

# Historic Salem Incorporated

OFFICE AT OLD TOWN HALL

POST OFFICE BOX 865 SALEM, MASSACHUSETTS 01970 / PHONE (617) 745-0799

23 Grove Street  
Built for  
PHILIP RILEY, trader  
by 1868

Research by,  
Joyce King  
April 1983

*"to preserve Historic Sites, Buildings and objects,  
and to work for the education of the community  
in the true value of the same."*

23 Grove Street

This house stands in the area of North Salem which was called "Paradise" in the early 1800's. Paradise included the whole area of Mason St., Mack Park and Harmony Grove up to Tremont St. "It was so attractive, on account of its natural beauty, with winding river (now the canal and filled in land of Harmony Grove Rd), sandy beaches, beautiful groves and fine views." (North-fields, by E.B. Symonds)

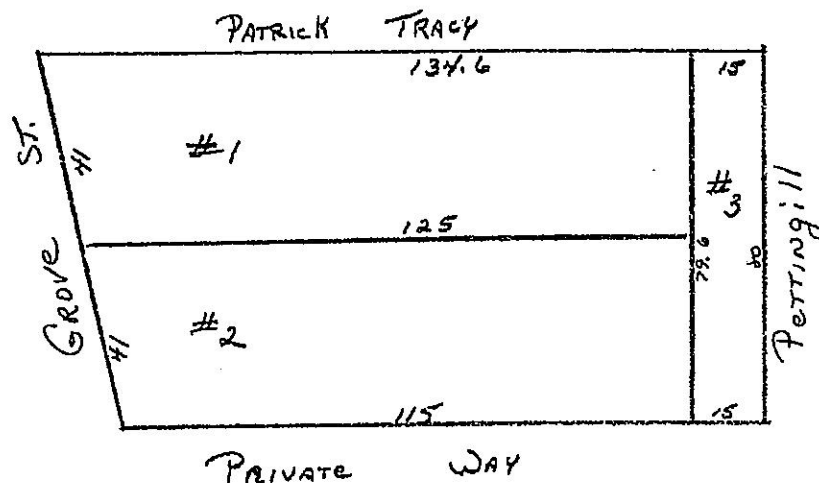
A former resident of Salem recollected: "This probably is not the bible Paradise, for there are no Fig trees here, but it is a boy's Paradise, for green apples are plenty just inside the stone wall, and there stands a slippery elm tree\_\_\_\_. Over there, by that hillside, just above the lane is a favorite place for bathing for boys who can swim; the water is clear and cool but it deepens rapidly just off shore, and the location is unsafe for those who cannot swim. As we pass on we will take a peep in at the grist mill (in the area now owned by Salem Oil and Grease); this is a dusty place, and there is the dusty miller taking toll from the grist. We will look in at the bark mill; this is a savage grinder, and turns the bark into tan very rapidly; the dust here is worse than it is in the grist mill." (Salem Register, Letter of July 2, 1881 by the Rambler)

Another account is given by George D. Phippen in which he describes the flora in the area: "Paradise, including Harmony Grove, not then devoted to its present sacred use, abounded in Columbines,

Ranunculus and Violets, two species of Geranium, Genista tinctoria of the Puritan dyer's memory, Silene inflata, Dianthus armeria, our only American pink, and that perhaps a straying from Europe; also many other plants, and some quite rare."

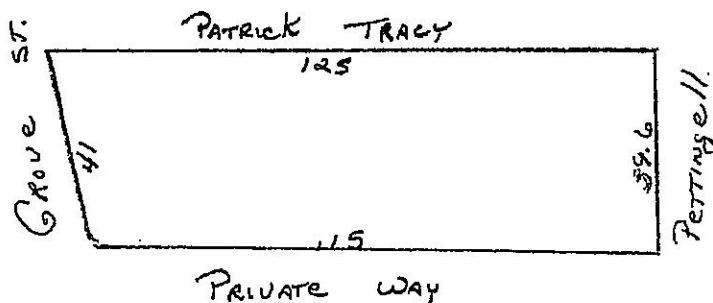
In the 1850's the land extending from 19 Grove St. down towards the entrance to Mack Park was owned by Joseph S. Frye. Mr. Frye was taxed for this large parcel of land "with a tan house" valued at \$1,200.

1860 May 1 - Mr. Joseph S. Frye sold portions of his land:



- #1. lot of land sold to Patrick Tracy for the sum of \$206  
(book 610 page 248)
- #2. lot of land sold to George Balcomb for the sum of \$203.50  
(book 606 page 116)
- #3. lot of land sold to George Pettingill for the sum of \$42  
(book 1019 page 86)

1867 May 4 - George Balcomb sold the lot of land (now 23 Grove St.) to his brother, Henry W. Balcomb:



(book 736 page 68)

Henry W. Balcomb, born in Clementsport, Nova Scotia, began a contracting business in Salem in 1851 and was instrumental in building many houses in this city. He was joined in the business by several brothers and nephews. Mr. Balcomb was in business until 1884, when ill health compelled him to retire. Although it can not be documented, at this time, it seems very plausible that Henry Balcomb was the builder of this house.

1868 Jan. 8 - Henry W. and Elizabeth J. Balcomb sold this lot of land to Philip Riley, for the sum of \$250. (book 737 page 263)

1868 Jan. 29 - Philip Riley, trader, obtained a mortgage, for \$800, from Jonathan T. Dabney, gentleman, of Salem. This was the same premises conveyed by Henry Balcomb. The important point in this mortgage is the mention of "land with dwelling house standing on". Since this is the first document referring to a building, the 1868 date has been assigned to this house. (book 738 page 220)

1868 - Philip Riley is taxed for a house #14 Grove St. valued at \$600; 4566 sq. ft. of land valued at \$200. (#23 was assigned to this house in 1871 when the street was renumbered)

The 1870 federal census gives a closer look at the occupants:

Philip Riley	age 32	currier	born Ire.
Hannah "	" 25	keeps house	" "
Bridget "	" 4	at home	" Mass.
Jeremiah "	" 10	months	" "
Richard Ruth	" 25	clerk in store	" Ire.
Edward "	" 22	clerk in store	" Mass.
Peter Delvecho	" 30	currier	" Italy
Eliza "	" 31	keeps house	" Mass.
John "	" 6	at school	" "
Ernest "	" 4	at home	" "

The tax records indicate changes in occupants and values:

	<u>Occupants</u>		<u>Owner</u>	
1871	Philip Riley	age 34	Philip Riley	house \$1,000
	Matthew Sannon	" 38	" "	land 300
1872	Philip Riley	" 35	same	
	Lewis Swasey	" 30		
1873	Philip Riley	" 36	Philip Riley	house \$1,100
	Lewis Swasey	" 31	" "	land 400
1874	John Brady	" 26	Philip Riley	house \$1,100
	Lewis Swasey	" 32	" "	land 400
			" "	<u>barn</u> 100

(Where Philip Riley lived at this time is not clear. It may also be of interest to note that the vacant lot to the south of this house, owned by William Maloon, was used as a "tan bed" up to this date.)

1875	Philip Riley	age 38	Philip Riley	house \$1,100
	Lewis Swasey	" 33	" "	land 400
	Andrew Guilsmith	40	" "	barn 100

1880 census:

Philip Riley	age 42	currier	born Ire.
Hanora "	" 37		" "
Bridget "	" 15	at school	" Mass.
Jeremiah "	" 11	at school	" "
Philip "	" 8	at school	" "
Patrick "	" 6	at school	" "
Alice "	" 4		" "
Mary "	" 1		" "
Jeremiah Daly	" 9	nephew	" "
Ellen "	" 7	niece	" "

2nd family

Mary Callahan	" 50	keeps house	" Ire.
Joanna "	" 21	works out in families	" Mass.
Michael "	" 22	currier	" "

Tax records:

	<u>Occupants</u>		<u>Owner</u>	
1880	Philip Riley age 45		Philip Riley	house \$900
	Michael Callahan 20		" "	land 500
			" "	barn 100
1882	Philip Riley 45	<u>grocer</u>	same	
1886	John Deary 39	peddler	Philip Riley -	non resident
	John O'Hearn 39	currier	" "	house \$900
			" "	land 500
			" "	barn 100
1887	Philip Riley 50	farmer	Philip Riley	house \$900
	Michael F. Buckley 26	currier	" "	land 500
			" "	barn 100

(Philip Riley was a resident of Ipswich in 1886)

Salem city directory:

1888 Philip Riley, variety store 23 Grove St.

1890 July 3 - Philip Riley died. (no obituary was found under this date)

1890-1 Salem City Directory

Riley - 23 Grove St.  
 Hannah, widow variety store 23 Grove St.  
 Jeremiah J. (J.J. Riley & Co.) R40 Irving St.; b. 23 Grove  
 Patrick F., clerk at 226 Essex St.; b. 23 Grove  
 Philip J., clothing cutter b. 23 Grove

1893-4 Salem City Directory

Riley - 23 Grove St.  
 Bridget G.  
 Hannah, variety store 23 Grove St.  
 Jeremiah J. removed to N.Y.  
 Patrick F., clerk at 226 Essex St.; b. 23 Grove  
 Philip J., tailor at 286 Essex St.; b. 23 Grove

# PHILIP J. RILEY,

## MERCHANT TAILOR,

NO. 286 ESSEX STREET, - - SALEM, MASS.

Very few men stop to consider what they mean by "a thoroughly satisfactory garment," for the great majority of us judge clothing as a whole and not in detail and so say at once that a certain garment is satisfactory or the reverse, as the case may be. But, of course, clothing which gives the best satisfaction is that which most perfectly combines style, fit, material and workmanship, and those conversant with the character of the work turned out by Mr. Philip J. Riley will readily agree that the exceptional popularity of his productions is but the legitimate result of their high and uniform degree of excellence in the features mentioned. Mr. Riley has carried on operations in his present line since 1893. He is a native of Salem, and considering his honorable business career it is natural that he should be almost universally known and highly esteemed throughout the city, his store ranking with the most popular establishments of its kind in this vicinity. It is located at 286 Essex Street and constantly contains a fine line of imported and domestic woolens, etc., including the latest fashionable fabrics for gentlemen's wear. Employment is given to a thoroughly competent force of assistants and all orders can generally be filled at short notice, no pains being spared to deliver goods promptly at the time promised.

1895 tax records:

<u>Occupants</u> (males over 18)	<u>Owner</u>
Philip Riley, tailor age 23	Estate of Philip Riley
Patrick F. Riley, clerk age 21	" " " house \$600
Michael Buckley, currier age 34	" " " land 300
	" " " barn ?
	( $\frac{1}{2}$ value)

## 1897-8 Salem City Directory

Riley - 23 Grove St.

Mrs. Hannah, variety store

Alice, stenographer

Bridget G., shoestitcher

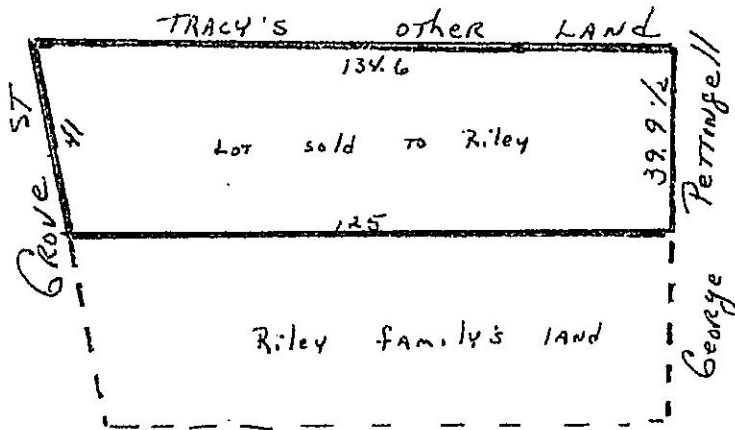
Partrick F., clerk at 226 Essex

Philip J., dinker

## 1900 census:

	<u>date of birth</u>	<u>age</u>	<u>occupation</u>	<u>place of birth</u>
Hannah Riley	Nov. 1846	53		Ire.
Bridget "	Oct. 1866	33	shoestitcher	Mass.
Francis P. "	Feb. 1875	25	clerk (drug)	"
Alice "	Feb. 1877	23	writer	"
Mary "	July 1879	20	at school	"
James "	Oct. 1882	17	clerk (drug)	"

1904 Aug. 16 - Patrick and Joanne Tracy sold the adjoining parcel of land to James H. Riley. Mr. Tracy reserved "the right for one year to remove all buildings now standing on said land." This was the same premises sold to Patrick Tracy in 1860:



(book 1751 page 218)

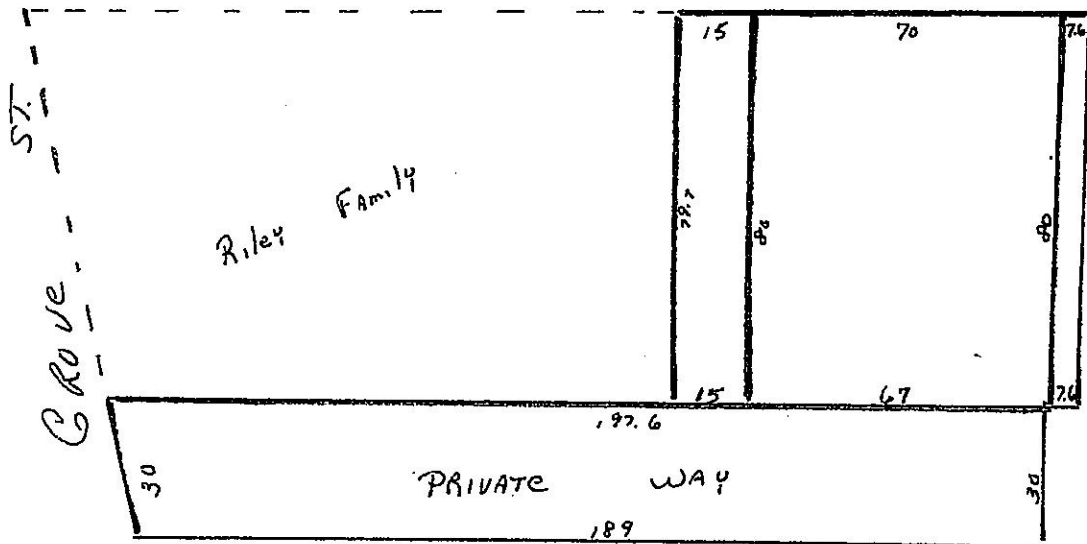


1905 tax records:

<u>Occupant</u> (males over 18)	<u>Owner</u>
Philip J. Riley, shoe stock	Heirs Philip Riley
James H. Riley, druggist	" " house \$600
	" " land 300
	barn 100

(the adjoining lot 5145 sq. ft. was valued at \$350)

1908 July 23 - Willard Spaulding, of Peabody, executor of the will of Mary W. Pettingill, sold to Alice I. Riley four parcels of land with the buildings thereon:



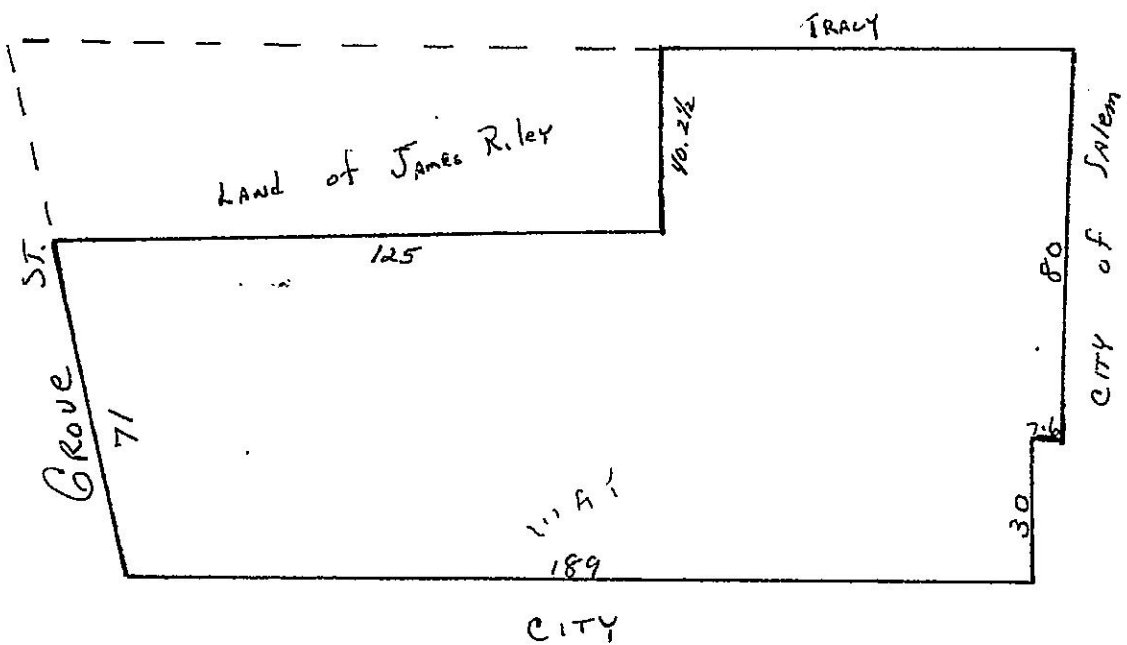
(book 1930 page 30)

1911 Feb. 6 - Mrs. Hannah Riley died. Her obituary and funeral notice appeared in the Salem Evening News:

"Mrs. Hannah, widow of Philip Riley, died at her home, 23 Grove street, this morning, after a brief illness of pneumonia. She was the daughter of Jeremiah and Mary (Ready) Daly, and a woman greatly beloved by all who knew her. She leaves three sons and three daughters."

Feb. 8 "The funeral of Mrs. Hannah Riley was held in St. James church this forenoon, requiem high mass being celebrated. A large number of friends attended. The burial was in St. Mary's cemetery." (Lot #166 St. Patrick Ave.)

1911 Sept. 26 Deeds were drawn placing all the real estate in the names of Alice I., Mary L. and Bridget G. Riley:



(book 2105 pages 274-277)

1915 City Directory:

Riley - 23 Grove St.

Alice I.

Bridget G.

Mary L., bookkeeper at 79 Washington St.

1918 Sept. 10 James H. Riley sold the adjoining lot to Mary L. Riley. (indicated by dotted lines on plan above) Also transferred

at this time was a lot of land on Boston St. (book 2399 page 109)

1925 Nov. 2 - Bridget G. Riley died. This short notice appeared in the Salem Evening News:

"Bridget G. Riley daughter of the late Philip and Hannah Riley died yesterday at her home, 23 Grove St.

She leaves three brothers Rev. P. F. of Columbus, Ohio; Philip of Detroit, Mich. and James H. of Los Angeles, Cal. and two sisters Alice and Mary Riley."

1934 March 2 - Rev. Patrick F. Riley died. Details of his life were printed the following day:

"The many friends of Rev. Patrick F. Riley of this city, will be grieved to learn of his death which occurred at his home, 23 Grove St., yesterday. Rev. Fr. Riley was born in Salem, son of the late Philip and Hannah (Daly) Riley and educated in the schools here, continuing his studies at St. Laurent college, Montreal. He was ordained to the priesthood in Columbus, Ohio on Dec. 6, 1924 by most Rev. James J. Hartley, bishop of Columbus. He was assigned to Mt. Vernon, Ohio and later to St. Joseph's cathedral, Columbus. In 1927 he was named pastor of the Holy Trinity Church, Jackson, Ohio and labored zealously until he was obliged to return home, due to ill health. He was a man of fine character, a profound scholar, and true priest of God. He celebrated his first solemn high mass at St. James church here on Dec. 14, 1924. Surviving him are a brother James H. Riley and two sisters Alice and Mary Riley. Solemn high mass will be celebrated at St. James church Monday morning at 10 o'clock."

1952 Oct. 15 - James H. Riley died. The Salem Evening News carried this obituary:

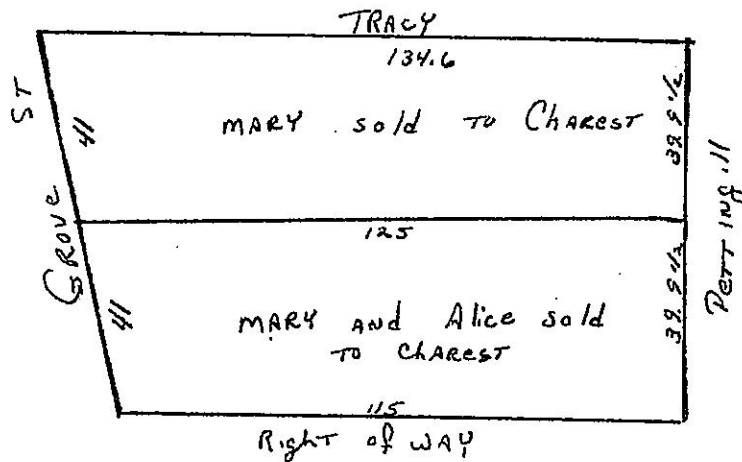
"James H. Riley, well known Salem druggist died last evening

after a short illness. A resident of 23 Grove St., Mr. Riley was the son of the late Philip and Hanora (Daly) Riley.

Surviving are two sisters Alice and Mary. Mr. Riley was a member of the Holy Name Society of St. James church and of Veragna council, Knights of Columbus.

His funeral will be held Friday morning at 8:15 from Murphy funeral home."

1953 Dec. 3 - Alice and Mary Riley sold the land and buildings at 23 Grove St. to Roland J. and Phyllis Charest of Salem; On the same day Mary L. Riley sold the adjoining parcel of land to the Charests:

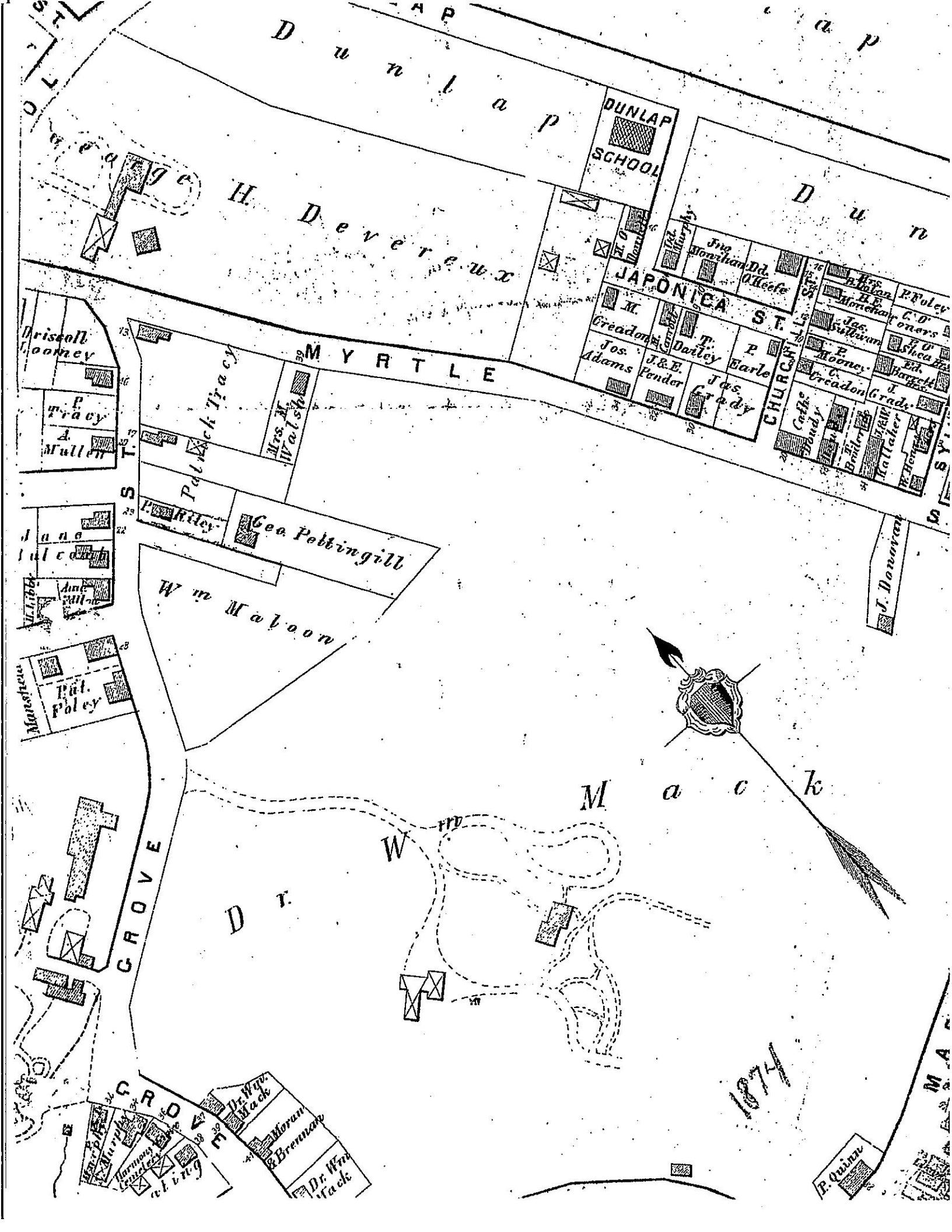


(book 4033 pages 19 & 20)

1958 April 18 - Roland and Phyllis M. Charest, both of N.J., sold the two parcels of land and buildings to Joseph F. and Marion A. Hogan. (book 4453 page 530)

Notes:

Reference to book and page are deed books at the Registry of Deeds. Probate numbers are cases at Probate Court. Both offices are located in the same building on Federal St. All maps in this report are not meant to be exact, just for illustration purposes.



D u n l a p

DUNLAP SCHOOL

H. Devereux

JAPONICA ST.

M Y R T L E

Briscoll  
Boomey

P. Tracy  
A. Mullen

J. A. Sullivan

Pat. Foley

GROVE

GROVE

Pellick Tracy

Mrs. M. Walsby

H. Hilly

Geo. Pettingill

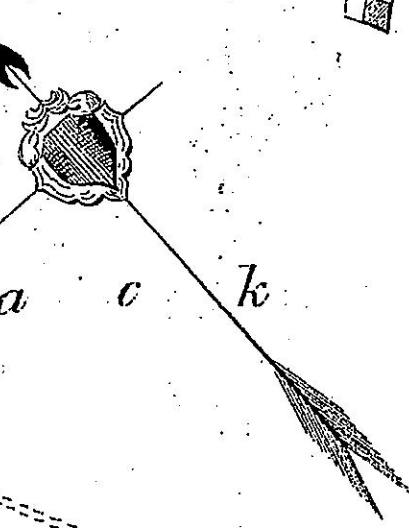
Wm Maloon

W. F. F. D.

D. T.

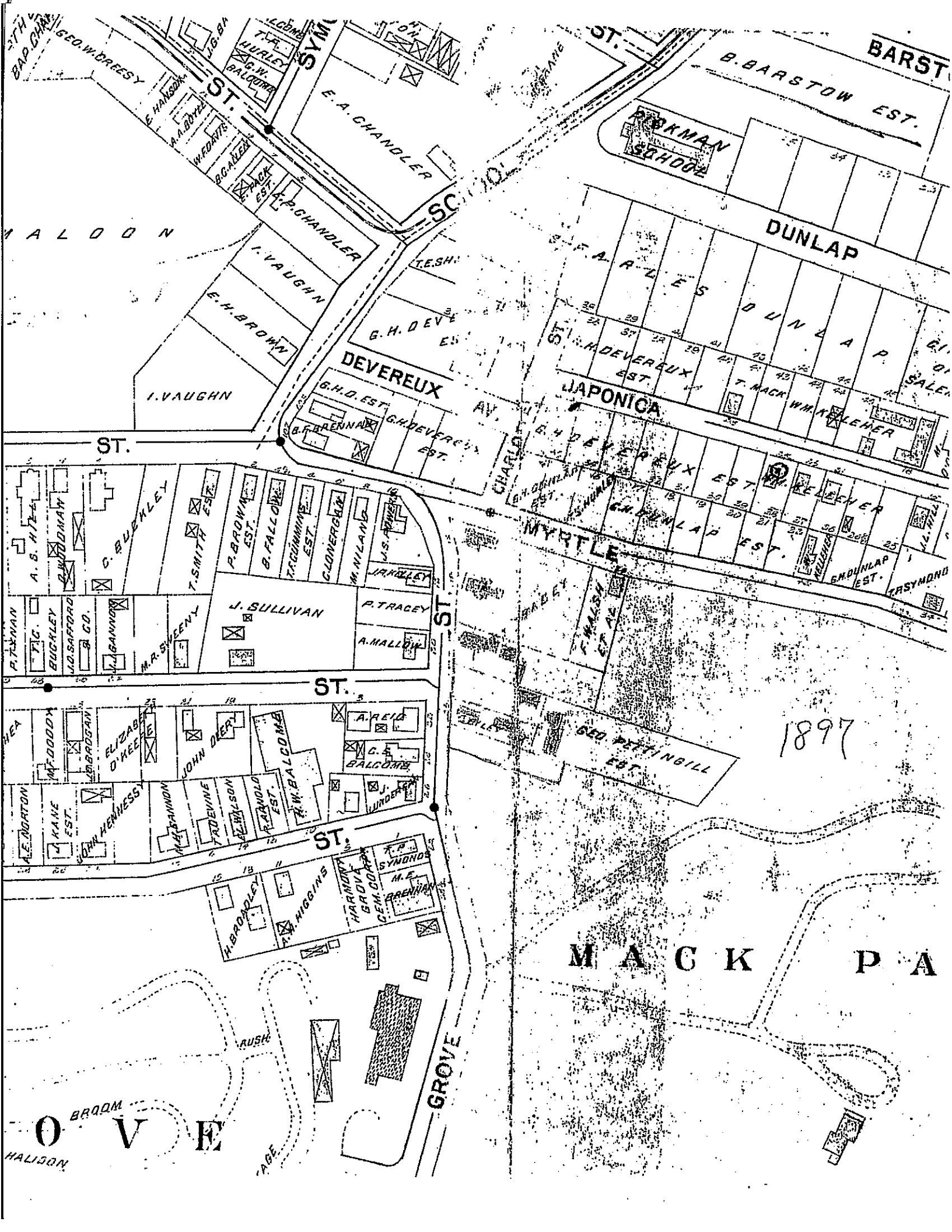
M a c k

1874



R. Quinn

M A



5TH  
BAP CHUR

MALDON

ST.

A.S. HILL  
BUCKLEY  
J.O. SAFFORD  
B. CO.  
M. GANNON

A. E. NORTON  
KANE  
JOHN HENNESSY  
M. GANNON  
T. DEVINE  
L. WALSON  
R. RANDOLPH  
A. W. BALCOMBE

H. BRADLEY  
A. HIGGINS  
HARMONY GROVE  
C. M. COOPER  
M. E. GREENMAN

OV E  
HALLION

E.A. CHANDLER  
G.H. DEV  
DEVEREUX  
I. VAUGHN  
E.H. BROWN  
I. VAUGHN

C. BUELLEY  
T. SMITH  
P. BROWN  
B. FALLOU  
T. GUNNING  
G. LOVERGIB  
M. NILAND  
J. SULLIVAN  
R. TRACEY  
A. MALLOW

A. REID  
C. BALCOMBE  
J. WUNDERLICH

GROVE

ST.  
B. BARSTOW EST.  
RISKMAN SCHOOL  
DUNLAP  
A. R. L. E. S.  
DUNLAP  
G. H. DEVEREUX EST.  
JAPONICA  
G. H. DEVEREUX EST.  
G. DUNLAP EST.  
MYRTLE  
W. M. KELLEHER  
W. M. KELLEHER  
W. M. KELLEHER  
W. M. KELLEHER  
W. M. KELLEHER  
W. M. KELLEHER  
W. M. KELLEHER

1897  
GEO. PETTINGILL EST.  
MACK PA