

NATIONAL PARK SERVICE

HISTORIC PRESERVATION CERTIFICATION APPLICATION
PART 1 - EVALUATION OF SIGNIFICANCE

SC Department of
Archives & History

NPS Office Use Only
NRIS No:

NPS Office Use Only
Project No:

MAR 13 2006 NPS

Instructions: Read the instructions carefully before completing application. All certifications will be made unless a completed application form has been received. Type or print clearly in black ink. If additional space is needed, use continuation sheets or attach blank sheets.

APR 1 - 2006 - 012

1. Name of Property: Not named

Address of Property: Street 122 Wentworth Street

City Charleston County Charleston State SC Zip 29401

Name of historic district: Charleston Historic District

National Register district certified state or local district potential district

2. Check nature of request:

certification that the building contributes to the significance of the above-named historic district (or National Register property) for the purpose of rehabilitation.
 certification that the structure or building, and where appropriate, the land area on which such structure or building is located contributes to the significance of the above-named historic district for a charitable contribution for conservation purposes
 certification that the building does not contribute to the significance of the above-named historic district.
 preliminary determination for individual listing in the National Register.
 preliminary determination that a building located within a potential historic district contributes to the significance of the district.
 preliminary determination that a building outside the period or area of significance contributes to the significance of the district.

3. Project contact:

Name Sarah Fick

Street Post Office Box 525

City Charleston

State SC

Zip 29402

Daytime Telephone Number 843-723-4675

4. Owner:

I hereby attest that the information I have provided is, to the best of my knowledge, correct, and that I own the property described above. I understand that falsification of factual representations in this application is subject to criminal sanctions of up to \$10,000 in fines or imprisonment for up to five years pursuant to 18 U.S.C. 1001.

Name P. C. Coker IV and Meredith L. Coker Signature *P. C. Coker / M. L. Coker* Date 1/27/2005

Organization n/a

Social Security or Taxpayer Identification Number PC Coker: 250-39-4941 ML Coker: 039-42-7329

Street 122 Wentworth Street

City Charleston

State SC

Zip 29401

Daytime Telephone Number 843-722-3370

NPS Office Use Only

The National Park Service has reviewed the "Historic Certification Application - Part 1" for the above-named property and hereby determines that the property:

contributes to the significance of the above-named district (or National Register property) and is a "certified historic structure" for the purpose of rehabilitation.
 contributes to the significance of the above-named district and is a "certified historic structure" for a charitable contribution for conservation purposes in accordance with the Tax Treatment Extension Act of 1980.
 does not contribute to the significance of the above-named district.

Preliminary determinations:

appears to meet the National Register Criteria for Evaluation and will likely be listed in the National Register of Historic Places if nominated by the State Historic Preservation Officer according to the procedures set forth in 36 CFR Part 60.
 does not appear to meet the National Register Criteria for Evaluation and will likely not be listed in the National Register.
 appears to contribute to the significance of a potential historic district, which will likely be listed in the National Register of Historic Places if nominated by the State Historic Preservation Officer.
 appears to contribute to the significance of a registered historic district but is outside the period or area of significance as documented in the National Register nomination or district documentation on file with the NPS.
 does not appear to qualify as a certified historic structure.

3/15/06

Alejandro Aguilas
National Park Service Authorized Signature

HPS/TPS

Date

National Park Service Office/Telephone No.

See Attachments

202-354-2032

122 WENTWORTH PART ONE APPLICATION

Description

#122 Wentworth Street is a three-story frame residence, five bays wide, with its low-pitched roof concealed by wood parapets and two interior end chimneys. Set on a low brick foundation, with a partially excavated basement, the building is clad in beveled weatherboard siding and has a two-tier piazza with Doric columns and turned balustrades at the south facade. Entries at first and second levels have single doors with sidelights and flat transoms, and there are four French doors at the second level. Window openings feature a mix of double-hung wood sash: 2/2 at the first level of the historic core, and 9/9 at the third level façade, at the rear elevation, and at the 20th century rear additions.

Originally one room deep, the house historically had a one-story rear porch that has been altered several times. By 1882 (block plat), the east side of the porch was enclosed and extended to the north as a one-story wing. After 1951 (Sanborn map), the west end of the porch was enclosed, a second level was placed atop this section, and the center section was framed in and enclosed with French doors. In 2002, the rear was reworked. A second level was added to the east wing, and the rear and center sections enlarged to the north. Both rear wings have wood weatherboard siding and shed roofs.

The interior of 122 Wentworth Street retains its historic plan essentially intact, with two rooms divided by the stair hall at each level. (Modern kitchen and bathrooms are located in the rear additions.) Historic fabric includes wood trim – cornices, baseboards, mantels, and door and window surrounds – and flat and ornamental plasterwork in the west parlor. Random-width heart pine flooring remains throughout. At the second level chambers and first floor west parlor are very wide boards. Those in the stair hall and first level east parlor are somewhat narrower. Some flooring might have been replaced during a 19th century remodeling; the existing pickets and newels at the stair appear to date from the late 19th century. That period of the building's history has not yet been documented.

Statement of significance

#122 Wentworth Street is a good example of nineteenth century residential architecture in Charleston, one of several dwellings along the north side of Wentworth Street that are oriented with their long sides facing the street. The building retains integrity of location, design, setting, materials, workmanship, feeling, and association, and contributes to the significance of the Charleston Historic District.

The 1973 Feiss-Wright Inventory includes 122 Wentworth Street in Group 3: Significant. Category 3 is described as "Good architectural quality. Vernacular. Of less sophistication and refinement than "Excellent." Modest, appealing, curious, interesting. To be retained and protected."

Historical background

There are conflicting reports about the early history of 122 Wentworth Street. W. H. J. Thomas, writing in the News & Courier (5/23/1970) states that it was part of a parcel purchased by John Burckmeyer in 1791, and that Burckmeyer was soon afterward living on the property. Thomas then repeats an oral tradition that Burckmeyer built this house and occupied it while erecting a second dwelling on the property (today's 120 Wentworth Street).

In the 1990s, researchers for Historic Charleston Foundation found that this portion of Burckmeyer's lot was conveyed by James Creighton to Robert Hopton in 1821, and that Hopton evidently built 122 Wentworth Street by about 1830. The Greek Revival influence seen in the architectural detail, and the plan of the house, support this later date.

Several members of the Muckenfuss family acquired property in this neighborhood during the 1800s. In 1836 Henry W. Muckenfuss purchased 122 Wentworth Street, which eventually became the home of attorney W. Murragh Muckenfuss.

122 WENTWORTH BACKUP NOTES

Creighton to Hopton 1821; 1834 sheriff (for heirs of Robert Hopton) to H. D. Walker, 2-story dwelling and land, \$800 (+500); 1835 Walker to W. G. Steele, \$1000; 1836 William G. Steele to H. W. Muckenfuss, \$1650.

House is described as 2-story in 1834, enlarged (or rebuilt) after that date – perhaps by HW Muckenfuss.

1836 sale by William G. Steele to HW Muckenfuss, \$1650. This is a very low price for a private sale...
Compare to

1828	22 Meeting, ca. 1820 frame DW & separate store, \$4000.
1828	11 Montagu, unfinished brick DW and kitchen, \$1450.
1828	29 Charlotte, unfinished brick DW, \$2000
1833	28 Montagu (frame), \$2800
1836	122 Wentworth, 2-story frame dwelling (?), \$1650.
ca. 1836	29 Charlotte, masonry, \$10000
1840	11 Montagu, masonry, \$10000
1847	52 Society, ca. 1841 masonry, \$4800.

122 Wentworth: Poston p. 574: built ca. 1830 by Robert Hopton on lot formerly owned by John Burckmeyer, builder of 124 Wentworth. Eventually conveyed to H. W. Muckenfuss, occupied by W. Murrah Muckenfuss during late-19th century.

RMC: index for Creighton to Hopton 1821, Deed Book K9, p. 25 & 45 (mortgage). Foundation file notes: Ward books: 1871-75 HW Muckenfuss, 3-story wood, lot 60X120; 1876-79 Muckenfuss to Angeline Moore; 1881-90 Angeline J. Moore, 3-story wood house on 35X120' lot.

N&C 5/23/1970: *[most of this is wrong]*. 1791 John Burckmeyer purchases lot where both 120 & 122 Wentworth stand. Soon afterward he lives on the west end of Wentworth. Family lore holds that he lived in today's 122 while building 120 Wentworth. In 1825 division of Burckmeyer's estate, this house to Elizabeth Burckmeyer, already in residence. 1845 sale to lumber merchant Henry Muckenfuss (d. 1857), then to his son Henry W. (d. 1878), and in settlement of HW Muckenfuss estate, to his daughter Mrs. Moore. At her death to William Murrah Muckenfuss (d. 1954).

10/3/1834 Ad in *Charleston Courier*: valuable building lot for sale, The Lot No. 144 Wentworth Street, adjoining the residence of Mr. Memminger... 53'X121'. The lot is worthy the attention of Planters, as it is situated in a genteel neighborhood; it would also prove a desirable Summer Residence. On the Premises is a two story Wooden Building, and a Well of Good Water.

Deed Book G10, p. 416: 10/6/1834. Sheriff John Irving to Henry D. Walker, re. 9/11/1834 order that land be sold for division among heirs. Richard Kinloch & Sophia Kinloch his wife and Robert Hopton the heirs of Robert Hopton, alias Smythe.

10/6/1834 at auction, \$800, Henry D. Walker. All that certain 2-story house and lot, No. 144, on north side Wentworth. 53' X 121'. B&B east on Memminger, W on ___. G10, p. 418: release/ quitclaim, Kinlochs and Hopton to HD Walker, for \$500. [Walker now has \$1300 in it]. Robert Hopton of city of Charleston died intestate, leaving lot on Harleston Green, 53'X121'. B&B north by Lot 33 of Harleston Green, east by Lots 29 & 34, west on land onveyed by Archibald F. McNeil to Edward B. Nowell.

K10, p. 148: 4/4/1835. Henry D. Walker to William Govan Steele, \$1000. Lot in Harleston Green, 53X121, B&B north by Lot 33 now owned by Dr. Joseph Glover, east by 29 & 34 owned by C. G. Memminger, west by John Drummond.

L10, p. 349: 1/28/1836: William G. Steele to Henry Muckenfuss, \$1650. 52X121. B&B north Dr. Joseph Glover, east C. G. Memminger, west John Drummond (now Hugh Banks).

120 Wentworth: Poston p. 573: John Burckmeyer purchases lot 1791, builds house by 1796. Original Adamesque detailing.

N&C 5/11/1970: 128' frontage on Wentworth conveyed 1791 to Burckmeyer. He lives on Wentworth by 1796. Willed to daughter Julia (Mrs. Casimir Patrick) who sold 1830.

124 Wentworth: Poston p. 547: John Burckmeyer d. 1812, left this house to daughter Elizabeth Burckmeyer. 1845 sale to H. W. Muckenfuss. From 1876, home of William G. Muckenfuss.

Foundation file notes: will of John Burkmeier, 1812; deed book T9, p. 399 to Elizabeth Burckmeyer; 1858 H. W. Muckenfuss (deceased) to Benjamin S. D. Muckenfuss, deed book W13, p. 680; Ward Books: 1871-75 2-story brick building, lot 35X150; 1876-79 from BSD Muckenfuss to WG Muckenfuss; 1881-1894 W. G. Muckenfuss.

154 Wentworth: Poston p. 579: built ca. 1836 by mason Henry Muckenfuss, who occupied until his 1845 purchase of 122 Wentworth.

City Directories

KINLOCH/SMYTHE 1819-1837 neither found on Wentworth Street

HOPTON 1816-1829 No Hopton found in City Directory

STEELE 1835-36 William G. Steele, lumber factor, west end Beaufain. 1837-38 no WGS

MUCKENFUSS

1803 Henry, bricklayer, west end of Wentworth. Michael, cabinet maker, King Street.
1806 Henry, mason, 3 north Wentworth St. con't. Michael, King St.
1807 as above
1809 Henry, bricklayer, Wentworth. Elizabeth, widow, King St.
1813 Henry, bricklayer, Wentworth.
1816 Henry, bricklayer, Wentworth. Miss __ Muckenfuss, Archdale.
1819 Henry, bricklayer, 75 Wentworth. Miss Catherine, corner Archdale & Beaufain; Elizabeth, widow, King St.
1820 Henry, bricklayer, 120 Wentworth.
1825 as above
1829 Henry, 120 Wentworth, Henry W, 120 WW, BSD, 120 WW; James C, Friend St.
1830-1 Henry, bricklayer, 120 Wentworth, Henry W, accountant, 120 WW; ST, mechanic, 120 WW
1835-6 Henry, bricklayer, 120 Wentworth, HW, 113 WW, Catherine, 92 WW; Benjamin, carpenter, west end Cannonboro
1837-8 no Muckenfuss
1840-1 Henry, 110 Wentworth, Henry W., 73 Beaufain, Benjamin, 73 Beaufain
1849 Henry, mason, 86 Wentworth. HW, lumber merchant Beaufain, res. 86 WW. BSD, lumber merchant Beaufain, res. President. Miss C., 1 Montagu.
1852 Henry, 86 Wentworth. HW, lumber dealer, Smith St., res. 86 WW. H&B, lumber dealers, Smith St. BSD, carpenter, President St.
1855 Henry, 86 Wentworth, HW, clerk, res. 86 WW
1859 HW, accountant, res. 81 Wentworth. BSD, collector, 7 President; BA, dentist, r. 7 President; Wesley G., accountant, r. 7 President.
1860 Henry W., clerk, res. 81 Wentworth; WM, student of CH Simonton [lawyer/judge], 81 Wentworth. BA, BSD, CH, & WG all r. 7 President

1861 Census

- 102 Wentworth, frame, owned & occupied by Dr. Raoul (120 Wentworth).
- 104 Wentworth frame building owned & occupied by Henry W. Muckenfuss. (122)
- 106 Wentworth, brick, owned by B. S. D. Muckenfuss, occupied by Isaac E. Hertz. (124)
- 108 Wentworth, frame, owned & occupied by C. H. West Jr.
- 110 Wentworth, brick, Henry Cobia owner/occupant.
- 112 Wentworth, frame, Henry Cobia owner, James Chapman occupant.

1886 Earthquake Record

- 122 Wentworth, Mr. Moore, dwelling. Frame, tin roof, 35' high, 45' long, 16' wide. Good all round, chimney tops cracked is the only damage noted.
- 124 Wentworth, W. G. Muckenfuss, dwelling, brick with slate roof, 35' high, 22' wide, 45' long. All four sides have been repaired.

WILLS

8/6/1782 Will of Andrew Muckenfuss (proved 1/7/1784). Brothers Henry and Michael each get a slave blacksmith (Peter and Sam). Sister Catherine. Aunt Margaret Bissel.

7/8/1808 Will of Michael Muckenfuss (proved 8/26/1808), Cabinet maker of Charleston. To wife Elizabeth, all household & kitchen furniture etc.; also any real or personal estate which I may be entitled to from the estate of her father James Custer deceased. To her for life or widowhood, my house on the north side of Magazine Street, occupied by Mr. Cudworth. Wife shall not charge my estate with the board of my son James Custer Muckenfuss (<21).

Sell all my furniture, finished and unfinished, cabinet stores such as glue, coffin furniture, locks, handles, mahogany, cedar, pine; and cabinet makers tools of every kind. Money from the sale, and all my country lands, my house and lot, and entire estate to my son James Custer Muckenfuss. If he die, to my brother Henry Muckenfuss, sisters Mary B. Desel and Catherine Muckenfuss.

11/8/1811 Will of John Burckmeyer (proved 6/19/1812). Wife Ann Mary; sons John Charles & Cornelius Dener; daughters Mary Elizabeth Ellsworth, wife of Frederick, and Elizabeth Burckmeyer. To Elizabeth, house #76 Wentworth, on lot 60'5" in front X 120'; if she die without issue, then sell it. To daughter Julia Cobia Burckmeyer, lot in Wentworth, 67'6" X 121'; if she die without issue, then sell it. To Elizabeth Cobia, sister of my wife, a slave.

9/6/1839 Will of William G. Steele (proved 5/7/1840). Wife Eliza R.; son Edwin <21.

3/30/1848 Will of Henry Muckenfuss (proved 8/3/1857). Divide estate among three children: Benjamin S. P. Muckenfuss, Henry W., and Louise M. Reeder, wife of Manning B. Reeder.

11/5/1845 Will of Catherine Muckenfuss (proved 2/6/1850). Brother Henry Muckenfuss; nephew Charles L. Desel; niece Mary Bickley.