

United States Department of the Interior
Heritage Conservation and Recreation Service

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National Register of Historic Places Inventory—Nomination Form

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Jones-Lee House

and/or common

2. Location

street & number 805 East Evans Street

___ not for publication

city, town Greenville

___ vicinity of

congressional district First

state North Carolina

code 37

county Pitt

code 147

3. Classification

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

museum
 park
 private residence
 religious
 scientific
 transportation

4. Owner of Property

name City of Greenville

street & number PO Box 1905

city, town Greenville

___ vicinity of

state North Carolina

5. Location of Legal Description

courthouse, registry of deeds, etc. Pitt County Courthouse

street & number

city, town Greenville

state North Carolina

6. Representation in Existing Surveys

title _____ has this property been determined eligible? ___ yes no

date _____ ___ federal ___ state ___ county ___ local

depository for survey records

city, town

state

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

The Jones-Lee House stands in a now sparsely filled area where urban renewal has razed most of the houses that until recently composed a late nineteenth century residential neighborhood. Situated on a narrow lot, the house once related closely to its neighbors but is now isolated.

The frame, two-story house illustrates the rich surface decoration that was produced by local or regional manufacturers and used to enrich both modest and grand buildings of the late nineteenth and early twentieth century. While many houses of the period have been stripped of their original exterior details, reducing them to simple, even bleak forms, this house retains its original character. Here the contractor, Charles T. Munford, combined shingles, curvilinear sawnwork, and applied "half-timbering" to create the rich variety of surfaces characteristic of the Queen Anne style, yet the form of the house remains basically simple and conservative.

The house is two stories tall on a low foundation of brick piers which were later filled in. It is covered with an intersecting gable roof of standing seam tin and is L-shaped in plan. In the corner of the L is a small one-story porch also with a gable roof. In this recessed bay there is an entrance door on the first level and a single window above the porch. A double window occurs in both levels of the gable end facing the street. Single windows are spaced along the sides. At the rear are one-story shed extensions for the breakfast room and kitchen.

Bands of varying textures extend horizontally across the wall surfaces of the house breaking the vertical thrust of its tall, narrow proportions. Weatherboards occur on the first level with a broad band of scalloped shingles separating them from the second level. On the front (west) elevation of the house, the second level wall surface--coterminus with the windows in height--is enlivened with a pattern of applied half-timbering over horizontal boarding. Above this stretches a band of intricate checkered half-timbering with a central panel in a union jack design. The gable is filled with a chevron pattern of half-timbering. On the north and east elevations the second level is defined by half-timbering, on the south elevation weatherboarding is used and the three gables are filled with scalloped shingles. The front gable is further enriched by a decorative sawn gable ornament. The porch gable repeats the half-timber motif; and its turned posts and balustrades as well as an extension of lattice made of open circles complete the lively decorative program of the exterior.

The interior, not surprisingly, is arranged in a somewhat linear fashion and its finish is characteristic of the turn-of-the-century. A narrow stairhall runs from the porch entrance to the dining room. Along the opposite side are the front parlor and a bedroom. Breakfast room, kitchen, and bath are to the rear. The upstairs has two rooms and a hall, corresponding with the hall and right two rooms below.

Throughout the house, there are plastered walls, wide molded door and window frames, and heavy baseboards. French doors with fifteen panes each open into the downstairs rooms; closet doors have four panels each. Typical of the period, narrow beaded tongue and groove sheathing is used as wainscot in the dining room and hall. Similar sheathing occurs in the frieze of the parlor mantel--the most elaborate in the house--which has heavy chamfered pilasters, a wide two panel frieze, and plain shelf. Other mantels are simpler, with plain pilasters and friezes. Some early metal firescreens and other equipment survive.

8. Significance

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

Specific dates

Builder/Architect

Statement of Significance (in one paragraph)

The Jones-Lee House is the lone residential building left in an urban renewal target area and the only reminder of the late 19th century houses which once lined East Evans Street south of Greenville's central business district. A charmingly picturesque, two-story frame structure built by a local contractor between 1890 and 1898, the Jones-Lee House was similar to others on the block and its plans were probably taken from one of the readily available pattern books or the widely circulated women's magazines of the day. Its architectural character reflects the decorative eclecticism of the Queen Anne style, if not the complexity of form of that mode. As a representative example of late 19th century architectural tastes in a small North Carolina town, the Jones-Lee House takes on additional importance in Greenville, a town which has lost most of its early architectural resources.

Criteria Assessment:

- C. The Jones-Lee House is a representative example of the eclectic architectural tastes of the late 19th century as influenced by published pattern books and magazines; and is important as one of the few remaining significant late 19th century architectural resources in a town which has lost most of its earlier buildings.

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The principal significance of the Jones-Lee House is its unusually elaborate and well-preserved architectural character. While not remarkable in a large urban suburb of the late nineteenth century, in eastern North Carolina it is notable for the sophistication and completeness of its treatment. The L-shaped, highly vertical form of the dwelling is characteristic of many houses of modest size and frame construction erected by local builders in North Carolina's rapidly growing towns. Many were quite plain. On the other hand, documentary photographs show that many of these houses were originally treated with rich surface decoration that articulated their basic form. However, in a great many cases these decorative motifs have been removed over the years as decay and modernization took their toll, hence destroying much of the vital character of the buildings. The Jones-Lee House is therefore an unusual survivor in its intact display of eclectic late nineteenth century detail suggesting the rich variety of textures of the Queen Anne mode. Obviously the local builder to whom the construction is attributed made use of current pattern books to create a boldly fashionable house. The intricately ornamented gable decoration, the varied and strongly patterned bands of Queen Anne half-timbering on all main elevations, the bands of scalloped shingles, and the latticed and half-timbered porch combine in an imposing and stylish little house.

Until 1889, Pitt County was almost totally dominated by agriculture. It was characterized by a handful of small communities and a slowly growing county seat at Greenville. In the aforementioned year, the Scotland Neck and Kinston Railroad was completed to Greenville, awakening the commercial interests of the sleepy town and replacing the Tar River as the county's chief commercial artery of transportation. A year later the railroad line was extended to Kinston, opening the market for tobacco producing Pitt County. Towns sprang up along the railroad; the county's population increased by nearly 25 percent; and new, agriculture industries emerged in Greenville and other small towns. In 1891, the county's first tobacco warehouse opened in Greenville, the first of more than thirty that would be built over the years. A flurry of railroad building in the 1890s crisscrossed the county, bringing manufacturing and industrial enterprises into the sprawling farmlands. While the smaller towns received some of the benefits of the boom era of the 1890s, Greenville took the lion's share and gradually emerged as the "metropolis" of Pitt County. Three disastrous fires (1896, 1899, and 1910) destroyed most of the buildings on Main Street and the courthouse square and did considerable damage to the structures along Third and Fourth streets. Nevertheless, Greenville continued to grow far more rapidly than the county, becoming an industrial island in a sea of agriculture.

Pitt County's boom period, which had begun in 1891, continued through the second decade of the twentieth century. Taxable wealth increased by 78 percent, 14 percent higher than the state average. Most of the increase was attributed to the growth in the tobacco industry, but other manufacturing interests were making their appearance by 1920. The town of Greenville (pop. 5,772) also engaged in lumber, fertilizer, buggy, and other manufacturing enterprises. The smaller towns of Ayden, Farmville, and Winterville contained the Shureshot Remedy Co., the Farmville Oil and Fertilizer Co., and the Cox Manufacturing Co. respectively. By 1918 there were twenty manufacturing establishments in Pitt County, eight of which were in the corporate limits of Greenville. A few fine homes reflected the increase in wealth, but lifestyle was still basically rural. In 1920, East Carolina Teachers Training School (est. 1907) became a four year college. Its subsequent growth into a major university insured

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that, along the way, Greenville and Pitt County would be exposed to the social and cultural advantages associated with university centers.

The land on which the Jones-Lee House now stands in Greenville was part of a tract that C. T. Munford purchased from Edward T. Clark on March 24, 1890. The tract was bounded by Evans Street on the west, 8th Street on the south, and Cotanch (Forbes) Street on the east. Known then as Forbesville, the property contained lot numbers 21 and 22 in the Greenville town plan.¹ Charles T. Munford was a building contractor who began construction of several houses on the tract shortly after purchase. Among those homes was the Jones-Lee House which was completed sometime between 1890 and 1898.²

Before 1910 Munford constructed five homes along Evans Street between 8th and 9th streets, most of which had very similar floor plans and exterior design. Next door to the Jones-Lee House (on the north side) stood an identical twin house (W. E. Warren House) which was torn down some years ago.³ From the similarity of designs and employment of several identical floor plans, it seems apparent that Munford copied the architectural style of his houses from a pattern book, the identity of which was not discovered in the documentary research.

Munford rented the house to J. A. Stokes and others for some years before selling the house and lot to Sheppard Andrews well after the turn of the century.⁴ Among those who rented the property were Joseph S. Norman and his wife Fannie. Norman was a traveling salesman who worked the territory in and around Pitt County during the second decade of the twentieth century. Munford himself resided on Dickinson Avenue in Greenville and does not appear to have lived in the Jones-Lee House.⁵

Sheppard Andrews did make the residence on Evans Street a home for his family, including his daughters Mary and Ruth. Mary married John D. McKeithan, a salesman, and Ruth married Walter L. Whichard, assistant general manager of The Daily Reflector. The two couples were residing in the house in 1926, by which time Mary Andrew McKeithan had become owner of the property.⁶ There is no record of transfer, but apparently the house passed to her by family agreement. John D. McKeithan took a job in California and the house was placed on the market. The Whichards moved to another part of Greenville, and for a short time the residence was rented to Dr. Paul Fitzgerald and his family. Fitzgerald practiced dentistry in Greenville but his tenure in the home was abbreviated late in 1926 when the McKeithans sold the property to Minnie Tunstall Jones.⁷

The transfer occurred on August 24, 1926.⁸ Since the Joneses desired immediate occupancy, the Fitzgerald's lease was terminated. Minnie, her husband John Arthur Jones, and their daughter Louise moved into the Evans Street house that now bears the family name. The only change made by the Joneses was the enclosure of a breezeway that connected the kitchen to the main part of the house.⁹

John A. Jones earned a living as a bookkeeper for a tobacco firm in Greenville. He died in 1948 leaving Minnie and Louise to live alone in the house.¹⁰ In 1959 Louise married Walter Lee and the couple made their home with Minnie Tunstall Jones at the Evans Street address. Walter died of a heart attack in 1963, and again Minnie and Louise were left alone in the house. Upon her mother's death in 1973, Louise Jones Lee inherited the property, thus the name Jones-Lee House.¹¹

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Mrs. Lee retired from the Board of Education on June 30, 1976. Within the last few years, the rising cost of fuel had made it increasingly difficult for her to heat the structure. This and increasing costs of maintenance compelled Louise Lee to accept the city's offer to purchase the lot in October, 1979. A restriction in the deed gave Mrs. Lee the privilege of renting the house at a nominal fee until she could make all arrangements necessary to complete a move to a new residence. She has lived in the home for more than half a century but is unlikely to spend another winter there. She wishes to be in her new home by early fall of 1980.¹²

The Jones-Lee House has been altered very little over the years. Except for enclosure of the breezeway, and the addition of an upstairs bathroom in 1959, only some painting and wallpapering, and the wear and tear of time, have changed the original appearance of the structure. Though the Jones-Lee House stands as it did nearly a century ago, the rest of the block is now vacant. The future of the house is uncertain. The city's intention in purchasing the property included razing the structure and selling the land for commercial development.¹³ Many of the older homes in Greenville have already been destroyed. Whether or not the Jones-Lee House joins the ranks of the vanquished remains to be seen.

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¹Pitt County Deed Books, Office of the Register of Deeds, Pitt County Courthouse, Greenville, Deed Book E 5, p. 249, hereinafter cited as Pitt County Deed Book.

²Researcher's interview with Mrs. Walter Lee, resident of the house from 1926 to 1980, April 14, 16, 1980, hereinafter cited as Lee interview. The house first appears on Greenville town maps in 1898, thus the construction date range 1890-1898. See Greenville, N.C., Sanborn-Perris Map Co. Limited (New York), 1898, North Carolina Collection, University of North Carolina, Chapel Hill, hereinafter cited as Sanborn Map with appropriate date.

³Lee interviews; and Sanborn Map, 1898, 1900, 1905, 1911, and 1916.

⁴See descriptions in deed from Munford to T. A. Person, Pitt County Deed Book Q 14 p. 91; and deed from Walter B. Wilson, Jr. to W. B. Wilson, Deed Book G 17, p. 347. These lots adjoined that on which the Jones-Lee House stands.

⁵Greenville City Directory, 1916-17, copy in North Carolina Collection, University of North Carolina, Chapel Hill, hereinafter cited as City Directory with appropriate date, See also Twelfth Census of the United States, 1900: North Carolina, index, no. M516.

⁶Lee interviews; and Researcher's interview with Ruth Andrews Whichard, April 16, 1980, hereinafter cited as Whichard interview.

⁷Lee and Whichard interviews.

⁸Pitt County Deed Book M 16, p. 329.

⁹Lee interviews.

¹⁰City Directory, 1936-37; and Lee interviews.

¹¹Lee interviews.

¹²Lee interviews.

¹³See memorandum from Langdon Edmunds, Environmental Review Coordinator for the Archaeology and Historic Preservation Section of the Division of Archives and History to Renee Gledhill-Earley, Survey Specialist, January 11, 1980, copy in Jones-Lee House file, Survey and Planning Branch, Archaeology and Historic Preservation Section, Division of Archives and History, Raleigh.

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Interviews: Mrs. Walter Lee, April 14, 16, 1980
Mrs. Ruth A. Whichard, April 16, 1980

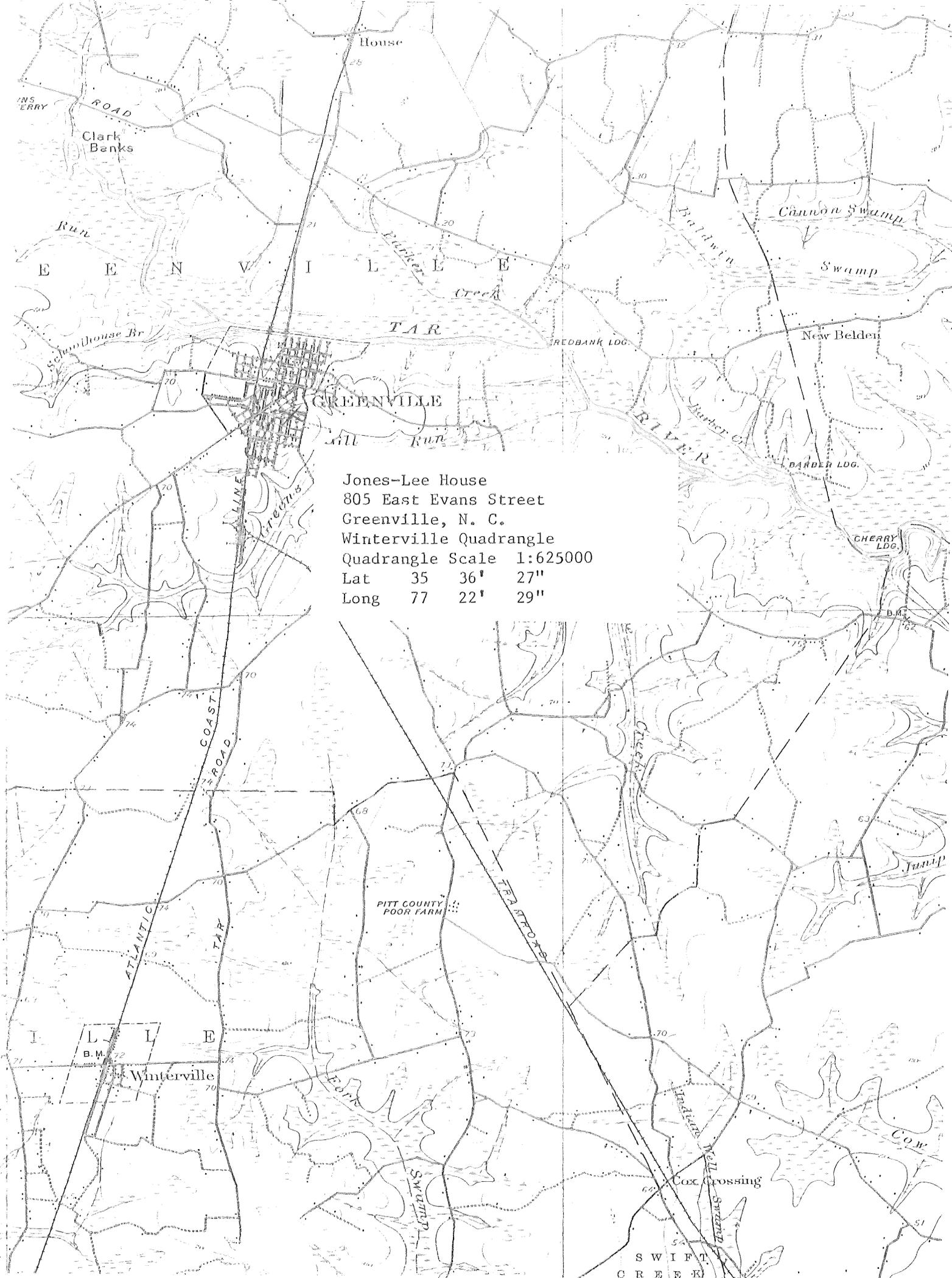
King, Henry T. Sketches of Pitt County. Raleigh: Edwards & Broughton, 1911.

Pitt County Records

Deeds
Divisions of Land
Estates Papers
Map Books
Wills

Sanborn-Perris Map Co. Limited of New York. Greenville, N.C., 1898, 1900, 1905,
1911, 1916. North Carolina Collection, University of North Carolina, Chapel
Hill, North Carolina.

United States Census Records, 1900. North Carolina.



Jones-Lee House
 805 East Evans Street
 Greenville, N. C.
 Winterville Quadrangle
 Quadrangle Scale 1:625000
 Lat 35 36' 27"
 Long 77 22' 29"

