

FORM B – BUILDING

MASSACHUSETTS HISTORICAL COMMISSION
MASSACHUSETTS ARCHIVES BUILDING
220 MORRISSEY BOULEVARD
BOSTON, MASSACHUSETTS 02125

Assessor's Number USGS Quad Area(s) Form Number

C6/ 2/ 8/ 1

Blue Hills

AVO.54

Town/City: Avon

Place: (*neighborhood or village*):

Photograph



View looking southwest.

Address: 102 Page Street

Historic Name: George A. and Flora Tubbs House

Uses: Present: Single Family Dwelling

Original: Single Family Dwelling

Date of Construction: ca. 1901

Source: Deed; City Directories

Style/Form: Shingle Style

Architect/Builder: Not Known

Exterior Material:

Foundation: Stone, Uncut

Wall/Trim: Wood Shingles / Wood Trim

Roof: Asphalt Shingle

Outbuildings/Secondary Structures: Garage (late 20th C)

Major Alterations (*with dates*): Porch floor and railings replaced (mid-late 20th C); 2-story rear addition and chimney (Late 20th C or early 21st C); Several replacement vinyl sash windows (late 20th C or early 21st C); Chimney added (early 21st C)

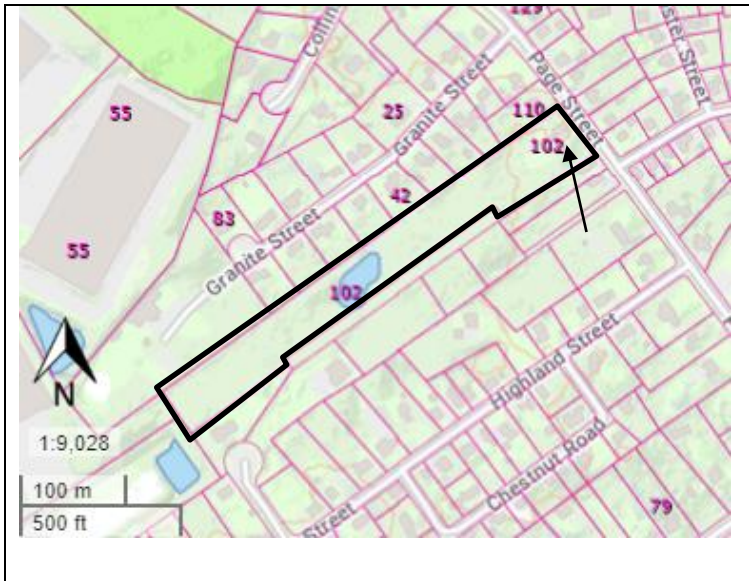
Condition: Good

Moved: no ☒ yes ☐ **Date:**

Acreage: 5.0

Setting: Located on a suburban side street lined with houses of similar size and setting. Construction dates for nearby houses on Page Street range from the mid-19th century through the mid-20th century.

Locus Map



Recorded by: Stacy Spies

Organization: Avon Historical Commission

Date (*month / year*): December 2022

INVENTORY FORM B CONTINUATION SHEET

AVON

102 PAGE ST

MASSACHUSETTS HISTORICAL COMMISSION

220 MORRISSEY BOULEVARD, BOSTON, MASSACHUSETTS 02125

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☐ Recommended for listing in the National Register of Historic Places.

If checked, you must attach a completed National Register Criteria Statement form.

Use as much space as necessary to complete the following entries, allowing text to flow onto additional continuation sheets.

ARCHITECTURAL DESCRIPTION:

Describe architectural features. Evaluate the characteristics of this building in terms of other buildings within the community.

The house is located at the east end of a level lot and oriented to the east, toward the street. The lot is covered with lawn near the house; the remainder of the large lot is wooded. An asphalt-paved driveway leads past the house's south elevation to a detached frame garage. A low, dry-laid fieldstone wall lines the lot's Page Street frontage. A brick walkway leads from the sidewalk to the entrance on the façade (east) elevation.

The 1½-story frame building rests on a river rock foundation and rises to a side-gabled roof with no overhang at the side (north and south) elevations. A brick chimney with a corbeled cap is centered on the roof ridge. The house is covered with wood shingles; A kicked shingle course atop a molded stringcourse encircles the building between the first and half stories. At the north end of the façade, the gable roof swoops down to form the roof of a porch supported by a pair of slender Doric wood columns atop poured concrete piers. The porch shelters the entrance, which consists of a metal storm door and a paneled wood door. A small 4-light, wood frame window is located beside the door. The porch floor is constructed of poured concrete and has wrought-iron railings and balustrade. A hip dormer is located above the entry porch. A 1½-story projection fills the south end of the façade. At the first story, the projection contains a cutaway bay with a single window in each elevation. The projection's half-story contains a pair of rectangular windows framed by robust gable-end cornice returns and a pent roof in the gable peak. The north elevation contains a pair and a single window at the first story; windows in the upper story are irregularly placed and include a 6-light wood frame window and two larger rectangular windows. The south elevation contains a single window and a small bay window at the first story; two single windows are located in the upper story. The small rectangular windows in the gable peaks appear to be recent additions. Unless otherwise noted, windows are 6/6 wood sash with wide, flat surrounds and exterior, metal-frame storm windows. A chimney clad with cast stone is located at the west end of the south elevation.

The house is good example of the transitional Shingle Style / Colonial Revival style and is an uncommon type locally. The house retains a high level of integrity.

HISTORICAL NARRATIVE

Discuss the history of the building. Explain its associations with local (or state) history. Include uses of the building, and the role(s) the owners/occupants played within the community.

The George A. and Flora Tubbs House was likely constructed circa 1901, the year in which the couple purchased this lot of land.¹ George A. Tubbs (1854-1929)² and his wife, Flora A. Bearce Tubbs (1857-1937),³ were married in 1877 in Hebron, Maine. George A. Tubbs worked as an edge trimmer in a shoe factory in Brockton, according to census records and city directories. After George Tubbs' death, Flora Tubbs sold the house to Kenneth and Mildred Stevens in 1932.⁴ Kenneth Stevens, the owner of a candy business, lived here with his wife, Mildred, and children. Kenneth Stevens sold the house in 1947.⁵

BIBLIOGRAPHY and/or REFERENCES

City Directories.

Findagrave.com.

Massachusetts Vital Records.

¹ Norfolk County Registry of Deeds Book 991, p. 114.

² Findagrave.com Memorial #204384384. Accessed Oct. 28, 2022.

³ Findagrave.com Memorial #204384396. Accessed Oct. 28, 2022.

⁴ Norfolk County Registry of Deeds Book 1999, p. 171.

⁵ Norfolk County Registry of Deeds Book 2670, p. 9.

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Norfolk County Registry of Deeds.
Robinson, E. *Robinson's Atlas of Norfolk County, Massachusetts*. New York: E. Robinson, Publisher, 1888.
Sanborn Fire Insurance Atlas. 1916.
Town of Avon. Tax Assessor records.
United States Census. Ancestry.com.



View looking northwest.