

359 Essex Street
"Smith, - Crosby - Endicott House, Built 1789"

In 1788, when Benjamin Smith and Nicholas Crosby purchased the property on Essex Street presently encompassing 359 and 361 Essex Street, it contained no buildings. By 1799, when a division of this property between the two men was effected, Benjamin Smith obtained the easterly half with the "dwelling house" which is presently 359 Essex Street.

As the tax records indicate, taxes were paid on part of a house in 1789 and as Cousins' book dates this house at 1790, together with the fact that we know the house was up by 1799, I concur in the dating of the house at 359 Essex Street at 1789.

William J. Tinti

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Dr. Harry M. Lowd, Jr.
359 Essex Street, Salem, Mass.

This is a request that an Historic Salem house sign be placed on the above residence reading "Smith-Crosby-Endicott House, Built 1789", based upon the following evidence.

Essex County Registry of Deeds, Salem, Massachusetts

<u>Grantee</u>	<u>Grantor</u>	<u>Description</u>
Book 3531, page 316 Nathalie N. Lowd for \$1 and other valuable considerations August 26, 1947	J. Houghton McLellen, Jr. Executor of the estate of George E. Percy	"a certain parcel of land with the buildings thereon, situated in said Salem and bounded Northerly by Essex Street 55 feet, more or less; Easterly by land now or late of Foster, Wilson, and Hoffman 225 feet, more or less; Southerly by land of said Hoffman 61 feet, more or less; and Westerly by land now or late of Creamer 217 feet, more or less."
Book 2936, page 424 Catherine W. Percy (ux George) November 1, 1932	George E. Percy	Same description as above, plus the following: "also all household furniture and personal effects of every name and nature that may be in said buildings."
Book 1232, pages 150-151 George E. Percy For \$1 August 21, 1888	G. Peabody et ux Clarissa (sometimes called Clara) and Martha Peabody, widow of Francis Peabody of Salem	Same description as above except for the following change: "Northerly by said Street 55 feet," and the following addition: "This conveyance is made to perfect the recent title of the premises above described which are the same premises conveyed by William C. Endicott, George Dexter, and Sarah R. Dexter, ux, in her right to said George E. Percy, by deed, August 21, 1888, an unrecorded deed from heirs at law of Samuel Endicott to Elizabeth, ux, of the said premises made prior to 1841, having been lost."
Book 1232, page 151 George E. Percy for \$1 August 21, 1888	William C. Endicott, George Dexter, and Sarah, ux.	Same description as above.

<u>Grantee</u>	<u>Grantor</u>	<u>Description</u>
<p>ok 210, leaf 182</p> <p>Samuel Endicott, Merchant</p> <p>for \$4800</p> <p>May 9, 1816</p>	<p>Benjamin Lander, Merchant</p>	<p>"a certain piece of land with the dwelling house and all other buildings thereon, situated in said Salem aforesaid and bounded Northerly by Essex Street, so called, 65 feet and 4 inches, Easterly by land of Foster 240 feet, Southerly by land of the widow of George Williams late of Samuel Putnam, Esq., 61 feet and 6 inches, and Westerly by land of Michael Webb, 231 feet, together with all and singular the privileges and appurtenances to the premises or any part thereof belonging."</p>
<p>Book 175, page 227</p> <p>Benjamin Lander, Merchant</p> <p>for \$8500</p> <p>March 5, 1805</p>	<p>Benjamin Smith, Merchant (ux, Abiah, releases dower)</p>	<p>"my dwelling house set on Essex Street in said Salem aforesaid, with the land under and adjoining, bounding as follows, viz. Northerly on Essex Street 54 feet 6 inches, Easterly by land of John Foster 240 feet, Southerly by land of Samuel Putnam, Esq., 61 feet and 6 inches, Westerly by land of Michael Webb 231 feet."</p>
<p>Book 166, pages 23 and 24</p> <p>Benjamin Smith</p> <p>for \$1275</p> <p>July 5, 1799</p> <p>Nicholas Crosby for \$1</p>	<p>Nicholas Crosby, Elizabeth, ux, Trader</p> <p>Benjamin Smith, Abiah, ux, Trader</p>	<p>This is the Division of land between Smith and Crosby:</p> <p>"Eastern moiety or half part...stake on Essex Street equidistant from land of Lyman and land of Cabot, Southerly straight across said town way (Chestnut St.) to a stake by land of John Pickering equidistant from land of Lyman to land of Cabot, with dwelling house."</p> <p>"Western moiety or half part...with large store and other buildings thereon."</p> <p>Whole part is described as "bounded Northerly on Essex Street 129 feet, Westerly by land of Joseph Cabot 415 feet, Southerly on land of John Pickering 120 feet and 9 inches, Easterly on land of Theo. Lyman 420 feet, with dwelling house, large store and other buildings thereon. Said land being subject to a right of way over the Southerly part thereof."</p>

<u>Grantee</u>	<u>Grantor</u>	<u>Description</u>
Book 147, pages 94 and 95	Bethune Family*	"being one moiety or half part of the tract of land taken by said George by mortgage deed as aforesaid and situated in said Salem and is also the westerly half of said land and bounded as follows: Northerly on the Main Street 129 feet, Westerly on the land of widow Cabot, 415 feet, Southerly on land of John Pickering, Esq., 120 feet 9 inches, Easterly on the other half part of said tract of land belonging to the estate of said George, deceased, there measuring 427 feet be the same more or less however otherwise bounded"
Nicholas Crosby and Benjamin Smith for 93 pounds and 15 shillings		
January 10, 1788		

*Mary Bethune of Cambridge, widow of George Bethune, Wm. Hunt, County Squire, Jane, ux, Benjamin Bethune of Boston, Gentleman, Thomas English of Boston, merchant, ux, Penelope, Nathaniel Bethune, Boston, merchant, Trustee to Susannah, Dunken ux of Edmund Dunken, Merchant. Said George, father of Benjamin and Nathaniel, Susannah Dunken, Jane Hunt and Penelope English on September 8, 1784 take quiet possession of a certain tract of land with buildings thereon and appurtenances by virtue of a certain mtge. deed thereof made and executed to him by Edward Kitchen Turner of said Salem bearing the date of July 13, 1773 being collateral security for 200 pounds lawful money due from said Turner to said George Bethune...failure to perform the condition of said mtge. was fully acknowledged and allowed by John Turner the Tenant in possession who attorn'd to said George in an instrument under his hand and seal September 8 and the estate of said George in the premises consequence of the actual seizen and the lapse of more than 3 years without redemption on the part of Edward Kitchen Turner or his heirs or assigns,...whereas said George Bethune did by his last will and testament devise and bequeath one quarter part of the income of his real estate to said Mary and the residue of his estate to all his children equal parts (aforenamed), said Nathaniel to hold Susannah's part in Trust... for 93 pounds 15 shillings paid to them by Nicholas Crosby and Benjamin Smith, Traders, their heirs and assigns, their five undivided eighth parts of the following aforesaid piece of land (so described above). Mary Bethune doth for consideration aforesaid paid to her children and the further sum of 5 shillings convey to Crosby and Smith all her rights and interest in the Westerly part of the tract of land taken by said George this January 10, 1788... Whereas our sister Anne Bethune and our Brother George Bethune are minors and our sister Mary Mitchell, ux of Henry, is absent, that deeds cannot be given of their respective titles at present but we being willing to assure to said Smith and Crosby the purchase of the respective titles (3 undivided eighths) sold by us as aforesaid for 56 pounds 5 shillings and within 3 years from date they shall receive good and sufficient title deeds of said land belonging to our brothers and sisters."

See Book 154, page 8 and Book 183, page 70 : "the within obligation is cancelled there" was written aside on Book 147, page 95.

Book 132, leaf 23

George Bethune of Boston, Merchant

July 13, 1773

Edward Kitchen Turner
Gentleman

"Whereas the said Edward Kitchen stands justly indebted to the said George Bethune in the sum of 200 pounds lawful money for which he together with John Turner of said Salem have given their bond to the said George Bethune of the Penalty of 400 pounds lawful money

conditioned to pay the said George Bethune the said sum of 200 pounds lawful money with lawful interest for the same on or before the 13th. day of July which will be in the year of our Lord 1774 as by the said Bond bearing even date with these presents reference there-to being had will fully appear. Now this Indenture witnesseth that the said Edward

Grantee

Grantor

Description

Kitchen Turner as a collateral and further security for said payment as also for and in consideration of the sum of 5 shillings to him paid by the said George Bethune the receipt whereof he doth hereby acknowledge hath granted...unto the said George Bethune a certain piece or parcel of land situated in Salem aforesaid, bounded Northerly on the Main street there measuring 253 feet, easterly on land of Capt. Geo. Osborn there measuring 415 feet, Southerly on land of Timothy Pickering there measuring 213 feet, and Westerly on land of Joseph Cabot there measuring 414 feet or however otherwise bounded with all fences, privileges, and appurtenances whatsoever thereunto belonging or any wise appertaining and the Reversions and Remainders of the same."

<p>Book 131, page 173</p> <p>Edward Kitchen Turner Gentleman</p> <p>March 15, 1773</p> <p>(Plea of land--common recovery was duly suffered--Warden demandant, Turner tenant)</p>	<p>John Warden Yeoman</p>	<p>"two parcels of land in said Salem, one containing about two acres, 60 rods, adjoining to land of Joseph Cabot, the other containing about one acre 9 rods bounded East on Kitchen Lane, West on Ropes' land, with the appurtenances all particularly mentioned and described in the Record of said Recovery*."</p> <p>*"a piece or parcel of land situate in said Salem bounded North on the Main Street and there measureth 15 poles and 15 links, South on land of Timothy Pickering and there measureth 14 poles and 15 links, East on land of George Osborn and there measureth 25 poles and 3 links, west on land of Joseph Cabot and there measureth 25 poles and 4 links containing in the whole 2 acres and 60 rods with the appurtenances..."</p> <p>from the Record of the Inferior Court of Common Pleas, Book 5, page 430</p>
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City Hall Tax Records, Salem, Mass.

1788 Nicholas Crosby listed in Ward 2 as owning a "house---200" and "part land (Turner)-----100"
Benjamin Smith not listed.
Deduction: Crosby was paying taxes for both as regards Turner's land and was paying taxes for his own house in Ward 2

1789 Nicholas Crosby listed in Ward 3 as owning "House part---300"
"carried to No. 3"

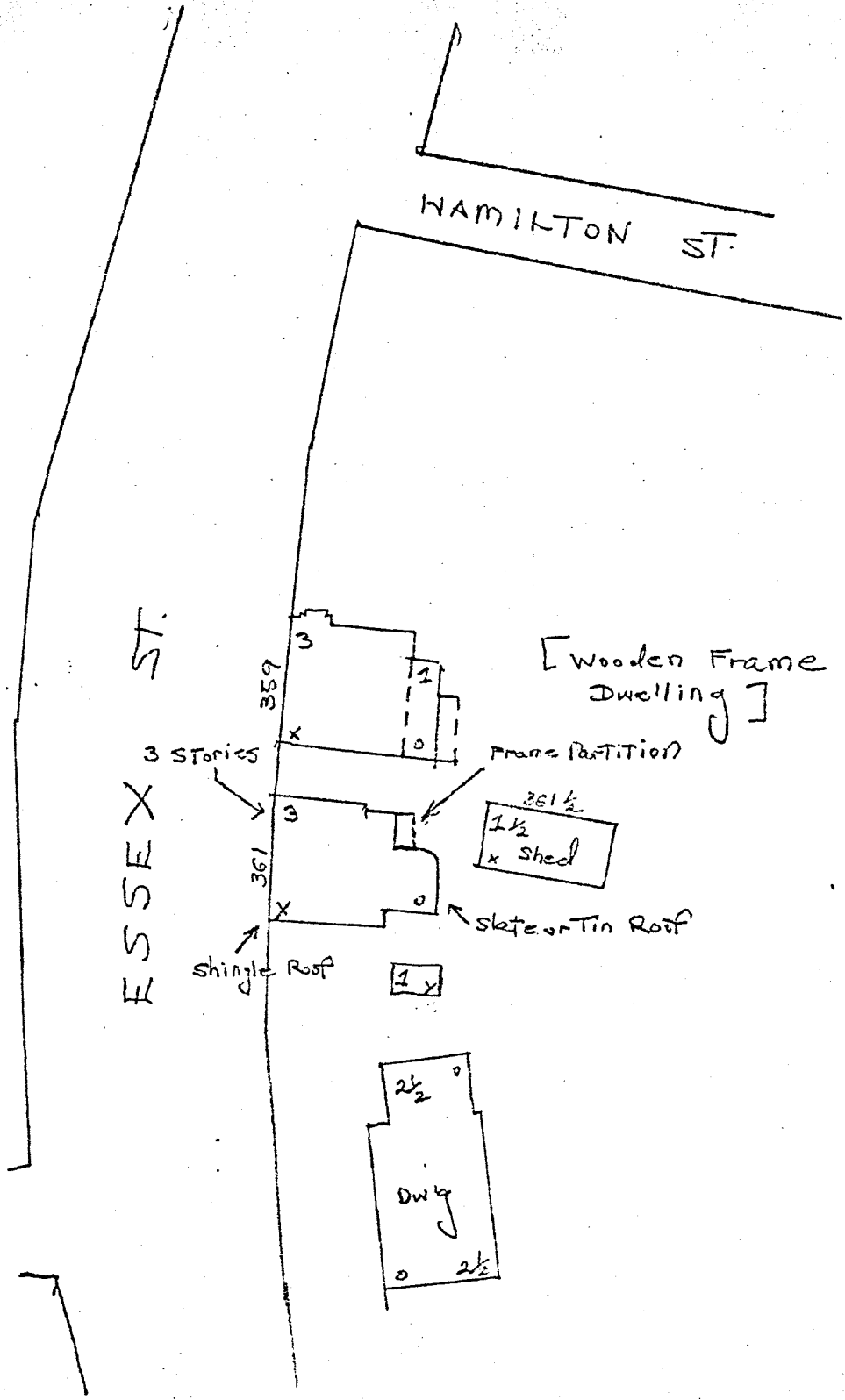
1790 Nicholas Crosby listed in Ward 3 as owning "1/2 house---300"

Essex Institute, Salem, Mass.

We could find no indication in Bently or in the Salem newspaper for 1788-89 that a house had been moved from Ward 2 to Ward 3 as might be indicated by the tax records. In Frank Cousins' book, Fifty Salem Doorways, plate XIV the house is pictured with the following information: "The Endicott House, 259 Essex Street, Salem, Mass. Description: Erected in 1790. A three story frame house with hand-carved ornamentation, Historical Data: The birthplace of Mrs. William Endicott, mother of Mary Endicott Chamberlain, the wife of Right Honorable Joseph Chamberlain of England."

Summary: The house at 359 Essex Street cannot be proved to exist before 1799 from the evidence in the deeds, however the tax records show that there was no house on Turner's land in 1788 while there was one in 1789. Presumably Crosby and Smith built the house (and the store?) before the division of land in 1799, Crosby seeming to have sold (although there is no indication of this from the Grantor index) or let his house in Ward 2 after 1788 to move into the newly completed one on Essex Street. This thought is further substantiated by Cousins' book's date of 1790, which so closely approximates our own. It is possible that "House part" in the tax records of 1789 indicates that the house was only partially built, whereas the next year's records show clearly that Crosby owned the full half share of a house. Thus it seems that a date of 1789 is reasonable as this was evidently the year in which the house was built, if not completed.

Sanborn Map
Salem
1883



Division of land of Benjamin Smith
& Nicholas Crosby

B. 166 P. 23 & 24

7/5/1799

Joseph Cabot

To Benjamin Smith 415'

(Colwelling house)

33 ft.

chestnut street
120' 9" (R of S)

John Pickering

To Nicholas Crosby
(store & outbuildings)

420'

Theodore Lyman

55'

Essex St.
129'

DESCRIPTION IN DEED OF
CROSBY TO PERKINS

1803

B. 171 P. 166

Smith

230'

24' 6"

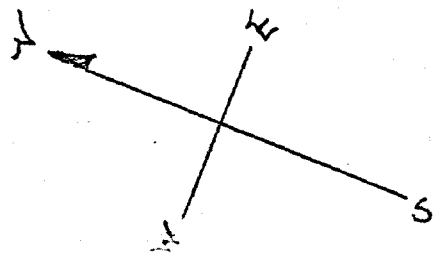
62' 6"

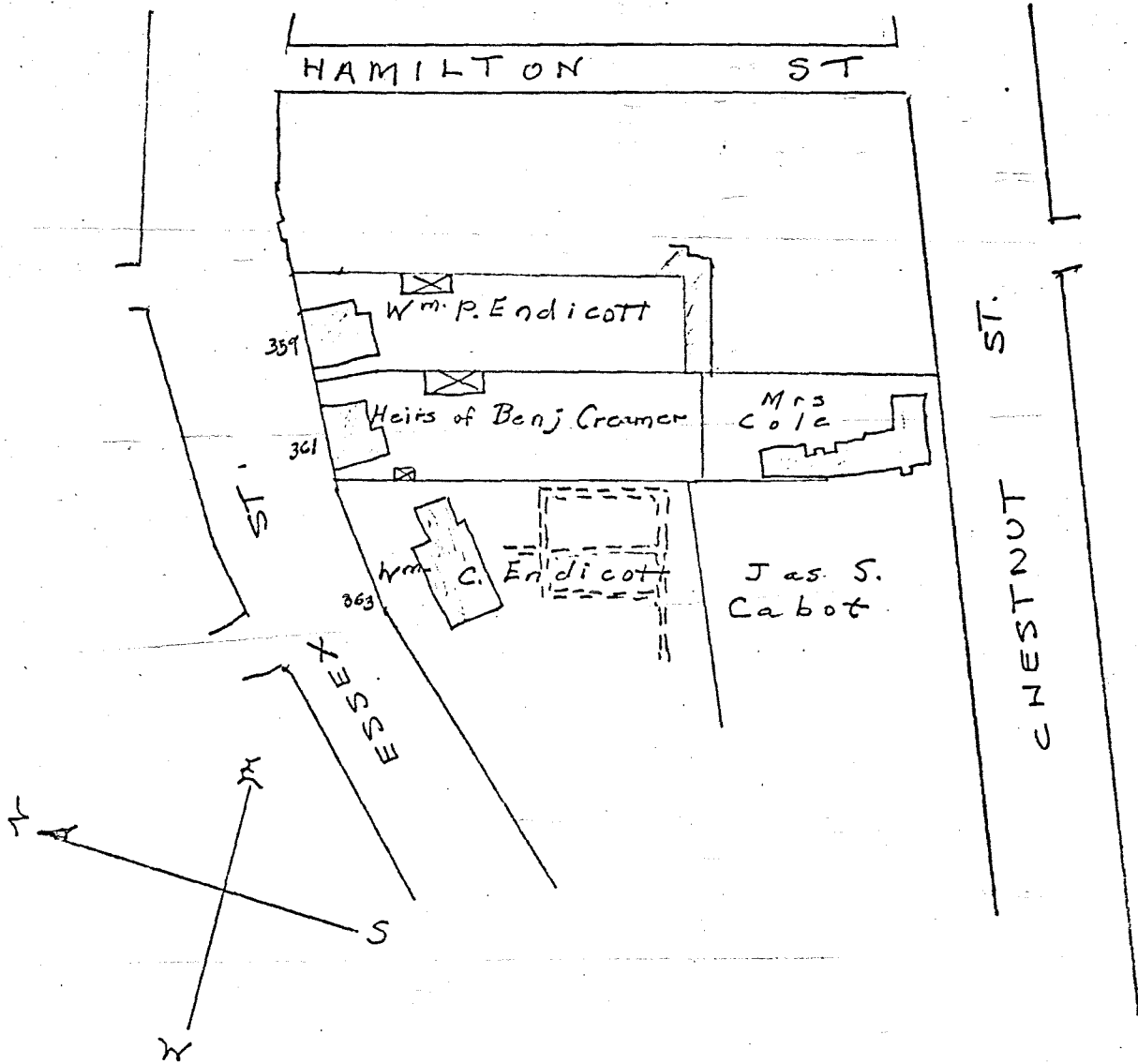
Luscomb for
Nicholas Crosby

217' 11"

Heirs of Joseph Cabot

Essex St.





HAMILTON ST

ST.

CHESTNUT

359

Wm. P. Endicott

361

Heirs of Benj. Cromer

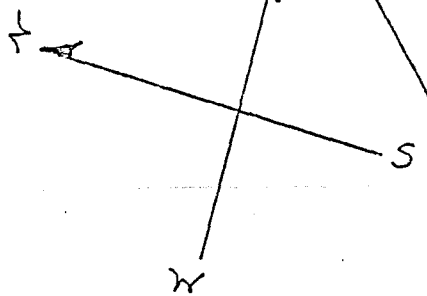
Mrs Cole

363

Wm. C. Endicott

Jas. S. Cabot

ESSEX ST



1874 Atlas

1" = 100 ft.

CITY OF SALEM