



Clemson University / College of Charleston

130 East Bay Street

Property History

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Introduction

Located along the shore side of Charleston's old city layout, 130 East Bay was once a part of the central hub of all commercial activity in the city. This particular lot is surrounded by wharves on the east where goods are loaded and unload, the old exchange to the south where government functions were once located, and the main thoroughfare of Broad Street to the west. As these functions have all migrated to other parts of the city, so to has the vibrancy which sustained the building that once sat on this corner of the city. Time, hazards, and economic function all factored into its ultimate demolition in the 1970s. There is an aspect of the city's commerce history which is well demonstrated by the broad uses of this property.



Figure 1 - 1872 Bird's Eye View

Development of Lot #13 1689-1825

The Grand Model of Charlestowne was the original subdivision of the city by John Locke. These early lots are generally much larger than the individual properties sizes as currently laid out. At the east end of the Broad Street, Lot #13 was granted to Edmund Bellinger in 1699 by Lord's Proprietor Joseph Blake.¹ This lot is subdivided a number of times, and early plats are difficult to locate, however central to this lot is the Exchange Building completed in 1771, which replaced the Council Chamber building.² The subject property, 130 East Bay, is located directly north, across Gillon Street and fronting East Bay.

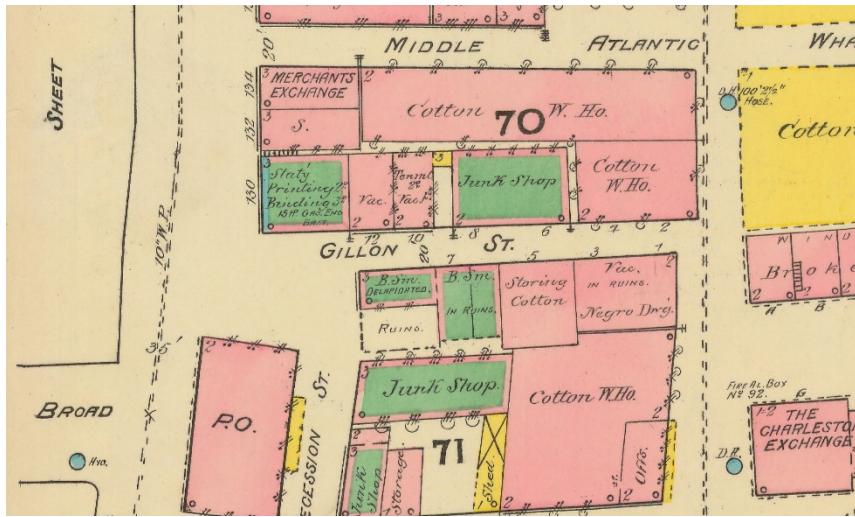


Figure 2 - 1888 Sanborn Map, Exchange is marked as P.O., Subject property address is noted as 60 East Bay.

Early maps of the city have the boundary of the city bordering the west edges of the property, however, the wharves are constructed over time and the city extends eastward as land is created with fill.

¹ Charleston County. Records of the Register Mesne Conveyance (RMC), Charleston, S.C. Deed Book W, p.211.

² Herold, Elaine B. "Archaeological Research at the Exchange Building, Charleston, S.C.: 1979-80." The Charleston Museum, March 1, 1981.

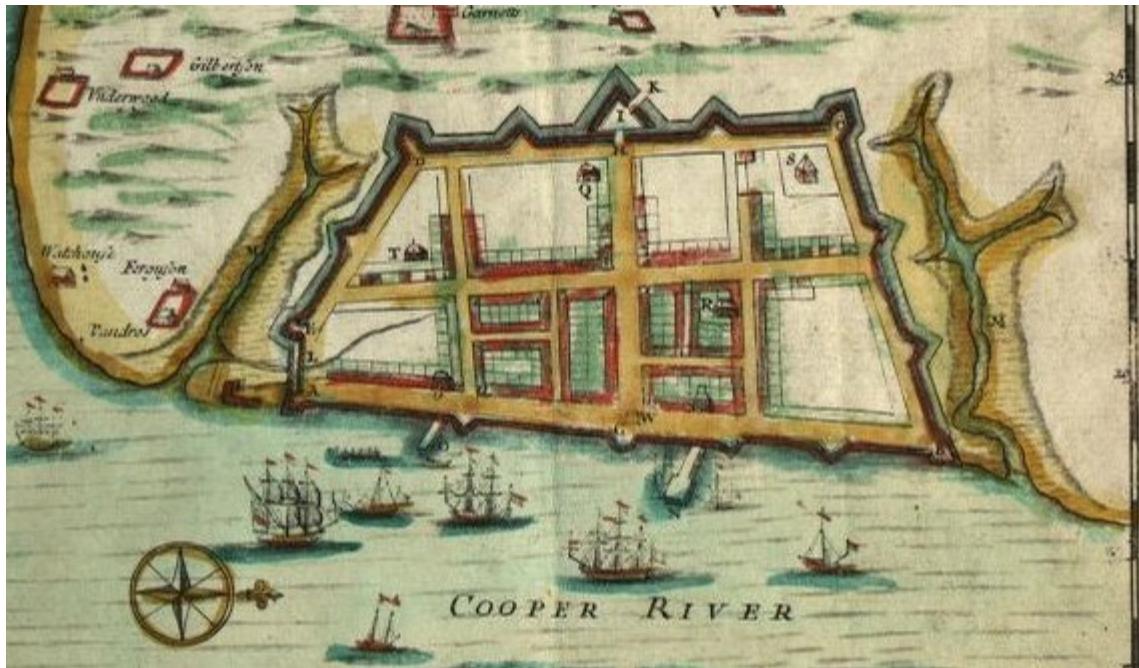


Figure 3 - 1711 Crisp Map of the Early City Wall, note Half Moon Battery

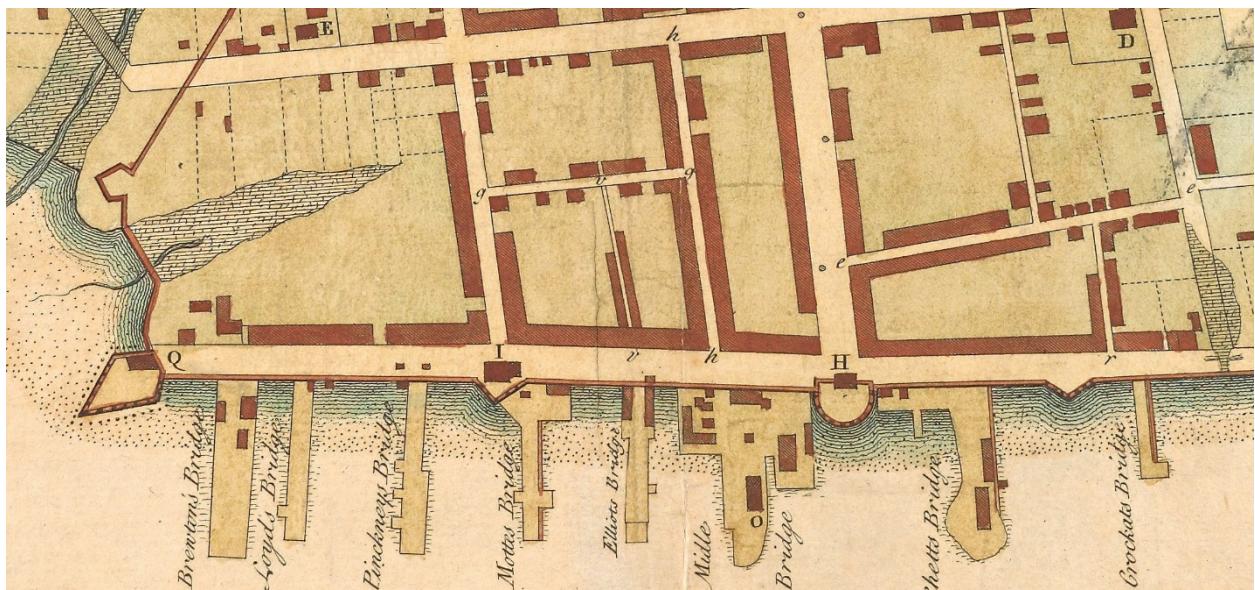


Figure 4 - 1739 ichnography shows the Council Chamber '11', to the south of subject property.

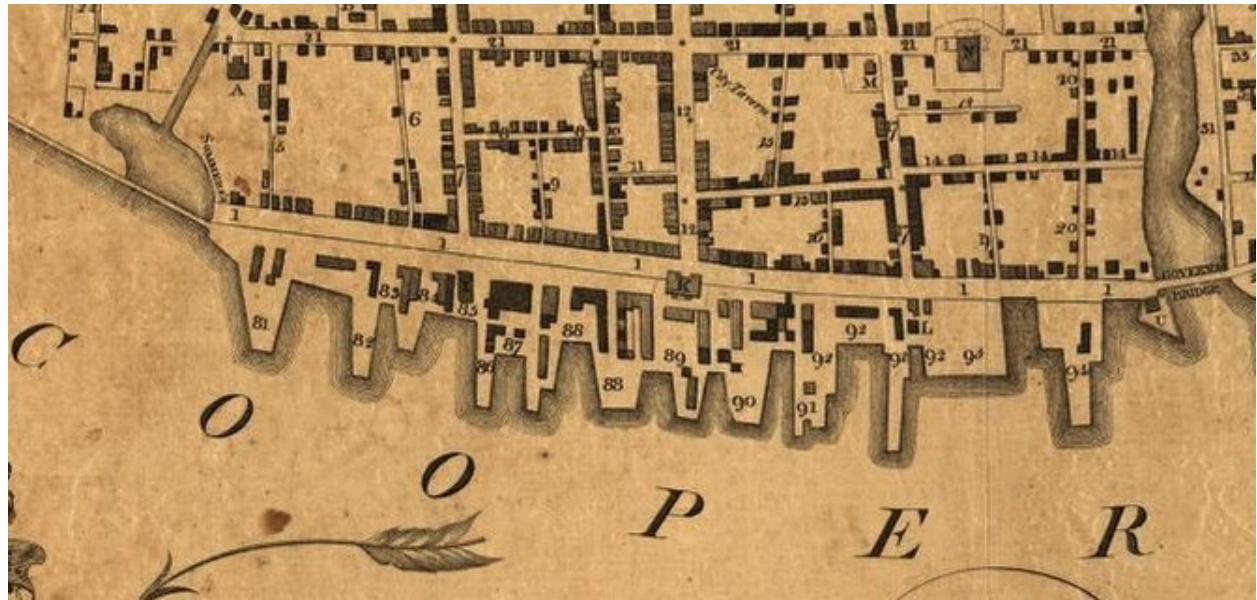


Figure 5 - 1788 Ichnography shows completed Exchange with significant fill to the east of old city wall along East Bay Street. Exchange Building is made with 'K' and sits in the intersection of Broad and East Bay Streets.

The earliest deed which references this corner lot specifically is in 1783, after completion of the Exchange and about time of the formation of Gillon Street. The side alley was officially named in 1838 after Alexander Gillon, a dutch merchant and significant benefactor to the cause of the Revolution.³ Daniel O'Hara sells the property to Thomas Forbes and John Freare, two merchants. It is noted as a piece and part of Lot #13.⁴

Forbes and Freare partner with Daniel Jennings soon afterward and issue three bonds with the property as collateral. By 1791, Forbes and Freare have died and the third bond cannot be covered by assets when a claim was laid against the estates. Jennings was left to sort out their estates, which went to auction under the Court of Chancery. In 1791, Thomas H. Buckle won the auction for £810 Sterling, acquiring the lot of land and a brick house from William Hasell Gibbes, Master in Equity.⁵

³ Burton, Milby. *Charleston Streets: A-K*. 19XX. Charleston County Library South Carolina Room: SCR 388.411 Charlest.

⁴ RMC, Charleston, S.C., Deed Book G5, p.540.

⁵ RMC, Charleston, S.C., Deed Book G6, p.363.

Thomas Buckle died in 1795 and his estate went to probate as his large tract in Colleton county along with the city lot could not easily be subdivide between his heirs and debtors.⁶ It was not until October 10, 1815 when his estate is settled, the sale of the corner lot on East Bay going to Michael Kelly. Kelly's purchase is noted as two lots, each with 20 feet of frontage on East Bay Street, and 70 feet deep. Kelly also acquired a mortgage from William H. Gibbs at the same time of conveyance, to purchase the property. This mortgage was satisfied in 1818, however future claims against Kelly sent the property back to auction for a third time.

Adgers Family 1825-1889

James E. Adger acquired the two lots, now known as 54 East Bay Street at auction from Sheriff Nathaniel G. Cleary on April 6, 1825.⁷ It would remain in the Adger family for nearly 65 years, the longest period of ownership for the property.

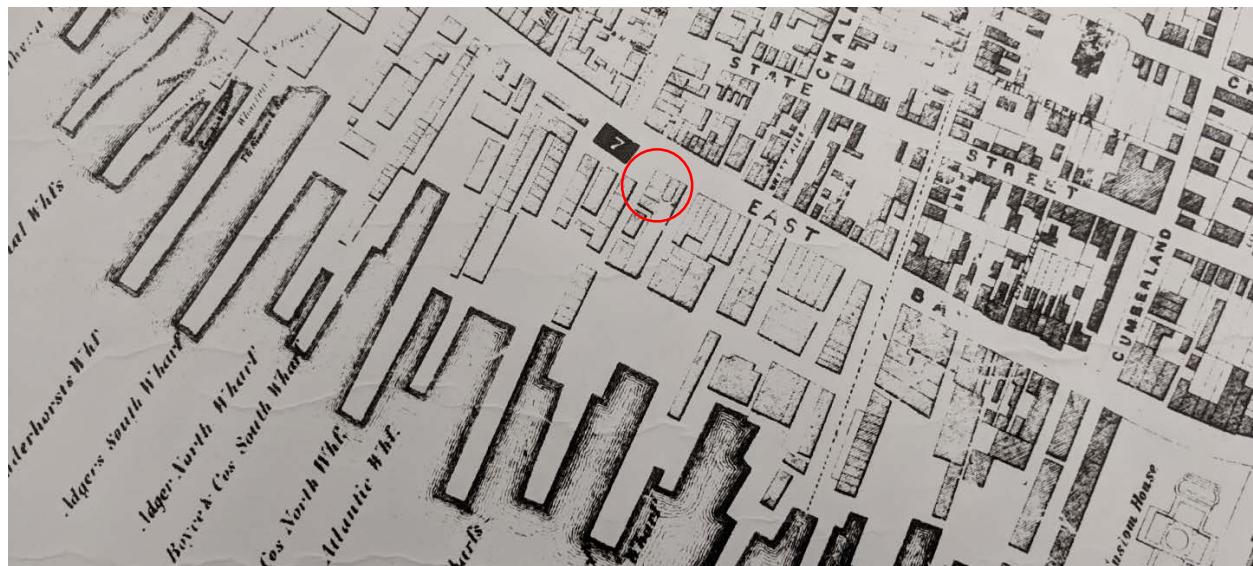


Figure 6- 1852 Bridgens and Allen map, shows a structure on the corner of Gillon and East Bay, circled.

⁶ RMC, Charleston, S.C., Deed Book M8, p.246.

⁷ RMC, Charleston, S.C., Deed Book O9, p.368.

The Bridgens and Allen Map of 1852 shows a structure on the corner lot, but Adger may have had a building on the site much earlier, as the city directory lists Cheeseborough & Campbell, factors, at 54 East Bay in 1830.⁸ A Plat of Magwood's Wharf, 1841, does not appear to indicate a structure on this corner, however, it may have been beyond the scope of the survey.

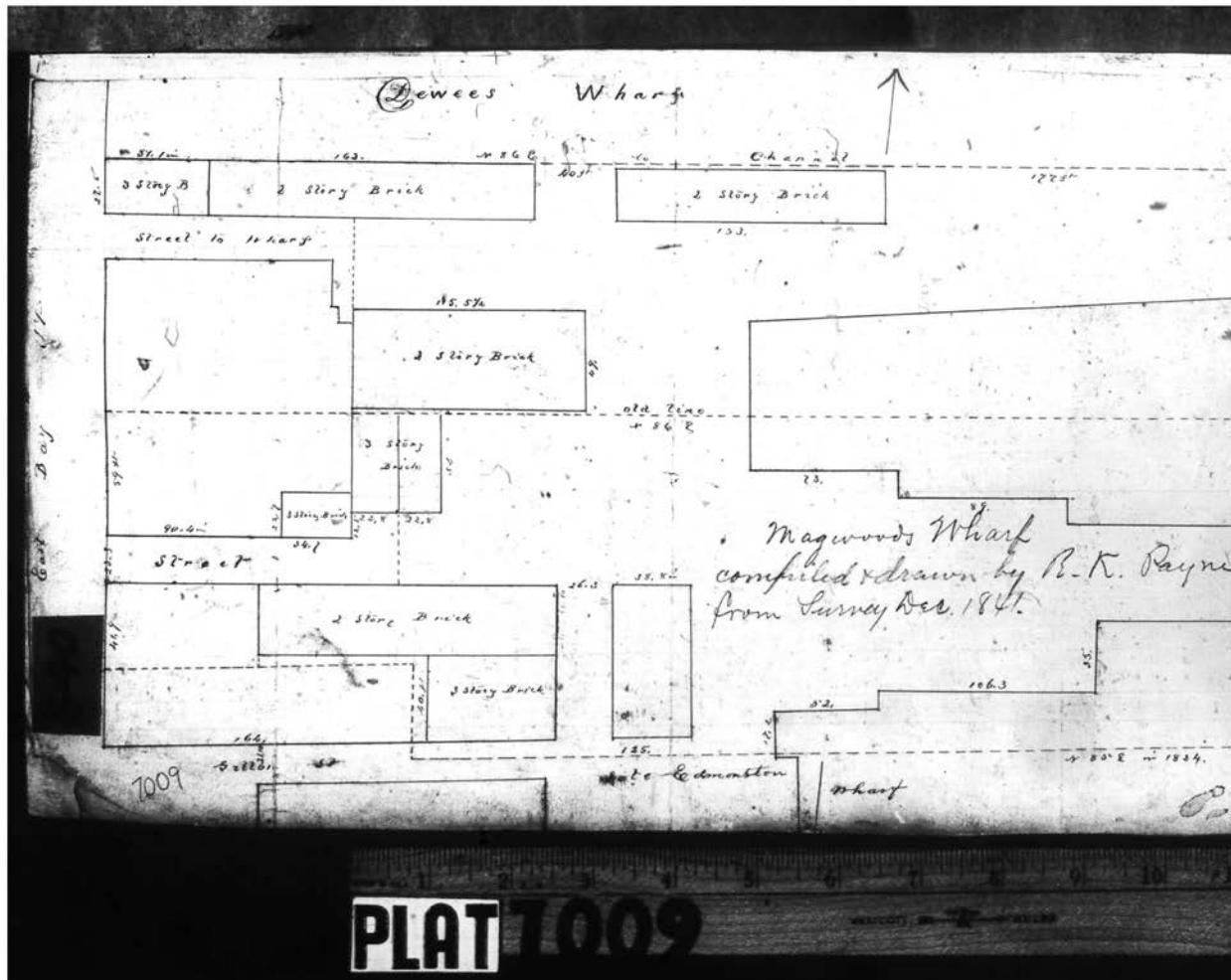


Figure 7 - 1841 McCrady Plat of Magwood's Wharf, Corner Gillon and East Bay in lower left

By 1859, J. E. Adger & Co. is operating as hardware wholesalers out of the 54 East Bay Street.⁹

⁸ *Charleston, South Carolina, City Directory, 1830*. Ancestry.com. U.S. City Directories, 1822-1995 [database online]. Provo, UT, USA: Ancestry.com Operations, Inc., 2011.

⁹ *Charleston, South Carolina, City Directory, 1859*. Ancestry.com. U.S. City Directories, 1822-1995 [database online]. Provo, UT, USA: Ancestry.com Operations, Inc., 2011.



Figure 8 - 1865 View South on East Bay Street. Subject property is 3 story, 4 bay masonry building on left.



Figure 9 – 1865 Image “J.E. Adger & Co.” Signage visible, image exposure adjusted for clarity.

James Adger died in New York 1858 after building a significant fortune and becoming an influential merchant on the east coast.¹⁰ Ownership passed to Adger's wife, Susan D. Adger, who

¹⁰ “Adger, James.” South Carolina Encyclopedia. Accessed November 29, 2018. <http://www.scencyclopedia.org/sce/entries/adger-james/>.

maintained the business and building until title to the property was transferred to her sister, Jane Ann Adger on May 7, 1886.

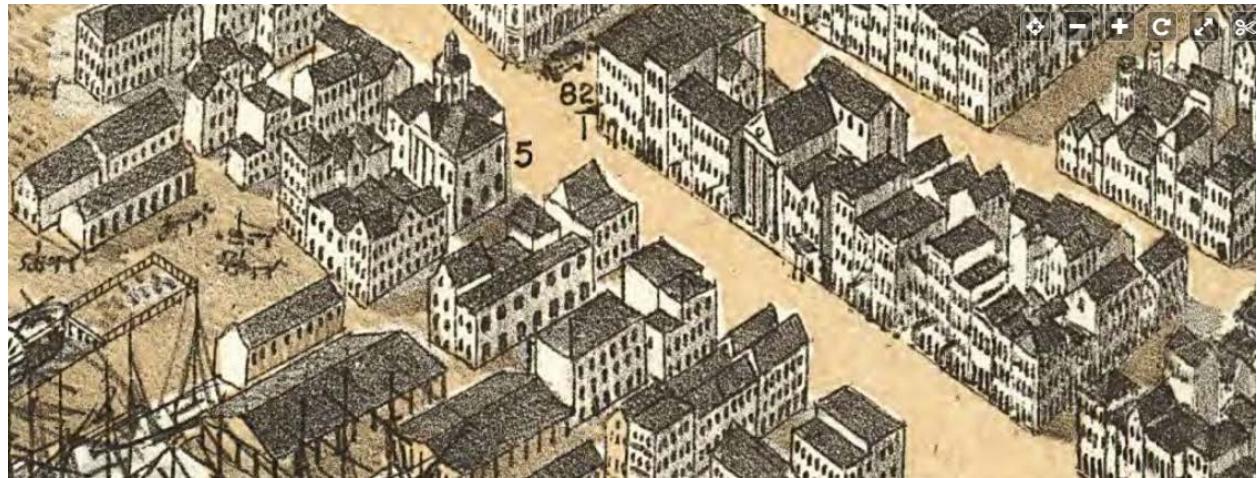


Figure 10 - 1872 Birds Eye View - Subject property is to right of Exchange (#5), shown with Gable Roof

Lucas & Richardson 1889-1898

By 1878 the hardware wholesale business had moved to a new location on Meeting Street, and Lucas & Richardson Co. had setup shop as printers in the building.¹¹ William Lucas and William Richardson would purchase the building on July 19, 1889 from Jane Adger, but not before surviving the earthquake of 1886.¹²

The damages to the building, then number 130 East Bay, were not well described. By December 1886, the repairs must have been completed and furnished by the Adgers directly because the building is listed as "Now in good condition."¹³ By 1895, Lucas & Richardson listed both 130 and

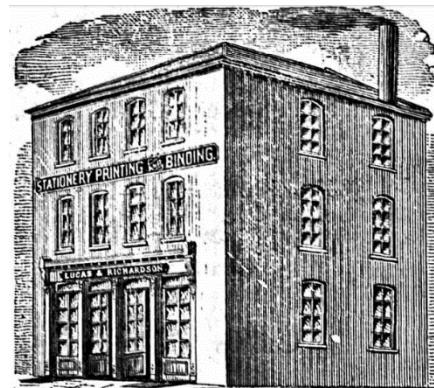


Figure 11 - Lucas & Richardson, via Wikimedia Commons, Source: 1887 Charleston, South Carolina city Directory

¹¹ *Charleston, South Carolina, City Directory, 1878*. Ancestry.com. U.S. City Directories, 1822-1995 [database online]. Provo, UT, USA: Ancestry.com Operations, Inc., 2011.

¹² RMC, Charleston, S.C., Deed Book W20, p.343.

¹³ Charleston County. *1886 Record of Earthquake Damages*. City of Charleston. 1886.

132 East Bay addresses.¹⁴ They would incorporate in 1902 to become Lucas & Richardson Lithograph and Printing Co., however they had already sold the building they would continue to operate in.¹⁵

Commercial Years 1898-1967

Following the sale from Lucas & Richardson Co. to South Carolina Loan and Trust, 130 East Bay would see a large number of different tenants set up shop in the commercial space. Even after the sale, Lucas and Richardson would remain in the building for a short time, followed by another printer, Charleston Printing Co. in 1910.¹⁶ By 1920, the spaced had been subdivided and multiple businesses were operating on the three floors, yet all in the printing or engraving industry. Crown Cork & Seal Company, The MacMurphy Co., and USA Engravers Headquarters are all listed there in 1920.¹⁷

Ownership has changed hands in 1911 from the SC Loan and Trust Co. to the partnership of Frank W. Cooper and Cland Jackson.¹⁸ In 1912, Cooper would form the Enterprise Real Estate Company who leased out the space.¹⁹ In 1920, ownership changed again to the Pringle Family, Agnes Petty Pringle, who would house the Merchants Fertilizer & Phosphate Co., founded by Ashmead Pringle.²⁰ Other tenants shared the space, American Fruit Growers and Daniel Island Farms through the 1930s.²¹

By 1941, the building is acquired by the South Carolina National Bank of Charleston, eventually becoming a part of Wachovia, then Wells Fargo through mergers.²² During World War II, 130 East Bay is

¹⁴ *Charleston, South Carolina, City Directory, 1895*. Ancestry.com. *U.S. City Directories, 1822-1995* [database on-line]. Provo, UT, USA: Ancestry.com Operations, Inc., 2011.

¹⁵ RMC, Charleston, S.C., Deed Book S23, p.151.

¹⁶ Brenner, Betty, and J. Francis Brenner. *The Old Codgers' Charleston Address Book 1900-1999*. Vol. IV and V. The Old Codgers, Inc., 2001.

¹⁷ Ibid.

¹⁸ RMC, Charleston S.C., Deed Book H26, p.42.

¹⁹ RMC, Charleston S.C., Deed Book G26, p.182.

²⁰ Brenner, Betty, and J. Francis Brenner. *The Old Codgers' Charleston Address Book 1900-1999*. Vol. IV and V. The Old Codgers, Inc., 2001.

²¹ Ibid; *Charleston, South Carolina, City Directory, 1934*. Southern Printing and Publishing Company, 1934.

²² RMC, Charleston S.C., Deed Book B43, p.419.

converted into apartments and is used as a residential property with up to 12 tenants.²³ This may have been the point at which the upper mansard roof is added, increasing the occupiable space. Ownership changes a few times during the war, first to Jessie Burges and Beverly Jackson on August 8, 1942, and then to Robert Widener on January 30, 1943.²⁴

After conversion back to offices, the next ownership change is to the Jen-Syl Realty Company on December 20, 1956.²⁵ Six years later, the building is sold to Ru-Lyn-Kath Corporation, a company owned by radio personality Harry Weaver.²⁶ Weaver's company, which was formed a few months before in October 1962, and registered with the Secretary of State is named after his wife, Ruth, and daughters, Lynda and Kathryn.²⁷

²³ Brenner, Betty, and J. Francis Brenner. *The Old Codgers' Charleston Address Book 1900-1999*. Vol. IV and V. The Old Codgers, Inc., 2001.

²⁴ RMC, Charleston S.C., Deed Book K43, p.591.; RMC, Charleston S.C., Deed Book W43, p.691.

²⁵ RMC, Charleston S.C., Deed Book U64, p.608.

²⁶ RMC, Charleston S.C., Deed Book H78, p.323.

²⁷ South Carolina Secretary of State, Book E78, p.145

The Demolition of the Building 1967-1972

Notios Corporation purchased the property on October 2, 1967.²⁸ Notios was formerly registered as the Southern Corporation, and before that it was registered as Southern Sales Corporation.²⁹ All of these businesses were listed under Matthew B. Barkley. The name change to Notios was made on Jan 4, 1967.³⁰ Not long after they acquired the building did the owners run into trouble with maintaining it.



Figure 12 - 1968 Image Prior to Partial Demolition

Demolition of 130 East Bay was begun in 1970 after discovering that power to the building could not be setup until major upgrades were completed, the costs of which was too much to bear for the new owner.³¹ Trouble arose when the upper floors were removed. The neighbor at 12 Gillon noticed his recently renovated building, in 1960, was exhibiting new cracks and movement in the walls. The adjoining building was in jeopardy due to a shared wall which may fail once 130 East Bay came done completely. For two and a half years the building sat partially demolished while the issues were sorted out by the courts, at one point reaching the South Carolina Supreme Court.³²

²⁸ RMC, Charleston S.C., Deed Book V88, p.186.

²⁹ South Carolina Secretary of State, Columbia, S. C., "Business Name Search" Accessed November 29, 2018. <https://businessfilings.sc.gov/BusinessFiling/Entity/Search>.

³⁰ RMC, Charleston S.C., Deed Book Z99, p.284.

³¹ "Common Walls." *Preservation Progress*, Newsletter of the Preservation Society of Charleston, XVII, no. 4 (November 1972).

³² Ibid.

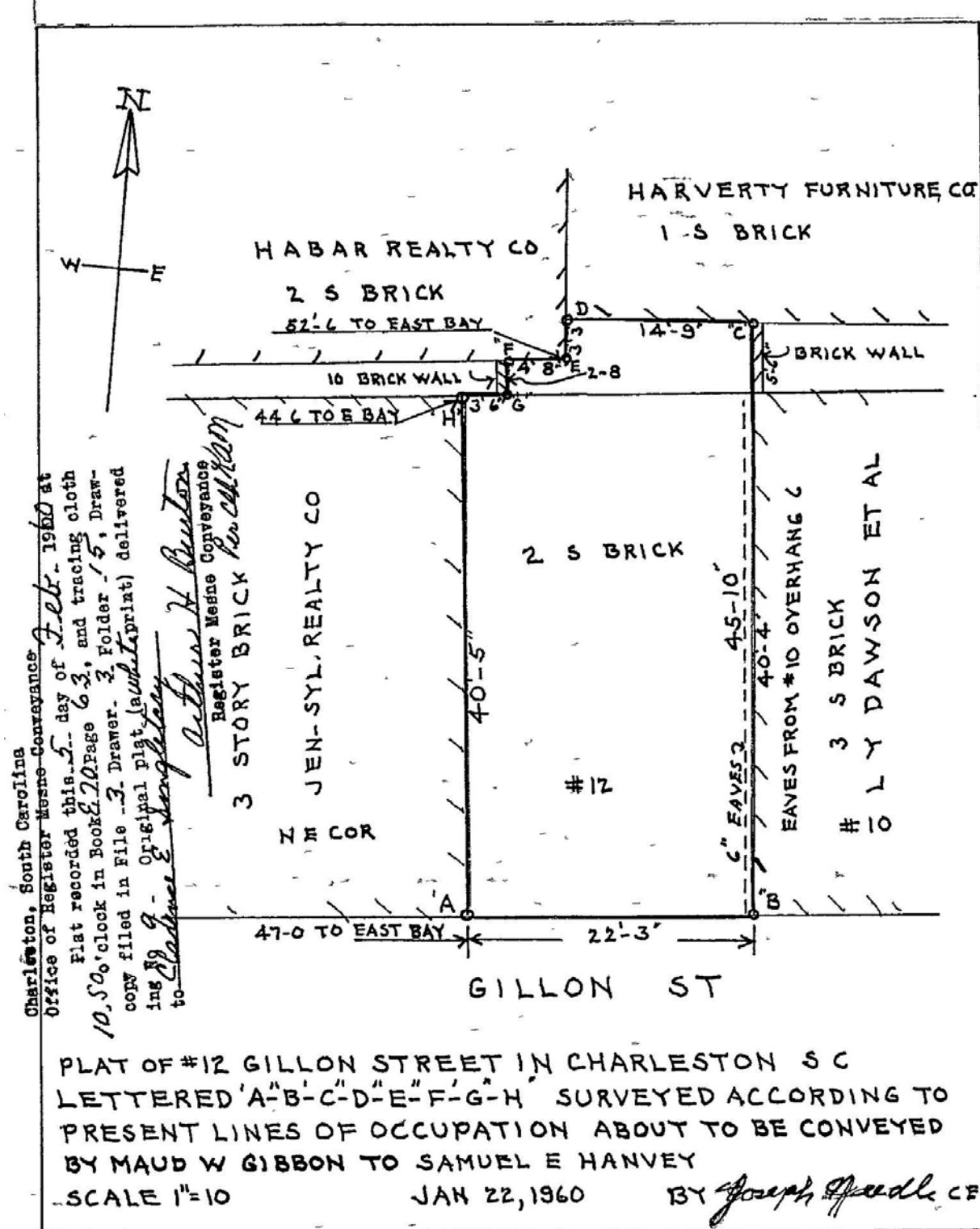


Figure 13 - 1960 City Plat



Figure 14 - Partial Demolition of 130 East as Shown in "Preservation Progress"

Ultimately, the issues were settled when the fear of an additional few years of litigation became too much for the owners. The results of this settlement was the completed demolition and repairs to the Gillon property, which still stands. There was a boundary line agreement filed with the county on July 21, 1972, which outlined the property lines.³³

³³ RMC, Charleston S.C., Deed Book M99, p.432.

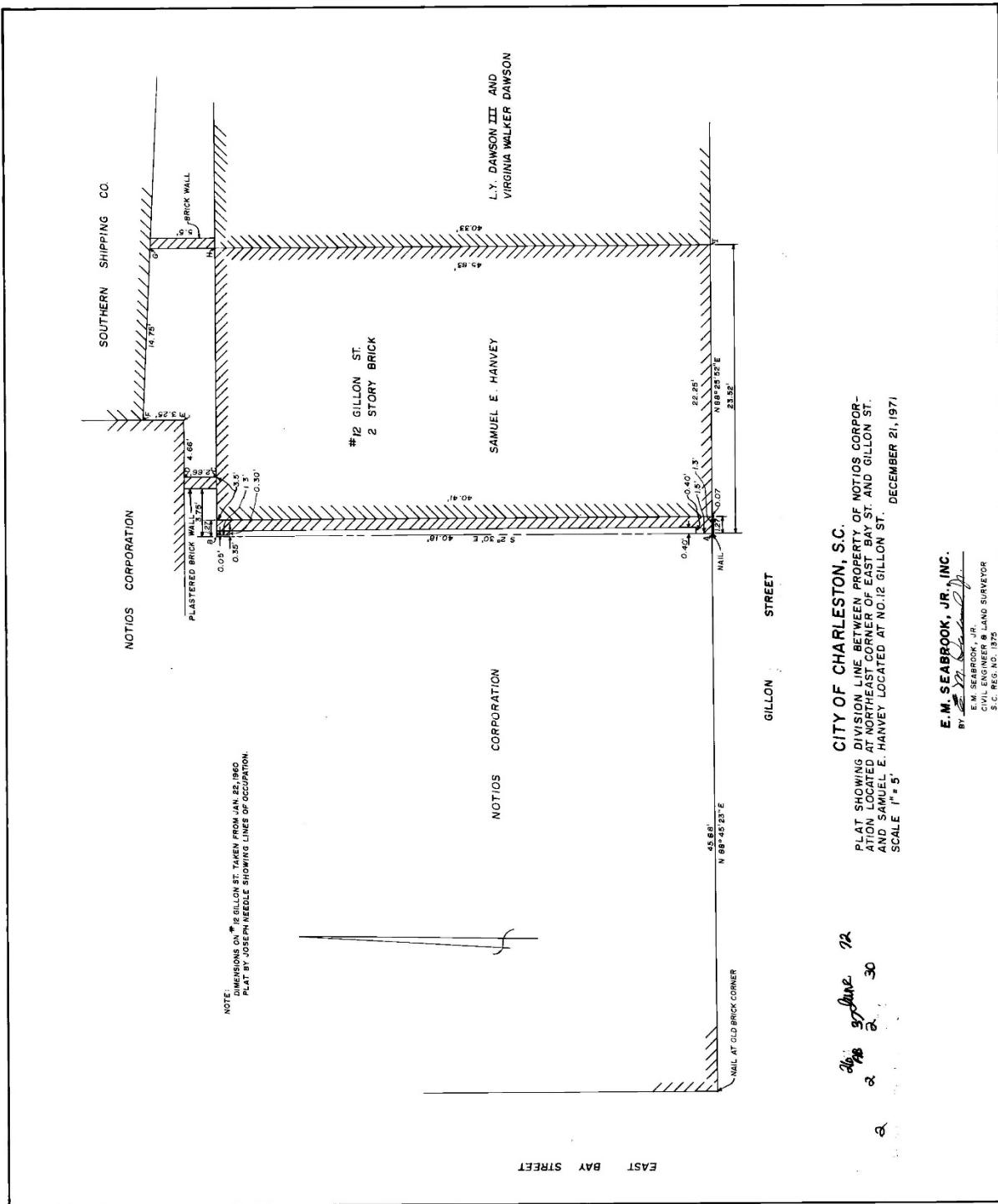


Figure 15 - 1971 City Plat, Filed with RMC 1972

Parking Lot 1972-Current

Following the demolition, the property has remained an empty lot. The Notios Corporation voted to dissolve and transferred the property on August 31, 1972. The directors and trustees of liquidation were Matthew B. Barkley and William McIntosh, Jr. to whom ownership of the property was transferred in equal shares for their capital stock of the former Notios Co.³⁴ An additional confirmatory deed was submitted on April 7, 1980 due to some ambiguity involving the statement of the Grantors name on the prior deed.³⁵ Not long after, March 1973, McIntosh died.³⁶

The empty lot changed hands again to Barkley's wife, Helen Lebby Barkley for \$70,000, on December 23, 1982. Matthew Barkley passes away in March 1987.³⁷ Later that year, at 2.5% ownership transfers to their son, Matthew B. Barkley, Jr.³⁸ In 1996, a Limited Partnership is formed, with both Barkleys transferring their percentages of ownership to 130-134 East Bay Limited Partnership.³⁹ The property serves as a parking lot for the tenants in the adjacent 132 East Bay.

³⁴ RMC, Charleston S.C., Deed Book Z99, p.284.

³⁵ RMC. Charleston S.C., Deed Book Y123, p.29.

³⁶ "U.S., Social Security Death Index, 1935-2014 - Ancestry.Com." Accessed November 29, 2018. https://search.ancestry.com/cgi-bin/sse.dll?indiv=1&dbid=3693&h=40952367&tid=&pid=&usePUB=true&_phsrc=qc2-1838921&_phstart=successSource.

³⁷ Ibid, https://search.ancestry.com/cgi-bin/sse.dll?indiv=1&dbid=3693&h=2919542&tid=&pid=&usePUB=true&_phsrc=qc2-1221024&_phstart=successSource.

³⁸ RMC, Charleston S.C., Deed Book T170, p.552.

³⁹ RMC, Charleston S.C., Deed Book F278, p.524.: RMC, Charleston S.C., Deed Book F278, p.529.

Timeline

1670 – Founding of Charlestowne
1699 – Grant of Lot #13 to Edmund Bellinger
1771 – Completion of Old Exchange at 122 East Bay
1776 – Start of War for Independence
1783 – End of War
1783 – Purchased by Thomas Forbes and John Freare
1790 – Peter Ryan, Shopkeeper – 54 East Bay
1791 – Purchased at auction by Thomas Buckle
1795 – Thomas Buckle's Death
1806 – Bass and Fordham, blockmakers – Corner East Bay and Gillon
1807 – Bass and Fordham, blockmakers – Corner East Bay and Gillon
1815 – Purchased at auction by Michael Kelly
1825 – Purchased at auction by James Adger
1830 – Cheesborough & Campbell, factors – 54 East Bay
1859 – J. E. Adger & Co., Hardware wholesaler – 54 East Bay
1860 – J. E. Adger & Co., Hardware wholesaler – 54 East Bay
1861 – Start of Civil War
1865 – J. E. Adger & Co., Hardware wholesaler – 62 East Bay
1865 – End of Civil War
1867 – J. E. Adger & Co., Hardware wholesaler – 62 East Bay
1872 – J. E. Adger & Co., Hardware wholesaler – North corner East Bay and Gillon
1875 – J. E. Adger & Co., Hardware wholesaler – 62 East Bay
1876 – J. E. Adger & Co., Hardware wholesaler – 62 East Bay
1877 – No listing at 62 East Bay
1886 – Released to Jane Ann Adger et al.
1886 – Earthquake
1887 – Lucas & Richardson Lithography and Printing Co. – 130 East Bay
1889 – Purchased by William N. Lucas et al.
1890 – Purchased by Lucas and Richardson Co.
1895 – Lucas & Richardson Lithography and Printing Co. – 130 and 132 East Bay
1898 – Purchased by South Carolina Loan and Trust
1911 – Purchased by Frank Cooper and Cland Johnson
1912 – Purchased by Enterprise Real Estate Company
1914 – World War I
1918 – End of World War I
1920 – Purchased by Agnes Petty Pringle
1934 – Merchants Fertz Co., American Fruit Growers, Daniels Island Farms
1939 – World War II
1941 – Purchased by South Carolina National Bank of Charleston
1942 – Purchased by Jessie Burges and Beverly Jackson
1943 – Purchased by Robert Widener
1945 – End of World War II
1956 – Purchased by Jen-Syl Realty Corporation
1962 – Purchased by Ru-Lyn-Kath Corporation
1967 – Purchased by Notios Corporation

1972 – State Supreme Court Decision, Boundary Plat agreement and demolition of 130 East Bay
1972 – Notios Corporate dissolves, transferred ownership to Matthew B. Barkley and William McIntosh, Jr.

1982 – Purchased by Helen Libby Barkley

1987 – Partial Ownership transferred to Matthew B. Barkley, Jr.

1996 – Transfer of property to 130-134 East Bay Limited Partnership

Annotated Chain of Title

May 13, 1783

Grantor: Daniel O'Hara

Grantee: Thomas Forbes and John Freare

Book & Page: G5-540

Type: Conveyance

Lot: Piece or part of Lot #13

Notes: This lot may not in fact be the corner lot as there is a reference to the property to the south, a tenement without mention of owner or occupant.

July 21, 1791

Grantor: William H. Gibbes – Master in Equity

Grantee: Thomas Buckle

Book & Page: G6-363

Type: Conveyance

Lot: Piece or part of Lot #13, 21'-6" on East Bay, 61'-6" long E-W, and 18'-7" on the Bay

Notes: Result of an auction sold at £810 to pay the remaining bond, of three, made by the late Thomas Forbes, the late John Freare, and Daniel Jennings who was now in possession of the property following the deaths of Forbes and Freare.

October 10, 1815

Grantor: William H. Gibbes – Master in Equity

Grantee: Michael Kelly

Book & Page: M8-246

Type: Conveyance

Lot: Corner Gillon and East Bay Streets – 2 Lots

Notes: Both lots are 20x70 purchased at auction for \$3,310 following the death of Thomas Buckle and the heirs, nephew (Thomas Buckle) and minor daughter (Mary A. Buckle) could not equally divide these lots along with the 1000 acres in Colleton county. Followed by a mortgage between Kelly and Gibbes for \$6,620 from Gibbes, paid off 13 Aug 1818.

April 7, 1825

Grantor: N. G. Cleary – Charleston County Sheriff

Grantee: James Adger

Book & Page: O9-368

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: Kelley and wife lost property as part of a \$14,122 court judgement against them in a suit. Land was Sold at Auction to Adger for \$2,000/ 2 Lots 20x70 and 20x70

May 7, 1886

Grantor: Robert Adger et al.

Grantee: Jane Ann Adger

Book & Page: K20-211

Type: Release and Quit Claim / Conveyance

Lot: Northwest corner Gillon Street and East Bay Streets – about 70 feet on Gillon and about 20 feet on East Bay, and to the north about 20 feet on East Bay about 70 feet deep.

Notes: Robert Adger and J. Ellison Adger, executors of the estate of Susan D. Adger, release to the deceased's sister, Jane Ann Adger for a consideration of \$1. There are two adjoining lots. The first transfers by conveyance, and it is on the corner of Gillon and East Bay. The second lot is adjacent to the north and under the ownership of Michael Kelly. Unclear how rights to convey north lot are in possession of executors.

July 19, 1889

Grantor: Jane Ann Adger

Grantee: William N. Lucas and William H. Richardson Co partners of Lucas and Richardson

Book & Page: W20-343

Type: Conveyance

Lot: 40'-2" on East Bay, 46'-9" on Gillon, the same on East and North sides respectively

Notes: \$4,250

July 22, 1890

Grantor: William N. Lucas and William H. Richardson

Grantee: Lucas & Richardson Company

Book & Page: E21-257

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: \$10,000

March 25, 1898

Grantor: Lucas & Richardson Company

Grantee: South Carolina Loan and Trust Company

Book & Page: R22-687

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: \$8,250

December 2, 1911

Grantor: South Carolina Loan and Trust Company

Grantee: Frank W. Cooper and Cland Johnson

Book & Page: H26-42

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: \$9,000

July 15, 1912

Grantor: Frank W. Cooper

Grantee: Enterprise Real Estate Company

Book & Page: G26-182

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: \$5

May 17, 1920

Grantor: Enterprise Real Estate Company

Grantee: Agnes Petty Pringle

Book & Page: K29-372

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: \$23,500

December 31, 1941

Grantor: Socarnat Bank Corporation

Grantee: South Carolina National Bank of Charleston

Book & Page: B43-419

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: \$5,000

August 7, 1942

Grantor: South Carolina National Bank of Charleston

Grantee: Jessie E. Burges & Beverly Jackson

Book & Page: K43-591

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: \$7,500

January 30, 1943

Grantor: Jesse E. Burges & Beverly E. Jackson

Grantee: Robert E. Widener

Book & Page: W43-691

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: \$9,000

December 20, 1956

Grantor: Robert E. Widener

Grantee: Jen-Syl Realty Corporation

Book & Page: U62-608

Type: Conveyance

Lot: Corner Gillon and East Bay Streets

Notes: --

November 30, 1962

Grantor: Jen-Syl Realty Corporation

Grantee: Ru-Lyn-Kath Corporation

Book & Page: H78-323

Type: Conveyance

Lot: 46'-9" on Gillon and 40'-2" on East Bay Streets

Notes: \$22,650

October 2, 1967*Grantor:* Ru-Lyn-Kath Corporation*Grantee:* Notios Corporation*Book & Page:* V88-186*Type:* Conveyance*Lot:* 46'-9" on Gillon and 40'-2" on East Bay Streets more or less.*Notes:* \$26,000**July 21, 1972***Grantor:* Notios Corporation*Grantee:* Notios Corporation*Book & Page:* M99-432*Type:* Boundary Line Agreement*Lot:* Surveyed Plat*Notes:* \$3 – June 16, 1971, property dispute resolved by South Carolina Supreme Court. In the course of demolishing the structure on the lot, concerned neighbor wanted Notios to stabilize the party wall so that it would not cause their own structure to collapse. Notios refused to do this work and the resolution on the ownership, liability, and stability of their party wall. Filing of plat**August 31, 1972***Grantor:* Notios Corporation (Formerly Southern Corporation)*Grantee:* Matthew B. Barkley and William McIntosh, Jr.*Book & Page:* Z99-284*Type:* Conveyance*Lot:* 46'-9" on Gillon and 40'-2" on East Bay Streets (130 East Bay) and 132-134 East Bay*Notes:* Upon the dissolution of the corporation, liquidation of property and its assets, it was determined that in exchange for capital stock the real property would be transferred to Barkley and McIntosh.*Notes:* \$22,650**November 7, 1980***Grantor:* Notios Corporation*Grantee:* Matthew B. Barkley and William McIntosh, Jr.*Book & Page:* Y123-29*Type:* Confirmatory Deed*Notes:* Confirms the Grantor, not correctly recorded on August 31, 1972 conveyance for \$5 consideration. Notios Corporation is being liquidated at this time by the Trustees, Barkley and McIntosh.**November 7, 1980***Grantor:* William McIntosh, Jr.*Grantee:* Matthew B. Barkley*Book & Page:* Y123-26*Type:* Conveyance*Notes:* One-half, undivided interest**December 29, 1982***Grantor:* Matthew B. Barkley*Grantee:* Helen Libby Barkley*Book & Page:* F130-212

Type: Conveyance

Lot: 40'-2" more or less on East Bay Street and same on back of east line and 46'-9" more or less on Gillon Street and north line.

Notes: \$70,000 for a lot only. Property lines being more fully and accurately described in the a "Boundary Line Agreement" on June 21, 1972, and recorded at M99-432.

November 20, 1987

Grantor: Helen Libby Barkley

Grantee: Matthew B. Barkley, Jr.

Book & Page: T170-552

Type: Conveyance

Lot: 46'-9" on Gillon and 40'-2" on East Bay Streets

Notes: \$1 for a 2.5% interest.

December 20, 1996

Grantor: Helen Libby Barkley (97.5%)

Grantee: 130-134 East Bay Limited Partnership

Book & Page: F278-529

Type: Conveyance

Lot: 46'-9" on Gillon and 40'-2" on East Bay Streets and Adjacent to north

Notes: Trust Documents included in deed. Ownership allotment remains as before 97.5%, includes property to north, 132 East Bay Street.

December 20, 1996

Grantor: Matthew B. Barkley (2.5%)

Grantee: 130-134 East Bay Limited Partnership

Book & Page: F278-524

Type: Conveyance

Lot: 46'-9" on Gillon and 40'-2" on East Bay Streets and Adjacent to north

Notes: Trust Documents included in deed. Ownership allotment remains as before 2.5%, includes

property to north, 132 East Bay Street. Partnership is still intact and in possession of the lot, allocation is

likely changed due to the death of Helen Libby Barkley on February 26, 2007.

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