

February 28, 2005

**EVIDENCE THAT EATON LITTLEFIELD
WAS THE BUILDER OF
1677 MAINE STREET**

Previous research has established that the dwelling at 1677 Maine Street was built circa 1880 for Ebenezer G. Baldwin and Agnes W. Baldwin. (The rounded wrap-around front porch was added circa 1900 and replaced a smaller original front porch, as evidenced by footings that remain, the configuration of the foundation cap, and vertical "tracks" on the bricks of the front wall.)

We have continued our efforts to identify the architect and/or builder of this structure. Based on the findings described below, it can now be stated that Eaton Littlefield was the builder.

- Images of History, Quincy and Adams County, Vol. III, published by the Quincy Herald-Whig in 2003, includes on page 61 a photo of a house with architectural features identical to those at 1677 Maine. The caption states that the photo was taken in the 1920s at Chaddock School [located on the east side of 24th Street directly south of Madison Park].
- We showed the photo to George M. Irwin, who immediately identified the house in the photo as having been built by Eaton Littlefield. Mr. Irwin said that he was familiar with the house, which was torn down some years ago.
- Our next step was to meet with staff at Chaddock School, who identified the photo in the Images book as a house that was on the property when it was purchased by Chaddock School in 1912. The house, which became known as Finlay Hall (named for a benefactor of the school), was used by the school until 1989, at which time it was torn down. The staff showed us a number of other photos of the house from the school's archives, and provided us copies of three that show even more architectural details that are identical to those at 1677 Maine. It is notable that one of the staff members, Marge Owsley, has been employed by Chaddock School since before Finlay Hall was torn down and had been inside the house. When shown photos of the interior of 1677 Maine, Ms. Owsley verified that the main staircase in Finlay Hall was identical to the one at 1677 Maine.
- We then reviewed (1) a listing of Early Quincy Carpenters found on the Adams County, Illinois GenWeb website; (2) an Adams County death index found on that same website, (3) all available City directories in the Quincy Public Library for the years 1848 through 1906; and (4) U. S. census records for Adams County, Illinois for the years 1860, 1870, and 1880. This evidence establishes the following:

- Eaton Littlefield came to Quincy in 1837 from Maine and died in April 1895. His widow, Lydia M. Littlefield died in July 1898. Eaton Littlefield was referred to variously through the years as “carpenter”, “master carpenter”, and “carpenter and builder”. He resided in the area of 4th Street and Kentucky, and 4th Street and York, at least until the 1884-1885 City directory was compiled. (We did not find a City directory for the year 1886.) The 1887-1888 City directory shows Eaton Littlefield’s residence as “es 24th, 1st h. s. of Maine”, i.e., the east side of 24th Street, first house south of Maine Street. For some reason, the 1900-1901 City directory lists Lydia M. Littlefield, but confirms that she died in July 1898. [Perhaps the Littlefield estate had not yet been settled at that time.]
- Our next task was to research deed records at the office of the Adams County Recorder. Of particular relevance are the following records, of which we have copies:
 - Book B ATT, page 240, entry filed June 3, 1880: In a sheriff’s sale Eaton Littlefield purchased at auction a parcel of land described as “The South half of the Northwest quarter of section six (6) township two (2) south and range eight (8) West of the fourth principal Meridian Containing Eighty Acres, for fifty Dollars.” The entry further states that Eaton Littlefield would be entitled to a deed if the property were not “redeemed” within a specified period of time.
 - Book 109, page 297, entry filed July 26, 1882: The parcel of land described in the June 3, 1880 entry was conveyed by sheriff’s deed to Eaton Littlefield.
 - Book 1 plat, page 150, entry filed April 21, 1885: This entry constitutes a plat of the parcel of land described in the June 3, 1880 and July 26, 1882 entries, and is referred to as “Plat of E. Littlefield’s Subdivision”. The plat clearly shows a 13 ¼ acre residence lot with a 333 ½ foot frontage on South 24th Street [between Madison Park and what was then an extension of York Street]. An area designated “House” is shown on this residence lot. The remainder of Littlefield’s 80-acre parcel of land (which stretches from 24th Street to 26th Street, and from Madison Park to a narrow strip of land labeled “Emery property” adjacent to State Street) is shown on the plat as lots of various sizes.
- We next showed the preceding statement of evidence and the attached photos to George M. Irwin. Mr. Irwin’s reaction, in part, was the following:

“You have developed an excellent statement regarding your house and Eaton Littlefield, builder. It was not uncommon for the same house design to be replicated in different parts of town (look at bungalows), but yours and his at

the Chaddock location is certainly the most high style duplication that I know about!!!”

- We also presented a copy of the material to Chaddock School for its records.

Our conclusions, based on the evidence cited above along with a comparison of photos of Eaton Littlefield’s residence (later known as Finlay Hall) and of 1677 Maine, are:

- that Eaton Littlefield was the builder of 1677 Maine Street, completed circa 1880;
- that he was conveyed a deed to 80 acres of property on the east side of 24th Street, south of Maine Street, in 1882;
- that he built his own home on that property (east side of 24th Street, first house south of Maine); and
- that he occupied that home from at least 1887 (possibly as early as 1885) until his death.



Charles D. Rollins



Riddell L. Noble

Attachments:

3 photos of Finlay Hall (originally Eaton Littlefield’s residence)

3 photos of 1677 Maine Street

(Compare in particular the details of the ironwork; the bay and other wood trim; and configuration of the windows.)

Copies:

- ✓ Quincy Preservation Commission
- Gardner Museum of Architecture and Design
- Chaddock School



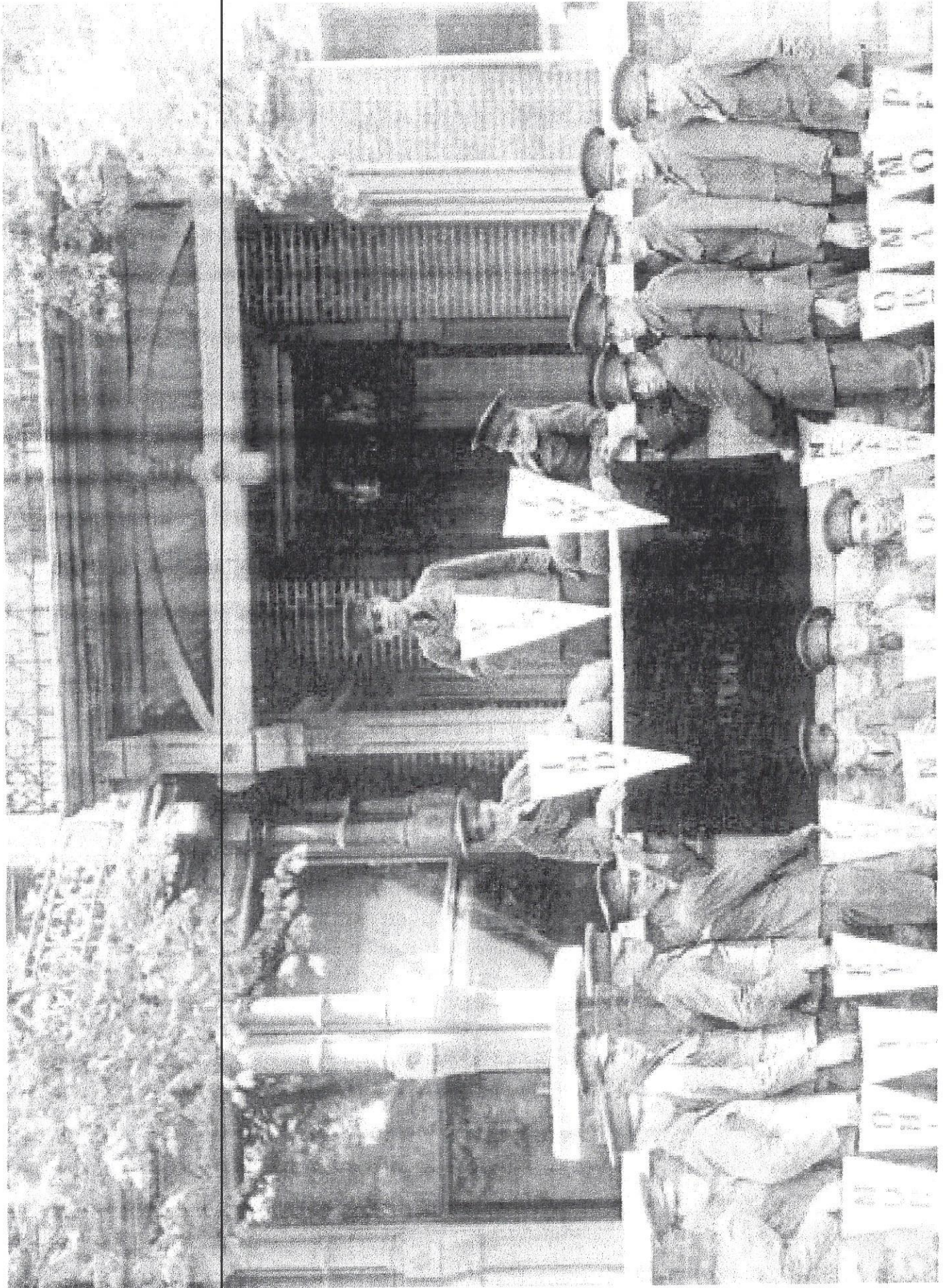
LITTLEFIELD'S RESIDENCE
(LATER CHURCH HALL)

Main Building at Farm 24th St. Chaddock Boys' School Quincy Ill 4-11

Twin House 2

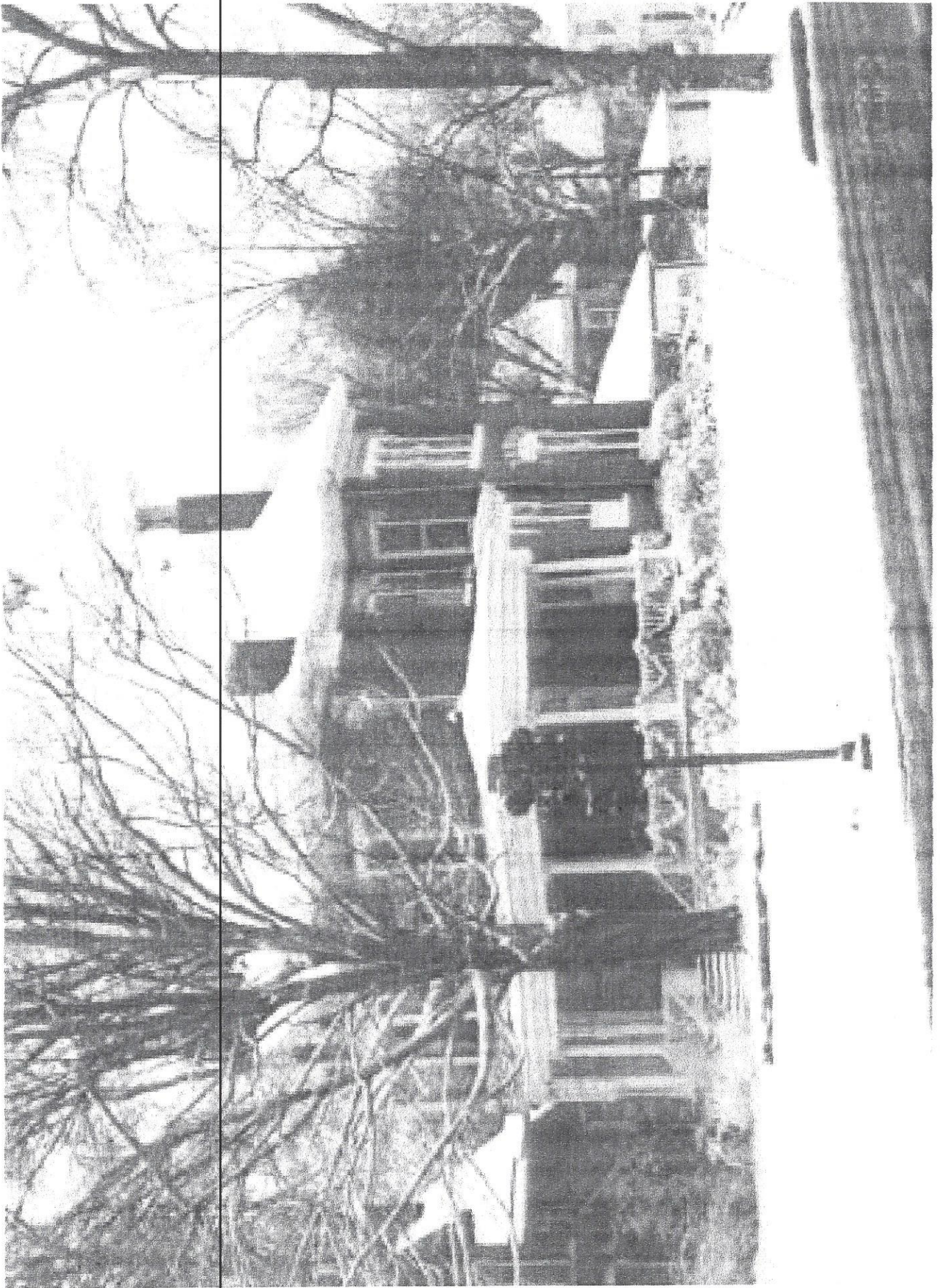


(LATER FINLAY HALL)
LITTLEFIELD'S RESIDENCE



(LATER FINLAY HALL)
LITTLEFIELD'S RESIDENCE

1677 Comparable.1



1677 MAINE

1677 Comparable



1677 MAINE

