

Land and House at 153 Federal Street, Salem, Mass.

This house was built for Aaron Hayward, master mason, in 1842.

In 1740 Hannah Orange, a widow of Boston, for 250 li sold 3 3/4 acres of land to Thomas Blaney, Salem shoreman (a man involved in unloading, preparing, and selling the fish brought back to Salem from the fishing grounds); this land ran down along what is now Flint Street to what was then the broad North River, of which Bridge Street was the southern bank (80:101). In the 1760s Federal Street was laid out through this land, and Mr Blaney's widow, Alice Blaney, proceeded to sell off the land for house-lots. On 18 Sept 1773 she sold to Benjamin Nourse, Salem sadler, for 35 li, a house-lot fronting about 36' on Federal Street and running back about 200', as well as a shallow triangular piece (gore) of land fronting 127' on Federal Street to the east (133:22).

Benjamin Nourse (a direct descendant of Rebecca Nurse, the witch trial victim) built a house on this lot soon after purchasing it in 1773; on 20 Nov 1789 he bought from Ebenezer Beckford, a merchant, a parcel of land adjoining to the west, fronting one pole (16.5') on Federal Street and running about 200' deep; on this strip stood a wood-house and the southerly end of a dwelling house (148:251). Mr Nourse immediately mortgaged his dwelling house, his newly-enlarged house-lot, and the gore to Mr Beckford, who discharged this mortgage on 15 April 1790 (148:252).

Mr Nourse, "a sexton," died "of old age" on 17 Jan 1798 in his 78th year, having earlier changed his occupation from sadler to chair-bottom maker; by his will of 24 Nov 1797 he devised to his (second) wife Abigail a life estate in half of his house and land, and to his son Samuel the other half of the homestead, along with the right to Abigail's half after her death; to his son Benjamin he left just \$50; according to the inventory, the dwelling house and land were worth \$800 (#19685).

On 7 Jan 1799 Samuel Nourse, a cordwainer (shoemaker), mortgaged his half and his right to his mother's half to Sarah Hathorne, shopkeeper; she discharged this mortgage 30 April 1801 (164:205). Again, on 28 April 1801, Mr Nourse mortgaged the same premises for \$500 to John Osgood, merchant, who was acting, evidently, on behalf of his ward Joseph Jackson Woodbridge (169:243). Mr Nourse paid off this mortgage on 20 Aug 1804 for \$604 to Messrs Osgood & Woodbridge (175:33).

It was probably at this time that Mr Nourse began the decline that ended in death two years later; certainly his actions were those of a man determined to put his house in order. On

20 Aug 1804 Mr Nourse for \$500 granted to his step-mother Abigail (who was also his mother-in-law) a life estate in his undivided half of the homestead (175:33). On that same day Mr Nourse, for \$500, sold to William Coombs, baker, Frederick Coombs, mariner, and Elizabeth Coombs, spinster (his wife's siblings),<sup>3/4</sup> his right to his step-mother's right to the homestead and gore (175:33); also at this time Mr Nourse granted his right to his mother's remaining undivided 1/4 right in the homestead & gore to Joseph Mansfield, cord-wainer, who immediately reconveyed this 1/4 right to Mr Nourse's wife, Abigail (Coombs), (these last two deeds were lost or destroyed, and were renegotiated on 22 & 23 Oct 1806, 193:69). Having conveyed all of his property to his step-mother and to his wife and her siblings, Samuel Nourse died late in November, 1806.

Mr Nourse's step-mother, Mrs Abigail Nourse, died 1 Mar 1814, aged 70 years. After her decease, the whole homestead & gore came into the outright possession of William and Frederick Coombs, and Mrs Elizabeth (Coombs) Symonds and widow Abigail (Coombs) Nourse. On 20 Oct 1814 and 22 July 1816, these four people, for a grand total of \$ 1100, granted their rights to the property to Capt Holten Johnson Breed, master mariner (203:301, 209:277-8).

Capt Breed lived here for several years; on 19 May 1829 he sold the estate for \$760 to Benjamin Allen, Salem tanner (252:81); from the sale price, one surmises that the property had been allowed to run down. Mr Allen died 31 Mar 1839, aged 36 years; the estate then descended to his father, John Allen, Salem gentleman. On 6 Jan 1842 John Allen for \$1000 granted to his neighbor to the west, Aaron Hayward, Salem mason, the "lot of land on Federal Street with all the buildings thereon" as well as his right to the gore (328:259).

Evidently, Mr Hayward proceeded to raze or remove (or drastically remodel) the old Nourse house, and to build this house in its place. The 1842 Salem real estate assessments show that Mr Hayward sold to Leonard B Harrington his half-house (now 155 Federal Street, worth then \$1600), that he owned two houses worth a total of \$2800, and that he owned another house worth \$1400 unfinished and \$2500 finished. This last house was unfinished at the time of assessment (probably summer 1842), but it was probably finished by the end of the year. The 1843 assessment show that Mr Hayward lived at 75 Federal Street (now 153 Federal St; the street numbers were changed 21 Mar 1853), which was assessed at \$2500; he still owned the other two houses worth \$2800.

On 26 Ap 1855 Mr Hayward for \$4500 sold his homestead to Leonard B Harrington, Salem leather-dealer (511:264). Mr Hayward, a master mason, died on 25 Nov 1879, aged about 85 years. He left his wife Eliza (Glazier), daughters

Eliza Ann (wife of Edward D Loring, who was the son of Joshua Loring, coach-maker, who built 55-57 Federal Street), Mary Ellen Hayward, and son Charles Henry Hayward, all of Salem (#42020).

Leonard Bond Harrington, leather manufacturer (1803-89), lived here for more than 30 years. He died 6 Mar 1889, having outlived his wife, Margaret G (Hearsey); a wealthy man, he left most of his holdings to his daughter Mrs Mary E Goodhue, to his grand-daughter, Mabel C Harrington (daughter of his deceased son Leonard), and to his son Henry Harrington (to whom he left his Federal Street homestead), (#67478).

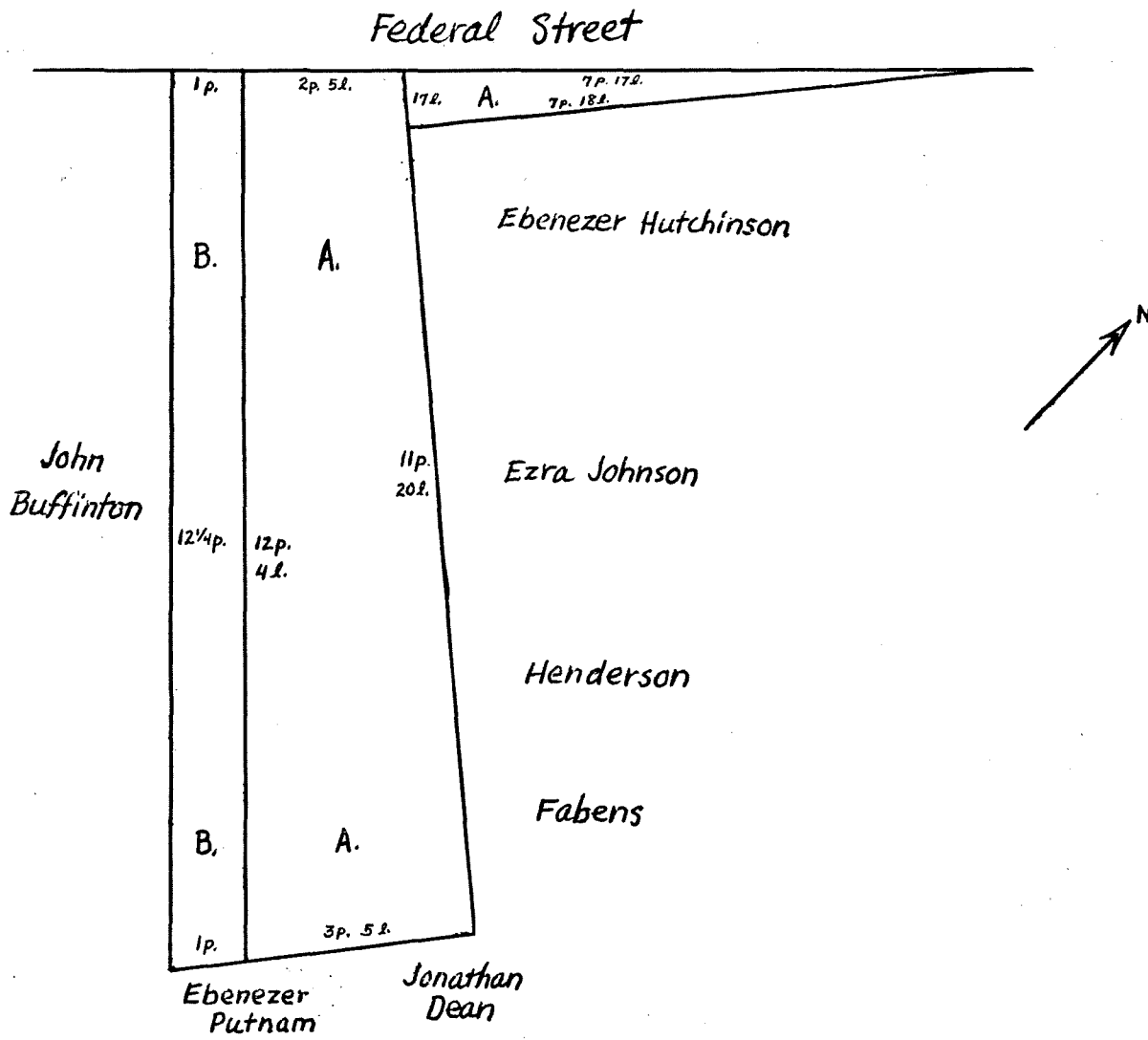
Henry Harrington (1832-98), like his father a leather-merchant, died on 20 June 1898; the homestead, valued at \$7500, was devised to his wife Lydia Frye (Nichols) Harrington (82831). Mrs Harrington owned the premises up to the time of her death on 30 Nov 1919; she willed 153 Federal Street to Eunice Alice, wife of her brother Benjamin C Nichols (134881).

Mrs Nichols died on 27 May 1831; by her will of 29 Sept 1924 she left the estate to her daughter Marion Winchester Nichols, the present owner (#171078).

Robert Booth  
6 March 1977

Notes: A parenthetical number such as (#123) refers to Southern Essex County Probate Docket #123, on file at the Registry of Probate. A number such as (123:456) refers to deed book and page at the So. Essex County Registry of Deeds.

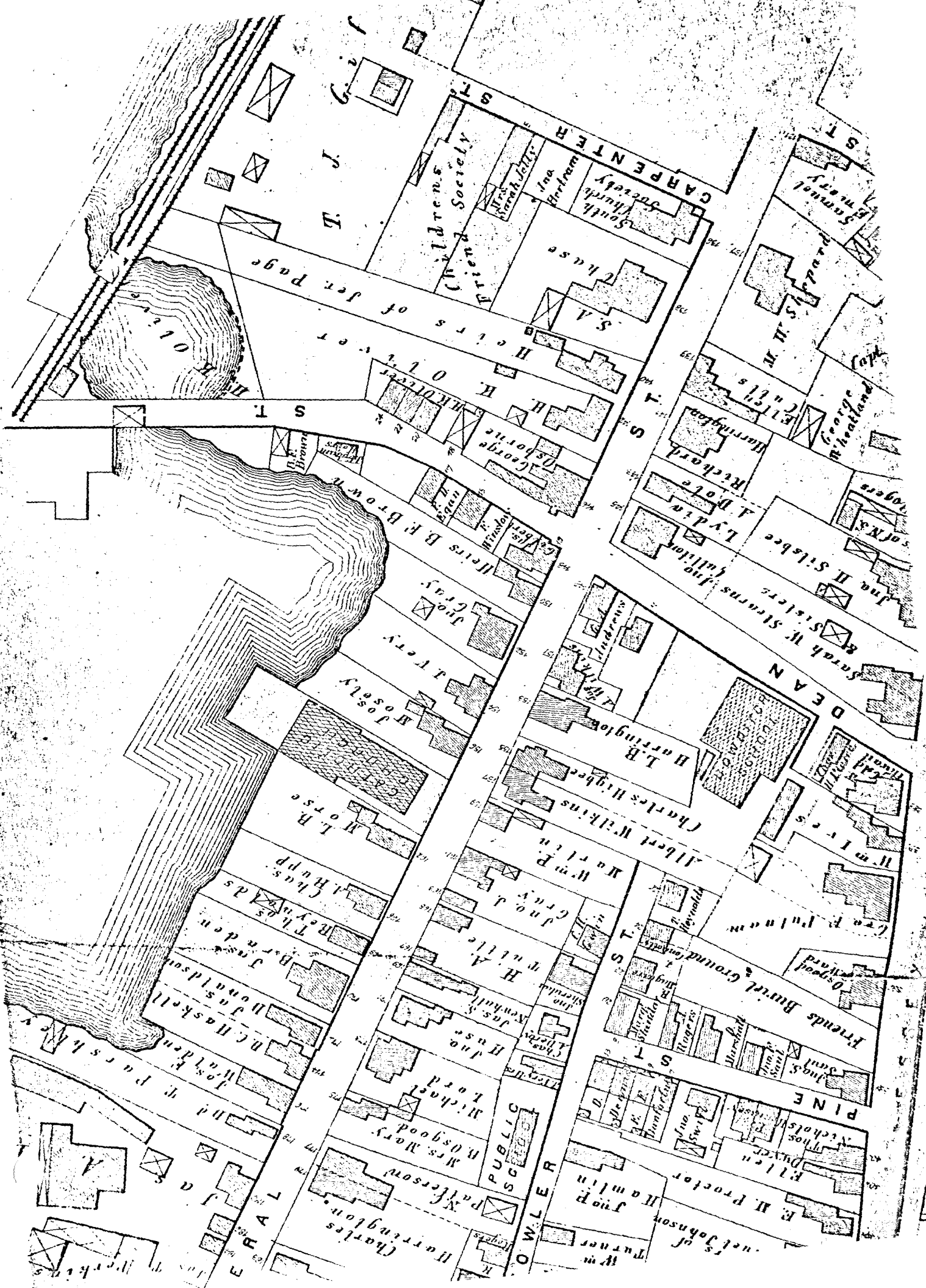
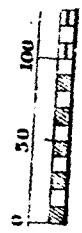
Rough Plan of Homestead  
153 Federal St.



- A. 18 Sept 1773 Alice Blaney for 35 li to Benjamin Nourse (133:22)
- B. 20 Nov 1789 Ebenezer Beckford for 40 li to Benja. Nourse (148:251)

1 cm = 1 p. (pole)

J. Booth



J. J. G.

CARPENTER ST  
Children's Society  
South Church Society  
Ina Bratton

Hearts of Jer page  
S.A. House

ST. O. L. V. E. T.  
George Osborne  
Richard Lydell  
A. D. D.

Leirs B. B. Brown  
Mrs. Gray  
Mrs. Mosely

Charles Higbee  
L.B. Herring  
A. B. Andrews

Albert Watkins  
Wm. P. Martin  
Wm. L. Morse  
L.R. Hupp

Friends Burel Ground  
J. A. Little  
H. A. Little  
J. S. Little

Charles Haskell  
D. C. Haskell  
J. S. Haskell  
J. S. Haskell

Charles Haskell  
Mrs. Mary Patterson  
Mrs. Mary Patterson  
Mrs. Mary Patterson

Charles Haskell  
Mrs. Mary Patterson  
Mrs. Mary Patterson  
Mrs. Mary Patterson

Charles Haskell  
Mrs. Mary Patterson  
Mrs. Mary Patterson  
Mrs. Mary Patterson

ST. DEAN  
Sarah W. Stearns  
John H. Silbee  
John H. Silbee

ST. PINE  
Ellen Dyer  
Thomas P. Dyer  
Thomas P. Dyer

ST. OWLER  
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John H. Silbee  
John H. Silbee

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Ellen Dyer  
Thomas P. Dyer  
Thomas P. Dyer

Know all Men by these Presents, That I,

259

John Allen of Salem

in the County of Essex, and Gentleman of Massachusetts,

in consideration of one thousand - dollars  
paid by

Aaron Hayward, of said Salem, Mason.

the receipt whereof I do hereby acknowledge, do hereby give, grant, sell and convey unto the said

Aaron Hayward a lot of land on Federal Street in Salem aforesaid, with all the buildings thereon, bounded Northerly on said Street, three poles and five links. Westerly on Aaron Hayward twelve poles and one quarter Southerly on land formerly Bancroft four poles and five links and Easterly on Hutchinson, Eves & others eleven poles and twenty links: - And also release and quit claim (but not warrant) all my interest to a small gore of land at the Northeast corner of the above lot bounding Westerly thereon sixteen links and extends Easterly on Federal Street seven poles and seventeen links, where it ends in a point. -

This conveyance being made by virtue of my inheritance to said estate, which was conveyed to my son Benjamin by H. J. Dreda, by deed dated 19<sup>th</sup> of May 1829 and which is recorded in the Registry of Deeds for said County B. 252. 281.

To Have and to Hold, the afore-granted premises, to the said Aaron Hayward his heirs and assigns, to his and their use and behoof forever. And I

do covenant with the said Aaron Hayward his heirs and assigns, that I am lawfully seized in fee of the aforegranted premises; that they are free of all incumbrances;

that I have good right to sell and convey the same to the said Aaron Hayward And that I will warrant and defend the same premises to the said Aaron Hayward his heirs and assigns, forever, against the lawful claims and demands of all persons.

In witness whereof, I the said John Allen

have hereunto set my hand and seal this 26<sup>th</sup> day of January in the year of our Lord one thousand eight hundred and forty two.

Signed, sealed and delivered, in presence of us,  
Jonathan P. Saunders,  
Thomas Drew.

John Allen. - seal

Essex, ss. Jan'y 6<sup>th</sup> 1842. - Then the above-named

John Allen

acknowledged the above Instrument to be his free act and deed,

before me, Jonathan P. Saunders Justice of the Peace.

Essex, ss. Received Jan. 10. 1842, 30m past 10 o'clock, A. M. Recorded and examined, by N. H. French Register.