

**United States Department of the Interior
Heritage Conservation and Recreation Service**

**National Register of Historic Places
Inventory—Nomination Form**

See instructions in *How to Complete National Register Forms*

Type all entries—complete applicable sections

For HCRS use only

received JUN 7 1982

date entered

1. Name

historic Wheeler-Merriam House (preferred)

and/or common Elm Brook Farm

2. Location

street & number 477 Virginia Road N/A not for publication

city, town Concord N/A vicinity of congressional district 5th

state Massachusetts code 025 county Middlesex code 017

3. Classification

Category	Ownership	Status	Present Use	
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input checked="" type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	N/A in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

4. Owner of Property

name Markey Realty Trust

street & number 477 Virginia Road

city, town Concord N/A vicinity of state MA.

5. Location of Legal Description

courthouse, registry of deeds, etc. Middlesex Courthouse

street & number Cambridge Street

city, town Cambridge state MA.

6. Representation in Existing Surveys

title Inventory of the Historic Assets of the Commonwealth #89 has this property been determined eligible? ☐ yes ☒ no

date 1980 ☐ federal ☒ state ☐ county ☐ local

depository for survey records Massachusetts Historical Commission

city, town Boston state Ma.

7. Description

Wheeler-Merriam House, 477 Virginia Road, Concord

Condition

☐ excellent
☒ good
☐ fair

☐ deteriorated
☐ ruins
☐ unexposed

Check one

☐ unaltered
☒ altered

Check one

☒ original site
☐ moved date N/A

Describe the present and original (if known) physical appearance

The Wheeler-Merriam House is an early colonial house located in the rural eastern section of Concord. The property contains 35 acres of land straddling Virginia Road on the southwest side of Pine Hill, one of the highest in town. Elm Brook runs north/south across Virginia Road, the house is surrounded by stone walls, farm land, orchards, and woods. A large barn is located across the road from the house.

The house is 2 1/2 stories high with a central chimney and rear leanto; its wooden frame is sheathed in clapboard and rests on a stone foundation. Attached to the original structure are a one-story porch on the east side and a small gabled ell of one story on the northwest corner; both date from the 20th century. The traditional five-bay facade of the building is asymmetrically arranged.

Ornamentation is generally lacking in the Wheeler-Merriam House, as exemplified by its plain flat architraves and narrow cornice molding. The facade, however, retains elements of one bold, decorative element in its second story facade windows, which are surmounted by very prominent molded cornices. The entire facade and east elevations once featured these cornices, which are attributed to housewright Abner Wheeler.

The east and west elevations of the house are regularly ordered, the only alteration being a simple porch running the length of the east side. Its plain square posts, spanned by rectangular balusters, support a flat roof. The north (rear) elevation has experienced several alterations, most notably the addition of two shed dormers and a gabled ell.

In plan, the Wheeler-Merriam House features three major rooms (two front and one rear) grouped about a central chimney and stairway. The most important surviving woodwork on the interior remains in the entry stair, west parlor, and parlor chamber above. The woodwork in the latter two areas dates probably to the 2d and 3d quarters of the 18th century; the triple run stair is characteristic of the 1st or 2d quarter of the 18th century. Among the most notable interior details are boxed posts and summer beams; ovolo molded, feather-edged paneling; heavy bolection molding around one of the fireplaces; and an unusual "lamb's tongue" treatment of corners in the west parlor. The leanto-- although integral in form-- was apparently added, or at least rebuilt, around the turn of the 19th century. An architectural analysis of the house was made in 1980 by the Society for the Preservation of New England Antiquities, providing the basis of understanding its physical form. As it presently stands, the Wheeler-Merriam House has been altered somewhat from its 19th century appearance. Several changes reportedly occurred as a result of a ca. 1904 fire. Principal exterior alterations include the removal of a 1 1/2 story ell and shed built onto the east end of the house; the addition of a porch along that end; and the removal of the projecting cornices from the door and windows on the first floor facade and on the east elevation.

On the south side of Virginia Road is a large barn dating probably from the late 19th century. The wood frame structure has a gable roof, a large rectangular doorway centered on its facade, irregular 6/6 windows, a small ventilator, and plain fascia and corner boards. Running perpendicular to this main structure is a similar but smaller ell, and attached to that is a long, low carriage shed.

8. Significance

Period	Areas of Significance—Check and justify below					
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion		
<input type="checkbox"/> 1400-1499	<input checked="" type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science		
<input type="checkbox"/> 1500-1599	<input checked="" type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture		
<input checked="" type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/		
<input checked="" type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian		
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input checked="" type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater		
<input type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation		
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)		

Specific dates 1692 **Builder/Architect** NA

Statement of Significance (in one paragraph)

The Wheeler-Merriam House retains integrity of location, design, materials, workmanship and setting. It is significant (1) as a representation of Concord's historic development, (2) for its associations with the prominent Wheeler and Merriam families, in particular a local housewright, and (3) as an interesting and well-preserved example of stylistic evolution, from the 18th and 19th centuries. The property thus meets criteria A, B, and C of the National Register. *1.0 other 9.12.99*

Sargeant Thomas Wheeler (m. Sarah Merriam, 1648) was the first family member prominent in Concord. Active in civic affairs, in 1653, Wheeler was appointed an overseer of Concord's second division of land in the east quarter, and in 1665 he was appointed with William Hartwell to lay out the road to Woburn. By 1690 Wheeler was a prosperous landowner with 13 children, of which all the sons were provided with property. Tradition dates the Wheeler-Merriam House to 1692, as a wedding present for Thomas's son Timothy at his marriage to Lydia Wheeler. Timothy, like his father, prospered as a landowner and farmer, and was one of the town's wealthiest citizens in his time. The house was subsequently occupied by Timothy Jr. (1696-1782), by a nephew, Abner Wheeler (1745-1820), and by Abner's daughter and son-in-law, Lucy and Joseph Merriam.

The Algeo family occupied the Wheeler-Merriam House ca. 1865 until well into the 20th century, operating a large dairy farm and orchard known as Pine Hill Farm. Since the 1960s the property has been used for a riding school and stable, renamed Elm Brook Farm.

Architecturally, the Wheeler-Merriam House seems characteristic of houses built in the latter part of the first quarter or early part of the second quarter of the 18th century. Some features, (such as the butterfly hinges on a batten door), suggest that parts of an earlier structure may be incorporated in the present structure.

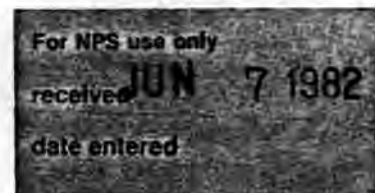
Regardless of its original construction date, however, the importance of this house lies in the quality of its woodwork and in its possible attribution to a known builder. Most of the visible surfaces of the interior and exterior joinery probably date to the second and third quarters of the 18th century. The fact that some of the later 18th century woodwork may be attributed to Abner Wheeler (1745-1820) a cabinetmaker and builder, enhances the architectural historical importance of the house. Abner Wheeler, together with Reuben Bryant, was responsible for the rebuilding of Concord's 1710 meetinghouse in 1791.

The Wheeler-Merriam property should be considered to contain archaeological deposits and features representing continuous historic occupation and land usage in the late 17th century. Traces of structural features and artifact concentrations relating to earlier outbuildings, sheds, lean-to, and well can probably be found through careful archaeological investigation in and around the main house. Excavation of these deposits could

(continued)

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National Park Service**

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Continuation sheet Wheeler-Merriam House Item number 8 Page 2

provide an assemblage of materials associated with 17th, 18th and 19th century domestic and farm activities. The analysis of early materials would be useful in supplementing scanty documentary accounts of early American domestic life and customs.

Located along the route of an historic Indian trail now known as Virginia Road, the Wheeler-Merriam property may contain archaeological remains associated with prehistoric and/or historic Indians' use of the area. Several prehistoric sites have been identified to the south of the property along Elm Brook, a tributary of the Concord River, which was a major focus of prehistoric occupation of the region. Additionally, a large mortar (grinding stone) was discovered on top of Pine Hill to the north of the house, suggesting that other artifactual deposits may exist within the property. Survey, excavation and analysis of prehistoric or historic Indian archaeological loci on the property could provide information important to understanding the settlement and subsistence systems of groups who inhabited the Concord-Sudbury-Assabet River drainage before the European settlers.

9. Major Bibliographical References (see continuation sheet)

Merriam, John M. The Family Name Merriam, Its Origin and a Sample Record, Lakeview Press, Framingham, MA 1935.
Scudder, Townsend. Concord, American Town, Boston, 1947
Shattuck, Lemuel. History of Concord. Russell, Odiorne and Co., Boston, 1835.

10. Geographical Data

Acreage of nominated property 35

Quadrangle name Concord

Quadrangle scale 1:25000

UMT References

A

1	9
Zone	

3	1	0	4	1	0
Easting					

4	7	0	4	3	7	0
Northing						

B

1	9
Zone	

3	1	0	4	1	0
Easting					

4	7	0	3	8	0	3
Northing						

C

1	9
Zone	

3	1	0	2	9	0
Easting					

4	7	0	3	8	1	0
Northing						

D

1	9
Zone	

3	1	0	1	2	5
Easting					

4	7	0	4	1	3	0
Northing						

E

1	9
Zone	

3	1	0	1	2	9
Easting					

4	7	0	4	4	0	0
Northing						

F

Zone	

Easting					

Northing						

G

Zone	

Easting					

Northing						

H

Zone	

Easting					

Northing						

Verbal boundary description and justification

See attached maps. The nominated acreage comprises two of three parcels of land under the single ownership of Markey Reality Trust. Parcel 4286, on which the

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

state NA code county code

state code county code

11. Form Prepared By

name/title Wendy Frontiero, Preservation Planner, with Mrs. Anna M. Phalon, Concord

organization Massachusetts Historical Commission date March 24, 1982

street & number 294 Washington Street telephone (617) 727-8470

city or town Boston state MA.

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

☐ national ☐ state ☒ local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature

Patricia L. Weslowski

title Executive Director, Massachusetts Historical Commission date 5/28/82

For HCRS use only

I hereby certify that this property is included in the National Register

Donna Ann Boud
Keeper of the National Register

date 11/26/82

Attest:

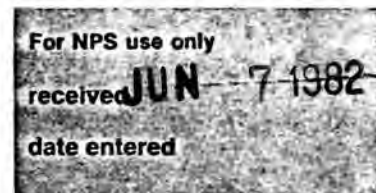
date

Chief of Registration

EXP. 12/31/84

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Continuation sheet

Wheeler-Merriam House

Item number

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Page 1

Wheeler, Ruth R. Concord, Climate for Freedom. Printing and Publishing Production Associates, Yarmouthport, MA, 1967.

Wolcott, Charles H. Notes on Land and Roads in Concord.

Old Concord Town Records, Vol. I, II, III

Wills, Deeds, etc. from Middlesex County Courthouse.

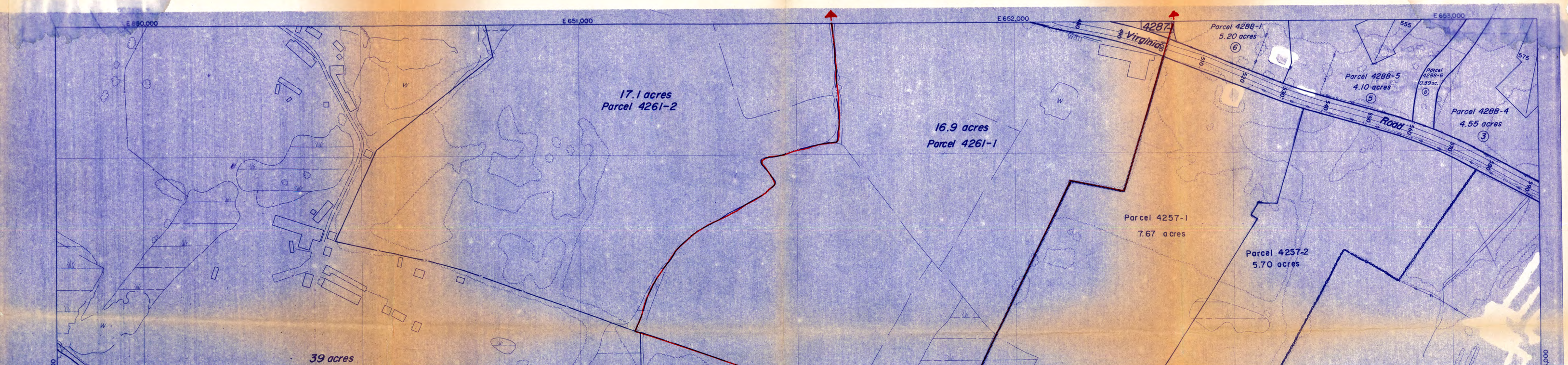
**United States Department of the Interior
National Park Service**

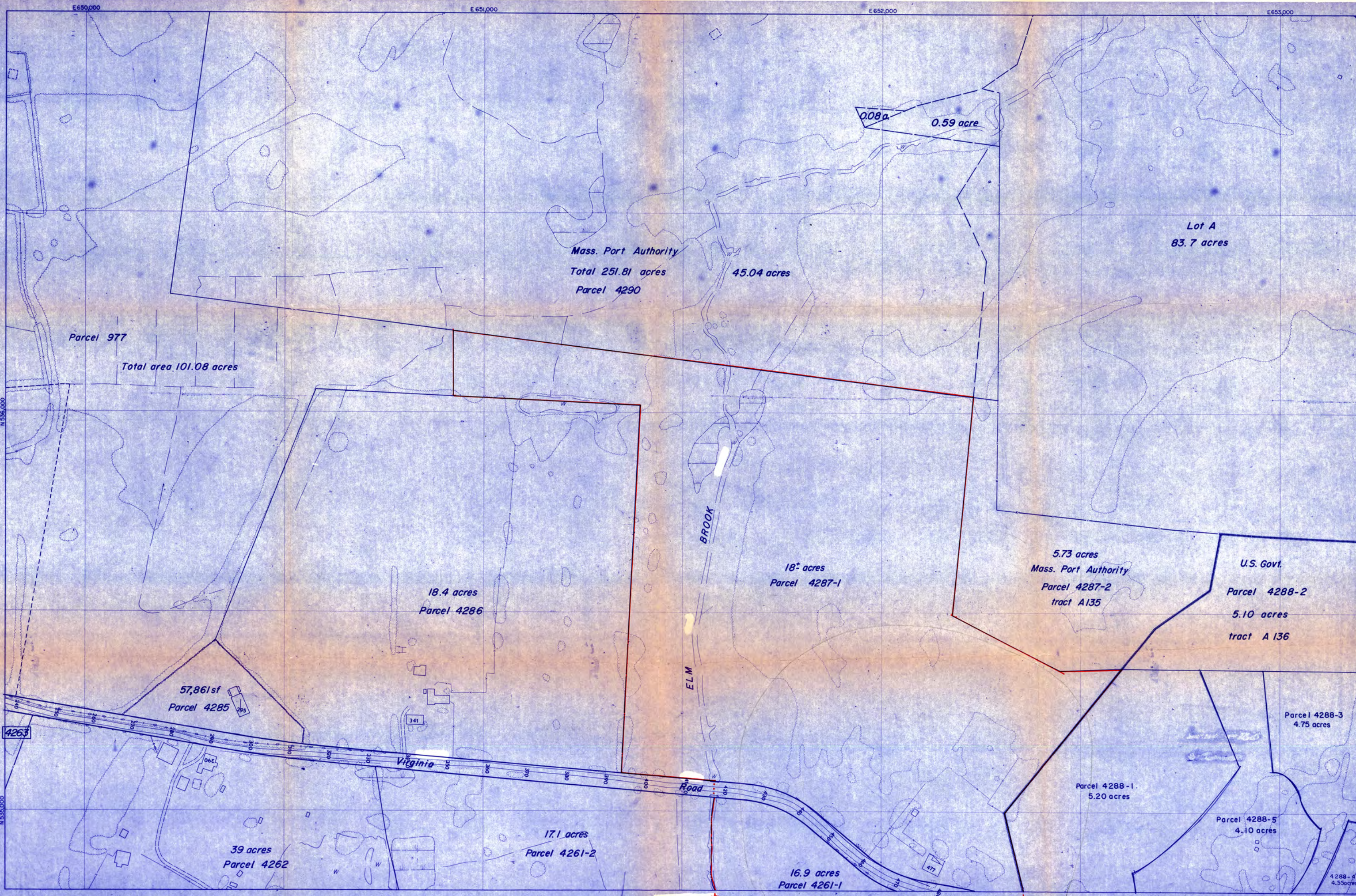
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Continuation sheet Wheeler-Merriam House Item number 10 Page 1

house is located, contains 18.4 acres; the barn stands on Parcel 4261-1, containing 16.9 acres. The third parcel, 4261-2, is adjacent to the latter parcel and contains no historically significant structures on its 17.1 acres. The Wheeler-Merriam House originally stood on twelve acres of land, yet the associated acreage has fluctuated vastly over the years, as fortunes increased and declined and as use changed from farming to dairying to the present riding stable. The nominated acreage was thus chosen to include only the land directly connected to major extant structures and reflects present lot division.





PREPARED BY PHOTOGRAMMETRIC METHODS
FROM AERIAL PHOTOGRAPHY OF 1960 BY
AIR SURVEY CORPORATION
ARLINGTON 9, VIRGINIA

DATUM IS USC & GS MEAN SEA LEVEL
500 FOOT GRID BASED ON MASSACHUSETTS COORDINATE SYSTEM

Wheeler-Merriam House
Concord, MA
Concord Assessors Map
Map 1 of 2

INDEX TO ADJOINING SHEETS

J6	K6	L6
J7	K7	L7
J8	K8	L8

K7

TOWN OF CONCORD
Concord, Massachusetts
SHEET NO. K7

Tax map For Wheeler-Merriam House
477 Virginia Rd Concord
Mrs Philip A. Phelan
106 Brister's Hill Rd Concord



Wheeler-Merriam House
Concord
Middlesex Co., MA

UTMS:
A 19/310/410
19/4704/370
B 19/310/410
19/4703/803
C 19/310/290
19/4703/810
D 19/310/125
19/4704/400
E 19/310/129
19/4704/400



1. Looking northeast. (Photographer: Robert Watt, 1981)



2. View northwest. (Photographer: Robert Watt, July 1980)