

United States Department of the Interior  
National Park Service

# National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

### 1. Name of Property

historic name Keever-Cansler Farm  
other names/site number Keever, Daniel Farm

### 2. Location

street & number E side SR 2024, 0.05 mi. N of jct. w/SR 2026 N/A not for publication  
city, town Blackburn  vicinity  
state North Carolina code NC county Catawba code 035 zip code 28092

### 3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input checked="" type="checkbox"/> district	<u>5</u>	<u>4</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	<u>        </u>	<u>        </u> sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	<u>        </u>	<u>1</u> structures
	<input type="checkbox"/> object	<u>        </u>	<u>        </u> objects
		<u>5</u>	<u>5</u> Total

Name of related multiple property listing: Historic & Architectural Resources of Catawba County, N.C.  
Number of contributing resources previously listed in the National Register 0

### 4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this  nomination  request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.

William S. Pinn 2-28-90  
Signature of certifying official Date

State or Federal agency and bureau \_\_\_\_\_

In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.

Signature of commenting or other official \_\_\_\_\_ Date \_\_\_\_\_

State or Federal agency and bureau \_\_\_\_\_

### 5. National Park Service Certification

I, hereby, certify that this property is:

entered in the National Register.  See continuation sheet.

determined eligible for the National Register.  See continuation sheet.

determined not eligible for the National Register.

removed from the National Register.

other, (explain:) \_\_\_\_\_

Signature of the Keeper Date of Action

**6. Function or Use**

Historic Functions (enter categories from instructions)  
 Domestic: single dwelling  
 Agriculture/Subsistence: processing  
 Agriculture/Subsistence: animal facility  
 Agriculture/Subsistence: storage  
 Agriculture/Subsistence: agricultural field

Current Functions (enter categories from instructions)  
 Domestic: single dwelling  
 Agriculture/Subsistence: agricultural field  
 Vacant/Not in use

**7. Description**

Architectural Classification  
 (enter categories from instructions)

Materials (enter categories from instructions)

Other: Vernacular "I" house

foundation brick  
 walls brick  
 roof metal  
 other wood

**Describe present and historic physical appearance.**

The **Keever-Cansler Farm**, located in southwest Catawba County less than two miles north of the Lincoln County line, consists of a circa 1879 two-story brick farmhouse and a collection of out-buildings dating from the late nineteenth century through the mid-nineteenth century, including a log barn, frame barn, granary, privy, tractor shed, chicken coop and smokehouse/wood shed; and a cinderblock well house and garage. The house and outbuildings are on a 4.9 acre lot section surrounded by undisturbed open fields and woodlands on both east and west sides of SR 2024 (Reepsville Road).

The **Keever-Cansler House** ("A" on attached Sketch Map) is one of a small group of surviving brick farmhouses built in rural Catawba County during the last quarter of the nineteenth century. It was built at approximately the same time as its neighbor to the east, the Abraham Anthony House, and although the two houses differ in general form and detail, they may have used the same masons and their brick may have come from the same clay source. (The Anthony house, the T.L. and J.S. Bandy houses, and the D.F. Propst house are also part of the MPL "Historic and Architectural Resources of Catawba County, N.C" - See discussion of this subtype under the Property Type "Catawba County Houses: Postbellum.")

The basic form of the two-story Keever-Cansler house -- with three-bay-wide facade, gable roof with overhanging boxed eaves, single shoulder end chimneys, one-story brick original rear ell, and center hall plan -- is very similar to that of the brick T.L. Bandy and D.F. Propst houses. The brick walls of the Keever-Cansler house are laid in a common bond pattern with pencilled joints. The distinguishing feature of the exterior is the fancy brick trim, as seen in the heavily corbelled cornice which encircles the two-story block and continues around the ell, forming a pediment at each gable, and in the matching corbelled chimney caps. The three-bay-wide, shed-roofed front (west) porch with plain square posts appears to be partly, if not completely, a replacement of the original. On the rear (east) of the house, a porch may originally have stretched across only the south side of the ell. Now a replacement shed-roofed porch with ironwork posts

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runs along the south side of the ell and continues along the east side of the two-story portion of the house. The main entrance to the house is located in the center bay of the west facade. It consists of a five-panel door -- probably a replacement -- and a plain surround with sidelights and transom. A more simple door is at the center bay of the east side of the house. The ell has two replacement doors on the south side, and the north side entrance has been bricked-in and converted to a window. Symmetrically-placed windows on the two-story portion of the house are six-over-six sash, while those on the one-story ell are four-over-four sash. All have plain flat surrounds and flat-arched brick lintels.

The interior of the Keever-Cansler house is arranged with two rooms per floor flanking the center hall. The ell appears to have originally contained two rooms, but thorough remodeling has removed the original partition and created one large rear (east) room and two small rooms flanking a short hall at the west end where the ell joins the two-story portion of the house. Walls in the two-story section were originally plastered, and ceilings were sheathed with flush-laid boards. Now the walls have been covered with sheetrock or similar wall covering, ceilings are covered with celotex, and the wood floors are covered with carpeting or linoleum. Plain, wide baseboards encircle the rooms. Doors are of four or five panels or are modern replacements, and door and window casings are plain and presumably original. From the interior, the windows appear large and come nearly to the floor, especially on the second story. The four mantels of the two-story portion of the house are nearly identical, although those on the second story are smaller than those on the first. Each is a simple post-and-lintel mantel of Classical influence with plain shelf, wide and plain frieze, and side pilasters with simple caps and base blocks. The stair in the center hall is also characterized by simplicity of detail. It has a chamfered newel, molded hand rail which curves at the landing, square-cut balusters, and a plain, open string with no brackets. It rises from west to east along the north wall of the hall.

The outbuildings on the Keever-Cansler Farm are typical of late nineteenth and early twentieth century farm buildings. The integrity of these buildings is generally good. The outbuildings are arranged in a row which starts behind (east of) the house and extends northward. At the east end of the driveway southeast of the house is the one-story cinderblock **garage** (C, noncontributing) with a room (or rooms) along the north side. It is probably

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the most recent of the outbuildings, built within the last twenty years.

Just beyond the southeast corner of the rear ell is the **well house** (B, noncontributing). It is a frame structure now covered with cinderblocks and has an open well shed with gable roof on the west end, and a four-panel door leading to the enclosed area. Although the core of the building is probably contemporary with the main house, it is now noncontributing because of these alterations.

Northeast of the ell is the **smokehouse/wood shed** (D, contributing), a large board-and-batten sided frame structure with widely projecting gable roof on the south end. The south end of the building is sheathed with vertical flush boarding. The batten door at the west end of the south side leads to the interior, with its floored loft and enclosed room in the northwest corner. This traditional construction indicates a late nineteenth/early twentieth century construction date. Attached to the east side of the smokehouse is the woodshed, with a combination of weatherboard and flush siding and an opening on the south end.

North of the smokehouse/wood shed is the former **chicken coop** (E, noncontributing), a shed-roofed frame structure of indeterminate age with weatherboard siding, batten door on the west side and open shed across the south side.

Northwest of the chicken coop is the tractor **shed** (F, noncontributing), a frame building of indeterminate age with shed roof, weatherboard siding, and two large openings across the west side.

Northwest of the tractor shed is the **granary** (G, contributing), with stone pier foundation, weatherboard siding, and gable roof. A batten door is on the west side. On the interior, a grain bin runs across the north wall, a corn crib with horizontal slatted walls is on the south side, and a stair on the west end leads to the floored loft. Sheds flank the north and south sides of the granary and a secondary shed is attached to the south side of the south end. Construction details indicate a late nineteenth/early twentieth century date.

Behind the granary is the **outhouse** (H, noncontributing), a small weatherboarded structure of indeterminate age with shed

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roof and batten door on the south side.

North of the granary is the large **frame barn** (I, contributing), probably built ca. 1920. The north slope of the broad gable roof extends to a lower level than the south slope. The barn is sheathed in weatherboards, except for the upper walls of the north and south sides, which have spaced horizontal slats for ventilation. West and east ends each have a peaked louvered vent in the gable, a large, double leaf batten door and a smaller batten door north of the double door. Inside, there is a center passage with stalls on either side, and a two-level hay loft.

The northernmost, and apparently the oldest, of the outbuildings is the small **log barn** (J, contributing), which may be contemporary with the house. It features V-notched logs, weatherboarded gables, and sheds across the west side and south end. On the north end of the barn, the logs are covered with board-and-batten siding, while on the east side they are sheathed with weatherboards. The barn has been altered, and there is now one large space on the interior, with a low loft. The barn is somewhat deteriorated, but still relatively structurally sound.

The agricultural setting of the farmbuildings consists of approximately five acres on the east side of SR 2024. Lining the road in front of the outbuildings and house is a row of pin oaks and maples. Other oaks, pines and cedars surround the house.

**8. Statement of Significance**

Certifying official has considered the significance of this property in relation to other properties:

nationally  statewide  locally

Applicable National Register Criteria  A  B  C  D

Criteria Considerations (Exceptions)  A  B  C  D  E  F  G

Areas of Significance (enter categories from instructions)

Architecture  
Agriculture

Period of Significance  
ca. 1879-1939

Significant Dates  
ca. 1879

Cultural Affiliation  
N/A

Significant Person  
N/A

Architect/Builder  
Unknown

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

Summary

The **Keever-Cansler Farm**, located in south Catawba County in Jacobs Fork Township, consists of a circa 1879 brick farmhouse and associated outbuildings on a 4.9 acre parcel of land. The house is a two-story, three bay brick vernacular farmhouse exhibiting exceptionally fine masonry, found only in a few other brick farmhouses of the late nineteenth century in Catawba County. The elaborate brick corbelled cornices and chimney caps add a distinctive charm to the detailing of the house. The outbuildings are typical of outbuildings found on late nineteenth and early twentieth century Catawba County subsistence farms. The farm, associated with three different families -- the Daniel Keever, R. B. McClured and George L. Cansler families (from the 1870s to 1939) -- is typical of the small Catawba County farm during this period. The Keever-Cansler Farm meets the registration requirements under Criterion C under the Property Types, "Houses of Catawba County: Postbellum (1865-1900)" and "Rural Outbuildings of Catawba County." It is eligible under Criterion A in association with the Historic Context "Agricultural Development of Catawba County, 1820-1939."

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### Historical Background

The Keever-Cansler House was built around 1879 by Daniel Keever in southern Catawba County, in Jacobs Fork Township. The two story brick farmhouse is one of the earliest brick houses in the county. Although built by Keever, it has been owned by the Cansler family for much of the twentieth century.

Daniel Keever was born in Catawba County in 1834, the son of Henry and Sarah Keever. His father was a farmer and Daniel was one of four Keever children living on the Keever farm in 1860.<sup>1</sup> In 1864 he joined the Fourth North Carolina Cavalry regiment and served until the end of the war. After the war he acquired land and "engaged in various manufacturing enterprises, merchandising, and finally drifted to the farm."<sup>2</sup> The 1870 census shows Keever with a wife Sarah, a son, real estate worth \$500, and a personal estate of \$800.<sup>3</sup> In 1880 Keever owned 140 acres, 60 improved, with a value of \$2,500. He grew 400 bushels of corn, 191 bushels of wheat, 2 bales of cotton, and lesser amounts of oats, hay, and potatoes. He owned livestock valued at \$230.<sup>4</sup> Keever apparently decided to move to Hickory in 1891 in order to better educate his children. In that year he sold 138 acres to R.B. (Bert) McClured for \$2,000.<sup>5</sup>

McClured was born in 1858. He and his wife Mira had seven children between 1887 and 1899. McClured farmed the land associated with the Keever-Cansler House for less than twenty years. He ran into financial difficulties, possibly as a result of the economic hard times of the late nineteenth century, and was unable to pay off the farm's mortgage. The property was sold at auction in 1910 to John Jacob Cansler (1856-1941).<sup>6</sup>

Cansler owned the house for a short time and probably did not live there. In 1918 he sold the house and 66 1/2 acres to his son George Lester Cansler.<sup>7</sup> George Cansler was born in 1881 and was one of eleven children of John and Barbara Robinson Cansler. He and his wife, the former Eunice Boyles, had three children.<sup>8</sup> Cansler continued to farm the land. Catawba County tax records show that Cansler owned 73 acres in 1935 valued at \$3,200; 147 acres in 1945 valued at \$4,253; and 147 acres in 1955 valued at \$4,260.<sup>9</sup> Mrs. Cansler died in 1956 and her husband died two years later. The house became the property of their daughter, Mrs. Mary Alice Moore, and her husband, Walter A. Moore. In 1980 the property was acquired by Wiley and Sheila Wike.

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The Keever, McClured and Cansler farms were all modest farms typical of much of Catawba County. The primary importance of the Keever-Cansler House is its status as one of the county's oldest brick homes.

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### FOOTNOTES

<sup>1</sup>Eighth Census of the United States, 1860, Catawba County, North Carolina, Population Schedule.

<sup>2</sup>George W. Hahn, The Catawba Soldier of the Civil War (Hickory: Clay Printing Company, 1911), 359; Catawba County Deed Book 4, p. 405; Book 7, pp. 306 and 462; and Book 9, p. 133.

<sup>3</sup>Ninth Census of the United States, 1870, Catawba County, North Carolina, Population Schedule. Keever is not listed in the 1870 Agricultural Schedule.

<sup>4</sup>Tenth Census of the United States, 1880, Catawba County, North Carolina, Agricultural Schedule, Population Schedule.

<sup>5</sup>Catawba County Deed Book 41, p. 66; Hickory Daily Record, June 30, 1956.

<sup>6</sup>Twelfth Census of the United States, 1900, Catawba County, North Carolina; Catawba County Deed Book 95, p. 548. McClured mortgaged the property in 1901. He defaulted in 1908 and the land was sold at auction in 1910.

<sup>7</sup>Catawba County Deed Book 142, p. 163. John Jacob Cansler was 54 when he purchased the house and had lived in Jacobs Fork township for many years.

<sup>8</sup>Twelfth Census of the United States, 1900, Catawba County, North Carolina; Hickory Daily Record, May 28, 1941, March 3, 1958.

<sup>9</sup>Catawba County Tax Scrolls, 1935, 1945, 1955.

<sup>10</sup>Hickory Daily Record, December 6, 1956, March 3, 1958; Catawba County Deed Book 1196, p. 115.

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Keever-Cansler Farm  
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### BIBLIOGRAPHY

Catawba County Records. Deed Books, Tax Scrolls. Microfilm copies. Raleigh: Division of Archives and History.

Hahn, George. The Catawba Soldier of the Civil War. Hickory: Clay Printing Company, 1911.

Hickory Daily Record. May 28, 1941; June 30, 1956; December 6, 1956; and March 3, 1958.

United States Census Office. "Eighth Census of the United States, 1860, Catawba County, North Carolina, Population Schedule; Ninth Census of the United States, 1880, Catawba County, North Carolina, Agricultural Schedule, Population Schedule; Twelfth Census of the United States, 1900, Catawba County, North Carolina. Raleigh: States Archives, Division of Archives and History.

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Keever-Cansler Farm, Catawba County, NC

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PHOTOS

The following applies to all photographs:

- 1) Keever-Cansler Farm
  - 2) Blackburn vicinity, North Carolina
  - 3) Laura Phillips
  - 4) May 1983
  - 5) North Carolina Division of Archives and History, Raleigh, NC
- 
- A. 6) View of house and outbuildings in background, northeast
  - B. 6) House, southeast
  - C. 6) House, north
  - D. 6) House interior, mantel
  - E. 6) House interior, stair
  - F. 6) Log barn (J), east
  - G. 6) Frame barn (I), southeast
  - H. 6) Outhouse (H), north
  - I. 6) Granary (G), northeast
  - J. 6) Chicken coop (E), northeast
  - K. 6) Smokehouse (D), northeast
  - L. 6) View of shed (foreground, F), granary (G) and frame barn (I), northeast

NOTE: All resources have been field checked by Barbara Kooiman in 1989 and have been determined unchanged from their appearance and condition portrayed in these 1983 photographs.

**9. Major Bibliographical References**

See Continuation Sheet.

See continuation sheet

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # \_\_\_\_\_
- recorded by Historic American Engineering Record # \_\_\_\_\_

Primary location of additional data:

- State historic preservation office
- Other State agency
- Federal agency
- Local government
- University
- Other

Specify repository: \_\_\_\_\_

**10. Geographical Data**

Acreage of property 4.9 acres

UTM References

A 17 1470480 3937225  
 Zone Easting Northing

B \_\_\_\_\_  
 Zone Easting Northing

C \_\_\_\_\_

D \_\_\_\_\_

See continuation sheet

Verbal Boundary Description:

Beginning at a point at SW corner of house lot 5A on Catawba County Tax Map 10-J, go approximately 750 feet North, following SR 2024 to property line of Block 1, Lot 5, then turn East, go 100 feet along property line; then turn South, go 750 feet in a straight line (joins the east line of lot 5A) to Southeast corner of Lot 5A; then turn West, follow property line to beginning. This is all of the house lot and a sufficient portion of the adjoining acreage to the north to encompass the entire agricultural complex and its immediate setting.

See continuation sheet

Boundary Justification:

The historic resources of the Keever-Cansler Farm today form the center of an approximately 101 acre working farm. Because it is impossible to determine exactly what portion(s) of the current farm constituted all or part of the Keever-Cansler Farm during the period of significance, only sufficient acreage to include the domestic and agricultural complex and their immediate setting are being nominated.

See continuation sheet

**11. Form Prepared By**

name/title Barbara Kooiman, compiler; Laura A.W. Phillips, description; Jim Sumner, history  
 organization Catawba County Historical Assn., Inc. date 7/31/89  
 street & number Rt. 1, Box 76 AB telephone 704/256-3040  
 city or town Conover, state N.C. zip code 28613

# KEEVER-CANSLER FARM

BLACKBURN VICINITY  
CATAWBA COUNTY, N.C.

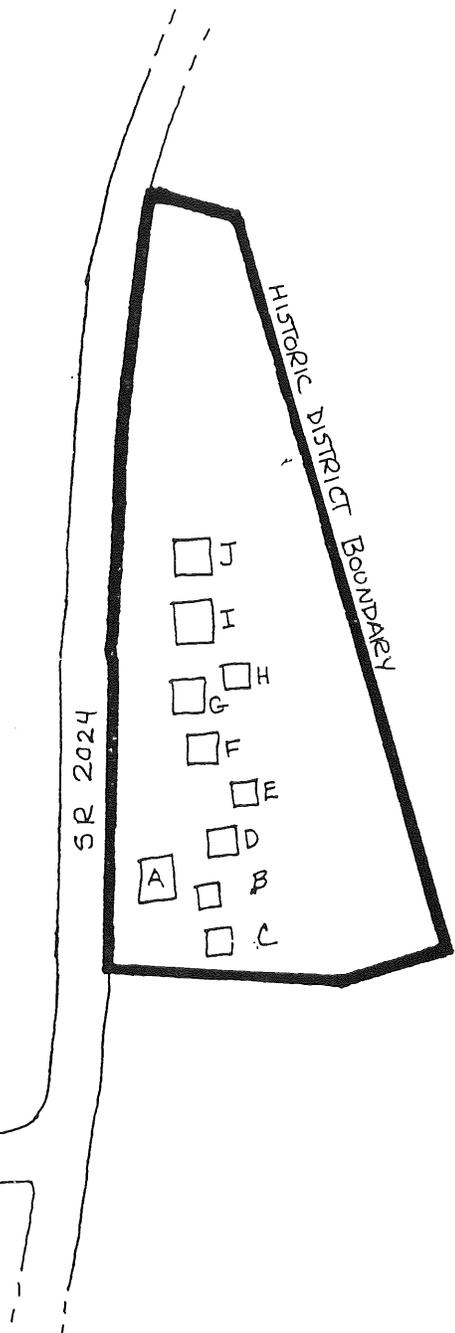
MAP 10-J, BLOCK 1, LOTS 5A, Part of 17



## SCALE

1" = 200' (Approx.)

C = contributing  
NC = noncontributing



## BUILDINGS

- A - KEEVER-CANSLER HOUSE (C)
- ~~B~~ - GARAGE (NC)
- B - WELL HOUSE (NC)
- D - SMOKEHOUSE/WOODSHED (C)
- F - SHED (NC)
- G - GRANARY (C)
- H - OUTHOUSE (NC)
- I - FRAME BARN (C)
- J - LOG BARN (C)

## STRUCTURE

- E - CHICKEN COOP (NC)

