

The John Klinck House
134 Broad Street, Charleston, South Carolina



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Introduction

Property research for the John Klinck House, 134 Broad Street Charleston, South Carolina, was conducted as a project for Katherine Pemberton's Historical Research Methods class for the Master of Science in Historic Preservation Program at Clemson University and College of Charleston. Research was conducted at the Register of Deeds Office where sources found helped create a chain-of-title for the property. Research throughout other repositories gave way to sources such as newspaper articles, maps, photographs, wills, correspondence, and much more.

Charleston, South Carolina, is a city located on the eastern coast. Founded in the 1680s by the Lords Proprietors, Charleston still retains much of its historical and architectural integrity. It is considered by many to be one of the most historic cities in America with one of the most historic streets being Broad Street. The property of 134 Broad Street has a rich and interesting history. The original house that sat on the property was engulfed in flames during the Fire of 1861.¹ The house that now stands on the property was built in 1872, by John Klinck, a German immigrant who owned Klink, Wickenberg, & Company, a wholesale grocery business. While the house has been slightly altered throughout the last century, it still stands as proud as it did when it was first built.

¹ Drie, C. N. Bird's eye view of the city of Charleston, South Carolina 1872. [N.P, 1872] Map. The Library of Congress.

Architectural Description

134 Broad Street sits on the north side of Broad Street facing south. It is bound by Legare Street to the east, Logan Street to the west, and Queen Street to the north. The first house to sit on this lot burned down in the Fire of 1861. The building that now stands in its place was constructed in 1872 in the Gothic Revival Style on a lot that measures ninety-three feet across Broad Street, one hundred and forty-one feet in depth, and ninety-four feet on the northern line. This two-story house also boasts a two-story piazza on quatrefoil shaped columns² that is on the front façade of the house instead of on the side like many Charleston houses. The house sits on a raised masonry foundation and is covered with weatherboards that wrap around the entire house itself. Its slate roof is cross gabled with an Italianate styled bracketed cornice³ and the second floor and bay windows are one over one single hung sash windows with the first floor having two sets of French doors, three panes each, that sit left of the main entrance. It is not quite known when the bay window was added, but Sanborn maps place the addition between 1902⁴ and 1944.⁵

² Poston, Johnathan H. *The Buildings of Charleston*. Columbia, SC: University of South Carolina, 1997. Page 297.

³ *ibid*

⁴ Sanborn Fire Insurance Maps. Charleston, SC. 1902. Sheet 54. Charleston County Public Library.

⁵ Sanborn Fire Insurance Maps. Charleston, SC. 1944. Sheet 54. Charleston County Public Library.



Figure 1 - 1902

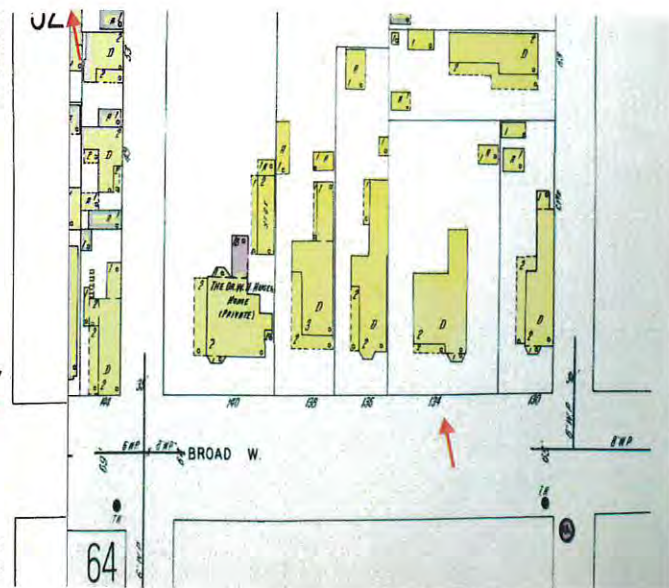


Figure 2 - 1944

History

Although this section of Broad Street was not within the original limits of the Walled City of Charles Town, the expansion of Broad Street was one of importance and accessibility in that it ran throughout the entire peninsula connecting the Cooper and Ashley Rivers. 134 Broad Street sits on the western part of the street near the Ashley River. On May 15, 1694, William Hawett bought Lot 270 of the 1680 Plan of Charles Town from the Lords Proprietors on which 134 Broad Street now sits. While Hawett bought multiple lots around 270,⁶ it is unclear what

⁶ Smith, Henry A.M. *Historical Writings: City in Towns of South Carolina*. Vol. 2. Spartanburg, SC: Reprint Press, 1988.

happened with the land from 1694 to 1751 when Lot 270 was purchased and sold by merchants Branfil Evan, John Mackenzie, and Jordon Roche to Robert Quash Sr.⁷

Robert Quash Sr. was born in 1700 in Charleston, South Carolina. He married his wife Elizabeth in 1739, and together they had three children. Upon his death on April 2, 1772, he bequeathed the house and land on Broad Street to his only son Robert Quash Jr.⁸ Born on November 18, 1740, Robert Quash Jr. was the second generation to own the home and land on Broad Street. Unfortunately, he would pass it on to a new generation sooner than he thought. The Charleston Tornado of 1811 tragically took Robert's life on September 10, 1811.⁹ In his will, he bequeathed the land and home on Broad Street to his daughter Elizabeth Pinckney Quash.¹⁰ Elizabeth Pinckney Quash was born on August 2, 1789, and died a spinster on April 2, 1843, the exact same day her grandfather Robert Quash Sr. passed away seventy-one years before. Although many years before her passing, Elizabeth sold the land and house on Broad Street out of the family and to Nathaniel Bowen on December 10, 1829.¹¹ It is unclear what happened with the property between the ownership of the land by Nathaniel Bowen, and it being sold to Benjamin and Sarah Huger. Benjamin Huger owned the land that butted and bounded to the

⁷ Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book HH, p.224

⁸ "Last Will and Testament of Robert Quash Sr.," Wills of Charleston County. Retrieved from Ancestry.com. Accessed October 25, 2019.

⁹ "Robert Quash Jr. Obituary." *The Charleston Times*, September 13, 1811. Page 3.

¹⁰ "Last Will and Testament of Robert Quash Jr.," Wills of Charleston County. Retrieved from Ancestry.com. Accessed October 25, 2019.

¹¹ Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book Z9, p.470

west of the land and house on Broad Street. On October 19, 1847, the Hugers sold the land to



Figure 3

George M. Coffin for the sum of \$3,800.¹²

Unfortunately, the Fire of 1861 struck Charleston, and the land and house on Broad Street, owned by George M. Coffin, was in the direct path of the fire and burned down.¹³ Because of the fire and lack of records,

it is not known what the house prior to the fire looked like. It is only known there was an actual house on the land because of wills and deeds. In 1861, the South and Charleston, especially, were in the middle of the Civil War that lasted until 1865 after Union bombardment.

Figure 3

¹² Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book V11, p.213

¹³ Halsey, Alfred O. Halsey Map Preservation Society of Charleston 1949.

Because of this, Coffin did not rebuild a house on the property. Instead, he sold the land on Broad Street to a wealthy grocer named John Klinck on April 23, 1872 for the sum of \$1500.¹⁴

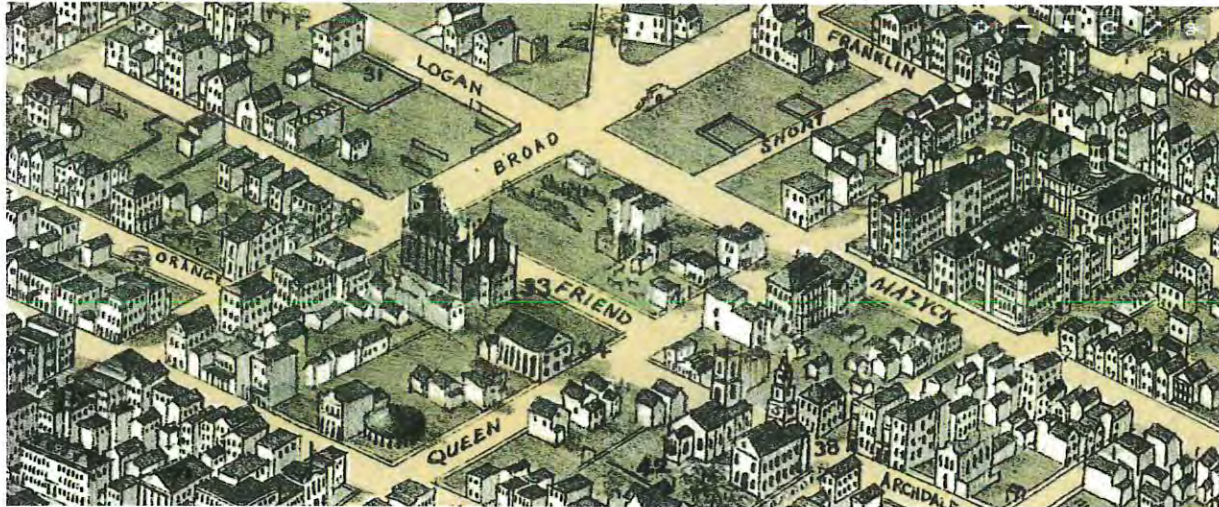


Figure 4

The John Klinck House

In 1872, John Klinck, along with the architect John Henry Devereux, built the house that stands on the property today. John Henry Devereux was one of the most sought out architects

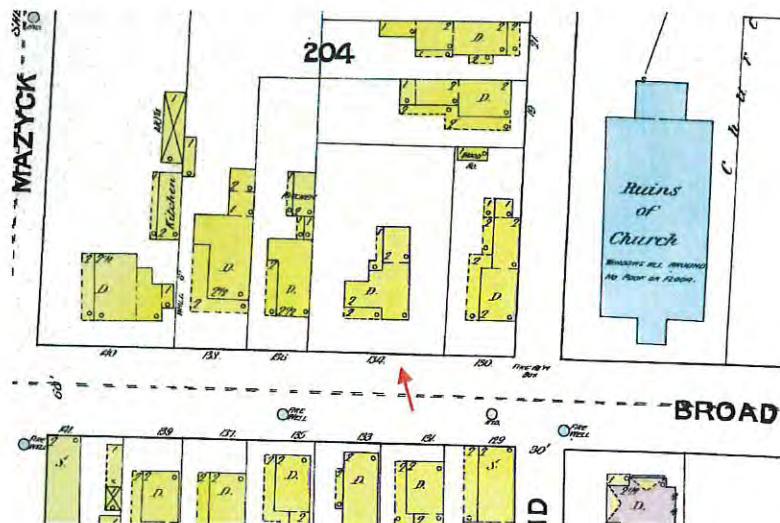


Figure 5 - 1888

of the post-Civil War period. His most known works include



Figure 6

Charleston's
Post Office
and
Courthouse
and Emanuel

¹⁴ Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book C16, p.246

AME Church on Calhoun Street.¹⁵ Even though the house was built in 1872, it does not appear on the Bird's Eye map of Charleston. The remains of the path of the Fire of 1861 still linger in the drawings of the map.¹⁶ John Klinck's son Gustavus W. Klinck and his wife Isabella later moved into the house. Isabella's great great-grandson, Steven Semken found her diary in 1993 and in it described the family's experience when the 1886 ~~tornado~~^{earthquake} hit Charleston:



"She noted a strange atmospheric stillness before the upheaval. Sea birds, driven by a sense of impending danger, flew to and fro, while land birds started an unaccustomed chatter in the still of the hot summer night. Outside, domestic animals huddled together with a sense of impending doom while house pets sought comfortable assurance from their masters.

Figure 7 Suddenly, a strange noise resembling distant rolling thunder startled Isabella into a breathless terror. As the sound increased, she described how "the bed shakes; the thunder roars louder as the noise in the house increases and seems to totter on its foundations and rocks and sways like a storm-beaten vessel at sea accompanied by sounds of a ship's heavy timbers. The rocking of the building causes a nauseating sensation with a smell of sulphur and brimstone in the air." The frightened

¹⁵ February Eastman, Peg. "134 Broad Street - Gothic Beauty, Earthquake Memories." *Charleston Mercury*. 7, 2019.

¹⁶ Drie, C. N. Bird's eye view of the city of Charleston, South Carolina 1872. [N.P, 1872] Map. The Library of Congress.

children awoke to their parents warning that “some awful convulsion of nature is in progress and that the next instant they may all be crushed to death.”

The family hastily grabbed some clothing and rushed into the street, fearing all the while that they might be crushed by collapsing walls. The impending doom was overpowering. “No shipwreck, no fire at sea, no calamity on earth or water can be as fearful as an earthquake, when it is so violent that your house, your castle, your stronghold to which you fly for refuge and shelter from all the threatening damages suddenly becomes transformed into a dangerous powder mine that at any moment may be spring beneath your feet and bury you beneath its ruins.” And in the street, neighbors frightened out of their homes clustered with similar stories. “As I look back upon the terrible events of that awful night, I cannot refrain from tuning my heart-strings to a song of silent thanksgiving and exulting praise, and feel that the Great Earthquake was not a manifestation of God’s wrath and vengeance, but simply a grand and magnificent proof of His saving Power and Mercy.”¹⁷

¹⁷ February Eastman, Peg. “134 Broad Street - Gothic Beauty, Earthquake Memories.” *Charleston Mercury*. 7, 2019.

In 1888, John Klinck died and bequeathed the land and house to his son Gustavus W. Klinck. Although Gustavus was the youngest son of John Klinck, he received the house because one of his brothers died in 1845 and the other two died in the Civil War fighting for the South.¹⁸



Gustavus died on October 21, 1916 and bequeaths the house and land to his son Gustavus H. Klinck.¹⁹ Gustavus allows his sister, Mary Elizabeth Klinck, also known as Elizabeth Klinck and/or Elizabeth Tiedeman, to use the house as a boarding house to board teachers, students, and social workers until her death in 1930.²⁰ Not much is known about Elizabeth except that she was a teacher and

Figure 8 president of the South Carolina Kindergarten Association.²¹ By 1953, Carrie Pollitzer had established two free white kindergartens: the Henrietta Aiken Kelly Kindergarten and the Elizabeth Tiedemann Klinck Kindergarten.²²

According to the Sanborn maps, a bay window was added to the house between 1902-1944. It is unclear which owner did this. On January 5, 1932, Gustavus H. Klinck sold the house

¹⁸ "Last Will and Testament of John Klinck," Wills of Charleston County. Retrieved from Ancestry.com. Accessed October 25, 2019.

¹⁹ "Last Will and Testament of Gustavus W. Klinck," Wills of Charleston County. Retrieved from Ancestry.com. Accessed October 25, 2019.

²⁰ Eastman, Peg. "134 Broad Street - Gothic Beauty, Earthquake Memories." *Charleston Mercury*. February 7, 2019.

²¹ Murray, May, ed. *Kindergarten Review*. Vol. 21. Springfield, MA: Milton Bradley Company, 1910.

²² "Carrie Pollitzer · The Pollitzer Family of South Carolina · Lowcountry Digital History Initiative." Omeka RSS. Accessed November 26, 2019.

and land of 134 Broad Street to Ora S. Poulnot for the sum of \$5,500.²³ Poulnot lived in the house for thirty-three years before selling it for a sum of \$35,000 to Kenneth J. Boniface in May of 1965.²⁴ On February 28, 1996, Boniface sold the house for \$5 to Kenneth J. Boniface Co-Trustees.²⁵ The Co-Trustees turned around and sold the house to Gary Odachowski on March 11, 1997 for a sum of \$400,000.²⁶ Gary Odachowski sold the house to Carl William Ehmann for the sum of \$1,010,000 on August 13, 1999.²⁷ Ehmann changed the ownership of the house for \$5 from tenants in common to joint tenants with rights of survivorship on November 24, 2010.²⁸ On August 20, 2012, Carl William Ehmann sold 134 Broad Street to the current owner Bradley B. Newman for \$1,950,000.

²³ Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book Z36, p.207

²⁴ Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book W82, p.359

²⁵ Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book C266, p.750

²⁶ Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book C281, p.334

²⁷ Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book N332, p.858

²⁸ Charleston County. Records of the Register of Deeds Office (ROD), Charleston, S.C. Deed Book O157, p.368

Conclusion

The John Klinck House at 134 Broad Street has stood for one hundred and forty-seven and has survived natural and economic disasters as well as multiple owners. But it has still stood the test of time. This property has seen Charleston at its worst and its greatest. It tells the history not only of its owners but of the city of Charleston itself and conveys the rich culture and heritage that Charleston is known for. Additional research for 134 Broad Street still needs to be conducted. The families of this land have more stories to be told. Nothing is known about the building that once stood on the property before the Fire of 1861. Another project with the scope of research on the lot of land before the fire would greatly enhance the findings throughout this paper and any more to come.

Appendix A - Annotated Chain-of-Title

May 15, 1694

Grantor: Lords Proprietors

Grantee: William Hawett

Book & Page:

Type: Conveyance

Lot: 270

William Hawett bought Lot 270 and other lots around it from the 1680 Plan of Charles Town from the Lords Proprietors. It is unclear as to how and when the property was sold.

1751

Grantor: Branfil Evan, John Mackenzie, Jordon Roche

Grantee: Robert Quash Sr.

Book & Page: HH – 224

Type: Conveyance

Lot: 270 – 72' x 140'

It is unclear how Evan, Mackenzie, and Roche acquired Lot 270. This is the first time the sale of this land is recorded.

April 2, 1772

Grantor: Robert Quash Sr.

Grantee: Robert Quash Jr.

Book & Page:

Type: Estate, Will

Lot: 134 Broad Street

Robert Quash Jr. received the land through the will of Robert Quash Sr.

September 10, 1811

Grantor: Robert Quash Jr.

Grantee: Elizabeth Pinckney

Quash Book & Page:

Type: Estate, Will

Lot: 134 Broad Street

Elizabeth Pinckney Quash received the land through her father's, Robert Quash Jr., will. Robert Quash Jr. was tragically killed in the 1811 tornado in Charleston.

December 10, 1829

Grantor: Elizabeth Pinckney Quash

Grantee: Nathaniel Bowen

Book & Page: Z 9 – 470

Type: Conveyance

Lot: 134 Broad Street

After the house and land are sold to Nathaniel Bowen, it is unclear how the house falls into the hands of Benjamin Huger. He did however own the land the butted and bounded to the west of 134 Broad Street.

October 23, 1847

Grantor: Benjamin Huger

Grantee: George M. Coffin

Book & Page: V 11 – 213

Type: Conveyance/Mortgage

Lot: 134 Broad Street

George M. Coffin purchases the property from Benjamin Huger for \$3800.00. The Fire of 1861 destroys the house that sits on the land. Coffin never rebuilt the house due to the Civil War and economic downfalls.

April 23, 1872

Grantor: George M. Coffin

Grantee: John Klinck

Book & Page: C 16 - 246

Type: Conveyance

Lot: 70' x 71' x 141' on 134 Broad Street

John Klinck purchases the property from George M. Coffin for \$1500.00. Klinck built the house that now stands on the property in 1872.

1888

Grantor: John Klinck

Grantee: Gustavus W. Klinck

Book & Page:

Type: Estate, Will

Lot: 134 Broad Street

John Klinck died in 1888. Through estate and will Gustavus W. Klinck, John Klinck's son, received the house and land of 134 Broad Street.

October 21, 1916

Grantor: Gustavus W. Klinck

Grantee: Gustavus H. Klinck

Book & Page:

Type: Estate, Will

Lot: 134 Broad Street

Through estate and will, Gustavus H. Klinck, Gustavus W. Klinck's son, received the house and land of 134 Broad Street

January 5, 1932

Grantor: Gustavus H. Klick

Grantee: Ora S. Poulnot

Book & Page: Z 36-207

Type: Conveyance

Lot: 93' x 94' x 141' on Broad Street

Ora S. Poulnot purchases the property from Gustavus H. Klinck for \$5500.00.

May 1965

Grantor: Ora S. Poulnot

Grantee: Kenneth J. Boniface

Book & Page: W 82-359

Type: Conveyance

Lot: 93' x 94' x 141' on Broad Street

Kenneth J. Boniface purchases the property from Ora S. Poulnot for \$35,000.00.

February 28, 1996

Grantor: Kenneth J. Boniface

Grantee: Kenneth J. Boniface Co-Trustees

Book & Page: C 266-750

Type: Conveyance

Lot: 93' x 94' x 141' on Broad Street

Kenneth J. Boniface Co-Trustees purchases the property from Kenneth J. Boniface for \$5.00.

March 1, 1997

Grantor Kenneth J. Boniface Co-Trustees

Grantee: Gray Odachowski

Book & Page: C 281-334

Type: Conveyance

Lot: 93' x 94' x 141' on Broad Street

Gray Odachowski purchases the property from Kenneth J. Boniface Co-Trustees Et. al for \$400,000.00.

August 13, 1999

Grantor: Gray Odachowski

Grantee: Carl William Ehmann

Book & Page: N 332-858

Type: Conveyance

Lot: 93' x 94' x 141' on Broad Street

Carl William Ehmann purchases the property from Gray Odachowski for \$1,010,000.00.

November 24, 1999

Grantor: Carl William Ehmann

Grantee: Carl William Ehmann

Book & Page: O 157-368

Type: Conveyance

Lot: 93' x 94' x 141' on Broad Street

Carl William Ehmann changed the property to joint tenants with rights of survivorship from tenants in common and sold the property for \$5.00.

August 20, 2012

Grantor: Carl William Ehmann

Grantee: Bradley B. Newman

Book & Page: O 272-824

Type: Conveyance

Lot: 93' x 94' x 141' on Broad Street

Bradley B. Newman purchased the property from Carl William Ehmann for \$1,950,000.00.

Appendix B – Illustrations

Figure 1: Sanborn Fire Insurance Maps. Charleston, SC. 1902. Sheet 54. Charleston County Public Library.

Figure 2: Sanborn Fire Insurance Maps. Charleston, SC. 1944. Sheet 54. Charleston County Public Library.

Figure 3: Halsey Map Preservation Society of Charleston 1949

Figure 4: 1872 Bird's Eye View of Charleston

Figure 5: Sanborn Fire Insurance Maps. Charleston, SC. 1888. Sheet 41. Charleston County Public Library.

Figure 6: John Klinck. Ancestry.com

Figure 7: Isabella Klinck as pictured at the Charleston Exhibition. The South Carolina & West Indian Exposition Photo Passbook, 1901-1902.

Figure 8: Elizabeth Klinck as pictured at the Charleston Exhibition. The South Carolina & West Indian Exposition Photo Passbook, 1901-1902.

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