

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

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NATIONAL REGISTER OF HISTORIC PLACES  
INVENTORY -- NOMINATION FORM

SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*  
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

**1 NAME**

HISTORIC

Patton Farm

AND/OR COMMON

**2 LOCATION**

STREET & NUMBER North side of SR 1523, 0.1 mile west of the junction with SR 1655

CITY, TOWN

--- NOT FOR PUBLICATION

CONGRESSIONAL DISTRICT

--- VICINITY OF Phillipsville Eleventh

STATE

CODE

COUNTY

CODE

North Carolina

37

Haywood

087

**3 CLASSIFICATION**

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input checked="" type="checkbox"/> AGRICULTURE
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> MUSEUM
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> COMMERCIAL
<input type="checkbox"/> SITE	<b>PUBLIC ACQUISITION</b>	<b>ACCESSIBLE</b>	<input checked="" type="checkbox"/> PARK
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input checked="" type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> EDUCATIONAL
	<input type="checkbox"/> BEING CONSIDERED	<input type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> ENTERTAINMENT
		<input type="checkbox"/> NO	<input type="checkbox"/> GOVERNMENT
			<input type="checkbox"/> INDUSTRIAL
			<input type="checkbox"/> MILITARY
			<input type="checkbox"/> OTHER

**4 OWNER OF PROPERTY**

NAME

Roy H. Patton

STREET & NUMBER

111 Johnson Street, P. O. Box 806

CITY, TOWN

Canton

--- VICINITY OF

STATE

North Carolina 28716

**5 LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE,  
REGISTRY OF DEEDS, ETC.

Haywood County Courthouse

STREET & NUMBER

Main Street

CITY, TOWN

Waynesville

STATE

North Carolina 28786

**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE

DATE

--- FEDERAL --- STATE --- COUNTY --- LOCAL

DEPOSITORY FOR  
SURVEY RECORDS

CITY, TOWN

STATE

# 7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input checked="" type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

---

## DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Patton Farm is located on a twenty-acre tract of rolling farmland in the valley of Pigeon River in east central Haywood County. The site offers splendid views of Anderson Mountain to the south and Chambers Mountain across the valley to the north. The twenty acres include the house, a magnificent gambrel roof barn, and several small outbuildings. The tract is the heart of a farm that has remained in Patton family ownership for over a century and a half.

Family tradition attributes the house to the farm's founder, James Patton, and places the date of construction of the original portion of the house in antebellum times. It is possible that the front block incorporates an early brick dwelling, but most evidence would suggest a date of the 1870-1885 period for this section of North Carolina. A late-nineteenth century photograph made before the ca. 1912 alterations shows the house in what appears to be fairly new condition, with Italianate-derived segmental-arch hood moldings over the windows, twin interior chimneys, and cornice returns on the gable ends--all features generally not incorporated in the domestic architecture of North Carolina until the post-war years. The earliest interior features also suggest the 1870-1885 date.

The house is constructed of brick laid in 1:6 common bond. The front portion is of traditional form, being two stories under a gable roof, three bays wide and one deep. Wide brick corner posts with corbelled and stuccoed caps flank the elevation of the front (south) facade. The late-nineteenth century photograph shows a two-story brick rear ell slightly lower than the front block. About 1912 the ell was raised another half story and widened to almost the full width of the front block, with a one-bay projection on the northeast corner of the rear elevation of the addition. The entire rear section was covered with a broad hip roof rising above the ridge pole of the gable of the front block. The original one-story front porch was replaced with a two-story porch under a broad gable cover that also rises above the peak of the front gable and connects to the rear hip between and behind the paired interior chimneys.

The pre-1912 segmental arch hood moldings over the windows of the front block and original rear ell were retained and reproduced elsewhere on all elevations during the ca. 1912 expansion, with the exception of the first floor windows on the south facade, which had flat-arch heads from the beginning. The original two-over-two sash windows were replaced everywhere with sash with a single lower light and an upper sash of five lights, with a diamond-shape center light. The second floor porch entrance retains its original segmental-arch surround as shown on the early photograph. The first floor entrance is composed of a single door flanked by sidelights and a transom set in a frame of flat pilasters supporting a low, paneled pediment. This may predate the ca. 1912 addition, but the glazed, oval panel door is an early twentieth century embellishment.

The front porch is of two sections. Brick piers connected by a low brick wall support a hip roof covering the first floor level. Above this rises a three-bay second floor gallery with the balcony set into the hip of the first floor roof and flanked by a low wall of horizontal weatherboards. Circular-in-section posts support the broad pent gable that shelters the balcony. The tympanum of the gable is covered with wood shingles and contains a pair of attic windows with diamond-pane sash identical to that found elsewhere on the house. The gable ends of the front block also received shingle-clad pent gables at the time of the ca. 1912 expansion.

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A one-story, hip roof porch flanks the full width of the rear addition on the east side. The square-in-section posts are connected by a molded handrail carried by turned balusters. A similar porch flanks the west wall of the rear wing and continues mid-way down the north side ending at the gable roof projection on the northeast corner of the rear elevation. This balustrade is identical to that of the east porch, but the posts are circular-in-section. Midway down the west wall the porch extends forward under a hip roof projection to form a covered outdoor seating area.

The interior follows a center hall plan and contains fabric from both periods of construction. Walls are plastered, and a molded baseboard carries throughout. Interior doors are of the five horizontal panel type, set in simple post-and-lintel type frames. Door reveals are paneled where they pierce masonry walls. The older mantels are variations on the mid-to-late nineteenth century post-and-lintel type, with shaped or paneled frieze boards, sometimes with diamond-shape plates applied to the panels. Simple Colonial Revival type mantels are found in the first floor rooms of the front block. These have mirrored overmantels and are flanked by full-height, free-standing pilasters carrying an upper shelf above the mirror, with an intervening shelf below the mirror supported by shaped brackets. These mantels probably date from the time of the ca. 1912 expansion.

The open-string stair rises in one continuous flight along the west wall of the rear center hall. An identical stair rises above it from the second floor hall to the attic. Turned balusters support a molded handrail, and newels and posts are square-in-section with simple caps.

The second floor repeats the basic first floor plan, and is similarly finished. The attic rooms are sheathed with narrow horizontal boards.

A large nineteenth century frame barn stands behind the house. This is covered by a low-pitched gambrel roof with a central ventilator under a gable cover. Deep sheds flank the barn on the north, south, and east sides, with vertical lattice work extending between the upper halves of the posts supporting the sheds. A concrete silo stands at the south end of the barn.

Other outbuildings include a small frame woodshed covered with vertical sheathing, a similarly sheathed smokehouse, and a small board-and-batten dwelling. This latter structure now houses a miniature family museum with farm implements and other artifacts dating from all periods of the family's occupation of the site. A small cinderblock building is the only other structure on the property.

# **B** SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input checked="" type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES ca. 1840?, ca. 1880, 1912 BUILDER/ARCHITECT Unknown

## STATEMENT OF SIGNIFICANCE

The Patton Farm was established about 1830 by James Patton on lands along the Pigeon River and has remained in Patton family ownership for a century and a half. The farm was noted through the nineteenth century as a place of hospitality for travelers in western North Carolina, and "Patton's" appears on the 1833 MacRae-Brazier map of the state. The present brick structure appears to date from the post-Civil War period, during the second generation of Patton occupancy. It is a substantial brick dwelling of traditional form with some influences of the Italianate style; it was overbuilt in the early twentieth century to its present form by the third generation of Pattons. A large nineteenth century barn and other outbuildings also remain at the site.

### Criteria Assessment:

- A. The farm is associated with the nineteenth century settlement and development of the far western region of North Carolina.
- B. The farm is associated with four generations of the Patton family, a prominent Haywood County pioneer family.
- C. The substantial brick structure is representative of dwellings constructed for prosperous mountain families in the second half of the nineteenth century, and its early twentieth century additions reflect the expansion of a mountain farmstead through succeeding generations.

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The Patton Farm was established about 1830 on land which a few years earlier had belonged to the Cherokee Indians. In 1828 James Patton of Haywood County had purchased two tracts of the old Indian land, a total of 268 3/4 acres, for \$403.<sup>1</sup> Patton first built a log cabin near the Pigeon River, where he lived until he constructed a larger house about 2,000 feet from the cabin.<sup>2</sup> Family tradition attributes the present brick structure to Patton and places the date of construction at sometime between 1830 and 1848. Documentary evidence indicates that there was certainly a house at the site during that period.<sup>3</sup> However, the present form and detail of the structure--minus the twentieth century porch and additions--suggest a date of the post Civil War period. It may be that an antebellum house was overbuilt after 1877 during the ownership of James Patton's son James M. Patton, and was in turn expanded around 1912 by James S. Patton, son of James M. If the front block of the house incorporates an antebellum brick house, it is one of the oldest brick structures west of the Blue Ridge in North Carolina. The family believed that James Patton himself drew the plans and supervised the construction. According to Roy Patton, Sr., great grandson of James Patton, the spot where the bricks were made can still be seen.<sup>4</sup>

James Patton (1780-1854) was a farmer who listed ten slaves in the 1850 census.<sup>5</sup> He never held political office but his hospitality and social presitge were well known throughout the region. His home was always open to travelers on the Buncombe Turnpike which passed in front of the house. It was so well known, in fact, that Patton's is shown on the 1833 MacRae-Brazier Map of North Carolina. Circuit riding judges and lawyers often stopped for lodging and refreshment. Colonel Allen T. Davidson, a well known attorney on the Western Circuit, reminisced in his later years:

I recall many of the stopping places, the first going from Asheville being James Patton's beyond the Pigeon. Here we would meet a good humored fine old gentleman as landlord, with his big country fireplaces and roaring hickory fires, a table groaning with all that was desireable to eat, good beds, and plenty of cheer, supper, lodging and breakfast, horse well fed and groomed, bill 50 cents, and this was uniform for 20 years.<sup>6</sup>

Thus it appears that while not designated as an inn, Patton's home was widely recognized as providing the same services.

James Patton was a man of moderate wealth, affording to himself a few luxuries of life. Apparently fond of find horses, he kept a well stocked stable giving to his favorite mounts such names as Lady Burton, Polly Morgan, Pigeon, Rockingham, and John M. Morehead. A blacksmith shop was maintained on the grounds to take care of the animals' needs among other duties.<sup>7</sup>

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Wealthy but not ostentatious, Patton decreed that upon his death he be buried decently but with no unnecessary display.<sup>8</sup> He was protective of both his property and his family; he made all the decisions, if one can judge from the few records available. He and his wife, Mary Janes (Jones?) Patton, had eleven children, ten of whom were mentioned in his will. He very carefully directed the disposition of his estate. Sons James M. and Samuel P. C. received substantial amounts of land, but the other son, John Jones Patton received only five dollars. The reasons for discrimination were not uncovered. Each daughter was given a female slave, presumably as a personal servant. In addition, the three youngest daughters, Jincy, Sophia, and Mary, were jointly bequeathed sixty acres of land "so long as they remain single." Marriage meant forfeiture of the bequest, and if all three married, the land was to be sold by Patton's executors. To his wife, Mary he granted a life estate in the dwelling house and plantation as long as she remained a widow.<sup>9</sup>

James Patton died on June 17, 1854.<sup>10</sup> His widow, Mary, and four of her children remained in the family home. Samuel P. C. eventually moved to Texas. Mary (Polly) Patton married L. H. Estes and they too headed for Texas. Jincy never married and remained at home with her mother. James M. lived with Mary and Polly even though he eventually married Mary Ann Luther who was twenty three years younger than he.<sup>11</sup> The widow died in 1877 and ownership of the house and farm passed to James M. Patton.<sup>12</sup>

James McConnell Patton (1817-1890) apparently inherited his father's love for fine horses and cattle, and in the years following the Civil War he was regarded as a highly successful stock breeder.<sup>13</sup> The Patton Farm, though still basically agricultural, depended largely upon livestock production as a source of income. Carrying out the wishes in his father's will, James M. managed the home and farm for the family residing in the house, delaying his own marriage until he was nearly fifty.<sup>14</sup> Jincy apparently lived with her brother and sister-in-law in the family home following her mother's death.

James M. and Mary Luther Patton had two children, James Solomon and Jincy, the latter named for her aunt who continued to live with her nephew until her death in 1892.<sup>15</sup> Upon James M. Patton's death in 1890, the house and farm, consisting of 675 acres valued at \$5,000, passed jointly to his children.<sup>16</sup> Jincy married R. A. L. Hyatt and apparently assigned her interest in the estate to her brother. No actual transfer was uncovered, but later transactions clearly show that James Solomon held the property in fee simple.

James S. Patton married Rachel Florence Kirkpatrick and the couple made the Patton Farm their home. According to the family, he was the last full time farmer to reside in the house. Eight children were born between 1904 and 1919, and with several other family members also residing with him, James S. decided to enlarge the structure.<sup>17</sup> The rear wing was elevated to the height of the original two story house, creating two bedrooms and a bath upstairs and a bedroom, bath and kitchen downstairs. The front porch was then enlarged, and other changes were effected.

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James S. Patton died in March, 1922, and his wife about ten years later.<sup>18</sup> In special court proceedings, the land was divided among the heirs. Mary Patton, the only unmarried child, received lot #5 containing twenty acres "and being also the tract where the residence of the late J. S. Patton is located."<sup>19</sup> Mary retained ownership until 1977 when her brother, Roy H. Patton, Sr., the current owner, purchased the old homeplace. Another brother, Francis Burber Patton, has been living in the house for a number of years.<sup>20</sup>

FOOTNOTES

<sup>1</sup>On April 30, 1825, a small band (forty) of Cherokee Indians sold 25,000 acres "lying west of the Balsams" to the State of North Carolina. Special commissioners were appointed to divide the land into small tracts for sale to individuals. Taken from the Haywood County Deed Records and County Court Minutes and quoted in W. Clark Medford, *The Early History of Haywood County* (Waynesville: Privately printed, 1961), 65. For Patton's purchases see Haywood County Deed Book B, 538, 539, hereinafter cited as Haywood County Deed Book.

<sup>2</sup>Researcher's interview with Roy H. Patton, Jr., great, great grandson of James Patton, April 4, 1980, hereinafter cited as Patton, Jr., interview.

<sup>3</sup>The house was mentioned in Patton's will dated March 1, 1848. See Haywood County Will Books, Office of the Clerk of Superior Court, Haywood County Courthouse, Waynesville, Will Book 1, p. 18, hereinafter cited as Haywood County Will Book. The MacRae-Brazier Map of North Carolina (1833) shows the Patton home, but whether this was the log structure or the present brick house is uncertain.

<sup>4</sup>Researcher's interview with Roy H. Patton, Sr., April 4, 1980, hereinafter cited as Patton, Sr., interview. See also Patton, Jr., interview.

<sup>5</sup>Seventh Census of the United States, 1850: North Carolina--Haywood County, Slave Schedule, 158. For life dates of James Patton, see *The Patton Family Genealogy with the Various Family Connections (to) 1956 A.D. (Chart of family tree)*. Copy in Research Branch, Archaeology and Historic Preservation Section, Division of Archives and History, Raleigh, hereinafter cited as Patton Family Genealogy.

<sup>6</sup>Davidson published his memoirs in a magazine called the Lyceum in 1891. The abstract here quoted was published by John Parris in The Asheville Citizen, January 7, 1977. See also the MacRae-Brazier Map of North Carolina, 1833, State Archives, Raleigh.

<sup>7</sup>Will of James Patton, Haywood County Will Book 1, p. 18.

<sup>8</sup>Haywood County Will Book 1, p. 18.

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<sup>9</sup> Haywood County Will Book 1, p. 18. One son, Francis Patton, had died in 1846 at the age of twenty-six. See Patton Family Genealogy.

<sup>10</sup> Patton Family Genealogy.

<sup>11</sup> Patton Family Genealogy.

<sup>12</sup> Haywood County Will Book 1, p. 18; and Haywood County Deed Book F, 239, 240, 485.

<sup>13</sup> W. C. Allen, Centennial of Haywood County and Its County Seat Waynesville, N. C., 1808-1908 (Waynesville: Courier Printing Company, 1908), 89.

<sup>14</sup> Haywood County Will Book 1, p. 18; and Patton Family Genealogy.

<sup>15</sup> Patton Family Genealogy.

<sup>16</sup> Haywood County Records, Estates Papers, State Archives, Raleigh, Papers of James M. and Mary A. Patton.

<sup>17</sup> Patton Family Genealogy; Patton, Jr., interview; and Significance statement prepared by Roy H. Patton, Sr., Patton Farm File, Survey and Planning Branch, Archaeology and Historic Preservation Section, Division of Archives and History, Raleigh, hereinafter cited as Patton Farm File.

<sup>18</sup> Patton Family Genealogy.

<sup>19</sup> Patton Family Genealogy; and Special Proceedings of the Haywood County Superior Court, Minute Docket, Office of the Clerk of Superior Court, Haywood County Courthouse, Waynesville, Book 15, pp. 38-51.

<sup>20</sup> Patton, Sr., interview; and Patton, Jr., interview.

# 9 MAJOR BIBLIOGRAPHICAL REFERENCES

Allen, W. C. Centennial of Haywood County and Its County Seat Waynesville, N. C., 1808-1908. Waynesville: Courier Printing Company, 1908.

The Asheville Citizen, January 7, 1977.

# 10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 20

UTM REFERENCES

A	1,7	3,2,9	8,7,0	3,9	3,4	5,4,0	B	1,7	3,2,9	9,8,0	3,9	3,4	5,4,0
	ZONE	EASTING		NORTHING			ZONE	EASTING		NORTHING			
C	1,7	3,2,9	8,4,0	3,9	3,3	9,6,0	D	1,7	3,3,0	0,0,0	3,9	3,3	9,4,0

VERBAL BOUNDARY DESCRIPTION

The nominated property is a twenty acre tract including all farm land in continuous association with the house, the house, and its associated outbuildings, as shown on the accompanying plat drawn from the 1933 survey of the estate of J. S. Patton.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

# 11 FORM PREPARED BY

NAME / TITLE	Property description by Michael Southern, Survey Specialist, Asheville Statement of Significance by Jerry Cross, Researcher, Raleigh. Title search	
ORGANIZATION	by Walter Best Archaeology and Historic Preservation Section	DATE July 10, 1980
STREET & NUMBER	N. C. Division of Archives and History 109 East Jones Street	TELEPHONE Raleigh: 919-733-6545 Asheville: 704-298-5024
CITY OR TOWN	Raleigh	STATE North Carolina 27611

# 12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL  STATE  LOCAL

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

TITLE

DATE

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DATE

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST:

DATE

KEEPER OF THE NATIONAL REGISTER

UNITED STATES DEPARTMENT OF THE INTERIOR  
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Haywood County Records

Deeds  
Estates Papers  
Special Proceedings, Superior Court  
Wills

Interviews

Roy H. Patton, Sr., April 4, 1980  
Roy H. Patton, Jr., April 4, 1980

MacRae-Brazier Map of North Carolina, 1833, State Archives, Raleigh.

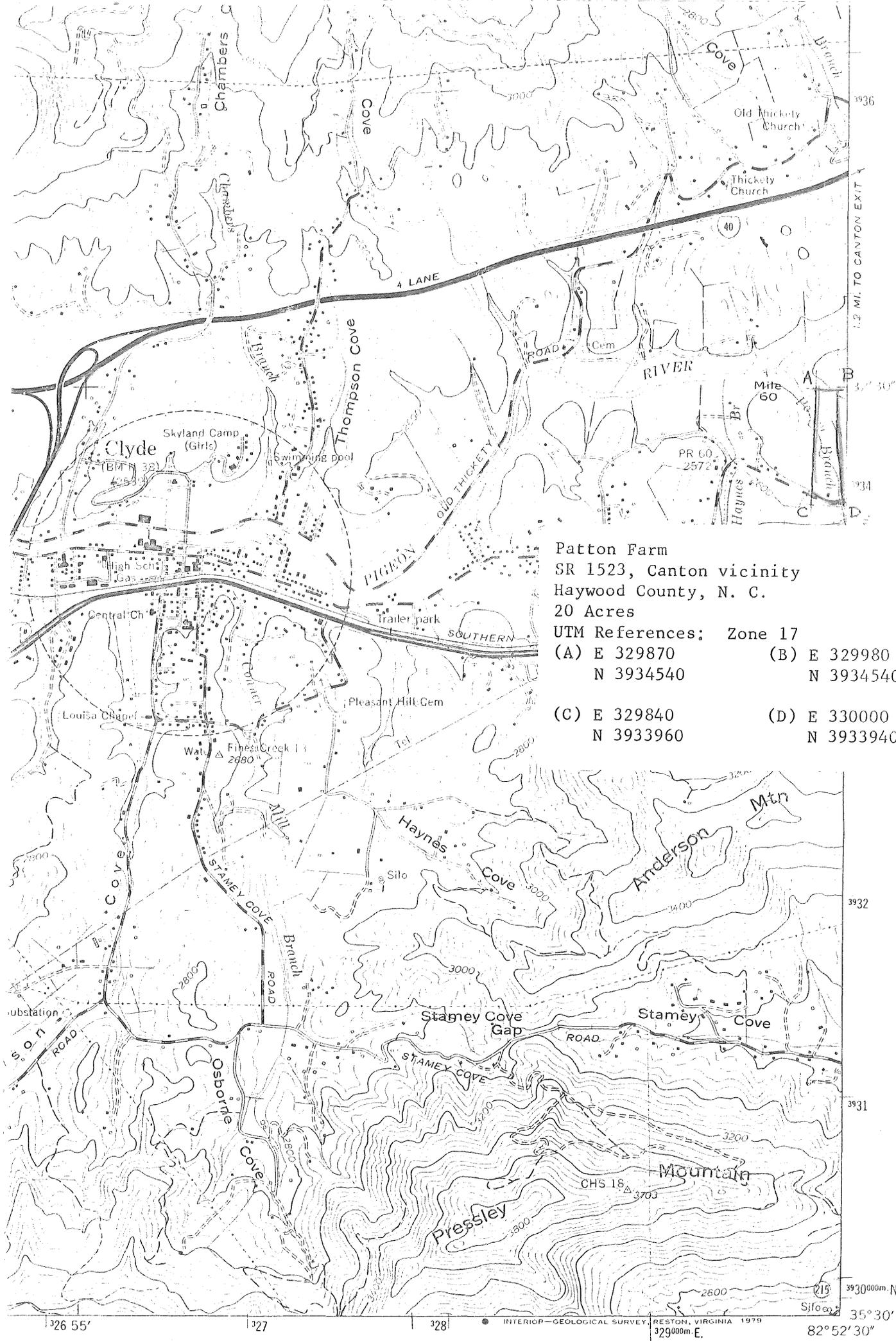
Medford, W. Clark. The Early History of Haywood County. Waynesville: Privately printed, 1961.

\_\_\_\_\_. Land O'The Sky. Waynesville: Privately printed, 1965.

The Patton Family Genealogy with the Various Family Connections (to) 1956 A.D. Chart. Research Branch, Division of Archives and History, Raleigh.

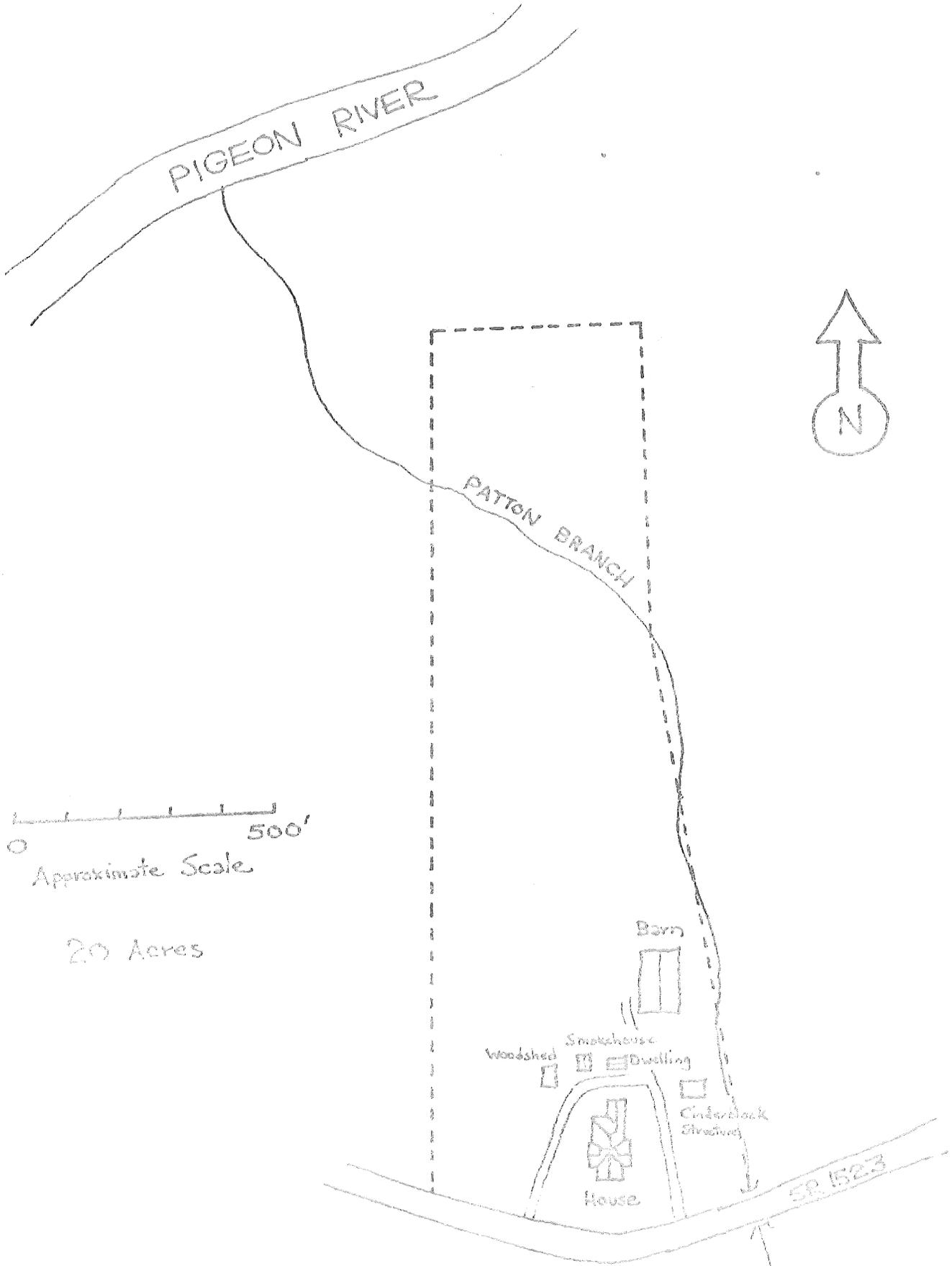
Patton Farm File. Survey and Planning Branch. Division of Archives and History, Raleigh.

United States Census, 1850. North Carolina: Haywood County, Slave Schedule. State Archives, Raleigh.



Patton Farm  
 SR 1523, Canton vicinity  
 Haywood County, N. C.  
 20 Acres

UTM References: Zone 17  
 (A) E 329870 (B) E 329980  
 N 3934540 N 3934540  
 (C) E 329840 (D) E 330000  
 N 3933960 N 3933940



20 Acres

PATTON FARM  
SR. 1523  
PATTON VICINITY  
HAYWOOD COUNTY, N.C.  
JULY 1980

