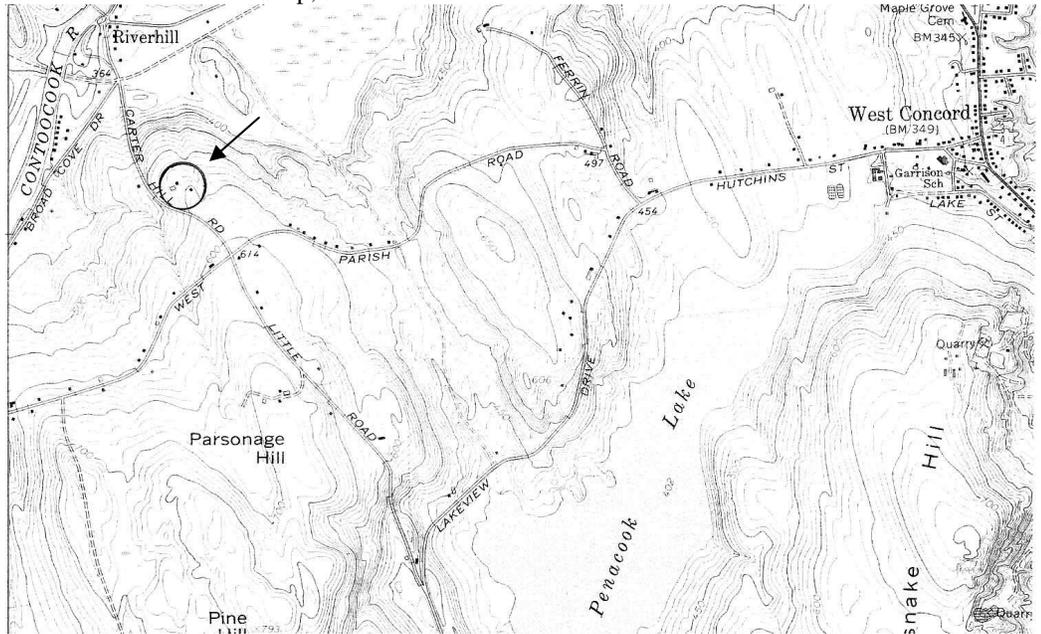




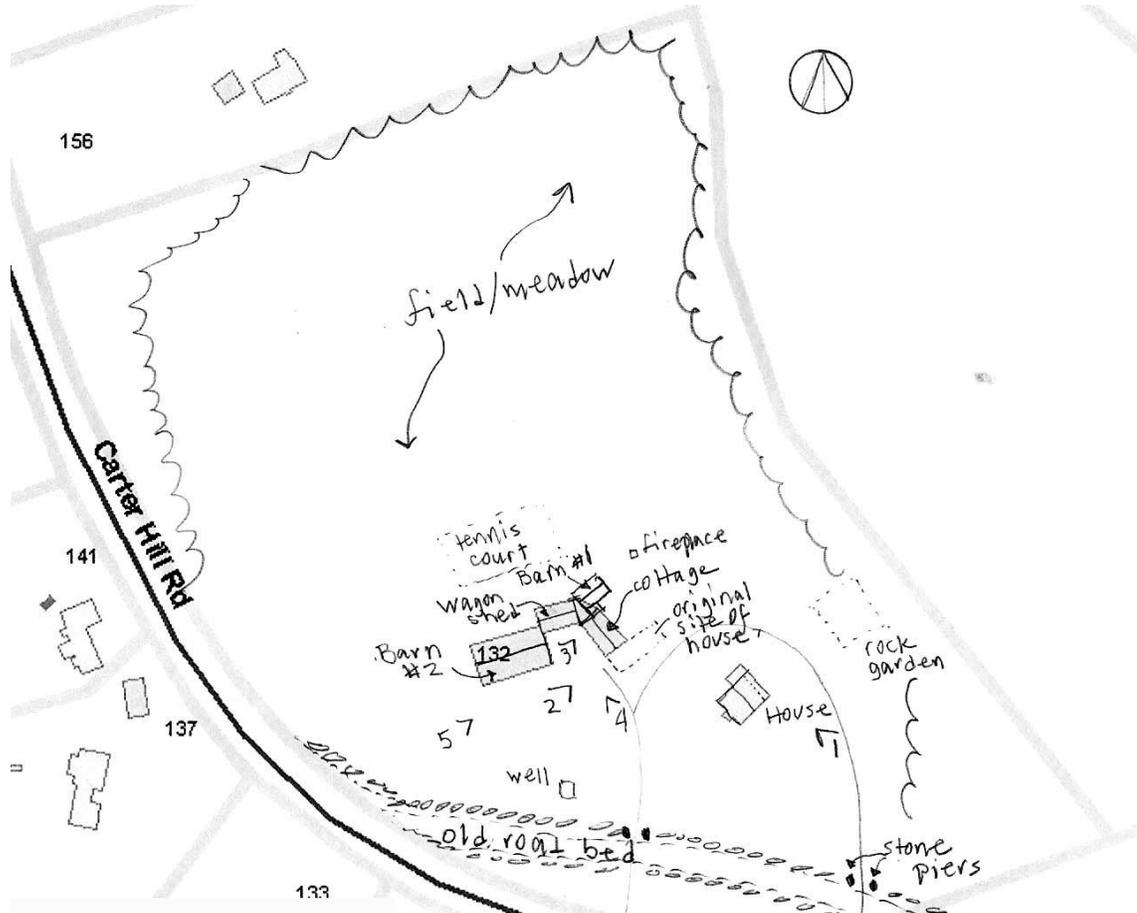
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39. LOCATION MAP: USGS map, not to scale



40. PROPERTY MAP & PHOTOGRAPH KEY:



**INDIVIDUAL INVENTORY FORM****NHDHR INVENTORY NUMBER: CON0165****Methods and Purpose**

This form was completed as part of a survey of rural agricultural properties within the City of Concord, a project sponsored by the Heritage Commission. The overall purpose of the project was to raise public awareness of the city's rich agricultural legacy through a combination of identification, education, public policy and preservation planning tools.

Due to limited resources, the survey focused on barns and outbuildings that met all of the following criteria: (1) were sited on at least 10 acres of land; (2) they were located in a fairly rural area and not within the city center or an outlying village; (3) the surrounding land retained historic landscape features, such as open fields, pasture, and stone walls; (4) the outbuildings retained a high level of integrity from their agricultural era. None of the barns on the St. Paul's School campus were included. In addition, a few landmark barns, even if on a small lot, were included. Approximately 45 properties were included in the survey. Whenever possible, an interior inspection of the buildings was undertaken.

The survey was conducted at the reconnaissance-level. Historic background information was acquired from questionnaires sent to each property owner, personal interviews, a review of historic maps, and limited research in local histories. Certainly, additional research data on farms is available from population and, in particular, agricultural census records, and owners are encouraged to pursue those to add to this data base.

When properties were part of a larger, agricultural district, the form locates them as such, and a separate form documenting that historic agricultural neighborhood was prepared.

**41. Historical Background and Role in the Town or City's Development:**

This farm dates back to the 19<sup>th</sup> century, although its current configuration reflects its development in the early 20<sup>th</sup> c. into a summer house. In 1858, T.W. Carter was farming here, one of several members of that family who resided in the area and lent their name to the road and hill. T. and G.A. Carter owned the property in 1892.

Circa 1900-1915 the farm was purchased by Charles L. Jackman (or maybe by his father, Lyman) (1872-1957), whose father founded the insurance business that evolved into present-day Jackman & Lang and in which Charles Jackman was active for most of his life. Jackman also served as president of Page Belting Company and on the board of the Concord YMCA for over 55 years, most of that time as treasurer. He was the director of several banks, the Concord Hospital and the Northern Railroad. His primary residence was 1 Auburn Street, which he had built in 1919.<sup>1</sup>

**42. Applicable NHDHR Historic Contexts:**

51. Mixed agriculture and the family farm, 1630-present.

**43. Architectural Description and Comparative Evaluation:**

This property includes a house, a separate complex of service buildings arranged in an informal "U", an early 20<sup>th</sup> century well, and designed landscape features including a rock garden, grass tennis court and croquet court, all set on nearly seventeen acres of mostly open field and meadow. Stone piers mark the

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<sup>1</sup> Hengen, 1988.

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two entrances of the circular drive to the property. Originally, the road was further east; the stone wall-edged roadbed remains clearly discernable.

House (mid-19<sup>th</sup> c./ca. 1900-15): The house originally stood attached to the southeast elevation of the cottage, which was its ell. When the property was purchased by the Jackman family, it was moved to the crest of the hill to take advantage of the view and summer breezes. Its exterior reflects an extensive early 20<sup>th</sup> century remodeling. It is a 1½ story, five-bay wide, side-gable bungalow. The main roof overhangs an inset Colonial Revival porch along the front (northeast) elevation. The sidelights on the main entrance date from the mid-19<sup>th</sup> century. Shed-roof dormers are found on both roof slopes.

The interior includes architectural features from its original mid-19<sup>th</sup> century construction, including door and window casings and the main staircase. The northwest parlor fireplace wall is sheathed with paneling that, according to the owner, was salvaged from Butter's Tavern, which stood in downtown Concord.

It is possible that the early 20<sup>th</sup> century renovations to the house were undertaken by noted local architect George Griffin, who designed Charles Jackman's primary residence.

Cottage (mid-19<sup>th</sup> c.): The former ell to the house, the cottage is a one-story structure with clapboard siding on a granite block foundation. Windows have 9/6 sash. A privy at the northeast gable end connects it to a small barn.

Barn #1 (ca. early 19<sup>th</sup> c.): This is a small, two-bay, timber-frame structure with a principle rafter roof that retains log purlins and original vertical sheathing boards. It is situated immediately northeast of the cottage and now opens into the wagon shed.

Wagon shed (ca. early 20<sup>th</sup> c.): This one-story structure connects the two barns and was likely built after the Jackmans purchased the property. The west end has two shallow, gabled projections that contains paired, hinged doors. The east end is open.

Barn #2 (ca. 1800-20/late 19<sup>th</sup> c.): The larger of the two barns, this forms the west end of the service building complex. It was built in two sections: the four southern bays pre-date the others and have a scribe rule frame, but sawn posts and plate. All of the sawn members of the north three bays are circular sawn. The rear of the building indicates that the barn was probably built as two separate structures, and the later, northern bays appended to the earlier structure, as the wagon entrance has clearly been reduced in size (note the far higher placement of the transom in photo #5) and is suspended above the ground.

The front (southeast) gable end opens onto the service court and has a centered wagon opening with a pair of hinged doors and transom light above. Two windows with 6/6 sash light the gable peak. Along the south wall, there is a shed-roof extension, as well as a braced canopy that shelters stall windows and an opening into the cellar.

**46. Statement of Integrity:**

This property, with its mix of 19<sup>th</sup> century and early 20<sup>th</sup> century buildings, together with an important early 20<sup>th</sup> century designed landscape, retains integrity of location, design, materials, setting, workmanship, feeling and association and exemplifies the evolution of a 19<sup>th</sup> century farm into an early 20<sup>th</sup> century summer estate.

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**48. Bibliography and/or References:**

Amsden, Grace P., *A Capital for New Hampshire*. Unpublished manuscript in 3 vols., written between 1930 and 1960.

Bouton, Nathaniel, *The History of Concord*. Concord: Benning W. Sanborn, 1856.

*City of Concord Directories*, 1812 -1970.

Hengen, Elizabeth Durfee, "1 Auburn Street." NHDHR survey form, 1988.

Lyford, James O., ed., *History of Concord, NH*. Concord: Rumford Press, 1903, 2 vols.

**Interview**

Nancy Gesen, owner.

**Maps, Atlases, Plans and Views**

1858 *Map of Merrimack County*. Surveyed by H. E Walling, New York. Published by Smith and Peavey.

1892 *Town and County Atlas of the State of New Hampshire*. Compiled by D. H. Hurd and Co., Boston.

2006 *Aerial Maps*. City of Concord.

**Surveyor's Evaluation**

NR listed: individual   
 within district

Integrity: yes   
 no

NR eligible:  
 individual   
 within district   
 not eligible   
 more info needed

NR Criteria: A   
 B   
 C   
 D   
 E

**INDIVIDUAL INVENTORY FORM**

**NHDHR INVENTORY NUMBER: CON0165**

Address: 132 Carter Hill Rd. Date taken: Fall 2008 Negative stored at: NHDHR



Photo 2 description: Southwest elevation of cottage (former ell to house)  
Roll: 1 Frame: 3 Direction: NE



Photo 3 description: Barn #1, showing gable front. Privy is small structure between barn & cottage  
Roll: 1 Frame: 5 Direction: NE

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Address: 132 Carter Hill Rd. Date taken: Fall 2008 Negative stored at: NHDHR



Photo 4 description: Original barn (#2), showing older (front) gable end & wagon shed  
Roll: 1 Frame: 2 Direction: NW



Photo 5 description: Rear (newer section) and south elevations of barn #2  
Roll: 1 Frame: 4 Direction: NE