

INVENTORY FORM B CONTINUATION SHEET

GEORGETOWN

12 Warren Street

MASSACHUSETTS HISTORICAL COMMISSION

Area(s) Form No.

GEO.306

220 MORRISSEY BOULEVARD, BOSTON, MASSACHUSETTS 02125

FORM B – BUILDING

Source: Mass GIS Oliver Parcel Viewer

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

Recorded by: Kathryn Grover & Neil Larson

Organization: Town of Georgetown Historical Commission

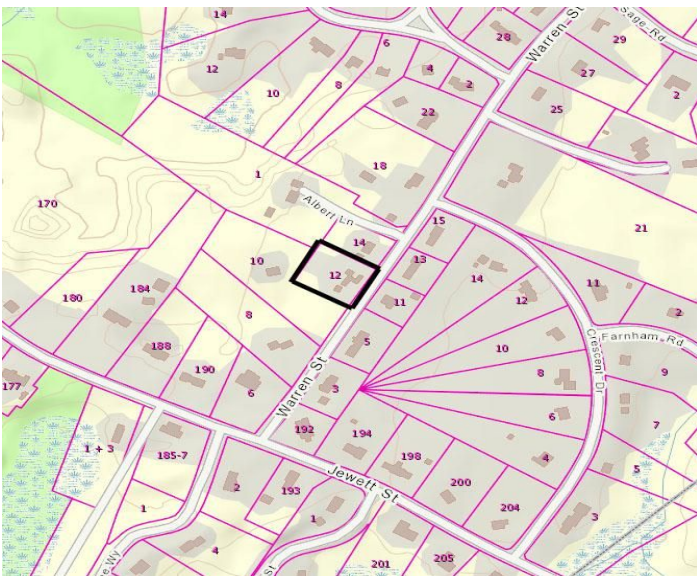
Date: June 2017

Photograph



View from NE.

Locus Map (north at top)



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

19-57

Georgetown

GEO.306

Setting: Early rural settlement subdivided with 20th-century suburban development.

Town/City: Georgetown

Place: (*neighborhood or village*):
Byfield Parish

Address: 12 Warren Street

Historic Name: Davis-Floyd House

Uses: Present: single family residential
Original: two family residential

Date of Construction: ca. 1800

Source: deeds & visual assessment

Style/Form: Federal

Architect/Builder: unknown

Exterior Material:

Foundation: stone

Wall/Trim: wood shingles

Roof: asphalt shingles

Outbuildings/Secondary Structures:
Garage

Major Alterations (*with dates*):

Wings added to rear, 20th century

Wood shingles added, 20th century

Condition: good

Moved: no ☒ yes ☐ **Date:**

Acreage: 0.5 acre

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☐ Recommended for listing in the National Register of Historic Places.

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

ARCHITECTURAL DESCRIPTION:

The Davis-Flood House, built about 1800, is a small one-story, single-pile, center-hall house that contained two separate households in its early history. Its five-bay front façade has a center entrance without sidelights, transom, or other embellishment; the door is a recent replacement. The south gable end contains a single window; the north end has paired windows added later. A brick chimney is located on the rear wall of the north room. It probably was matched by one on the south side of the wall and was shared by the one-story cross-gable kitchen wing attached to that side. That wing now functions as a hyphen connecting to a one-story addition approximately the same size as the original house with a gable roof parallel to it and forming a U-shaped plan. A screened porch is attached to the south end of the addition and extends out but does not intersect a one-car garage with a front-gable roof.

The long complex traverses most of the street frontage of the small lot with yards front and back.

HISTORICAL NARRATIVE

In March 1806 Peter Flood of Newbury sold to John Davis of Rowley a half-acre and half of a house that he had acquired two years earlier from William Jewett of Newburyport.¹ The other half of the house and probably 3.25 acres was owned and occupied by William Jewett's mother, Miriam Pool Jewett, whose husband Samuel had died in Rowley in 1800. Samuel and Miriam Pool Jewett had married in 1769, and it seems likely that, if they lived at 12 Warren Street together at all, they might have moved to this relatively new house later in life. How long it had been standing at 12 Warren Street by 1804 cannot be determined from deeds. The 1798 federal direct tax listings for Rowley show Samuel and William Jewett each occupying half of a house wholly owned by Samuel; that house was probably more likely to have been 68 Warren Street (GEO.313), also associated with this Samuel Jewett.

John Davis, the son of Richard and Hannah Flanders Davis of Newbury, was born in 1779, and in 1804 he married Mehitable (Hitty) Bailey of Rowley. They had seven children who lived into adulthood—Camden, Adeline, Hitty Jane, Olive Ann, Abigail Cleaveland, John Osro, and Mary Bailey Davis—all born in Rowley between 1805 and 1827. The 1830 map of Georgetown erroneously attaches the name "B. Davis" to the Warren Street house; the 1830 census shows John Davis in this area in a household of eight persons. When John Davis died is uncertain, but by March 1832 his will, made in January of that year, left his wife the use of his dwelling house and land as long as she remained a widow. It is unclear what became of Mehitable Bailey Davis, but by 1829 the tract "upon which the said Davis house and barn and shoemakers shop now stand" was sold to John Davis's older brother Richard for \$40.² In 1845 Richard Davis, who lived in Newburyport, sold the half-acre property with its buildings to Paul Floyd of Georgetown for \$150.³

Born in Newbury in 1823, Paul Floyd was the son of Paul Floyd and Sarah Willet. In 1844 he was living in Rowley and working as a shoemaker when he married Adaline Plumer, daughter of Silas Plumer of Newbury. The 1850 census shows the couple living in Newbury with their young children Sarah, Paul, and Hannah, but the 1855 state census locates the family in Georgetown, and the 1856 map attaches the name "P. Floyd" to the house. By 1860 Floyd is shown with \$300 in real property and still working as a shoemaker; his wife Adeline was a dressmaker, and the household included their four daughters Sarah, Hannah, Mary, and Emma. By 1865 Adeline was not in the work force, but daughter Susan was a shoe stitcher. By 1871 Adeline

¹ William Jewett, Newburyport, to Peter Flood, Newbury, 15 March 1804, SECD 175:295; Peter Flood, Newbury, to John Davis, Rowley, 3 March 1806, SECD 192:21.

² Paul Pilsbury to Richard Davis, 20 February 1829, SECD 253:38.

³ Richard Davis, Newburyport MA, to Paul Floyd, 2 July 1845, SECD 358:6.

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Plumer Floyd had died, and Floyd married Almira J. Edgerton Fullerton of Rowley; it was her second marriage as well. The 1880 census shows the couple on Warren Street. Paul Floyd Sr. died in Georgetown in 1894.

By 1913 Almira J. Floyd deeded 12 Warren Street to her sister-in-law, Hannah Harman Floyd Nelson.⁴ Born in 1849, Hannah Floyd had married David Oscar Nelson, a shoe cutter born in Newbury, in 1872. The 1910 census shows Nelson as a farmer on Warren Street with his wife, niece Carrie P. Goodwin (a tax clerk at the Massachusetts State House), a state ward who worked on the farm, and a hired man named Daniel Casey. Goodwin, the daughter of Hannah's sister Emma Floyd (who died in 1882) and Mercellus Goodwin of Newburyport, whom the Nelsons adopted, took the name Carrie P. Goodwin Nelson by 1914, the year Hannah Nelson deeded 12 Warren Street to her. David Oscar Nelson died in 1919, and the 1920 census shows his widow Hannah Floyd Nelson in the house with another elderly woman; adopted daughter Carrie had moved to Westborough, where she worked as treasurer of Westborough State Hospital.

Hannah Nelson died in 1921, and by 1925 Carrie Goodwin Nelson, then the assistant treasurer of Danvers State Hospital, was living at 12 Warren Street. In 1928 she married Congregational minister William Gerry Poor, and the couple lived in Upton, Massachusetts. By 1942 William Poor had died, and Carrie Nelson Poor, then living in Westborough, sold 12 Warren Street to Russell H. and Ruth E. Willard, who owned it for 35 years. Both were born in Georgetown, Russell Willard to Charles H. and Grace Abbott Willard and Ruth to W. Harold Hidden and Mary E. Roberts Hidden. The Willards were very likely living in the house by 1940, as they are shown on Warren Street in both the 1940 directory and census. Russell Willard was a machinist, first in Amesbury and later at General Electric Company in Lynn. They sold 12 Warren Street in 1977, and current owner Peter Anthony Cerbone acquired the property in 2014.⁵

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⁴ Almira J. Floyd to Hannah H. Nelson, 16 January 1913, SECD 2258:485.

⁵ Carrie P. G. Nelson Poor, Westborough MA, to Russell H. and Ruth E. Willard, 11 August 1942, SECD 3307:331; Richard H. and Ruth E. Willard to Richard R. Thuma III and Theodore Thuma, 28 July 1977, SECD 6376:181; William S. Schappert, New York NY, to Peter Anthony Cerbone, 12 Warren St, 22 August 2014, SECD 33495:35.

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MAPS

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PHOTOGRAPHS (all photos by Neil Larson, 2017)



View from SE.



Aerial view from north. Source: bing.com/maps.

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