

HISTORIC SALEM INC

126 Bayview Avenue

Built for
Alfred Peabody,
Merchant
c. 1876

Researched and written by Jen Ratliff

May 2019

Historic Salem Inc,

The Bowditch House

9 North Street, Salem, MA 01970

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126 Bay View Avenue, January 1989 (MACRIS SAL.3484)

The Juniper Point neighborhood was conceived of by Salem grocer Daniel B. Gardner, Jr., who purchased 45 acres of former farm land in September 1875, at the cost of \$21,000.¹ The area had long been used as a summer retreat, with many Salemites and tourists camping along the waterfront in tents. Gardner filed a plan with the City for cottage lots in October 1875 and in November submitted an updated plan which also included stable lots, two parks, and a public hall. The proposal created over 50 residential lots, more than 20 of which were sold in a single day, November 6, 1875. More lots were auctioned off in the summer of 1876 as the neighborhood expanded.² The deed for each cottage stipulated that “no shop, store, public house, boarding house, saloon or stable shall ever be erected on said lot nor any building

¹ MACRIS SAL.HA – Gardner is incorrectly referred to as Danial B. Goodwin, Jr. on the neighborhood plans submitted with the City of Salem in October and November of 1875.

² The stable lots are now a strip of garages on Cheval Avenue.

thereon used for any of said purposes.” The deeds continue to state, “that a strip thereof ten feet wide next to the high-water mark shall forever be kept open free and unobstructed as a public sidewalk or promenade.” These stipulations have been upheld in perpetuity.³

The completion of this new summer community helped encourage the growth of the adjacent Salem Willows, a city-owned park which quickly grew to include amusements, restaurants, and entertainment. In 1875, the Naumkeag Street Railway Company began offering horsecar service to the area from downtown, attracting visitors who could travel by train to Salem and conveniently take a horsecar to the new neighborhood. Aside from Salem’s elite business men, this summer resort community was especially popular with travelers from Lawrence and Lowell.

The Gothic Revival cottage design of 126 Bay View Avenue is indicative of the 19th century and features wood shingle siding and ornate cornice trim. The home has been greatly altered in recent years to accommodate a basement level garage; the porch has been reduced and is devoid of its decorative balustrade. New windows have been added with rounded transoms on the front façade and the back of the home features a large atrium addition. Furthermore, windows have been removed throughout the sides of the home.⁴

³ Southern Essex District Registry of Deeds, 941:166, 1875.

⁴ In comparison with the home’s 1989 MACRIS report (SAL.3484)



Detail of stereoview by Edwin N. Peabody, c. 1878
126 Bay View Avenue (54 Central Avenue) in the center
(Salem State University Archives and Special Collections)

The Peabody Family, 1875-1880

Alfred Peabody (1806-1879) and his son Henry W. Peabody (1838-1908) appear to be the earliest adopters of the Juniper Point neighborhood, purchasing multiple cottage plots from Daniel B. Gardner, Jr. on November 6, 1875. Henry W. Peabody purchased #25 and #26, present day 136 Bay View Avenue, and together with his father Alfred, purchased #22.⁵

The land in which 126 Bay View Avenue sits was Plot #22 in Gardener's Plan of Cottage Lots for Juniper Point. The original address for this home was 54 Central Street, later renamed and renumbered as 126 Bay View Avenue, around 1915. There is no indication that the

⁵ Ibid.

Peabody family ever stayed in the home, it is likely that it was an investment property that they leased to summering families from out-of-town. The family may have frequented 130 Bay View Avenue, a larger home owned by Henry W. Peabody.

Alfred Peabody was born on February 3, 1806 in Salem, Massachusetts to Nathan and Hannah (Stickney) Peabody. He came from a well-established family, descended from Lieutenant Francis Peabody, an early settler of the area who arrived on the ship *Planter* in 1635.⁶ Alfred became a renowned merchant in Salem and Boston, participating in multiple industries including dry goods and shoe manufacturing. He often lost large amounts of money in his ventures but was remembered fondly for his adaptability to the economy and his integrity in business.⁷

On November 30, 1833, Alfred Peabody married Jerusha Tay (1808-1891) of Salem. Together, the couple had children as follows: Alfred, Henry, Everett (died in infancy,) Everett, Mary, Edwin, and Charles. Their family home was at 45 Summer Street.

Like his father, Henry W. Peabody became a well-known merchant, working for Williams & Hall on Central Wharf in Boston. Henry later joined Samuel Stevens & Company but took a break from maritime trade in 1866 due to decline in the industry and substantial loss of income. Henry opened his own company, Henry W. Peabody & Company in Boston and New York City. As his business grew, he became increasingly involved with politics, appearing in front of Congress on multiple occasions to advocate for maritime industries. In 1864, Henry W. Peabody purchased 17 Chestnut Street in Salem where he lived until 1907, before moving to Beverly.

⁶ Genealogical and Personal Memoirs Relating to the Families of Boston and Eastern Massachusetts, Volume 3 William Richard Cutter, 1908, pg. 1334-1335.

⁷ Ibid.

Peabody married three times, first to Lila Rea Mansfield in 1862. Together the couple had six children, three of which died during childhood. Lila died in August 1890 and in December 1892, Henry W. Peabody married Nannie Brayton Borden (1853-1905) of Fall River. Nannie had previously been married to Norman E. Borden (1850-1880), second cousin, once removed of Lizzie Borden. The murders of Lizzie's father and stepmother had occurred in August 1892, followed by a very public trial. It is likely that Nannie viewed this marriage as a welcomed escape from Fall River.⁸ Nannie appears to have assumed a large amount of money following her first husband, Norman's death. This was chronicled in multiple letters held in the archives at Harvard University, which contains the Henry W. Peabody Collection. Found in Henry's personal correspondence with his step children, Henry stated that he had no interest in Nannie's estate, writing: "...I married Nannie Brayton Borden for her love and companionship, and not for money."⁹ Nannie died in 1905 and Henry married for a third time to Lucy W. Waterbury.

Alfred Peabody's younger son, Edwin N. Peabody was also well known in Salem. He was an active photographer from 1876-1894 and photographed much of Salem, including the Juniper Point neighborhood. His images of the neighborhood date to the late 1870s and were likely inspired by his family's properties there.¹⁰ Edwin traveled often and in his obituary it was said: "He traveled considerably over the United States and whenever he heard of a Salem family in any city that he visited, he would be sure to hunt them up, even though they were perfect strangers to him. He was always made to feel welcome and he was sure to bring home

⁸ Ibid.

⁹ Harvard University, Henry W. Peabody and Company Collection, MSS 766 1867-1957, Volumes HD-1 and HE-9

¹⁰ Stereoviews by Edwin N. Peabody can be seen at Salem State University Archives and Special Collections

pleasant messages to their Salem kindred.”¹¹

Alfred Peabody died of heart disease on June 13, 1879, he was 73 years old.¹² In July 1880, Henry W. Peabody sold 126 Bay View Avenue (then 54 Central Avenue) to Joel A. Abbott of Lowell, Massachusetts for \$1,500.¹³

The Abbott Family, 1880-1894

Joel A. Abbott (1820-1903) was born on October 3, 1820 to Joel Abbott and Hannah (Bowman) Abbott of Charlestown, Massachusetts.¹⁴ The family later relocated to North Reading, where Joel A. Abbott worked as a shoe manufacturer. On November 26, 1847, Joel married Sarah A. Parker (1826-1901), also of Reading. By 1865, the couple had relocated to Lowell, along with their eight children. Joel became proprietor of “The Old Corner Store” at 174 Merrimack Street and become very involved in community politics, specifically the Democratic party. In 1878, Joel was nominated for Mayor of Lowell by members of the Butler Club but lost to John A. G. Richardson.

In 1880, Joel purchased 126 Bay View Avenue (then 54 Central Avenue) for use as his family’s summer residence. During Joel’s first summer at Juniper Point, he suffered from a debilitating kidney and liver disorder, becoming unable to walk. The following year, The Boston Journal and The Boston Globe chronicled his recovery, which he credited to an herbal supplement, Kidney-Wort.¹⁵ Joel and his family owned the cottage at Juniper Point for 14 years.

¹¹ Salem Evening News, March 20, 1920

¹² Massachusetts Vital Records, 1840–1911. New England Historic Genealogical Society, Boston, Massachusetts.

¹³ Southern Essex District Registry of Deeds: 1040:248, July 8, 1880.

¹⁴ Massachusetts Vital Records, 1840–1911. New England Historic Genealogical Society, Boston, Massachusetts.

¹⁵ “The City of Spindles,” The Boston Globe, June 22, 1881, pg. 3.

In 1894, Joel and his wife Sarah sold the home to Joseph F. Appleton.

The Appleton Family, 1894-1907

Joseph Frederic Appleton (1854-1929) was born in Beverly, Massachusetts on March 18, 1854 to Joseph B. Appleton and Rachel E. (Foster) Appleton. He attended school in Beverly and later began working as a salesman in the shoe industry. On March 9, 1878, Joseph married Mary B. Dunbar in Beverly, Massachusetts.¹⁶ He later partnered with William McKean of Salem, a manufacturer of shoes. In 1894, John and his wife Mary purchased 126 Bay View (then 54 Central Avenue) for \$1.00 and other considerations from Joel and Sarah Abbott.¹⁷

After leaving the shoe industry he became a manager and vice president of Underwriters Salvage Company of the United States, where he traveled between offices in Boston and New York before retiring in 1915. He then partnered with Fred A. Norton in selling insurance under the name Appleton & Norton.

Appleton earned quite a bit of money in these businesses, splitting his time between a Boston residence, 19 North Street, and Juniper Point. He purchased a 30-foot yacht which he named Takitesy (take-it-easy) for use at Juniper Point. In June 1899, the Boston Globe reported that Appleton's yacht, valued at \$1,000, had been stolen. It was recovered a month later at the Hudson River Yacht Club in New York City and carpenter Frank Westin was arrested.¹⁸ After selling 126 Bay View (then 54 Central Avenue) in 1907; he purchased the larger adjacent home

¹⁶ Town and City Clerks of Massachusetts. Massachusetts Vital and Town Records. Provo, UT: Holbrook Research Institute (Jay and Delene Holbrook)

¹⁷ Southern Essex District Registry of Deeds, 1862:473

¹⁸ "Yacht Takeiteasy Found at Last," The Boston Globe, July 28, 1899, pg. 7.

at 130 Bay View Avenue (then 60 Central Avenue) which has also been previously owned by Henry W. Peabody. When Joseph F. Appleton passed away at age 76 in 1929, he left an estate worth over one million dollars.¹⁹

The Cabeen Family, 1907-1939

John F. Cabeen (1866-1954) was born in Salem in 1866 to Lydia and John Cabeen, a teamster. The couple also had three daughters Sarah, Julia, and Lila. Sarah attended the nearby Salem Normal School, where she graduated in 1878. She then taught in Salem for sixteen years, primarily at the Bentley Grammar School on lower Essex Street. John F. trained as a plumber and opened his own shop on the corner of Essex and North streets.

On October 18, 1886, John married Sarah A. Merrick, originally of England.²⁰ The couple lived at 18 Cabot Street and had two children, Charles and Helen. Charles would apprentice under his father and join the family business.

John was incredibly involved in his community, serving on multiple committees and boards, including the Salem Chamber of Commerce, Salem Savings Bank, Salem Rotary Club and the Board of Trade. After purchasing the home at 126 Bay View (then 54 Central Avenue) in 1907, John F. Cabeen became very involved with the Juniper Point neighborhood. In 1912, he helped organize the Juniper Point Realty Trust to assist in the purchase of the nearby Ocean View Hotel.²¹

Following the Great Salem Fire of 1914, Cabeen played an instrumental role in the

¹⁹ "Estate of \$1,072,103.70 left by Joseph Appleton," The Boston Globe, January 14, 1930, pg. 1.

²⁰ New England Historic Genealogical Society; Boston, Massachusetts; Massachusetts Vital Records, 1911–1915

²¹ The Boston Globe (Boston, Massachusetts) 25 Aug 1912, Page 14

recovery effort by assisting in the organization of incoming funds and supplies for the city. In the following months, he rallied for the importance of a fire department to protect Juniper Point, becoming temporary President of the Juniper Point Volunteer Fire Association in February 1915. This association received a hose carriage, ladders, and was granted the installation of a fire alarm box at Columbus Square.²²

In 1939, John and Sarah sold the Juniper Point home to Nora Harrington.

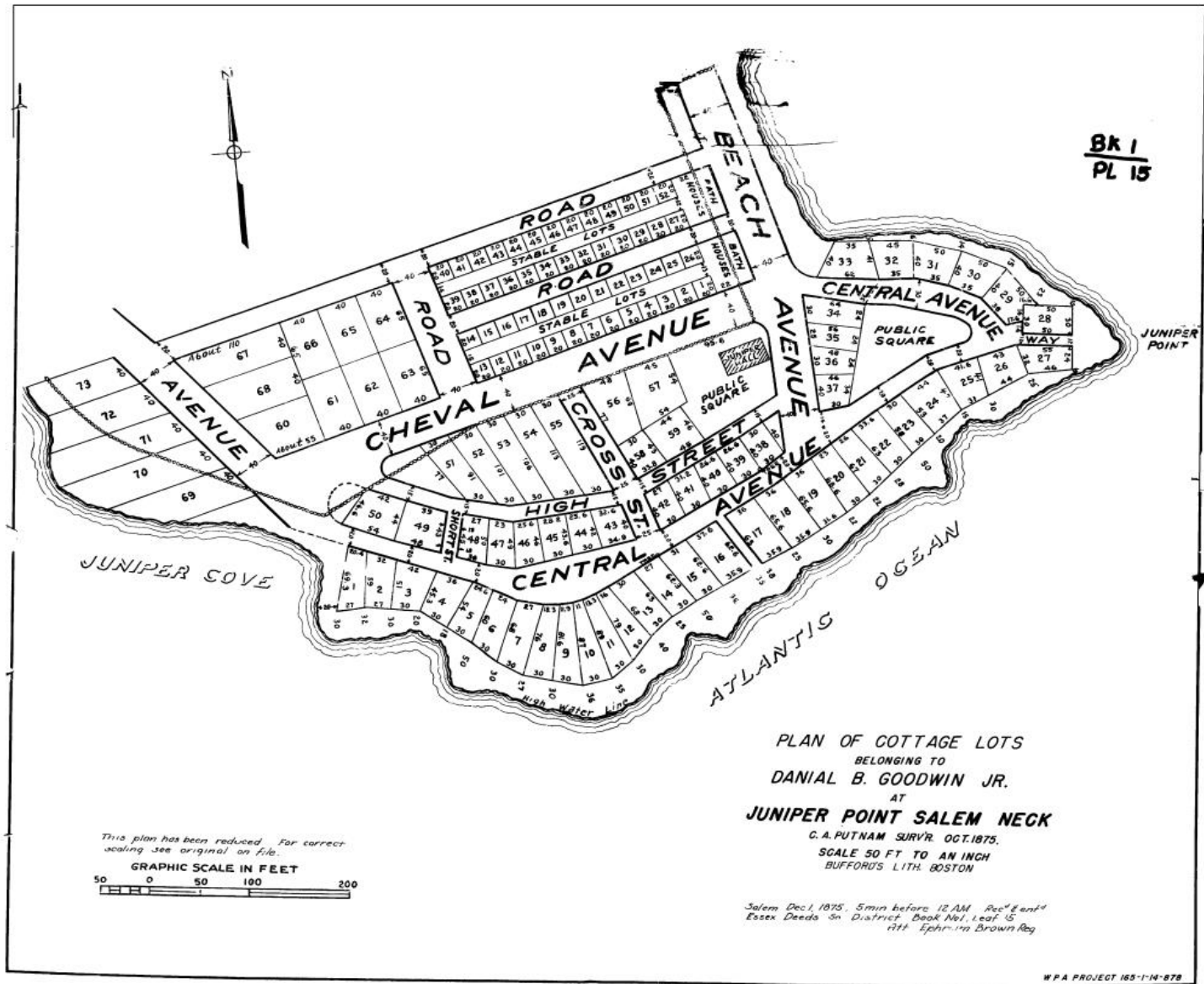
²² The Boston Daily Globe (Boston, Massachusetts) 08 Feb 1915, Page 13.

Street Address

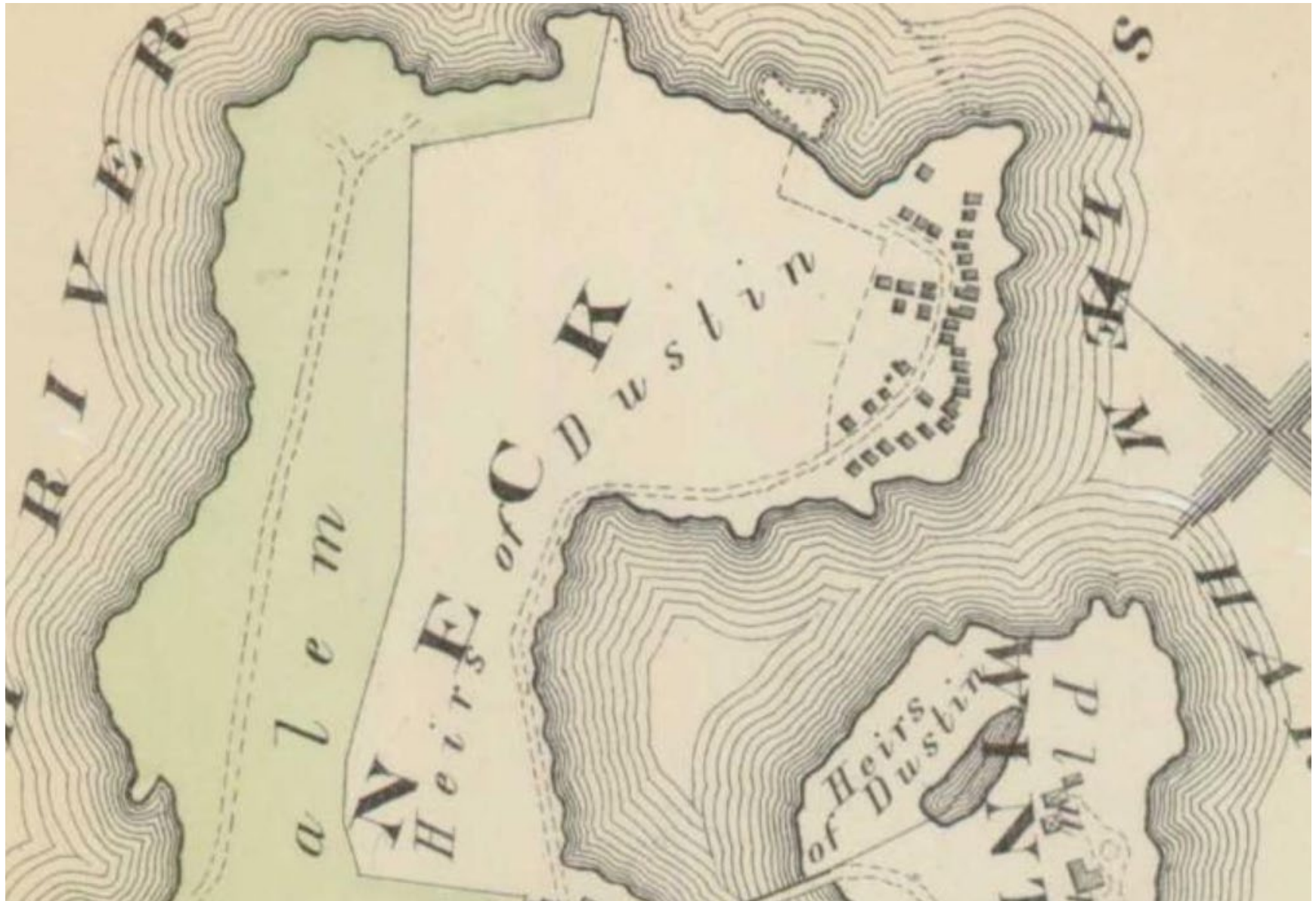
54 Central Avenue	1875-1915
126 Bay View Avenue	1915-Present

Buyer	Occupation	Years of Ownership	Number of Years	Purchase Price	Deed	Notes
Alfred Peabody Henry W. Peabody	Merchant	1875-1880	5	\$250	941:166	Purchased from Daniel B. Gardner Jr. Plot #22 - Book 1, Plan 15 Henry also owned plot #25 and #26
Joel A. Abbott Sarah A. Abbott	Shoe Manufacturer Grocer	1880-1894	14	\$1,500	1040:248	54 Central Avenue
John F. Appleton Mary B. Appleton	Insurance and Real Estate Park Commissioner	1894-1907	13	\$1.00 and other considerations	1408:86	54 Central Avenue
John F. Cabeen Sarah A. Cabeen	Plumber	1907-1939	32	\$1.00 and other considerations	1862:473	54 Central Avenue 126 Bay View Avenue
Nora Harrington	Admin. Assistant	1939-1946	7	\$3,000	3182:477	Nora assumed payment of the Cabeen's \$3,000 mortgage. Widow of Leo F. Harrington
Leo F. Harrington Marjorie R. Harrington	U.S. Navy	1946-1950	4	Considerations paid	3479:301	126 Bay View Avenue Nora Harrington remained in the home until 1950
John A. Conway Helen M. Conway	Insurance and Real Estate	1950-1975	25	\$9,000	3778:334	126 Bay View Avenue Probate: (#281964 11/8/64)
Peter J. Fallon Marilyn E. Fallon	Unknown	1975-1996	21	\$26,5000	6122:616	126 Bay View Avenue
Natalio F. Bettencourt Deliea C. Bettencourt	Unknown	1997-2011	14	\$305,000	13741:36 13974:487	126 Bay View Avenue
Gabriel Demelo Maria D. Demelo	Unknown	2011-2019	3	\$400,000	28875:213	126 Bay View Avenue
Cheryl A. Vickery	Unknown	2011-2019+	8+	\$630,000	30543:266	126 Bay View Avenue

Resident	Directory Year	Notes
J.F. Appleton	1899-1905	
Vacant	1906	
John F. Cabeen	1906-1939	
Nora Harrington	1940-1942	
Nora Harrington Arthur F. Dooley	1943-1945	
Nora Harrington	1946-1950	
John A. Conway Rodolph J. Pelletier	1952	
John A. Conway John Flynn Rodolph J. Pelletier	1953	
John A. Conway	1954-1955	
John A. Conway Robert Allen Patrick Cyr	1957	
John A. Conway Richard L. Coluppy Patrick Cyr	1958	
John A. Conway Richard L. Coluppy Robert C. McCarthy	1959	
John A. Conway Norman R. Brouillette	1960	
John A. Conway	1961-1964	



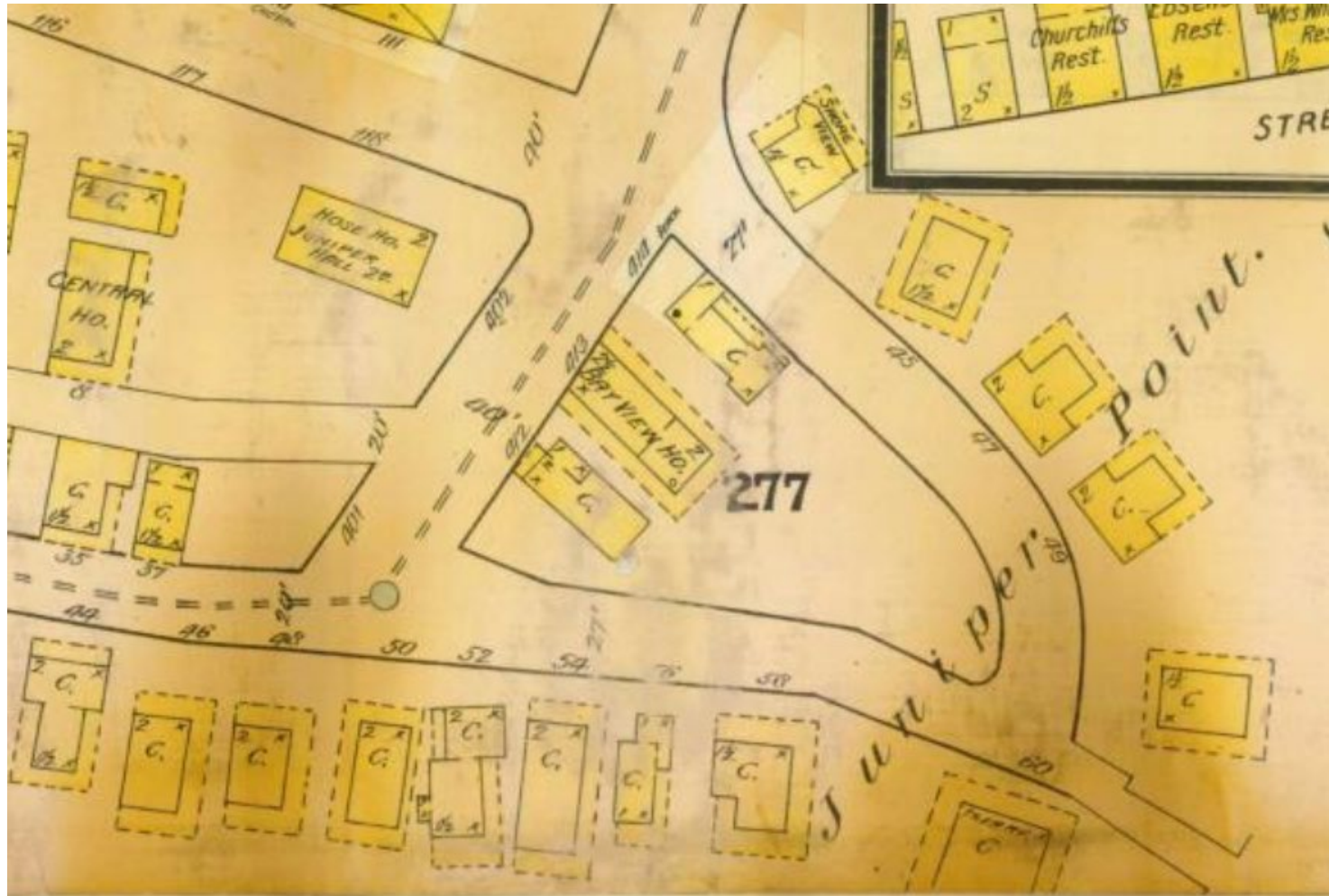
1875 Plan of Cottages belonging to Daniel B Garder Jr. (Not Goodwin) Lot #22
(Book 1, Plan 15)



1874 Salem Atlas (Plate B)



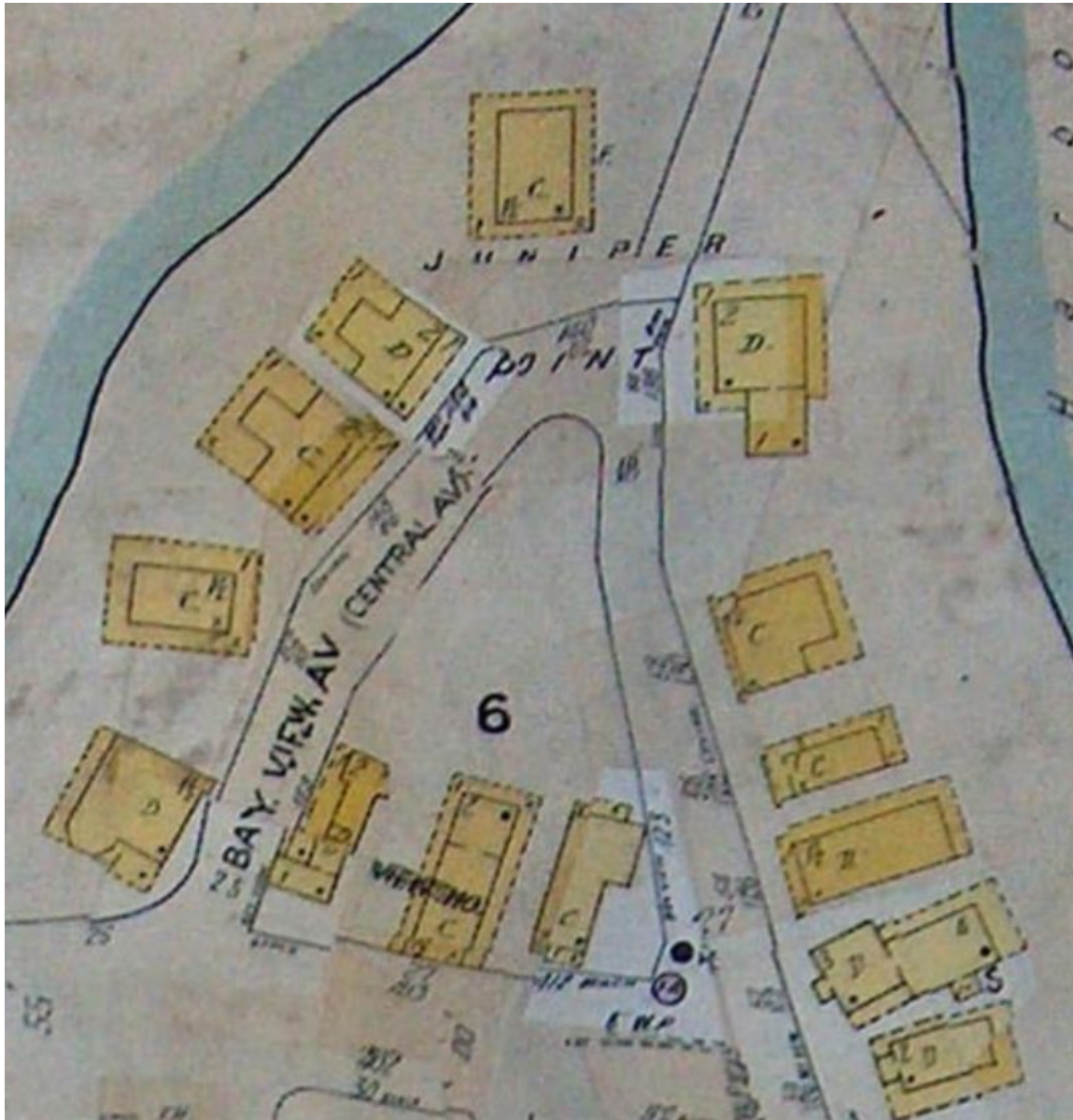
1897 Salem Atlas (Plate 11)



1890-1903 Salem Atlas (Plate 39)



1911 Salem Atlas (Plate 6)



1906-1938 Salem Atlas (Plate 73)

Salem.

MUNICIPAL.—At a special meeting of the Board of Aldermen, yesterday afternoon, Mr D. B. Gardner, Jr., was present and explained his intentions regarding the improvement of the property recently purchased by him at the Neck. His plans for laying out the tract into lots suitable for seaside cottages was very generally approved, and a hearing was ordered on the expediency of a new road to the locality. At the School Committee meeting, last evening, the special committee appointed to consider the expediency of a change of system in the manner of admission to the High School did not report, not having concluded its deliberations.

Boston Post

Boston, Massachusetts

22 Feb 1876, Tue • Page 3

Juniper Point, Salem Neck.

Under the suburban head of Salem will be found some description of the beauties and advantages as a summer home of Juniper Point, Salem Neck. The Smith Farm, a part of this peninsula, has just been laid out in about fifty-five house lots, which are to be sold at auction July 25. New and broad avenues have been laid out through the tract, and Wenham water has recently been carried to the locality from Salem. No better chance could be asked to secure a delightful location for a sea-shore cottage. See the advertisement in another column.

The Boston Globe, Saturday, July 15, 1876

Seashore House Lots

AT AUCTION.

WILL BE SOLD BY PUBLIC AUCTION.

**On TUESDAY, July 25th, at 2.30
o'clock in the Afternoon, on Wil-
low Avenue and Vicinity,**

**SALEM NECK,
50 House Lots,**

Containing about 5000 Square Feet each.

These Lots are situated about a mile from the city of Salem, on a beautiful avenue sixty feet in width, overlooking the North Shore, Salem and Beverly harbors and the country for miles around, and are offered for the first time at public auction, whereby an opportunity is given to all persons in search of a summer resort near the water, and at the same time not deprived of all the advantages of the city, to secure the same. Pipes for supplying the locality with the never-failing pure water of the Wenham Lake are being laid, and before another season it is contended that the horse cars will run to the avenue, making a direct connection with the Boston and Lowell Railroad and the city.

The attendance of all who may desire a homestead overlooking the broad ocean, and receiving the benefit of its pure air, is requested at this sale, as this is without doubt the only public sale of these valuable Seashore Lots.

The plans of the same can be seen by applying to D. B. GARDNER, JR., & CO., No. 127 Washington street, Salem, or to the auctioneers, as above.

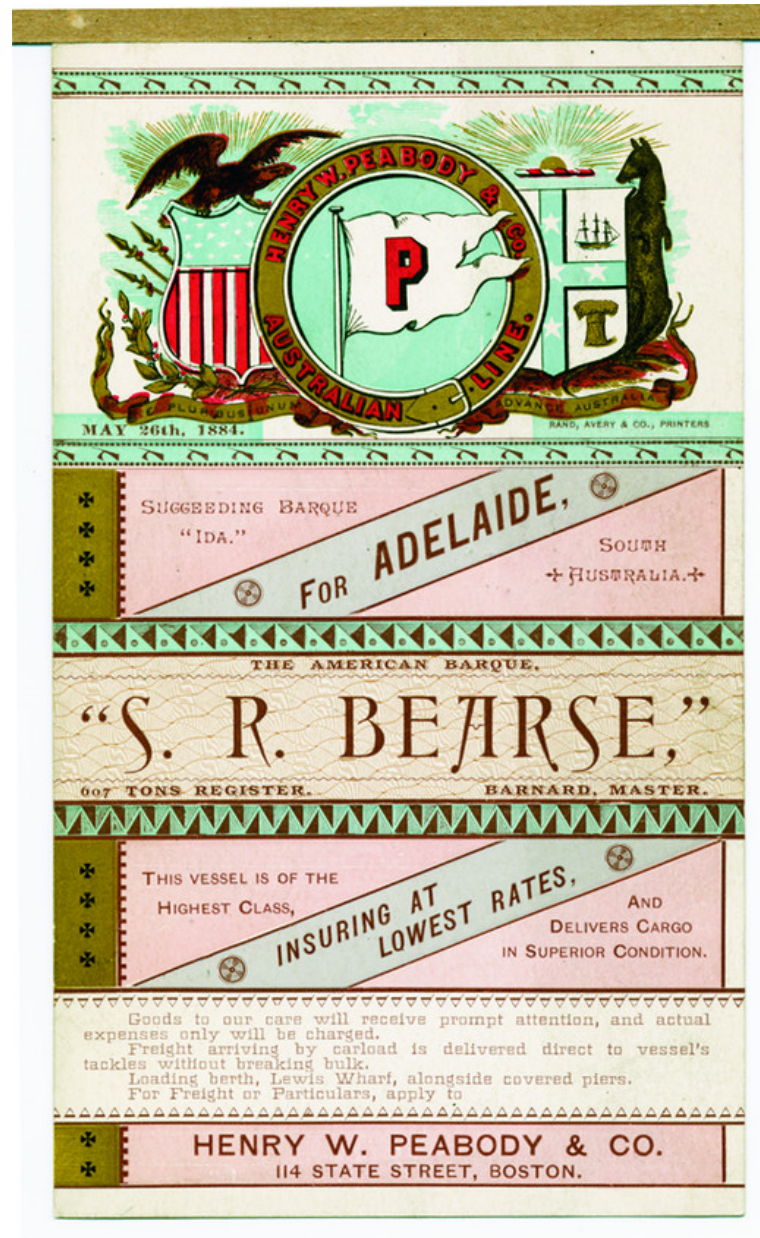
SALEM.

"Juniper" and "The Willows."—More than "The Battery" ever was to New York are "Juniper" and "The Willows" to Salem. Few cities have a seashore resort so pleasant and so accessible, and certainly the beauties and advantages of these two localities cannot be surpassed. Always a favorite breathing place for people living in the lower wards, the fame of the sea-girt island and peninsula has spread, and today finds a good-sized colony of summer health-seekers gathered on the rocky shores of "Juniper," and a daily concourse of hundreds, sometimes thousands, at "The Willows" sniffing the bracing salt air that ever wafts in from the ocean. Back from the seacoast has gone the fame of "Juniper," and Nashua, Lowell and other inland cities have sent their people to join the colony. The little cluster of seaside villas that has grown on the shore presents a pretty sight as one approaches from sea or from land. The houses are generally of moderate cost, but are neat and substantial, and overlook a bluff jutting out into the Atlantic in full view of Lowell, Baker's, Misery, and the other islands that stud the outer harbor. Here in the health-giving atmosphere the family spends the summer months, and pater familias comes at evening to be recruited even by one night's removal from the city. Such is Juniper—retired yet easily reached; quiet yet sociable; a perfect summer home, yet free from the restraint of the "fashionable resort."

The Willows, a tract of land owned by the city, has become the daily attraction of hundreds who can spare but an hour, or at the most a few hours, from business or household cares. On the opposite side of the promontory from Juniper, it has many of its characteristics in location. Two rows of willow trees afford shade; stone seats are provided overlooking the ocean, and a large pavilion is a comfortable refuge from passing showers or the hot sun. Good restaurants provide excellent fish dinners, beside temperance drinks and ice cream, and boats can always be procured for a sail or a row along the north shore. Barges are continually running to and from the city at the low fare of ten cents, and the Street Railway Company runs a barge in connection with the English and Fowler street cars, which connect with all branch lines, and on which transfer tickets are sold.

The avenue to these localities is being laid out fifty feet wide and is nearing completion. Columbus avenue to Juniper is also nearly finished, and soon the horse railroad barges will run via that avenue thence across to The Willows.

City Council—Another special meeting of the



Trade card for Henry W. Peabody & Co., Australian Line, 114 State Street, Boston, Mass., May 26, 1884

Historic New England (GUSN-190920)

<https://www.americanantiquarian.org/proceedings/44807197.pdf>

HENRY WAYLAND PEABODY

AMONG the most prominent and honored citizens of Salem was Henry Wayland Peabody. Few names have been so long familiar in this celebrated old New England town as that he bears. His father, Alfred Peabody, merchant, was the son of Nathan and Hannah (Stickney) Peabody, and a descendant from Lieut. Francis Peabody (1614–1697), born in St. Albans, Hertfordshire, England, who arrived in Salem, on the ship *Planter*, in 1635, and settled at Topsfield, Essex County, in 1667. Alfred Peabody was a prosperous Salem merchant, possessed of a gentle, honest Christian character. He married Jerusha Tay, daughter of Benjamin and Jerusha (Winn) Tay. Their home was a center of light and influence in Salem for many years, and into it, on the twenty-second day of August, 1838, Henry Wayland Peabody was born.

Biographical History of Massachusetts:

Biographies and Autobiographies of the Leading Men in the State, Volume 2, 1911

(VII) Alfred Peabody, son of Nathan and Hannah (Stickney) Peabody, was born February 3, 1806, in Salem, and there spent most of his early life. He began his lifework as clerk in the dry goods stores of Amasa Wilder and Francis Choate, and in 1827 engaged in business in Buenos Ayres, where he again went in 1834. In 1836 he entered into a business partnership with N. C. Robbins, locating at Buffalo, New York, which in those days was a long way from his old home, all communication being by the slow stages and canal boats. In 1837 he made a third trip to Buenos Ayres, this time as agent for Robert Upton, with whom he was interested in business at that point for six years, continuing his commercial relations with that gentleman for two or three years after his return to Salem. Mr. Peabody, though still a young man, had met with business reverses which left him encumbered heavily with debts, and he devoted the proceeds

Alfred Peabody, a well-known merchant, died at his residence this afternoon of heart disease. He was seventy years old and prominent as a merchant in Boston and Salem. He was one of the passengers in the barque *Eliza*, the first vessel to go to California direct from Massachusetts.

Boston Globe
June 14, 1879, Page 4.

EDWIN N. PEABODY, 75, PASSES AWAY AT SALEM

SALEM, March 19—Edwin N. Peabody, aged 75 years, active during a half century in the affairs of the First Baptist Church and the Y. M. C. A., died today at his home, 41 Summer st. He was interested in amateur photography, and his collections of pictures of Salem people, as well as of houses, have been features at local exhibitions. Mr Peabody was the son of Alfred and Jerusha (Tay) Peabody. He was unmarried.

Boston Daily Globe
March 20, 1920, pg. 9

Date: May 20, 1891
Source: Fall River Daily Globe

Transcription provided by Bruce Laurie, Department of History, University of Massachusetts at Amherst.

"Report from the First Annual of the Women's Auxiliary

The Women's Auxiliary of the Y.M.C.A. held its first annual meeting yesterday afternoon which was largely attended. This branch of the association has contributed largely to its success and has been untiring in its efforts to promote the work which has been undertaken.

Mrs. Norman E. Borden, the president, tendered her resignation but her executive ability and efficiency were too highly appreciated by her associates and they refused to entertain the idea of her withdrawal. Consequently she consented to serve another term and all were reelected. Interesting reports of various topics then followed the election. They are as follows:

Membership by Mrs. Andrew J. Borden

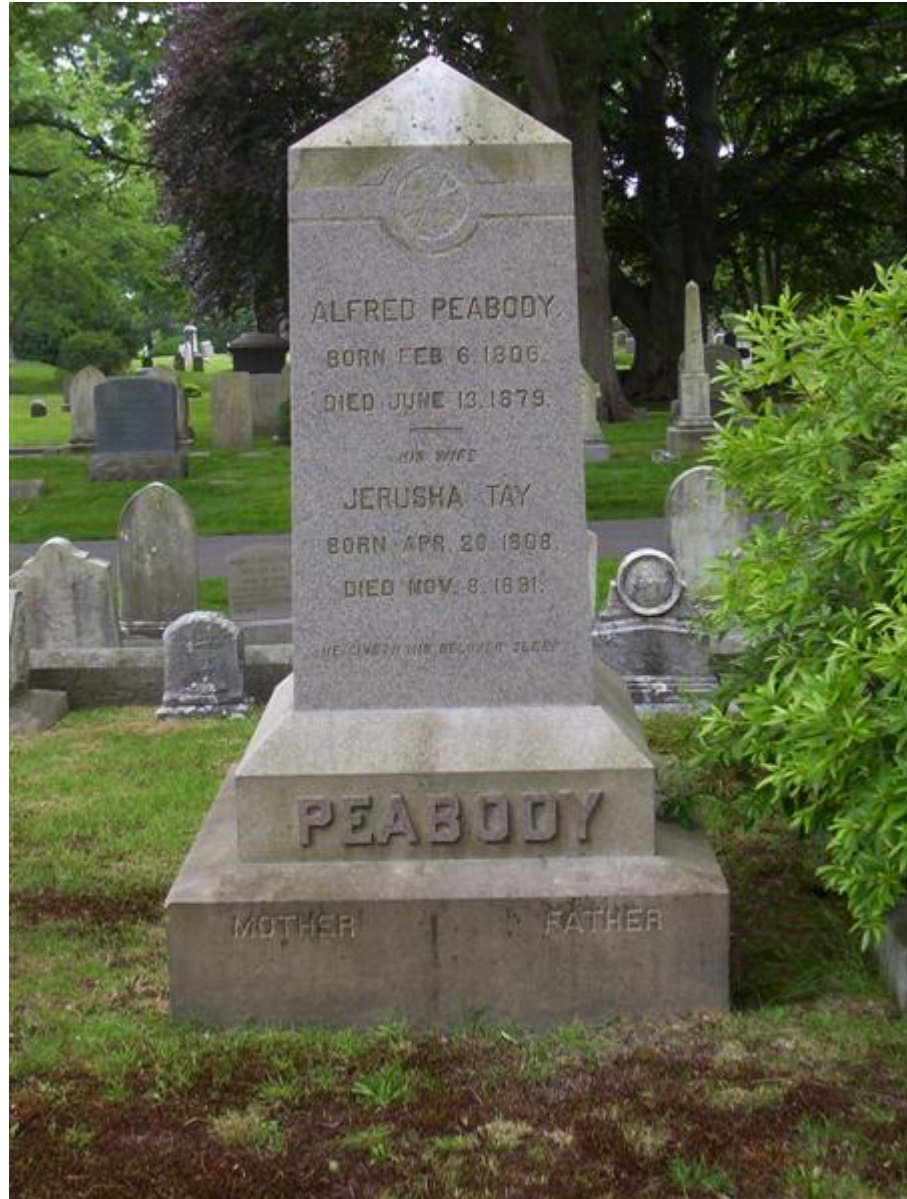
Social by Mrs. George Stowell

Rooms by Mrs. B.J. Handy

Devotional by Mrs. R.K. Remington

Visitations of the Sick by Mrs. E. T. Marvel

Nannie and Abby Borden both served on the YMCA's Woman's Auxiliary Board
Fall River Daily Globe, May 20, 1891
University of Massachusetts, Amherst



The Peabody Family Plot on Greenwood Avenue
Harmony Grove Cemetery, Salem Massachusetts
(Find a Grave: 25156113)

YACHT TAKITESY FOUND AT LAST.

After a Search Kept Up Since June 13, J. F. Appleton's Boat Discovered at North River, and Frank Westin Arrested.

NEW YORK, July 27—Frank Westin, a carpenter, was arrested tonight at the Hudson River yacht club house, charged with stealing a yacht belonging to Joseph F. Appleton of Boston. The yacht is named Takitesy.

The vessel was taken about midnight on June 13 from Juniper point, Salem neck, Mass, and was found today at the clubhouse, foot of 92d st and North river.

The yacht is 30 feet over all, 8½ feet beam, 5 foot draft, weight 5000 pounds, and is sloop rigged. When the vessel was taken there were also stolen a buoy with the letter "A" printed on it in white and 30 feet of hawser. The vessel is valued at \$1000.

Westin refused to say anything about the robbery. Mr Appleton has a summer home at Salem, Mass.

JOSEPH F. APPLETON.

FRED A. NORTON.

AGENCY ESTABLISHED 1837.

**Appleton & Norton,
Insurance and
Real Estate.**

Mortgages Negotiated. Notary Public.

252 Essex Street, Salem, Mass.

Room 8, Perley Block.

Telephone Connection.

Appleton & Norton Advertisement
Salem Directory, 1905

PILGRIMAGE TO SALEM

Part of Every Tourist
Program.

Historic City Sees 20,000
Strangers Every Summer.

Willows Its Own Resort—
Juniper Point Customs.

By JOHN W. CARBERRY.

SALEM, July 25.—Old Salem is vacation ground for 20,000 people during the summer months. Not that this influx of warm-weather idlers settles down in a swarm for the season, but it represents the total attracted to the city.

It is a part of the vacation trip of a great majority of visitors to Boston to "do" old Salem, and those who come from far and near to stay awhile at any of the North shore summer resorts rarely depart without having devoted several days to pilgrimages to this city.

Salem, therefore, is as much of a summer town as it is a winter community, as much of a resort as if it had miles of beaches and the inducements of low-priced board to attract those in search of rest. Its streets these days are thronged with people of all sorts, many armed with the readily recognizable guidebook and all keen with questions on local history and locations.

Few Salemites escape the queries of the strangers in search of points associated with the colonial history of the town and the identity of houses which figure in the romances of Nathaniel Hawthorne.

The local institutions, which to every visitor to Salem are objective points, endeavor to gratify the strangers and general and special invitations are extended by the Essex institute, the Peabody academy of science, the Salem Athenaeum and the Salem marine society to inspect the libraries and museums.

Every courtesy is offered and the least informed arrival need not miss anything of importance in old Salem if he only asks a few questions.

With the exception of Boston there is probably no city or town in New England from which such a volume of souvenir postcards is disseminated through the country in the summer as is distributed by the pilgrims to Salem.

Center of Popular District.

Salem is in the center of a popular summer district extending from Rowley to Swampscott, and including Cape Ann, the Beverly shore and the Ipswich river. Within easy reach of the city are scores of colonies of sojourners, who are drawn to Salem.

Besides drawing upon these communities Salem also contributes to them, for many of the residents of this city have established summer homes along the North shore, from which business men may travel so expeditiously. Accessibility admits of the adoption of pleasant modes of travel, and many business men use motor boats between their summer homes and Salem.

One can walk to a point at the entrance to Salem harbor and casting his eye about observe a full dozen watering places which may be reached readily by water or land transportation lines.

Salem's own pleasure ground, however, is the Willows, a city reservation near the entrance to the harbor, which commands a view of the Beverly and Marblehead shores and also out to sea, broken only by Misery and Bakers Islands.

The Willow have been held by the people since early colonial days, and this marine park is one of the few public reservations which were a part of the commoners' ground set aside by the Puritans. Its designation is due to two rows of venerable willow trees which mark a lane from the shore to the entrance to the area.

These trees were planted more than a century ago when the tract was so isolated that it was considered the only safe retreat for smallpox patients. Two slate headstones mark the resting place of two victims of this disease, and also serve as reminders of the early uses of this pleasure ground.

The Willows, being only a few miles out of the city on the trolley line and also reached by a small steamer, is the popular resort for those whose outings must be limited to a day or to an evening.

Here are dance halls, restaurants and refreshment stands and other means of amusement for children and grown persons in whose blood there remains yet a strain of frivolity. Band concerts every day entertain the crowd.

Crowds Visit Willows.

On Sundays the Willows caters to some 15,000 people. On other days the Willows is the scene of the gatherings of clubs and societies who come down by steamer and electric to hold their field days. The temperature is always moderate at this resort since a breeze from any point is bound to circulate and temper the heat.

Adjoining the Willows and separated from the public reservation only by two rough stone posts is Juniper point, which is a quiet, cottage community.

No overflow from the Willows disturbs the peace of Juniper point, for though the way is open and the passage always clear it is strictly observed as a rule that the Willows crowds shall not invade the sanctity of the point section.

On Sundays, where the thousands spread themselves over the Willows, one may walk through the Juniper point streets and meet no one who is not either a cottager or a guest at the houses. This custom gives to the point colony a restful quiet such as would not be considered possible of enjoyment so near a public park where the trolleys deliver people from a radius of 20 miles.

Juniper point in many respects is a model summer settlement. Every street is kept free from dirt and refuse, being raked regularly while the sidewalk line throughout the district is banked with grass, closely cropped.

Where the thoroughfares cross or intersect the spaces in the centers of the little squares are made into raised flower beds, and all season the plants are in bloom.

Juniper Point Customs.

One section of the beach is set off as a family bathing place. It is tastefully guarded by iron rails set into pillars of field stone which are topped with small flower beds. Many of the residents have their bathing beaches in the rear of their homes, but the community life is so intimate that the open space one Juniper pointer owns belongs by consent and usage to every other member of the colony.

All of the public work within this section is performed at the expense of the property owners and two improvement associations are alert in maintaining the picturesque character of the point.

Harry R. Rice, treasurer of a Lowell newspaper, is president of the Juniper point improvement association and Fred Fuller is the head of the Juniper Hall association, and both organizations labor for one object, the beautifying of the summer settlement.

A neat little chapel erected by the residents provides a home for the religious societies.

While Juniper point is favored by Salem business men it is also the resting place of many families from Lowell, Lawrence and Boston. One of the most enthusiastic members of the colony is J. C. R. Smith of Boston, president of the New England dry goods association, who has a large cottage with a view out to sea.

Has Valuation of \$500,000.

Frank B. Kendrick of Lebanon, N. H., a manufacturer, leaves his New Hampshire home early in the season and keeps his Point cottage open until late in the fall. George Rogers, one of Mr

Kendrick's fellow townsmen, also has a cottage at the Point.

Henry F. Gifford, president of the Salem board of aldermen, is one of the cottagers, and the political aspect of the place is further enhanced by the presence of Ex-Mayor Joseph N. Peterson, who is always of much consequence in any Essex county issue. Vincent Peterson, not so widely known as his brother "Joe," is just as important a man at Juniper point, however.

S. Howard Donnell, a Peabody lawyer, treks for the Point as soon as the warm days come. A. F. Thompson, superintendent of the Heiburn leather company at Salem, is one of those who has seen the Point grow in popularity as a summer resort.

Joseph F. Quinn and M. H. Sullivan, two Salem lawyers, and Herbert Brown are among the notable city dwellers who in summer do not care to go beyond Juniper for a vacation.

Rev. M. M. Evans, a retired clergyman of South Boston, spends what he considers the best part of the year looking out upon the sea from this vantage ground. Capt. Henry N. Hatfield of Salem is one of the late-stayers.

Thomas F. Little represents Charlestown at the point. Joseph Dexter answers for Haverhill, and Cambridge has two citizens here, Philip and Lou Stingle.

Some of the other Salem people at Juniper are I. D. Johnson, Charles Renon, D. N. Cook, superintendent of the Essex county buildings; Jan. M. Mills, the musician; John H. Russell of the board of assessors; Edward J. Greenough, Herbert Foley, Jacob Prince and Jesse Woolley, who does business in Peabody.

Juniper point stands for some \$500,000 of real estate on the assessors' books.

Some Prefer Inland Resorts.

Salem has no yacht club at the present time, and the owners of sail and power boats are enrolled in the Beverly club or the yachting organizations at Marblehead.

There is quite a colony of Salem people on the north shore of the Danvers river in West Beverly and at Hors Pasture point. Some 250 cottages stand along the river.

Many Salemites who live in a seaport all winter prefer an inland resort in hot weather and have selected Sun Tague lake, eight miles away, in Lynn field.

Cottages and camps are thick along the shores of this pond, on the site of the campground where so many Massachusetts regiments were mustered during the civil war.

The Ipswich river in Middleton, eight miles distant, is also the homing ground of many of the birds of passage. Here the bungalow is the prevailing type of summer abiding place. The river at this point offers opportunities for canoeing.

Topsfield and Boxford, nearby towns call many Salem people to recreation and scores journey to Asbury grove, in Hamilton.

The Marblehead side of Salem harbor, including Forest river and the Naugus head shore, is occupied largely by Salem people, who find the near-home attractions far outnumber those of distant places.

On the whole in or near Salem there are advantages that will satisfy most any vacation requirement or longing. If one wants exercise on land there are golf clubs. The Salem golf club has links at North Salem and the Danvers golf club is so near that many Salem patrons of the game use the ample grounds.

MEN GUARDING FENCE

Lively Controversy on at
Juniper Point, Salem.

Appleton Defends Property Against
Orders of Mayor Howard.

SALEM, April 6—Day and night four constables are guarding a fence at Juniper Point. They are employed by Joseph F. Appleton as a result of a lively controversy over what is claimed by the city to be a public right of way, which has been fenced in by Mr Appleton, who asserts that he owns the land in question.

Yesterday Mayor Howard sent a letter to Street Commissioner Kelley directing him to have removed the fence that blocks the way at Juniper Point at the estate of Mr Appleton. The street commissioner referred the letter to the city solicitor, who took no action. Consequently the mayor today notified the street commissioner to proceed no further for three or four days.

Three days ago Mr Appleton engaged four constables to prevent the tearing down of the fence. They have not yet been withdrawn. In view of the mayor's communication of last week that the fence would be taken down Monday morning, if not removed previously, Mr Appleton arranged to have four constables detailed in legal form, by Deputy Sheriff Patrick F. Tierney, to guard the fence.

Mr Appleton claims that he has a clear deed of land, while the mayor believes that Mr Appleton is obstructing a public right of way. There the matter stands.

The Boston Globe
07 Apr 1910, Thu
Page 9

JOS. F. APPLETON OF SALEM DEAD

Ex-Park Commissioner Had
Been in Business

SALEM, Oct 5—Joseph F. Appleton, a former real estate and insurance man and Park Commissioner, died at his home, 19 North st, here, yesterday. Mr Appleton was in his 76th year.

Born in Beverly, son of the late Joseph B. and Rachel (Foster) Appleton, he attended the Beverly public schools and then studied law. Later, he engaged in the shoe business, first as a salesman for several North Shore factories. Afterward he became partner in the manufacture of shoes with the late William McKean in this city.

After withdrawing from the shoe business, he became vice president and manager of the Underwriters' Salvage Company of the United States, with offices in Boston and New York. He was a pioneer in that line of business and gave his whole time and energy to it, having the satisfaction of seeing the company make great strides. He retired from the Underwriters' Salvage about 1915 and then entered the insurance business with Fred A. Norton of this city under the firm name of Appleton & Norton.

He was a large owner of real estate in Salem and Beverly and erected a theatre in his native city. He was a 32d degree Mason, a member of Liberty Lodge, Winslow Lewis Commandery, K. of P. and Washington Royal Arch Chapter.

Mr Appleton, as Park Commissioner, entered upon his duties in 1908, continuing in office until 1918. He gave unstintingly of his time and energy to the park problems. He had a fine estate at Juniper Point, Salem Willows, which he occupied Summers for years. He resided Winters at 19 North st, this city. Three grandchildren survive him.

The Boston Globe
Boston, Massachusetts
05 Oct 1929, Sat • Page 7

**ESTATE OF \$1,072,103.70
LEFT BY JOSEPH APPLETON**

SALEM, Jan 13—An inventory of considerable interest was filed in Probate Court today, revealing the estate of Joseph F. Appleton as being \$1,072,103.70.

The late Mr Appleton served Salem in public office and was a prominent citizen and business man. He left many bequests upon his death a few months ago.

The Boston Globe
January 14, 1930, pg. 1

MALE HELP WANTED

**SHEET
METAL
WORKERS
WANTED**

JOHN F. CABEEN
81 North Street, Salem

The Boston Globe
November 11, 1923, pg. 52

FORM FIRE DEPARTMENT.

Salem Authorities Furnish the Equipment for Residents of Juniper Point and Winter Island.

SALEM, Feb 7— Fifty residents of Juniper Point and Winter Island organized the Juniper Point Volunteer Fire Association today. Previous to the organization Mayor O'Keefe, Greeley S. Curtis and Chief Engineer Arnold commended the residents for their endeavor to prevent fire.

John F. Cabeen was elected temporary president and Edwin O. Foster secretary. J. Charles Remon was chosen chief, Edward C. Lee 1st Lieutenant and Fred C. Farley 2d Lieutenant. The Mayor and chief engineer gave the association a hose carriage with several hundred feet of new hose. Ladders, rubber blankets, etc, will be furnished this week and a fire alarm box will be placed in Columbus sq and possibly some central location on Winter Island.

It is planned to enroll all the Winter residents of Juniper Point and Winter Island and all owners of Summer residences. It is planned to organize an auxiliary composed of women.

LYNN RESIDENT ARRESTED AFTER CHASE AT SALEM

SALEM, June 13—Athos O. Parquette, 17, of 71 Mall st, Lynn, was arrested this morning by Salem police following a chase involving 25 policemen, citizens and two shots.

Parquette was discovered asleep over the wheel of his automobile near Fort Lee, Salem Willows, by Daniel J. Phelan, ex-city marshal.

After awakening him, he decided to take him to the Salem Willows Police Station. There the man was quite wide awake.

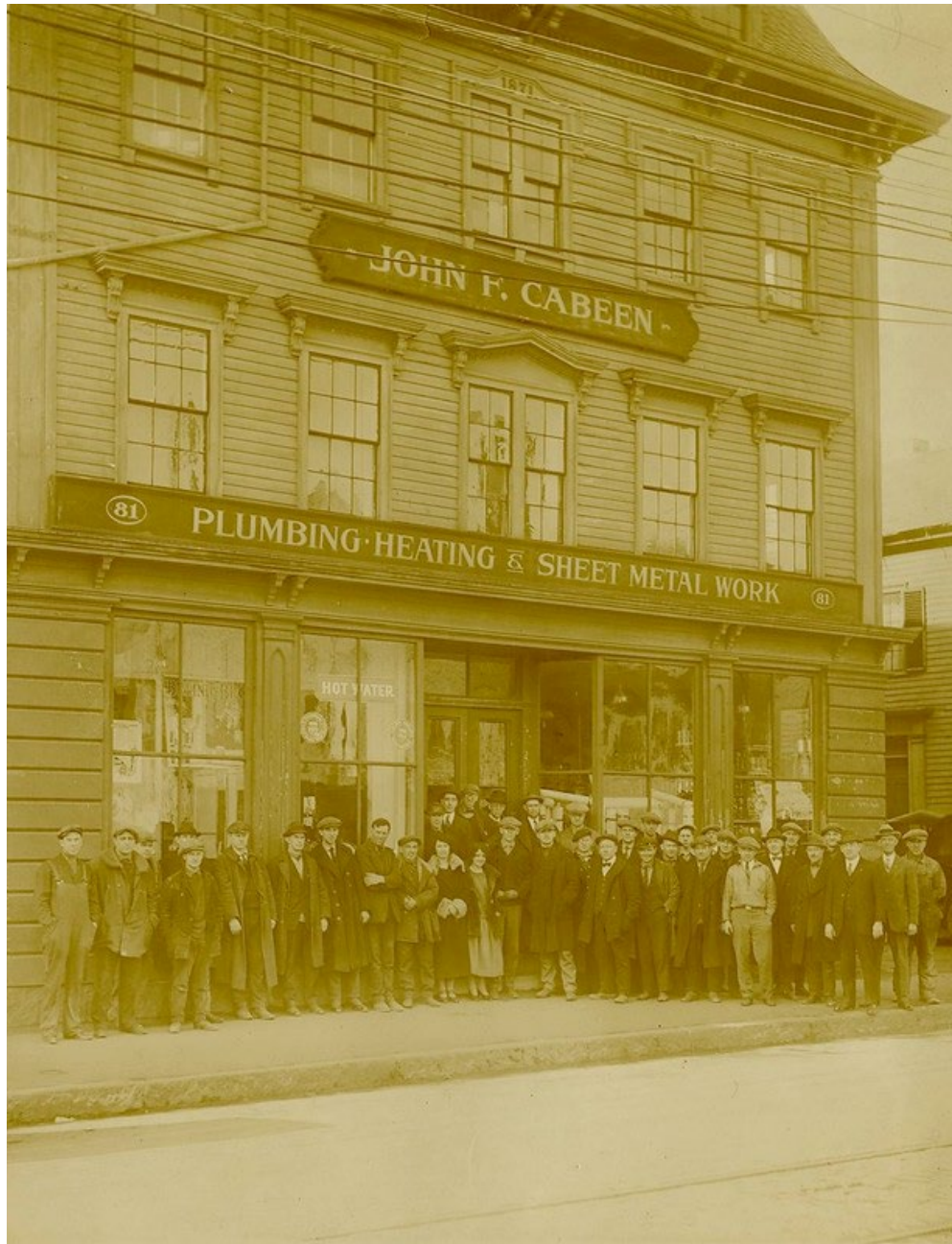
Before he could be put under arrest, the man fled across a field to a colony of Summer homes nearby, hid behind a hedge, ran when two shots were fired in the air and gave policemen and citizens a hunt through the Juniper Hotel, through the Appleton Summer home and at last through the home of John F. Cabeen. Parquette had managed to open the front door. He bolted it on the inside after him.

He is being held on a charge of using an automobile without authority. The auto was found to be registered in the name of Mark Mullin of 53 Wells st, Oxford. It was stolen from Worcester on Wednesday. Parquette admitted to the police that he had a record. He is being held for the Worcester police.

The Boston Globe (Boston, Massachusetts)

13 Jun 1931, Sat

Page 9



John F. Cabeen's Store
81 North Street, Salem
Salem State University Archives & Special Collections



Sarah Lizzie Cabeen, c. 1878

Salem State University Archives and Special Collections

and demands of all persons claiming by, through or under us but against none other. And for the consideration aforesaid I Maria A. Meacom wife of said George E. Meacom do hereby release unto the said grantees and her heirs and assigns all right of or to both dower and homestead in the granted premises. In Witness Whereof We the said George E. Meacom and Maria A. Meacom have unto set our hands and seals this ninth day of September in the year one thousand eight hundred and seventy five.

Signed, sealed and delivered
in presence of G. Bolman. } Geo. E. Meacom seal
Maria A. Meacom seal
Commonwealth of Massachusetts.
Essex Co. September 9th 1875. Then personally appeared the above named Geo. E. Meacom and acknowledged the foregoing instrument to be his free act and deed,

before me, Geo. Bolman Justice of the Peace.

Essex Co. Rec. Nov. 5. 1875. 20m. before 12 M. Rec. & Ex. by John. Brown Ref.

Know all men by these presents, that I, Daniel B. Gardner Jr. of Salem in the County of Essex and Commonwealth of Massachusetts, in consideration of two hundred and fifty dollars paid by Alfred Peabody and Henry W. Peabody both of said Salem, the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Alfred and Henry W., their heirs and assigns, a certain lot of land, situate on Juniper Point, so called in said Salem and being lot No. 22 on a plan of lots entitled Plan of Cottage Lots at Juniper Point, Salem Neck, C. A. Putnam, Surveyor Oct. 1875, and recorded with Essex Deeds Southern District, to which reference may be had. This conveyance is made on condition that no shop, store, public house, boarding house, saloon or stable shall ever be erected on said lot, nor any building thereon used for any of said purposes. Also a certain other tract of land adjoining the above and lying between it and high water mark

D. B. Gardner Jr.

to
A. Peabody et al.

See

B. 1862 P. 478

and three bounded, beginning at the southeasterly corner of the above described lot, thence southeasterly in a line which is the extension in a straight line of the line between said lot No 22 and lot No 23 on said plan 50 feet more or less to high water mark, thence southwesterly on high water mark to a point which an extension in a straight line of the line between lot No. 21 and lot No. 22 on said Plan would strike, thence northwesterly on said extended line 28 feet to the southwesterly corner of said lot No. 22, thence northeasterly on said lot 30 feet to the point of beginning. This conveyance is made on condition that no building shall be erected on said lot and further that a strip thereof ten feet wide next to high water mark shall forever be kept open free and unobstructed as a public sidewalk and promenade. To have and to hold the granted premises with all the privileges and appurtenances thereto belonging, to the said Alfred and Henry W. and their heirs and assigns, to their own use and behoof forever. And I do hereby for myself and my heirs, executors and administrators covenant with the said grantee and their heirs and assigns, that I am lawfully seized in fee simple of the granted premises, that they are free from all incumbrances, that I have good right to sell and convey the same as aforesaid, and that I will and my heirs, executors and administrators shall warrant and defend the same to the said grantee and their heirs and assigns forever, against the lawful claims and demands of all persons. And for the consideration aforesaid I, N. Augusta Gardner wife of said Daniel B. Jr., do hereby release unto the said grantee and their heirs and assigns all right of or to both dower and homestead in the granted premises. In Witness Whereof We the said Daniel B. Gardner Jr. and N. Augusta Gardner hereunto set our hands and seals this first day of November in the year one thousand eight hundred and seventy five

Daniel B. Gardner Jr. seal
N. Augusta Gardner seal

Signed, sealed and delivered } Commonwealth of Massachusetts
 in presence of L. W. Selley } Essex is November - 1875. Term per
 sonally appeared the above named Daniel B. Gardner Jr. and ac-
 knowledged the foregoing instrument to be his free act and deed
 before me, Louis W. Selley Justice of the Peace
 Essex. ss. Nov. 5. 1875. 30m. part 12 M. P. C. 62. Ex. ly Ephraim Brown Reg.

Know all men by these presents, that I, Daniel B. Gardner Jr. ^{D. B. Gardner Jr.}
 of Salem, in the County of Essex and Commonwealth ^{of} W. Seabody

of Massachusetts, in consideration of four hundred dollars paid
 by Henry W. Seabody of said Salem, the receipt whereof is here
 by acknowledged, do hereby give, grant, bargain, sell and
 convey unto the said Henry W. Seabody, his heirs and assigns
 two certain lots of land, situate on Juniper Point, so called in
 said Salem, and being lots Nos. 25 and 26 on a plan of lots,
 entitled Plan of Cottage lots at Juniper Point, Salem Neck, C. A.
 Putnam, Surveyor, Oct. 1875, and recorded with Essex Deeds,
 So. District, to which reference may be had. This conveyance
 is made on condition that no shop, store, public house, board-
 ing house, saloon or stable shall ever be erected on said lots,
 nor any buildings thereon used for any of said purposes, also
 a certain other tract of land adjoining the above and lying
 between said lots and high water mark, and thus bounded,
 beginning at the southeasterly corner of lot No. 26, thence south-
 easterly in a line between said lot No. 26 and lot No. 27 on said
 Plan 25 feet more or less to high water mark; thence southwest-
 erly on high water mark to a point which an extension in a
 straight line of the line between lot No. 24 and lot No. 25 on said
 plan would strike; thence Northwesterly on said extended line
 15 feet to the southeasterly corner of lot No. 25; thence northeast-
 erly on said lot No. 25 and lot No. 26 seventy five feet (75) to the
 point of beginning. This conveyance is also made on condition
 that no building shall be erected on said lots. So have

that it will and its successors and assigns shall warrant and defend the same to the said grantee and his heirs and assigns forever against the lawful claims and demands of all persons claiming by, through, or under it but against none other. In witness whereof the said Institution for Savings in Newburyport and its vicinity hath hereto affixed its seal and Edward S. Moseley its President and Richard Stone its Treasurer have hereunto set their hands this third day of July in the year one thousand eight hundred and eighty.

Signed sealed and delivered in presence of

Institution for Savings in Newburyport and vicinity by Edw^d S. Moseley Pres.



Commonwealth of Massa-

Richard Stone Treas.

chusetts. Essep ss. July 3^d 1880. Then personally appeared the above-named Richard Stone Treasurer and acknowledged the foregoing instrument to be said Institution's free act and deed, before me, P. H. Hills Justice of the Peace.

Essep ss. Rec^d July 10, 1880 10m past 9 a.m. Rec. & Ex. by Charles D. Spoor, Reg.

I know all men by these presents that I Henry W. Peabody of said Salem County of Essex Commonwealth of Massachusetts in consideration of fifteen hundred dollars paid by Joel A. Abbott of Lowell Massachusetts the receipt whereof is hereby acknowledged do hereby give grant bargain sell and convey unto the said Joel A. Abbott his heirs and assigns forever a certain lot of land situate on Juniper Point so called in said Salem and being lot no. 22 on a Plan of Lots entitled Plan of Cottage Lots at Juniper Point Salem Neck C. A. Putnam Surveyor Oct. 1875 and recorded with Essex Deeds Southern District to which reference may be had, together with all buildings thereon, this conveyance is made on condition that no shop, store, public house, boarding house, saloon or stable shall ever be erected on said lot nor any


H. W. Peabody
to
Joel A. Abbott

building thereon used for any of said purposes. Also a certain other tract of land adjoining the above and lying between it and high water mark and thus bounded, beginning at the southeasterly corner of the above described lot thence southeasterly in a line which is the extension in a straight line of the line between said lot No. 22 and lot No. 23 on said Plan 50 feet more or less to high water mark thence southwesterly on high water mark to a point which on extension in a straight line of the line between lot No. 21 and lot No. 22 on said Plan would strike thence northwesterly on said extended line 28 feet to the southwesterly corner of said lot No. 22 thence northeasterly on said lot 30 feet to the point of beginning. This conveyance is made on condition that no building shall be erected on said lot and farther that a strip thereof ten feet wide next to high water mark shall forever be kept open free and unobstructed as a public sidewalk and promenade. Meaning to be that portion of said estate conveyed to me by deed from Daniel B. Gardner dated Nov 1, 1875 and recorded with Essex Deeds So. Dist Book 941 leaf 166. also that portion of said estate conveyed to me by Gerusha Peabody by deed of even date herewith. To have and to hold the granted premises with all the privileges and appurtenances thereto belonging to the said Joel A. Abbott and his heirs and assigns to their own use and behoof forever. And I do hereby for myself and my heirs executors and administrators covenant with the said grantee and his heirs and assigns that I am lawfully seized in fee simple of the granted premises, that they are free from all incumbrances that I have good right to sell and convey the same as aforesaid, and that I will and my heirs, executors and administrators shall warrant and defend the same to the said grantee and his heirs and assigns forever against the lawful claims and demands of all persons. And for the consideration

aforsaid I Lila W. Peabody wife of said Henry W. Peabody do hereby release unto the said grantee and his heirs and assigns all right of or to both dower and homestead in the granted premises. In witness whereof we the said Henry W. Peabody and Lila W. Peabody his wife hereunto set our hands and seals this third day of July in the year one thousand eight hundred and eighty.

Signed sealed and delivered } Henry W. Peabody seal
in presence of C. E. Mudge } Lila R. Peabody seal
..... Augusta Benson } Commonwealth of Massachusetts

Suffolk co. July 8th 1880. Then personally appeared the above named Henry W. Peabody and acknowledged the foregoing instrument to be his free act and deed, before me.

 Charles E. Mudge Notary Public

Essex co Recd July 10, 1880. 15 m past 9 a.m. Rec. & Exp by Chas. S. Goods, Regr.

I know all men by these presents that I Moses G. Downs of Salem in the County of Essex and Commonwealth of Massachusetts and Sarah R. Downs his wife in her own right in consideration of eighteen hundred dollars paid by Nancy Grindall of Newburyport in said County the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Nancy Grindall and to her heirs and assigns forever a certain parcel of land situate in said Salem on Symonds Street so called with all the buildings thereon bounded as follows; beginning at the easterly corner of land owned by Edwin H. Locke on the line of Symonds Street, so called, in said Salem and running northeasterly on the line of said street fifty feet to land of Peter Delveche then at right angles with said street on the line of said Delveche's land about one hundred and three feet to land now or late of W. A. Symonds thence on the line of said Symonds' land fifty feet to land of said

M. G. Downs
et ux
to
N. Grindall

Discharge
Bk. 1131 p. 265

sums then secured by this deed, whether then or thereafter payable, including all costs, charges, and expenses incurred or sustained by them by reason of any default in the performance or observance of the said condition, rendering the surplus, if any, to me or my heirs, or assigns, and I hereby, for myself and my heirs and assigns, covenant with the grantee and his heirs, executors, administrators, and assigns that, in case a sale shall be made under the foregoing power, I or they will upon request execute, acknowledge, and deliver to the purchaser or purchasers a deed or deeds of release confirming such sale, and it is agreed that the grantee, or his executors, administrators, or assigns, or any person or persons in their behalf, may purchase at any sale made as aforesaid, and that no other purchaser shall be answerable for the application of the purchase money; and that, until default in the performance or observance of the condition of this deed, I and my heirs and assigns may hold and enjoy the granted premises and receive the rents and profits thereof, and for the consideration aforesaid, Calista Burnham wife of the said Edwin B. Burnham do hereby release unto the said grantee and his heirs and assigns all right of or to both Dover and Stone-
stead and in the granted premises, In Witness
Whereof we the said Edwin B. Burnham, and
Burnham hereunto set our hands and seals this twenty
fifth day of April in the year one thousand eight
hundred and ninety four. Edwin B. Burnham seal
Signed and sealed in } Calista Burnham seal
presence of Eben F. Stanwood. } Commonwealth of Massachu-
setts. Essex. April 25th 1894. Then personally appeared the above
named Edwin B. Burnham and acknowledged the fore-
going instrument to be his free act and deed.

Before me Eben F. Stanwood, Justice of the Peace.

Essex. Dec. Apr. 26. 1894. 5 m. past 8 a. m. Rec. & E. by

Chas. Good Ry.

J. A. Abbott
To
J. F. Appleton

Know all men by these Presents that I, Joel A. Abbott of Lowell County of Middlesex and Commonwealth of Massachusetts in consideration of one dollar and other valuable considerations to me paid by Joseph F. Appleton of Salem, Massachusetts the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell, and

convey unto the said Joseph F. Appleton his heirs and assigns forever a certain lot of land situate on Quinper Point so called, in said Salem Mass. and being lot No. 22 on a plan of Lots "Entitled Plan of Cottage lots at Quinper Point, Salem Neck. C. A. Putnam Surveyor Oct. 1875. and recorded with Essex deeds Southern district to which reference may be had together with all buildings thereon. This conveyance is made on condition that no shop, store, public house, boarding house, saloon or stable shall ever be erected on said lot nor any building thereon used for any of said purposes, Also a certain other tract of land adjoining the above and lying between it and high water mark, and thus bounded, Beginning at the southeasterly corner of the above described lot thence southeasterly in a line which is the extension in a straight line of the line between said lot No. 22 and lot No. 23. on said plan 50 feet more or less to high water mark, thence south westerly on high water mark to a point which is extension in a straight line of the line between lot No. 21. and lot No. 22. on said plan would strike, thence North westerly on said extended line 28 feet to the south westerly corner of said lot No. 22. thence North easterly on said lot 30 feet to the point of beginning, This conveyance is made on condition that no building shall be erected on said lot and further that a strip thereof ten feet wide next to high water mark shall forever be kept open free and unobstructed as a public sidewalk and promenade, meaning to be that portion of said estate conveyed to Henry W. Peabody by deed from Daniel B. Gardner dated Nov. 1. 1875. and recorded with Essex Deeds, So. Dist. Book 941. leaf 166. also that portion of said estate conveyed to said Peabody by Gerusha Peabody by deed of even date herewith Being the same premises conveyed to me Joel A. Abbott by his deed - Henry W. Peabody, dated 2^d day of July A. D. 1880. and recorded with deeds, Essex So. Dist. Libro 1040. folio 248. Salem July 10. 1880. and this deed, subject to all conditions and restrictions in Peabody deed to me as stated in said deed. To have and to hold the granted premises with all the privileges and appurtenances thereto belonging, to the said Joseph F. Appleton and his heirs and assigns to their own use and behoof forever, and I do

"By" written over
enclosure in 30th
line.
Chas. C. Good
1894

herely for myself and my heirs, executors, and adminis-
trators, covenant with the said grantee and his heirs,
and assigns that I am lawfully seized in fee simple of the
granted premises, that they are free from all incumbrances,
that I have good right to sell and convey the same as
aforesaid, and that I will and my heirs, executors, and adminis-
trators shall Warrant and Defend the same to the said
grantee and his heirs and assigns forever against the
lawful claims and demands of all persons, and for the
consideration aforesaid I, Sarah A. Abbott wife of said
Joel A. Abbott do hereby release unto the grantee and
his heirs and assigns all right of or to both Dower and
Homestead in the granted premises, In Witness Whereof
we the said Joel A. Abbott and Sarah A. Abbott his wife
hereunto set our hands and seals this 25th day of April in
the year one thousand eight hundred and ninety four.
Signed and sealed in } Joel A. Abbott seal
presence of John Marren } Sarah A. Abbott seal
Emma C. Abbott } Commonwealth of Massachusetts.
Middlesex ss. Lowell April 25th 1894. Then personally ap-
peared the above named Joel A. Abbott and acknow-
ledged the foregoing instrument to be his free act and
deed, before me John Marren, Justice of the Peace,
Essex ss. Pea. Apr. 26 1894. 25m. past 8 a.m. Rec'd & by Chas. C. Good
1894

J. E. Mc. Gathern
et al
To
J. L. Southwick

Plt. Release
B. 1460 P. 177.
Discharge
B. 1462 P. 273.

Know all men by these Presents that we, John
E. Mc. Gathern and Ester A. Mc. Gathern both of Lynn
in the County of Essex and Commonwealth of Massa-
chusetts in consideration of One dollar and other val-
uable considerations paid us by Joel L. Southwick
of Peabody in said County the receipt whereof is here-
by acknowledged, do hereby give, grant, bargain, sell,
and convey unto the said Southwick three certain
parcels of land with the buildings thereon, situated
in said Lynn described and bounded as follows. Lot
1. beginning at a point on Rockaway St. running
South Easterly on Rockaway St. forty two and 50/100
South easterly by land of Bresnahan ninety (90) feet.
South westerly by Lampen Est. 42.50 feet. Southwesterly
by O. Briens land ninety (90) feet. being land conveyed
to me by Mary G. Lampen 66 Rockaway St. by deed
Aug. 7. 1888. Recorded in Book 1254. Leaf 272. Lot 2.

See plain
Plan R M

and assigns that we are lawfully seized in fee simple of the granted premises, that they are free from all incumbrances, that we have good right to sell and convey the same as aforesaid; and that we will and our heirs, executors and administrators shall warrant and defend the same to the grantee and his heirs and assigns forever against the lawful claims and demands of all persons. In witness whereof we the said Henry Wilson Butler and the said Caroline E. Butler herunto set our hands and seals this ninth day of March in the year one thousand nine hundred and seven

Signed and sealed.

in presence of

Robert M. Mahoney to both

Henry W. Butler seal

Caroline E. Butler seal

Commonwealth of

Massachusetts Essex ss

March 9, 1907. Then personally appeared the above named Caroline E. Butler and acknowledged the foregoing instrument to be her free act and deed, before me

Robert M. Mahoney Justice of the Peace

Essex Rec. d. Mar. 9, 1907, 50m part 12 P. No. Rec. & Ex. by.

Willard J. Ball. Reg.

Know all men by these presents that I, Joseph F. Appleton of Salem, Essex County, Massachusetts do hereby give, grant, bargain, sell and convey unto the said John F. Caben and his heirs and assigns a certain lot of land in said Salem on Juniper Point being lot twenty two on a plan entitled "Plan of Cottage Lots at Juniper Point Salem Neck, C. A. Putnam, Surveyor Oct. 1875" recorded with Essex So. Dist. Deeds. Book 1 of Plans, Plan no 15, with all buildings thereon; also a parcel adjoining said lot twenty two and between it and high water marks bounded beginning at the southeasterly corner of said lot twenty two and running southeasterly in a line which is the extension in a straight line of the line between lot twenty two and twenty three on said plan fifty feet more or less to high water marks, thence running southwesterly on high water marks to a point which an extension is a straight line of the line

J. F. Appleton
to

J. F. Caben

See

Page 478

between lots twenty one and twenty two would strike thence running northwesterly on said extended line twenty eight feet to the southwesterly corner of lot twenty two, thence running northeasterly on said lot twenty two thirty feet to the point of beginning subject to the conditions, restrictions and easement contained or referred to in the deed to me from Joel A. Abbott dated April 25, 1894 recorded B. 1408 P. 86. To have and to hold the granted premises with all the privileges and appurtenances thereto belonging to the said John F. Baker and his heirs and assigns, to their own use and behoof forever. And I do hereby for myself and my heirs, executors and administrators covenant with the grantee and his heirs and assigns that I am lawfully seized in fee simple of the granted premises, that they are free from all incumbrances, except as aforesaid that I have good right to sell and convey the same as aforesaid: and that I will and my heirs, executors and administrators shall warrant and defend the same to the grantee and his heirs and assigns forever against the lawful claims and demands of all persons except as aforesaid. And for the consideration aforesaid I, Mary B. Appleton wife of said Joseph F. Appleton hereby release unto the grantee and his heirs and assigns, all right of or to both dower and homestead and all other rights by statute or otherwise in the granted premises. In witness whereof we the said Joseph F. Appleton and Mary B. Appleton herunto set our hands and seals this 29th day of January in the year one thousand nine hundred and seven.

Both signed, sealed and delivered in presence of Rachel M. Appleton

Joseph F. Appleton seal
Mary B. Appleton seal
Commonwealth of
Massachusetts Essex

as Jan'y 29, 1907. Then personally appeared the above named Joseph F. Appleton and acknowledged the foregoing instrument to be his free act and deed, before me, Fred A. Norton Notary Public
Essex ss Received March 1, 1907, 9 o'clk A. M.

Recorded & Examined by Willard J. Hale. Reg

Know all men by these presents that John F. Baben of Salem in the County of Essex and Commonwealth of Massachusetts in consideration of twenty five hundred (\$500) dollars paid by Henry H. Roberts of said Salem the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said Henry H. Roberts a certain lot of land in said Salem at Juniper Point, being lot 22 on a plan entitled "Plan of Cottage Lots at Juniper Point, Salem Neck, C. A. Putnam, Surveyor, October, 1875" recorded with Essex South District Deeds, plan book No 1, plan No. 15, with all the buildings thereon. Also a parcel adjoining said lot 22, and between it and high water marks, bounded, beginning at the South easterly corner of said lot 22 and running Southeast-erly in a line which is the extension in a straight line of the line between lot 22 and lot 23 on said plan, about fifty (50) feet to high water marks; thence running Southwesterly on high water marks to a point which on extension in a straight line between lots 21 and 22 would strike; thence running Northwesterly on said extended line twenty eight (28) feet to the South westerly corner of lot 22; thence running Northeast-erly on said lot 22, thirty (30) feet to the point of beginning subject to the conditions, restrictions and easements con-tained or referred to in a deed of Joel A. Abbott, dated April 25th, 1894, and recorded with said deeds, Book 1408 Page 86. Being the premises conveyed to me by deed of Joseph F. Appleton. To have and to hold the grant-ed premises with all the privileges and appurtenances thereto belonging, to the said Henry H. Roberts and his heirs and assigns, to their own use and behoof forever. And I hereby for myself and my heirs, executors and administrators, covenant with the grantee and his heirs and assigns that I am lawfully seized in fee simple of the granted premises; that they are free from all in-cumbrances except as aforesaid that I have good right to sell and convey the same as aforesaid; and that I will and my heirs, executors and administrators shall warrant and defend the same to the grantee and his heirs and assigns forever against the lawful claims and demands of all persons. Provided nevertheless

J. F. Baben
to
H. H. Roberts

Discharge
B. 3092 P. 141

that if I, or my heirs, executors, administrators or assigns, shall pay unto the grantee, or his executors, administrators, or assigns, the sum of twenty five hundred dollars in one year from this date, with interest semi annually at the rate of five per cent per annum and until such payment shall pay all taxes and assessments, to whomsoever laid or assessed, whether on the granted premises or on any interest therein, or on the debt secured hereby; shall keep the buildings on said premises insured against fire, in a sum not less than twenty five hundred dollars for the benefit of the grantee and his executors, administrators and assigns, in such form and at such insurance offices as they shall approve, and, at least two days before the expiration of any policy on said premises shall deliver to him or them, a new and sufficient policy to take the place of the one so expiring; and shall not commit or suffer any strip or waste of the granted premises, or any breach of any covenant herein contained then this deed, as also a note of even date herewith, signed by me whereby I promise to pay to the grantee or order the said principal sum and instalments of interest at the times aforesaid, shall be void. But upon any default in the performance or observance of the foregoing condition, the grantee, or his executors, administrators or assigns, may sell the granted premises or such portion thereof as may remain subject to this mortgage in case of any partial release hereof together with all improvements that may be thereon, by public auction in said Salem first publishing a notice of the time and place of sale once each week for three successive weeks in some one newspaper published in said Essex County and may convey the same by proper deed or deeds to the purchaser or purchasers absolutely and in fee simple; and such sale shall forever bar me and all persons claiming under me from all right and interest in the granted premises whether at law or in equity. And out of money arising from such sale the grantee or his representatives shall be entitled to retain all sums then secured by this deed whether then or thereafter payable, including all costs

charges and expenses incurred or sustained by them by reason of any default in the performance or observance of the said condition, rendering the surplus, if any, to me or my heirs or assigns; and I hereby, for myself and my heirs or assigns, covenant with the grantee and his heirs, executors, administrators and assigns; that, in case a sale shall be made under the foregoing power, I or they will upon request, execute, acknowledge and deliver to the purchaser or purchasers a deed or deeds of release confirming such sale, and said grantee and his assigns are hereby appointed and constituted the attorney or attorneys irrevocable of the said grantor to execute and deliver to the said purchaser a full transfer of all policies of insurance on the buildings upon the land covered by this mortgage at the time of such sale. And it is agreed that the grantee, or his executors, administrators or assigns, or any person or persons in their behalf, may purchase at any sale made as aforesaid, and that no other purchaser shall be answerable for the application of the purchase money; and that, until default in the performance or observance of the condition of this deed I and my heirs and assigns may hold and enjoy the granted premises and receive the rents and profits thereof. And for the consideration aforesaid I, Sarah A. Baben, wife of John F. Baben, do hereby release unto the said grantee and his heirs and assigns all right of or to both dower and homestead in the granted premises and all rights by statutes and all other rights therein. In witness whereof we the said John F. Baben and Sarah A. Baben hereunto set our hands and seals this fourteenth day of February in the year one thousand nine hundred and seven.

Signed and sealed
in presence of
Mrs Helen Merrill

John F. Baben seal
Sarah A. Baben seal
Commonwealth of Massachusetts
Essex ss February

14, 1907. Then personally appeared the above named John F. Baben and acknowledged the foregoing instrument to be his free act and deed, before me

Fred A. Norton Notary Public



Recorded Mar 1, 1907. 90 cts. A.M. Rec'd by. *Willard J. Hale Reg.*

Indenture

N. A. Gardner
et al

This Indenture made this twenty eighth day of February A.D. 1907, between N. Augusta Gardner, widow of Daniel B. Gardner, Junior, late of Salem in the County of Essex and Commonwealth of Massachusetts, deceased, Gertrude G. Peach, wife of Harry R. Peach and daughter and only heir of Daniel B. Gardner, Jr.; and John F. Caben, all of said Salem, witnesseth that the said N. Augusta Gardner and Gertrude G. Peach in consideration of one dollar paid by said John F. Caben, the receipt whereof is hereby acknowledged; and in consideration of the covenants of the said John F. Caben hereinafter contained, do hereby release and forever quitclaim unto the said John F. Caben, and his heirs and assigns, all those parcels of land situated in said Salem on Juniper Point, which are particularly described in a deed of the said Daniel B. Gardner Jr. to Alfred Peabody et al, dated November 1st 1875 and recorded with Essex South District Deeds, book 941 page 166. said John F. Caben being the present owner thereof by deed of Joseph F. Appleton dated January 29th, 1907 and herewith to be recorded intending to hereby release said parcels of land from the conditions in said deeds mentioned. To have and to hold the same to the said John F. Caben, and his heirs and assigns, to their own use and behoof forever. And the said John F. Caben for himself and his heirs and assigns doth hereby covenant and agree with the said N. Augusta Gardner and Gertrude G. Peach and their heirs and assigns, that no shop, store, public house, boarding house, saloon or stable shall ever be erected on the first parcel of land described in said deed from said Daniel B. Gardner, Jr. to Alfred Peabody et al, nor any building thereon used for any of said purposes; that no building shall be erected on the second described parcel, and that a strip thereof ten (10) feet wide, next high water marks, shall forever be kept open, free and unobstructed, as a public sidewalk and promenade. And for the consideration aforesaid, S, Harry R. Peach, husband of the said Gertrude G. Peach, do

herely release unto the said grantee and his heirs and assigns, all estate by the curtesy or otherwise in the granted premises, and all rights by statutes and all other rights therein. In witness whereof we, the said N. Augusta Gardner, Gertrude G. Peach Harry R. Peach and John F. Caben hereunto set our hands and seals the day and year first above written.

Commonwealth of Massachusetts Essex ss Salem, February	} N. Augusta Gardner Gertrude G. Peach Harry R. Peach John F. Caben	seal
		seal
		seal
		seal

28, 1907. Then personally appeared the above named N. Augusta Gardner, Gertrude G. Peach and Harry R. Peach and acknowledged the foregoing instrument to be their free act and deed, before me,

Samuel H. Batchelder Justice of the Peace

Essex ss Recd Mar. 11 1907. 90 cts 2 m Recd by. Willard J. Hale. Reg

Know all men by these presents that I, Walter S. Flint of Beverly, in the County of Essex and Commonwealth of Massachusetts in consideration of seventeen hundred dollars paid by the Danvers Savings Bank a corporation established under the laws of the Commonwealth of Massachusetts the receipt whereof is hereby acknowledged, do hereby give, grant, bargain, sell and convey unto the said corporation the Danvers Savings Bank, its successors and assigns forever, a certain parcel of land, with the buildings thereon, situate on the Southeastern side of Giles Avenue, in said Beverly and bounded and described as follows, viz: Beginning on the said Southeastern side of Giles Avenue at Lot No 2 on a plan hereinafter described: thence running Southeasternly by said Lot No 2, one hundred (100) feet: thence turning at right angles with the course last described and running Southwesterly, one hundred twenty three and six tenths (123.6) feet, to land now or formerly of Walter S. Flint: thence turning and running Northwesterly by said land now or formerly of Flint, one hundred thirty nine and eight tenths (139.8) feet to said Giles Avenue: thence turning and running by said Giles Avenue, on two courses, Northeast

W. S. Flint
to
Danvers Savings
Bank.
Discharge
B. 3354 P. 576

this fifth day of June 1939. William D. Chapple (seal)
 THE COMMONWEALTH OF MASSA-) Beverly National Bank (Corporate seal)
 CHUSETTS Essex ss. June 5th) By Ruel P. Pope Vice-Pres.
 1939. Then personally ap-) Fred H. Porter Asst. Cashier
 peared the above-named Wil-) Trustees u/w Laurence E. Pedrick
 liam D. Chapple, trustee as aforesaid, and acknowledged the foregoing in-
 strument to be his free act and deed, before me

Mary B. Tudbury Notary Public

My commission expires January 22 1944

I, Edward S. Webber, hereby certify that I am the Clerk of the Board of Directors of the Beverly National Bank of Beverly, Massachusetts and that at a regular meeting of the Directors duly held on August 2, 1927, a quorum being present, the following vote was unanimously adopted: VOTED: That the President, or any Vice President, together with the Cashier or any Assistant Cashier of this Bank be, and they hereby are authorized and empowered in the name and on behalf of this Bank to sell, assign, transfer and deliver, shares of stock or of any interest in any corporation, association or trust, certificates of such shares of stock or of interest, registered bonds, notes, certificates of indebtedness and all other forms of intangible property now or hereafter owned by or standing in the name of this Bank or standing in the name of this Bank as collateral security or otherwise, and for that purpose to make and execute all necessary acts of assignment and transfer thereof, including the appointment of an attorney, with power of substitution, with like full power, to lawfully act by virtue hereof, and to assign, convey, discharge, in whole or in part, any mortgage of real estate or personal property standing in the name of this Bank, to foreclose any such mortgage and to execute and deliver any deed of transfer and other instruments incidental thereto or desirable in connection therewith. I further certify that said vote has not been amended or rescinded, and is in full force and effect and that Ruel P. Pope is a Vice President and that Fred H. Porter is an Assistant Cashier of this Bank. Attest:
 Edward S. Webber Clerk of the Board of Directors. (Corporate seal)
 Essex ss. Received June 6, 1939. 34 m. past 4 P.M. Recorded and Examined.

Vote

I, John F. Cabeen of Salem, Essex County, Massachusetts for consideration paid, grant to Nora I. Harrington of said Salem with WARRANTY COVENANTS a certain lot of land in said SALEM on Juniper Point being lot twenty-two on a plan entitled "Plan of Cottage Lots at Juniper Point, Salem Neck, C.A. Putnam, Surveyor, Oct. 1875" recorded with Essex, So. Dist., Deeds, Book 1 of Plans, Plan No. 15, with all buildings thereon; also a parcel ad-

Cabeen

to

Harrington

One \$2. R. Stamp
 Documentary
 Canceled

joining said lot twenty-two and between it and high water mark bounded beginning at the southeasterly corner of said lot twenty two and running southeasterly in a line which is the extension in a straight line of the line between lots twenty two and twenty three on said plan fifty feet more or less to high water mark, thence running southwesterly on high water mark to a point which an extension in a straight line of the line between lots twenty one and twenty two would strike, thence running northwesterly on said extended line twenty eight feet to the southwesterly corner of lot twenty two, thence running northeasterly on said lot twenty two thirty feet to the point of beginning. Said premises are conveyed subject to the restrictions contained in a certain indenture between N. Augusta Gardner et al and said John F. Cabeen, dated February 28, 1907 and recorded with said Deeds, Book 1862, Page 478, so far as said restrictions are now in force and effect. Said premises are the same premises conveyed to the grantor herein by Joseph F. Appleton, by deed dated January 29, 1907 and recorded with said Deeds, Book 1862, Page 473. Said premises are conveyed subject to a mortgage in the amount of \$3,000.00 held by the Salem Savings Bank, and the taxes for 1939, both of which the grantee herein, by the acceptance of this deed, agrees to assume and pay. I, Sarah A. Cabeen wife of said grantor, John F. Cabeen release to said grantee all rights of dower and homestead and other interests therein. WITNESS our hands and seals this fifth day of June 1939.

John F. Cabeen (seal)

THE COMMONWEALTH OF MASSACHUSETTS)

Sarah A. Cabeen (seal)

Essex ss. June 5 1939 Then personally appeared the above named John F. Cabeen and acknowledged the foregoing instrument to be his free act and deed, before me Robert W. Hill Notary Public

My commission expires September 7 1945

Essex ss. Received June 6, 1939. 34 m. past 4 P.M. Recorded and Examined.

Harrington
to
Cabeen

I, Nora I. Harrington, widow, of Salem, Essex County, Massachusetts, for consideration paid, grant to John F. Cabeen of said Salem, with MORTGAGE COVENANTS, to secure the payment of One Thousand (\$1,000.00) Dollars in one year with five per cent interest per annum, payable quarterly as provided in a note of even date, a certain lot of land in said SALEM on Juniper Point being lot twenty-two on a plan entitled "Plan of Cottage Lots at Juniper Point, Salem Neck, C. A. Putnam, Surveyor, Oct. 1875" recorded with Essex, So. Dist., Deeds, Book 1 of Plans, Plan No. 15, with all buildings thereon; also a parcel adjoining said lot twenty two and between it and high water mark bounded beginning at the southeasterly corner of said lot twenty two and running southeasterly in a line which is the extension

See Page 449

Discharge.
B.3479 B.300.

in a straight line of the line between lots twenty two and twenty three on said plan fifty feet more or less to high water mark, thence running southwesterly on high water mark to a point which an extension in a straight line of the line between lots twenty one and twenty two would strike, thence running northwesterly on said extended line twenty eight feet to the southwesterly corner of lot twenty two, thence running northeasterly on said lot twenty two thirty feet to the point of beginning. Said premises are conveyed subject to the restrictions contained in a certain indenture between N. Augusta Gardner et al and said John F. Cabeen, dated February 28, 1907 and recorded with said Deeds, Book 1862, Page 478, so far as said restrictions are now in force and effect. Said premises are the same premises conveyed to me by the said John F. Cabeen by deed of even date and to be recorded herewith. Said premises are subject to a prior mortgage in the amount of \$3,000.00 held by the Salem Savings Bank. This mortgage is upon the statutory condition, for any breach of which the mortgagee shall have the statutory power of sale. WITNESS my hand and seal this fifth day of June 1939

Nora I. Harrington (seal)

THE COMMONWEALTH OF MASSACHUSETTS Essex ss. June 5th, 1939 Then personally appeared the above-named Nora I. Harrington and acknowledged the foregoing instrument to be her free act and deed,

before me, Charles F. Manning Notary Public

Essex ss. Received June 6, 1939. 34 m. past 4 P.M. Recorded and Examined.

I, John F. Cabeen of Salem, Essex County, Massachusetts, holder of a mortgage from Nora I. Harrington to me dated June 5, 1939 recorded on said date with Essex South District Registry of Deeds and being instrument numbered-of that date. assign said mortgage and the note and claim secured thereby to Beverly National Bank and William D. Chapple, Trustees under the Will of Laurence E. Pedrick, late of said Salem, WITNESS my hand and seal this fifth day of June 1939

John F. Cabeen (seal)

Assgt.
Cabeen
to
Beverly Nat'l
Bk., et al Trs.

THE COMMONWEALTH OF MASSACHUSETTS Essex ss. June 5th 1939 Then personally appeared the above-named John F. Cabeen and acknowledged the foregoing instrument to be his free act and deed before me

Robert W. Hill Notary Public

My commission expires Sept 7 1945

Essex ss. Received June 6, 1939. 34 m. past 4 P.M. Recorded and Examined.

The Newburyport Five Cents Savings Bank, holder of the foregoing mortgage, hereby acknowledges satisfaction of the same. IN WITNESS WHEREOF, the said Savings Bank has caused its corporate seal to be hereto affixed and

Discharge
N'port. F.C.S.Bk.
On back M. deed
Rec. B. 2903
P. 25

3778

On back M. Deed
Rec. B. 3479 P. 301

Discharge of Mortgage

102

The SALEM SAVINGS BANK, the holder of the within mortgage, hereby acknowledges satisfaction of and discharges the same.

In Witness Whereof, the said SALEM SAVINGS BANK has caused its corporate seal to be hereto affixed and these presents to be signed in its name and behalf by Roland A. Stanley its Treasurer. hereunto duly authorized, this nineteenth day of October in the year nineteen hundred and fifty.

By *Roland A. Stanley* SALEM SAVINGS BANK Treasurer.

Commonwealth of Massachusetts

ESSEX, ss: On this nineteenth day of October 19 50, before me appeared Roland A. Stanley, to me personally known, who, being by me duly sworn, did say that he is the Treasurer of said SALEM SAVINGS BANK, and that the seal affixed to the foregoing instrument is the corporate seal of said Corporation and that said instrument was signed and sealed in behalf of said Corporation by authority of its By-Laws, and acknowledged said instrument to be the free act and deed of said Corporation.

Edgar W. Johnson
Edgar W. Johnson Justice of the Peace
My commission expires *March 20, 1952*

Essex ss. Recorded Oct. 20, 1950. 30 m. past 1 P.M.

KNOW ALL MEN BY THESE PRESENTS THAT I, Leo F. Harrington

103

of Salem, Essex County, Massachusetts,

~~being unmarried~~, for consideration paid, grant to John A. Conway and Helen K. Conway, husband and wife, as tenants by the entirety, both of said Salem

with warranty covenants

the land in said Salem with the buildings thereon bounded and described as follows:

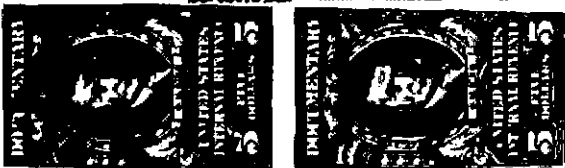
~~(Description and encumbrances, if any)~~

Northwesterly by Central Avenue, now called Bay View Avenue, thirty three and six-tenths (33.6) feet, northeasterly by lot 23 on plan hereinafter referred to fifty eight (58) feet, southeasterly by the parcel next hereinafter described thirty (30) feet and southwesterly by lot 21 on said plan sixty three (63) feet. Also a parcel adjoining said lot and between it and high water mark, bounded as follows: Beginning at the southeasterly corner of said lot and running southeasterly in a line which is the extension in a straight line of the line between lots 22 and 23 on said plan about fifty (50) feet to high water mark, thence running southwesterly by high water mark to a point which is the extension of a straight line of the line between lots 21 and 22 on said plan, thence running northwesterly by said extended line twenty eight (28) feet to the southwesterly corner of said lot 22, thence running northeasterly on said lot 22 thirty (30) feet to the point of beginning. Being lot 22 and rear of lot 22 on plan recorded in Book of Plans 1 Plan 15.

And I, *M. Harrington* ^{husband} _{wife} of said grantor,

release to said grantee all rights of ~~tenancy by the custody~~ dower and homestead and other interests therein.

Witness OUR hands and seal this 20th day of October 1950.



Leo F. Harrington
Marjorie R. Harrington

The Commonwealth of Massachusetts

ESSEX, ss. October 20, 1950.

Then personally appeared the above-named Leo F. Harrington and acknowledged the foregoing instrument to be his free act and deed, before me.



Elmer W. Liebsch
Elmer W. Liebsch Justice of the Peace Notary Public

Essex ss. Recorded Oct. 20, 1950. 30 m. past 1 P.M.

See
B. 5741
B. 498

Discharge
B. 4486 P. 274

KNOW ALL MEN BY THESE PRESENTS THAT We, John A. Conway and Helen L. Conway, husband and wife, both of Salem, Essex County, Massachusetts, being unmarried, for consideration paid, grant to the SALEM FIVE CENTS SAVINGS BANK, a corporation duly established by law and located in Salem in the County of Essex, Commonwealth of Massachusetts, with MORTGAGE COVENANTS, to secure the payment of

Nine Thousand Dollars

in twenty years with four per cent interest, per annum, payable as provided in a note of even date, the land in said Salem with the buildings thereon bounded as follows:

Northwesterly by Central Avenue, now called Bay View Avenue, thirty three and six-tenths (33.6) feet, northeasterly by lot 23 on plan hereinafter referred to fifty eight (58) feet, southeasterly by the parcel next hereinafter described thirty (30) feet and southwesterly by lot 21 on said plan sixty three (63) feet. Also a parcel adjoining said lot and between it and high water mark, bounded as follows: Beginning at the southeasterly corner of said lot and running southeasterly in a line which is the extension in a straight line of the line between lots 22 and 23 on said plan about fifty (50) feet to high water mark, thence running southwesterly by high water mark to a point which an extension in a straight line of the line between lots 21 and 22 on said plan would strike, thence running northwesterly on said extended line twenty eight (28) feet to the southwesterly corner of said lot 22, thence running northeasterly on said lot 22 thirty (30) feet to the point of beginning. Being lot 22 and the rear of lot 22 on plan recorded in Book of Plans 1 Plan 15. Said premises are subject to restrictions and stipulations contained in Indenture dated February 28, 1907 and recorded in Book 1862 Page 478. Being the same premises conveyed to us by deed of Leo F. Harrington recorded herewith.

Including as a part of the realty all portable or sectional buildings, heating apparatus, plumbing, mantels, storm doors and windows, oil burners, gas and oil and electric fixtures, screens, screen doors, awnings, air conditioning apparatus and other fixtures of whatever kind or nature, on said premises, insofar as the same are, or can by agreement of the parties, be made a part of the realty.

The mortgagor agrees and covenants to pay to the mortgagee, on the payment dates of the note secured by this mortgage, in addition to the payments of principal and interest therein required, a monthly apportionment of the sum estimated by the mortgagee to be sufficient to make payment of all municipal taxes, charges and assessments and insurance premiums, upon the mortgaged property as they shall become due and any balance due for any of said payments shall be paid by the mortgagor. The mortgagee is hereby specifically authorized to pay when due, or at any time thereafter, all of said payments and to charge the same to the account of the mortgagor.

In the event of the ownership of the mortgaged premises, or any part thereof, becomes vested in a person or persons other than the mortgagor, the mortgagee may, without notice to the mortgagor, deal with the successor or successors in interest with reference to the mortgage and the debt hereby secured, and in the same manner as with the mortgagor without in any way vitiating or discharging the mortgagor's liability hereunder or upon the debt hereby secured. No sale of the premises hereby mortgaged and no forbearance on the part of the mortgagee and no extension, whether oral or in writing, of the time for the payment of the debt hereby secured given by the mortgagee shall operate to release, discharge, modify, change or affect the original liability of the mortgagor herein, either in whole or in part.

The mortgagor covenants and agrees to perform and observe all of the terms and conditions of the mortgage note secured by this mortgage, and further covenants and agrees to pay on demand to the mortgagee, or the mortgagee may at its option add to the principal balance then due, any sums advanced or paid by the mortgagee on account of any default, of whatever nature, by the mortgagor, or any sums advanced or paid, whether before or after default, for taxes, repairs, improvements, insurance on the mortgaged property or any other insurance pledged as collateral to secure the mortgage loan, or any sums paid to the mortgagee, including reasonable attorney's fees, in prosecuting, defending or intervening in any legal or equitable proceeding wherein any of the rights created by this mortgage are, in the sole judgement of the Bank, jeopardized or in issue.

This mortgage is upon the STATUTORY CONDITION, for any breach of which the mortgagee shall have the STATUTORY POWER OF SALE.

~~And I, _____ husband wife of said mortgagor release to the mortgagee all rights of dower, curtesy and homestead and other interests in the mortgaged premises.~~

WITNESS OUR hand and seals this 19th day of October, 1950.

John A. Conway
Helen M. Conway

COMMONWEALTH OF MASSACHUSETTS

ESSEX, SS. _____ October 19, 1950.

Then personally appeared the above named John A. Conway and acknowledged the foregoing instrument to be his free act and deed.

Before me, *Elmer W. Liebsch*
Elmer W. Liebsch Justice of the Peace.
My commission expires _____

Essex ss. Recorded Oct. 20, 1950. 30 m. past 1 P.M.

WE, Peter J. Fallon and Marilyn E. Fallon, husband and wife
as tenants by the entirety

of Salem, Essex

County, Massachusetts,

~~XXXXXX~~ for consideration paid, and in full consideration of **Three Hundred Five**
Thousand and 00/100 (\$305,000.00) Dollars
grant to **Natalie F. Bettencourt**

09/04/96 01:45 Inst 376
BK 13741 PG* 36
with quitclaim covenants

of 126 Bayview Avenue, Salem, MA

~~XXXXXX~~ the land in Salem, Essex County, Massachusetts

[Description and encumbrances, if any]

FOR A COMPLETE LEGAL DESCRIPTION
SEE EXHIBIT "A" ATTACHED HERETO

PROPERTY ADDRESS:
126 Bayview Avenue
Salem, MA 01970

CANCELLED

DEEDS REG 10
ESSEX SOUTH

09/04/96

TAX 1390.80
CASH 1390.80

3722A000 13:42
EXCISE TAX



1996090400376 Bk:13741 Pg:36
09/04/1996 13:45:00 DEED Pg 1/2

Witness our hand^s and seal^s this 3d day of September, 1996

[Signature]
[Signature]

[Signature]
Peter J. Fallon

[Signature]
Marilyn E. Fallon

The Commonwealth of Massachusetts

Essex ss. September 3d, 1996

Then personally appeared the above named Peter J. Fallon and
Marilyn E. Fallon
and acknowledged the foregoing instrument to be their free act and deed before me

[Signature]
Notary Public

My commission expires 7/03/03 19

(* Individual — Joint Tenants — Tenants in Common.)

CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 497 OF 1969
Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration therefor, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.

EXHIBIT A

126 Bayview Avenue
Salem, MA 01970

The land in said Salem, with the buildings thereon, bounded and described as follows:

- NORTHWESTERLY by Central Avenue, now called Bay View Avenue, thirty-three and six tenths (33.6) feet;
- NORTHEASTERLY by Lot 23 on plan hereinafter referred to fifty-eight (58) feet;
- SOUTHEASTERLY by the parcel next hereinafter described thirty (30) feet; and
- SOUTHWESTERLY by Lot 21 on said plan sixty-three (63) feet.

Also a parcel adjoining said lot and between it and high water mark, bounded as follows:

- Beginning at the Southeasterly corner of said lot and running
- SOUTHEASTERLY in a line which is the extension in a straight line of the line between Lots 22 and 23 on said plan about fifty (50) feet to high water mark; thence running
- SOUTHWESTERLY by high water mark to a point which is the extension in a straight line of the line between Lots 21 and 22 on said plan; thence running
- NORTHWESTERLY by said extended line twenty-eight (28) feet to the Southwesterly corner of said Lot 22; thence running
- NORTHEASTERLY on said Lot 22 thirty (30) feet to the point of beginning

Being Lot 22 and rear of Lot 22 on plan recorded in Essex South District Registry of Deeds, Book of Plans 1, Plan 15.

Being the same premises conveyed to Peter J. Fallon and Marilyn E. Fallon, husband and wife, as tenants by the entirety, by deed of John A. Conway dated January 10, 1975 and recorded with Essex South District Registry of Deeds in Book 6122, Page 616.

*OFF
MET*

I, John A. Conway
of Beverly,

Essex

County, Massachusetts,

being ~~un~~married, for the full consideration of -----\$26,500.00----- paid

grant to Peter J. Fallon and Marilyn E. Fallon, husband and wife, as tenants by the entirety, both residing at 126 Bay View Avenue in Salem in said County of Essex,

and

with quitclaim covenants ~~therein~~

The land in said Salem, with the buildings thereon, bounded and described as follows:

- NORTHWESTERLY by Central Avenue, now called Bay View Avenue, thirty-three and six tenths (33.6) feet;
- NORTHEASTERLY by Lot 23 on plan hereinafter referred to fifty-eight (58) feet;
- SOUTHEASTERLY by the parcel next hereinafter described thirty (30) feet; and
- SOUTHWESTERLY by Lot 21 on said plan sixty-three (63) feet.

Also a parcel adjoining said lot and between it and high water mark, bounded as follows:

- Beginning at the Southeasterly corner of said lot and running
- SOUTHEASTERLY in a line which is the extension in a straight line of the line between Lots 22 and 23 on said plan about fifty (50) feet to high water mark; thence running
- SOUTHWESTERLY by high water mark to a point which is the extension in a straight line of the line between Lots 21 and 22 on said plan; thence running
- NORTHWESTERLY by said extended line twenty-eight (28) feet to the Southwesterly corner of said Lot 22; thence running
- NORTHEASTERLY on said Lot 22 thirty (30) feet to the point of beginning.

Being Lot 22 and rear of Lot 22 on plan recorded in Essex South District Registry of Deeds, Book of Plans 1, Plan 15.

Being the same premises conveyed to John A. Conway and Helen M. Conway, husband and wife, as tenants by the entirety, by deed of Leo F. Harrington, dated October 20, 1950 and recorded with said Deeds, Book 3778, Page 334, the said Helen M. Conway having deceased on November 8, 1964 (Essex County Probate No. 281964).

Executed as a sealed instrument this 10th day of January 19 75

John A. Conway

Mass. Excise Stamps \$ 60.42 affixed and cancelled on back of this instrument.

The Commonwealth of Massachusetts

Essex, ss.

January 10, 19 75

Then personally appeared the above named John A. Conway

and acknowledged the foregoing instrument to be his free act and deed,

Before me, William G. Countie
William G. Countie

Notary Public

My commission expires May 31, 19 79

ESSEX SS. RECORDED Jan. 10 1975 45 M. PAST 2 P. M. INST. # 139

GRANTEE(S) ADDRESS: 126 Bay View Avenue, Salem, Ma.

25

QUITCLAIM DEED

I, NATALIO F. BETTENCOURT of 126 Bayview Avenue, Salem, Essex County, Massachusetts

02/14/97 12:53 Inst 297

BK 13974 PG 487

for nominal consideration paid

grant to NATALIO F. BETTENCOURT and DELIELA C. BETTENCOURT, husband and wife, as tenants by the entirety both of 126 Bayview Avenue, Salem, Essex County, Massachusetts

with quitclaim covenants

The land in said Salem, with the buildings thereon, bounded and described as follows:

- NORTHWESTERLY by Central Avenue, now called Bay View Avenue, thirty-three and six tenths (33.6) feet;
- NORTHEASTERLY by Lot 23 on plan hereinafter referred to fifty-eight (58) feet;
- SOUTHEASTERLY by the parcel next hereinafter described thirty (30) feet; and
- SOUTHWESTERLY by Lot 21 on said plan sixty-three (63) feet.

Also a parcel adjoining said lot and between it and high water mark, bounded as follows:

Beginning at the Southeasterly corner of said lot and running

SOUTHEASTERLY in a line which is the extension in a straight line of the line between Lots 22 and 23 on said plan about fifty (50) feet to high water mark; thence running

SOUTHWESTERLY by high water mark to a point which is the extension in a straight line of the line between Lots 21 and 22 on said plan; thence running


NORTHWESTERLY by said extended line twenty-eight (28) feet to the Southwesterly corner of said Lot 22; thence running;

NORTHEASTERLY on said Lot 22 thirty (30) feet to the point of beginning

Being Lot 22 and rear of Lot 22 on plan recorded in Essex South District Registry of Deeds, Book of Plans 1, Plan 15.

For title see deed of Peter J. Fallon and Marilyn E. Fallon dated September 3, 1996 recorded with said Registry of Deeds in Book 13741, Page 36.

Executed as a sealed instrument this 13th day of February, 1997.



Witness

By: 

Natalio F. Bettencourt

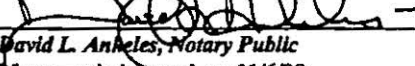
COMMONWEALTH OF MASSACHUSETTS

Essex, ss.

February 13, 1997

Then personally appeared the above named Natalio F. Bettencourt and acknowledged the foregoing instrument to be his free act and deed,

Return to:
ANKELES, HARMON & BONFANTI
27 Lowell Street
Peabody, MA 01960

Before me, 

David L. Ankeles, Notary Public
My commission expires: 11/6/98

Box 13

PROPERTY ADDRESS-126 Bayview Avenue, Salem, MA

105 E

SM-12


 2009082000340 Bk:28875 Pg:213
 08/20/2009 02:26 DEED Pg 1/2
 MASSACHUSETTS EXCISE TAX
 Southern Essex District ROD
 Date: 08/20/2009 02:26 PM
 ID: 743388 Doc# 20090820003400
 Fee: \$1,824.00 Cons: \$400,000.00

QUITCLAIM DEED

We, NATALIO F. BETTENCOURT and DELIELA C. BETTENCOURT, both of Salem, Essex County, Massachusetts,

for consideration paid and in full consideration of FOUR HUNDRED THOUSAND AND 00/100 (\$400,000.00) Dollars

grant to GABRIEL DEMELO and MARIA D. DEMELO, husband and wife as tenants by the entirety, both of 126 Bay View Avenue, Salem, Essex County, Massachusetts 01970, with QUITCLAIM COVENANTS

The land with all buildings thereon in Salem, Essex County, Massachusetts, being known as and numbered 126 Bay View Avenue, bounded and described as follows:

NORTHWESTERLY by Central Avenue, now called Bay View Avenue, thirty-three and six tenths (33.6) feet;

NORTHEASTERLY by Lot 23 on plan hereinafter referred to fifty-eight (58) feet;

SOUTHEASTERLY by the parcel next hereinafter described thirty (30) feet; and

SOUTHWESTERLY by Lot 21 on said plan sixty-three (63) feet.

Also a parcel adjoining said lot and between it and high water mark, bounded as follows:

Beginning at the Southeasterly corner of said lot and running

SOUTHEASTERLY in a line which is the extension in a straight line of the line between Lots 22 and 23 on said plan about fifty (50) feet to high water mark; thence running

SOUTHWESTERLY by high water mark to a point which is the extension in a straight line of the line between Lots 21 and 22 on said plan; thence running

NORTHWESTERLY by said extended line twenty-eight (28) feet to the Southwesterly corner of said Lot 22; thence running

NORTHEASTERLY on said Lot 22 thirty (30) feet to the point of beginning.

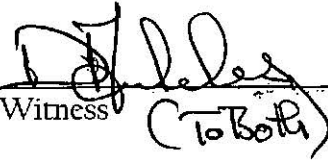
Being Lot 22 and rear of Lot 22 on plan recorded in Essex South District Registry of Deeds in Plan Book 1 as Plan 15.

Being the same premises conveyed to the within grantors by deed of Natalio F. Bettencourt, dated February 13, 1997, recorded in said Deeds in Book 13974, Page 487.


PROPERTY ADDRESS: 126 Bay View Avenue, Salem, MA 01970

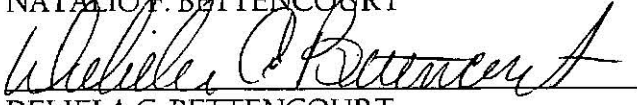

DCB

EXECUTED as a sealed instrument this 20th day of August, 2009.


Witness
(To Both)

Witness




NATALIO F. BETTENCOURT


DELIELA C. BETTENCOURT

COMMONWEALTH OF MASSACHUSETTS

Essex, ss.

On this 20th day of August, 2009, before me, the undersigned notary public, personally appeared NATALIO F. BETTENCOURT and DELIELA C. BETTENCOURT, and proved to me through satisfactory evidence of identification, which was Photographic identification with signature issued by a federal or state government agency, oath or affirmation of a credible witness, personal knowledge of the undersigned, to be the person whose name is signed on the preceding or attached document(s), and acknowledged the foregoing instrument to be their free act and deed.



David L. Ankeles, Notary Public
My Commission Expires: 10/05/12



DAVID L. ANKELES
Notary Public
Commonwealth of Massachusetts
My Commission Expires
October 5, 2012

Massachusetts Cultural Resource Information System

Scanned Record Cover Page

Inventory No:	SAL.3484
Historic Name:	Appleton, Joseph House
Common Name:	
Address:	126 Bay View Ave
City/Town:	Salem
Village/Neighborhood:	Salem Willows
Local No:	44-118
Year Constructed:	r 1880
Architect(s):	
Architectural Style(s):	Gothic Revival
Use(s):	Secondary Dwelling House; Single Family Dwelling House
Significance:	Architecture; Recreation
Area(s):	SAL.GZ: Salem Neck and Winter Island SAL.HA: Salem Willows Historic District
Designation(s):	Nat'l Register District (03/25/1994)
Building Materials(s):	Roof: Asphalt Shingle Wall: Wood Shingle



The Massachusetts Historical Commission (MHC) has converted this paper record to digital format as part of ongoing projects to scan records of the Inventory of Historic Assets of the Commonwealth and National Register of Historic Places nominations for Massachusetts. Efforts are ongoing and not all inventory or National Register records related to this resource may be available in digital format at this time.

The MACRIS database and scanned files are highly dynamic; new information is added daily and both database records and related scanned files may be updated as new information is incorporated into MHC files. Users should note that there may be a considerable lag time between the receipt of new or updated records by MHC and the appearance of related information in MACRIS. Users should also note that not all source materials for the MACRIS database are made available as scanned images. Users may consult the records, files and maps available in MHC's public research area at its offices at the State Archives Building, 220 Morrissey Boulevard, Boston, open M-F, 9-5.

Users of this digital material acknowledge that they have read and understood the MACRIS Information and Disclaimer (<http://mhc-macris.net/macrisdisclaimer.htm>)

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Commonwealth of Massachusetts
Massachusetts Historical Commission
220 Morrissey Boulevard, Boston, Massachusetts 02125
www.sec.state.ma.us/mhc

This file was accessed on: Thursday, February 14, 2019 at 1:07: PM

FORM B - BUILDING

MASSACHUSETTS HISTORICAL COMMISSION
80 BOYLSTON STREET
BOSTON, MA 02116

USG S - MARB. U.

NADIS 3/25/94

AREA
62, HA

SAL. 3484
FORM NO.
44-118

Place

SW

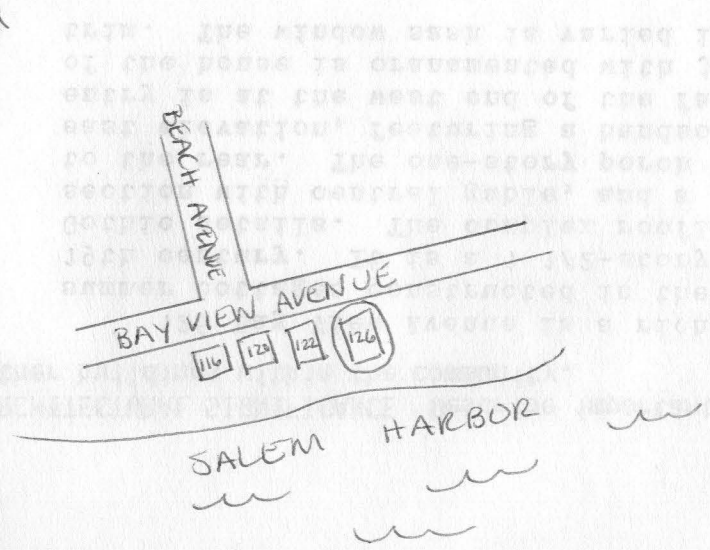


Salem
Address 126 Bay View Ave.
Historic Name
Present Residential
Original Residential
DESCRIPTION
Date Between 1871 and 1897
Source Atlases, deeds
Style Gothic Revival
Architect

Sketch Map: Draw map showing property's location in relation to nearest cross streets and/or geographical features. Indicate all buildings between inventoried property and nearest intersection(s). Indicate north

1/1989
Exterior Wall Fabric Wood shingles
Outbuildings

N ↑



Major Alterations (with dates)

Condition Excellent

Moved Date

Acreage Less than one

Setting On shoreline in extremely dense 19th c. residential resort neighborhood

UTM REFERENCE

USGS QUADRANGLE

SCALE

Recorded by Northfields Preservation Associates

Organization Salem Planning Dept.

Date May 1989

205-3484

NATIONAL REGISTER CRITERIA STATEMENT (if applicable)

Located within the recommended Salem Willows Historic District, eligible under Criteria A and C.

ARCHITECTURAL SIGNIFICANCE Describe important architectural features and evaluate in terms of other buildings within the community.

126 Bay View Avenue is a richly detailed example of the small summer cottages constructed in the Salem Willows area in the late 19th century. It is a 1 1/2-story, two bay cottage with Carpenter Gothic details. The complex roofline consists of a gabled front section with central gable, and a two-story, gabled roof extending to the rear. The one-story porch extends across the facade and east elevation, featuring a handsome jigsaw balustrade. The main entry is at the west end of the facade. The entire front section of the house is ornamented with jigsaw vergeboards and cornice trim. The window sash is varied including some replacement.

HISTORICAL SIGNIFICANCE Explain the role owners played in local or state history and how the building relates to the development of the community.

This house is characteristic of the development of Salem Willows with summer cottages during the late 19th and early 20th centuries. It stands upon lot 22 of a plan of cottage lots dated October 1875. The house was standing by 1897, when it was owned as a summer residence by Joseph Appleton, a manager for A.B. Russell & Co., Boston. Appleton's year-round residence in 1897 was at 19 North Street, Salem. It is not known when the house was constructed, but the lot had previously been purchased by Henry W. Peabody (1875) and Joel Abbott (1880) before Appleton purchased it in 1894.

BIBLIOGRAPHY and/or REFERENCES

Essex County Registry of Deeds
Hopkins, G. M. Atlas of Salem. Philadelphia, 1874
Richards, Atlas of Salem, 1897