

#7 A S H S T R E E T

Salem, Mass.

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Deeds

Book Page

Documentation

- 5688 275 June 4, 1970
Bessie E. Monroe and Harlan S. Barnes sell to the Salem Redevelopment Authority for \$17,300 land and buildings bounded: beginning at a point on the W. side of Ash St. and running
W. along land of the First Universalist Society 62.50', then running
S. along land of the First Univ. Society about 33.48', then running
E. by lot 1 on plan (see below) 23.44', then continuing by Lot:1
7.24', then again
E. by said Lot 36.91' to Ash St. then running
N. by Ash St. 43.41' to beginning.
Premises being Parcel #2 on Plan Book 3363 p. 347. Being premises conveyed to grantor Book 3730 p. 496.
- 3730 496 April 8, 1950
Joseph H. and Elsie M. Doucette of Salem sell to Bessie E. Monroe and Harlan S. Barnes land and buildings #7 Ash St. (same description as above)
Being Premises conveyed to us by deed Book 3536 p. 464.
- 3536 464 November 24, 1947
Gabriel E. and Genevieve Cormier of Bolton Mass. sell to Joseph H. and Elsie M. Doucette land and the buildings thereon at 7 Ash St. (described above)
Being premises conveyed us by deed Book 3559 p. 291.
- 3559 291 July 25, 1947
J. Edward and Priscilla I. Harris sell property (described above) to Gabriel E. and Genevieve Cormier.
Being same premises conveyed Book 3482 p. 593.
- 3482 593 October 11, 1946
Charles E. and Margaret A. Page grant to J. Edward and Priscilla Harris (same described property) Being property conveyed us Book 3363 p. 347.
- 3363 347 March 18, 1944
Margaret T. Howe unmarried and Lester A. Howe, both of Salem grant to Charles E. and Margaret A. Page (same property) (see plan with deed)
- 3212 569 March 30, 1940
Margaret T. Howe widow of John Howe to George McCarthy who sells back to Margaret T. Howe and son Lester A. Howe land and buildings #5 and #7 Ash St. bounded:
E. on Ash St. 86'
N. on land of Universalist Soc. formerly of West 61½'
W. by land formerly of Rust now or late of Harrington 84'
S. by land formerly of Rose now or late of Swan 64'
Being same premises conveyed my late husband and me Book 1615 p. 298.
- 1615 297 July 11, 1900
Francis S. Allen of Boston for \$1425 sells to John J. Howe of Salem one undivided half of a lot #7 Ash St. with the brick dwellinghouse thereon. (same lot description as above but no house #5) For title see Book 944 p. 612 also Probate of Daniel Marston #61377, interest of said Daniel Marston having been inherited by Josephine F. Allen as his only heir; my title deriving as devisee under the will of my late wife

- 1615 295 July 11, 1900
Elizabeth J. Marston and Laura A. Marston both of Deerfield N.H. surviving trustees under will of Asa Marston late of Salem for \$1425 release to John J. Howe one undivided half of (same property) See will of Asa Marston Probate #67055.
 On the following page the ownership is changed to John J. Howe and Margaret T. Howe
- 944 162 December 27, 1875
Thomas Perkins exec. of will of Thomas Perkins late of Salem, dec. for \$4,000 sells to Asa Marston and Daniel Marston of Salem land and buildings bounded:
 on E. by Ash St. 86'
 on N. by land formerly West 61½'
 on W. by land formerly of Rust about 84'
 on S. by land formerly of Rose about 64'
 Being premises devised to Thomas Perkins dec. subject to the life estates of Elijah Perkins and his wife, by the will of Thomas Perkins esq. late of Topsfield, dec. being estate conveyed Book 158 p. 270, Book 187 p. 233, and Book 237 p.220.
- 237 220 November 18, 1824
Peter Sanders, merchant, of Salem and Rebecca his wife in her right for \$100 grant to Thomas Perkins of Topsfield, merchant, the E. end of a dwellinghouse with the land under and adjoining, also the E. half of the chimney and land under, with the strip of land at E. end of the house to extend N. and S. the breadth of the house; also use of entry and stairs.
 Premises being same conveyed by William Chiles to Eunice Brown Book 152 p. 66
- 187 233 August 3, 1809
John Colby caulker and Sally his wife for \$225 sell to Thomas Perkins merchant of Salem the W. end of a dwellinghouse with land and cellar under same and the W. half of the chimney, bounded:
 S. on land formerly Christopher Osgood's
 W. on land of Henry Rust's 2 poles
 N. on land formerly John Parker's
 E. on land of Eunice Brown's and the E. end of the house.
 Also privilege of a 10' way through Parker's land to Ash St, and use of the well.
- 158 270 March 11, 1795
John Parker of Reading yeoman, for £ 75 sells to Thomas Perkins merchant of Salem a dwellinghouse and land now in occupation of Elijah Perkins bounded: beginning on Ash St. so called, at the N.E. corner of Brackenbridge Rose's house, running N. bounded E. on said St. 86': then running W. bounding N. on land of Daniel West 61½'; then running S. bounding W. on land of Henry Rust 50½'; then running E. bounding S. on land late of William Childs 34'; then running S. bounding W. on said Child's land 34'; then running E. bounding S. on Brackenbridge Rose's land about 30' to beginning. With privilege of passing and repassing across the lot of land sold by said Parker to William Childs, to use the well, and reserving to heirs of William Childs a 10' road from his land to Ash St.

152 66 August 5, 1790

William Chiles of Salem, Mariner, for £25 10 sh. sells to Eunice Brown spinster of Salem the E. end of a dwelling house, land and cellar under, also the E. half of the chimney (etc.) with a strip of land at the E. end of the house to extend N. and S. the breadth of the house; the N. boundary except the chimney to be the W. boundary of the E. lower room, also the use of the entry and stairs leading to her chamber, also the use of the well. Being the same Parker sold me May 9, 1787.

Probate #21419 Thomas Perkins December 7, 1830

(an enormous amount of documents)

Inventory of real estate included:

Franklin Place: a brick building in Salem on Essex, Newbury and Bath Sts. estate in Rowley (and several other lots there)

house, shop, etc. in Salem cor. Liberty and Vine Sts.

Union Wharf (and other buildings)

estates in Topsfield

Estate on Ash St. Salem: a brick dwelling house which he bought of

John Colby, John Parker, and Peter Lander val. \$2,000

Will drawn in 1825 bequeaths:

to his brother Elijah Perkins and his wife his house and land on Ash St. that they now occupy for their life only, and his brother is to get \$500 a year.

(extensive bequests to) his brother David and wife

his sister Anner Pingree

his sister Sarah Moore

His brother Daniel is to get \$1

Thomas Perkins son of his brother Moses Perkins gets the estate of Elijah Perkins after his decease. His son Elijah Perkins to get \$1

(bequests to) Mary Perkins, Betsey Perkins, Hannah Perkins, Ruth Perkins, Rebecca Perkind, Fanny Perkins, Pamela Perkins David Perkins.

Children of brother Daniel get \$1

Diaries of Rev. William Bentley

Could find no information pertinent to the house. One curious item below: is he referring to Elijah's wife?

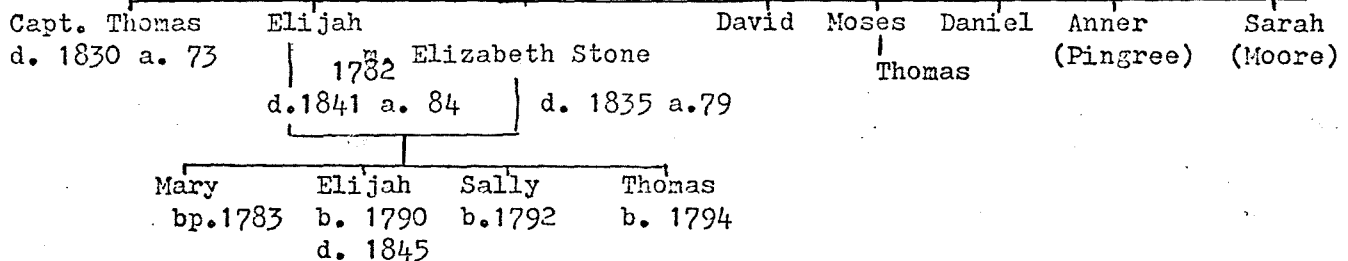
Vol. II p. 168 Dec. 1795 "Eliz. Perkins prayer for herself dang. sick, husband a vagabond and three children helpless."

Massachusetts Soldiers and Sailors of the Revolutionary War

Elijah Perkins, private, Capt. Benj. Adams' Co. enlisted 1777 service 3 mos. 17 days with the Northern Army.

Vital Statistics on the Perkins family

Moses Perkins



(4)

Tax Records

All listings are in Ward 2 unless stated. non-r means the non-resident list T. P. is Thomas Perkins, E. P. is Elijah Perkins. Except for these initials, the listings are as they appear in the records. Parentheses mine: S.L.D.

- 1841 (no E.P.) Ward 4 T.P. house Ash St. house Beckford St. 2,000 1200
- 1839 E.P. 7 Ash Ward 4 Rebecca Perkins house N.Salem 7 Ash St. 1200
- 1837 E.P. 1/5 lot of land 150 sold
- 1835 E.P. 1/5 lot of land 150 (Ward 4 T.P. has house and land)
- 1833 E.P. (poll tax only) Ward 4 Mary Perkins (in pencil) Ash St. Elizabeth Perkins Ash St. T.P. house Beckford St. lot land Cambridge St.
- 1831 E.P. house (no value listed) (T.P. same as above)
- 1830 T.P. Ward 4 house 1600
T.P. non-r Franklin Bldg. house in Ash St. lot land s. Salem 8000 dead
- 1829 (no E.P. no T.P. listed in Ward 4) non-r T.P. (same property as above) 4000
- 1827 (no E.P.) non-r T.P. Topsfield house Chesnut St. 3000 Franklin Bldg. house Ash St. 4000
- 1825 (no listing of E.P. or T.P.)
- 1823 (no E.P.) non-r T.P. Topsfield Franklin Bldg. 3000 house in Ash St. 600
- 1821 (could find no listings)
- 1819 E.P. with Thomas (no T.P.)
- 1817 E.P. pt. house to Thomas
- 1815 E.P. (poll tax only) non-r T.P. Topsfield Franklin Bldg. 3500 house in Ash St. 800
- 1813 non-r T.P. (a long list incl. several ships. no Ash St. specified)
- 1811 E.P. Brick house in Ash St. 400 (no T.P. on non-r list)
- 1809 (no E.P. or T.P. listed)
- 1807 E.P. pt. house 250
- 1805 E.P. pt. house 250
- 1803 E.P. pt. house and shop 400
- 1801 E.P. pt. house and shop 400
- 1799 E.P. pt. house and shop 400
- 1797 E.P. pt. house 250
- 1795 E.P. pt. house and shop 200
- 1793 E.P. chairmaker pt. house and shop 50
- 1792 E.P. chairmaker 1 pt. house and shop 50
- 1791 and 1790 (no E.P.)

SUMMARY

This lovely Federal style brick house has provided a few problems for the researcher. Thomas Perkins (the first one) was a wealthy Topsfield resident who died in 1830. He left no wife or children. (A nephew Thomas Perkins lived in Salem.) His extremely lengthy will named a great many parcels of real estate divided among many brothers, sisters, nephews and nieces. He specified that his brother Elijah Perkins and wife were to possess the house and land in Ash St. for their lifetime only, and at their decease it was to go to Thomas Perkins son of his brother Moses. Thomas Perkins (the first) had acquired the Ash St. land and a dwelling house in 1795. His brother Elijah and family were already "in occupation of" it. Thomas Perkins in 1809 and 1824 bought the W. and E. ends of a house on the same property. I would guess he was buying the dower rights to the house he'd already purchased. Elijah appears on the tax records for the first time in 1792, paying taxes on "1 pt. house and shop" He was a chairmaker and a Revolutionary War Pensioner. Tax records are often fragmentary, but a pattern can be seen. Elijah paid varying taxes on "house and shop" until 1811 when suddenly the listing changed: "Brick house on Ash St." In the years following, Elijah was assessed for a poll tax only. Thomas Perkins appears in the non-resident tax list assessed for (among other property) "house in Ash St." He died in 1830 and the nephew Thomas Perkins (who apparently lived on Beckford St.) began paying taxes on 7 Ash St. Elijah died in 1841, and Assessors Day Books show that the house was occupied by a succession of boarders, in later years.

Now back to the origin of the house. It is a two chimney house with no sign of having been altered from a central chimney house. The deeds of 1809 and 1824 specifically describe a central chimney house. My conclusion is that Thomas Perkins bought

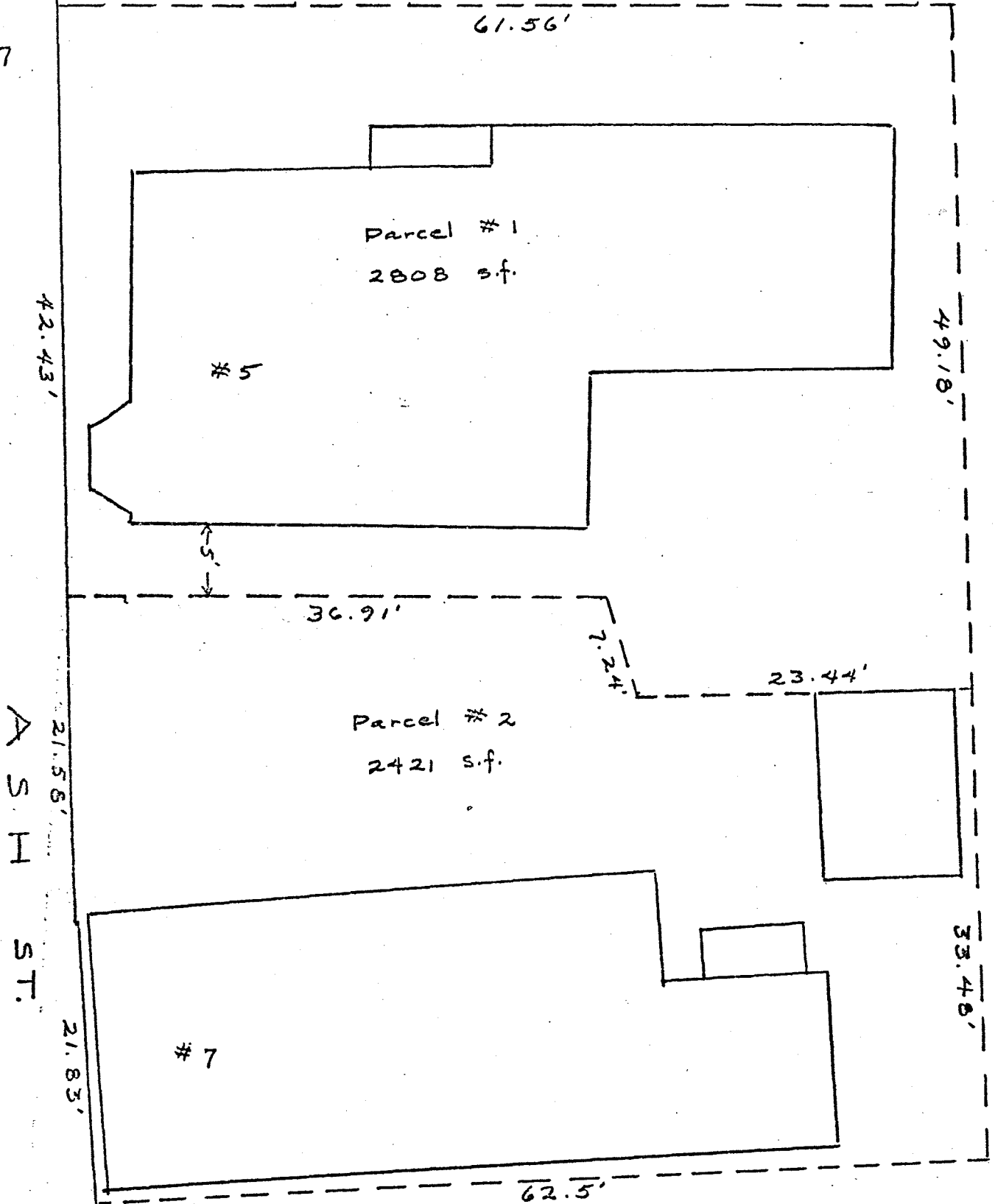
the land and central chimney house that his brother was living in. Then he built for his brother a new brick house in 1811. The older house ("house and shop") may have been either destroyed or moved off the property, after acquiring the dower rights. The deeds to the (older) house before 1795 are extremely confusing. The style of the brick house makes it unlikely that it existed earlier than its appearance in the tax records. The size of the lot remained practically the same until 1940; the house #5 (removed by the S.R.A.) having been built after 1900 and before 1940.

Sally Dee, researcher May 29, 1974

Book
3363

page
347

Land of Margaret
#5 and #7 Ash St. Salem
May 1943



First Universalist Soc.