

# Historic Salem incorporated

7 CAMBRIDGE STREET SALEM, MASSACHUSETTS 01970 / PHONE (508) 745-0799

24 CHESTNUT STREET:  
BUILT BY 1838 FOR STEPHEN C. PHILLIPS, ESQUIRE

Researched by Nancy Englehardt  
Rockport, Massachusetts  
June, 1991

## 24 Chestnut Street

Built c. 1837-1838 for Stephen C. Phillips,  
Merchant and Mayor of Salem from 1838-1842

### History of the Property:

24 Chestnut Street is one of several houses on the street associated with the famed Phillips family of Salem, the others being numbers 17, 29, 30 and 34 Chestnut Street, the latter currently bearing the name "Stephen Phillips Memorial Trust House". Of all these houses, only 17 and 24 Chestnut Street were actually commissioned by members of the Phillips family, the former by the patriarch Captain Stephen Phillips and the latter by his son Stephen Clarendon Phillips, merchant, politician, and philanthropist. Even though Stephen C. Phillips built 24 Chestnut Street, he never lived in it, preferring to occupy 29 Chestnut Street throughout his life.

The Phillips family was only one of several Salem seafaring and mercantile families who initiated the laying out of Chestnut Street in 1796-1801. In search of peaceful residences away from their hectic Derby Street wharves and busy Essex Street, they negotiated with the Pickering family and adjoining landowners for land on which to build the "public" street and private houses. Fifteen separate landowners contributed parcels to the project (R.H. Wiswall, "Notes on the Building of Chestnut Street", EIHC 75 (1939): 203-33). Captain Stephen Phillips built 17 Chestnut Street shortly after the completion of the new street.

One seafaring family who did not choose to relocate to Chestnut Street was the Peele family, the patriarch of which, Willard Peele, was a close associate of Captain Phillips. Willard was part owner of the schooner Rajah, built in 1795, which entered Salem Harbor in 1797 with a cargo of pepper in bulk, "the first pepper ever to be so brought to this country...yielding a profit of seven hundred percent" (James Duncan Phillips, Salem and the Indies (1945): 95). By 1810, "the Peeles made Salem the pepper mart of the world" (James Duncan Phillips, "Salem in the Nineties", EIHC 89 (1953): 295-328; 90 (1954): 17-57). Willard Peele and Captain Phillips were business partners, founding members of the Independent Congregational Church in Barton Sqaure, and incorporators of Hamilton Hall, and their association was formalized in 1822 with the marriage of Stephen C. Phillips and Peele's daughter Jane (Vital Statistics of Salem to 1849, Volume 4).

Stephen and Jane Phillips moved into 29 Chestnut Street immediately after their marriage, not far from the Phillips family

residence at 17 Chestnut Street. The Peele family, including Willard, his wife Margaret Appleton Peele, and their two as yet unmarried daughters, maintained a residence on lower Essex Street, close to Mr. Peele's two places of business in the 1820s, the Customs House and the Commercial Bank of Salem. In the mid-1830s a succession of deaths shocked the Peele and Phillips families. Willard Peele committed suicide for unexplained reasons in June of 1835, and in the next few years both his wife and his daughter, Jane Phillips, also died (Vital Statistics of Salem to 1849, Volumes 4 and 6). As there were no male Peele heirs, Stephen C. Phillips was named administrator and one of the principal heirs of Willard Peele's estate. He clearly felt responsible for the surviving Peele daughters, and demonstrated this responsibility first by building 24 Chestnut Street for the "misses Peele" on land recently purchased at auction from John Punchard, guardian of Robert Wallis of Salem, who had been judged incompetent by the Essex County Court of Probate (Essex Country Registry of Deeds, Book 281, page 160), and second by marrying Margaret Peele, sister of his recently deceased wife, on September 3, 1838 (Vital Statistics of Salem to 1849, Volume 4).

1838 was an eventful year for Stephen Clarendon Phillips; he experienced a new marriage, the death of his father, the sale of 24 Chestnut Street, and the commencement of his first and only term as Salem's second mayor in that one year. Before his premature death in a fire on the schooner Montreal en route to Quebec in 1857, Phillips also served as a Massachusetts and United States legislator and was the Free Soil Party's (a predecessor of the Republican Party) candidate for Governor of Massachusetts in 1848.

24 Chestnut Street passed to another Salem mercantile family, albeit a less successful one, in 1838. The newly-married Samuel A. Safford bought the property from Phillips and moved in with his new bride in November of that year (E.C.R.D. Book 309, page 169). The Safford family resided at 24 Chestnut Street until 1860, despite the fact that it was heavily mortgaged to one Henry Gardner, then a resident of New York City in 1839 and sold to Mrs. Safford's mother, Mary Percival of Boston, on the same date (E.C.R.D. Book 454, page 237). The Saffords regained legal possession of the house in 1857 following Mrs. Percival's death (E.C.R.D. Book 544, page 270), but the mortgage to Gardner was still on the books, along with two additional mortgages (E.C.R.D. Book 544, page 271; E.C.R.D. Book 554, page 206). Five years later, Henry Gardner took possession of the property upon the Saffords' default (E.C.R.D. Book 635, page 239).

Henry Gardner possessed and occasionally occupied 24 Chestnut Street for some fifty-odd years, after which he and his wife sold the accumulated property to Elinor P. Sutton, wife of Harry Sutton, both of Salem (E.C.R.D. Book 2124, page 128; E.C.R.D. Book 2131, page 67). Unlike the previous owners of 24 Chestnut Street, the Suttons did not hold on to the property for very long. In 1918 they sold the estate to the "Proprietors of Crace Church" on nearby Essex Street, and the house served as a rectory for the next twenty years (E.C.R.D. Book 2386, page 86).

Shortly after Grace Church acquired an adjoining federal house to serve as its rectory in the 1930s, 24 Chestnut Street was sold to Stuart and Carolyn Gardner of Salem (E.C.R.D. Book 3115, page 592). The Gardners owned the house until 1953, when it was sold to H. Gregory Alexander and Frank P. Morse, then of Salem (E.C.R.D. Book 4023, page 237). Both new owners, then of Swampscott, sold their shares in the property to Richard E. Blake of Swampscott, serving as trustee, in 1955 (E.C.R.D. Book 4144, page 377-378), and Blake sold the property back to Alexander and Morse, as tenants in common, in 1965 (E.C.R.D. Book 5256, page 308). 24 Chestnut Street returned to single ownership in 1977 when Morse sold his "undivided half interest" to Alexander (E.C.R.D. Book 6338, page 11). After Alexander moved from Swampscott to Ocala, Florida, he sold the property to Richard D. and Ellen T. Alexander of Marblehead, its current owners (E.C.R.D. Book 8066, page 289).

**Documentation:**

**Essex County Registry of Deeds, Book 7, Page 124**

**Grantor:** Michael Shaflin, yeoman  
**Grantee:** John Kitchen, cordwainer  
**Consideration:** paid  
**Conveyance of:** land adjoining the "Main Street", Neale's passage, Maule's meeting-house field, and John Pickering's farm  
**Date recorded:** February 28, 1683

**E.C.R.D. Book 150, page 89**

**Grantors:** heirs of George Bethune  
**Grantee:** Robert Wallis of Salem, cabinetmaker  
**Consideration:** £61 5s. 00d.  
**Conveyance of:** the Kitchen lot  
**Date recorded:** June 4, 1789

**E.C.R.D. Book 281, page 160**

**Grantor:** John Punchard of Salem, esquire, guardian of Robert Wallis of Salem, a person non compos mentis  
**Grantee:** Stephen C. Phillips of Salem, esquire  
**Consideration:** \$1500  
**Conveyance of:** "....a parcel of land situate(d) on the corner of Hamilton and Chestnut Streets, in said Salem described and bounded as follows, viz. Southerly on Chestnut about 47 feet, more or less, meaning, to convey all the land on this line belonging to Wallis. Westerly on land of Humphrey Devereux, Esquire, 105 feet to a stable, Northerly on land of said Wallis 48 feet to Hamilton Street, and bounding Easterly on said

Hamilton Street 100 feet, to Chestnut Street aforesaid."  
Date recorded: July 7, 1835

**E.C.R.D. Book 309, page 169**

Grantor: Stephen C. Phillips of Salem, merchant  
Grantee: Samuel A. Safford of Salem, merchant  
Consideration: \$5000  
Conveyance of: "...a parcel of land situate on the corner of  
Hamilton and Chestnut Streets in Salem....together with the  
tenement and other buildings therein...."  
Date recorded: November 15, 1838

**E.C.R.D. Book 454, page 237**

Grantor: Samuel A. Safford of Salem, merchant  
Grantee: Mary Percival of Boston, widow  
Consideration: \$1 and other good considerations  
Conveyance of: 24 Chestnut Street  
Date recorded: February 11, 1839

**E.C.R.D. Book 544, page 270**

Grantor: Samuel R. Townsend of Taunton and Mary P. Townsend, his  
wife and heir of Mary Percival of Boston, deceased  
Grantee: Frances A.P. Safford, wife of Samuel Safford of Salem  
Consideration: \$1  
Conveyance of: "...any and all interest which ....Mary P.  
Townsend may have in said estate by inheritance from her mother  
Mary Percival, [who] held said estate in trust by deed from  
Samuel A. Safford...."  
Date recorded: January 15, 1857

**E.C.R.D. Book 635, page 239**

Grantor: Samuel A. Safford of Salem  
Grantee: Henry Gardner of Salem  
Consideration: \$5220  
Conveyance of: "...a certain parcel of land on the corner of  
Chestnut and Hamilton Streets....with all the buildings  
thereon...."  
Date recorded: March 28, 1862

**E.C.R.D. Book 640, page 2588**

Grantor: Warren Tilton of Beverly, "Trustee under an indenture  
entered into between Samuel A. Safford of Salem, and William  
Minot of Boston of the first part, Mary Percival of Boston of the

second part, and Frances A.P. Safford, of the third part, which indenture was entered into February 11, 1839"

**Grantee:** Henry Gardner of South Danvers

**Consideration:** \$1 "....and the sums of money heretofore paid to said Frances by the Salem Five Cents Savings Bank and William Hunt"

**Conveyance of:** "....the real estate lying in Salem bounded....Southerly on Chestnut Street, Westerly and Northerly on land of Hoffman and Easterly on Hamilton Street"

**Date recorded:** July 29, 1862

**E.C.R.D. Book 2124, page 128**

**Grantor:** Elizabeth W. Gardner

**Grantee:** Elinor P. Sutton, wife of Harry Sutton of Salem

**Consideration:** \$1 and other valuable considerations

**Conveyance of:** "one individual third" of 24 Chestnut Street

**Date recorded:** January 30, 1912

**E.C.R.D. Book 2131, page 67**

**Grantor:** Henry Gardner of White Plains, New York

**Grantee:** Elinor P. Sutton, wife of Harry Sutton of Salem

**Consideration:** \$1 and other valuable considerations

**Conveyance of:** same as above

**Date recorded:** January 29, 1912

**E.C.R.D. Book 2386, page 86**

**Grantors:** Harry and Elinor P. Sutton

**Grantee:** Proprietors of Grace Church in Salem

**Consideration:** paid

**Conveyance of:** 24 Chestnut Street

**Date recorded:** February 26, 1918

**E.C.R.D. Book 3115, page 592**

**Grantor:** Grace Church in Salem

**Grantees:** Stuart N. Gardner and Carolyn T. Gardner of Salem

**Consideration:** paid

**Conveyance of:** 24 Chestnut Street

**Date recorded:** July 19, 1937

**E.C.R.D. Book 4023, page 327**

**Grantors:** Stuart and Carolyn Gardner of Salem

**Grantees:** H. Gregory Alexander and Frank P. Morse, Jr., both of Salem

**Consideration:** paid  
**Conveyance of:** 24 Chestnut Street  
**Date recorded:** November 3, 1953

**E.C.R.D. Book 4144, page 377**

**Grantor:** Frank P. Morse, Jr. of Swampscott  
**Grantee:** Richard E. Blake, Trustee, of Swampscott  
**Consideration:** paid  
**Conveyance of:** "...one undivided half interest" in 24 Chestnut Street  
**Date recorded:** February 28, 1955

**E.C.R.D. Book 4144, page 378**

**Grantor:** H. Gregory Alexander of Salem  
**Grantee:** Richard E. Blake, Trustee, of Swampscott  
**Consideration:** paid  
**Conveyance of:** "...one undivided half interest" in 24 Chestnut Street  
**Date recorded:** February 28, 1955

**E.C.R.D. Book 5256, page 308**

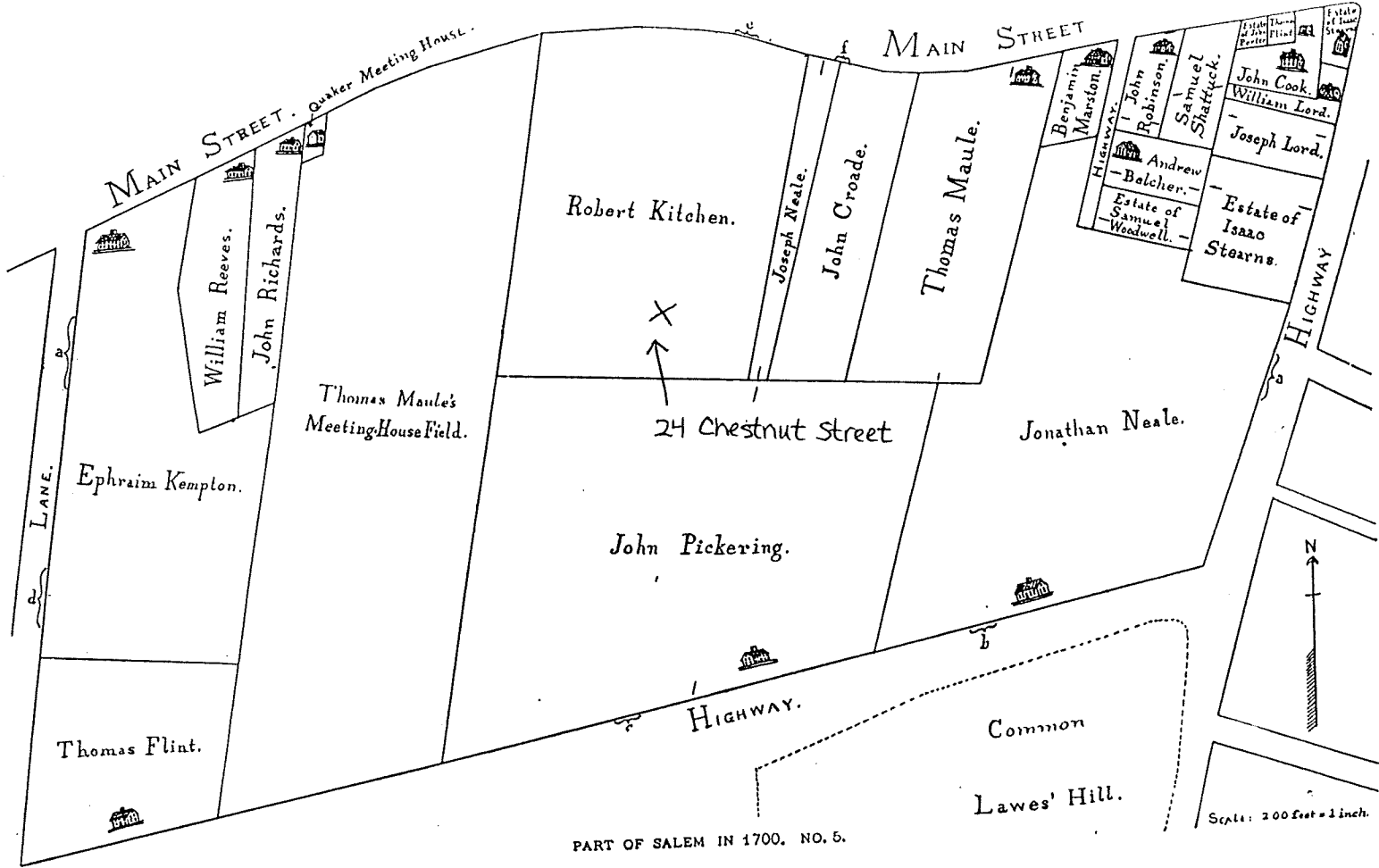
**Grantor:** Richard E. Blake, Trustee  
**Grantee:** H. Gregory Alexander of Swampscott and Frank P. Morse Jr. of Swampscott, as tenants in common  
**Consideration:** paid  
**Conveyance of:** 24 Chestnut Street  
**Date recorded:** April 1, 1965

**E.C.R.D. Book 6338, page 11**

**Grantor:** Frank P. Morse Jr. of Swampscott  
**Grantee:** H. Gregory Alexander of Swampscott  
**Consideration:** \$42,500  
**Conveyance of:** 24 Chestnut Street  
**Date recorded:** April 7, 1977

**E.C.R.D. Book 8066, page 289**

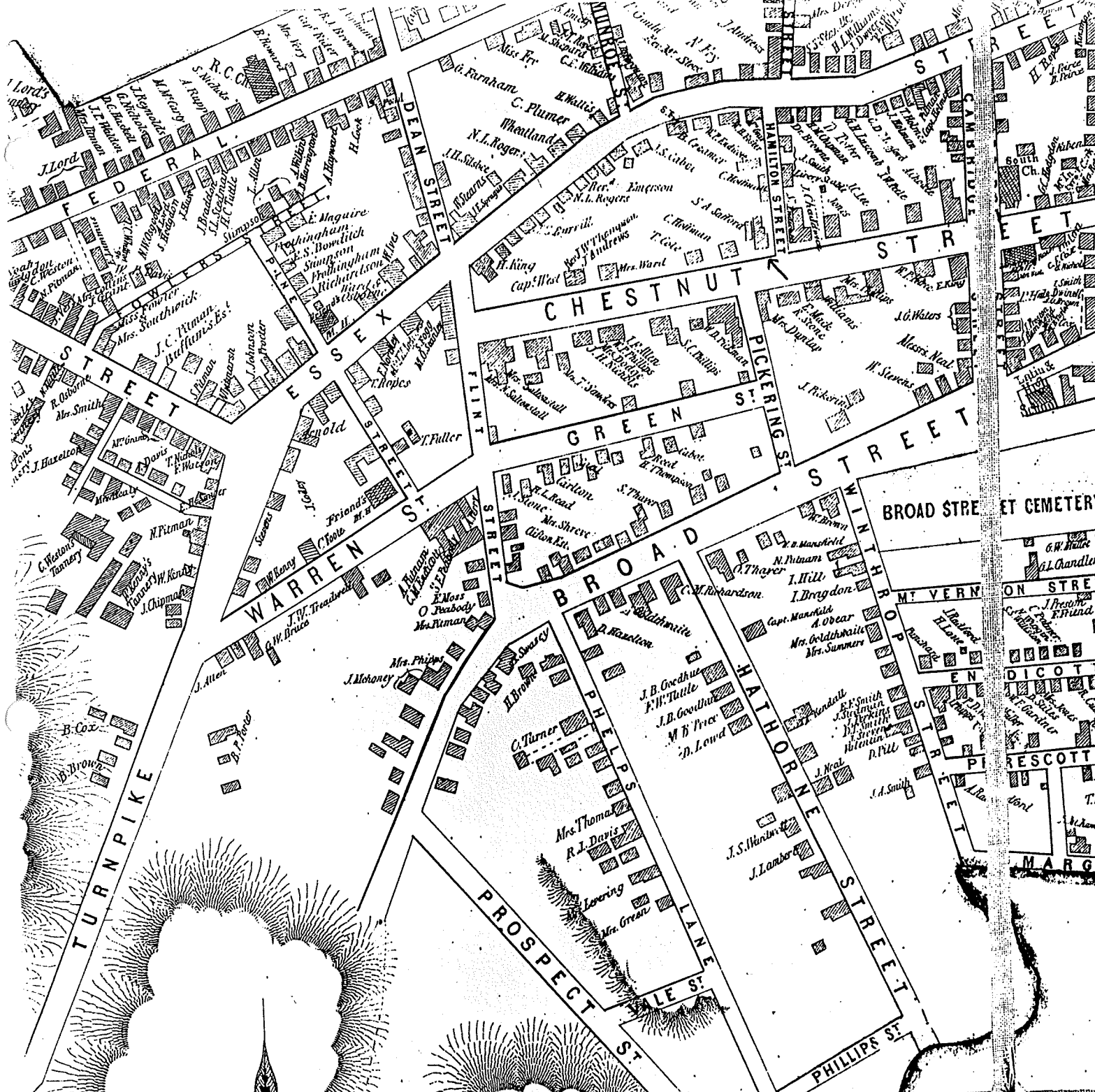
**Grantor:** H. Gregory Alexander of Ocala, Florida  
**Grantees:** Richard D. Alexander and Ellen T. Alexander of Marblehead  
**Consideration:** \$175,000  
**Conveyance of:** 24 Chestnut Street  
**Date recorded:** December 17, 1985



PART OF SALEM IN 1700. NO. 5.

Scale: 200 feet = 1 inch.

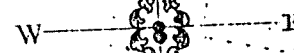


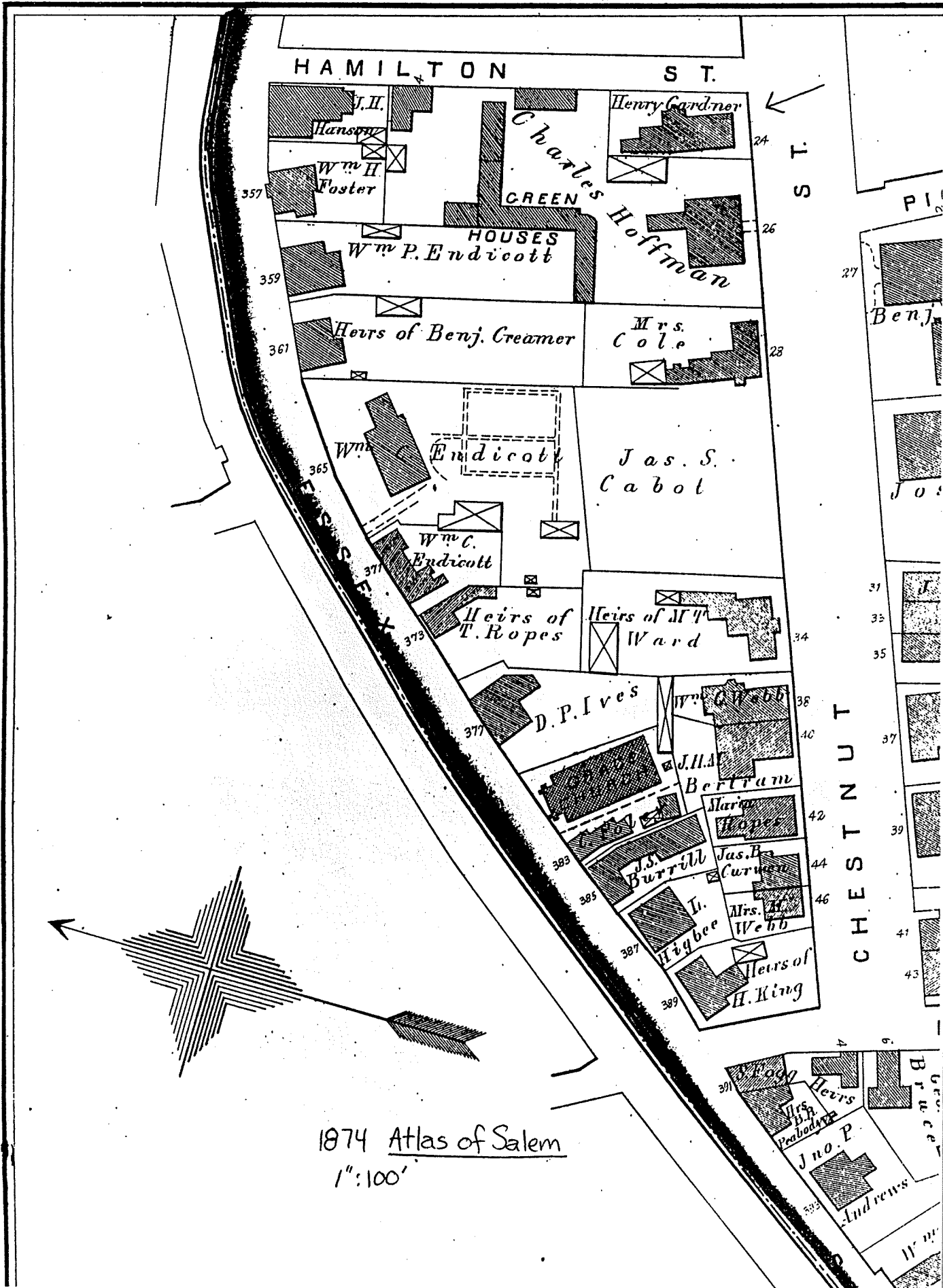


Salem Powderhouse

Stearn's Estate

1851 Map of Salem





1874 Atlas of Salem  
1" = 100'

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24 CHESTNUT STREET:  
BUILT BY 1838 FOR STEPHEN C. PHILLIPS, ESQUIRE

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**24 CHESTNUT STREET:**

**BUILT BY 1838 FOR STEPHEN C. PHILLIPS, ESQUIRE**

In 1700, the land beneath 24 Chestnut Street was part of a lot belonging to Robert Kitchen. It had belonged to Michael Shaflin, who sold it to John Kitchen of Salem, cordwainer, in 1638, but made no deed of it until Feb. 28, 1683-4 (Mr. Kitchen having died in 1676), when Shaflin conveyed it to the purchaser's son and heir, Robert Kitchen of Salem, merchant (Essex Registry of Deeds, Book 7, Page 124). The land was an orchard, and remained in Robert Kitchen's possession until his death in 1711 (Essex Antiquarian, vol. IV, p. 168; see Map, "Part of Salem in 1700. No. 5").

Robert's daughter, Mary Kitchen, married the Honorable John Turner; their fifth child was Edward Kitchen Turner, physician (1751-1787), who mortgaged the land on July 13, 1773 to George Bethune for £200. Bethune's heirs took possession of the land on September 8, 1784, and on June 4, 1789, they sold a portion of it to Robert Wallis of Salem, cabinetmaker, for £61, 5 shillings (E. R. D., Book 150, Page 89).

**BOOK 281 PAGE 160**

**DATE- July 7, 1835**

**CONSIDERATION- \$1500**

**GRANTOR- John Punchard of Salem, Esquire, guardian of Robert Wallis of Salem, a person non compos mentis (by Court of Probate, May 1835)**

**GRANTEE- Stephen C. Phillips of Salem, Esquire (highest bidder)**

**DESCRIPTION- "... a parcel of land situate on the corner of Hamilton and Chestnut Streets, in said Salem described and bounded as follows, viz. Southerly on Chestnut about 47 feet, more or less, meaning, to convey all the land on this line belonging to said Wallis. Westerly on land of Humphrey Devereux, Esquire, 105 feet to a stable, Northerly on land of said Wallis 48 feet to Hamilton Street, and bounding Easterly on said Hamilton Street 100 feet, to Chestnut Street aforesaid."**

**PREVIOUS REFERENCE- None**

NOTE-

Stephen Clarendon Phillips, only child of Stephen and Dorcas (Woodbridge) Phillips, was born in Salem on November 4, 1801. He graduated from Harvard College in 1819, then studied law, but soon relinquished it to become a merchant. He was a member of both branches of Massachusetts Legislature, and in 1837 was elected U. S. Congressman, but resigned in 1838 to serve as Mayor of Salem for the next four years. He was a Presidential Elector in 1840; member of the Massachusetts State Board of Education, 1843 to 1852; Trustee of the Massachusetts State Lunatic Hospital, 1844 to 1850; and president of several local organizations. In 1848 he left the Whig Party and engaged actively in the Free Soil Movement, and was the candidate of that party for Governor (Essex Institute Historical Collections, vol. 15, p. 288).

Stephen Phillips married Jane Appleton Peele, daughter of Willard and Margaret (Appleton) Peele, on November 7, 1822. He purchased the land beneath 24 Chestnut Street concurrent with becoming administrator of the estate of his deceased father-in-law, Willard Peele. Tradition states that the house was built about 1833 for the "Misses Peele" ("Notes on the Building of Chestnut Street," E.I.H.C., vol. 75, p. 225), but the date would seem to be incorrect: 24 Chestnut did not appear in the annual Tax Assessor's Street Books until 1838. Jane died December 19, 1837, and Stephen Phillips married Margaret M. Peele, sister of his first wife, on September 3, 1838, and brought her to his own house at 29 Chestnut Street. Three weeks later the remaining sister, Catherine Peele, married and removed to Danvers. Phillips then conveyed 24 Chestnut Street to Samuel A. Safford.

BOOK 309 PAGE 169

DATE-

November 15, 1838

CONSIDERATION-

\$5000

**GRANTOR-** Stephen C. Phillips of Salem, merchant

**GRANTEE-** Samuel A. Safford of Salem, merchant

**DESCRIPTION-** "... a parcel of land situate on the corner of Hamilton and Chestnut Streets in Salem, bounded and described as follows, to wit, Southerly on Chestnut Street about forty-seven feet, more or less, Westerly on land of Humphrey Devereux Esquire one hundred and five feet to a stake, Northerly on land of Wallis forty-eight feet to Hamilton Street, and bounded easterly on said Hamilton Street one hundred feet to Chestnut Street aforesaid; together with the tenement and other buildings therein ... "

**PREVIOUS REFERENCE-** Conveyed to Stephen C. Phillips by John Punchard, guardian of Robert Wallis, Book 281, Leaf 160

**NOTE-** Samuel Safford owned 24 Chestnut Street for three months, although he was to raise his family there for the next 22 years. On February 11, 1839, Samuel, his wife Frances (Percival) Safford, and Mary Percival entered into a twenty-three year indenture in New York City with Henry Gardner concerning the property. On the date of the indenture, Safford sold the property to Mary Percival (Book 454, Page 237).

**BOOK 454 PAGE 237**

**DATE-** February 11, 1839

**CONSIDERATION-** \$1 and other good considerations

**GRANTOR-** Samuel A Safford of Salem, merchant

**GRANTEE-** Mary Percival of Boston, widow

**DESCRIPTION-** Same as above

**PREVIOUS REFERENCE-** Book 309, Folio 169

**NOTE-**

Despite this deed, 24 Chestnut Street was apparently still considered Safford's; the Tax Assessor's Street Books continued to list Safford as owner.

In 1845 Samuel A. Safford bought adjoining property to the north from Charles Hoffman with "the special reservation . . . that no vault or building . . . shall be placed within nine feet on the south side of the northern bounds of said land, and that no plant shrub, or tree measuring in height over seven feet . . . shall be grown, set, or planted, on the south side of the northern bounds, against the fence, nor within five feet thereof . . ." (Book 641, Page 41)

Mary Percival held the trust by deed for eighteen years until after her death when it was transferred by Percival's heirs to Frances Safford.

**BOOK 544 PAGE 270**

**DATE-**

January 15, 1857

**CONSIDERATION-**

\$1

**GRANTORS-**

Samuel R. Townsend of Taunton and Mary P. Townsend, wife

**GRANTEES-**

Frances A. P. Safford, wife of Samuel Safford, of Salem

**DESCRIPTION-**

". . . a certain parcel of land on the corner of Chestnut and Hamilton Streets in said Salem, bounded to wit: Southerly on Chestnut Street about forty-seven feet more or less, Westerly on land of Hoffman one hundred and five feet more or less, Northerly on land of Hoffman forty-eight feet more or less, Easterly on Hamilton Street one hundred feet more or less to Chestnut, and all the buildings thereon . . ."

PREVIOUS REFERENCE- "... convey any and all interest which ... Mary P. Townsend may have in said estate by inheritance from her mother Mary Percival, [who] held said estate in trust by deed from Samuel A. Safford ... Book 454, Page 237."

NOTE- On the same date, the Saffords mortgaged the property to the Salem Five Cents Savings Bank for \$3000 [Book 544, Page 271]; and on June 22, 1857 for \$1000 [Book 554, Page 206]. In 1861, after residing at 24 Chestnut Street for 22 years, they moved to New York (1861 Salem Tax Assessor's Street Book). That same year they defaulted on both mortgages, seven months before the 23 year indenture ended with Henry Gardner. The bank foreclosed, and sold 24 Chestnut Street to the highest bidder, Henry Gardner.

The following two deeds record Gardner's purchase of the property, and the termination of the indenture:

BOOK 635 PAGE 239

DATE- March 28, 1862

CONSIDERATION- \$5220

GRANTOR- Samuel A. Safford of Salem

GRANTEE- Henry Gardner of Salem

DESCRIPTION- "... a certain parcel of land on the corner of Chestnut and Hamilton Streets, bounded Southerly on Chestnut Street, about forty seven feet more or less, Westerly on land of Hoffman, one hundred and five feet, more or less, Northerly on land of Hoffman, forty eight feet more or less, Easterly on Hamilton Street, one hundred feet more or less to Chestnut Street, with all the buildings thereon ..."

PREVIOUS REFERENCE- Two deeds of mortgage, Book 544, Leaf 271 and Book 554, Leaf 206



BOOK 640 PAGE 2588

DATE- July 29, 1862

CONSIDERATION- \$1 "...and the sums of money heretofore paid to said Frances by the Salem Five Cents Savings Bank and William Hunt"

GRANTOR- Warren Tilton, of Beverly . . . "Trustee under an Indenture entered into between Samuel A. Safford of Salem, and William Minot of Boston of the first part, Mary Percival of Boston, of the second part, and Francies A. P. Safford, of the third part, which indenture was entered into [February 11, 1839]."

GRANTEE- Henry Gardner of South Danvers

DESCRIPTION- " the real estate lying in Salem . . . Southerly on Chestnut Street, Westerly and Northerly on land of Hoffman and Easterly on Hamilton Street."

PREVIOUS REFERENCE- Indenture, February 11, 1839, New York City

NOTE- On November 24, 1863, Henry Gardner recorded an agreement with Charles Hoffman retaining the original conditions and restrictions of the deed to Safford (Book 641, Page 41), adding however that as much of Gardner's building as now stood could remain while Gardiner personally occupied the premises (Book 1058, Page 292).

BOOK 2124 PAGE 128

DATE- January 30, 1912

CONSIDERATION- \$1 and other valuable considerations

GRANTOR- Elizabeth W. Gardner of Salem

GRANTEE- Elinor P. Sutton, wife of Harry Sutton, of Salem

DESCRIPTION (cont'd)- bounded . . . as follows: Southerly on said Chestnut Street about forty-seven feet, more or less, Westerly on land of Hoffman, now or formerly, one hundred and five feet, more or less: Northerly on land formerly of Hoffman, now of Wilson about forty-eight feet, more or less, and Easterly on Hamilton Street one hundred feet, more or less. Meaning to convey one individual third thereof, or whatever other interest I may have therein."

PREVIOUS REFERENCE- Book 635, Leaf 239; Book 641, Leaf 41; Book 1058, Leaf 292

BOOK 2131 PAGE 67

DATE- January 29, 1912

CONSIDERATION- \$1 and other valuable considerations

GRANTOR- Henry Gardner, of White Plains, New York

GRANTEE- Elinor P. Sutton, wife of Harry Sutton of Salem

DESCRIPTION- Same as above

PREVIOUS REFERENCE- Book 635, Leaf 239; Book 641, Leaf 41; Book 1058, Leaf 292

BOOK 2386 PAGE 86

DATE- February 26, 1918

CONSIDERATION- Paid

GRANTORS- Harry Sutton and Elinor P. Sutton, his wife, of Andover

GRANTEES- Proprietors of Grace Church in Salem

DESCRIPTION- ". . . the land in said Salem with the buildings thereon, bounded and described as follows:

**DESCRIPTION (cont'd)-** Northerly by land of Wilson, forty-eight (48) feet; Easterly by Hamilton Street one hundred and nine (109) feet and four inches; Southerly by Chestnut Street, forty-seven (47) feet and Westerly by land of Simpson one hundred and fourteen (114) feet and four inches . . ."

**PREVIOUS REFERENCE-** Frances A. P. Safford and Warren Tilton to Henry Gardner, July 29, 1862; Book 640, Page 258, and Salem Five Cents Savings Bank to Henry Gardner, March 28, 1862; Book 635, Leaf 239. Elizabeth W. Gardner to Elinor Sutton, January 29, 1912; Book 2124, Page 128, and Henry Gardner to Elinor Sutton, January 29, 1912; Book 2131, Page 67. Subject to the restrictions of the deed from Hoffman to Safford in Book 641, Page 41.

**BOOK 3115 PAGE 592**

**DATE-** July 19, 1937

**CONSIDERATION-** Paid

**GRANTOR-** Grace Church in Salem

**GRANTEES-** Stuart N. Gardner and Carolyn T. Gardner, husband and wife, of Salem

**DESCRIPTION-** ". . . the land in Salem . . . together with the buildings thereon, bounded and described as follows: . . . Northerly by land now or formerly of Wilson, forty-eight (48) feet; Easterly by Hamilton Street, one hundred nine (109) feet, four (4) inches; Southerly by Chestnut Street, forty-seven (47) feet, and Westerly by land now or formerly of Simpson one hundred and fourteen (114) feet four (4) inches.

**PREVIOUS REFERENCE-** July 29, 1862, Book 640, Page 258; March 28, 1862, Book 635, Page 239; January 29, 1912, Book 2124, Page 128; January 29, 1912, Book 2131, Page 67; Book 641, Page 41; February 26, 1918, Book 2386, Page 86.

**DESCRIPTION (cont'd)-** Northerly by land of Wilson, forty-eight (48) feet; Easterly by Hamilton Street one hundred and nine (109) feet and four inches; Southerly by Chestnut Street, forty-seven (47) feet and Westerly by land of Simpson one hundred and fourteen (114) feet and four inches . . ."

**PREVIOUS REFERENCE-** Frances A. P. Safford and Warren Tilton to Henry Gardner, July 29, 1862; Book 640, Page 258, and Salem Five Cents Savings Bank to Henry Gardner, March 28, 1862; Book 635, Leaf 239. Elizabeth W. Gardner to Elinor Sutton, January 29, 1912; Book 2124, Page 128, and Henry Gardner to Elinor Sutton, January 29, 1912; Book 2131, Page 67. Subject to the restrictions of the deed from Hoffman to Safford in Book 641, Page 41.

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**PREVIOUS REFERENCE-** July 29, 1862, Book 640, Page 258; March 28, 1862, Book 635, Page 239; January 29, 1912, Book 2124, Page 128; January 29, 1912, Book 2131, Page 67; Book 641, Page 41; February 26, 1918, Book 2386, Page 86.

BOOK 4023 PAGE 327

DATE- November 3, 1953

CONSIDERATION- Paid

GRANTOR- Stuart N. Gardner and Carolyn T. Gardner, husband and wife, both of Salem

GRANTEE- H. Gregory Alexander and Frank P. Morse, Jr., both of Salem

DESCRIPTION- Same as above

PREVIOUS REFERENCE- Book 3115, Page 592.

BOOK 4144 PAGE 377

DATE- February 28, 1955

CONSIDERATION- Paid

GRANTOR- Frank P. Morse, Jr., of Swampscott

GRANTEE- Richard E. Blake, Trustee, of Swampscott

DESCRIPTION- "...one undivided half interest in and to the land in Salem . . . [then, same as above]"

PREVIOUS REFERENCE- Stuart N. Gardner et ux. to H. Gregory Alexander and Frank P. Morse, Jr., dated November 3, 1953; Book 4023, Page 327.

NOTE- In trust until April 1, 1965 for Frank P. Morse, Jr.

BOOK 4144 PAGE 378

DATE- February 28, 1955

CONSIDERATION- Paid

GRANTOR- H. Gregory Alexander of Salem  
GRANTEE- Richard E. Blake, Trustee of Swampscott  
DESCRIPTION- "... one undivided half interest in and to the land  
in said Salem together with the buildings ..."  
PREVIOUS REFERENCE- Same as above  
NOTE- In trust until April 1, 1965 for H. Gregory  
Alexander

BOOK 5256 PAGE 308

DATE- April 1, 1965  
CONSIDERATION- Paid  
GRANTOR- Richard E. Blake, Trustee under a Deed of Trust  
dated February 28, 1955, and recorded in deed,  
Book 4144, Page 379  
GRANTEES- H. Gregory Alexander of Swampscott and Frank P.  
Morse, Jr., of said Swampscott, as tenants in  
common.  
DESCRIPTION- Same as above  
PREVIOUS REFERENCE- H. Gregory Alexander, February 28, 1955, Book  
4144, Page 378; and Frank P. Morse, Jr., February  
28, 1955, Book 4144, Page 377

BOOK 6338 PAGE 11

DATE- April 7, 1977  
CONSIDERATION- \$42,500  
GRANTOR- Frank P. Morse, Jr. of Swampscott  
GRANTEE- H. Gregory Alexander of Swampscott

DESCRIPTION- Same as above, except "... Westerly by land now or formerly of Thompson ..."

PREVIOUS REFERENCE- Richard E. Blake, Trustee, to Frank P. Morse, Jr. et al., dated April 1, 1965; Book 5256, Page 308. Mortgage to Salem Savings Bank by H. Gregory Alexander for \$42,500, dated April 11, 1977; Book 6338, Page 12.

BOOK 8066 PAGE 289

DATE- December 17, 1985

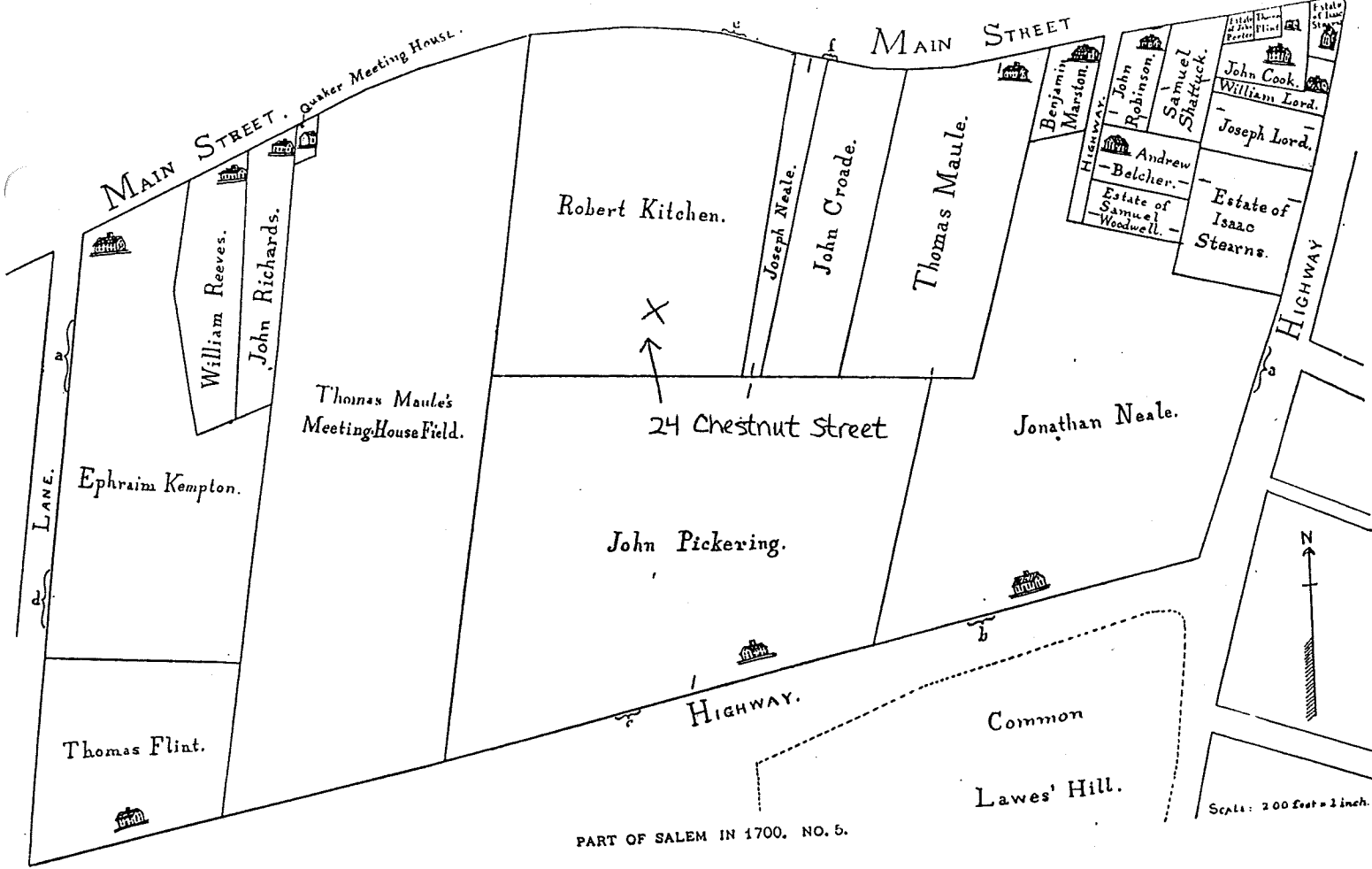
CONSIDERATION- \$175,000

GRANTOR- H. Gregory Alexander of Ocala, Florida

GRANTEES- Richard D. Alexander and Ellen T. Alexander, of Marblehead

DESCRIPTION- "... the land in Salem ... together with the buildings thereon, bounded and described as follows: ... Northerly by land now or formerly of Wilson, forty-eight (48) feet; Easterly by Hamilton Street, one hundred nine (109) feet, four (4) inches; Southerly by Chestnut Street, forty-seven (47) feet, and Westerly by land now or formerly of Thompson, one hundred and fourteen (114) feet four (4) inches."

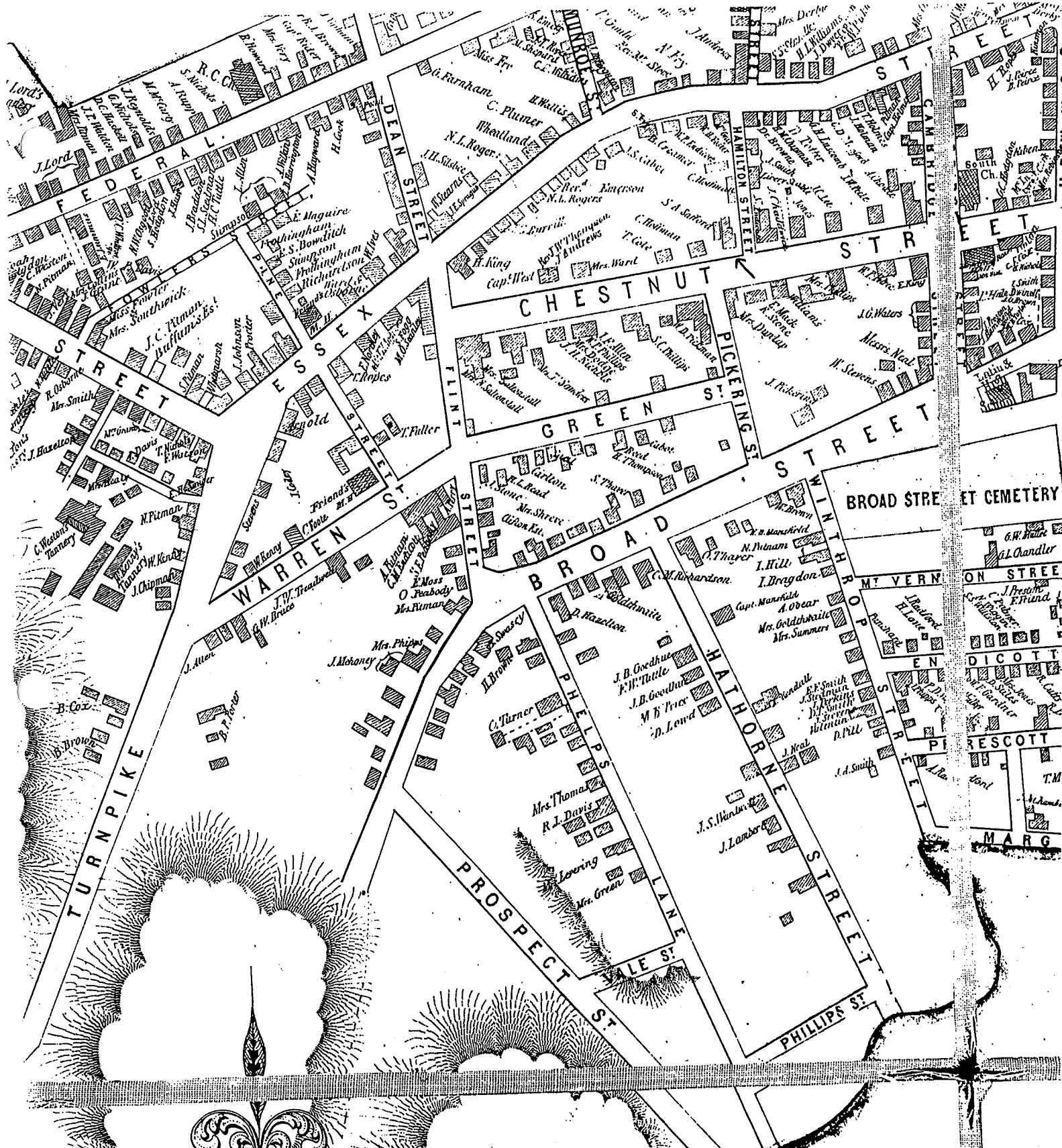
PREVIOUS REFERENCE- Frank P. Morse, Jr. to H. Gregory Alexander, April 7, 1977; Book 6338, Page 11.



PART OF SALEM IN 1700, NO. 5.

Scale: 200 feet = 1 inch.

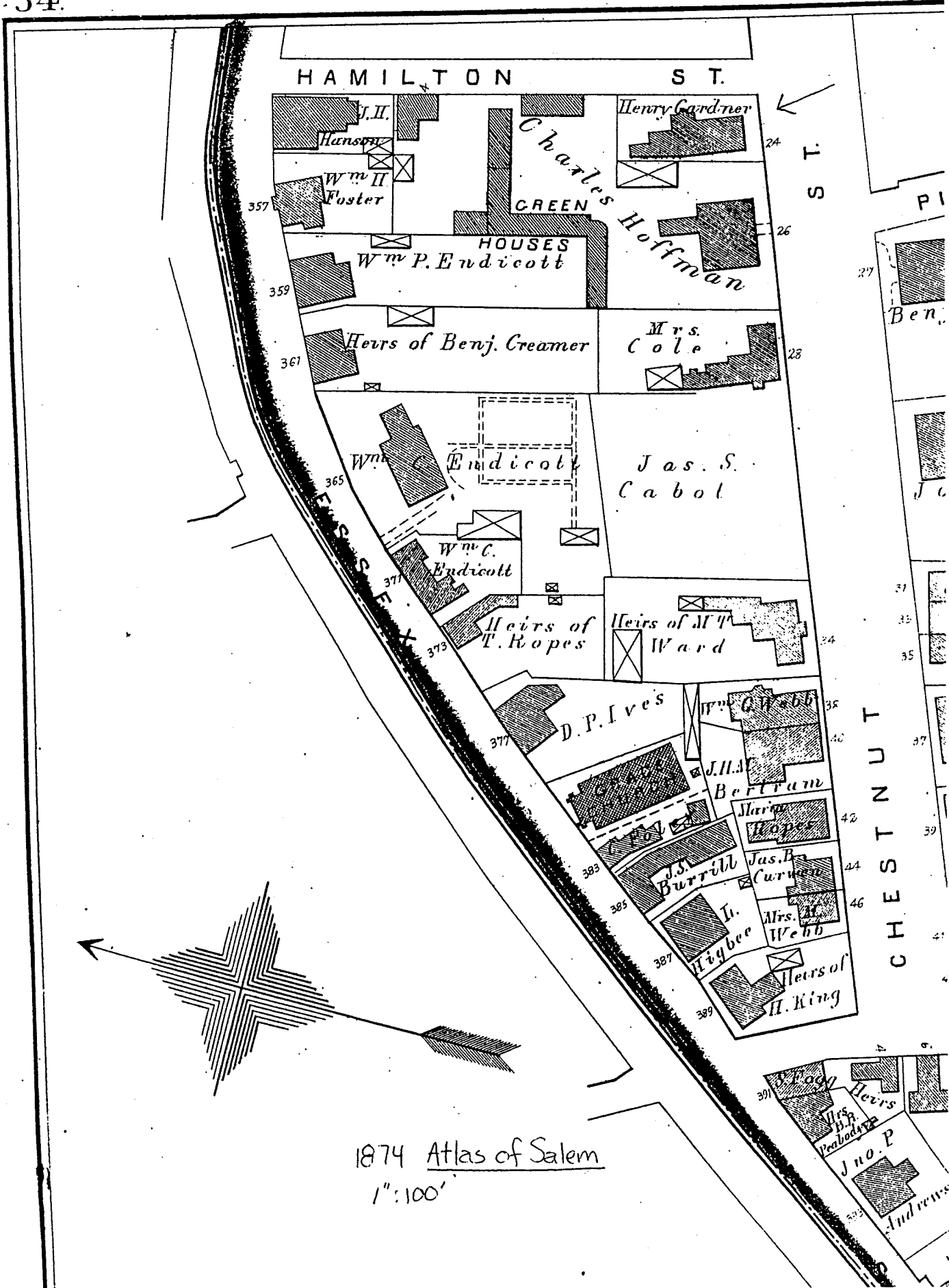




Salem Powderhouse

Stearn's Estate

1851 Map of Salem



1874 Atlas of Salem  
1" = 100'