

# FORM B – BUILDING

MASSACHUSETTS HISTORICAL COMMISSION  
MASSACHUSETTS ARCHIVES BUILDING  
220 MORRISSEY BOULEVARD  
BOSTON, MASSACHUSETTS 02125

Assessor's Number USGS Quad Area(s) Form Number

23 -45	Marion	MRN.J	MRN.142
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**Town/City:** Marion

**Place:**(*neighborhood or village*): Rev. Oliver Cobb

**Address:** 428 (formerly 418) Front Street

**Historic Name:** Charles F. Holmes House

**Uses:** Present: Residential

Original: Residential

**Date of Construction:** Ca. 1920

**Source:** Deed and map research

**Style/Form:** Craftsman

**Architect/Builder:** Unknown

**Exterior Material:**

Foundation: Concrete

Wall/Trim: Wood shingle / Wood

Roof: Asphalt shingle

**Outbuildings/Secondary Structures:**

Garage (1987)

**Major Alterations** (*with dates*):

South addition (2018)

**Condition:** Excellent

**Moved:** no  yes  **Date:**

**Acreage:** 0.51

**Setting:** Dense linear development of residences developed in the late 18<sup>th</sup> – late 19<sup>th</sup> centuries. Housing stock includes mid-sized wood-frame, single-family houses in the Georgian, Federal, and Greek Revival styles on small to medium-sized lots.

## Photograph



## Locus Map



**Recorded by:** Lynn Smiledge

**Organization:** Marion Historical Commission

**Date** (*month / year*): August 2022

# INVENTORY FORM B CONTINUATION SHEET

MARION

428 Front Street

MASSACHUSETTS HISTORICAL COMMISSION

Area(s)

Form No.

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MRN.J

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Recommended for listing in the National Register of Historic Places.

*If checked, you must attach a completed National Register Criteria Statement form.*

*Use as much space as necessary to complete the following entries, allowing text to flow onto additional continuation sheets.*

## ARCHITECTURAL DESCRIPTION:

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

**428 Front Street** occupies a long rectangular parcel on the west side of Front Street. The house is set back from the street in the eastern half of the parcel and faces east. The property is cleared and maintained primarily in lawn. The parcel is lined by a tall arbor vitae hedge along the southern property line, a row of low shrubs along the northern property line, and evenly spaced mature trees along Front Street. A paved driveway enters the property from Front Street along the north elevation of the house and ends at a garage sited at the northern property line.

The building is a one-and-one-half-story, three-bay-by-three-bay, front-gabled wood-frame cottage with a rectangular plan and a single one-and-one-half story dependency at the south elevation. A hip-roofed open porch spans the facade. Constructed ca. 1920, it is a simple iteration of the Craftsman style and retains the majority of its character defining features. The house rests on a concrete block foundation. It is clad in painted wood shingles and has an asphalt shingle roof.

Trim is limited to narrow corner boards and deep eaves. Openings at the facade comprise an off-center entry flanked by a single window to the north and paired, mullied windows to the south. The windows at the main block are universally single or paired double-hung, one-over-one sash with flat surrounds. Paired, mullied one-over-one windows occupy the gable peak. The entry has a narrow, molded surround and contains a glass-and-panel door. The full-width, hip-roofed porch has Doric posts, a slat work railing, and a vertical slat skirt. A two-step wooden stair leads from the porch to a crushed shell walkway that joins Front Street.

The one-and-one-half story, one-bay-by-two-bay, side-gabled addition at the south elevation was constructed in 2018. It has semi-hexagonal oriels with roofs at the east (façade) and south elevations. A three-bay shed dormer occupies the roof. The front-gabled, one-story, one-car garage is clad in wood shingles. It has a paneled garage door with an integrated transom and a false hay door at the gable.

328 Front Street is a modest, unelaborated example of the Craftsman style. The American Craftsman architectural movement was inspired by the British Arts and Crafts movement, a response to Europe's Industrial Revolution that promoted hand-worked goods and buildings over the mass-produced. The dominant style for smaller homes throughout the country from 1905 to 1930, it emphasized simplicity and modesty in architecture. The style was spread by pattern books and popular magazines and through the efforts of its best-known proponent, furniture designer Arthur Stickley. Craftsman-style homes are typically one or one-and-one-half stories tall and characterized by low-pitched roofs with overhanging eaves; exposed beams, brackets and rafters; wide open porches with thick columns; and large bay or picture windows. The Craftsman characteristics of this house include its size, simplicity, and open porch.

## HISTORICAL NARRATIVE

*Discuss the 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.*

The Village of Marion, the commercial and residential center of the town, is set on the western shore of Sippican Harbor which leads into Buzzards Bay. The northernmost portion of what has been known historically as Marion's Upper Village runs along Front Street from the intersection of Front and Spring Streets to Interstate 195. Less than a mile from the Rochester town line, the Rev. Oliver Cobb Area, where this building is located, is centered along Front Street immediately north of the Old Depot area, the former site of the rail station. It is so named because the late 18<sup>th</sup>-century home of Oliver Cobb, the first minister of Marion's First Congregational Church, was located here at 460 Front Street (1799, Rev. Oliver Cobb House, MRN.149). Initially Oliver Cobb served both the church at Rochester and the one at Marion, and this house, his parsonage, was situated at a

*Continuation sheet 1*

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convenient mid-point between the two churches. A sparsely settled agricultural area during the 18<sup>th</sup> and early 19<sup>th</sup> centuries, its rapid residential development began in the mid-1800s. There are two late 18<sup>th</sup> century buildings in this small area, including the Cobb house and the Hammett House at 429 Front Street (late 18<sup>th</sup> c., MRN.144). The mostly modest residences in this area were built throughout the 19<sup>th</sup> and into the early 20<sup>th</sup> centuries.

The land on which the subject house is located was once part of a large property owned by Capt. John K. Hathaway that was subdivided over time. The two properties share a common ownership history until 1931 when the subject parcel was sold by Helen Pierce to Annie Esther Sloat.

The John K. Hathaway house at 416 Front Street (ca. 1854, MRN.129) appears on the 1855 map with J.K. Hathaway as the owner. The 1879 map indicates the heirs of J.K. Hathaway as the owners, and in 1903 the owners were Mrs. Z. Crocker and Miss. Hathaway. The first recorded conveyance found for the property was from Susan B. Smith to John K. Hathaway, master mariner, in 1854. [Note: At some point there was a change in spelling of the surname from Hathaway to Hatheway for this branch of the family. For the purposes of consistency Hathaway has been used here.]

Susan B. Smith (1815-1895) was the widow and second wife of Isaac Smith (1801-1849). She was born Susan Turner, daughter of Walter Turner and Lydia Swift (1773-1849). Isaac Smith was the son of Joseph Bates Smith (1780-1858) and Sarah Eaton (1776-1861). His 1849 death certificate noted his occupation as shoemaker. Susan and Isaac Smith were married in 1838 and had two children together, Augustus Hallett Smith (1841-1917) and Isaac B. Smith (b. 1849). Smith had one daughter from his previous marriage to Asubah Wing (1804-1834), Lucy (1834-1874). After her husband's death Susan sold the property to Captain John K. Hathaway. There was no mention of buildings in the deed.

Capt. John K. Hathaway (1815-1879) was the second son of David and Abigail Hathaway. David Hathaway (1788-1861) was born in Freetown to Gilbert Hathaway (1745-1829) and Mary Evans (1751-1826). He was married in 1811 to Abigail Keen (1787-1878), with whom he had a very large family. Several sources suggest that David Hathaway was a shipbuilder and owner of one of the two wharfs at the head of Sippican Harbor. The 1855 map labels the northernmost wharf as Hathaway's Wharf, but the 1850 and 1855 censuses reported David Hathaway's occupation as farmer. The 1860 census listed him as a merchant. Regardless of his vocation, however, he appears to have been quite prosperous. His 1861 will devised his considerable estate consisting of a number of properties and businesses to his wife Abigail and his children.

John Hathaway was 39 years old and a master mariner when he purchased the property from Susan Smith in 1854. He was married in Rochester in 1840 to Mary Cottle Hammett (1815-1889). She was the daughter of Joseph Hammett (1780-1853) and Hannah Claghorn (1788-1857) of Martha's Vineyard. John and Mary Hathaway had three children surviving to adulthood, Philura C. (1843-1904), John Franklin (1859-1917), and Mary Hammatt (1863-1909). [Note: In various title and biographical resources concerning the Hammatt family, their surname is variously spelled Hammat, Hammatt, Hammet, and Hammett. For purposes of consistency, Hammatt will be used in this form.] Mary Hammatt Hathaway married Zenas H. Crocker (1845-1902) in 1896. Philura did not marry. The 1903 map suggests that Mary Crocker, at that point a widow, was living with her sister in her parents' home. In 1912 after the deaths of his sisters, John F. Hathaway sold the homestead at 416 Front Street.

It is not entirely clear who built the modest subject house at 428 Front Street and when. The town of Marion assessor's records suggest it was built in 1925 during the time of ownership of Charles F. Holmes, who purchased the property in 1919 from Frederick B. and Jennie N. Barden. Charles Holmes, born in Rhode Island in 1869, was the owner-operator of a sawmill; according to the 1920 census he lived in Marion with his wife May E. Holmes on the Rochester Road. His mortgage on the property was foreclosed in 1925 and in 1931 the Wareham Savings Bank sold it to Helen F. Pierce. Helen Freeman Pierce (1886-1952) and her husband, Marion store owner Elliot Davis Pierce (1884-1993), assumed the mortgage and commissioned a land plan showing the subdivided tract of land with the Hathaway House (416 Front Street) on the larger southern portion and the subject house on the smaller lot to the north. (A house was built between the two houses in 1955 and became 424 Front Street.) That same year (1931) Helen F. Pierce sold the property to Annie Esther Sloat.

The house was sold again in 1942 to Robert and Idella (Smith) L. Taber. Robert Taber served as the supervisor of building services at Tabor Academy after working in the maintenance department of Sippican School for many years. He and his wife Idella owned the house for more than 40 years before it was sold to the current owner in 2004.

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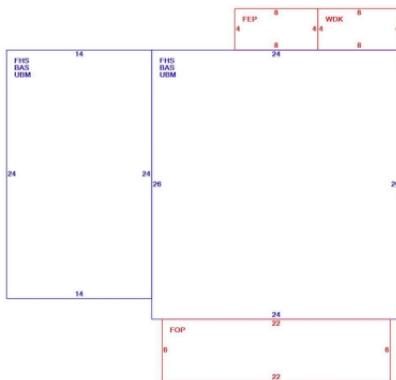
MRN.142

### Deed Research

Date	Book-Page	Grantor	Grantee
04-30-2018	49744-123	Jennifer Marie Zora Stewart (f/n/a Jennifer M. Zora)	Jennifer Marie Zora & Nathan D. Stewart
09-23-2004	29116-310	Judith Smith Trustee Taber Revocable Trust	Jennifer M. Zora
Probate		Estate of Robert Taber	Taber Revocable Trust
04-23-1942	1827-156	C. Arthur & Thelma R. Sloat	Robert & Idella L. Taber
05-26-1939	1768-176	Wareham Co-operative Bank	C. Arthur Sloat
05-26-1939		Annie Esther Sloat (Mortgage)	Wareham Co-operative Bank
10-14-1931	1621-131	Helen F. Pierce	Annie Esther Sloat
10-14-1931	1621-129	Wareham Savings Bank	Helen F. Pierce
07-17-1925	1489-460	Charles F. & Mary E. Holmes (Mortgage)	Wareham Savings Bank
06-14-1919	1324-290	Frederick B. & Jennie N. Barden	Charles F. Holmes
04-26-1912	1116-242	John F. Hathaway	Frederick B. & Jennie N. Barden
10-02-1854	269-49	Susan B. Smith, guardian of Augusta H. & Isaac B. Smith, minor children of Isaac Smith	John K. Hathaway
10-02-1854	267-268	Susan B. Smith	John K. Hathaway

### BIBLIOGRAPHY and/or REFERENCES

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- Atlas of Plymouth County*, Boston, MA: George H. Walker & Co., 1879
- Atlas of Plymouth County*, Boston, MA: L.J. Richards Co., 1903
- Map of the Town of Marion, Plymouth County, Massachusetts 1855* H.F. Walling
- McMaster, Virginia Savage. *A Field Guide to American Houses*, New York: Alfred A. Knopf, 2019.
- Sommers, Olive Hill. *Three Centuries of Marion Houses*. Marion, 1972.
- Plymouth County Registry of Deeds
- Rosbe, Judith. *Marion*. Charleston, SC: Arcadia Publishing, 2000.
- Rosbe, Judith. *Marion in the Golden Age*. Charleston, SC: The History Press, 2009.
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- Smith, Pete. (ed.) *A Picture Postcard History of Marion, Massachusetts*. New Bedford, MA: Spinner Publications, 2008



Assessor's card plan

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**National Register of Historic Places Criteria Statement Form**

Check all that apply:

- Individually eligible       Eligible **only** in a historic district  
 Contributing to a potential historic district       Potential historic district

Criteria:     **A**     **B**     **C**     **D**

Criteria Considerations:     **A**     **B**     **C**     **D**     **E**     **F**     **G**

Statement of Significance by \_\_\_\_\_ Lynn Smiledge \_\_\_\_\_

*The criteria that are checked in the above sections must be justified here.*

This house is recommended as a contributing element in a potential National Register Historic District for the Rev. Oliver Cobb Area of Marion. The Rev. Oliver Cobb Area (MRN.J) is recommended as eligible for listing as a National Register District at the local level under Criterion A for Social History and Criterion C for Architecture. Less than a mile south of the Rochester town line, the Rev. Oliver Cobb Area is a linear development along Front Street immediately north of the Old Depot area, the former site of the rail station. A sparsely settled agricultural area during the 18<sup>th</sup> and early 19<sup>th</sup> centuries, its rapid residential development began in the mid-1800s. The area is so named because the late 18<sup>th</sup>-century home of Oliver Cobb, the first minister of Marion's First Congregational Church, was located here at 460 Front Street (ca.1799, Rev. Oliver Cobb House, MRN.149). The potential district's boundaries are those defined in the 1998 MHC survey for the Rev. Oliver Cobb Area (MRN.J).

**Under Criterion A**, the area is recommended as eligible at the local level for its association with Rev. Oliver Cobb, who simultaneously served both the Congregational church at Rochester and the one at Marion in the early 19<sup>th</sup> century. His house, the late 18<sup>th</sup> century parsonage at 460 Front Street, was situated at a convenient mid-point between the two churches.

**Under Criterion C**, the area is recommended as eligible at the local level in the area of Architecture for its collection of architecturally significant houses dating from the late 18<sup>th</sup> to the late 19<sup>th</sup> centuries. These include two distinguished Federal style properties, the Rev. Oliver Cobb House and the Hammatt House at 429 Front Street (late 18<sup>th</sup> c., MRN.144), along with houses in the Greek Revival, Italianate, and Queen Anne styles.

The majority of the resources here retain substantial integrity of location, setting, materials, workmanship, design, feeling, and association. The district would likely meet criteria A and C at the local level, with areas of significance in social history and architecture.