

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY

RECEIVED

DATE ENTERED

SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC Hutton, Peter, Farm; Hutton, Jesse, House

AND/OR COMMON

"The Manor" (preferred)

2 LOCATION

STREET & NUMBER

W.Va. Route 42

CITY, TOWN

Petersburg

☒ VICINITY OF

NOT FOR PUBLICATION

CONGRESSIONAL DISTRICT

Second

STATE

West Virginia

CODE

54

COUNTY

Grant

CODE

023

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE <input checked="" type="checkbox"/> MUSEUM
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input 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	<input type="checkbox"/> 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

Mr. Roswell H. Alt

STREET & NUMBER

P.O. Box 126

CITY, TOWN

Petersburg

VICINITY OF

STATE

West Virginia

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,

REGISTRY OF DEEDS, ETC.

Grant County Courthouse

STREET & NUMBER

Virginia Avenue

CITY, TOWN

Petersburg

STATE

West Virginia

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

DATE

☐ FEDERAL ☐ STATE ☐ COUNTY ☐ LOCALDEPOSITORY FOR
SURVEY RECORDS

CITY, TOWN

STATE

[7] DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input checked="" type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

"The Manor," located near Petersburg in Grant County, West Virginia, is an L-shaped brick house which was constructed about 1830 and has undergone only minor alterations in the main house since that time. Handsomely built and well maintained, the structure had a major addition (a one-story kitchen) placed on the interior of the ell in the late 1960s.

The seven-room house of today consists of the original six rooms in the rectangular front section and the ell on the southeast side combined with the kitchen addition on the northeast in the angle of the ell. As seen from the west, the dominant feature of the structure is a two-story portico with pediment supported by four massive square columns. The narrowness of the portico adds to its interest, for it is only as wide as the space between the entrance door and the windows to right and left. Two columns are placed on each side of the approach to the door and are repeated in design in four pilasters placed between door and windows. The pediment is perpendicular to the main roofline and is decorated with a six-sectioned fanlight.

There are five, symmetrically placed openings on the west (front) elevation. The central door has two windows on each side and is itself unusual in style, for there is a rectangular overlight topped by a louvered arch (the latter may have been added later). All windows on this elevation, as well as all others in the original house, are 6/6 double hung with shutters (except for the second-floor window under the portico). The front is laid in a Flemish bond while the sides and back are in a common bond.

With the exception of the small openings in the attic on the sides of the chimney, there are no windows on the north elevation of the original house. The east elevation, however, has windows on each side of the chimney on both the first and second floors, a window and door on the first floor of the ell and two windows on the second floor of this part. The east also has a one-story porch, supported by six columns, toward the rear of the ell, and this has a louvered, fan-shaped design in the pediment which is similar to that above the entrance door at the front.

The rear of the ell has but two small openings in the attic on the sides of the chimney. The interior of the ell originally had a window and door on the first floor of both the west and north elevations, but these, while still present on the interior, have been covered by the one-story kitchen addition. There are also openings for one window and door on the second floor of these elevations, the doors probably at one time leading to a porch which was on the interior of the ell and now leading to bathroom facilities which have been added.

Symmetry of design is also followed in chimney placement. There is a central chimney on each of the gables of the main part and on that of the ell. While most of the depth of the chimney is confined to the interior, there is about a six-inch projection on the exterior. The chimney on the ell has had a cinder block addition which now carries the flue for the furnace. There is also a high chimney in the new kitchen part.

Much of the interior is original, including floor boards, mantels and most of the woodwork. Each of the six original rooms has a fireplace and deep-set and paneled window wells (their depth indicates the walls are about fourteen inches thick). All mantels are different in design, and those in the north rooms of the main section feature a curved mantelpiece. Closets are incorporated on each side of, and flush with, the fireplace in the rooms of the ell and the first-floor room on the north of the main house, while a single closet is so placed on the west side of the second-floor room on the north. Walls in the ell have reeded pilasters to the sides of the fireplace which reach from floor to ceiling. Paneling on the doorjamb in most instances is the same

18 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 type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE	
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE	
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER	
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input checked="" type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION	
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)	
		<input type="checkbox"/> INVENTION			

SPECIFIC DATES c. 1830

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

"The Manor" is located on land originally part of the Fairfax Grant in the Northern Neck of Virginia. It stands today as an expression of the settlement and development patterns established as people moved farther from the east coast in the late eighteenth and early nineteenth centuries. The area around what is now Petersburg, West Virginia, was sparsely populated when the structure was built on property in the hands of Peter Hutton, a man whose home was some fifteen miles away near Moorefield, the seat of Hardy County, the county in which the land was located at the time. "The Manor" must have been one of the finer farmhouses in this section during its early existence, and the builder loosely interpreted some Greek Revival elements in erecting the handsome structure.

Sometime during the ownership of Thomas, Lord Fairfax, the land surrounding the present location of the house was designated "The South Branch Manor" to distinguish the section of his grant along the waters of the South Branch of the Potomac River. Much of this area was conveyed to one John Marshall of Richmond (later Chief Justice of the United States Supreme Court) in 1794, and between that year and 1801 he transferred several tracts to Jesse Welton. Welton's son, Mosses, sold a parcel on Luney's (Lunice) Creek to Peter Hutton in 1819, and it is on this land that "The Manor" now stands.

Peter Hutton had fairly extensive holdings along the South Branch from Moorefield to where Petersburg now stands, and it seems that he arranged for his son, Jesse, to farm the outlying acres along Luney's Creek after 1830. To facilitate development of a previously open and unsettled land, Peter had a magnificent farmhouse erected for his son and daughter-in-law (Belinda Welton) who had married in 1832. They must be considered somewhat as pioneers in the opening of the area, for there were few at that time actively involved in working farms. Jesse Hutton and his heirs continued along Luney's Creek until 1910, but since that time the land has been transferred on several occasions. As the area became more settled in the first half of the nineteenth century, those who had cleared the lands and begun farming operations (the Huttons included) saw the increasing value of their efforts. By the time of the Civil War, the South Branch Valley certainly could no longer be considered a frontier, and homes such as "The Manor" became centers of the economic, political and social intercourse of this section of Virginia.

Peter Hutton probably used several of his slaves in the labor of construction of the house, but the overall design and supervision undoubtedly came from someone well versed in building. The plan was for a rectangular house with ell at the southeast, simply and symmetrically organized to provide six rooms. The front section has central hall with one room on each side, and the ell contains one room on each floor with an auxiliary stair to the second level. Window and door placement follows a pattern which provides at least two openings in each room. All windows and doors are trabeated, and the main entrance and one to the south side of the ell have rectangular overlights. Although wall surfaces are for the most part smooth, the chimneys (one on each gable)

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CONTINUATION SHEET

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PAGE one

7. DESCRIPTION (continued)

in pattern as that of its associated door, and there is a chair rail in each of the rooms. The stairwell is compact and simply designed with cherry handrail and plain spindles.

Of added interest on the grounds of "The Manor" (though most were not originally there) are a great number of outbuildings often associated with a self-sustaining farm. Many of these are quite old log structures which have been brought from nearby locations. Among these dependencies are an outside kitchen, meathouse, workhouse, slavehouse, smokehouse, butchering shed, loom shed, still house, horse and sheep barn, tobacco barn, hog pen, milkhouse, corncrib and carpentry shop.

8. SIGNIFICANCE (continued)

project about six inches on the exterior. The front is dominated by a narrow, two-story portico which is supported by four square columns. The design and number of the columns is repeated in pilasters which are placed between the entrance door and the windows to right and left. The high pediment runs perpendicular to the main roofline and is decorated by a fanlight. The house is tall, but the roofs are of relatively low pitch.

Interior woodwork is striking. The central entrance hall is compact and contains a simple stairwell highlighted by plain spindles and a cherry handrail. Each room has a fireplace with a different mantel design; the mantelpieces in the north rooms are curved. Built-in closets flush with the fireplace openings appear in both rooms of the ell and those on the north. A chair rail is present throughout the house, and the paneled doors follow patterns established in their associated doorjambs.

9. MAJOR BIBLIOGRAPHICAL REFERENCES

Charleston Printing Co., 1951. (pp. 6, 91)
Robinson, Delmer. "Hardy County Revels in History, Fine Food." Charleston (W.Va.)
Gazette, Sept. 28, 1972.

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7. DESCRIPTION (Continued)

"The Manor" is located on mildly rolling land, and about five acres surrounding the main house includes the geographical environment suited to its setting and integrity. Although most outbuildings have been incorporated on the grounds since 1966, the outside kitchen, meathouse, small storage barn and large frame barn were constructed on the property and associated with the Hutton farm.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Court Records (chain-of-title deeds & will of Peter Hutton); Hardy and Grant Counties, County Courthouses, Moorefield and Petersburg, W.Va.
Interview, Roswell H. Alt with James E. Harding, Research Analyst, West Virginia Antiquities Commission, April 5, 1975. Information on file with the West Virginia Antiquities Commission, Old Mountainlair, West Virginia University, Morgantown, West Virginia.
Judy, E.L. History of Grant and Hardy Counties, West Virginia. Charleston, W.Va.:

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 5 acres

UTM REFERENCES

A 17 662110 4319350
ZONE EASTING NORTHING
C

B
ZONE EASTING NORTHING
D

VERBAL BOUNDARY DESCRIPTION

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE

James E. Harding, Research Analyst

ORGANIZATION

West Virginia Antiquities Commission

DATE

April 16, 1975

STREET & NUMBER

Old Mountainlair, West Virginia University

TELEPHONE

(304) 292-1527

CITY OR TOWN

Morgantown

STATE

West Virginia

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 National Park Service.

FEDERAL REPRESENTATIVE SIGNATURE

Leonard M. Davis

TITLE West Virginia State Historic Preservation Officer

DATE May 12, 1975

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

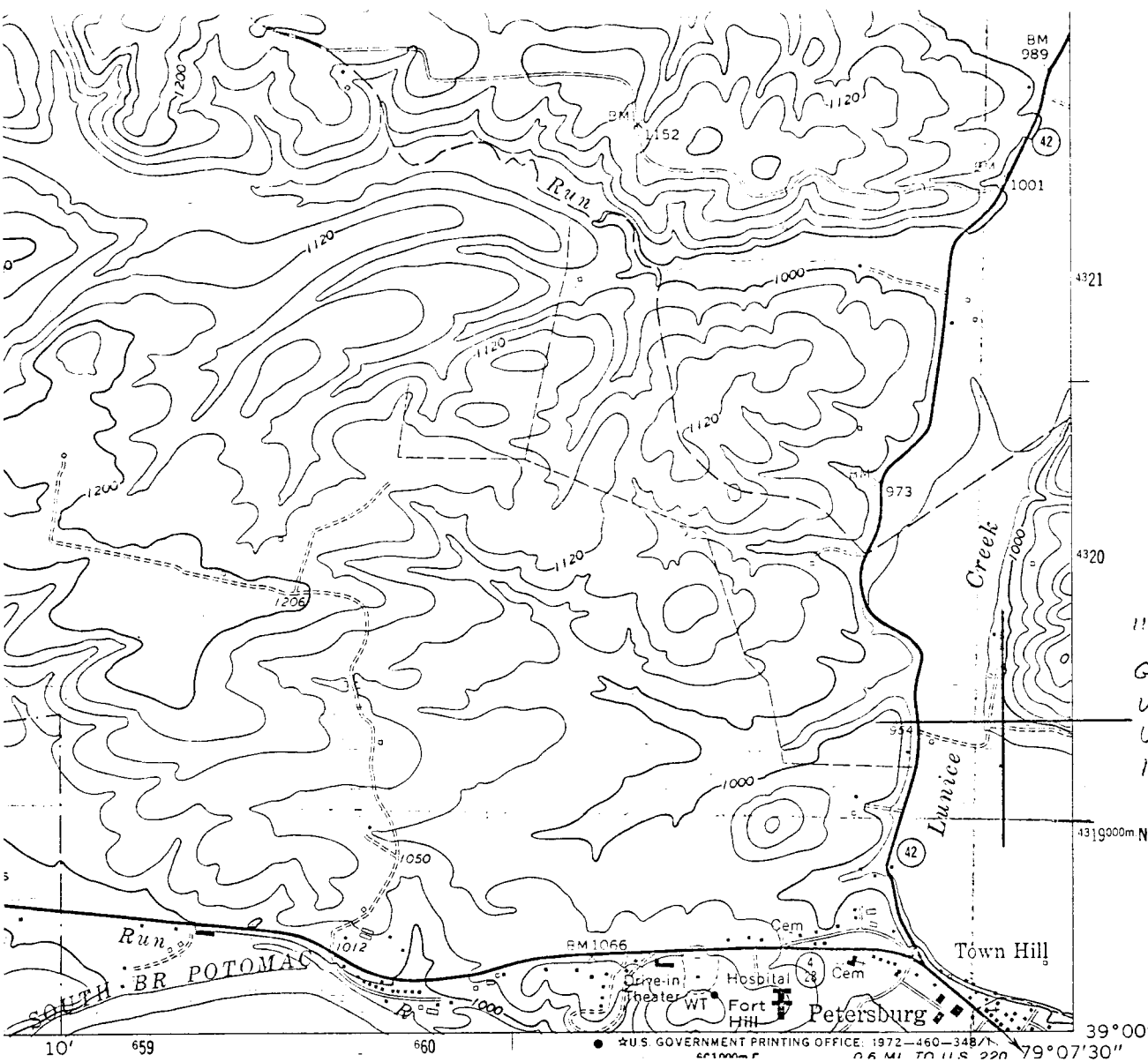
DATE

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST:

DATE

KEEPER OF THE NATIONAL REGISTER



Form No. 10-301
(Rev. 10-74)

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NATIONAL REGISTER OF HISTORIC PLACES
PROPERTY MAP FORM

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SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES --| ENCLOSE WITH MAP

1 NAME

HISTORIC Hutton, Peter, Farm; Hutton, Jesse, House

AND/OR COMMON "The Manor" (preferred)

2 LOCATION

CITY, TOWN
Petersburg

X VICINITY OF

COUNTY
Grant

STATE
West Virginia

3 MAP REFERENCE

SOURCE U.S. Geological Survey
Maysville, W.Va., 7.5' Quadrangle
SCALE 1:24000 DATE 1967

