

**Site Inventory Form**  
**State Historical Society of Iowa**  
 (December 1, 1999)

State Inventory No. 70-01095  **New**  **Supplemental**  
 Part of a district with known boundaries (enter inventory no.) \_\_\_\_\_  
 Relationship:  Contributing  Noncontributing  
 Contributes to a potential district with yet unknown boundaries  
 National Register Status: (any that apply)  Listed  De-listed  NHL  DOE  
 Review & Compliance No. \_\_\_\_\_  
 Non-Extant (enter year) \_\_\_\_\_

**1. Name of Property**

historic name Charles F. and Laura Grey House  
 other names/site number Field Site #: WH-206

**2. Location**

street & number 710 W 4th  
 city or town Muscatine  vicinity, county Muscatine  
 Legal Description: (If Rural) Township Name \_\_\_\_\_ Township No. \_\_\_\_\_ Range No. \_\_\_\_\_ Section \_\_\_\_\_ Quarter of Quarter \_\_\_\_\_  
 (If Urban) Subdivision Original Town Block(s) 49 Lot(s) 9 E 42'

**3. State/Federal Agency Certification [Skip this Section]**

**4. National Park Service Certification [Skip this Section]**

**5. Classification**

| Category of Property (Check only one box)       | Number of Resources within Property          |  |            |
|---|--|--|------------|
|   | If Non-Eligible Property<br>Enter number of: | If Eligible Property, enter number of: |            |
| <input checked="" type="checkbox"/> building(s) | _____  | Contributing <u>1</u>                  | buildings  |
| <input type="checkbox"/> district               | _____  | Noncontributing _____                  | sites      |
| <input type="checkbox"/> site                   | _____  | _____                                  | structures |
| <input type="checkbox"/> structure              | _____  | _____                                  | objects    |
| <input type="checkbox"/> object                 | _____  | _____                                  | Total      |
|   | _____  | Contributing <u>1</u>                  |            |
|   | _____  | Noncontributing _____                  |            |
|   | _____  | _____                                  | Total      |

Name of related project report or multiple property study (Enter "N/A" if the property is not part of a multiple property examination).  
 Title \_\_\_\_\_ Historical Architectural Data Base Number \_\_\_\_\_

A Historical and Architectural Survey of the "West Hill" neighborhood, Muscatine, Iowa 70-016

**6. Function or Use**

|  |   |
|--|---|
| <b>Historic Functions</b> (Enter categories from instructions) | <b>Current Functions</b> (Enter categories from instructions) |
| <u>01A01: Domestic / Single residence</u>                      | <u>01A01: Domestic/Single Residence</u>                       |
| _____  | _____   |
| _____  | _____   |

**7. Description**

|  |   |
|--|---|
| <b>Architectural Classification</b> (Enter categories from instructions) | <b>Materials</b> (Enter categories from instructions) |
| <u>09A09: Cross Gable</u>  | foundation <u>03: Brick</u>                           |
| _____  | walls <u>05E: Metal/Aluminum</u>                      |
| _____  | roof <u>08A: Shingle Asphalt</u>                      |
| _____  | other _____   |

**Narrative Description** ( SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED)

**8. Statement of Significance**

**Applicable National Register Criteria** (Mark "x" representing your opinion of eligibility after applying relevant National Register criteria)

|  |   |  |
|--|---|--|
| <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended | A | Property is associated with significant events.                    |
| <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> More Research Recommended | B | Property is associated with the lives of significant persons.      |
| <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> More Research Recommended | C | Property has distinctive architectural characteristics.            |
| <input type="checkbox"/> Yes <input type="checkbox"/> No <input type="checkbox"/> More Research Recommended            | D | Property yields significant information in archaeology or history. |

County Muscatine Address 710 W 4th Site Number 70-01095  
City Muscatine District Number 70-01005

**Criteria Considerations**

- A Owned by a religious institution or used for religious purposes.
- B Removed from its original location.
- C A birthplace or grave.
- D A cemetery.
- E A reconstructed building, object, or structure.
- F A commemorative property.
- G Less than 50 years of age or achieved significance within the past 50 years.

**Areas of Significance** (Enter categories from instructions)

31: Other – neighborhood development

**Significant Dates**

Construction date 1904  check if circa or estimated date  
Other dates \_\_\_\_\_

**Significant Person**

(Complete if National Register Criterion B is marked above)

**Architect/Builder**

Architect \_\_\_\_\_

Builder \_\_\_\_\_

**Narrative Statement of Significance**  SEE CONTINUATION SHEETS, WHICH MUST BE COMPLETED

**9. Major Bibliographical References**

Bibliography  See continuation sheet for citations of the books, articles, and other sources used in preparing this form

**10. Geographic Data**

**UTM References (OPTIONAL)**

| Zone | Easting | Northing | Zone | Easting | Northing |
|------|---------|----------|------|---------|----------|
| 1    | _____   | _____    | 2    | _____   | _____    |
| 3    | _____   | _____    | 4    | _____   | _____    |

See continuation sheet for additional UTM references or comments

**11. Form Prepared By**

name/title Jo Ann Carlson, Commission Member (R.L. McCarley, consultant)

organization Muscatine Historic Preservation Commission date 1/27/2006

street & number 215 Sycamore telephone 563-264-1550

city or town Muscatine state IA zip code 52761

**ADDITIONAL DOCUMENTATION (Submit the following items with the completed form)**

**FOR ALL PROPERTIES**

- Map:** showing the property's location in a town/city or township.
- Site plan:** showing position of buildings and structures on the site in relation to public road(s).
- Photographs:** representative black and white photos. If the photos are taken as part of a survey for which the Society is to be curator of the negatives or color slides, a photo/catalog sheet needs to be included with the negatives/slides and the following needs to be provided below on this particular inventory site:

Roll/slide sheet # \_\_\_\_\_ Frame/slot # \_\_\_\_\_ Date Taken \_\_\_\_\_  
Roll/slide sheet # \_\_\_\_\_ Frame/slot # \_\_\_\_\_ Date Taken \_\_\_\_\_  
Roll/slide sheet # \_\_\_\_\_ Frame/slot # \_\_\_\_\_ Date Taken \_\_\_\_\_

- See continuation sheet or attached **photo & slide catalog sheet** for list of photo roll or slide entries.
- Photos/illustrations without negatives are also in this site inventory file.

**FOR CERTAIN KINDS OF PROPERTIES, INCLUDE THE FOLLOWING AS WELL**

- Farmstead & District:** (List of structures and buildings, known or estimated year built, and contributing or non-contributing status)
- Barn:**
  - A sketch of the frame/truss configuration in the form of drawing a typical middle bent of the barn.
  - A photograph of the loft showing the frame configuration along one side.
  - A sketch floor plan of the interior space arrangements along with the barn's exterior dimensions in feet.

**State Historic Preservation Office (SHPO) Use Only Below This Line**

Concur with above survey opinion on National Register eligibility:  Yes  No  More Research Recommended  
 This is a locally designated property or part of a locally designated district.

Comments: \_\_\_\_\_

Evaluated by (name/title): \_\_\_\_\_ Date: \_\_\_\_\_

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Charles F. and Laura Grey House  
Name of Property

Muscatine  
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## 7. Narrative Description

This two-story, two-bay, cross gable house was built around 1904. The house sets on a brick foundation. The walls are frame, clad in wide aluminum siding. The cross-gabled roof is clad in asphalt shingles. The 1919 Sanborn map was the first to cover this area. There has been a partial replacement of the wood windows with vinyl inserts. The wood doors are non-historic. Each gable end of the house, except for the east elevation, contains the same fenestration pattern, although each elevation is modified by either a front porch, rear porch, east square bay or west angled bay.

The front (north) elevation is dominated by a full-width gable. The gable is projected over a full open porch and supported by four plain, wood columns, each resting on a brick pier. The piers extend above a wood railing with balusters, which runs along the perimeter of the porch. There is a single-door entry with transom on the left side of the porch. A large single-light, fixed sash window, with decorative transom window and flanking one-over-one-light, double-hung windows is located to the right of the entry. Paired one-over-one-light double-hung windows are centered in the gable on the second story. There are two trapezoid windows on each side of the centered windows. Each trapezoid window contains a single-light, fixed sash and is located just below the cornice.

The east elevation extends along Broadway and like the other gable ends, shows the same basic fenestration. This side of the house has a one-story, projecting square bay, which also extends past the plane of the rear wall. This projection joins a rear addition that has a side entrance on its east wall. There is a one-over-one-light, double-hung window on the square bay's wider center bay. The bay's narrow north wall also contains a one-over-one-light, double-hung window. The bay's south wall is covered by the rear addition. A set of three, small, single-light, probably hinged sash windows is located between the bay window and the front of the house. Two one-over-one-light, double-hung windows are in the gable on the second story. The right window is centered in the gable, while the left window is centered between the first window and the left roof edge. This is the only gable end that does not contain the two, second-story trapezoid windows.

The west elevation features the west cross gable and includes a one-story angled bay window near the rear of the house. The bay window has a wide center bay with narrow outside bays. The wider center bay contains a short horizontal single-light, probably hinged sash window that is located in the upper half of the bay. The windows in the two outside bays each contain one-over-one-light double-hung sashes. A one-over-one-light, double-hung window is located between the bay and the front of the house. A narrow band extends along the elevation, marking the dividing line between the first and second stories. The second story of the west cross gable end includes a pair of one-over-one-light, double-hung windows centered on the gable end. The two typical trapezoid windows on either side of the windows are present along the eave.

The rear (south) elevation of the house contains a first-story porch in the southeast corner of the elevation. The porch extends to the east and partially covers the south wall of the projecting east gable square bay. The east wall of the porch contains an entrance with a flush-mounted, combination

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aluminum storm door. A short set of steps with a wood handrail provides access to the entrance. A second entrance, with a similar combination storm door, is located at the far west end of the porch's south wall. Two pairs of one-over-one-light, double-hung aluminum windows are centered on the south wall between the second entrance and the east end of the wall. The second story has a pair of one-over-one-light, double-hung windows centered on the gable end. The typical pair of trapezoid windows present on the north and west elevations is also present on this elevation.

## 8. Narrative Statement of Significance

The Charles F. and Laura Grey House does not appear to be individually eligible for the National Register of Historic Places under Criteria A, B, or C. However, it does appear to be a contributing building in a potential "West Hill" neighborhood historic district.

Charles F. Grey apparently built this house after buying the property in March 1904 and before selling it in May 1905. He is listed at this address in the 1904 city directory. Little additional information could be found on Grey, and he does not appear to have made any significant contributions to the history of Muscatine. No significant event is known to have occurred at this property. The house is still in fairly soon condition with the characteristics on the original details of the house. Although the house does retain a large amount of integrity, it does not appear to have any outstanding architectural features that would make it significant. Thus, the Charles F. and Laura Grey House does not appear to be individually eligible for the National Register of Historic Places under Criteria A, B, or C.

However, the Charles F. and Laura Grey House does appear to be a contributing building in a potential "West Hill" neighborhood historic district. It falls within one historic context identified for the district: "20<sup>th</sup> century residential and neighborhood development." Construction of this house in 1904 was during a period of housing demand in Muscatine that saw many new homes constructed, as well as rental properties. The construction and subsequent sale of this house suggests that Charles Grey was taking advantage in this trend to invest in a new construction that could be sold for a profit. In addition, the house retains a significant amount of integrity. This house contributes to the history and architecture of this proposed historic district.

This property was part of the larger Lot 9 property, with a house dating to the mid-19<sup>th</sup> century at 317 Cherry. After several transfers of ownership, M.L. Hayes bought lot 9 on November 1, 1900. Daniel and Alice Hayes moved into the house at 317 Cherry on the west portion of this lot. Katherine Hayes is also listed here in the early 20<sup>th</sup> century city directories.

The ownership transfers in the family, and Katherine Hayes sold the east 42' of Lot 9 to Chas F. Gray on March 5, 1904 for \$900 (Lots Book 36: 630). In the 1904 city directory, it lists Charles F. (bookkeeper) & Laura M. Gray, and they lived at 710 W 4<sup>th</sup>. The 1900 census indicates that Charles F. Grey (29, bookkeeper), rented 406 Chestnut with his wife of one year, Laura (28). They appear to have built this house after purchasing the lot, and perhaps an earlier house. Gray sold the east 42' of Lot 9 (this house)

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to Maria L. Hunt Smith on May 8, 1905 for \$2850 (Lots Book 38: 236). This price increase suggests that Gray constructed a new house in 1904, and then sold this house to Smith in 1905. It is unknown if they built the house with the intent of selling, or just happened to move on soon after the construction.

In the 1907 city directory, Marie Hunt-Smith (widow of Elliott) is listed at 416 West 3<sup>rd</sup>, as well as Eustace P. Hunt-Smith. Smith rented this house to various tenants. In the 1907 city directory, this house is listed as vacant. The earliest listing for 710 W. 4<sup>th</sup> Street in the City Directory is 1908-09, when George W. and Harriet A. Reuling were listed here. He was a grocer. In the city directory for 1911, W.T. and Mary G. Thompson lived there. He was a supervisor for Clam Hatchery.

Maria L. Hunt Smith, widow, sold the easterly 42' of Lot 9 to B. Urdangen on September 28, 1912 (Lots book 45: 77). Urdangen sold to Chas. W. Russell on October 15, 1913 (Lots Book 44:512). He continued to rent out the house. In 1913, the city directory lists John A. and Mary Stortz lived there. He was a supervisor for Mira Hershey L Co. In the 1916 city directory, it lists J.W. Roach as living there.

Chas. W. Russell sold to Edna D. Blackwell on November 3, 1916 (Lots Book 50: 270). In the 1919 city directory, Harry K. and Emma Grout lived there. He was a supervisor at McColm and Company.

Blackwell sold it to J. Albert Hyink and Emma on March 4, 1920. In the 1921 city directory, Mrs. Cora Lilly (widow of Edward T.) lived there. She had a boarder named Chester W. Lilly. He worked as a salesman at W.F. Bishop Co. The property was vacant in 1923 according to the city directory.

Hyink sold the property to Simon G. Stein on September 1, 1923 (Lots Book 58: 532). In the 1924 city directory, the house is listed as vacant. In the 1927 city directory, Jay P & Jessie Zeug are listed as living there. He was a traveling salesman. Then there was some kind of transaction between Jessie Ellen Zeug and Jay P. Zeug. Jay Zeug sold the property to J.A. Bloom on November 26, 1928.

According to the city directory, Millard and Pauline Delashmutt lived there in 1929. According to the city directory, Bert and Nellie Lillibridge lived there in 1934. He worked as a turbine operator at the Municipal Water & Electric Plant. They then moved to 312 Broadway. In the 1936-37 city directory, Bert H. and Bertha DeCamp lived at 710 West 4<sup>th</sup>. In 1938 city directory, Bert & Bertha De Camp continued to live at 710 West 4<sup>th</sup> St. He was a woodworker. The listings are the same in 1940 and 1943. In 1946, Bert De Camp was an operator for the Municipal Electric and Water, and they continued to live here.

Through John Bloom estate, the property transferred to Clarence Bloom on July 10, 1947. C. Bloom sold it to Rev. Wm. K. Hoag on December 12, 1949. Rev. Wm. K. and Ruth Hoag are listed in the 1949 city directory as living there. William Hoag was an evangelist. Then, Hoag sold to N. Walker Wright on December 13, 1949. There was a releases of liens from Jessie Zeug to Jay Zeug on E42' also in 1949, apparently to clarify the title. The city directory lists the house as vacant in 1952.

In 1954, Cathryn & Marguerite Missel lived there, continuing to be here at least through 1961. There was no occupation listed for Cathryn Missel, and Marguerite Missel was listed as a bookkeeper.

Iowa Department of Cultural Affairs  
State Historical Society of Iowa  
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Related District Number 70-01005

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**9. Major Bibliographical References**

Census Records, United States Census Bureau, 1900.

City Directories, Muscatine. Various publishers, 1856-1959. Available as the Musser Public Library.

Deed/Abstract Records, Recorder's Office, Muscatine County Courthouse, Muscatine, Iowa.

"Former Local Man dies at Rock Island". Muscatine Journal, May 26, 1917, page 3

*History of Muscatine County, Iowa*. Chicago: Western Historical Company, 1879.

"Pneumonia Fatal to Mrs. D Hayes". Muscatine Journal, July 9, 1910 page 3.

*Portrait and Biographical Album of Muscatine County, Iowa*. Chicago: Acme Publishing, 1889.

Richman, Irving B. *History of Muscatine County, Iowa*. Chicago: S.J. Clarke Publishing Company, 1911.

Sanborn Map Company. "Muscatine, Iowa," Sanborn fire insurance maps. Pelham, NY: Sanborn Map Company, 1883, 1888, 1892, 1899, 1907, 1912, 1919, 1928. Accessed online at: Sanborn.umi.com.

**Location Map**



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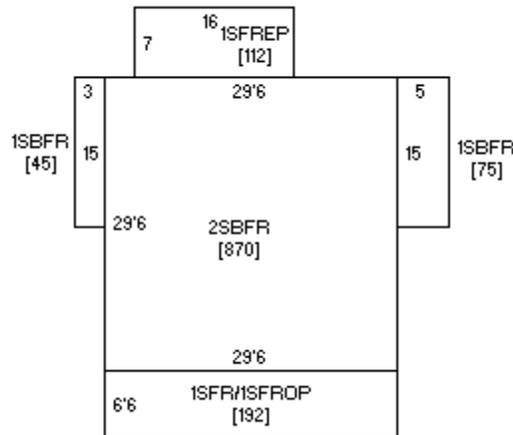
Charles F. and Laura Grey House  
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## Plans of buildings on site (from assessor's office)



(front – W. 4<sup>th</sup> Street)

## Photograph of building (digital image)

