

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

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

1. Name of Property

Historic name: Nathan Haines Farm

Other names/site number: Fairfax Grant Stock Farm; Daniel Haines House; Rock Hall
(Mason House); Oldest Stone Farm

Name of related multiple property listing: N/A

2. Location

Street & number: 1642 Lloyd Road

City or town: Charles Town State: WV County: Jefferson

Not For Publication: ☐ Vicinity: ☐

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

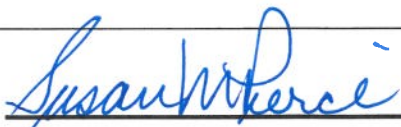
I hereby certify that this X nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property X meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___ national ___ statewide X local

Applicable National Register Criteria:

X A ___ B X C ___ D

 Signature of certifying official/Title: West Virginia State Historic Preservation Office	<u>10/3/22</u> Date
State or Federal agency/bureau or Tribal Government	

In my opinion, the property ___ meets ___ does not meet the National Register criteria.	
_____ Signature of certifying official:	_____ Date
_____ Title :	
State or Federal agency/bureau or Tribal Government	

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4. National Park Service Certification

I hereby certify that this property is:

☐ entered in the National Register

☐ determined eligible for the National Register

☐ determined not eligible for the National Register

☐ removed from the National Register

☐ other (explain:) _____

Signature of the Keeper

Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

Private:

☒

Public – Local

☐

Public – State

☐

Public – Federal

☐

Category of Property

(Check only **one** box.)

Building(s)

☒

District

☐

Site

☐

Structure

☐

Object

☐

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Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>5</u>	<u>2</u>	buildings
<u> </u>	<u> </u>	sites
<u> </u>	<u> </u>	structures
<u> </u>	<u> </u>	objects
<u>5</u>	<u>2</u>	Total

Number of contributing resources previously listed in the National Register None

6. Function or Use

Historic Functions

(Enter categories from instructions.)

DOMESTIC/single dwelling

AGRICULTURE/SUBSISTENCE/agricultural outbuilding

Current Functions

(Enter categories from instructions.)

DOMESTIC/single dwelling

AGRICULTURE/SUBSISTENCE/agricultural outbuilding

DOMESTIC/secondary structure

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7. Description

Architectural Classification

(Enter categories from instructions.)

COLONIAL/Georgian

EARLY REPUBLIC/Federal

Materials: (enter categories from instructions.)

Principal exterior materials of the property:

Foundation: STONE/Limestone; concrete

Walls: STONE/Limestone; BRICK; Block

Roofing: COMPOSITE SHINGLE; METAL

Other: WOOD/Log

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

Fields of open pasture, rolling hills, and areas of woodland characterize the landscape surrounding the Nathan Haines Farm, now known as the Oldest Stone Farm. The majority of land is in active agricultural use; farms make up the majority of properties within the area known locally as the "Bullskin."

The Nathan Haines Farm comprises two adjoining parcels of 15.8 acres and 29.75 acres located at 1642 Lloyd Road, Charles Town, Jefferson County, West Virginia, at the juncture of Lloyd Road and Wheatland Road. Bullskin Run, a year-round stream, bisects the properties as it flows from its origin in Summit Point about two miles northeast of Nathan Haines Farm, southeast to the Shenandoah River (Figs. 1, 2, 3). For the 15.8-acre parcel, the contributing early Colonial Georgian, stone, two-story, Nathan Haines House, with its distinctly steep roof, facing south, dominates the property. In view are contributing farm outbuildings – spring house, summer kitchen, shed, and in a field to the east, an agricultural outbuilding. Also in view is a modern, noncontributing, metal storage building. An old stone wall runs from Lloyd Road up the east side of the driveway. The front yard is a lawn that slopes to Lloyd Road. Behind the house and buildings are fields of grasses under cultivation. The 29.75-acre parcel borders Lloyd Road and Wheatland Road. Patchy fields of grass are under cultivation and patches of woodland, mostly new growth hardwoods and softwoods. Not visible from either road, hidden in a copse of trees, is the contributing brick, 2-1/2-story Daniel Haines House. Farmland protected by deeded

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easements borders both parcels rendering site integrity rural in perpetuity. The current owner raises cattle on the property. Wire fencing surrounds the 45-acre site to enclose cattle and other animals.

Narrative Description

Resource 1. Nathan Haines House (ca. 1730-1770), contributing building.

Exterior: Current (2022)

The primary historical and visual element of the Nathan Haines Farm is the Nathan Haines House, a two-story, three-bay, hall-and-double parlor, Colonial Georgian in style, built of limestone, with a side-gable roof of composite shingles and interior gable-end stone chimneys; an early 1-1/2-story stone addition with a gable-end chimney is built onto the west gable end of the house; a non-historic wood addition, finished in modern T1-11 siding, extends the addition to the north and the west (Photo 1). Fenestration is flat-topped, with multi-light, double-hung sash windows. The building measures overall 56'0" by 31'0". The 2-story section measures 27'0" by 31'0"; the 1-1/2-story section measures 21'0" by 21'0"; and the modern T1-11 plywood section 8'0" by 21'0".

Exterior: Historical (ca. 1775 to ca. 1975)

The original Nathan Haines house was, as described above, a two-story, three-bay, hall-and-double parlor design of limestone, with a side-gable roof of riven or split-wood shakes; an early 1-1/2-story stone addition with a west-end gable chimney and interior gable-end stone chimneys as depicted by illustrator Andrew Lewis for architectural historian John Allen in *Uncommon Vernacular: Early Houses of Jefferson County, West Virginia, 1735-1835* (Fig. 5).¹ In 1936 the Historic American Building Survey (HABS) documented the Nathan Haines House with exterior photographs in all likelihood taken by architectural photographer Archie Biggs (Figs. 6 and 7).

South façade

The south façade is front of the house and its formal entryway (Photo 1). The side-gable roof is composite shingles with interior gable-end stone chimneys. Walls and foundation are cut, uncoursed limestone. A single story, raised front porch covered with a hipped, metal, standing-seam roof extends, centered, across the three-bay openings. The openings are two 6/6 wood, double-hung sash windows flanking a wood entry door. Four Doric columns support the porch roof. Five wood steps rise to the porch floor. At the second story are two 6/6 wood, double-hung sash windows placed above the same windows on the first story.

An early single-story stone kitchen adjoins the west wall of the main house. Its side-gable roof is metal, standing seam, with an interior stone chimney. Walls are cut, uncoursed limestone with what may be a shadow of a triangular pediment above the door. A three-bay opening is off center to the east with a wood door separating two 6/6 wood, double-hung sash windows. Two wood

¹ John C. Allen, *Uncommon Vernacular: Early Houses of Jefferson County, West Virginia 1735 to 1835*, (Morgantown, WV: West Virginia University Press, 2011), 38, 39.

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stairs reach a wood stoop at the door.

A modern T1-11 plywood single-story addition, eight-feet wide, extends to the west of the kitchen addition. A single 1/1 wood double-hung sash window is centered on its wall. The addition's roof is asphalt, slightly sloping from rear to front. Beneath the roof is a simple wood cornice.

In 2022, the presence of T1-11 siding for a small addition to the historical stone kitchen detracts slightly from the visual integrity of the house. No matter how finished, the appearance is of vertical grooves cut into rough-finished plywood. Developed in the 1960s and popular in the 1970s and 1980s, T1-11 plywood dates itself to those years. Fortunately T1-11 is found on only a small part of the house, and that part is largely obscured by foliage.

West façade

The two-story main house is uncoursed stone with an interior chimney (Photo 2). The single-story addition has a single-hung, four-pane sash window located at the south end. The single-story T1-11 plywood addition has an aluminum storm door, with a fixed window, at its center. Beneath the roof are simple wood cornice returns.

North façade

The north façade is the rear of the house (Photo 3). The main, two-story section is uncoursed stone with a steep roof and interior stone chimneys at both ends. At the first story, off-center to the west (right) is a white wood doorway below a cantilevered white wood portico. Equidistant on either side are two 6/6 wood, double-hung sash windows. Above those windows at the second story are two, 6/6 wood, double-hung sash windows. Beneath the roof is a simple wood cornice.

To the west of the main house is a 1-1/2-story addition, sheathed with weathered vertical boards. The sheathing extends to the addition that is T1-11 plywood on the south and west facades. A stone interior chimney rises from the stone addition. A single 6/6 wood, double-hung sash window is at the west end of the old addition, and a wood doorway opens to the addition that is T1-11 plywood. This section is covered with a steep-pitched roof to include a small roof over the T1-11 plywood addition.

East façade

The east façade is 2-1/2 story uncoursed stone with a central, interior stone chimney (Photo 4). At the first story are two 6/9 wood, double-hung sash windows. Above these windows at the second story are two 6/6 wood, double-hung sash windows. In the attic story is a single 2/2 wood, double-hung sash windows toward the south (front) of the house. At the top of the second story are simple wood, cornice returns.

Interior: Current (2022)

John Coon, current owner of the Nathan Haines House, has renamed it "Oldeststone Farm" in recognition that the Jefferson County Historical Society described the building as "one of the

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oldest in the county.”² Between 2010 and 2014, owners John Coon, Joshua D. Tuerk, and Kathleen Casey updated interiors with a modern bath-and-a-half and kitchen. Thus, interiors in 2022 do not appear as they did in as recently as 1936 when the Historic American Buildings Survey documented the house. Coon, Tuerk, and Casey renamed the property “The Oldeststone Farm.”³

Interior: Historical (ca. 1775 to 1936)

When first constructed the Nathan Haines House featured a hall-and-double-parlor plan, popular in eastern Pennsylvania and New Jersey from where he migrated (Figs. 9, 10). The arrangement of two rooms with corner fireplaces share the same chimney. Simple wood paneling reflects the Quaker heritage of Nathan Haines (Figure 11).

As stated above, in 1936 the Historical American Buildings Survey (HABS) recorded the property (Figs. 12, 13). James and Martha Mason had just bought it. According to the HABS inventory card, Mrs. Mason called the property “Rock Hall.” HABS architect Archie Biggs’ sketch of the first floor depicted the house virtually unchanged since its construction in the 1700s.

Resource 2. Spring House (ca. 1800), contributing building.

A one-story limestone domestic dependency with gable roof of standing-seam metal, is located immediately west of main house. It measures 12’3” by 12’6” (Photo 5).

Resource 3. Smokehouse (ca. 1800), contributing building.

A two-story dependency that appears to have been a smokehouse, with the first story of limestone and the second of wood frame construction finished in vertical boards; gable roof is of standing-seam metal with gable-end orientation (Photo 6 and Figs. 14, 15). It measures 12’4” by 12’4”.

Resource 4. Shed (ca. 1900), contributing building.

Single-story shed-roofed shed of wood construction, with exposed rafter tails; finished in board-and-batten and T1-11 plywood siding. It measures 12’6” by 24’2” (Photo 7).

Resource 5. Storage Building (ca. 2000), non-contributing building.

Single-story agricultural storage building clad in metal, with gable roof and gable-end orientation; post-dates the Period of Significance (Photo 8).

Resource 6. Agricultural Outbuilding (ca. 1950), non-contributing building.

A single-story gable-roofed dependency of concrete block construction, partially sheathed in vertical, weathered, board siding, resting on a poured concrete foundation, with a standing-

² Walter A. Washington, ed., “Fairfax Grant Farm” (Charles Town, WV: Magazine of the Jefferson County Historical Society, 1976), 19-23. John E. Stealey, PhD., ed., *Between the Shenandoah and the Potomac: Historic Houses of Jefferson County, West Virginia* (Winchester, Virginia: Winchester Printers, Inc., 1990), 84.

³ “Oldeststone Farm” website: <https://oldeststonefarm.com/>. Accessed December 31, 2021.

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seam metal roof; located east of house in an agricultural field. It measures 25'8" by 21'6" (Photo 9).

Resource 7. Daniel Haines House (ca. 1818), 1650 Lloyd Rd., contributing building.

A two-story, three-bay side-hall brick house with side-gable roof of standing-seam metal and interior gable-end brick chimney on west gable end; locally-distinctive corbeled brick cornice under eaves; main entry on facade with six-panel door capped by a four-light transom. The plan is similar to that of the Nathan Haines house, hall-and-double-parlor, but with a narrow hall. Brick is common bond, painted (Figs. 16, 17). It measures 22'6" by 26'6".

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- ☒ A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- ☐ B. Property is associated with the lives of persons significant in our past.
- ☒ C. Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☐ D. Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

- ☐ A. Owned by a religious institution or used for religious purposes
- ☐ B. Removed from its original location
- ☐ C. A birthplace or grave
- ☐ D. A cemetery

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E. A reconstructed building, object, or structure

☐

F. A commemorative property

☐

G. Less than 50 years old or achieving significance within the past 50 years

Areas of Significance

(Enter categories from instructions.)

AGRICULTURE

ARCHITECTURE

Period of Significance

1775-1910

Significant Dates

N/A

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

N/A

8. Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

Nathan Haines Farm is significant under National Register Criterion A: Agriculture, for the Haines family's role in the agricultural development in the Bullskin Run community beginning ca. 1775 and continuing to 1910.⁴ It is also significant under Criterion C: Architecture, for the

⁴ Jefferson County Deed Book 105:287. In 1993 the property conveyed from active farmers Bessie Lee Mason Burns and Caleb Burns to their nephew and niece, Daniel Lutz and Nancy Lutz, both dedicated to preserve their agricultural inheritance (and successful applicants for preservation easements).

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distinctive architecture of the Nathan Haines and Daniel Haines houses. The farmstead is unusual as it includes an early stone dwelling in the Colonial/Georgian style, the Nathan Haines House, built ca. 1775, and the Daniel Haines House, built ca. 1818, in the Early Republic/ Federal style, both of which exhibit evolution in architectural form. For the Nathan Haines House, extant outbuildings include an early spring house and summer kitchen, and a later shed. No dependencies survive for the Daniel Haines House.

Evaluation of Integrity

With its building complex and surrounding farmland Nathan Haines Farm retains integrity of location, setting, design, materials, workmanship, feeling and association. Lloyd Road passes through farmland and crosses Bullskin Run to reach the farmstead. The farmstead retains most of two houses (Nathan Haines and Daniel Haines), spring house, early smoke house, work shed, and agricultural outbuilding. Owners have modernized some of the Nathan Haines House interiors, but such exterior original features as stone, windows, and masonry retain their significant character-defining features. The main house, built as early as 1775 had an addition made soon after, and the combination of house and addition are an important part of the property's evolution and history. Major interior features of the Nathan Haines House also remain including mantelpieces, staircases, flooring, woodwork, and trim. Unfortunately the Daniel Haines House has deteriorated, but the current owner wishes to stabilize it. The historic character of the Nathan Haines Farm complex is clearly recognizable.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

Among the earliest white settlers in what became known as the "Opeckan (Opequon) settlement" of the Northern Neck proprietary of Virginia were a number of Quakers from New Jersey and Pennsylvania "meetings." The Hopewell Friends Meeting was officially established in 1734 as more emigrants petitioned their home meetings to transfer to Hopewell in the Shenandoah Valley of Virginia.⁵ Fed by the "Great Waggon Road," leading from Pennsylvania through Maryland and into Virginia, the lower Shenandoah Valley became a melting pot of Quakers, Pennsylvania Germans, and sons of English plantation owners on the by then-overpopulated eastern lands of Maryland and Virginia. On October 3, 1734, for example, through Royal Governor William Gooch, King George II granted Benjamin Borden, Andrew Hampton, and David Griffith 1122 acres on Bullskin Run, site of the Nathan Haines Farm.⁶

⁵ Warren R. Hofstra, *The Planting of New Virginia*, (Baltimore, MD: Johns Hopkins University Press, 2004), 29.

⁶ Virginia State Library, Land Office Patents, volume 15, pages 328 and 329. When and how the nominated property became known as "Fairfax Grant Stock Farm" is not known. In 1754 Thomas, Lord Fairfax, granted Abraham Haines 882 acres of land on Back Creek, Frederick County (now Berkeley County), Virginia (now West Virginia). See Virginia Land Office Records, Northern Neck Grants, Bk. H, p. 480. The nominated property descended from a royal grant from King George II to Benjamin Borden, Andrew Hampton, and David Griffith, and not a Northern Neck grant from Thomas, Lord Fairfax.

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In 1745 Abraham (also spelled “Abram”) Haines (1696-1760) arrived from New Jersey and applied to affiliate with the Opequon Meeting. His brother Joshua arrived a year later and made the same application.⁷ In 1750 Joshua Haines bought 700-plus acres from Benjamin Borden, Jr.⁸ This land is believed to have been part of the Bullskin tract that Borden, Hampton, and Griffith bought in 1734. In 1753 Abraham Haines bought an additional 313 acres from Benjamin Borden, Jr.⁹ It adjoined his brother’s land.

In 1754 Joshua Haines died without a will. His estate record shows that he was actively farming at the time of his death, owning at least 9 horses and colts, “1 Draught ox,” 1 heifer and 1 bull, “19 Head of Sheep,” 25 hogs and shoats, cows and calves, farming equipment, wheat, rye and barley, flax, “some old Corn in a Corn Cribb,” and “6 acres & a Half of Indan [sic] untopped & unbladed in the field,” a butter churn and “tubb,” as well as “a Servant Boy” valued at £11, his most valuable possession.¹⁰ The Haines family had come to farm grains and grasses, and to raise cattle and swine. In 1758 Abraham Haines died; his will left his farm to his son, Nathan, on the son’s reaching age 21 in 1775 or 1776.¹¹

Settlers of German and English descent brought with them a heritage of grain culture. For those that ventured westward from the tidewater region into the mountain and valley region the change in landscape brought with it a change in agricultural production. While maintaining their tidewater roots by continuing to grow some tobacco, settlers in the Northern Neck region quickly adjusted to more general production and a focus on wheat, rather than tobacco, as the primary cash crop. Such a conversion was probably not as radical as it might appear. Tidewater plantation owners grew a variety of grain and fruit crops in addition to tobacco. Early land leases, which often required at least 100 apple trees be planted in addition to the construction of houses, tobacco barns, and fencing, reveal the importance attached to the cultivation of apple and other fruit trees.¹²

Through the 1750s and 1760s, George Washington – with plantations in Fairfax County on the Potomac River and elsewhere, as well as in Frederick County, (Virginia), on Bullskin Run – left detailed accounts of his various crops, preferring corn in particular to feed his enslaved labor force.¹³ Although throughout the year of 1760 Washington recorded deliveries of “Mountain Tobacco” from his Bullskin plantation, by 1766 and 1768, he claimed “that he raised no tobacco

⁷ Paula S. Reed, Ph.D. and Edie Wallace, *Nation Register of Historic Places Registration Form for Cool Spring Farm, Bullskin Run, Charles Town, West Virginia*. (Washington, D.C.:U.S. Department of the Interior, National Park Service, 2006), Section 8, 2.

⁸ Frederick County Deed Book 2:107; Andrew Hampton had sold his share to Borden in 1744 (Frederick County Deed Book 1:96).

⁹ Frederick County Deed Book 2:464.

¹⁰ Frederick Co. Will Book 2, p. 222; cited from Reed and Wallace, 2006, Section 8, 8.

¹¹ Ancestry.com. *New Jersey, U.S., Abstract of Wills, 1670-1817*, vol. 32 [database on-line], (Provo, UT, USA: Ancestry.com Operations, Inc., 2011), 136.

¹² Fairfax Proprietary Papers, Series D, Box 1, Folder 40, Virginia State Library, Richmond, VA.

¹³ “The Diaries of George Washington,” Donald Jackson, ed., (The Papers of George Washington, Charlottesville: University Press of Virginia, 1976), transcription online at: <http://memory.loc.gov>.

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at all except at his dower plantations on the York River..."¹⁴ In 1785, Washington listed among his crops "barley, clover, corn, carrots, cabbage, flax, millet, oats, orchard grass, peas, potatoes, pumpkins, rye, spelt, turnips, timothy, and wheat." In his "Notes on the State of Virginia," Thomas Jefferson speculated that climate change and soil depletion were catalysts for the decline of tobacco in Virginia and Maryland:

In the year 1758 we exported seventy thousand hogsheads of tobacco, which was the greatest quantity ever produced in this country in one year. But its culture was fast declining at the commencement of this war [American Revolution] and that of wheat taking its place: and it must continue to decline on the return of peace. I suspect that the change in the temperature of our climate has become sensible to that plant, which, to be good, requires an extraordinary degree of heat. But it requires still more indispensably an uncommon fertility of soil: and the price which it commands at market will not enable the planter to produce this by manure...But the western country on the Missisipi [sic], and the midlands of Georgia, having fresh and fertile lands in abundance, and a hotter sun, will be able to undersell these two states [Virginia and Maryland], and will oblige them to abandon the raising tobacco altogether.¹⁵

Increased demand for wheat in Europe and the West Indies, dramatic fluctuations in tobacco prices, soil depletion from the demands of the tobacco plant (requiring large tracts of land for continuous rotation), difficulties in transportation of the bulky leaf product, as well as the influence of Pennsylvania German farmers all played into the development of grain, primarily wheat, as the cash crop of choice for western settlement farmers.

Wheat and corn, and to a lesser extent rye and oats, were processed into flour and meal, or distilled into whiskey. By the last decade of the 18th century, the region was active with grist and flour mills along nearly every water way and stills on most farms. By 1810, Jefferson County, Virginia, a much smaller county carved from Berkeley County in 1801, numbered 31 mills along its water ways according to the map drawn by Charles Varlé. Bullskin Run alone showed four mills along its length, including the Abraham Haines Mill that had been in operation at that location since before 1800. These industries show the dominance of grain production through the high number of mills and stills and the degree to which the area had developed marketable finished goods. By 1810, Pennsylvania, Virginia, and Maryland led the nation in flour production.¹⁶

¹⁴ Ibid; "Introduction to the Diaries of George Washington," Donald Jackson and Dorothy Twohig, eds., <http://memory.loc.gov>.

¹⁵ Thomas Jefferson, "Notes on the State of Virginia," Chapter 20, <http://xroads.virginia.edu/~HYPER/JEFFERSON/ch20.html>.

¹⁶ Susan Winter Frye, *Mill Settlement Patterns Along the Antietam Creek Drainage, Washington County, Maryland*. Bound thesis, College of William and Mary, 1984, p. 45.

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Farmers shipped these commodities to markets in Alexandria, Virginia; Annapolis and Baltimore, Maryland; and to Philadelphia, Pennsylvania. Shipping from the Shenandoah Valley and the grain growing regions of west-central Maryland and Pennsylvania was a problem, and hindered the growth and prosperity associated with grain production. But as the century and settlement progressed, although wagon roads, fords and ferries remained the standard, river transport – the traditional form on which transportation in the tidewater counties of both Maryland and Virginia was based – was seen as essential for economic advancement. George Washington, whose western Virginia land would certainly have benefited from such improvements, sought advice and suggestions from colleagues, prominent landholders, and iron furnace operators along the Potomac River.¹⁷ The Revolutionary War severely slowed the transportation improvement process, but by the 1780s the shift from “Waggon roads” to the Potomac River as a primary artery was in full swing, and the Patowmack Navigation Company was officially incorporated in 1785.

The trend toward more wheat production by 18th-century farmers in the Shenandoah Valley was justified by greater profits. The American Revolution drastically reduced the export of Virginia tobacco to its primarily British markets. At the same time, foreign markets for wheat were growing. The dominance and profitability of grain production continued in the Shenandoah Valley into the 19th century. Despite difficulties caused by the War of 1812, the mid-Atlantic “bread basket” prospered and that was reflected in the significant improvements made on farms in the first half of the 19th century.

New dwellings of stone, brick, or log were generally somewhat simplified, vernacular interpretations of major stylistic trends particularly the Federal and later Greek Revival styles. Usually three to five bays in width with stylish influence seen in entrance and window treatments, these dwellings were an expression, through the use of national architectural styles, of the new nation and growing prosperity. An example of this new trend in vernacular domestic architecture is seen in the Daniel Haines House (1818), constructed of brick in the Federal style, with brick dentil-corbelling and careful attention to proportion.

Agricultural significance of the Nathan Haines Farm

Nathan Haines, Farmer

Two National Register properties bookend the Nathan Haines Farm: Cool Spring Farm to the west, settled by Joshua Haines (Abraham’s brother), and Feagans’ Mill to the southeast, built by the Haines family, and sold by them to Silas Feagans in 1884.¹⁸ The nomination for Cool Spring Farm discusses the extent of grain production through the 1800s and early 1900s and how this production fed a market far beyond the local area.

¹⁷ Grace L. Nute, ed., “Washington and the Potomac Manuscripts of the Minnesota Historical Society, [1754] 1769-1796,” reprinted from the *American Historical Review*, Vol. XXVIII, no. 3, April 1923, p. 500.

¹⁸ Reed and Wallace, *Cool Spring Farm*, 2006; John Demer and Jeffrey Smith, *Feagans’ Mill*, National Register for Historic Places (Washington, DC: U.S. Department of the Interior, National Park Service, 2017).

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The National Register nomination for Feagans' Mill (NR #100000572) describes how, before 1800, the family of Nathan Haines, Sr. (1754-1825) had built a merchant mill and sawmill on Bullskin Run on property that was once part of the larger Nathan Haines Farm.¹⁹ From before 1800 to 1884 Nathan Haines, Sr. and his successors operated a merchant mill and sawmill on Bullskin Run as adjunct to the family farm. A Mutual Assurance Society policy issued in 1805 for the three-story, brick, Nathan Haines mill described it as a "merchant mill."²⁰ This description and the mill's size (3-story) and construction (brick) support an assertion that Nathan Haines, Sr., built his mill to process quantities of grains for shipment to distant markets.

In her thesis on milling in adjoining Washington County, Maryland, Susan Frye describes two business models of grist mills in the 1700s, 1800s, and 1900s: custom and merchant. Custom mills concentrated on serving needs of their immediate locale with millers keeping a portion of grains milled as payment. By comparison, owners of merchant mills like Nathan Haines bought grains outright, milled them, and transported processed flour in barrels to ports for shipment to such distant markets as New England, the Carolinas, the Caribbean, and Europe.²¹

Rare surviving records of mill operations on Bullskin Run attest that local millers engaged in both custom and merchant milling.²² Although the merchant mill was once part of land Nathan Haines owned, his descendants sold the mill in 1867. To the presence of a sawmill, Frye quotes Victor Clark's claim that "A sawmill and a gristmill under the same roof were so common as almost to be expected, in some parts of the country, wherever there was a dam."²³

As tax records attest, agriculture was central to owners of the Nathan Haines Farm from its founding to, arbitrarily, 1910, when Haines descendants sold the farm out of their family. In 1787 the personal property tax for Frederick County, Virginia (now Jefferson County, West Virginia), assessed Nathan Haines, Sr. for nine horses and twenty head of cattle.²⁴ By any measure, and in comparison with other landowners, the number of Haines's horses and cattle constituted wealth. But by 1802, the first year of recordkeeping for the newly-established Jefferson County, assessors charged Nathan Haines, Sr. and his son John with only nine horses and cattle, a significant drop from 1787, and perhaps an indication that the Haines's put more emphasis on farming and milling than on large animal husbandry.²⁵ By 1813 Nathan Haines, Sr.

¹⁹ Demer and Smith, *Feagans' Mill*, 2017.

²⁰ Demer and Smith, *Feagans' Mill*, 13.

²¹ Frye, *Mill Settlement Patterns along the Antietam Creek*, 24-26.

²² Isaac N. Renner, *Account Books for Bullskin Mill (1878-84) and Wheatland Mill (1884-92)*, Charles Tayloe Perry Collection. (Richmond: Library of Virginia). On microfilm, Reel 42.

²³ Victor S. Clark, *History of Manufactures in the United States, 1607-1860*, (New York: Peter Smith, 1949), 181; quoted in Frye, *Mill Settlement Patterns along the Antietam Creek*, 29.

²⁴ Netti Schreiner-Yantis and Florene Speakman Love, *Personal Property Tax Lists for the Year 1787 for Berkeley County, Virginia* (Springfield, Virginia: Genealogical Books in Print, 1987), 1427.

²⁵ Patricia B. Duncan, *Jefferson County, Virginia, Personal Property Tax Lists, 1802-1813*, (Bowie, Maryland: Willow Bend Books, 2003), 7.

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owned nine mares and cattle, and John ten, double the number they had owned ten years earlier.²⁶ Precisely what crops the Haines's grew is not known as agricultural censuses for Jefferson County do not begin until 1850.

Although Nathan Haines, Sr. and his wife Mary (McPherson) Haines (1757-1815) had ten children, only three are focal to this nomination: Nathan Haines, Jr. (1787-1861), John Haines (1777-1822), and Daniel Haines (1777-1856). Nathan, Jr. and John farmed; Daniel was miller at Haines Mill. The federal census for 1810 lists Nathan Haines, Sr. with a household size of five and no enslaved persons.²⁷

The federal census of 1820 lists Nathan Haines, Sr. as a farmer with a household of eight, including "1 free colored person."²⁸ In 1824, Nathan Haines, Sr. died, leaving his farm to his sons Nathan Jr. and John. The senior Nathan Haines wrote his will in 1813 but the will was not probated until 1824, two years after John's death in 1822. No legal instrument is known transferring the property from John's family to those of Nathan, Jr. The senior Nathan Haines will required Nathan, Jr. and John (now deceased) to care for their brother, Daniel, Daniel's wife (the recently deceased Beulah Grubb Haines), and Daniel Haines' children (three daughters).²⁹

In 1830 the federal census lists Nathan Haines, Jr. as a farmer with a family household of six plus one "free colored male" and one "free colored female."³⁰ None are named here. Daniel Haines is listed in Jefferson County with a household size of four, presumably himself, his wife, and two others.³¹ For 1840, the federal census lists Nathan Haines, Jr. as a farmer with a family household of six plus one "free colored male" and one "free colored female."³² Daniel Haines has a household of two whites plus an enslaved person.³³ Nathan, Jr. and Daniel – two brothers: one a farmer, the other a miller.

²⁶ Duncan, *Jefferson County Personal Property Tax Lists, 1802-1813*, 169.

²⁷ Third Census of the United States, www.familysearch.org/ark:/61903/3:1:33SQ-GYB4-62S?i=4&cc=1803765&personUrl=%2Fark%3A%2F61903%2F1%3A1%3AXH2Q-2FB. Accessed June 25, 2021.

²⁸ Donald E. Watts, *Fourth Census of the United States of America, 1820: Occupations and Manufactures in Jefferson County, Virginia*, (Charles Town, West Virginia: Jefferson County Museum, 2012), 74.

²⁹ Jefferson County Will Book 4:217.

³⁰ "United States Census, 1830," database with images, *FamilySearch* (<https://familysearch.org/ark:/61903/1:1:XH54-ZZP>; 20 February 2021), Nathaniel Haines, Jefferson, Virginia, United States; citing 123, NARA microfilm publication M19, (Washington D.C.: National Archives and Records Administration, n.d.), roll 191; FHL microfilm 29,670.

³¹ "United States Census, 1830," database with images, *FamilySearch* (<https://familysearch.org/ark:/61903/1:1:XH54-ZZ6>; 20 February 2021), Daniel Haines, Jefferson, Virginia, United States; citing 123, NARA microfilm publication M19, (Washington D.C.: National Archives and Records Administration, n.d.), roll 191; FHL microfilm 29,670.

³² "United States Census, 1840," database with images, *FamilySearch* (<https://familysearch.org/ark:/61903/3:1:33S7-9YBM-SLR?cc=1786457&wc=31SK-NQL%3A1588670024%2C1588666040%2C1588665902>; 24 August 2015), Virginia > Jefferson > Not Stated > image 25 of 76; citing NARA microfilm publication M704, (Washington D.C.: National Archives and Records Administration, n.d.).

³³ United States Census, 1840," https://www.ancestry.com/discoveryui-content/view/3507863:8057?tid=&pid=&queryId=596c1de89b948caa83a61314651ae87a&_phsrc=hmg241&_phstart=successSource

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For 1850 the United States conducted its first agricultural census. The entry for Nathan Haines lists his farm at 140 acres improved land and 60 acres unimproved for a total of 200 acres. The census taker, no doubt with input from Haines, cites the farm value at \$10,000 with an added value of machinery \$150. Haines owns six horses and six “milch” (milk) cows, four other cattle (steers), eight sheep, and twenty swine. The value of his livestock totals \$480. He grew 600 bushels of wheat, 300 bushels of Indian corn, 20 bushels of oats, 20 pounds of wool, ten bushels of Irish potatoes, 200 pounds of butter, and ten tons of hay.³⁴

For 1860 the agricultural census lists Nathan Haines with the same acreage as in 1850 but with an increase in value of his machinery to \$200 and a near doubling of value of his livestock to \$900.³⁵ Although difficult to compare, values of Nathan Haines’s farm seem comparable to those of his neighbors. The 1860 federal population census lists Nathan Haines with a family household of six plus one enslaved female, age 16.³⁶ Two persons also listed are Robert Thornton, age 30, black, farm laborer; and George Brown, age 30, black, laborer.³⁷ This entry in 1860 is first for the surname “Thornton.” In succeeding censuses and documents the surname “Thornton” had greater import to the Haines children.

In 1861 Nathan Haines, Jr., died and left his farm to his children: son, Edward B. Haines (1820-1889), and daughters Alvina Haines (1826-1896) and Mary Haines (1828-1884). His will does not mention any human property, but neither is there an appraisal of what he owned. Given the absence of human property in his will, we can assume that references to enslaved persons in federal censuses of 1850 and 1860 are mistaken and that Nathan Haines employed free persons of color (Robert Thornton and George Brown) and not anyone enslaved.³⁸

On February 25, 1869, Edward B., Alvina, and Mary Haines leased to Susan B. Thornton a two-acre plot of land for her “natural life” and that of her husband, Robert. The Haines children make this lease “in appreciation of the faithful service” Susan provided to their parents, Nathan Jr. and Mary Haines.³⁹ Susan and Robert built a simple I-house on this tract across Lloyd Road from the Haines Farm House.

³⁴ United States Non-Population Agricultural Census for 1850, 28th-District for Jefferson County, taken August 12, 1850 On microfilm.

³⁵ Linda B. Greene, *Virginia 1860 Agricultural Census*, vol. 2 (Westminster, MD: Willowbend Books, 2006), 82-91.

³⁶ “United States Census (Slave Schedule), 1860,” database with images, *FamilySearch* (<https://familysearch.org/ark:/61903/3:1:33SQ-GBSF-SSZ3?cc=3161105&wc=8126-FM9%3A1610312301%2C1610372901%2C1610303601> : 16 October 2019), Virginia > Jefferson > Other > image 28 of 41; citing NARA microfilm publication M653 (Washington, D.C.: National Archives and Records Administration, n.d.).

³⁷ “United States Census, 1860,” database with images, *FamilySearch* (<https://familysearch.org/ark:/61903/1:1:M41C-DHV> : 18 February 2021), Nathan Haines in entry for Edward B Haines, 1860.

³⁸ Jefferson County Will Book 16:387.

³⁹ Jefferson County Deed Book 5:315.

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The federal census for 1870 lists four members of the Haines family: Edward (50); his sister Alvina (48); and their nieces Ella (14) and Lucy (13). No one else is listed as living at the farm.⁴⁰ Nor is there a listing for the Thornton family in Jefferson County. The federal census for 1880 lists five members of the Haines family: Edward (60); his sisters Alvina (58) and Mary (56); and their nieces Ella (24) and Lucy (23).⁴¹ Edward is listed as a "Farmer." No one else is listed as living on the farm. But across the street was the Thornton family, whose race the census taker lists as "mulatto:" Robert (59), Susan (39), Charles (17), Richard (14), Nathan (12), Alice (10), Thomas (8), G.W. (6), and A.F. (4).⁴² For the Thorntons, six sons, one daughter. Robert Thornton is listed as a "Farm hand."

In 1883 Jefferson County surveyor Samuel Howell Brown published a detailed map of Jefferson County depicting land of Edward B. Haines above Bullskin Run. Just below the Haines tract is a small triangular parcel whose owner the county surveyor entered as "S.B. Thornton," for Susan B. Thornton. In 1884, Mary Haines died and left her estate to her brother, Edward B., and her sister, Alvina.⁴³ Edward B. Haines died in 1889. By the will of his father, Nathan Haines, Jr., the farm devised to the sister of Edward B. Haines, and the surviving child of Nathan and Mary Haines, Alvina.⁴⁴

In 1896 Alvina Haines died and left her farm to her nieces, Ella Haines and Lucie Haines. A codicil to Alvina's will states: "It is my wish that Susan B. Thornton shall have the use of the house she now lives on [for] her lifetime, and at her death, her children are at liberty to move or sell the house (she having built it), and the lot [will then] return to the farm."⁴⁵ No records exist for 1890 because the federal census records for that year were destroyed in a fire. Had records survived they would describe the names, ages, and occupations of those living in the Thornton house.

In 1910 the Haines nieces Lucie B. Haines, Ella Haines Gossling, and Harry J. Gossling sold the 127-acre farm to W[ayne] G. Conway and Harry R. Kern for \$4,000. Kern was a lawyer from Winchester, Virginia. The deed describes an additional brick tenant house (probably the Daniel Haines House) and a "frame house occupied by Susan Thornton."⁴⁶ After 160 years of ownership, the Haines Farm left the Haines family. This sale in 1910 terminates the period of significance for this nomination.

⁴⁰ "United States Census, 1870", database with images, *FamilySearch*

(<https://www.familysearch.org/ark:/61903/1:1:MZ42-RS9>; 29 May 2021), Eduard B Haines, 1870.

⁴¹ Year: 1880; Census Place: Osburn, Jefferson, West Virginia; Roll: 1405; Page: 113B; Enumeration District: 006.

⁴² Year: 1880; Census Place: Osburn, Jefferson, West Virginia; Roll: 1405; Page: 113B; Enumeration District: 006.

⁴³ Jefferson County Will Book 18:277.

⁴⁴ Jefferson County Will Book 16:387.

⁴⁵ Jefferson County Will Book 19:292.

⁴⁶ Jefferson County Deed Book 105:287.

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Post-Haines owners

From 1910 the Nathan Haines farm saw new owners who continued to farm the property. The decade of the 1910s also saw a series of new owners. In 1911 Wayne G. Conway sold his interest to Harry R. Kern for \$1,000 and Kern's assumption of the balance owed on the property.⁴⁷ Harry R. Kern sold the property to Lela Kitchen for \$10,858, more than twice what he and Conway paid for it less than two years before. Kitchen put down \$1,000 and agreed to pay the rest.⁴⁸ In 1914 Lela Kitchen returns the property to Harry Kern with no financial settlement cited.⁴⁹ In 1917 Frank Bushong and Thomas Moore, trustees for Jefferson Bank and Trust, agree to lend John C. Burns balance of monies due (above) using the farm as collateral. This agreement, established in advance, allowed the sale.⁵⁰ Later in 1917 Harry Kern sold the farm to John C. Burns for \$10,519, who paid \$2,629.75 down and agreed to pay the remainder in four yearly installments of \$1,972.31 each.⁵¹

In 1921 John C. Burns died without a will. By coverture law his property passed to his widow, LuLu, and their children. On March 25, 1921, the estate cleared probate, and the farm belonged, free and clear, to LuLu and her children.⁵² Five days later, on March 30, the widow LuLu Burns and her children sold the property to siblings Horace Gardner and Jennie Gardner for \$18,000.⁵³

Following a chancery suit in 1930 with the Baltimore Federal Land Bank as plaintiff, and Horace and Jennie Gardner as defendants, the Jefferson County Circuit Court ordered the sale of the farm by public auction. Successful bidders were Marshall Burns and R. C. Porter, for \$6,100.⁵⁴ Two weeks later, R. C. Porter and his wife, Mamie Porter, sold their interest in the farm to Marshall Burns for \$2,750.⁵⁵ In December 1936, Lee Bushong, Forrest Brown, and John Porterfield, trustees appointed to administer the sale of properties of Marshall Burns, bankrupt, sold the property to James R. Mason for \$6,705.⁵⁶

Nearly 37 years later, in 1973, James R. Mason died. His will left a life estate to his widow, Martha B. Mason, and on her death to their two daughters, Bessie Lee Mason Burns and Agnes LeFevre Mason Lutz, or to the survivors of either.⁵⁷ In 1992 Agnes LeFevre Mason Lutz died, leaving two adult children, Nancy K. Lutz and Daniel P. Lutz, Jr. In 1993 Martha B. Mason died. Later that year Bessie Lee Mason Burns (surviving daughter) and her husband, Caleb F. Burns, sold the farm and other properties to their niece and nephew, Nancy K. Lutz and Daniel P. Lutz,

⁴⁷ Jefferson County Deed Book 108:70.

⁴⁸ Jefferson County Deed Book 108:71.

⁴⁹ Jefferson County Deed Book 110:425.

⁵⁰ Jefferson County Deed Book 114:498.

⁵¹ Jefferson County Deed Book 114:496.

⁵² Jefferson County Release Book 14:56.

⁵³ Jefferson County Deed Book 120:70.

⁵⁴ Jefferson County Deed Book 134:351.

⁵⁵ Jefferson County Deed Book 134:352.

⁵⁶ Jefferson County Deed Book 145:33.

⁵⁷ Jefferson County Will Book O:385.

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Jr., for \$70,715.⁵⁸ In 1995 Nancy K. Lutz and Daniel P. Lutz, Jr. agreed to a merger parcel of 17.682 acres to include core buildings of the Nathan Haines Farm and the Susan B. Thornton cottage. Nancy K. Lutz became sole owner of that tract.⁵⁹

In 2008 Nancy K. Lutz merged the part of the 17.682-acre tract below Lloyd Road (1.88 acres) to create a 12.75-acre parcel there. The Potomac Valley Audubon Society became owner of this 12.75-acre property that also included the Susan B. Thornton house. This merger left a 15.8-acre parcel north of Lloyd Road containing core buildings of the Nathan Haines Farm.⁶⁰ In 2010 Nancy K. Lutz sold to Joshua D. Tuerk and John Coon the core parcel of 15.8 acres and an adjoining 29.75-acre parcel for \$630,000. The deed states that neither parcel can be sold without the other. The 29.75-acre parcel contains the Daniel Haines house.⁶¹ In 2014 Joshua D. Tuerk and John Coon conveyed the properties to Kathleen Casey for \$229,000. In 2017 Kathleen Casey conveyed the properties to John Coon for \$227,000.⁶²

The seemingly detailed deed chain is necessary to follow how the farm passed through successive generations of the Haines family and subsequent owners. Except for Harry Kern and Wayne Conway, investors from Winchester, Virginia, other owners have been active farmers who have lived at Haines Farm. John Coon, current owner, raises horses, keeps cattle and pigs, and other animals, including a llama. For nearly all its years the Haines tract has been an active farm in southwest Jefferson County.

Daniel Haines, Miller

The second property of this nomination is the Daniel Haines House, located about 150 yards east of the Nathan Haines house.

The federal census of 1810 lists Daniel Haines, age 30, with a household size of nine including two enslaved persons.⁶³ Daniel was a miller. A grist mill and sawmill were both labor-intensive operations. Daniel needed help to run them. Whether he owned or rented the enslaved help is unknown. Before 1818, Daniel Haines, his wife Beulah, their three daughters, two enslaved persons, and two others probably lived in the miller's house, located on the south side of Bullskin Run, and described in the National Register nomination for Feagans' Mill.⁶⁴

⁵⁸ Jefferson County Deed Book 757:736.

⁵⁹ Jefferson County Deed Book 810:78.

⁶⁰ Jefferson County Deed Book 1059:352. Jefferson County Deed Book 1236:477. The Potomac Valley Audubon Society would eventually own this 12.75-acre parcel, including the "cottage" of Susan B. Thornton. Jefferson County Deed Book 1236:477. The Susan B. Thornton cottage is under a preservation easement.

⁶¹ Jefferson County Deed Book 1084:239.

⁶² Jefferson County Deed Book 1198:603.

⁶³ Third Census of the United States, www.ancestry.com/discoveryui-content/view/671625:7613?tid=&pid=&queryId=596c1de89b948caa83a61314651ae87a&_phsrc=hmg239&_phstart=successSource. Accessed June 25, 2021.

⁶⁴ Demer and Smith, *Feagans' Mill*, 4, 32; Allen, *Uncommon Vernacular*, 72.

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An ambitious Daniel answered a need to work beyond Jefferson County and in a different occupation. On January 5, 1816, the *Alexandria* (Virginia) *Herald* announced a business partnership between James Anderson and Daniel Haines.⁶⁵ Then, barely three months later, on March 26, 1816, the *Alexandria* (Virginia) *Gazette* states the partnership between Daniel Haines and James Anderson is “dissolved” with Anderson carrying on the business as sole proprietor.⁶⁶ A week later Haines posts an ad in Charles Town, Jefferson County, notifying “friends and the public generally, that he has commenced the FLOUR BUSINESS, in Alexandria...”⁶⁷ But a year later, a legal notice in the *Alexandria Gazette* on September 30, 1817, declares Daniel Haines is “confined in the Alexandria Jail for debt.”⁶⁸ A final humiliation for Daniel Haines occurred November, 4, 1817, when the *Alexandria Gazette* announced “Household and Kitchen Furniture” of Daniel Haines will be sold at a Trustee’s Sale at his dwelling house“ on Patrick street between King and Prince streets.”⁶⁹

A charitable explanation might conclude that Daniel Haines was victim of the financial panic of 1816, when at the end of the Napoleonic Wars, Britain and European powers struggled to adjust to peace. Western Europe lacked wheat as European farmers had yet to return to farms and sow crops. These farmers needed a few seasons to restore cropland and resume farming. Thus Western Europeans needed wheat from the United States and Canada and had no choice but to pay top prices for it. Possibly Daniel concluded he could draw on his contacts in Jefferson County to supply him with the wheat he needed to fill American and international orders.

But in 1816 wheat and flour were not readily forthcoming. The period had also seen increased volcanic activity, especially in south Asia. In 1815 the volcano Tombora violently erupted in Indonesia, and the worldwide cloud cover resulting from it diminished sunlight and radiant heat throughout the world. As economic historian John Post states, “abnormally low atmospheric temperatures, and excessive precipitation during the growing season reduced harvest yields drastically over extensive areas of the Western world.”⁷⁰ To what extent in 1816 wheat yields dropped in Jefferson County with a domino effect that extended to reduced grist mill output and consequently to flour brokers in Alexandria and Baltimore is not known. In Alexandria, then, whether Daniel Haines was able to procure sufficient flour to fill orders for which he had taken deposits is also not known.

Where Daniel went and what he did is unknown. He is not listed in the federal census of 1820 for Jefferson County. In 1821, Beulah, his beloved wife, died, leaving him a widower with three daughters, the oldest age sixteen. By 1823, and probably long before, he had moved back to Jefferson County. Minutes of the Society of Friends for Hopewell Meeting record: “Berkeley

⁶⁵ *Alexandria Herald*, January 5, 1816, 2.

⁶⁶ *Alexandria Gazette*, March 26, 1816, 4.

⁶⁷ *Farmers Repository*, April 4, 1816, 3.

⁶⁸ *Alexandria Gazette*, September 30, 1817, 5.

⁶⁹ *Alexandria Gazette*, November 4, 1817, 4.

⁷⁰ John D. Post, “The Economic Crisis of 1816-1817 and Its Social and Political Consequences.” *The Journal of Economic History* 30, no. 1 (1970): 248–50. <http://www.jstor.org/stable/2116738>.

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Preparative reports that Daniel Haines has accomplished his marriage with a woman not in membership with friends....⁷¹ The name of Daniel's second wife is unknown. The relevance of Daniel Haines's return is that it coincides with construction of a new, brick miller's house, in the latest fashion, to replace the simple log and frame house where Daniel lived before his sojourn to Alexandria. The federal censuses of 1830, 1840, and 1850 list him as a "miller."

Nathan Haines, Sr., wrote his will in 1818 and died in 1824. He granted Daniel a life estate in the grist mill and a house with sixteen acres. He also conveyed a twenty-acre woodlot to Daniel. Nathan Haines, Sr., directed Daniel's two brothers, Edward and John, to serve as trustees to care for Daniel's wife and three daughters.⁷² John died in 1822 leaving Edward as sole trustee, although later Samuel McPherson, a Quaker and Edward's father-in-law, became a second trustee. Regardless whether Daniel was at fault for his financial calamities in Alexandria, his father felt brothers Edward and John more reliable stewards for Daniel's wife and three daughters.

The Haines family owned, farmed, and kept livestock on their large farm from its settlement by Nathan Haines, Sr., in 1775, to its eventual sale out of the family in 1910. Census records document that (probable) two free Black males worked the farm with the Haines during later decades of the farm's operation. No less important, Susan Thornton, a free Black, cared for Nathan Haines and Mary Haines so well that the Haines gifted her a two-acre plot of land across Lloyd Road to build and occupy a house during her lifetime or the lifetime of Robert, her husband, if he succeeded her. The period ca. 1775 to 1910, is one of continued agriculture at the Nathan Haines farm.

Architectural Significance

Haines Farm is locally significant for Criterion C: Architecture, focusing on the distinctive architecture of houses built by Nathan Haines and Daniel Haines. The Nathan Haines house is Colonial/ Georgian in style, and one of the earliest surviving homes in Jefferson County. The Daniel Haines house represents the Federal style described in Part A of the National Register Bulletin as "Adams," or "Adamesque," a popular style in the Early Republic.⁷³

Nathan Haines House (ca. 1775)

In their *Field Guide to American Houses*, authors Virginia and Lee McAlester describe Colonial/ Georgian houses in the Middle Colonies as those "built of stone or brick, with a side-gabled roof,

⁷¹ U.S., *Quaker Meeting Records, 1681-1935; Minutes, 1811-1851* [database on-line]. (Lehi, UT, USA: Ancestry.com Operations, Inc., 2014), 197.

⁷² JCWB 4:217.

⁷³ "Data Categories for Architectural Classification," *National Register Bulletin, Part A* (Washington, D.C.: U.S. Department of the Interior, National Park Service, 1977), 25. For architectural classifications in the NR Bulletin, NPS authors credit four sources: Marcus Whiffen, *American Architecture Since 1780*; John Blumenson, *Identifying American Architecture*; John Poppiliers, S. Allen Chambers, and Nancy B. Schwartz, *What Style Is It?*; and Virginia and Lee McAlester, *A Field Guide to American Houses*.

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molded cornices, centered front door, windows with double-hung sashes and small panes, and [windows] placed symmetrically in ranks of three, five, or seven.”⁷⁴ In general terms, this describes the core Nathan Haines house and its early addition. More background and description is warranted, however, to dispel any misconception that early Colonial/ Georgian houses in the Lower Shenandoah Valley were commonly made of stone or brick.

In *Uncommon Vernacular*, architectural historian John Allen states the term “vernacular” is a catch-all category for buildings that do not fit into accepted definitions, but “local vernacular” can refer to common traits in buildings within a distinct, narrow, geographical area.⁷⁵ Allen posits that Jefferson County represents such a confined area, and through the course of *Uncommon Vernacular* illustrates how. To dispel the McAlester’s generalization of stone and brick as more common building materials for walls of homes in Jefferson County, it is important to remember that the earliest European or white settler housing in the county was log.

Writing in 1833 about the lower Shenandoah Valley of Virginia, Samuel Kercheval, described the “Mode of Living of The Primitive Settlers” in the valley, first in the construction of their dwellings:

The first houses erected by the primitive settlers were log cabins, with covers of split clapboards, and weight poles to keep them in place. They were frequently seen with earthen floors; or if wood floors were used, they were made of split puncheons, a little smoothed with the broad-axe. These houses were pretty generally in use since the author’s recollection. There were, however, a few framed and stone buildings erected previous to the war of the Revolution. As the country improved in population and wealth, there was a corresponding improvement in the erection of buildings.⁷⁶

One of those few stone houses “erected previous to the war of the Revolution” was that of Nathan Haines. John Allen puts its date of construction at circa 1775.⁷⁷ The 1775 date coincides with when Nathan reached his majority – age 21 – and became eligible to own property outright. When built, the Nathan Haines stone house was impressive: two-and-a-half stories tall with a steeply-pitched side-gabled roof, single pile, and three. Soon after constructing the main house Nathan Haines added a one-and-a-half story stone kitchen to the west.⁷⁸ Again referring to Kercheval, wood was scarce near Bullskin Run, and thus early settlers found stone a more

⁷⁴ Virginia and Lee McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, 1984), 139, 140.

⁷⁵ Allen, *Uncommon Vernacular*, 10.

⁷⁶ Samuel Kercheval, *A History of the Valley of Virginia* (Woodstock, Virginia: W. N. Graybill, 1902), 153. Quote taken from and credited to Reed and Wallace, *Cool Spring Farm*, NRHP Section 8, Page 5.

⁷⁷ Two other sources put the date of construction at ca. 1735: Washington, “Fairfax Grant Farm,” *Magazine of the Jefferson County Historical Society*, 19-23; and Stealey, *Between the Shenandoah and the Potomac: Historic Homes of Jefferson County, West Virginia*, 84.

⁷⁸ Architectural historian John Allen measured the thickness of the wall common to the original house and the addition to determine that the 2-1/2 story house was built before the 1-1/2 story addition.

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readily available choice.⁷⁹ An important distinction between the Haines house and other stone house built later in Jefferson County is that Haines builders used common, undressed fieldstone, quite likely collected while rendering fields arable. Later builders relied more on carefully dressed limestone cut for use in foundations and walls.

The style was a vernacular Colonial/ Georgian with measured symmetry and proportion. For John Allen the interior follows a double-parlor plan “also called the Pennsylvania or Quaker plan.”⁸⁰ William Penn recommended that Quakers in Pennsylvania build “A... House with a partition near the middle, and another to divide the end of the House into two small rooms.”⁸¹ Nathan Haines, a lifelong member of Hopewell Meeting, followed Penn’s dictum. Haines also used fieldstone for the kitchen he added to the original house. What makes the Nathan Haines house vernacular is the steeply-pitched roof and windows that appear discernibly smaller than they should.

When a young Nathan Haines began building his house in 1775, his neighbor to the northwest was John Ariss (ca. 1729-1799), described in 1945 by architectural historian Thomas Waterman as the “most famous figure in the history of American Georgian architecture.”⁸² Other houses in Jefferson County credited to Ariss include Harewood and Traveler’s Rest, both of stone. In 1751 Ariss advertised to provide plans for “Buildings of the Ancient or Modern Order of Gibbs’ Architect.”⁸³ Here Ariss referred to James Gibbs’ *Book of Architecture*, published in 1728 (23 years before Ariss’s ad), but still a popular source of the modern taste in architecture. Rather than turn to Ariss, his neighbor experienced with designing public and domestic buildings in the most modern Georgian taste, Haines preferred the more subdued expression of his Quaker roots.

His house was plain but substantial. In 1798 the Federal House Tax lists Nathan Haines living on Bullsken Run with a house tax appraised at \$1,260.⁸⁴ On Bullsken Run, only “Wheatland,” the house of Robert Baylor, had a higher tax appraisal at \$2,100.⁸⁵ Another early structure, circa 1800, on the Haines property, also of fieldstone, is a separate summer kitchen, later transformed for other purposes after its use as a kitchen. With the kitchen is an early stone spring house, circa 1800, in use probably throughout the 1800s.

Architectural historian John Allen has provided depictions of the historic elevation and original floor plans of the Haines house and summer kitchen, drawn by architectural historian Andrew Lewis. The drawings are based on interior examination and measurement by Allen and Lewis (Figs. 5, 9, 10, and 11). The depictions show the house with simple steps leading to the front

⁷⁹ Kercheval, *History of the Valley of Virginia*, 58.

⁸⁰ Allen, *Uncommon Vernacular*, 38.

⁸¹ Allen, *Uncommon Vernacular*, 38, quoting Otis K. Rice, *The Allegheny Frontier: West Virginia Beginnings, 1730-1830* (Lexington, Kentucky: University of Kentucky Press, 1970), 20.

⁸² Thomas T. Waterman, *Mansions of Virginia: 1706-1776* (New York: Bonanza Books, 1945), 243, 244.

⁸³ Waterman, *Mansions of Virginia*, 244.

⁸⁴ Don C. Wood, *1798 House Tax and Slave Tax of Berkeley County, Virginia* (Martinsburg, W. Va.: Berkeley County Historical Society, 2003), 8.

⁸⁵ Wood, *1798 House and Slave Tax*, 1.

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door and kitchen. The depictions also show an arrangement of shutters common to houses in Pennsylvania: solid on the first story and louvered on upper floors. Solid shutters provided a modicum of privacy while louvered shutters allowed air circulation, important during warm weather.

Later modifications to the Haines House appear to have occurred after 1937 when the Historic American Buildings Survey (HABS) documented the property, recently bought by Mr. and Mrs. James Mason (Martha) who would own the house from 1936 to 1993 when Mrs. Mason died. According to Daniel Lutz, grandson of the Masons, and a former owner of the Nathan Haines house, modifications to the historic building would include an updated kitchen in the kitchen wing and plumbing on the first and second floors of the main house. The Masons also appear to have retained a doorway on the enclosed stone north wall of the kitchen to allow access between the new kitchen and the original fireplace kitchen in the addition. They also added the T1-11 addition to the west wall of the kitchen as a mudroom. They also probably replaced the standing seam metal roof with one of composite shingles.

A nomination should look at prominent features not present as well as those that are. In 2022, the Haines farm seems to lack a proper barn, certainly a common structure on any farm. Nathan Haines and his successors would appear to have needed a barn to house livestock described earlier in this nomination. Surrounding farms, Cool Spring and Bellevue, have respectable barns. Again, former owner, and in 2022, neighbor Daniel Lutz, stated that the Haines farm indeed had a barn, located north of the site of the present agricultural outbuilding (Fig. 6). According to Lutz, the barn was built between 1910 and 1920 of wood with a gambrel roof. The barn blew down in a freak wind storm in 1976. The owner replaced it with the metal storage building at the northwest corner of the property.

The architectural significance of the Nathan Haines house includes age: the house dates to before the Revolution; style: vernacular Colonial/ Georgian with symmetry and balance; and interior layout: the floor plan follows one William Penn recommended for Quakers. Stone, its prominent material of construction, is a telltale trait the McAlesters described for Colonial/ Georgian houses in the Mid-Atlantic.

The Daniel Haines House (ca. 1818)

In their *Field Guide to American Houses*, the McAlesters describe Early Republic/ Federal/ Adam houses as “commonly a simple box, two or more rooms deep, with doors and windows in strict symmetry.”⁸⁶ As well, side-gabled roofs were the most common form. Windows were double-hung sash in three, five, or seven ranks with larger panes than windows in typical Georgian/ Colonial houses. The authors cite another common trait of Early Republic/ Federal/ Adam houses as having cornices with “tooth-like dentils.”⁸⁷ Their description fits that of the Daniel Haines house.

⁸⁶ McAlester and McAlester, *Field Guide to American Houses*, 153.

⁸⁷ McAlester and McAlester, *Field Guide to American Houses*, 153.

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By the early 1800s, American housewrights and architects had published guides for builders. One, housewright and architect Asher Benjamin (1773-1845), popularized Early Republic/ Federal/ Adams houses through his *American Builder's Companion*, first published in 1806.⁸⁸ Asher Benjamin knew older housewrights might be reluctant to adopt new styles: "Old fashioned workmen, who have for many years followed the footsteps of Palladio and Langley, will, no doubt, leave their old path with great reluctance."⁸⁹

Housewrights and builders in Jefferson County may not have had access to printed works of Andrea Palladio (1508-1580) and Batty Langley (1696-1751), but they knew how to build stolid Colonial/ Georgian homes through their study of examples around them elsewhere in the county. But in design – in style – the Daniel Haines house is Early Republic/ Federal as the McAlesters describe. The house may have derived from Asher Benjamin's, Plate 51, "A Small Town House" in *American Builder's Companion* (Fig. 18).

Daniel Haines was probably unfamiliar with any edition of *American Builders Companion*. Inspiration for his house possibly can be traced to where Daniel Haines lived, from 1815 to 1818, in Alexandria, Virginia. There he was exposed to townhouses built in the latest fashion, and these townhouses may have inspired his new house on his father's property on the Bullskin. In 2021, a look at houses on Patrick Street in Alexandria, where Daniel Haines lived in 1817, show many features similar to that of his house on the Bullskin (Figs. 18, 20). The Patrick Street houses are two-story, with side-gable roofs, two- and three-bay, side hall, double-pile, narrow at the front and wide toward the rear. But perhaps the feature most compelling feature of houses on Patrick Street and the Daniel Haines house is their mutual use of a cornice with extended bricks to resemble dentils. As stated above, the McAlesters describe cornices with "tooth-like dentils" as a common trait among Early Republic/ Federal/ Adam houses.

Another design inspiration would have been more personal. Perhaps the memory of Beulah Grubb Haines, devoted Quaker, Daniel's wife and mother of their three daughters, who died while the couple lived in Alexandria, influenced her widower husband to build a simple, practical house, like those with which they were familiar on Patrick Street. While not as large as other brick houses in the county, the Daniel Haines house has little wasted space and is thus easier to care for than some of its counterparts. The house reflects an understated conservatism in keeping with Daniel's Quaker heritage.

For Daniel Haines, advances in construction technology also helped guide the construction of his house. By 1818, housewrights in Jefferson County had more building materials available to them than those available for the Nathan Haines house in 1775. Bricks are a prime example. Shepherdstown had a commercial brickyard in 1794.⁹⁰ Bricks were an important industry there in

⁸⁸ Asher Benjamin, *American Builder's Companion: or, A New System of Architecture, Particularly Adapted To The Present Style of Building in the United States of America* (Boston: Etheridge and Bliss, 1806).

⁸⁹ Benjamin, *American Builder's Companion*, viii.

⁹⁰ "Shepherdstown," Society of Architectural Historians. <https://sah-archipedia.org/essays/WV-01-0010-0003-0006>.

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1820. In 1816, Benjamin Downs, a bricklayer in Charles Town, advertised for a “brickmaker” to be paid “good wages” and be employed “for the season.”⁹¹ Downs also hoped to hire two boys, “ages 12 to 15,” as apprentices. Commercial brickmaking occurred elsewhere throughout the county. By “commercial brickmaking” in 1818 is meant bricks made by machine on speculation at a brickyard for no specific project as opposed in 1775 to bricks made on site of the structure being built. In 1818 bricks were a readily available building material in Jefferson County.

Dimensioned wood was another building material readily available for the Daniel Haines house in 1818. In 1775 there was no sawmill near the Nathan Haines house; lumber had to be pit-sawn or hewn on site. Dimensions varied. In 1818 the Haines family operated a sawmill powered by Bullskin Run within eyesight of where Daniel built his new house. A sawmill meant a housewright could order lumber cut to dimension and not have to hew or shape it on site. Dimensions were constant and predictable. Another building material was window glass. Panes of glass were readily available by the box in the popular size of 8-inch by ten-inch. Paint, plaster, and nails were three more building materials readily available to Daniel Haines in 1818 that were not available to his father in 1775.

Finally, the Nathan Haines house in 1775 required laborers with specific skills, especially stone masons and carpenters. These craftsmen plied their individual skills; thus ensuring the Nathan Haines house was one of a kind. By 1818, however, a crew building Daniel Haines house could build with materials of standard dimensions, whether bricks, lumber, lath, flooring, roofing, or plaster and paint. Their resulting house was predictable, similar to a design from a builder’s guide. As with builders in 2022, standard dimensions of building materials allowed builders to erect a pre-designed building efficiently, with minimal waste, and more quickly than when materials had to be fashioned on site as in 1775.

In contrast with the Nathan Haines house, the architectural significance of the Daniel Haines house includes its younger age – the house was built circa 1818 – but is a mature example of Federal architecture in Jefferson County. The interior layout was common for the period with side hall and double-pile parlors. The principal material of construction, brick, likely produced at a brickyard distant from the site. John Allen compares the Daniel Haines house to that of a townhouse with a footprint narrow at the front and longer toward the rear (Figs. 18, 20).⁹² With its distinctive cornice of extended bricks in tooth-like dentils, the Daniel Haines is unlike other brick houses in the county that tend to be wider at the front than deep.

As an example of a simple Adam-design townhouse, the McAlesters point to the Taney House (1799) in Frederick, Maryland (Fig. 19). The McAlesters describe the Taney house as an Adam townhouse without side-wall windows “to increase privacy in an urban setting.”⁹³ Located closer to Jefferson County than prototype townhouses in Alexandria, Virginia, the Taney house is

⁹¹ *Farmer’s Repository*, March 7, 1816, p. 4.

⁹² Allen, *Uncommon Vernacular*, 106.

⁹³ McAlester and McAlester, *Field Guide to American Houses*, 165.

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similar in plan and elevation to the Daniel Haines house. The Taney townhouse thus helps illustrate the popularity of its style throughout the area.

A survey of land records does not reveal any taxable additions or alterations to the Daniel Haines house. After Daniel Haines died at age 75 in 1855, his nephew, Edward B. Haines, may have used the building to house tenants, perhaps including Robert and Susan Thornton. After several suits in chancery court, Edward B. Haines owned a one-half interest in the three-story brick Haines grist mill with Silas Feagans, a partner. Haines sold his interest to Feagans in 1886. In 2022 the Daniel Haines house remains empty and deteriorating. John Coon, the current owner, has contracted to have the building shored and stabilized as a temporary measure until he can rehabilitate the building.

Though built nearly fifty years apart, the Nathan Haines house and Daniel Haines house each exhibit architectural significance that warrant their nomination to the National Register for local significance. They were built by Quakers, and they show a simple, dignified refinement and a minimum of embellishment or ornamentation. The Nathan Haines house is understated Colonial/Georgian, but solid and impressive in appearance atop a rise overlooking Bullskin Run. Its surviving dependencies – a spring house and summer kitchen – both built with first-story walls of fieldstone, help lend permanence to the house. By contrast, the Daniel Haines house can trace its design to city townhouses. Though built of brick, the Daniel Haines house has not fared well structurally, in part because no one has occupied it in a number of years. If the house is stabilized as the current owner intends, perhaps he or a succeeding owner can rehabilitate it to its former place along the Bullskin. The Daniel Haines house lies in a copse of trees that hide it from virtually any visual intrusions. It lacks even a rude roadway to its front or back door. Its setting can be seen as how it appeared in 1818 when it was built.

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9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

Public Records available on line directly or through FamilySearch.org

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Jefferson County, VA and WV, Deeds and Wills

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Alexandria Herald (VA)

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- Watts, Donald E. *Fourth Census of the United States of America, 1820: Occupations and Manufactures in Jefferson County, Virginia*. Charles Town, West Virginia: Jefferson County Museum, 2012.
- Wood, Don C. *1798 House Tax and Slave Tax of Berkeley County, Virginia*. Martinsburg, WV: Berkeley County Historical Society, 2003.

Previous documentation on file (NPS): None.

- ☐ preliminary determination of individual listing (36 CFR 67) has been requested
- ☐ previously listed in the National Register
- ☐ previously determined eligible by the National Register
- ☐ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings Survey # _____
- ☐ recorded by Historic American Engineering Record # _____
- ☐ recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- ☒ State Historic Preservation Office
- ☐ Other State agency
- ☐ Federal agency
- ☐ Local government
- ☐ University
- ☐ Other

Name of repository: _____

Historic Resources Survey Number (if assigned): West Virginia Historic Property Inventory Form (WVHPIF): JF-0336

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10. Geographical Data

Acreage of Property: 45.55 acres

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: N/A

(enter coordinates to 6 decimal places)

Location

Point	Latitude	Longitude
1	-77.926992 W	39.246290 N
2	-77.920920 W	39.245601 N
3	-77.920727 W	39.243025 N
4	-77.922551 W	39.243756 N
5	-77.923849 W	39.241463 N
6	-77.925126 W	39.241463 N
7	-77.927100 W	39.244130 N

Note: See Figure 3 for location point references on aerial view of property.

Verbal Boundary Description (Describe the boundaries of the property.)

The Nathan Haines Farm comprises two adjoining parcels of 15.8 acres and 29.75 acres located at 1642 Lloyd Road, Charles Town, Jefferson County, West Virginia, at the juncture of Lloyd Road and Wheatland Road. The combined area is 45.55 acres and is what remains of the 319-acre farm of Nathan Haines, Sr., who eventually built the ca. 1775 stone house and addition, the spring house, and the smokehouse/summer kitchen. Haines family outsale properties border the 45.55-acre parcel to the east and southeast, west and southwest, and north.

Boundary Justification (Explain why the boundaries were selected.)

The boundaries that encompass the two contributing houses and their dependencies of this nomination (Nathan Haines and Daniel Haines) are owned in 2022 by John Coon. All surrounding properties have other owners. The grist mill built by Nathan Haines (called today Feagans Mill) is on an adjoining property and is on the National Register.⁹⁴ The Susan B. Thornton house is on an adjoining property, and is subject of its own, forthcoming nomination.⁹⁵

⁹⁴ Demer and Smith, *Feagans Mill*, 2017.

⁹⁵ The Susan B. Thornton house is associated with the Haines family, but is on adjoining land not part of the 44.55-acre parcel of this nomination. It appears worthy of its own nomination as Susan Thornton was a once enslaved person who continued to care for the Haines family after her emancipation as well as raising a large family.

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2. Form Prepared By

name/title: John Demer, Compiler (See acknowledgements at end of nomination)

organization: Jefferson County Historic Landmarks Commission

street & number: P. O. Box 23

city or town: Charles Town State: WV zip code: 25414

e-mail: jdemer@hotmail.com

telephone: (304) 876-6013

date: December 30, 2021

Additional Documentation: Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location. (See Figure 1).
- **Sketch map** (See Figure 4).

List of Figures

Fig. Description

- 1 USGS map showing location of Haines Farm. Berryville Quadrangle (1949).
- 2 USGS map showing location of Haines Farm (detail). Berryville Quad. (2010).
- 3 Aerial view of Haines Farm and Location Points (2020).
- 4 Sketch Map and Key to Photographs.
- 5 Depiction of Nathan Haines House, ca. 1775.
- 6 Nathan Haines House, 1936. Historic American Buildings Survey (HABS).
- 7 Nathan Haines House, 1936. Historic American Buildings Survey (HABS).
- 8 Nathan Haines House (1936 and 2011), Key to Figures.
- 9 Nathan Haines House first floor (ca. 1775).
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- 15 Smokehouse, Nathan Haines Farm (1936).
- 16 Daniel Haines first floor (1818).
- 17 Daniel Haines House (1818) in 2011.
- 18 Plan for a Town House (1806). From A. Benjamin, *American Builders Companion*.
- 19 Taney House (1799), Frederick, MD.
- 20 Townhouses on Patrick Street, Alexandria (2021).

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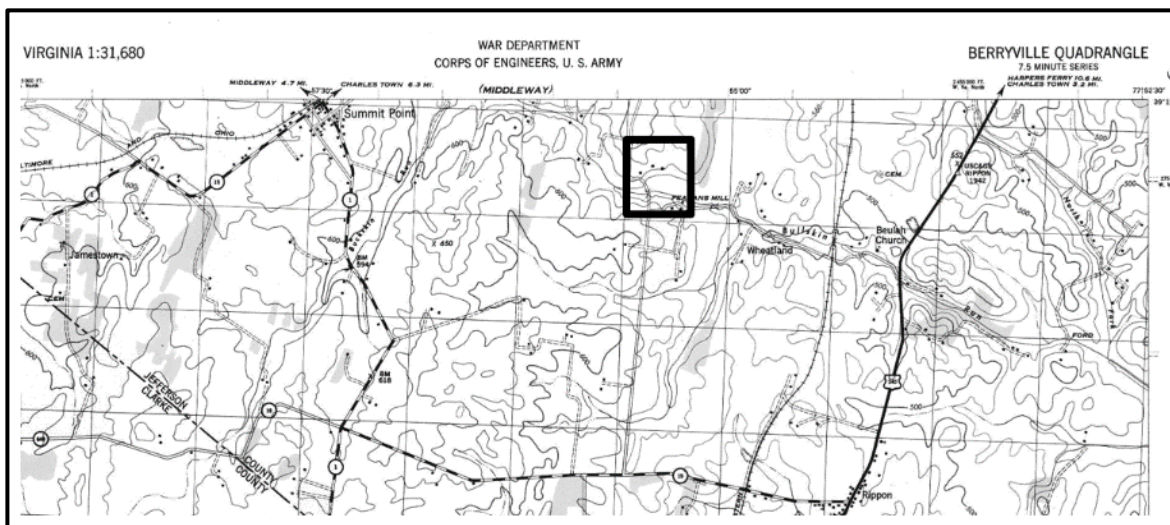


Figure 1. USGS Map showing location of Haines Farm. Berryville Quadrangle (1949), 7.5 Minute Series.

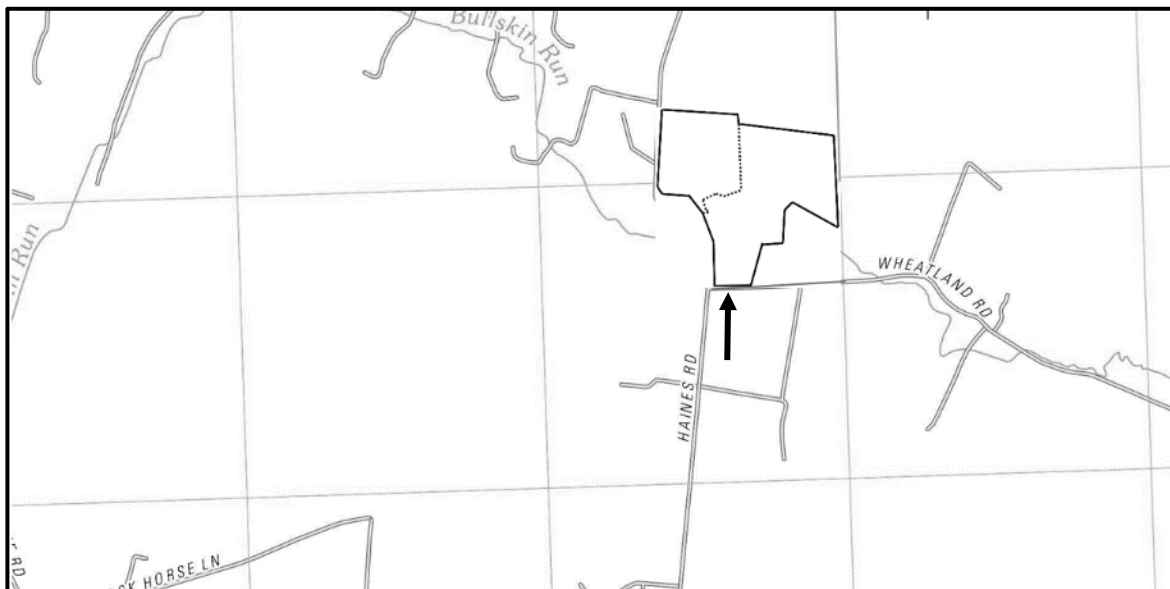


Figure 2. USGS Map showing location of Haines Farm (detail). Berryville Quadrangle (2010). Two parcels comprise the property.

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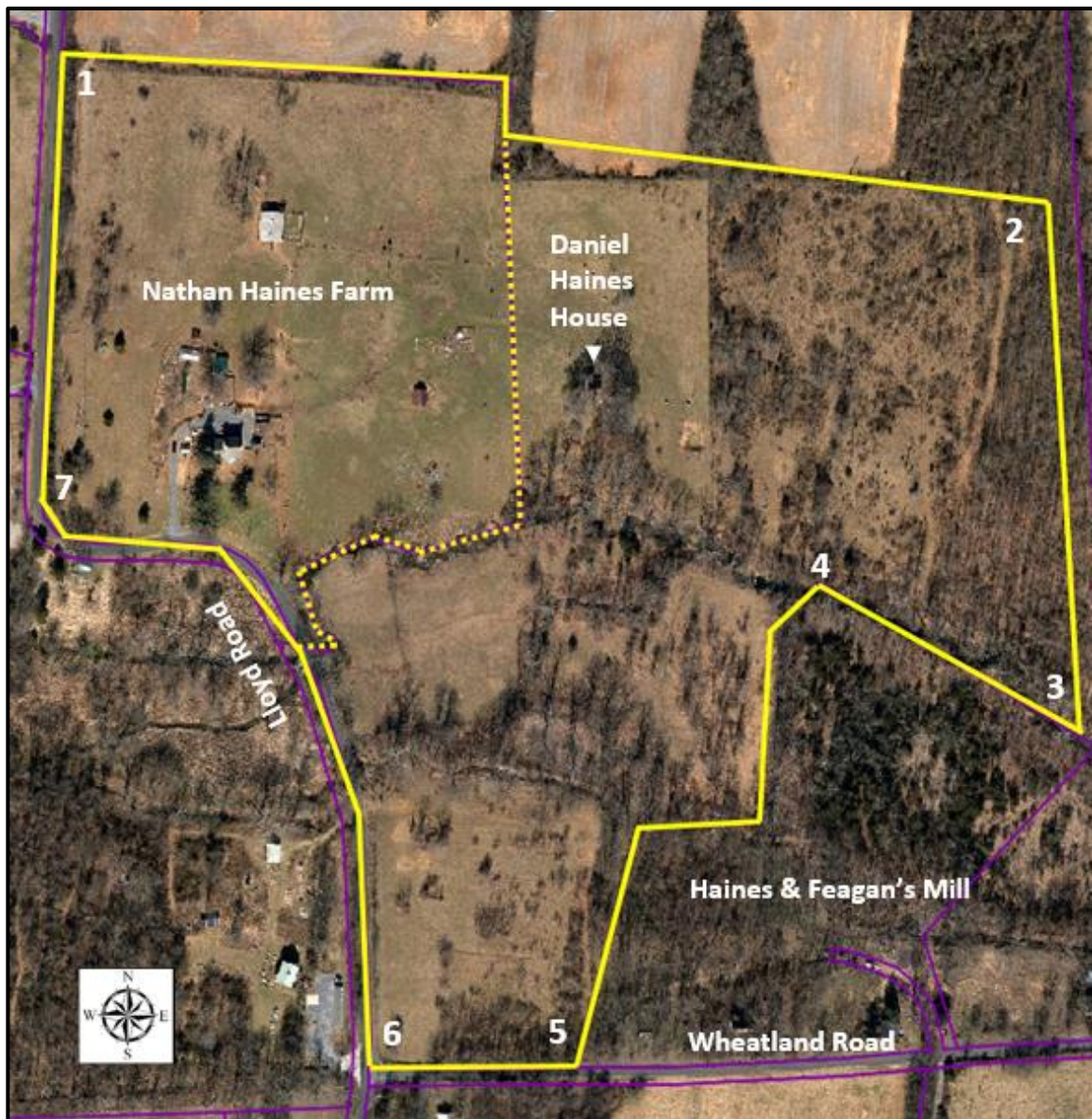


Figure 3. Aerial view of Haines Farm and Location Points (2020).

Location	Latitude	Longitude
1	-77.926992 W	39.246290 N
2	-77.920920 W	39.245601 N
3	-77.920727 W	39.243025 N
4	-77.922551 W	39.243756 N
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6	-77.925126 W	39.241463 N
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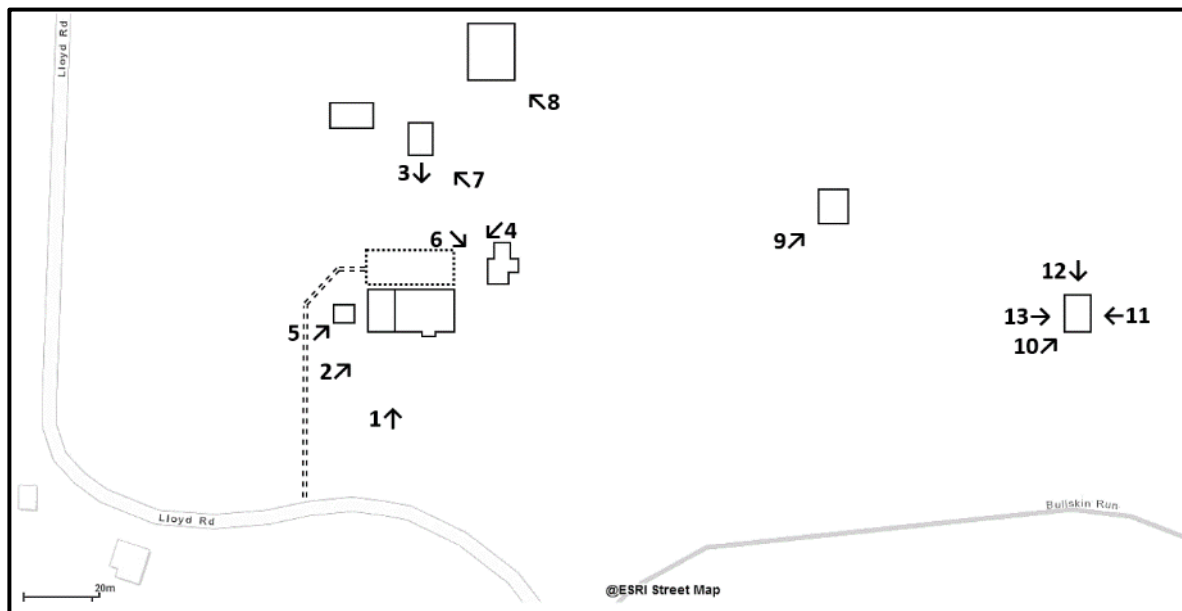


Figure 4. Sketch Map and Key to Photographs.

- Photo 1. Nathan Haines House south (front) façade, view south to north.
- Photo 2. Nathan Haines House west façade, view southwest to northeast.
- Photo 3. Nathan Haines House north (rear) façade, view north to south.
- Photo 4. Nathan Haines House, east façade, view northeast to southwest.
- Photo 5. Nathan Haines Springhouse, view from southwest to northeast.
- Photo 6. Nathan Haines Smokehouse, view northwest to southeast.
- Photo 7. Nathan Haines House Shed, view southeast to northwest.
- Photo 8. Nathan Haines House Storage Building, view southeast to northwest.
- Photo 9. Nathan Haines House Agricultural Outbuilding, view southwest to northeast.
- Photo 10. Daniel Haines House, front façade, view southwest to northeast.
- Photo 11. Daniel Haines House, east façade, view east to west.
- Photo 12. Daniel Haines House, north façade, view north to south.
- Photo 13. Daniel Haines House, west façade, view west to east.

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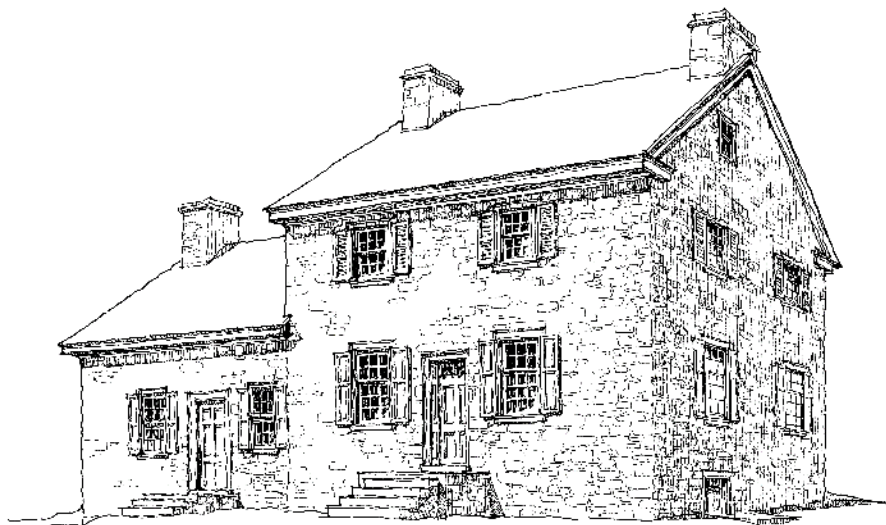


Figure 5. Depiction of Nathan Haines House, ca. 1775. Here the Nathan Haines house appears ca. 1775 inspired by Quaker houses in Pennsylvania with stolid construction of stone, simple entryways, paneled shutters on the first story, louvered shutters on the second, and unadorned cornices with simple returns. The roof is not detailed, but was probably “covered with wood,” a common term in insurance policies to describe split, or riven, oak shakes. *Depiction courtesy of architectural historian John Allen on behalf of illustrator Andrew Lewis.*



Figure 6. Nathan Haines House, 1936, photo by the Historic American Buildings Survey (HABS). In this image, the Nathan Haines House has a metal, standing-seam roof and fashionable portico supported by four Doric columns. The addition has a combination of paneled (left) and louvered (right) shutters. The gambrel roof of a barn is visible to the right. *Image courtesy of the Jefferson County Museum, Charles Town, WV.*

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Figure 7. Nathan Haines House, 1936, photo by Historic American Buildings Survey (HABS). Image shows the north side of the addition in 1936, now (2022) enclosed .

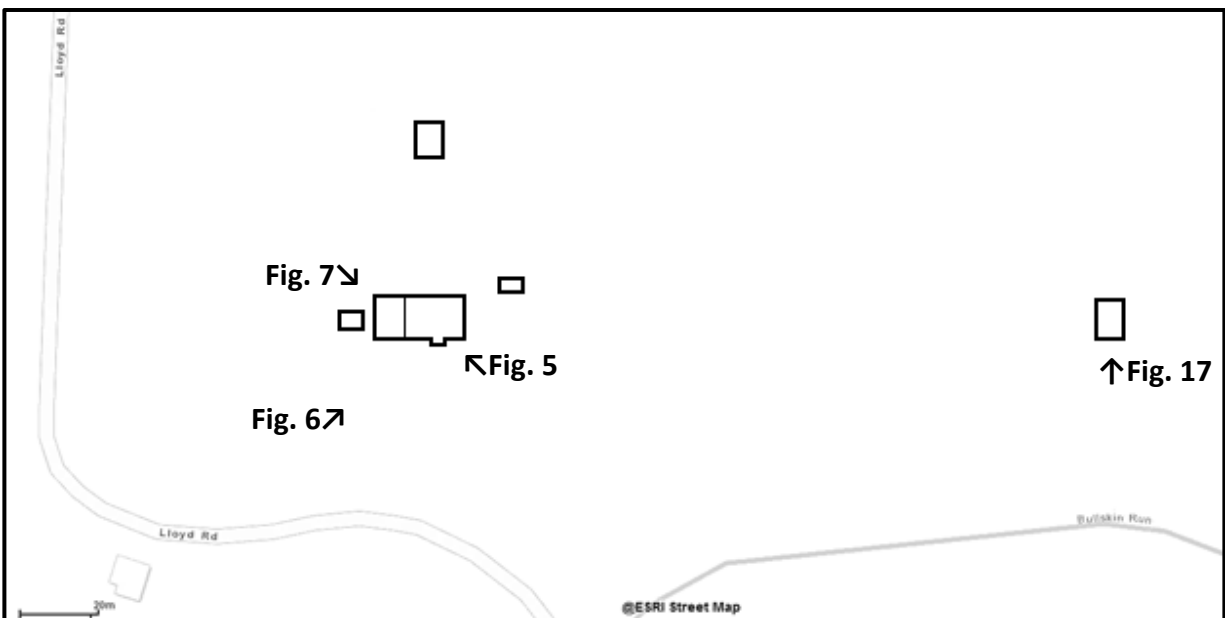


Figure 8. Nathan Haines House (1936 and 2011), Key to Figures.

Figure 5. Depiction of Nathan Haines House, ca. 1775.

Figure 6. Nathan Haines House, 1936, photo by Historic American Buildings Survey (HABS).

Figure 7. Nathan Haines House, 1936, photo by Historic American Buildings Survey (HABS).

Figure 17. Daniel Haines House, 2011, photo by Walter Smalling in Allen, *UV* (2011), 107.

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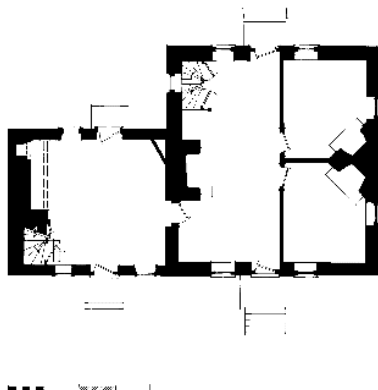


Figure 9. Nathan Haines House first floor (ca. 1775). The kitchen addition is to the left. To the right is the main house in a hall-and-double-parlor plan espoused by Benjamin Franklin for members of the Society of Friends. Nathan Haines was a prominent Friend and member of Hopewell Friends Meeting in nearby Clear Brook, Virginia. *Drawn by Andrew Lewis for John Allen.*

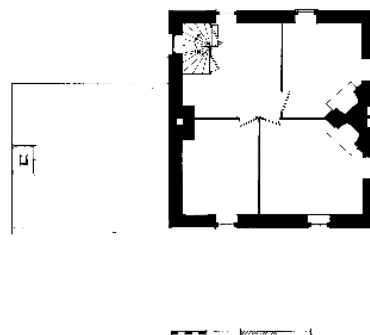
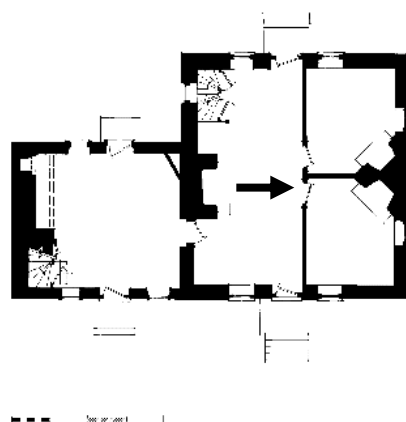


Figure 10. Nathan Haines House second floor (ca. 1775). This compact plan allowed rooms with corner fireplaces to share a common chimney in cold weather. In warm weather windows on two sides allowed for cross-ventilation. Two areas without fireplaces were places that servants or children could occupy. Storage in attic. *Drawn by Andrew Lewis for John Allen.*



Arrow points to the paneling seen in the photograph on the right.



Figure 11. Photograph of the front parlor (2011), Nathan Haines Farm. In John C. Allen, *Uncommon Vernacular* (2011), 286. *Photograph by Walter Smalling, Jr.*

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STATE West Virginia	COUNTY Jefferson	TOWN OR VICINITY RIPPON VICINITY (Vicinity of Charles Town)
INDEX NUMBER WVA 18 R.P.V. 3	MONUMENT Rock Hall (Mason House)	
REPRESENTED IN NEGATIVE FILE	H.A.B.S. SURVEY NO. WVA 40	HISTORY: Mrs. James R. Mason, owner.
PUBLISHED PHOTOGRAPHS	Description: Original part 1½ story. Ad- dition 2 story. Native limestone. Oak floors. Chair rail. Batten front door with long hinges. Gable roof. End chim- neys. Box cornice. Closed stair in ori- ginal part of house. Wood panelling above fireplace. (over)	
PUBLISHED DRAWINGS		
*** 6-5509 HISTORIC AMERICAN BUILDINGS SURVEY 29		

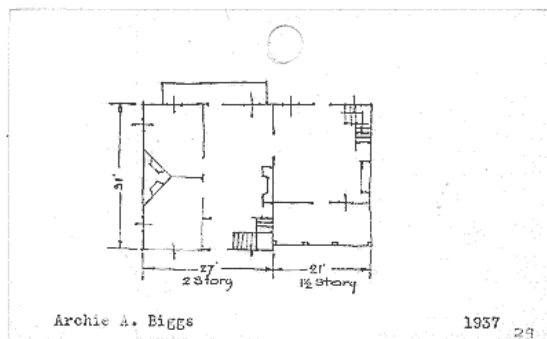


Figure 12. Entry card (obverse) for “Rock Hall” (Mason House), HABS, 1936. The physical description of “Rock Hall,” provided by its new buyers, [the James Masons] describes a building much like that from 1775 with a “batten front door with long hinges.”
Courtesy John Allen.

Figure 13. Entry card (reverse) for “Rock Hall” (Mason House), HABS, 1936. A simple sketch shows a floor plan in 1936 little changed from when Nathan Haines built the house in 1775. Archie A. Biggs, delineator, HABS.
Courtesy John Allen.

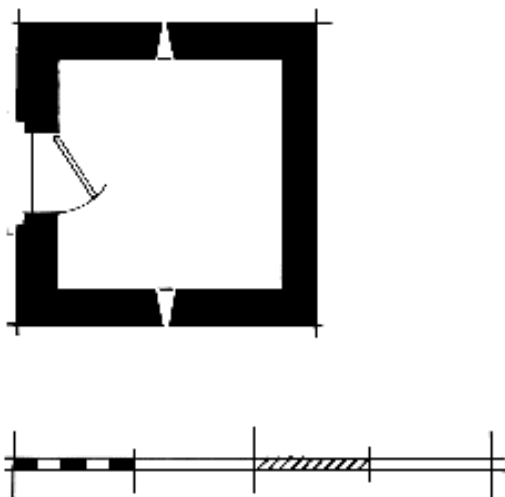


Figure 14. Smokehouse plan, first floor, Nathan Haines Farm, (2011).
Drawn by Andrew Lewis for John Allen



Figure 15. Smokehouse, Nathan Haines Farm (1936). A simple but essential building on any farm without modern refrigeration.
HABS photo by Archie A. Biggs.

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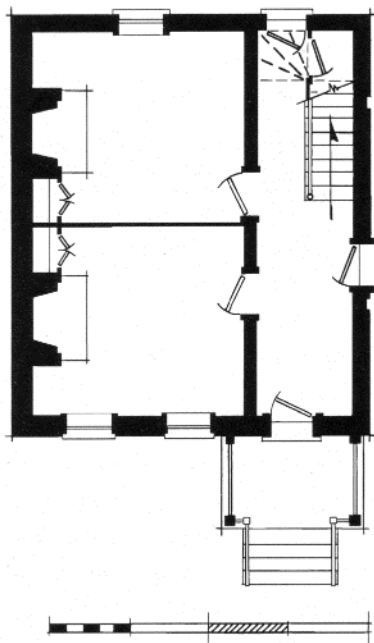


Figure 16. Daniel Haines first floor (1818).

Similar to the plan of the Nathan Haines house but with a narrow hall and double parlor.

From Allen, *Uncommon Vernacular* (2011), 107. Drawn by Andrew Lewis.



Figure 17. Daniel Haines House (1818) in 2011.

John Allen describes the footprint as more deep than wide, reminiscent of a plan for a townhouse (*Uncommon Vernacular*, 106). He also points to decorative brickwork at the cornice. From 1815 to about 1818 Daniel Haines lived on Patrick Street in Alexandria, Virginia. Townhouses with decorative brickwork at cornices were common on houses there (Fig. 20). The house is also typical of other townhouses with no windows in sidewalls (except for attic ventilation) like the Taney House in Frederick, MD (Fig.19).

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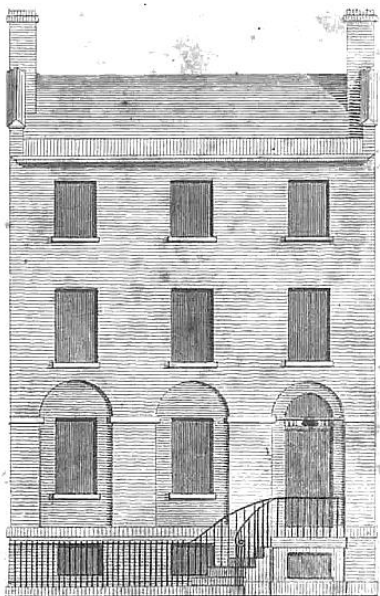


Figure 18. Plan for a Town House (1806). From Asher Benjamin, *American Builders Companion*, Plate 51 (image reversed to depict right-sided doorway like those in the Daniel Haines and Roger B. Taney houses). Benjamin's image of recessed first-floor windows and entrance door illustrate a variation of a popular façade whose interior plan could be modified to suit its owner. At the cornice are Benjamin's signature dentil bricks.



Figure 19. Taney House (1799), Frederick, MD. Like the Daniel Haines House, the Taney House in Frederick, MD, has no windows in sidewalls to allow for privacy, and only a small window in the attic for ventilation. Source and credit: <https://www.heartofthecivilwar.org/on-the-home-front>. Accessed November 3, 2021.

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Figure 20. Townhouses on Patrick Street, Alexandria, VA (2021). Note cornice decoration of bricks in a dentil pattern, a common element of New Republic/Federal/Adams architecture.

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Nathan Haines Farm

City or Vicinity: Charles Town *County:* Jefferson *State:* West Virginia

Photographer: John Demer

Date Photographed: November 1, 2021

Description of Photograph(s), number, and direction of camera:

Photo 1 of 13 WV_Jefferson County_Nathan Haines Farm_0001
Nathan Haines house, south (front) façade, view south to north.

Photo 2 of 13 WV_Jefferson County_Nathan Haines Farm_0002
Nathan Haines house, west façade, view southwest to northeast.

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- | | |
|----------------|---|
| Photo 3 of 13 | WV_Jefferson County_Nathan Haines Farm_0003
Nathan Haines house, north (rear) façade, view north to south. |
| Photo 4 of 13 | WV_Jefferson County_Nathan Haines Farm_0004
Nathan Haines house, east façade, view northeast to southwest. |
| Photo 5 of 13 | WV_Jefferson County_Nathan Haines Farm_0005
Nathan Haines Springhouse, view from southwest to northeast. |
| Photo 6 of 13 | WV_Jefferson County_Nathan Haines Farm_0006
Nathan Haines Summer Kitchen, view northwest to southeast. |
| Photo 7 of 13 | WV_Jefferson County_Nathan Haines Farm_0007
Nathan Haines Shed, view southeast to northwest. |
| Photo 8 of 13 | WV_Jefferson County_Nathan Haines Farm_0008
Nathan Haines Storage Building, view southeast to northwest. |
| Photo 9 of 13 | WV_Jefferson County_Nathan Haines Farm_0009
Nathan Haines Agricultural Outbuilding, view southwest to northeast. |
| Photo 10 of 13 | WV_Jefferson County_Nathan Haines Farm_0010
Daniel Haines house, front façade, view southwest to northeast. |
| Photo 11 of 13 | WV_Jefferson County_Nathan Haines Farm_0011
Daniel Haines house, east façade, view east to west. |
| Photo 12 of 13 | WV_Jefferson County_Nathan Haines Farm_0012
Daniel Haines house, north façade, view north to south. |
| Photo 13 of 13 | WV_Jefferson County_Nathan Haines Farm_0013
Daniel Haines house, west façade, view west to east. |

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Photo 1. Nathan Haines house south (front) façade, view south to north.



Photo 2. Nathan Haines house west façade, view northwest to southeast.

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Photo 3. Nathan Haines house north (rear) façade, view north to south.



Photo 4. Nathan Haines house, east façade, view northeast to southwest.

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Photo 5. Nathan Haines Springhouse, view from southwest to northeast.



Photo 6. Nathan Haines Summer Kitchen, view northwest to southeast.

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Photo 7. Nathan Haines Shed, view from southeast to northwest.



Photo 8. Nathan Haines Storage Building, view from southeast to northwest.

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Photo 9. Nathan Haines Agricultural Outbuilding, view southwest to northeast.



Photo 10. Daniel Haines house, front façade, view southwest to northeast.

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Photo 11. Daniel Haines house, east façade, view east to west (2021).



Photo 12. Daniel Haines house, north façade, view north to south (2021).

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Photo 13. Daniel Haines house, west façade, view west to east.

Acknowledgements

The compiler wishes to acknowledge and thank those whose contributions exceeded those of himself, in alphabetical order: John Allen, Martin Burke, John Coon, Sarah Huston, Andrew Lewis, Danny Lutz, Paula Reed, Erin Riebe, Walter Smalling, and Edie Wallace.

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- Tier 1 – 60-100 hours
- Tier 2 – 120 hours
- Tier 3 – 230 hours
- Tier 4 – 280 hours

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