burnsville USGS Quadrangle







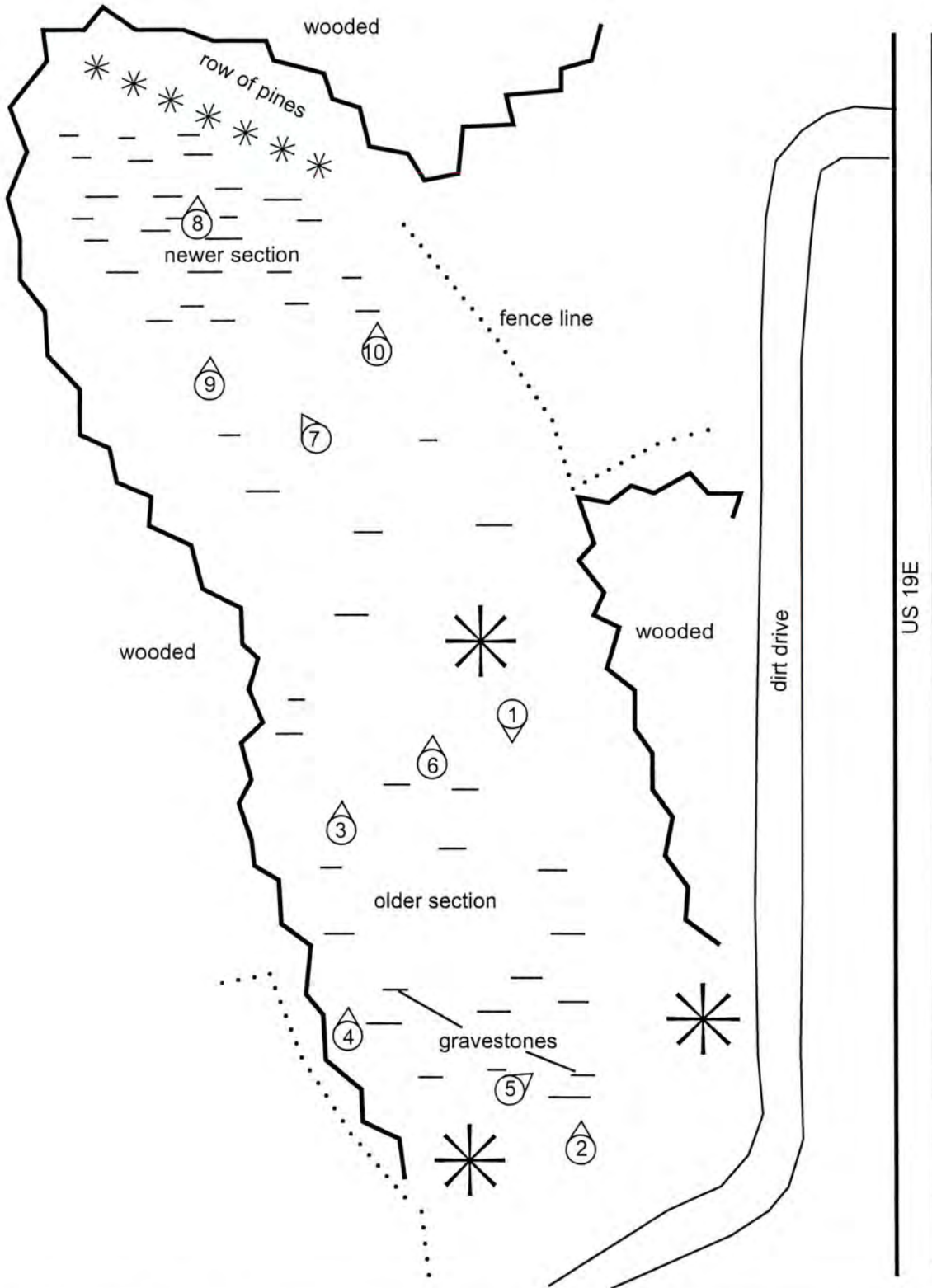
No. 9 Horton Hill Cemetery  
Yancey County

Boundary Map  
Yancey County Tax Map  
Scale: 1" = 400'


NCDOT  
TIP No. R-2519A  
State Project No. 6.909001T







No. 9 Horton Hill Cemetery  
 Yancey County

Site Plan  
 Photographs   
 Not to Scale

NCDOT  
 TIP No. R-2519A  
 State Project No. 6.909001T



No. 9 Horton Hill Cemetery  
Yancey County



1. View of older section of cemetery looking east toward entrance



2. View of gravestones in older section looking west from entrance



No. 9 Horton Hill Cemetery  
Yancey County



3. View of older section of cemetery looking west



4. View of some of oldest gravestones in older section



No. 9 Horton Hill Cemetery  
Yancey County



5. Detail of old gravestone showing “stamped” letters



6. View of stones used as grave markers in older section



No. 9 Horton Hill Cemetery  
Yancey County



7. View of newer section looking west



8. View of newer gravestones

No. 9 Horton Hill Cemetery  
Yancey County



9. View of newer section looking west



10. View from newer section looking northwest toward US 19E



**No. 68. R. C. and Zora Hise House**  
**Intersection of Old US 19E and Double Island Road, Micaville, Yancey County**

Location

The R. C. and Zora Hise House is located at the intersection of Double Island Road and the Old US 19E just south of the US 19E overpass over Double Island Road. The house is on the western edge of the community of Micaville.

Description

Date of Construction: 1930s

Style/Type: The house is a one-story, front-gabled bungalow with Craftsman-style details. The exterior of the frame structure is covered with a brick veneer. The front and rear gables are covered with wood shingles, and the open eaves have exposed rafter ends. The front porch is recessed under the main roof and is supported with tapered wood posts on square brick piers. Concrete steps extend from one side of the porch and are framed with stepped brick balustrades ending in brick planters. A smaller side porch extends from the east side facade with a gabled roof supported with the same tapered wood posts on brick piers as the front porch. An exterior brick chimney with a stepped shoulder is on the east side facade and extends through the roof. Four-over-one, double-hung, wood windows remain intact throughout the house. Fixed-sash windows with multi-pane upper sash, typical of the Craftsman style, are found on the front facade. On the interior, the irregular floor plan remains intact.

Setting: The house is located on an approximately half-acre lot at the corner of the old highway 19 and Double Island Road. The property is south of US 19E and the overpass over Double Island Road, and the house faces south away from US 19E. The parcel extends across Double Island Road. The portion of the lot containing the house has a low stone retaining wall along its north front and east side. The house is surrounded by a grassed lawn with small shrubs around the house's foundation. A short dirt drive off Double Island Road provides a small parking area behind the house. The old railroad corridor to Micaville crosses the old highway at the southeast corner of the lot. A frame corn crib is located on the east side of Double Island Road.

Integrity: The house retains its integrity; its original exterior materials and building form are intact. The only alterations are on the house's interior and include the addition of some new materials and new finishes.

### Historical Background

The Hise House was reportedly constructed during the 1930s by R. C. and Zora Hise, shortly after they purchased the property. According to deed records, the Hises bought the property in 1933 from W. E. and Maggie Clontz, who owned the Laws-Hall House (No. 67) just to the north. The parcel was probably part of the Laws-Hall property at the time.

Based on its design and details, the house may have been a Sears mail-order house, although this has not been substantiated. *A Guide to the Historic Architecture of Western North Carolina* documents a Sears mail-order house in Burnsville (the Jarrett House) that is very similar in design and features to the Hise House.

Presumably the Hises lived in the house until Zora received the property in a divorce settlement in 1946. According to Micaville resident Tommy Robinson, after her divorce, Mrs. Hise shared the Anglin House in nearby Micaville with her mother. When Mrs. Hise died, the house was left to her niece Betty Readling. The current owners, Richard and Shirley Bailey, bought the house from Ms. Readling in 1993 and continue to live there today.

### Evaluation of Eligibility

The R. C. and Zora Hise House is recommended eligible for the National Register under Criterion C for architecture. The house embodies all of the distinctive characteristics of the early twentieth-century Craftsman bungalow in Yancey County as defined in the *Architectural Context* and is a good representative of this house type. The house's distinctive front and side porches are distinguishing characteristics of the structure.

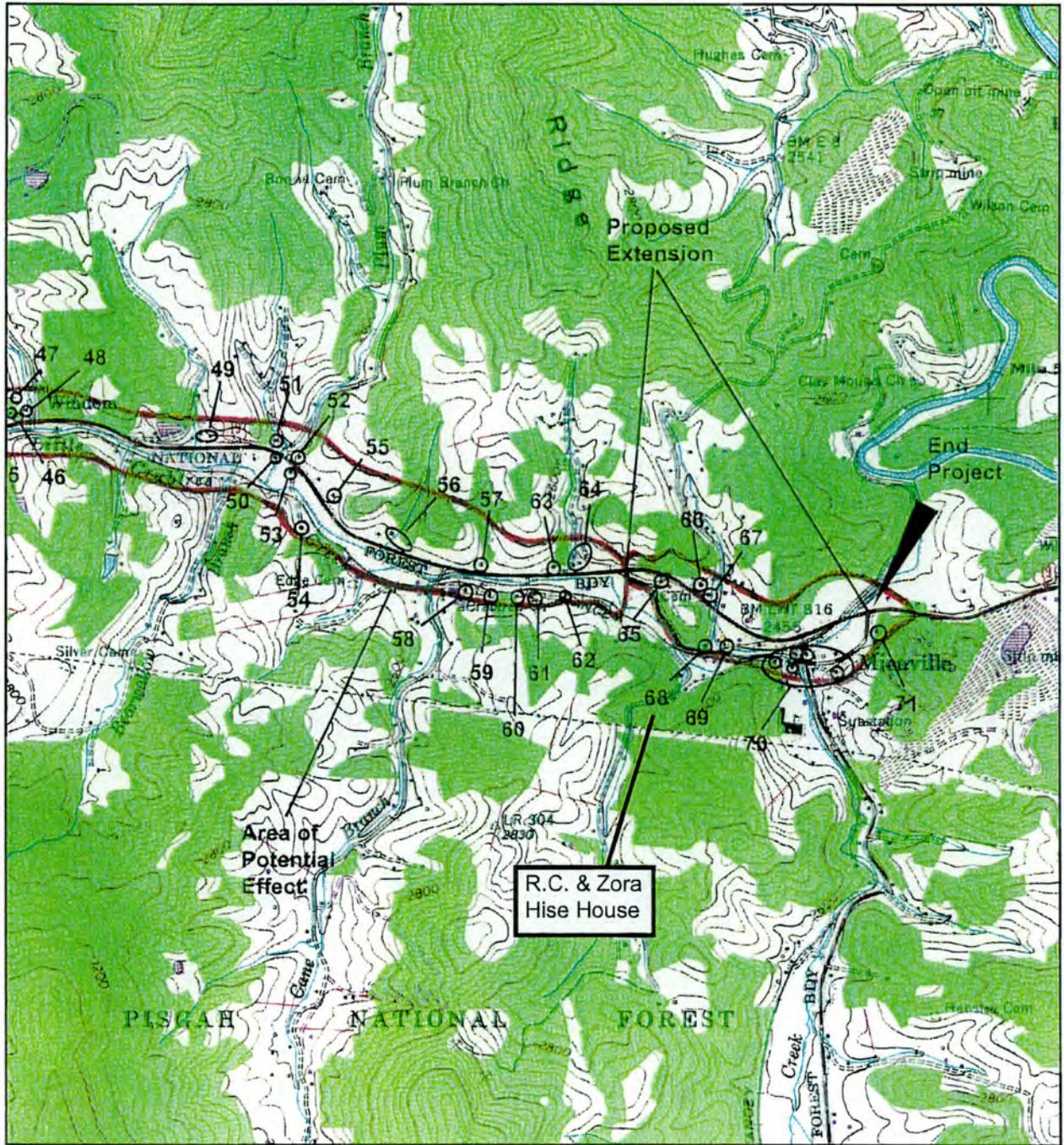
In addition, the house retains integrity of location, design, setting, materials, workmanship, feeling, and association. The house is on its original location and retains its immediate setting, including a small corn crib. The house's original materials and workmanship are intact. These qualities combine to support the house's historic feeling and association.


The Hise House is recommended not eligible under Criterion A as it was not associated with significant events that have made a significant contribution to the broad patterns of our history. It is recommended not eligible under Criterion B as it was not associated with the lives of persons significant in our past. It is recommended not eligible under Criterion D as it has not yielded, or is not likely to yield, information important in prehistory or history.

### Boundary Justification

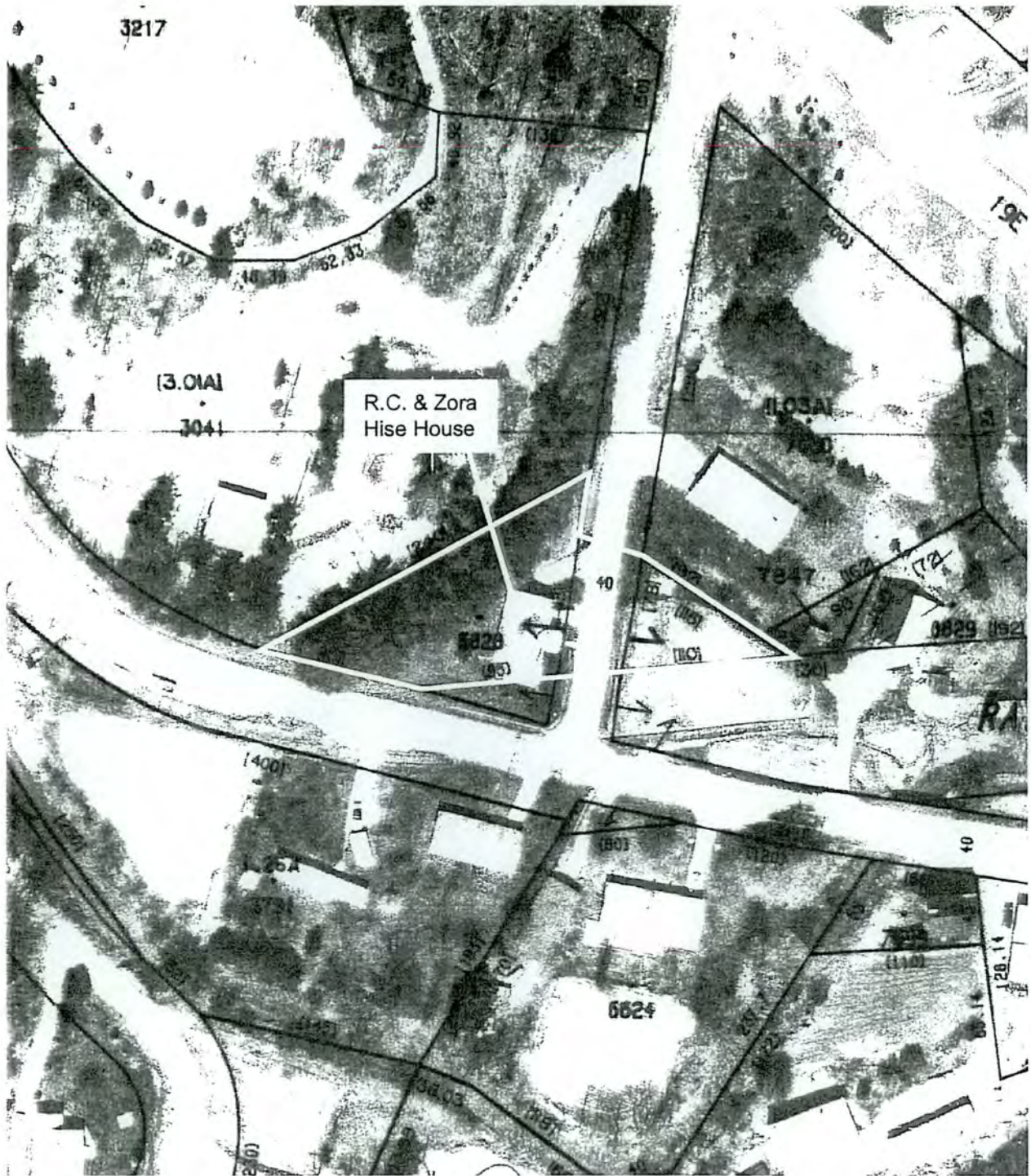
The proposed boundary encompasses the entire approximately one-half-acre parcel on both sides of Double Island Road on which the house and corn crib are located. The boundary includes all of the property now associated with the house. The boundary is shown on the county tax map following this page and the property location map.





<p>No. 68 R.C. &amp; Zora Hise House Yancey County</p>	<p>NCDOT TIP No. R-2519A State Project No. 6.909001T</p>
<p>Location Map Scale: 1:24000 Shown on Micaville USGS Quadrangle</p>	



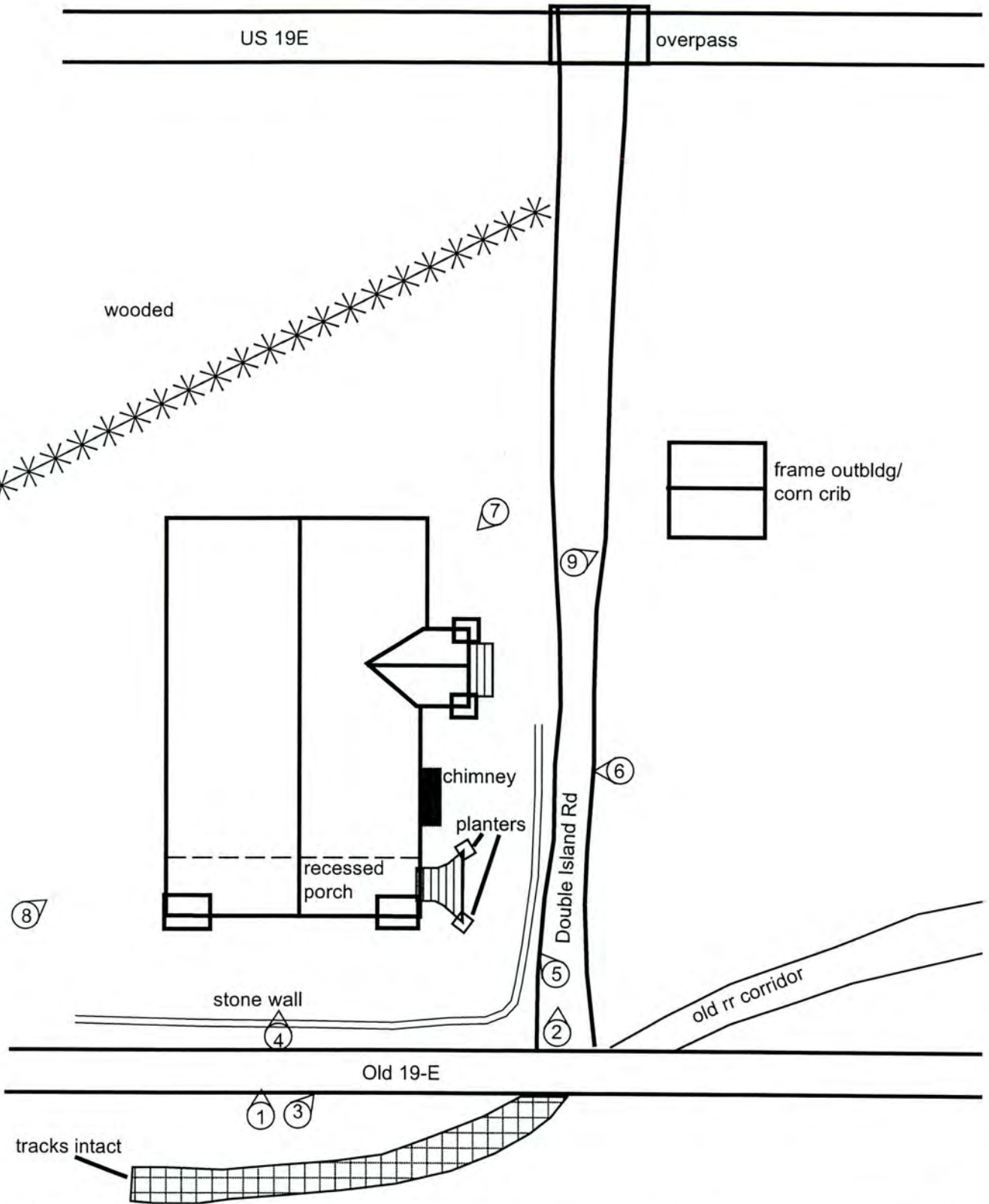


No. 68 R.C. & Zora Hise House  
Yancey County

Boundary Map  
Yancey County Tax Map  
Scale: 1" = 400'

NCDOT  
TIP No. R-2519A  
State Project No. 6.909001T





No. 68 R.C. & Zora Hise House  
 Yancey County

NCDOT  
 TIP No. R-2519A  
 State Project No. 6.909001T

Site Plan  
 Photographs   
 Not to Scale





No. 68 R. C. & Zora Hise House  
Yancey County



1. View of house looking north from old highway 19 toward US 19E



2. View of US 19E overpass over Double Island Road looking north



No. 68 R. C. & Zora Hise House  
Yancey County



3. View of property at intersection of old highway 19 and Double Island Road



4. South front facade



No. 68 R. C. & Zora Hise House  
Yancey County



5. East side facade



6. East side facade

No. 68 R. C. & Zora Hise House  
Yancey County



7. North rear facade



8. West side facade



No. 68 R. C. & Zora Hise House  
Yancey County



9. Frame corn crib



**No. 70. Micaville Historic District**  
**Intersection of SR 1186 and NC 80, Micaville, Yancey County**

Location

The Micaville Historic District is located in the heart of the small community of Micaville. The community is clustered around the intersection of SR 1186 and NC 80 south of US 19E.

Description

Period of Significance: c.1900-1950

Styles/Types: The district consists of a small collection of historic commercial buildings and houses that remain in the center of the community of Micaville. The most prominent commercial building is the c.1916 Harris Clay Company Office and General Store, a one-story, front-gabled structure of pebbledash construction. The building's original storefront and large display windows remain intact. Up the street to the west is a small, frame building constructed as a store in the 1940s and now used as the post office. Next to the post office is the former Dellinger and Silver General Store, a long, one-story, frame building with two intact storefronts and display windows, constructed c.1930. A shed extension has been made on the building's west end. At the SR 1186 and NC 80 intersection and across the street from the Harris-Clay store is a former gas station built in the 1930s. The building's widely overhanging roof and gas pump canopy remain intact. The building now houses a small restaurant. East of the main intersection and on a rise overlooking the town are two historic houses. The Cornelia Anglin House is a two-story, hipped-roof house with wraparound porch constructed during the late nineteenth century. A second house located behind the Anglin House is a one-story, hipped-roof house built c.1900. Three other houses located on the west side of town are also included in the district. They are one-and-one-half-story, frame houses constructed during the 1910s and 1920s.

Setting: The district is clustered around the intersection of SR 1186 and NC 80. SR 1186 is the old highway 19. It begins at US 19E just west of Micaville, joins NC 80 in the center of town, and extends to US 19E just east of Micaville. Little Crabtree Creek runs through the community just north of

and behind the commercial buildings, and Ayles Creek runs south through town from Crabtree, paralleling NC 80. Railroad tracks from the Black Mountain/Yancey Railway, constructed during the 1910s, remain in several locations. US 19E is located on the north side of the small community. The 1938 Micaville School is located farther south down NC 80 and is not included in the district.

**Integrity:**

The district retains integrity as the small, historic center of the community of Micaville. A number of other commercial buildings and residences once existed in the community, most of them constructed during the early twentieth century, but many of these are now gone. The district encompasses the remaining intact buildings that make up the heart of Micaville today.

Historical Background

The small community of Micaville was established during the late nineteenth century as a center for the mica and feldspar mining industries. The town served as the area's trading center and as home to many of the industries' workers. In 1910-1911, the Black Mountain Railway was constructed to Micaville to ship minerals and lumber from the area. The resulting prosperity of the mining and timbering industries during the early twentieth century sparked a period of growth for the town.

The Harris Clay Company Office and General Store was constructed c.1916 as the headquarters of a kaolin mining enterprise established by C. J. Harris of Sylva. During the 1930s, the building was purchased by J. L. Robinson, who operated a general store there for about 40 years. Mr. Robinson also operated the gas station across the street. The Robinson family still lives in Micaville today.

The Dellinger and Silver General Store was built c.1930. Four to five other stores once operated in downtown Micaville. Besides the Robinsons, Finley Laws, J. R. Stamey, William Clontz, and Shelby Hall also operated stores there at various times. A number of residences and commercial enterprises that once existed in the community are now gone. Today the main industry in town is Taylor Togs, a children's clothing manufacturer.

The Micaville Presbyterian Church in downtown Micaville remains in its historic building, but the building was completely remodeled during the 1960s.

Evaluation of Eligibility

The Micaville Historic District is recommended eligible for listing in the National Register under Criterion A for community planning and development and for commerce. The buildings in the district represent the establishment of Micaville in the late nineteenth century as a mining town and the town's subsequent growth and prosperity as a mining



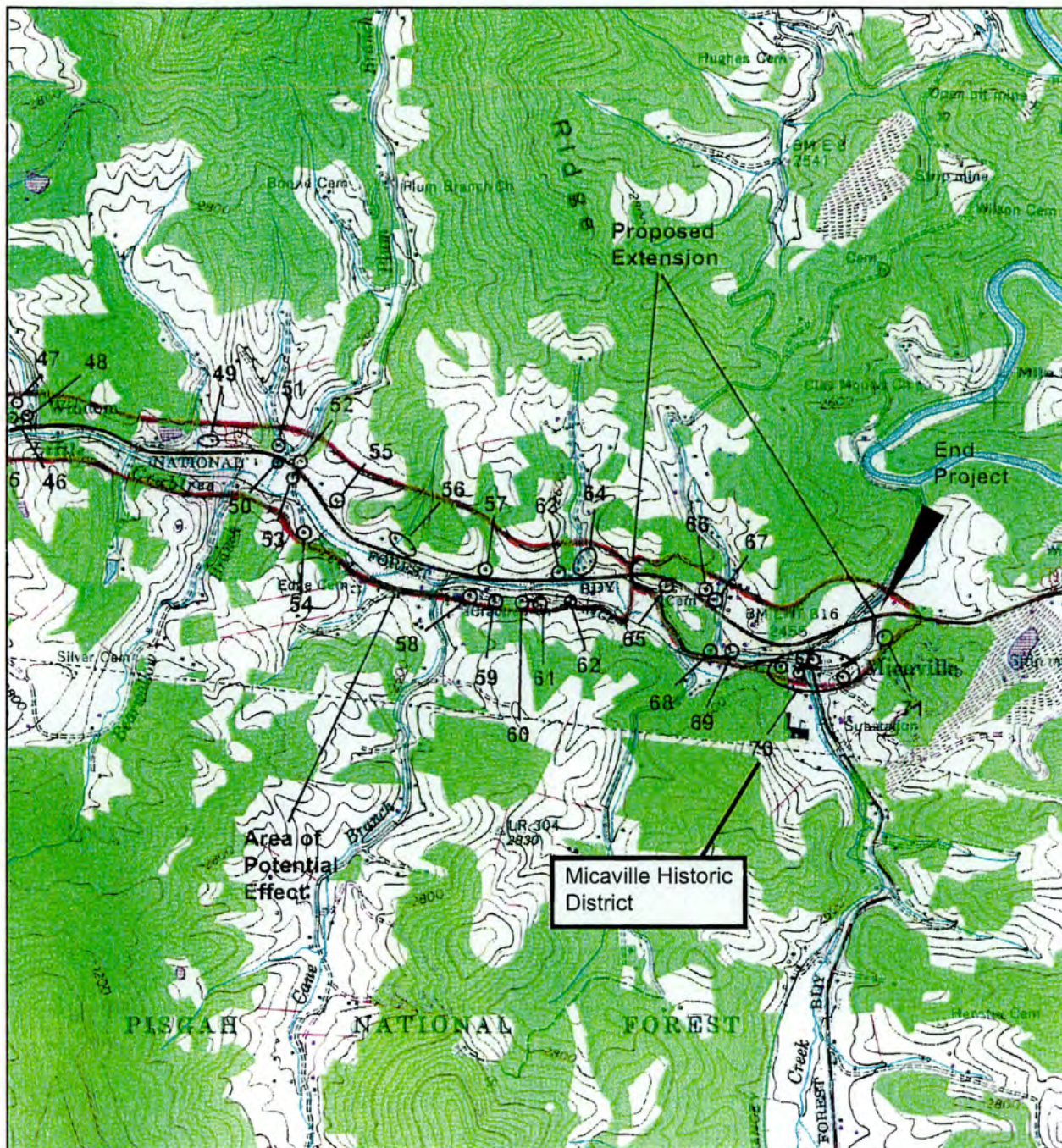
and lumbering center after the coming of the railroad in 1910-1911. The Harris Clay Company Office and General Store, the Dellinger and Silver General Store, the former store now post office, and the gas station all represent the commercial activity of the early twentieth century when Micaville served as the commercial trading and operating center for the area's mining and timbering industries.

The district is also recommended eligible under Criterion C for architecture. Its buildings are a collection of early to mid-twentieth-century commercial and residential structures constructed in Micaville during the town's most significant period of growth. In particular, the Harris Clay Company Office and General Store is an example of the regional use of pebbledash as an exterior material during the 1910s. The c.1900 Anglin House is a two-story, double-pile plan house with wraparound porch and was large enough to serve as a boarding house in the community.

#### Boundary Justification

The proposed boundary encompasses the remaining intact historic buildings that comprise the center of the small community of Micaville. The boundary is shown on the county tax map following this page and the property location map.





No. 70 Micaville Historic District  
 Yancey County



NCDOT  
 TIP No. R-2519A  
 State Project No. 6.909001T

Location Map  
 Scale: 1:24000  
 Shown on Micaville USGS Quadrangle







No. 70 Micaville Historic District  
 Yancey County  
 Boundary Map  
 Yancey County Tax Map  
 District Boundaries   
 Photographs   
 Scale: 1" = 400'

NCDOT  
 TIP No. R-2519A  
 State Project No. 6.909001T





No. 70 Micaville Historic District  
Yancey County



1. View of center of Micaville at intersection of SR 1186 and NC 80 showing Harris Clay Company Office and Presbyterian Church



2. View of Micaville from US 19E, looking southwest



No. 70 Micaville Historic District  
Yancey County



3. View of rear of Harris Clay Company Office from US 19E, looking south



4. Harris Clay Company Office and General Store



No. 70 Micaville Historic District  
Yancey County



5. Harris Clay Company Office and General Store, original storefront



6. Harris Clay Company Office and General Store



No. 70 Micaville Historic District  
Yancey County



7. View down SR 1186 toward intersection with NC 80, looking southeast



8. Dellinger and Silver General Store



No. 70 Micaville Historic District  
Yancey County



9. Storefronts of Dellinger and Silver General Store



10. Micaville Post Office



No. 70 Micaville Historic District  
Yancey County



11. Former gas station at intersection of SR 1186 and NC 80



12. Former gas station showing canopy

No. 70 Micaville Historic District  
Yancey County



13. Cornelia Anglin House on hillside on east side of Micaville



14. Cornelia Anglin House



No. 70 Micaville Historic District  
Yancey County



15. Historic house on hillside south of Anglin House



16. Historic house on west side of Micaville

No. 70 Micaville Historic District  
Yancey County



17. Historic house on west side of Micaville



**B. PROPERTIES CONSIDERED NOT ELIGIBLE FOR THE NATIONAL REGISTER**

**No. 1 Higgins Farm at Riverside  
Intersection of US 19 and SR 1115, Riverside Community, Yancey County**

Location

The Higgins Farm at Riverside is located on the south side of US 19E and on the east bank of the Cane River in the community of Riverside. SR 1115 parallels the west side of the Cane River and the farm.

The farm appears to have been divided into two parcels of land. The main farm complex is located on a 21.35-acre parcel that fronts onto the south side of US 19E and borders the east bank of the Cane River. The remaining portion of the farm is located on a 38.77-acre parcel directly south of the first parcel and also bordering the river. Only the 21.35-acre parcel is located within the project's APE.

Description

Date of Construction: c.1910s to 1950s

Style/Type: The main farm complex consists of a 1950s main residence, a group of barns and a milk house also constructed during the 1950s, a c.1940s community store building, and a c.1910s vacant farmhouse. The main residence was constructed about 1953-54 and is a one-story, brick-veneered structure in the form of an early ranch house. The house has a side-gabled roof with one front cross gable, recessed front porch with wrought-iron posts, metal casement windows, and a basement garage accessed from the rear of the house. The 1950s outbuildings include: a large frame barn with wood siding, gambrel roof, and concrete block foundation; a long and low, end-gabled, metal-sided barn; a concrete silo; and a milk house with concrete-block first floor and frame second floor. A large frame barn with gabled roof and vertical wood siding is located behind the main house at the edge of the farm road. A c.1940s frame community store building (on a separate small parcel of land), now vacant and used for storage, is located at the edge of the entrance drive opposite the main farm outbuildings. A c.1910s frame farmhouse, now vacant and overgrown, is located behind the main house on the steep bank overlooking the river. The house is a hipped-roof structure raised on piers, a full-width porch across the front facade, weatherboard siding, brick chimneys, and

three-over-one windows. The structure is in dilapidated condition.

The rear parcel of land contains a secondary complex consisting of a vacant c.1940s farmhouse and a group of outbuildings. The house is a small, side-gabled, one-room-deep structure with a front shed porch and a rear shed wing. The exterior is covered with weatherboard siding, and windows are two-over-two, double-hung. Outbuildings include a large, frame barn with wood siding, gambrel roof, and side shed, and several small frame storage buildings that are now unused. Two other small buildings farther back on the rear parcel are shown on the tax map, but these were inaccessible and not visible from SR 1115.

**Setting:** The farm is located on two parcels of farm land that border the bank of the Cane River. The hilly topography slopes down toward the river and the highway. Much of the land is pasture land, with some crop land and wooded areas. The strip of land along the river bank is wooded. A dirt entrance drive leads from US 19E into the main complex of buildings on the front parcel. A farm road leads from the main complex back into the rear portions of the property. The vacant house and group of outbuildings located on the rear parcel are in an area now used as pasture land.

**Integrity:** The 1950s farm complex retains its integrity as a mid-twentieth-century dairy and farming operation; however, these buildings are currently non-historic. The c.1940s community store building remains largely intact. The c.1910s farmhouse has lost its integrity because of loss of historic material due to deterioration.

### Historical Background

The Higgins Farm at Riverside has apparently been farmed since the early years of settlement in this area. According to an article and sketch in *The Heritage of the Toe River Valley*, vol. 2, p. 62-3, this farm was part of the property of William Gardner during the mid-nineteenth century. The 280-acre Gardner tract was surveyed in 1866 by J. R. Neill of Bald Creek.

The farm is currently owned by Brooks Higgins, who has been on the property since 1968-69. According to Mr. Higgins, portions of the farm were previously owned by Plato Ray, Neal Melton, and Kelse Riddle. The two small, vacant farmhouses remaining on the property today may have belonged to these previous owners. The current farmhouse, two large barns, and the milk house were constructed during the 1950s, perhaps by Plato Ray,



who owned the farm previous to Mr. Higgins. Mr. Higgins continues to farm the land, growing tobacco, some corn, and hay and raising beef cattle. He currently owns about 75 acres of land in the area.

The old community store building constructed sometime in the 1940s served the surrounding Riverside community. The building is now vacant and used for storage.

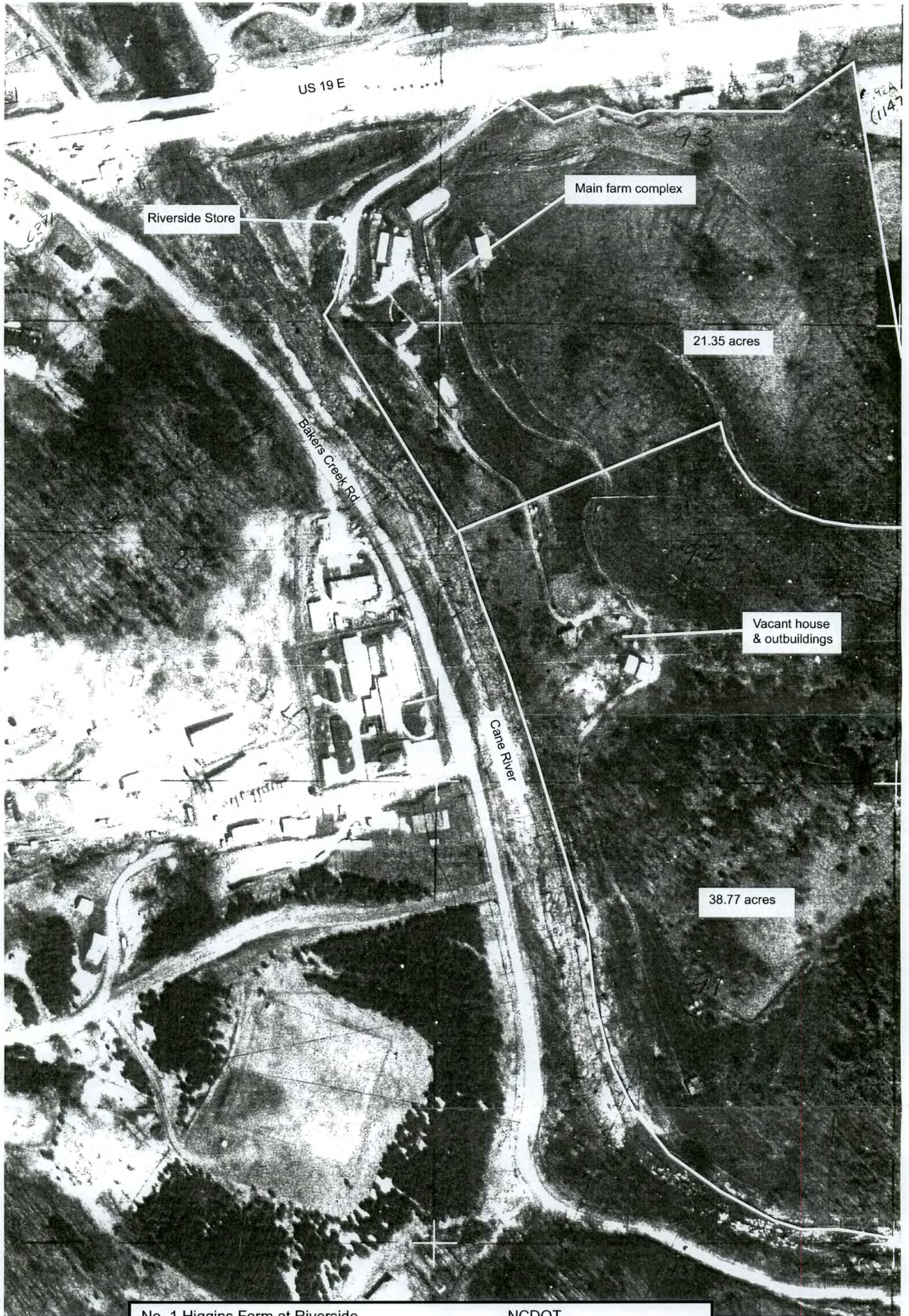
#### Evaluation of Eligibility

The Higgins Farm is recommended ineligible for the National Register largely because the majority of the main farm complex located within the project APE was constructed during the 1950s and is nonhistoric. The only remaining buildings 50 years old or older on the parcel of land within the APE are the c.1940s community store and the c.1910s farmhouse. Only the store remains largely intact.

#### Boundary

The county tax map aerial is included to assist in the understanding of the property. The property lines of the two parcels that currently comprise the farm are shown on the aerial following this page.





No. 1 Higgins Farm at Riverside  
Yancey County

Boundary Map  
Yancey County Tax Map  
Scale: 1" = 400'

NCDOT  
TIP No. R-2519A  
State Project No. 6.909001T





**No. 1 Higgins Farm at Riverside  
Yancey County**



1. View looking south from US 19E toward farm and entrance road



2. View looking southwest of farm entrance road (left) and US 19E (right)

**No. 1 Higgins Farm at Riverside  
Yancey County**



3. View of main farm complex from farm entrance road



4. View of Riverside store (left) and main farm complex (right)



No. 1 Higgins Farm at Riverside  
Yancey County



5. Riverside community store



6. View looking east from Cane River toward store and main farm complex

No. 1 Higgins Farm at Riverside  
Yancey County



7. Milk house and barn at main farm complex



8. View of 1950s brick farm house



No. 1 Higgins Farm at Riverside  
Yancey County



9. Front facade of 1950s brick farm house



10. Rear facade of 1950s brick farm house

No. 1 Higgins Farm at Riverside  
Yancey County



11. Milk house



12. Frame barn



**No. 1 Higgins Farm at Riverside  
Yancey County**



13. Frame barn located behind 1950s farm house



14. View looking east across Cane River toward main farm complex



**No. 1 Higgins Farm at Riverside  
Yancey County**



15. View looking east across Cane River toward 1950s farm house



16. View looking east across Cane River at c.1910s farm house



No. 1 Higgins Farm at Riverside  
Yancey County



17. Rear facade of 1910s farm house



18. c.1940s farm house on rear parcel

**No. 1 Higgins Farm at Riverside  
Yancey County**



19. Group of outbuildings with c.1940s farm house on rear parcel



**No. 3. Everett Lee and Bessie Austin Ball House  
Old US 19E, Riverside Community, Yancey County**

Location

The Ball House is located off a section of the old Highway 19 on the south side of US 19E and east of the Cane River in the Riverside community. A creek runs through the property between the house and the old road.

Description

Date of Construction: 1923

Style/Type: The house is a one-story, hipped bungalow with simple, Craftsman-style details. The hipped roof has a front-facing hipped dormer, and the open eaves have exposed rafter ends that are cut at an angle. A beaded board fascia extends around the porch eaves. The front porch extends across the front facade and along a portion of the west side facade. Part of the side porch has been enclosed with three-over-one windows and covered with weatherboard siding, indicating that the enclosure may be a historic addition. The porch posts are paired square wood posts with wood-block "capitals" supported on square, poured-concrete piers. The porch and house foundation also appear to be poured concrete. The exterior is covered with weatherboard siding. Windows are four-over-one, double-hung, wood windows. On the rear facade, a concrete canning house has been connected to the main house. The interior floor plan of three rooms across and two rooms deep with no hallway remains unchanged. Interior materials such as beaded tongue-and-groove boards on walls and ceilings, wood floors, original doors and moldings, and a corbeled brick mantel are intact.

Setting: The house is located on a 20.4-acre parcel that remains a small farm today. The property contains crop and pasture land in the front section surrounding the house and outbuildings, and the remainder of the property is wooded. The house and outbuildings are sited on a rise overlooking a cultivated field and pasture land and the creek that runs through the property. A dirt drive leads from the old highway, across the creek, and up to the house. The house is surrounded with a grassed lawn and mature trees and shrubs. The outbuildings include a frame, two-level stock barn with diagonal wood siding and a gabled roof; a larger

frame tobacco barn with wood siding and a gambrel roof; a shed-roofed chicken house; and a frame storage building.

**Integrity:**

The house has lost architectural integrity as a Craftsman bungalow due to the enclosure of a portion of the porch along the side facade; the alteration of the foundation that now appears to be poured concrete; and the connection of the canning house to the rear facade with the addition of a new entrance door in the connection.

Historical Background

The Everett Lee and Bessie Austin Ball House was constructed in 1923 by Everett Lee Ball. The house is currently owned by Everett's son, Clarence Ball and his wife Kane. Everett Ball was a saw miller who owned a portable steam saw mill and sawed lumber around the county. Everett and his wife Bessie Austin Ball were from Yancey County, both having been born and raised on nearby Banks Creek. Everett constructed his house as well as several houses for his children and others in the area. The Balls had a family of seven children, including Clarence. The family farmed on the property, growing vegetables, corn, and tobacco, typical crops of the early-twentieth-century family farms in the area. The farm originally included about 100 acres and extended back to the Cane River.

Clarence Ball served in the Air Force in World War II and in Korea and was stationed in both Europe and Japan, then lived in California for a number of years. After being away for 38 years, Clarence and his wife Kane returned to Yancey County and his family's homeplace in 1979. They have lived there and farmed since that time. They still grow tobacco. A large portion of the property was sold, and 20.4 acres of the farm now remain.

Evaluation of Eligibility

The Ball House is recommended ineligible for the National Register under Criterion C for architecture due to alterations to significant elements of the house and the resulting loss of architectural integrity. While it embodies the distinctive characteristics of the type, such as its broad open eaves and paired porch posts and piers, alterations to the porch and foundation as well as the rear addition, make the house ineligible. The house also does not represent the work of a master; possess high artistic value; or represent a significant and distinguishable entity whose components may lack individual distinction.

The house retains integrity of location and setting as it is in its original location and its rural farm setting is largely intact. However, integrity of design, materials, workmanship, feeling, and association have been lost due to alterations.

The Ball House is also recommended ineligible under Criterion A as it was not associated with significant events that have made a significant contribution to the broad patterns of our history. The property does not represent a complete agricultural farm. It is



recommended ineligible under Criterion B as it was not associated with the lives of persons significant in our past. It is recommended ineligible under Criterion D as it has not yielded, or is not likely to yield, information important in prehistory or history.

No. 3 Everett Lee & Bessie Austin Ball House  
Yancey County



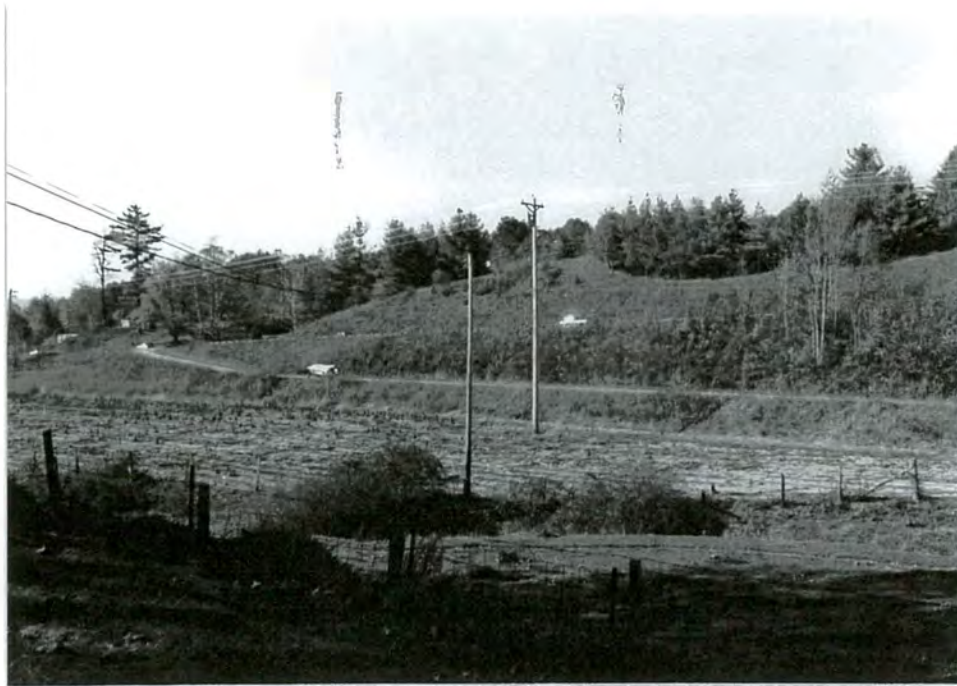
1. View from old highway just south of US 19E toward house



2. View looking southeast toward house and farm complex



No. 3 Everett Lee & Bessie Austin Ball House  
Yancey County



3. View from front of house toward US 19E, looking northwest



4. View from front of house toward US 19E, looking northeast

No. 3 Everett Lee & Bessie Austin Ball House  
Yancey County



5. North front and east side facades



6. North front facade and front porch



No. 3 Everett Lee & Bessie Austin Ball House  
Yancey County



7. View from old highway just south of US 19E toward house



8. West side facade

No. 3 Everett Lee & Bessie Austin Ball House  
Yancey County



9. West side and south rear facades with concrete canning house



10. South rear facade



No. 3 Everett Lee & Bessie Austin Ball House  
Yancey County



11. South rear facade and concrete canning house



12. East side facade



No. 3 Everett Lee & Bessie Austin Ball House  
Yancey County



13. Frame storage building



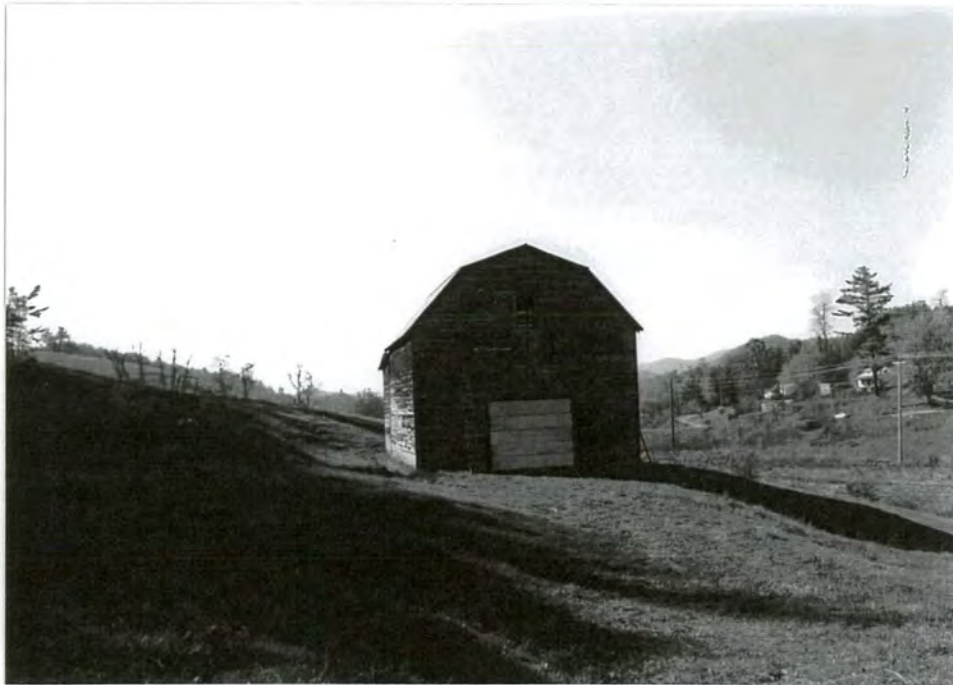
14. Shed chicken coop



No. 3 Everett Lee & Bessie Austin Ball House  
Yancey County



15. Frame stock barn



16. Frame tobacco barn

**No. 23. R. W. Wilson House**  
**Intersection of US 19E and Hillside Drive, Burnsville, Yancey County**

Location

The R. W. Wilson House is located on the south side of US 19E at the intersection of 19E and Hillside Drive in the city of Burnsville.

Description

Date of Construction: 1930s

Style/Type: The house is a two-story, stone-veneered structure with side-gabled roof. Its architectural details are taken from both the rustic and Craftsman-style movements. These include the use of a local black stone as an exterior veneer; the massive square stone pillars of the front porch; the arched stone entrance surround that springs from the chimney at the east side entrance; and the emphasized stone water table that separates the first and second floors. The windows are six-over-six, double-hung, wood windows, several of them in pairs. One exterior end chimney and one interior chimney, both constructed of stone, remain intact. The two-level front porch covers approximately two-thirds of the front facade and consists of three large stone pillars. The first-floor porch has a concrete floor that is raised with steps at the entrance and at ground level on the east side. The porch's upper level is uncovered and only a portion of it is floored. The house's front entrance door is a heavy wood door made of vertical boards with a diamond pattern window. It is flanked by sidelights. A shed-roofed side porch has been enclosed. On the interior, plaster walls with arched openings, hardwood floors, the original stairway, wood doors and moldings, and a stone mantel remain intact.

Setting: The house is located on an 0.97-acre parcel of land in the city of Burnsville bounded by US 19E on the north, Hillside Drive on the east, and Pineola Street on the south. The site slopes gently down from Pineola Street toward US 19E. The house sits on the east half of the lot; the west half is used for a vegetable garden. An asphalt drive provides access to the rear of the house from Hillside Drive, circles around in front of the house, and exits onto Pineola Street. A row of pine trees along the front yard shields the house from US 19E, and a row of spruce and hardwood trees



provides a buffer along both Hillside Drive and Pineola Street. The house is surrounded with a grassed lawn, and a large number of small trees and shrubs are planted around the foundation. Stone and concrete walkways lead from the front porch around to the rear of the house.

Integrity:

The house has lost architectural integrity as a 1930s rustic/Craftsman-style house. Alterations include the addition of wrought iron railing and “trellis” around the upper-level of the front porch; the replacement of windows in the first-floor, west front room; two second-floor windows in the rear facade; and the attic-level windows in each gable end; the side porch enclosure; replacement of the east side entrance door; and the addition of artificial siding around the eaves.

Historical Background

The R. W. Wilson House was constructed during the 1930s, apparently by R. W. Wilson, who was a Yancey County Commissioner during this time. According to deed records, the house was known as the “R. W. Wilson Homeplace.” R. W. Wilson purchased the property from the estate of L. E. Wilson in 1928. The house is shown on the 1939 Burnsville USGS Quadrangle Map. It is assumed that the house was built between Wilson’s purchase of the property in 1928 and the survey for the 1939 map.

In 1946, Wilson and his wife Eunice conveyed the property to R. W. Wilson, Jr. and J. B. Wilson, presumably their sons. The house remained in the Wilson family until 1977 when it was sold to M. C. and Patricia Vess. The house is currently owned by Jeffrey and Cathy Morrison and is vacant.

Evaluation of Eligibility

The R. W. Wilson House is recommended ineligible for the National Register under Criterion C for architecture due to alterations to significant elements of the house and the resulting loss of architectural integrity. While it embodies distinctive characteristics of the rustic and Craftsman movements, such as the use of a local black stone as a construction material and the house’s architectural details, alterations to both the front and side porches and to other features make the house ineligible. The house also does not represent the work of a master; possess high artistic value; or represent a significant and distinguishable entity whose components may lack individual distinction.

The house retains integrity of location and setting as it is in its original location and its immediate setting is intact. However, integrity of design, materials, workmanship, feeling, and association have been lost due to alterations.

The Wilson House is also recommended ineligible under Criterion A as it was not associated with significant events that have made a significant contribution to the broad patterns of our history. It is recommended ineligible under Criterion B as it was not associated with the lives of persons significant in our past. It is recommended ineligible under Criterion D as it has not yielded, or is not likely to yield, information important in prehistory or history.



No. 23 R. W. Wilson House  
Yancey County



1. View of house behind row of pine trees from US 19E



2. View of rear facade from Pineola Street

No. 23 R. W. Wilson House  
Yancey County



3. North front facade



4. North front and west side facades

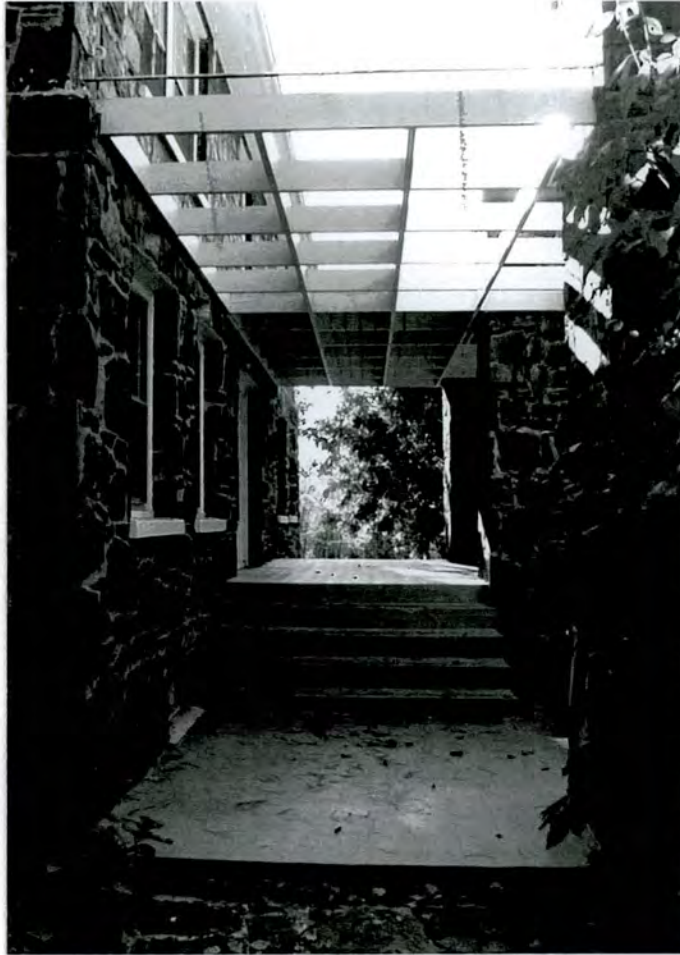


No. 23 R. W. Wilson House  
Yancey County



5. Detail of front facade and front porch looking east

No. 23 R. W. Wilson House  
Yancey County



6. Detail of front facade and front porch looking west



No. 23 R. W. Wilson House  
Yancey County



7. Detail of main entrance on front porch

No. 23 R. W. Wilson House  
Yancey County



8. Detail of original six-over-six window on front facade



No. 23 R. W. Wilson House  
Yancey County



9. East side and south rear facades



10. East side facade with stone chimney and arched entrance surround

No. 23 R. W. Wilson House  
Yancey County



11. South rear facade



12. West side facade with enclosed side porch



No. 23 R. W. Wilson House  
Yancey County



13. Stone walkway and landscaping along east side facade

**No. 48. Windom Store**  
**Intersection of US 19E and SR 1323, Windom Community, Yancey County**

Location

The Windom Store is located on the north side of US 19E at the intersection of 19E and Shoal Creek Road (SR 1323), in the rural crossroads community of Windom.

Description

Date of Construction: 1930s to 1940s

Style/Type: The store is a one-story, frame structure on a cedar post-and stone-pier foundation. The exterior is covered with novelty (drop, shiplap) siding. The front-gabled roof is covered with standing seam metal, and its eaves are open with exposed rafter ends. One interior brick flue is located toward the rear of the building. The front commercial facade has a recessed entrance with double wood entrance doors and a window set at an angle on either side of the doors. Old sign brackets are still mounted above the entrance area. Four-over-one, double-hung, wood windows are located on the front and rear facades only. A rear door exits out of the rear facade. (The interior was inaccessible.)

Setting: The store is located on a small, less-than-one-acre lot at the northwest corner of the intersection of US 19E and Shoal Creek Road. Shoal Creek runs along the east edge of the property. The store building is located right at the edge of the creek. A wooden bridge provides access across the creek from Shoal Creek Road to the store. A dirt drive and parking area now used for a used car lot stretches from the front of the store to US 19E. A small office building for the car lot is located near the store's southwest front corner.

Integrity: The building appears to retain its exterior integrity; original materials and building form are intact. However, the setting has been compromised with the introduction of a used car lot directly in front of the building.

Historical Background

The Windom Store appears to have been constructed during the 1930s or 1940s based on field observation. The store was operated by brothers Terrell and Jim Young. The building served as the local community store for the surrounding crossroads community of Windom.



According to Norita Honeycutt, whose grandmother Belle Griffith was a sister of the Young brothers, Terrell and Jim Young ran the store at Windom. Belle and her daughter Atlas Edwards also ran a store nearby which no longer stands. The store is now owned by Bill Young, son of Terrell, and is used for storage. The parking area in front of the store is now used as a car lot for Thompson Auto Sales.

Windom is a small, rural crossroads community located between Burnsville and Micaville. It is one of many “traditional communities” in Yancey County historically made up of small family farms centered around local community buildings such as the Windom Store.

### Evaluation of Eligibility

The Windom Store is recommended ineligible for the National Register under Criterion C for architecture. While it is an intact example of a 1930s-1940s one-story, frame store, the building is not a particularly significant example of a twentieth-century crossroads country store. The store is one of a fairly large number of similar stores remaining in rural areas of Yancey County.

Country crossroads stores that served rural communities were constructed from the time of early settlement in the county up to the mid-twentieth century. Nineteenth-century stores tended to be two-story, frame structures that housed the store on the first floor and the store operator and his/her family on the second floor. Examples of two-story rural store buildings remaining in Yancey County include Higgin’s General Merchandise Store at the junction of SR 1126 and SR 1124; and C. C. and Grover Ray’s General Store on SR 1109. In the early to mid-twentieth century, many country stores were constructed as one-story structures, as the operator no longer needed to live above the store due to better transportation. An example is J. C. Bailey’s Store at the junction of US 19W and SR 1415.

The store retains integrity of location, design, materials, and workmanship, as its exterior remains intact. However, integrity of setting, feeling, and association have been lost due to the introduction of a used car lot directly in front of the building.

The Windom Store is also recommended ineligible under Criterion A as it was not associated with significant events that have made a significant contribution to the broad patterns of our history. It is recommended ineligible under Criterion B as it was not associated with the lives of persons significant in our past. It is recommended ineligible under Criterion D as it has not yielded, or is not likely to yield, information important in prehistory or history.

No. 48 Windom Store  
Yancey County



1. View of store from US 19E and Shoal Creek Road looking northwest



2. View of store and Shoal Creek from US 19E looking north



No. 48 Windom Store  
Yancey County



3. View of store from Shoal Creek Road



4. South front facade

No. 48 Windom Store  
Yancey County



5. Detail of front entrance



No. 48 Windom Store  
Yancey County



6. South front and east side facades



7. West side facade

No. 48 Windom Store  
Yancey County



8. North rear facade



**No. 67.       Laws-Hall House**  
**North Side of US 19E on Double Island Road, Micaville, Yancey County**

Location

The Laws-Hall House is located on the north side of US 19E and fronts on Double Island Road (SR 1308) just north of the overpass for 19E over Double Island Road. The house is on the northwest edge of the community of Micaville. The Hall family cemetery is located southwest of the house on the opposite side of US 19E.

Description

Date of Construction:       c.1880s-1900

Style/Type:                   The house is a one-story, frame structure with side-gabled roof and central hallway floor plan. Behind the main, one-room-deep section are two gabled rear wings. The main section has a solid brick foundation, while the rear wings sit on stone piers. The front porch extends across the front facade, around the south end facade, and along the side-gabled wing. The porch's roof is supported with turned wood posts, and the porch foundation is cedar post piers. The exterior is covered with weatherboard siding except on the front facade where beaded tongue-and-groove siding is placed diagonally around the main entrance. Above the entrance is a front-facing gable also covered with diagonal siding. The eaves are open with exposed rafter ends cut at a curved angle. Two interior brick chimneys are located on the main roof ridge on either side of the central hallway. An interior brick flue is located in each of the two rear wings. A rear shed porch on the north side of the rear-gabled wing appears to have been constructed or enclosed with weatherboard siding and four-pane, single-sash windows during the 1930s or 1940s. Four-over-four, double-hung, wood windows remain throughout the house.

Setting:                      The house is located on the west side of Double Island Road and just north of the US 19E overpass on a less-than-one-acre parcel of land. The lot is on the outskirts of the small town of Micaville in an area that has been separated from the community by the 19E highway. The highway is on a raised roadbed and passes over Double Island Road on a concrete overpass. The raised roadbed borders the triangular-shaped property along its southwest side. The road bank slopes down toward the house and is covered with vegetation. The house sits back from Double Island

Road on a grassed lawn. A paved walkway leads from the road to the front steps. Large, mature oak trees are located along the road in front of the house.

**Integrity:**

The house has lost architectural integrity due to additions and alterations that have been made over the years. The front, central hallway section of the house was constructed first, then the two rear wings added, probably during the 1910s. The rear shed porch appears to have been constructed or enclosed during the 1930s or 1940s. The narrow gabled end of the side-gabled wing was the last addition. The rear corner at the end of the side-gabled wing has been infilled. Vertical lattice work has been added around the front porch foundation. The front and side entrance doors have been replaced. A small area of siding has been replaced over the front entrance.

Historical Background

The Laws-Hall House was constructed during the late nineteenth century, perhaps by Finley Laws. Laws was a widower who lived in the house with his daughter, Maggie. Maggie married William Ellis Clontz, Jr. William and Maggie's oldest child, Ruby, married Shelby Hall. The Halls moved into the house after their first two children were born, and their remaining children were born in the house. They apparently added the rear wings to accommodate their growing family. According to an interview in *Mountain Echoes* with their daughter, Norma Hall Westall, "It was just like a square house with four rooms. They built wings on the sides of it as the children grew." A historic photo from the article shows the house much as it exists today. (See historic photo.)

Shelby Hall was a local businessman who built and operated a general store in Micaville. His son, Terry Hall, grew up in the house and served two terms as the sheriff of Yancey County from 1950 to 1958, except for a short time during the second term when another man held the office. Terry also operated a number of businesses in the Micaville area. An article in *Mountain Echoes* entitled "Law and Order '50s Style" chronicles Terry Hall's experiences as the Yancey County Sheriff.

Evaluation of Eligibility

The Laws-Hall House is recommended ineligible for the National Register under Criterion C for architecture due to a number of additions and alterations and the resulting loss of architectural integrity. While it embodies some of the distinctive characteristics of the traditional one-story, one-room-deep, central hallway plan house type, alterations and additions made over the years make the house ineligible. The house also does not represent the work of a master; possess high artistic value; or represent a significant and distinguishable entity whose components may lack individual distinction.



The house retains integrity of location and setting as it is in its original location and its immediate setting is intact. However, integrity of design, materials, workmanship, feeling, and association have been lost due to alterations.

The Laws-Hall House is also recommended ineligible under Criterion A as it was not associated with significant events that have made a significant contribution to the broad patterns of our history. It is recommended ineligible under Criterion B as it was not associated with the lives of persons significant in our past. It is recommended ineligible under Criterion D as it has not yielded, or is not likely to yield, information important in prehistory or history.

No. 67 Laws-Hall House  
Yancey County



1. View of house looking southwest toward US 19E



2. View of US 19E overpass over Double Island Road looking southeast



No. 67 Laws-Hall House  
Yancey County



3. View of house from Double Island Road



4. East front facade

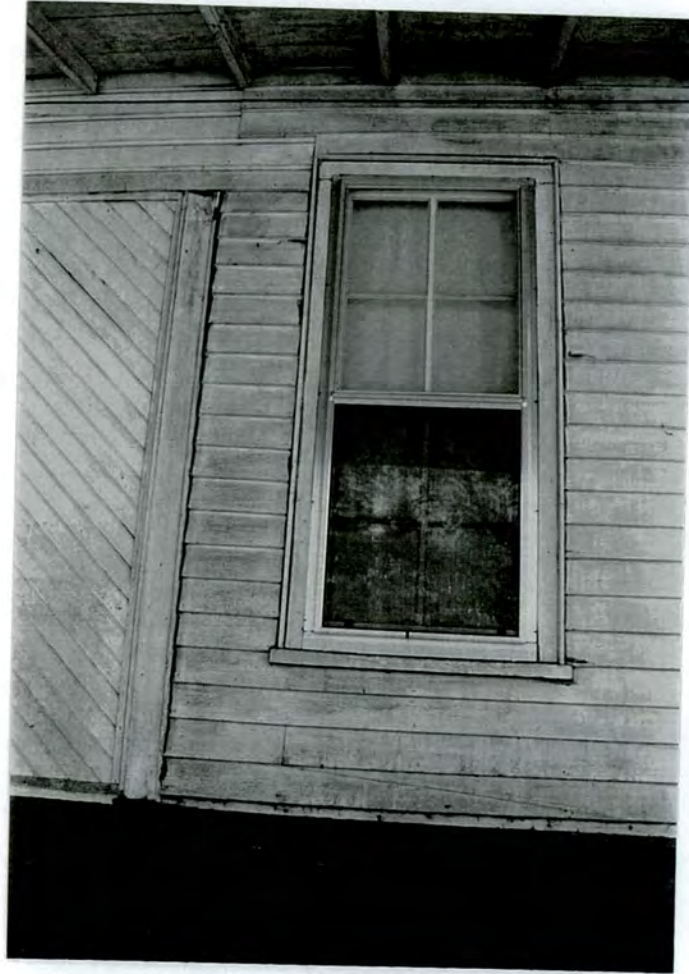
No. 67 Laws-Hall House  
Yancey County



5. Detail of main entrance on front porch



**No. 67 Laws-Hall House  
Yancey County**



6. Detail of four-over-four, double-hung window on front facade

No. 67 Laws-Hall House  
Yancey County



7. South side facade showing wraparound porch



8. Detail of side porch



No. 67 Laws-Hall House  
Yancey County



9. South side and west rear facades showing nonhistoric infill



10. West rear facade



No. 67 Laws-Hall House  
Yancey County



11. West rear facade



12. North side facade showing added shed porch



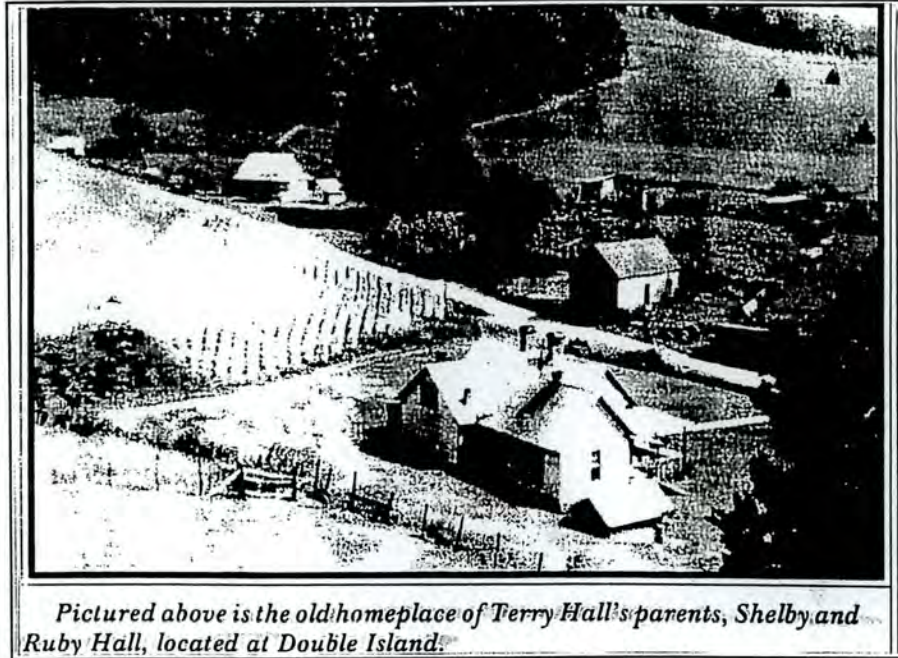
No. 67 Laws-Hall House  
Yancey County



13. East front and north side facades



14. Detail of cornice return and open eaves with angled rafter ends



*Pictured above is the old homeplace of Terry Hall's parents, Shelby and Ruby Hall, located at Double Island.*

No. 67 Laws-Hall House  
Yancey County

Historic Photograph

NCDOT  
TIP No. R-2519A  
State Project No. 6.909001T



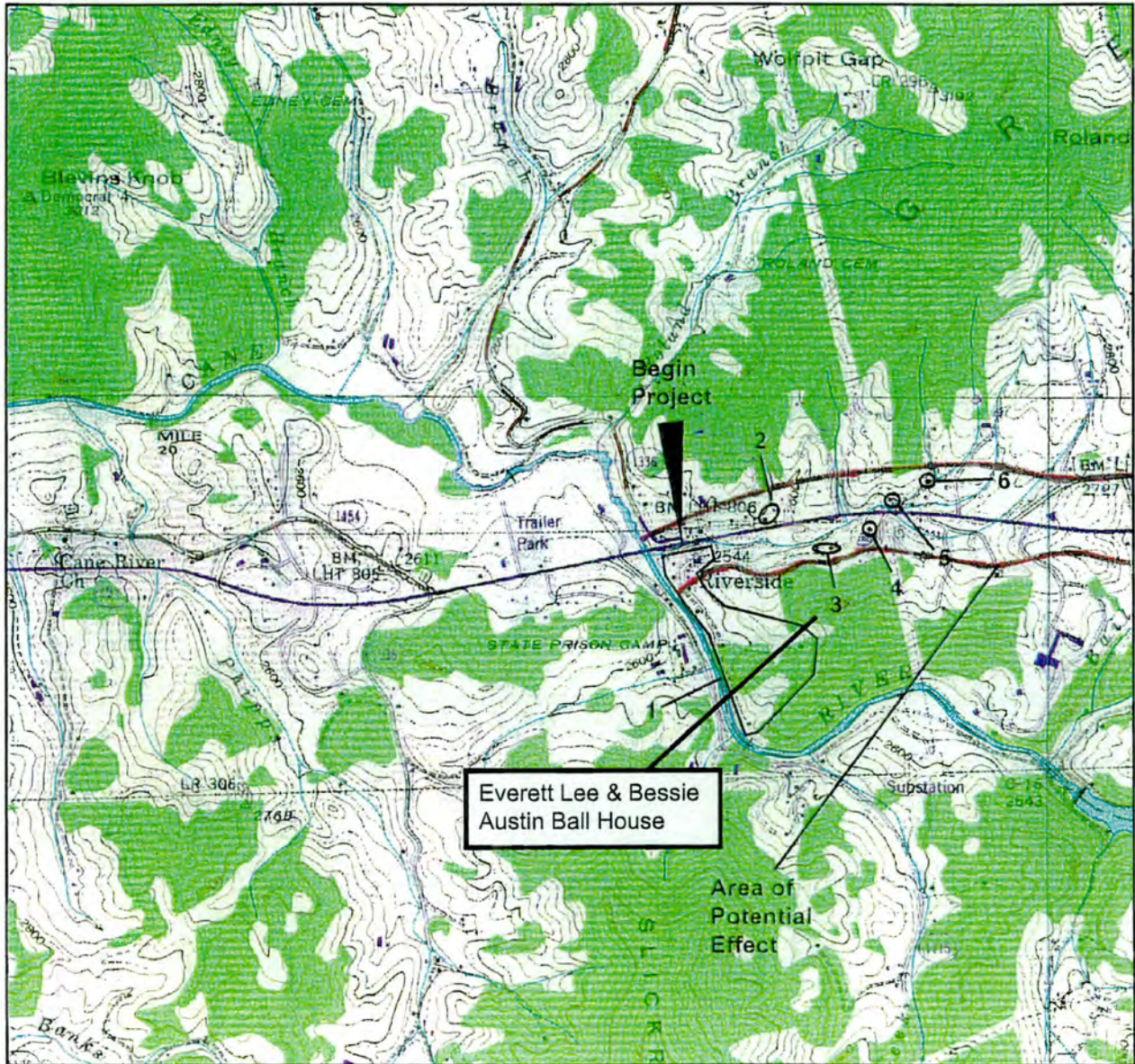
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**APPENDIX A**

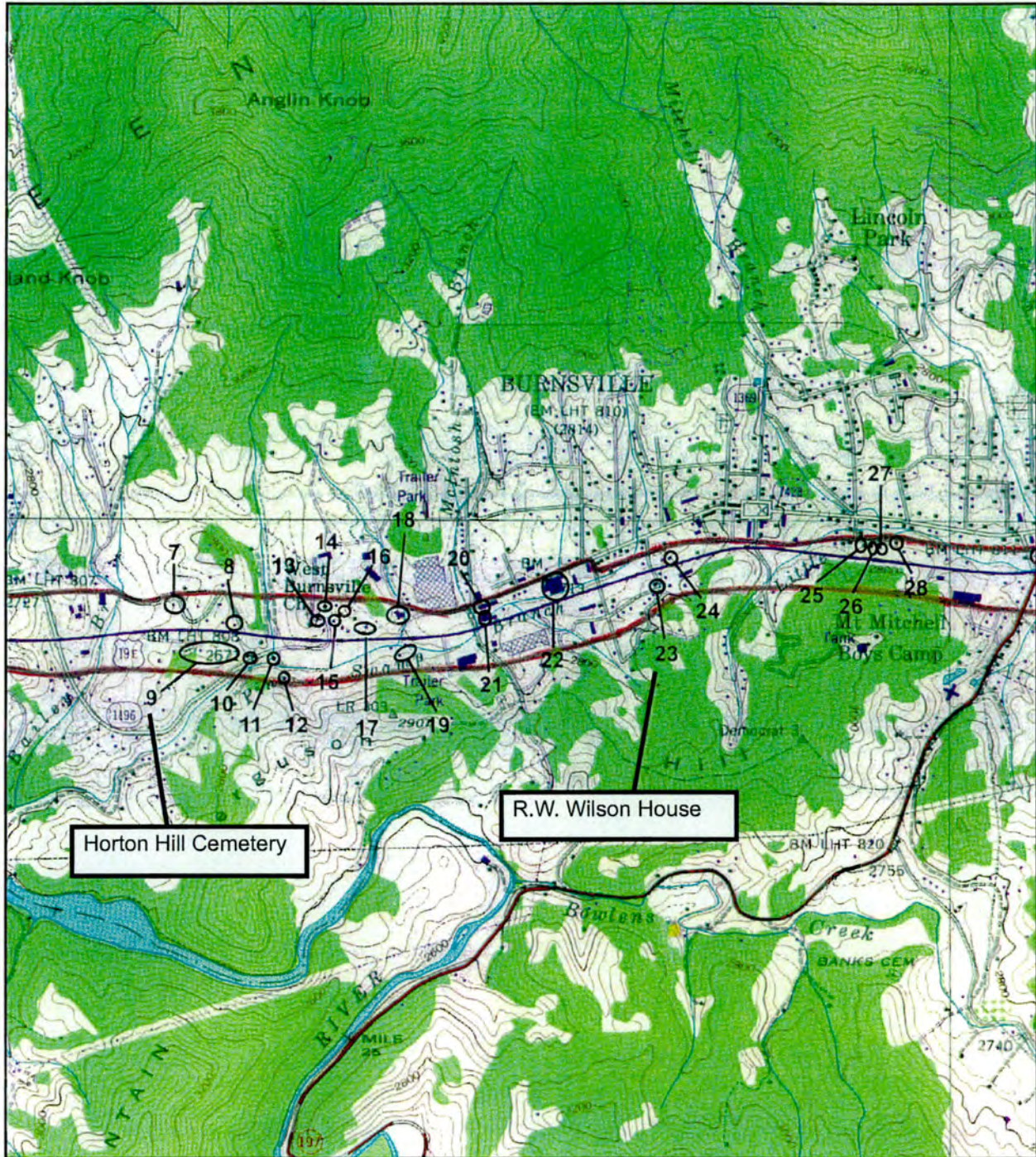
**AREA OF POTENTIAL EFFECTS/  
HISTORIC RESOURCES SURVEY MAP**





<p>Area of Potential Effects          Historic Resources Survey Map (1 of 4)          US 19E from SR 1336 to SR 1186          Extension from SR 1186 to NC 80          Yancey County          Scale: 1:24000          Shown on Burnsville USGS Quadrangle</p>	<p>NCDOT          TIP No. R-2519A          State Project No. 6.909001T</p> 
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Area of Potential Effects  
 Historic Resources Survey Map (2 of 4)  
 US 19E from SR 1336 to SR 1186  
 Extension from SR 1186 to NC 80  
 Yancey County  
 Scale: 1:24000  
 Shown on Burnsville USGS Quadrangle

NCDOT  
 TIP No. R-2519A  
 State Project No. 6.909001T





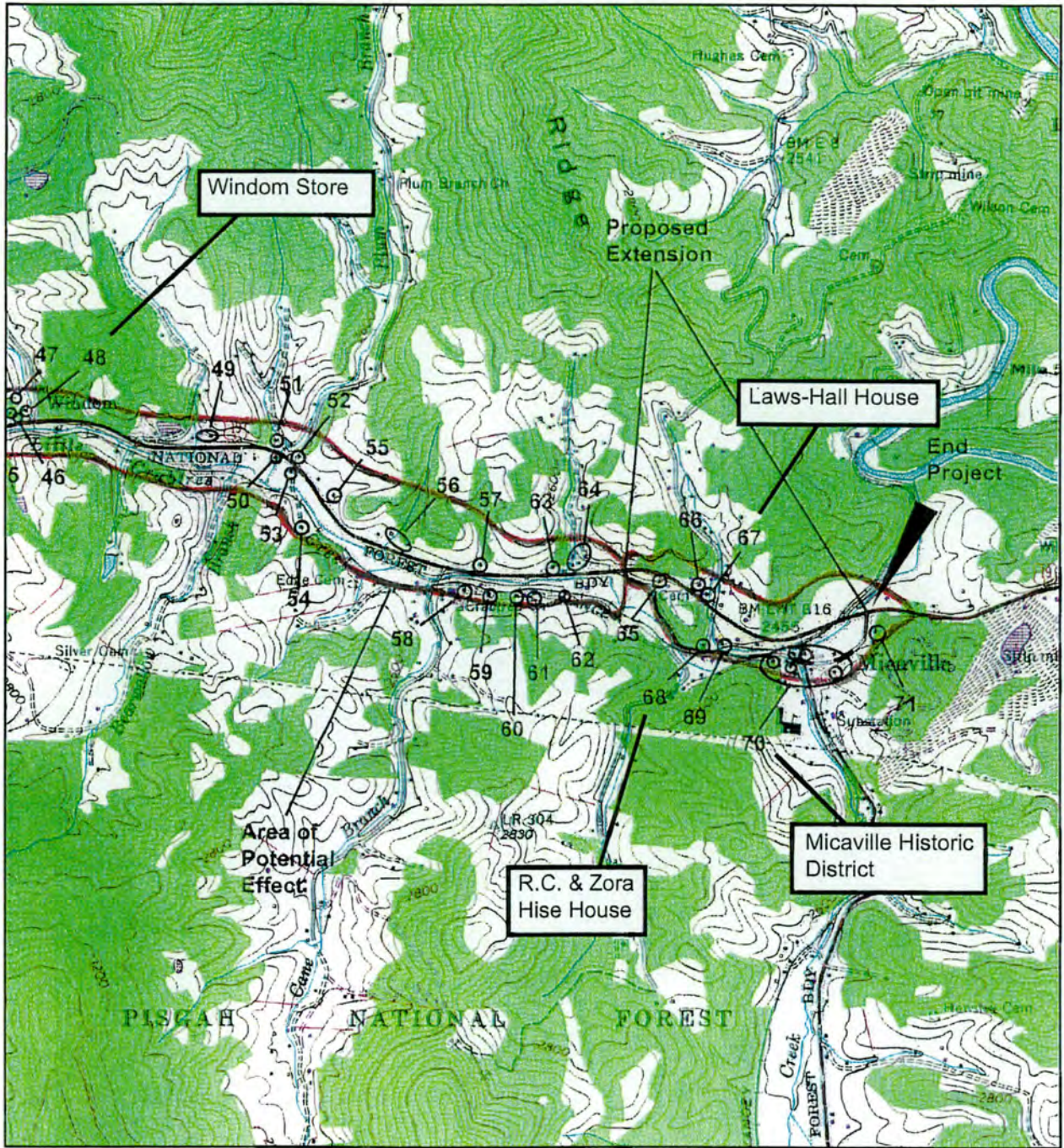


Area of Potential Effects  
 Historic Resources Survey Map (3 of 4)  
 US 19E from SR 1336 to SR 1186  
 Extension from SR 1186 to NC 80  
 Yancey County  
 Scale: 1:24000  
 Shown on Burnsville USGS Quadrangle

NCDOT  
 TIP No. R-2519A  
 State Project No. 6.909001T







Area of Potential Effects  
 Historic Resources Survey Map (4 of 4)  
 US 19E from SR 1336 to SR 1186  
 Extension from SR 1186 to NC 80  
 Yancey County  
 Scale: 1:24000  
 Shown on Burnsville USGS Quadrangle

NCDOT  
 TIP No. R-2519A  
 State Project No. 6.909001T





**APPENDIX B**

**PROPERTIES NOT ELIGIBLE FOR THE NATIONAL REGISTER  
WITH CONCURRENCE FORM**

CONCURRENCE FORM FOR PROPERTIES NOT ELIGIBLE FOR THE NATIONAL REGISTER OF HISTORIC PLACES

Project Description: US 19E from Jack's Creek Road (SR 1336) to SR 1186

On September 3, 1999, representatives of the

- North Carolina Department of Transportation (NCDOT)
- Federal Highway Administration (FHWA)
- North Carolina State Historic Preservation Office (SHPO)

Reviewed the subject project at

- a scoping meeting
- photograph review session/consultation
- other

All parties present agreed

- there are no properties over fifty years old within the project's area of potential effect.
- there are no properties less than fifty years old which are considered to meet Criterion Consideration G within the project's area of potential effect.
- there are properties over fifty years old (list attached) within the project's area of potential effect, but based on the historical information available and the photographs of each property, properties identified as 2, 4-22, 24-47, 49-66, 69, 71 are considered not eligible for the National Register and no further evaluation of them is necessary.
- there are no National Register-listed properties located within the project's area of potential effect.

Signed:

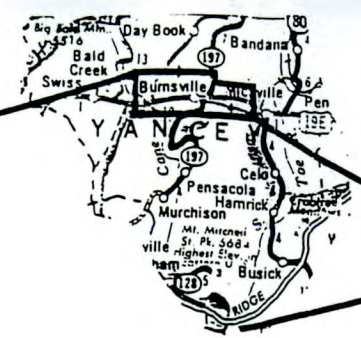
Mary Pope 9-3-99  
 Representative, NCDOT Date

\_\_\_\_\_  
 FHWA, for the Division Administrator, or other Federal Agency Date

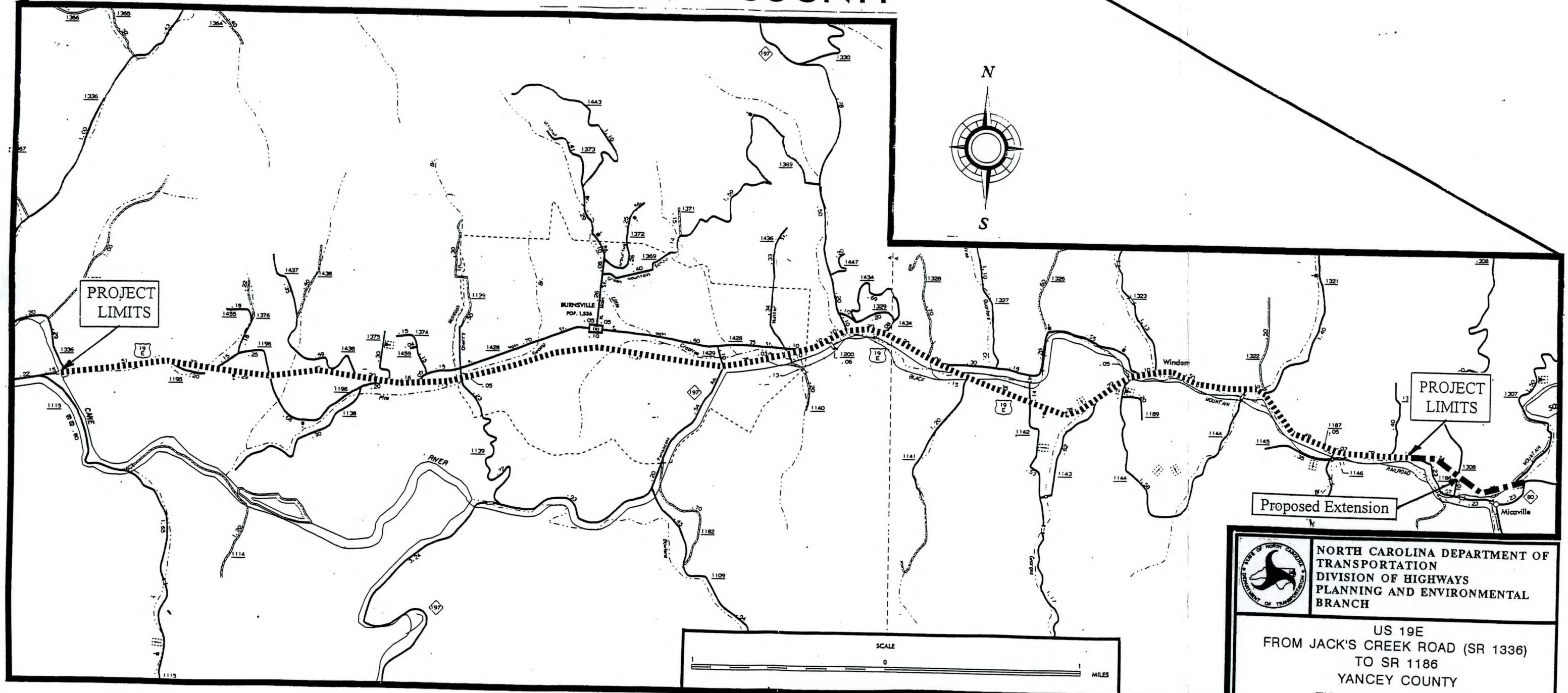
April Alpin 9/3/99  
 Representative, SHPO Date

Penelope DeHill-Ealey 9/3/99  
 State Historic Preservation Officer Date





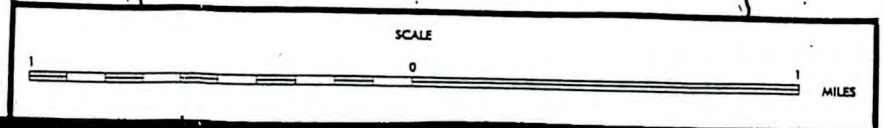
# YANCEY COUNTY



PROJECT LIMITS

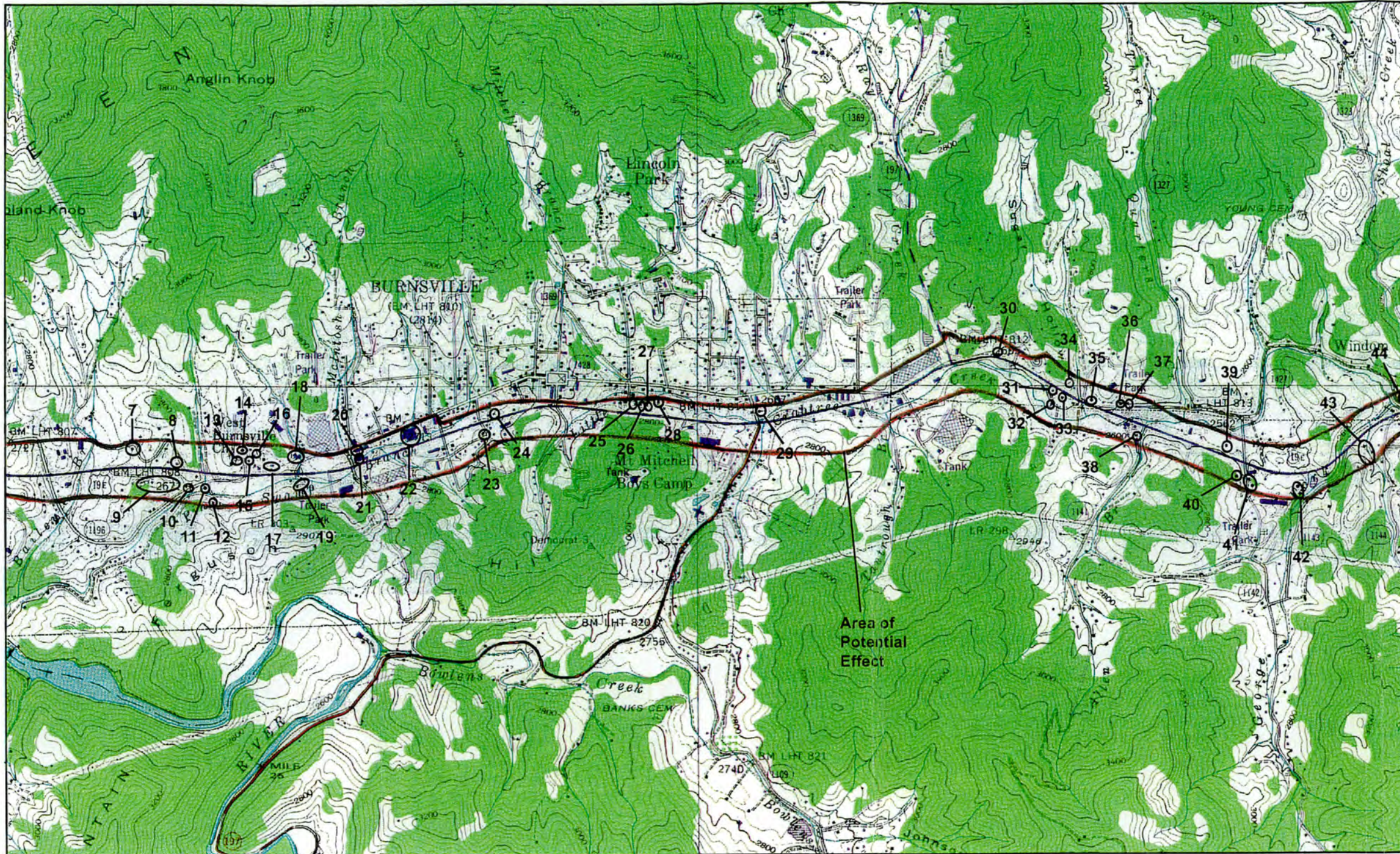
PROJECT LIMITS

Proposed Extension



	<p>NORTH CAROLINA DEPARTMENT OF TRANSPORTATION DIVISION OF HIGHWAYS PLANNING AND ENVIRONMENTAL BRANCH</p>
<p>US 19E FROM JACK'S CREEK ROAD (SR 1336) TO SR 1186 YANCEY COUNTY TIP NUMBER R-2519 A</p>	

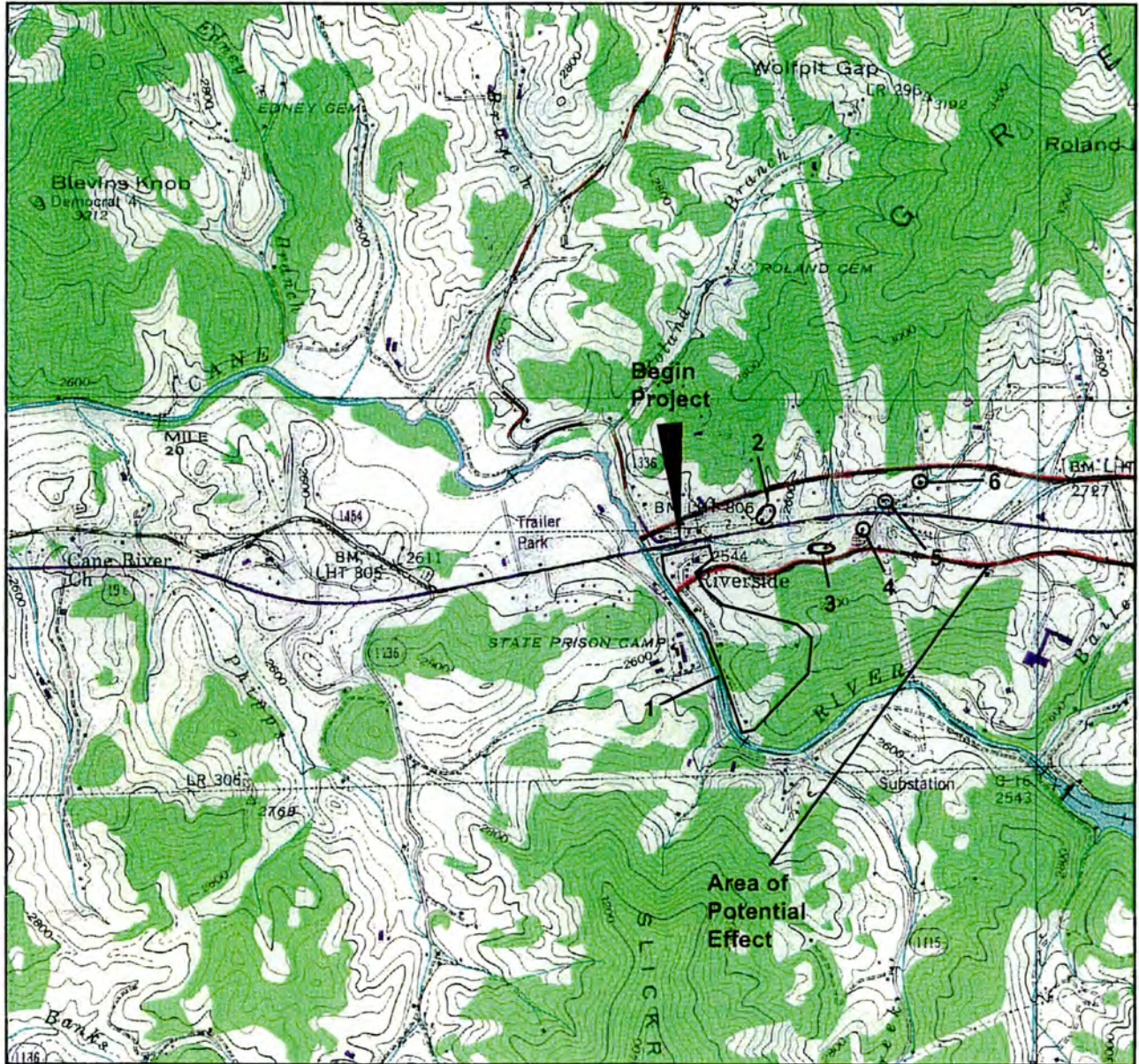




Historic Resources Survey Map (2 of 3)  
US 19E from SR 1336 to SR 1186  
Extension from SR 1186 to NC 80  
Yancey County  
TIP No. R-2519A, State No. 6.909001T  
Scale: 1:24000  
Shown on Burnsville USGS Quadrangle

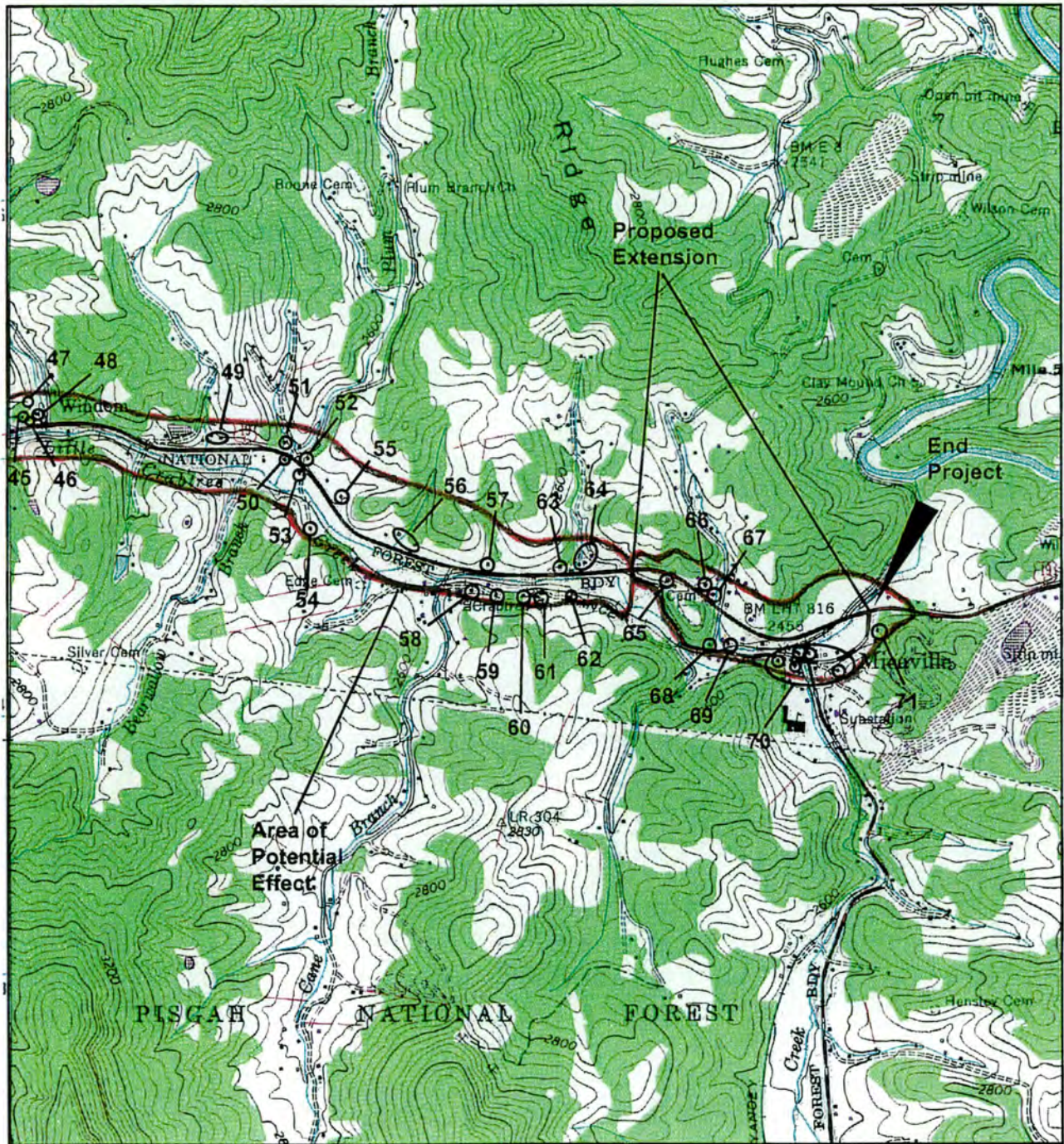






Historic Resources Survey Map (1 of 3)  
 US 19E from SR 1336 to SR 1186  
 Extension from SR 1186 to NC 80  
 Yancey County  
 TIP No. R-2519A, State No. 6.909001T  
 Scale: 1:24000  
 Shown on Burnsville USGS Quadrangle





Historic Resources Survey Map (3 of 3)  
 US 19E from SR 1336 to SR 1186  
 Extension from SR 1186 to NC 80  
 Yancey County  
 TIP No. R-2519A, State No. 6.909001T  
 Scale: 1:24000  
 Shown on Micaville USGS Quadrangle





**WIDENING OF US 19E FROM SR 1336 TO SR1186  
WITH A PROPOSED EXTENSION FROM SR1186 TO NC 80, YANCEY COUNTY  
TIP No. R-2519A; State No. 6.909001T**

**PROPERTIES NOT ELIGIBLE FOR LISTING IN THE NATIONAL REGISTER  
AND THEREFORE NOT WORTHY OF FURTHER EVALUATION  
(Keyed to Survey Map)**

<b>Number</b>	<b>Name</b>	<b>Reason Not Eligible</b>
2.	House & Barn	<p>One-story, frame, hipped-roof house constructed c.1920s; wraparound porch with hipped roof and wood posts; hipped front dormer; weatherboard siding; four-over-one, wood, double-hung windows. The side section of the wraparound porch has been enclosed; the foundation has been replaced with concrete block and partially covered. The house has lost integrity due to these alterations.</p> <p>A frame barn with shed roof and horizontal wood siding is located on the property.</p>
4.	House	<p>One-story, frame, side-gabled house constructed c.1920s; front center gable; hipped-roof front porch with wood posts; rear gabled wing and rear shed rooms; six-over-six and three-over-one, wood, double-hung windows. The exterior has been covered with artificial siding; the foundation has been replaced with concrete block. The house has lost integrity due to these alterations.</p>
5.	House	<p>One-story, frame, side-gabled house constructed c.1930s-1940s; front shed porch; three-over-one, wood, double-hung windows. A large addition has been made to each end of the house; the front porch has been rebuilt and extended along the additions; the exterior has been covered with artificial siding. The house has lost integrity due to these extensive alterations.</p>
6.	Barn	<p>Large frame barn with gambrel roof, constructed late 1940s-1950 (according to owner of #5); horizontal wood siding; standing seam metal roof; poured concrete foundation; door openings on the gabled ends. The barn is deteriorated and overgrown; its wood doors are missing. The barn is typical of other barns in the area and lacks significance by itself.</p>
7.	Barn	<p>Large frame barn with gambrel roof, constructed c.1950 (according to brother of owner); horizontal and diagonal wood siding; concrete block foundation/first floor; concrete block and frame shed along one side; vertical board doors. The barn is typical of other barns in the area and lacks significance by itself.</p>
8.	House	<p>One-story, frame, side-gabled house constructed c.1930s-1940s; front-gabled porch; three-over-one, wood, double-hung windows; solid brick foundation; interior brick chimney. The exterior has been covered with asbestos shingle siding; porch</p>

Ineligible Properties, R-2519A, p. 2

- posts have been replaced; a shed garage has been added on one end; front door has been replaced. The house has lost integrity due to these alterations.
9. House & Barn One-and-one-half-story, frame, side-gabled house constructed c.1890s-1900; front cross gable; front shed porch. The exterior has been covered with vertical board siding; additions have been made on each end and on the rear; all windows and doors have been replaced; front porch has been rebuilt; the foundation has been replaced with concrete block. The house has lost integrity due to these extensive alterations.
- A large frame barn constructed c.1948 (according to owner) is located on the property. The house and barn are sited on a high knoll overlooking the road.
10. House One-story, frame, hipped-roof house constructed c.1910s-1920s; roof is flared at bottom edge; wraparound porch with shed roof, wood posts, and stone veneer piers and foundation; weatherboard siding; front-gabled dormer; three-over-one, wood, double-hung windows; two entrance doors off the wraparound porch. A concrete block, shed addition has been made on the rear; an exterior concrete block chimney has been added; the front door has been replaced. The house has lost integrity due to these alterations.
11. Commercial Building One-story, masonry commercial building with basement; constructed c.1940s; stuccoed exterior walls; flat roof with parapet; storefronts with wood and glass entrance doors and large display windows; concrete block foundation. The exterior walls were probably originally brick and have been covered with stucco; concrete, frame, and concrete block shed additions have been made on one end and on the rear; several display windows have been infilled. The commercial building has lost integrity due to these alterations.
12. Barn Large frame barn with gambrel roof, constructed c.1930s-1940s; horizontal wood siding; vertical plank doors; side shed wing. The barn is sited on a slope so that each floor opens onto ground level. The barn is typical of other barns in the area and lacks significance by itself.
13. House One-and-one-half-story, frame, side-gabled house constructed c.1930s; front-gabled wing; front shed porch; exterior end brick chimney; solid brick foundation. The exterior has been covered with artificial siding; the front porch has been enclosed; windows and doors have been replaced; an open porch with metal awning roof and a wood deck have been added. The house has lost integrity due to these alterations.
14. House One-story, frame, front-gabled house constructed c.1930s; side-gabled projecting wings; front hipped porch; novelty siding; asphalt shingles in the front gable; stone steps and porch piers; exterior stone chimney. The front porch has been extended around the side facade and a shed roof added; wood lattice has been added as a porch balustrade and around the



**Ineligible Properties, R-2519A, p. 3**

- porch foundation; the chimney top has been replaced with concrete block. The house has lost integrity due to these alterations.
15. House One-story, frame, front-gabled house constructed c.1940s-1950; front-gabled porch; three-over-one, wood, double-hung windows; front picture window. The exterior has been covered with artificial siding; porch posts have been replaced; a new exterior brick chimney has been constructed; several windows have been replaced. The house has lost integrity due to these alterations.
16. House One-story, frame, hipped-roof house constructed c.1920s; center front gable; wraparound porch with shed roof and wood posts. The exterior has been covered with asbestos shingle siding and other artificial siding; windows and doors have been replaced; the wraparound porch has been enclosed on one end; the foundation has been replaced with concrete block. The house has lost integrity due to these alterations.
17. House & Outbuilding One-and-one-half-story, frame, side-gabled house constructed c.1940s; front-gabled porch with brick piers and steps; side-gabled wing; solid brick foundation; three-over-one, wood, double-hung windows; front picture window; interior brick chimney. The exterior has been covered with artificial siding; shed and gabled additions have been made on one side; porch posts have been replaced with wrought iron posts. The house has lost integrity due to these alterations.
- A large frame outbuilding with shed roof is located on the property.
18. Commercial/  
Apartment Building Two-story, frame and masonry, side-gabled commercial building constructed c.1940s; concrete block, commercial first floor; frame, residential second floor; two first-floor storefronts; two garage openings; metal industrial sash windows; three-over-one, wood, double-hung windows on the second floor; rear two-story, frame porch partially enclosed. The second floor has been covered with asbestos shingle siding; first-floor doors have been replaced or infilled; a one-story addition has been made to the rear. The building has lost integrity due to these alterations.
19. House & Barn One-story, frame, front-gabled house constructed in 1946 (according to owner); front-gabled porch; three-over-one, wood, double-hung windows. Most of the exterior has been covered with artificial siding; several additions have been made to both sides and to the rear; exterior brick chimney has been added. The house has lost integrity due to these extensive alterations.
- A frame barn constructed c.1948 is located on the property.
20. Commercial  
Building/Yancey  
Builders' Supply Three-story, concrete block with brick veneer, commercial building constructed c.1940s; flat, built-up roof with parapet; first-floor storefront with recessed entrance and display

**Ineligible Properties, R-2519A, p. 4**

- windows. One first-floor storefront has been infilled/covered; a shingled, shed roof has been added along the first-floor front facade; all upper-floor windows have been replaced or infilled with brick; a wood "cornice" has been added along the parapet. The building has lost integrity due to these alterations.
21. Commercial Warehouse Two-story, frame, gabled warehouse constructed c.1940s; standing seam metal roof; diagonal wood siding; wood, sliding track door in gabled end; second-floor wood, double-hung windows. The exterior has been largely covered with asphalt paper siding; one of the sliding track doors has been replaced; the other door has been covered with corrugated metal; several second-floor windows have been removed. The building has lost integrity due to these alterations and lacks significance.
22. Commercial Row Row of one- and two-story, attached, masonry commercial buildings constructed c.1940s; concrete block and brick veneer exterior walls; flat roofs with parapets; storefronts with large display windows. Gabled roof, artificial siding, and new double-hung windows have been added to the front-gabled building; most of the buildings' storefront elements have been replaced; additions have been made to several buildings, including the Chevrolet dealership. This commercial row has lost integrity due to extensive alterations and additions.
24. Tipton's Produce Barn Large frame barn with gabled roof, constructed c.1940s; horizontal and vertical wood siding; standing seam metal roof; vertical board doors. A partially enclosed, shed porch has been added on the front gabled end; a metal porch awning has been added to the shed porch; doors and windows have been added, replaced, and removed. According to the owner, the barn is in its original location and was once part of a larger, small-farm tract. The barn has lost integrity due to alterations and has lost its agricultural setting and context.
25. House One-and-one-half-story, frame, side-gabled house constructed c.1917 (according to owner); wraparound porch with shed roof and wood posts; solid stone foundation; front-gabled dormer. The exterior has been covered with artificial siding; all windows and doors have been replaced; the side section of the wraparound porch has been enclosed; each side of the porch's front section has been infilled. The house has lost integrity due to these alterations.
26. House One-story, frame, side-gabled house on a raised brick basement, constructed c.1920s; board-and-batten siding; front-gabled, two-tiered porch with battered wood posts; four-over-one and three-over-one, wood, double-hung windows; side-gabled wing. An open shed has been attached to one side; the brick and concrete steps to the front porch may have been added; the lower-floor porch posts may have been shortened and placed on brick piers. The house's integrity has been compromised with these alterations.



Ineligible Properties, R-2519A, p. 5

27. House One-story, frame, side-gabled house constructed c.1920s-1930s; front-gabled porch; two-over-two, wood, double-hung windows; brick pier foundation. Additions have been made on one side and on the rear; the exterior is covered with artificial siding; the porch has been extended around the house as a deck; the porch railing has been replaced; the foundation has been infilled. The house has lost integrity due to these alterations.
28. House & Spring House One-story, frame, side-gabled house constructed c.1930s; concrete block and stuccoed basement; front-gabled porch; rear shed; two-over-two and three-over-one, wood, double-hung windows. The exterior has been covered with asbestos shingle siding; porch posts and railings have been replaced; the rear shed may have been at least partially enclosed at a later date. The house has lost integrity due to these alterations.
- A stone spring house is located on the property. The spring house has two levels with an upper and lower entrance; the roof is gabled and covered with standing seam metal.
29. House One-story, frame, side-gabled house on a brick basement, constructed c.1930s-1940s; front entrance stoop with concrete steps; side shed porch. The exterior has been covered with artificial siding; all windows and doors have been replaced; the side porch has been extended to the rear and a rear deck added; the basement entrance under the side porch has been enclosed with metal casement windows. The house has lost integrity due to these alterations.
30. House One-story, frame, side-gabled house constructed c.1930s-1940s; front gabled wing; front shed porch; exterior end brick chimney. The exterior has been covered with artificial siding and a new stone veneer; most windows have been replaced; a large addition has been made to the rear. The house has lost integrity due to these alterations.
31. House One-and-one-half-story, frame, side-gabled house constructed c.1930s; front-gabled porch with brick piers; solid brick foundation; exterior end brick chimney; six-over-six, wood, double-hung windows. The exterior has been covered with artificial siding; a garage addition has been made on the rear. The house has lost integrity due to these alterations.
32. Barn Large barn with gambrel roof, constructed c.1940s-1950; concrete block foundation/first floor; frame upper floor with horizontal wood siding; vertical plank doors on sliding tracks and hinges; frame shed addition. The barn is typical of other barns in the area and lacks significance by itself.
33. House One-and-one-half-story, frame with brick veneer, side-gabled house constructed c.1940s-1950; front-gabled wing and dormer; open side porch; exterior end brick chimney; six-over-six, wood, double-hung windows; two front-facade picture windows. A shed addition has been made on one side;

Ineligible Properties, R-2519A, p. 6

- artificial siding has been added on the dormer and side porch gable. The house's integrity has been compromised with these alterations.
34. House One-and-one-half-story, frame, side-gabled house constructed c.1940s; front-gabled entry porch; hipped side porch; front-gabled dormers; side-gabled wing; exterior end brick chimney. The exterior has been covered with artificial siding; all windows have been replaced; porch posts have been replaced with wrought iron posts. The house has lost integrity due to these alterations.
35. House One-story, frame, front-gabled house constructed c.1930s-1940s. Shed and gabled additions have been made to both side facades; the exterior has been covered with artificial siding; all windows have been replaced; a new shed porch has been added. The house has lost integrity due to extensive alterations.
36. House One-story, frame, side-gabled house constructed c.1940s; front-gabled entry stoop; stone foundation; exterior stone chimney. A gabled addition has been made to one side; a shed garage has been added to one front corner; the exterior has been covered with artificial siding; all windows have been replaced. The house has lost integrity due to these alterations.
37. House One-story, frame, front-gabled house constructed c.1930s; front-gabled porch with stone piers; stone foundation; novelty wood siding; six-over-one, wood, double-hung windows. The front porch posts have been replaced; a concrete block chimney has been added; a shed porch has been added on one side facade. The house's integrity has been compromised with these alterations.
38. House One-story, frame, side-gabled house constructed c.1940s-1950; front shed porch. The exterior has been covered with artificial siding; all windows have been replaced with horizontal sash windows; porch posts have been replaced. The house has lost integrity due to these alterations.
39. House One-and-one-half-story, frame, side-gabled house constructed c.1940s; front-gabled projection; side-gabled wing; front entry stoop; front-facade stone chimney; stone foundation; six-over-six, wood, double-hung windows; open side porch. The exterior has been covered with artificial siding; most windows have been replaced. The house has lost integrity due to these alterations.
40. Barn Frame, side-gabled barn constructed c.1930s-1940s; standing seam metal roof with open eaves; horizontal wood siding; wood post foundation piers; vertical board sliding track door. The barn is typical of other barns in the area and lacks significance by itself.
41. House & Barn One-story, frame, front-gabled house constructed c.1930s; front-gabled porch. Windows have been replaced with



**Ineligible Properties, R-2519A, p. 7**

- horizontal sash windows; porch posts have been replaced; a side-gabled wing has been added; the stone veneer appears to be an addition. The house has lost integrity due to these alterations.
- A frame barn with gabled roof and vertical wood siding is located on the property.
42. Two Outbuildings One-story, frame, side-gabled building of unknown construction date and use; rough-sawn wood siding; stone foundation. An elaborate wood entrance door has been added to the building; windows have been replaced.
- Frame barn with gabled roof and side shed; vertical wood siding. These outbuildings have lost integrity due to alterations and lack significance by themselves.
43. House & Barns One-and-one-half-story, frame, side-gabled house constructed c.1920s; wraparound porch with shed roof and wood posts; front shed dormer; novelty wood siding; two-over-two, wood, double-hung windows; interior brick chimney. A picture window has been added on the front facade; the foundation has been replaced with concrete block. The house's integrity has been compromised with these alterations.
- Two large frame barns with gambrel roofs and horizontal and diagonal wood siding, and a gabled, frame garage are located on the property.
44. Young's Chapel  
Free Will Baptist  
Church Front-gabled, frame church building constructed c.1900-1930s; front-gabled entrance wing; front-gabled entry stoop; square tower/steeple with hipped roof. The exterior has been covered with brick veneer and new wood siding; doors and windows have been replaced; front stoop posts have been replaced. The church building has lost integrity due to these alterations.
45. House One-story, frame, front-gabled house constructed c.1930s-1940s; front-hipped porch; open roof eaves; weatherboard siding; two-over-two, wood, double-hung windows. The front porch posts and solid balustrade may be original to the house. While it appears to be relatively intact, the house does not represent a significant type or style.
46. House One-story, frame, side-gabled house constructed c.1930s; front-gabled entry porch with wood posts; side-gabled wing with side porch and wood post; open roof eaves; novelty wood siding; four-over-one, wood, double-hung windows; original wood and glass front door; concrete foundation. While it appears to be relatively intact, the house does not represent a significant type or style.
47. House One-story, frame, shed-roofed house constructed c.1940s; wood siding. An addition has been added to the rear; house appears to have been attached to another building or a wing has been removed. (House was inaccessible due to

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- overgrowth.) The house has lost integrity due to alterations.
49. House & Barn One-story, frame, pyramidal-roofed house constructed c.1910s-1920s; front hipped porch; weatherboard siding. The front porch has been enclosed and a side addition attached to it; most windows have been replaced. The house has lost integrity due to these alterations.
- Large frame barn with gambrel roof, horizontal wood siding, and stone foundation is located on the property.
50. House of Prayer Chapel One-story, front-gabled, log church building constructed out of two log houses moved from other sites. The building is ineligible due to its construction history and having been moved.
51. House One-story, frame, front-gabled house constructed c.1930s-1940s; front shed porch; side-gabled wing; three-over-one, wood, double-hung windows. The exterior has been covered with artificial siding; porch posts have been replaced with wrought iron posts; some windows have been replaced; the side-gabled wing may have been added. The house has lost integrity due to these alterations.
52. House One-story, frame, front-gabled house constructed c.1930s-1940s; front-gabled porch; stone veneer foundation; exterior stone chimney; four-over-one, wood, double-hung windows. A large addition has been made along one side facade; the exterior has been covered with patterned asphalt siding and artificial siding; porch posts have been replaced; portions of the foundation have been replaced with concrete block. The house has lost integrity due to these alterations.
53. House One-story, frame, front-gabled house constructed c.1930s-1940s; front-gabled porch; weatherboard siding; rear integral porch; six-over-six, wood, double-hung windows. A large picture window has been added on the front facade; porch posts have been replaced; an exterior concrete block chimney has been added. The house has lost integrity due to these alterations.
54. House One-and-one-half-story, frame, cross-gabled house constructed c.1910s-1920s; rear shed wing; front hipped porch; open roof eaves; weatherboard siding; interior brick chimney. A large addition has been made to each side facade; windows and doors have been replaced; one of the original two front doors has been infilled; the foundation has been covered with stucco and new stone veneer; porch posts and railings have been replaced. The house has lost integrity due to these alterations.
55. House One-story, frame, front-gabled house constructed c.1930s-1940s; front-gabled porch; four-over-one, wood, double-hung windows. Large additions have been made to each side facade; the exterior has been covered with patterned asphalt siding and new horizontal and vertical wood siding; many



windows have been replaced. The house has lost integrity due to these alterations.

56. House & Barn

One-story, frame, hipped-roof house constructed c.1910s-1920s; integral, corner front porch with wood posts and balustrade; weatherboard siding; open roof eaves; interior brick chimney. Windows and doors have been replaced; a concrete block addition has been made on the rear; the foundation has been replaced with concrete block. The house has lost integrity due to these alterations.

A large frame barn with gambrel roof, diagonal wood siding, and concrete block foundation/first floor is located on the property.

57. House

Two-story, frame, hipped-roof house constructed c.1920s; front shed entry porch; first-floor bay window with shed roof; open, flared roof eaves; narrow, tongue-and-groove siding on the first floor; two-over-two, wood, double hung windows; interior brick chimney. Asphalt shingle siding has been added on the second floor; a hipped-roof addition has been made on the rear; porch posts and railings have been replaced. The house's integrity has been compromised with these alterations.

58. House

One-story, frame, front-gabled house constructed c.1930s-1940s; front-gabled porch with brick piers and solid brick balustrades; solid brick foundation; exterior brick chimney. The exterior has been covered with artificial siding; most windows have been replaced; a large addition has been made on the rear. The house has lost integrity due to these alterations.

59. House & Barn

One-and-one-half-story, frame, side-gabled house constructed c.1930s-1940s; concrete block foundation/basement; front-gabled porch; side-gabled wing. The exterior has been covered with artificial siding; windows and doors have been replaced; porch posts and railings have been replaced. The house has lost integrity due to these alterations.

A large frame barn with shed roof and vertical wood siding is located on the property.

60. House

One-story, frame, side-gabled house constructed c.1930s; wraparound porch with shed roof and wood posts; three-over-one, wood, double-hung windows. Most of the weatherboard siding has been covered with artificial siding; a portion of the wraparound porch has been infilled; a shed addition has been made on one side facade. The house has lost integrity due to these alterations.

61. House

One-story, frame, side-gabled house constructed c.1940s-1950; front-gabled entry porch; three-over-one, wood, double-hung windows; front-facade picture window; open roof eaves; gable-end wood brackets. The asbestos shingle siding may be the original exterior siding. The front porch has been extended around the side facade; a rear gabled addition has been

made; several windows have been replaced. The house has lost integrity due to these alterations.

62. House One-and-one-half-story, frame, side-gabled house constructed c.1920s; wraparound porch with shed roof; novelty wood siding; front shed dormer; two-over-two, wood, double-hung windows; interior brick chimney. The side section of the wraparound porch has been enclosed; the foundation has been replaced with concrete block; porch railings have been replaced. The house has lost integrity due to these alterations.
63. House One-story, frame, side-gabled house constructed c.1930s; front- and side-gabled porches with distinctive, Craftsman-style brick piers, solid brick balustrades, and wood posts; gable-end wood brackets; six-over-one, wood, double-hung windows. A large addition has been made on one side of the house; the exterior has been covered with new wood siding; a new exterior brick chimney has been added; the front entrance door has been replaced with sliding glass doors. The house has lost integrity due to these alterations.
64. House & Outbuildings One-and-one-half-story, frame, side-gabled house constructed c.1940s; front-gabled wing with entry stoop; six-over-six, wood, double-hung windows; front-gabled dormer; exterior stone chimney; stone veneer foundation. The exterior has been covered with artificial siding; porch posts and railings have been replaced. The house has lost integrity due to these alterations.
- Two long and narrow outbuildings—one concrete block, the other frame—are located on the property.
65. House One-story, frame, front-gabled house constructed c.1930s; front-gabled porch with brick piers and solid brick balustrades; weatherboard siding; four-over-one, wood, double-hung windows. Porch posts have been replaced; a shed addition has been made on one side facade; the porch may have been reconstructed at some point. The house has lost integrity due to these alterations.
66. House One-and-one-half-story, frame, side-gabled house constructed c.1940s-1950; concrete block basement with wood garage door; front-gabled wing with main entrance door; front shed porch with wood posts; six-over-six, wood, double-hung windows; exterior brick chimney. The exterior has been covered with vinyl siding. The house has lost integrity due to this alteration.
67. House One-story, frame, front-gabled house constructed c.1930s; concrete block foundation/basement; front-gabled porch with brick piers and battered wood posts; four-over-one, wood, double-hung windows. The exterior has been covered with artificial siding; an addition has been made on each side facade; porch railings have been replaced with wrought iron. The house has lost integrity due to these alterations.



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71. House One-story, frame, hipped-roof house constructed c.1920s; wraparound porch with shed roof; open roof eaves. The exterior has been covered with artificial siding; windows and doors have been replaced; porch posts and railings have been replaced; the foundation has been replaced with concrete block; the rear portion of the porch's side section has been enclosed. The house has lost integrity due to these alterations.

Ineligible Properties, R-2519A, Photographs



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Ineligible Properties, R-2519A, Photographs



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Ineligible Properties, R-2519A, Photographs



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Ineligible Properties, R-2519A, Photographs



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Ineligible Properties, R-2519A, Photographs



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Ineligible Properties, R-2519A, Photographs



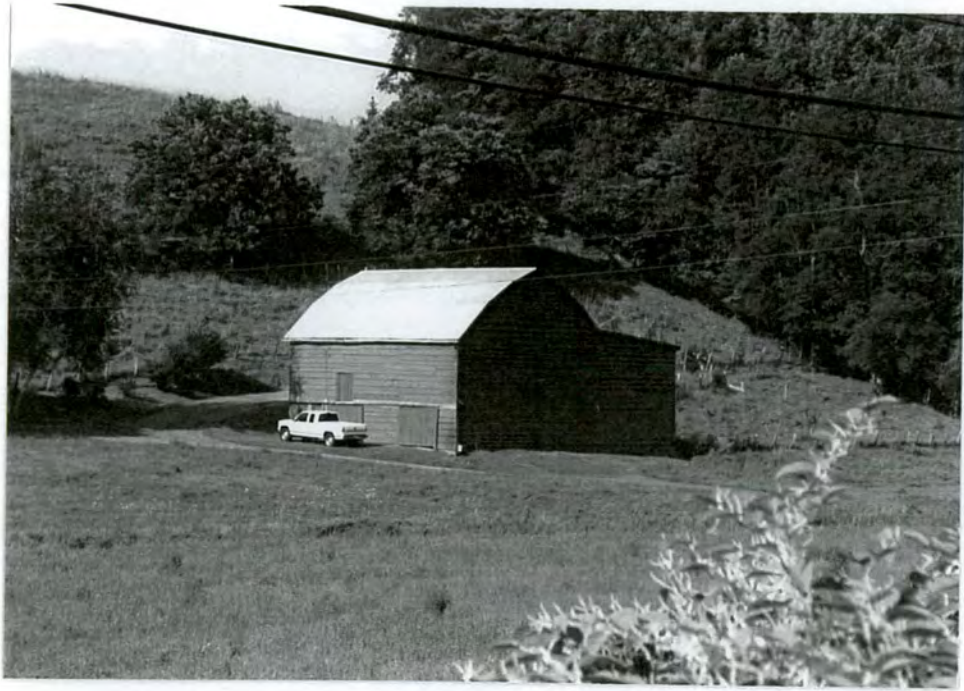
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Ineligible Properties, R-2519A, Photographs



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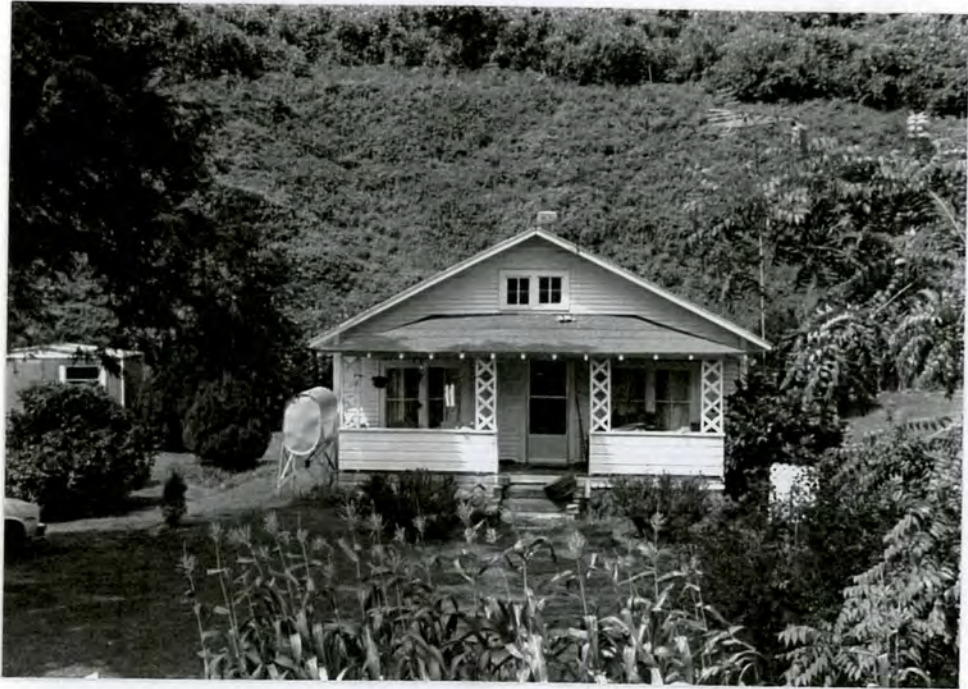


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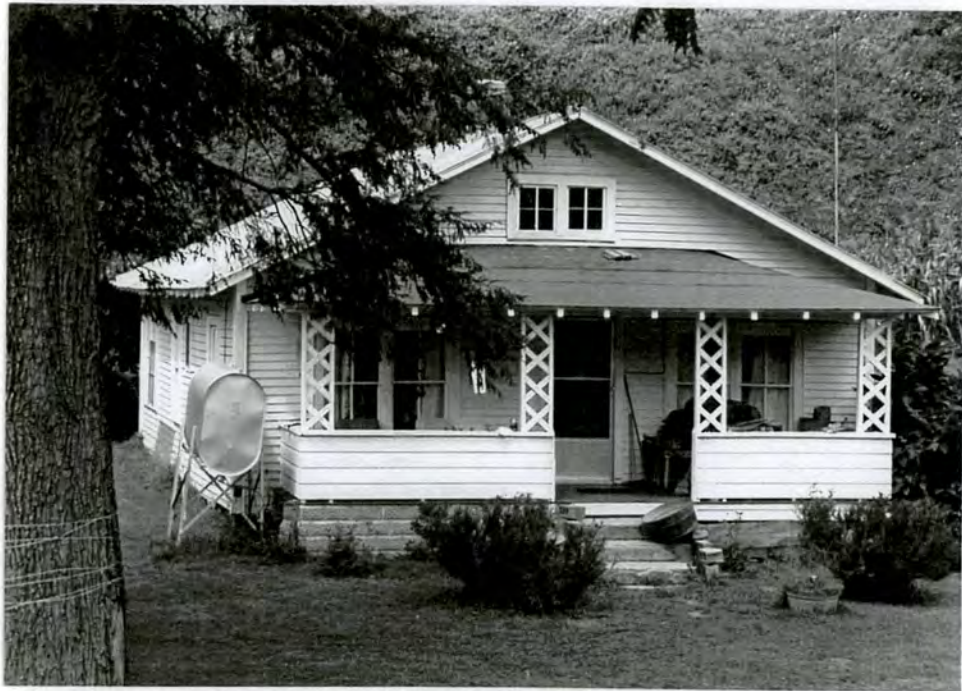


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**APPENDIX C**  
**PROFESSIONAL QUALIFICATIONS**

THE  
JAEGER  
COMPANY

**DEBBIE CURTIS TOOLE**  
ARCHITECTURAL HISTORIAN

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**EDUCATION**

- Master of Architectural History  
University of Virginia, Charlottesville, Virginia
- Bachelor of Architectural Engineering Technology,  
Southern Technical Institute, Marietta, Georgia
- Associate of Science in Drafting and  
Design Technology, Dalton College, Dalton, Georgia

**SPECIALIZED EDUCATION**

- Vernacular Architecture Forum Annual Conference,  
1999, Tour Guide Editor
- *Historic Structures Reports & Computer-Aided Facilities  
Management Programs*, National Preservation Institute  
Seminar, 1998
- Southeastern Society of Architectural  
Historians Annual Conferences
- Society of Architectural Historians Annual Conference

**PROFESSIONAL MEMBERSHIPS**

- Southeastern Society of Architectural Historians
- Vernacular Architecture Forum
- Vernacular Georgia (Charter Member)

**PROFESSIONAL EXPERIENCE**

- The Jaeger Company
- Architectural Historian, Historic Preservation Division,  
GA Dept. of Natural Resources, Atlanta, Georgia
- Main Street Design Consultant for Georgia  
Main Street Program, Georgia Trust for  
Historic Preservation, Atlanta, Georgia
- Intern, Alabama State Historic Preservation Office,  
Alabama Historical Commission, Montgomery, Alabama

**PRESENTATIONS**

- "Georgia Styles" 1991-1994, presentations for  
Historic Preservation Division, Georgia Department  
of Natural Resources, Atlanta, Georgia
- "Greek Revival in Georgia" Sept 1992, presentation  
at Marietta/Cobb Museum of Art in association with  
the Smithsonian Exhibit [American Greek Revival  
Architecture](#)

**PUBLICATIONS**

- Editor, [Cotton Mills, Planned Communities, and the  
New Deal: Vernacular Architecture and Landscape of  
the New South](#), Vernacular Architecture Forum 1999  
Annual Conference Tour Guide
- "Residential Architectural Styles in Georgia",  
"Discovering the Secrets of Your Old House",  
[Georgia's Living Places: Historic Houses in Their  
Landscape Settings](#)

**PUBLICATIONS (con't)**

- [Madison, Georgia: An Architectural Guide](#),  
The Morgan County Foundation, Inc., 1991  
Architectural descriptions and glossary for  
a guidebook to architecture of The City of  
Madison, Georgia

**REPRESENTATIVE PROJECT EXPERIENCE**

**ENVIRONMENTAL ASSESSMENT**

- Section 106 Compliance  
Determinations of Eligibility
- State of Georgia Multiple Projects  
Historic Resources Surveys
- Columbus Second Avenue Revitalization  
Historic Resources Survey
- Appalachian Scenic Corridor Study  
Historic Resources Identification

**ARCHITECTURAL HISTORY**

- Calhoun-Griffin-Mott House Historic Structure  
& Cultural Landscape Report
- Redwine Rural Historic District Brochure  
Fayette County
- Gilstrap Family Farm Exhibit  
Gwinnett County, Georgia
- Columbus Second Avenue Revitalization  
Auto Sales/Service Historic Context
- Annistown Road/McDaniel Rural Historic District  
HABS Documentation  
Gwinnett County, Georgia

**PRESERVATION PLANNING**

- National Register of Historic Places Program  
Reviews of Nomination Requests for Eligibility,  
Presentation of Nominations to State Review Board,  
Preparation of Final Nomination Documents
- Federal & State Tax Incentive Programs  
Certifications of Significance
- New Albany Hotel Rehabilitation, Albany, Georgia
- Tax Incentive Program Applications

**DESIGN GUIDELINES**

- Main Street Program, Design Assistance for  
Commercial Building Rehabilitation in Georgia  
Main Street Communities
- Historic District Analysis &  
Design Guidelines for Druid Hills  
DeKalb County, Georgia
- Historic District Analysis & Design Guidelines,  
City of Gaffney, South Carolina



THE  
JAEGER  
COMPANY

**DIANA MILES**  
PRESERVATION PLANNER

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**EDUCATION**

- Master of Historic Preservation, Honor Graduate, Thesis: "Preservation and Rehabilitation in Two South Carolina Textile Mill Villages," University of Georgia
- Bachelor of Arts in History, Cum Laude, Furman University

**SPECIALIZED EDUCATION**

- *Section 106: An Introduction*, National Preservation Institute Seminar, 1999
- *Beyond Style: Evaluating Significance in 20th-Century Buildings*, National Preservation Institute Seminar, 1998
- *Historic Highways and the National Register of Historic Places*, Society for Commercial Archaeology Annual Conference, 1998

**PROFESSIONAL MEMBERSHIPS**

- National Trust for Historic Preservation
- Georgia Trust for Historic Preservation
- Vernacular Georgia

**PROFESSIONAL EXPERIENCE**

- The Jaeger Company
- Middle Flint Regional Development Center
- Athens-Clarke Heritage Foundation

**HONORS & AWARDS**

- Phi Beta Kappa
- J.E. Caldwell Historic Preservation Scholarship recipient
- Sigma Pi Kappa Historic Preservation Honor Society

**REPRESENTATIVE PROJECT EXPERIENCE**

**ENVIRONMENTAL ASSESSMENT**

- River Moore Farm Determination of Eligibility, Gwinnett County, Georgia
- State Route 9 Section 106 Compliance Determination of Eligibility, Roswell, Georgia
- Stilesboro Road Section 106 Compliance Determination of Eligibility, Cobb County, Georgia

**HISTORIC RESOURCES SURVEY**

- Fort Benning Historic Resources Survey, Columbus, Georgia
- Fort Benning Historic Resources Interior Survey, Columbus, Georgia
- North Carolina Department of Transportation Historic Resources Surveys, Yancey & Madison Counties, North Carolina
- Rome Historic Resources Survey, Phases 1 & 2, Rome, Georgia
- Appalachian Scenic Corridor Study, Historic Resources Identification, North Georgia
- Schley County Historic Resources Survey, Schley County, Georgia

**PRESERVATION PLANNING**

- Albany Historic District Analysis and Design Guidelines, Albany, Georgia
- Maclay-Phipps Cultural Landscape Report, Tallahassee, Florida
- Fort Benning Cold War Context Development, Columbus, Georgia
- Fort Benning National Register Nominations, Columbus, Georgia
- Gainesville Multiple Property National Register Nomination, Gainesville, Georgia
- Second Avenue Revitalization, Columbus, Georgia
- Webster County National Register Nomination, Webster County, Georgia
- The Morgan Farm National Register Nomination, Sumner County, Georgia