

Massachusetts Cultural Resource Information System

Scanned Record Cover Page

Inventory No:	CON.304
Historic Name:	Tolman Shops
Common Name:	Brick House
Address:	1 Lexington Rd
City/Town:	Concord
Village/Neighborhood:	Concord Center
Local No:	57, H9-11
Year Constructed:	c 1820
Architect(s):	
Architectural Style(s):	Georgian
Use(s):	Boarding House; Cobbler; Multiple Family Dwelling House; Other Manufacturing; Printing Shop; Undetermined
Significance:	Architecture; Commerce
Area(s):	CON.A: Concord Monument Sq-Lexington Road Historic Dist. CON.DS: American Mile Historic District
Designation(s):	Local Historic District (03/06/1961); Nat'l Register District (09/13/1977)
Building Materials(s):	Roof: Asphalt Shingle Wall: Brick; Wood; Wood Clapboard Foundation: Brick; Granite; Stone, Cut



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Commonwealth of Massachusetts
Massachusetts Historical Commission
220 Morrissey Boulevard, Boston, Massachusetts 02125
www.sec.state.ma.us/mhc

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Massachusetts Historical Commission

H9-11

Concord

A 409

304

80 Boylston Street

Boston, Massachusetts 02116

NR: DIS; LHD

RECEIVED

Town Concord

Place (neighborhood or village) _____

Concord centerAddress 1 Lexington RoadHistoric Name Tolman ShopsUses: Present dwellingOriginal manufacturing shopsDate of Construction ca. 1820Source Keyes; deed research by Ruth WheelerStyle/Form FederalArchitect/Builder unknown

Exterior Material:

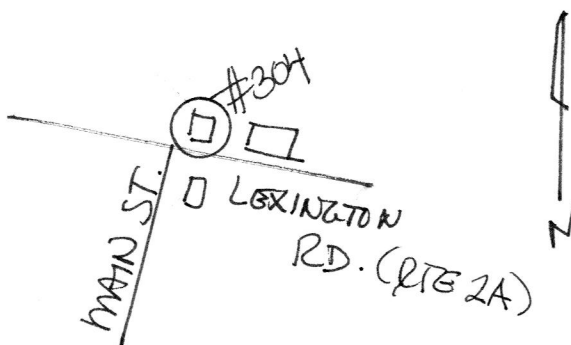
Foundation graniteWall/Trim wood clapboard and brickRoof asphalt shingle

Outbuildings/Secondary Structures _____

noneMajor Alterations (with dates) paired sheddormers over facade; brick and slate stairway
at main entry--mid-20th century. East-end
entry added late-19th century.Condition excellentMoved [X] no [] yes Date N/AAcreage less than one acreSetting Close to road; cemetery to rear andwest. First in line of 17th-19th-century housesalong Lexington Rd.

Sketch Map

Draw a map of the area indicating properties within it. Number each property for which individual inventory forms have been completed. Label streets, including route numbers, if any. Attach a separate sheet if space is not sufficient here. Indicate north.

Recorded by Anne Forbes, consultant;

research by Sally Dallas

Organization Concord Hist. CommissionDate 10/20/94

BUILDING FORM

ARCHITECTURAL DESCRIPTION [] *see continuation sheet*

Describe architectural features. Evaluate the characteristics of this building in terms of other buildings within the community.

Along with the John Adams, Samuel Hoar, and the Whiting Double-Houses (Forms 310, 40, and 47), this building is one of the great late-Federal "brick-enders" built at Concord center in the decade between ca. 1810 and 1820. While some of the others have parapet end walls and four integral chimneys, the Tolman building has no parapets, and only one pair of integral end chimneys, rising from the front half of the side walls. The house is two rooms deep, 2 1/2 stories, with a high gambrel roof. The facade is five bays, and has a wide center entry with an eight-panel door and a seven-light transom that extends over short divided sidelights. Field-paneled aprons fill the space below the sidelights; the entry surround is flat, with a shallow, molded lintel. A second, glass-and-panel door on the east end is set into a wide blind wall arch filled in with wood clapboard.

The windows are 6-over-6-sash. Those on the facade have flat surrounds with high, shallow molded crowns similar to the door lintel; the windows on the end walls are set into the brick in wood frames. Two small 6-over-6's flank the east-end door. The architectural trim includes narrow cornerboards, sillboard, and a boxed cornice, with bed molding, over the facade. As late as 1937, a porch (probably a ca. 1900 addition) spanned the facade, and the front dormers had gabled roofs.

According to tradition, a maple tree on the property was planted on the day of President Lincoln's assassination.

HISTORICAL NARRATIVE [X] *see continuation sheet*

Explain history of the building. Explain its associations with local (or state) history. Include uses of the building, and the role(s) the owners/occupants played within the community.

This house is one of the most intact reminders of the days when lower Lexington Road was the center of small-manufacturing and commercial activity in Concord. Its origins are tied to the later history of the house next door at 5/7 Lexington Road. (See Form #305). It stands on part of the large parcel of land willed in 1676 by Thomas Dane to his daughter, Mary Dane Pellet, whose small cottage may be incorporated into the structure at #5/7. Over the years, as the property was acquired by members of the Blood, Flint, and Barrett families, a barn was constructed at this location. (Deeds show that one was definitely standing by 1729).

Shoemaker **Elisha Tolman**, who came to Concord in about 1810, purchased the entire property in 1818. He and his family lived at 5/7 Lexington, and he produced his shoes in part of that building. He replaced the barn with this building, which, according to Keyes, was rented out for "shops". (This term refers to small manufacturing establishments, rather than retail shops.) In about 1830 it was occupied by shoemakers and a printing office, and may have been an early location of the printing company belonging to Dea. Tolman's son, Benjamin, who later operated his print shop in at least two buildings on the Milldam. (Cont.)

BIBLIOGRAPHY and/or REFERENCES [X] *see continuation sheet*

Maps and Atlases: 1830, 1852, 1856, 1875, 1889, 1893, 1906. Sanborns.
Concord Directories and Assessor's Records.
Concord Vital Records.
Jarvis. Houses & People in Concord. ca. 1884. (Cont.)

[X] Recommended for listing in the National Register of Historic Places*. *If checked, a completed National Register Criteria Statement form is attached.* *NR-listed 1977.

INVENTORY FORM CONTINUATION SHEET

Community

Property

CON. 304

Concord

Tolman Shops

Massachusetts Historical Commission
80 Boylston Street
Boston, Massachusetts 02116

Area(s)
A

Form No.
304

HISTORICAL NARRATIVE, cont.

Benjamin Tolman is known to have bought the Tolman house after his father's death in 1858, but does not appear to have owned this building. By 1870, and possibly before, it belonged to his daughter, **Lucy (Mrs. Humphrey H.) Buttrick**. Her brother, **Thomas Tolman**, converted it to a dwelling for her and her husband, who had bought the former **Charles Davis** store at the corner of Main and Walden Streets, running it until about 1880 with **Lewis Pratt**, as **Buttrick & Pratt**. He was later employed at the Custom House in Boston.

Mrs. Buttrick outlived her husband, and when she died, the house was sold to one of his cousins, **Caroline (Mrs. George) Hall**. Mrs. Hall and her husband, an "expressman", who had previously lived in part of the house, (it may then have been arranged as a double-house), continued to live in one section, and rented out the rest. **Henry Joslin** and his family were longtime residents, and in turn rented out part of their space. In 1924-1925 they purchased the building.

Part of the building may actually have been run as a rooming house for several years. Even after 1929, when Mr. Joslin died and Mrs. Joslin sold the house (to **Mrs. and Mrs. Andrew Cotton**, from Cambridge), the owners were renting "rooms".

When the Lavinia Bates House was torn down for the building of the "Colonial Block" at 59-73 Main Street in about 1930, Judge Prescott Keyes was instrumental in buying this building to continue carrying out Miss Bates' legacy, which had been established to maintain a home for poor, yet independent women. The project steadily lost money over the years, and the property was eventually sold to **Horace Keizer**, who divided it into apartments.

BIBLIOGRAPHY, cont.

Keyes/Tolman. "Houses in Concord."
Social Circle Memoirs. Vol. 1, p. 63; Vol. II, p. 159.
Wheeler, Ruth. Concord, Climate for Freedom.
"Concord House Files" L2.
Our American Mile.



Literature
Music

Indians
Development of Town/City

2. Town 4DS/Concord

Street 1 Lexington Rd

Name "Brick Ends" BRICK HOUSE

Original Use NEDIS-9/13/77 LTD-3/6/61

Present Use house private home

Present Owner late

Date mid 19th Style Federal Colonial

Source of Date PL. CONCORD

Architect USGS CONCORD

3. CONDITION: Excellent Good Fair Deteriorated Moved Altered

IMPORTANCE of site to area: Great Little None SITE endangered by

4. DESCRIPTION

FOUNDATION/BASEMENT: High Regular Low Material: cut stone + brick

WALL COVER: Wood clapboarding ends Brick Stone Other

STORIES: 1 2 3 4 CHIMNEYS: 1 2 3 4 Center End Cluster Elaborate Irregular

ATTACHMENTS: Wings Ell Shed Dependency Simple/Complex

PORCHES: 1 2 3 4 Portico Balcony Recessed

ROOF: Ridge Gambrel Flat Hip Mansard 2 double dormers
Tower Cupola Dormer windows Balustrade Grillwork

FACADE: Gable End: Front/side Symmetrical/Asymmetrical Simple/Complex Ornament

Entrance: Front/Side Centered Double Features: side + transom lights

Windows: Spacing: Regular/Irregular identical/Varied 6/6 except dormers

Corners: Plain Pilasters Quoins Obscured cornerboards

OUTBUILDINGS LANDSCAPING

5. Indicate location of structure on map below 6. Footage of structure from street 15' 3' from sidewalk

Property has c. 45 feet frontage on street

Recorder Russ Wardwell

For 68.419 MHC

Photo I-17

E.09 D65.1.057

NOTE: Recorder should obtain written permission from Commission or sponsoring organization before using this form. (See Reverse Side)

building: 30' x 25'

FOR USE WITH IMPORTANT STRUCTURES (Indicate any interior features of note)

Fireplace

Stairway

Other

GIVE A BRIEF DESCRIPTION OF HISTORIC IMPORTANCE OF SITE (Refer and elaborate on theme circled on front of form)

1728 a Barrett built barn here
prior 1830 Deacon Tolman made barn over or built on its site some
shops - grandson ^{Thomas} converted shops to dwelling
Bought by Judge Prescott to use for home for women
who had scant means of support yet remain independent.

REFERENCE (Where was this information obtained? What book, records, etc.)

new - 1/20/88

BIBLIOGRAPHY

Original Owner: _____
Deed Information: Book Number _____ Page _____ Registry of Deeds