

FORM B – BUILDING

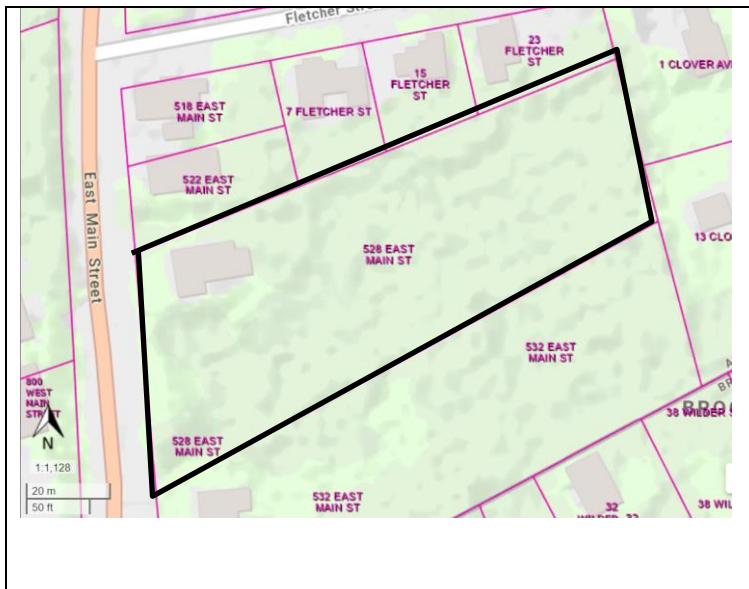
MASSACHUSETTS HISTORICAL COMMISSION
MASSACHUSETTS ARCHIVES BUILDING
220 MORRISSEY BOULEVARD
BOSTON, MASSACHUSETTS 02125

Photograph



View looking northeast.

Locus Map



Recorded by: Stacy Spies

Organization: Avon Historical Commission

Date (month / year): December 2022

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

D3/ 13/ 8/ /

Brockton

AVO.10

Town/City: Avon

Place: (*neighborhood or village*):

Address: 528 East Main Street

Historic Name: Daniel and Jane Holbrook House

Uses: Present: Single Family Dwelling

Original: Single Family Dwelling

Date of Construction:

Source: Visual Assessment; Deed

Style/Form: No Style

Architect/Builder: Not Known

Exterior Material:

Foundation: Stone, Cut

Wall/Trim: Wood Shingles / Wood Trim

Roof: Asphalt Shingle

Outbuildings/Secondary Structures: Frame garage (late 20thC)

Major Alterations (*with dates*): Entrance altered with Colonial Revival-style surround and door (mid-20th C); deck added to rear; "Restored" (1970s, per MHC form)

Condition: Good

Moved: no ☒ yes ☐ **Date:**

Acreage: 1.5

Setting: Located on a suburban street amid houses constructed in the 19th and 20th centuries. Two 1-story Mid-20thC Colonial Revival-style office buildings are located across the street.

INVENTORY FORM B CONTINUATION SHEET

AVON

528 EAST MAIN ST

MASSACHUSETTS HISTORICAL COMMISSION

220 MORRISSEY BOULEVARD, BOSTON, MASSACHUSETTS 02125

Area(s) Form No.

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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.

Located on a level lot covered with lawn, the house is oriented to the east toward the street. An asphalt-paved driveway lined by a low stone retaining wall along its northern edge leads past the building's south elevation to a two-car frame garage located at the southwest corner of the lot. Mature trees line the east and south property lines. The 1-story frame house rests on a cut stone foundation and rises to a side-gabled roof with no overhang. The building is covered with wood shingles and trimmed with wood cornerboards and a narrow, molded cornice at the façade. Interior brick chimneys rise from the north and south ends of the roof ridge. A full-width shed dormer is located along the east (rear) roof slope. A 1-story perpendicular ell extends from the rear elevation. The façade is five bays wide with a center entrance consisting of a six-panel door and half-height sidelights with a narrow, molded surround of mid-20th-century design. A rough-cut stone slab serves as a front step. First-story windows throughout the main block and ell are 12/12 divided-light wood sash. The south (side) elevation contains a single window. The north and south gable peaks each contain two 6/6 divided-light wood sash windows.

Interior inspections were beyond the scope of this survey, but a closer examination of surviving framing, floorplans, and interior features and finishes by an architectural historian with expertise in early Massachusetts building technology could provide additional insights into a likely original construction date and on the physical evolution of the building over time.

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 house was likely constructed circa 1829, the year in which Daniel Holbrook purchased the property from neighbor Simeon Leach,¹ and owned by four generations of the Holbrook family. Daniel Holbrook (1801-1832)² had married Jane W. Snell (1809-1880)³ in 1827. The couple had one child, Sarah Ann Holbrook. After Daniel Holbrook's death at age 21, Jane Snell Holbrook remarried in 1838 to Henry Hayward (1810-1888)⁴ of West Bridgewater. Henry Hayward (sometimes misspelled as Haywood) worked as a farmer. Their family grew to include three additional children, including daughter Cordelia Hayward Hamilton, who inherited the property after her parent's deaths. Cordelia Hayward Hamilton (1844-1929) and her husband, John – a shoe factory worker, made 528 East Main Street their residence beginning in the 1890s. In the 1910s, their son, John Hamilton, and his family came to live in the house as well. The 1910 census recorded that John Hamilton, Jr. worked as an “electric car advertiser.”

Cordelia and John Hamilton's daughter, Lillian Hamilton Thayer, and her husband, Charles E. Thayer, owned the house from 1916 until 1939.⁵ In 1939, Lillian and Charles Thayer's daughter, Jessie Thayer Groton, and her husband, Percy, purchased the house.⁶ Jessie and Percy Groton's daughter, Lillian Doris Groton Schutz, owned the property from 1959 until 1971.⁷

¹ Norfolk County Registry of Deeds Book 93, p. 56.

² <https://www.findagrave.com/memorial/174141847/daniel-h-holbrook>. Accessed Sept. 27, 2022.

³ <https://www.findagrave.com/memorial/182324260/jane-whitman-hayward>. Accessed Feb. 28, 2022.

⁴ <https://www.findagrave.com/memorial/189507460/henry-hayward>. Accessed Feb. 28, 2022.

⁵ Norfolk County Registry of Deeds Book 1353, p. 187

⁶ Norfolk County Registry of Deeds Book 2236, p. 621.

⁷ Norfolk County Registry of Deeds Book 4752, p. 571.

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Note: The 1978 MHC inventory form reported that 528 East Main Street was constructed for Caleb Howard around 1740, the year in which he purchased property in this area.⁸ However, the house's design is more typical of early 19th century construction patterns.

BIBLIOGRAPHY and/or REFERENCES

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View looking north toward façade and south elevations.

⁸ Suffolk County Registry of Deeds Book 71, 114.