

OFFICE AT HAMILTON HALL

Historic Salem incorporated

POST OFFICE BOX 865 SALEM, MASSACHUSETTS 01970 / PHONE (617) 745-0799

Rear 141 NORTH STREET

Built for

JACOB KIMBALL, victualer

Circa 1805

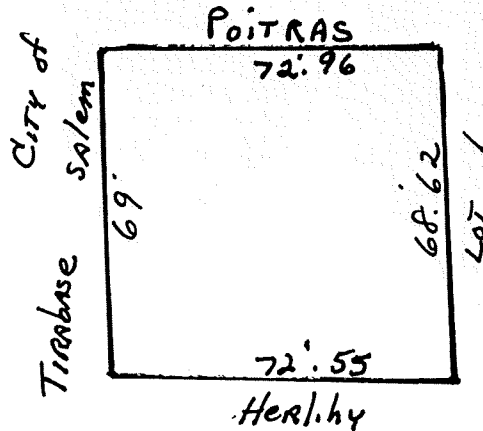
Research by,
Joyce King
February 1988

"to preserve Historic Sites, Buildings and objects,
and to work for the education of the community
in the true value of the same."

REAR 141 NORTH STREET

BOOK 9171 PAGE 266

DATE - September 24, 1987
GRANTOR (seller) - John Wakester
GRANTEE (buyer) - Jessica Herbert
DESCRIPTION - Land and building - Lot 2
PREVIOUS REFERENCE - Being the same premises conveyed by Mark R. and Cindy Leibowitz on May 1, 1985, recorded in book 7740 page 564.



BOOK 7740 PAGE

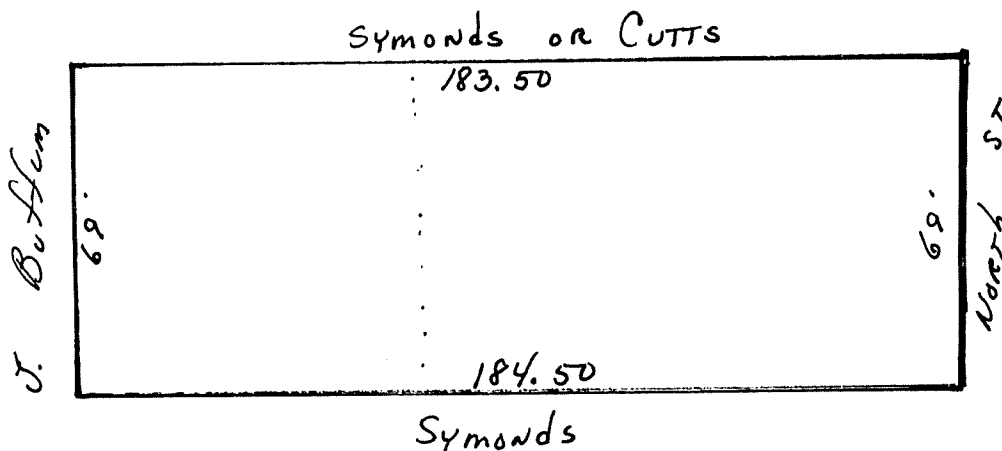
DATE - May 1, 1985
GRANTOR (seller) - Mark R. and Cindy Jo Leibowitz
GRANTEE (buyer) - John Wakester
DESCRIPTION - Land and building - with right of way
PREVIOUS REFERENCE - The same conveyed in book 6998 page 401.

BOOK 6998 PAGE 401

DATE - November 3, 1982
CONSIDERATION - \$41,000
GRANTOR (seller) - Sally A. Carr, exc. of the will of
Karolina Bakszycki
GRANTEE (buyer) - Mark R. and Cindy Jo Leibowitz
DESCRIPTION - Land and buildings
PREVIOUS REFERENCE - For reference see book 2725 page 218
and estate of Andrzej Bakszycki.

BOOK 2725 PAGE 218

DATE - June 4, 1927
CONSIDERATION - None given (mortgage \$2,000)
GRANTOR (seller) - Abraham Pett and Minnie his wife
in her own right and Julian Spear
GRANTEE (buyer) - Andrzej and Karolina Bakszycki
DESCRIPTION - Land and buildings
PREVIOUS REFERENCE - Same premises conveyed to Minnie Pett
and Julian Spear by deed of Hugh
Irving on September 16, 1924,
recorded in book 2612 page 125.



BOOK 2612 PAGE 125

DATE - September 16, 1924

CONSIDERATION - None given

GRANTOR (seller) - Hugh Irving

GRANTEE (buyer) - Minnie Pett and Julian Spear

DESCRIPTION - Land and buildings

PREVIOUS REFERENCE - The same premises conveyed by Michael J. Trainor, John Gray, Francis J. McMahan, Michael Bowen, Lawrence Haverty all trustees of the Salem Mutual Investment Assc. as recorded in book 2559 page 53.

BOOK 2559 PAGE 54

DATE - June 20, 1923

CONSIDERATION - None listed

GRANTOR (seller) - Michael J. Trainor et al

GRANTEE (buyer) - Hugh Irving

DESCRIPTION - Land and buildings

PREVIOUS REFERENCE - Being the same premises conveyed by Zina Goodell on August 22, 1917, recorded in book 2372 page 360.

BOOK 2372 PAGE 560

DATE - August 22, 1917

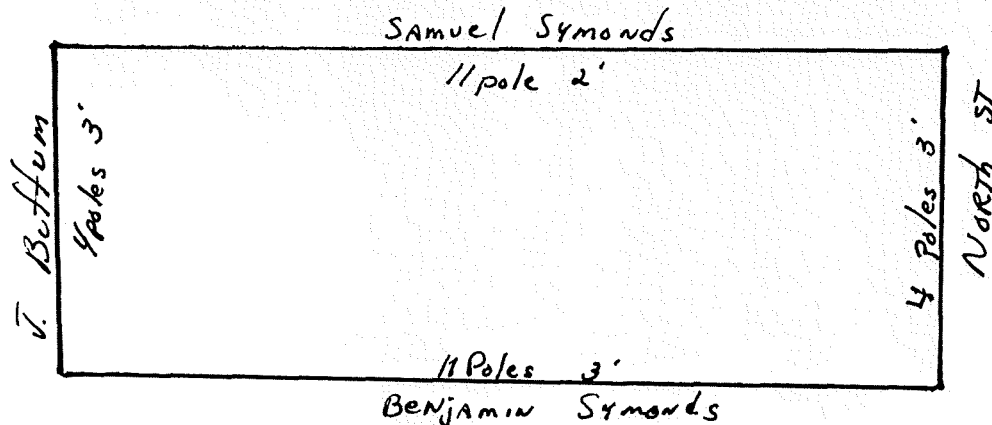
CONSIDERATION - None listed (mortgages \$6,000 and \$2,000)

GRANTOR (seller) - Zina Goodell, unmarried

GRANTEE (buyer) - Michael Trainor et al, trustees

DESCRIPTION - Land and buildings #141-141A North St. and 2 Carlyle Place

PREVIOUS REFERENCE - The same conveyed to me by deed recorded in book 2155 page 332.



BOOK 2155 PAGE 332

DATE - July 2, 1912

CONSIDERATION - \$1 and other valuable consideration (mortgage \$5,000)

GRANTOR (seller) - Annie Goodell, otherwise called Joanna Goodell of Salem

GRANTEE (buyer) - Zina Goodell

DESCRIPTION - Land and buildings

PREVIOUS REFERENCE - Meaning to convey to the grantee the same premises conveyed to me by deed recorded in book 1227 page 498.

BOOK 1227 PAGE 498

DATE - July 16, 1888

CONSIDERATION - \$1

GRANTOR (seller) - Daniel Staniford, of Brooklyn, N.Y.

GRANTEE (buyer) - Annie Goodell

DESCRIPTION - Land and buildings

PREVIOUS REFERENCE - The same premises conveyed to me by Lydia Holman on June 13, 1868 and recorded in book 748 page 97.

BOOK 748 PAGE 97

DATE - June 13, 1868

CONSIDERATION - \$100 plus other valuable considerations (mortgage \$2,100)

GRANTOR (seller) - Lydia Holman, widow

GRANTEE (buyer) - Daniel Staniford, of Rockport

DESCRIPTION - "A certain parcel of land situate in North Salem so called and known as 101 North Street"

(NOTE: the omission of the word building in this conveyance appears to be an oversight. Considering the amount of the mortgage and the revenue stamps attached to the deed, the price would include buildings. Copy of the deed enclosed)

PREVIOUS REFERENCE - Being the same premises conveyed to my father, George Hodges by deeds recorded in book 214 page 30, book 234 page 255 and book 226 page 250. Also book 106 page 234.

BOOK 234 PAGE 255

DATE - March 18, 1824

CONSIDERATION - \$300

GRANTOR (seller) - Sarah Kimball, widow

GRANTEE (buyer) - George Hodges

DESCRIPTION - Land with dwelling house and other buildings

PREVIOUS REFERENCE - The same land Jacob Kimball purchased from Benjamin Daland on April 16, 1801 and recorded in book 169 page 32

BOOK 226 PAGE 25o

DATE - August 20, 1821
CONSIDERATION - \$522.22
GRANTOR (seller) - Lydia Cook, widow
GRANTEE (buyer) - George Hodges, merchant
PREVIOUS REFERENCE - All my right in the message by virtue of a mortgage of Jacob Kimball in April 1807 and assigned to me by the Court of Common Pleas, March 1819

BOOK 214 PAGE 30

DATE - April 1817
CONSIDERATION - \$300
MORTGAGE - Jacob Kimball to George Hodges
(NOTE: This mortgage (copy enclosed) conveys more land than Jacob owned and was not signed by Jacob's wife Sarah. After Jacob's death, Sarah tried to redeem her dower in this property since she never made a conveyance.)
PREVIOUS REFERENCE - "being the same land I purchased of Benjamin Daland 20 years since, and afterwards erected the buildings thereon"

BOOK 169 PAGE 32

DATE - April 16, 1801
CONSIDERATION - \$200
GRANTOR (seller) - Benjamin and Susannah Daland
GRANTEE (buyer) - Jacob Kimball, victualler
DESCRIPTION - Parcel of land in North Fields
PREVIOUS REFERENCE - The same conveyed to me by Daniel Bancroft as recorded in book 166 page 238.

R141 NORTH STREET

NOTES AND DATE DOCUMENTATION

Salem Tax records:

- Ward 4 (a portion of the old Ward 4 is now Ward 6)
1801 No Jacob Kimball
1802 Jacob Kimball Jr. (the name is listed but no property
or value is give)
1803 Jacob Kinball Jr. pt h. 250
Jacob "see #1"
Ward 1 Jacob pt h & slaughter h 700 "to No 4 yr 1804"
1804 Jacob Kimball pt. h. and slaughter h. \$700
house lot North Fields \$400
1805 Jacob Kimball pt. h. and slaughter h. \$1,000
Jacob Kimball Jr. h. used as a Tavern of Bradish's
1806 Jacob Kimball pt h. and slaughter h. \$1,000
1807-1813 same
1814 Jacob Kimball Jr. h. & slaughter h. \$1,000

Placing an exact date on this house is difficult. As shown, there are two Jacob Kimballs listed in the tax records for ward 4, it is possible that they are one and the same. Although none of the deeds pertaining to this house refer to Jacob as junior, he is called Jr. in probate #15608. In this probate case, of 1823, Sarah Kimball, wife of Jacob Kimball Jr., victualer laid claim to the property, now 141 North St., by saying that she never joined in the mortgage to George Hodges (book 214 page 30). She was paid \$300, on March 18, 1824, to release her rights to this property (book 234 page 255).

Circa 1805 was chosen since this is the first year that a Jacob is surely taxed for an entire house. Jacob Kimball purchased only one lot of land in North Fields prior to 1805 and a lot of land is listed, without a building, in 1804 (although he purchased the land in 1801). The house is definitely on the property in April 1807, when Jacob Kimball mortgaged "a dwelling house and land" to Widow Lydia Cook (book 188 page 192).

A Jacob Kimball was permitted to build a slaughter house on the land of widow Lydia Symonds in 1805. This was to stand at least 70 rods from the road to the Iron Factory (North St.). He was forbidden and restrained from exercising this business in another place in town. (Town Records) This was definitely not on the land 141 North St.

In 1808 a Jacob and Dudley Kimball, victuallers, purchased land and buildings on the east side of North St. (book 184 page 16). (Note that this does not seem to raise the tax rate.)

As indicated in the chain of title, Jacob lost title to the property for non-payment of his mortgages. After Jacob's death, George Hodges obtained all rights in the property.

George Hodges died on July 28, 1827. His inventory (probate 13476) includes:

Dwelling house and land formerly Jacob Kimball \$800
When the estate was divided, this property was assigned to George's daughter, Lydia (Hodges) Holman, as her share.

In 1869 the entire west side of North street was widened. All the houses were moved back to allow for this change.

The house was moved to the present location in the 1880's

JACOB KIMBALL

Jacob Kimball was born in Andover on August 25, 1774. Died in Andover 3, 1822. He married Sally Hobbs on July 6, 1800. Sally was born on January 11, 1778 and died on June 21, 1864. Resided in Salem and Andover. Their children were:

Jacob b. April 5, 1801; d. August 9, 1845

Joseph Hobbs b. 1803; d. New Orleans December 16, 1818

Moses b. September 26, 1805; d. August 28, 1880

Joel b. February 23, 1808; d. March 28, 1834

Katherine b. February 13, 1810; d. May 1, 1829

George A. b. November 30, 1812

Eben b. April 7, 1815; d. January 3, 1840. Sea captain lost on the steamer "Lexington" buried on Long Island Sound.

(Kimball Genealogy)

(Andover Vital Records) Jacob Kimball, butcher died in Andover, in January 1823, from consumption.

This death date does not agree with the above genealogy, but it is the right time frame for the Jacob of the 141 North property. Additional research should be done to confirm Jacob's identity.

Book 2140

acknowledged the above instrument to be his free act and deed
before me William Stevenson just. of Peace
Essex ss. Dec^r April 19, 1817, recorded and examined by Amos Choate Reg

Jacob Kimball

Know all Men by these Presents, That I Jacob Kimball of Salem to
in the County of Essex and Commonwealth of Massachusetts victualler George Hodges
in consideration of three hundred dollars to me paid by George Hodges
of Salem aforesaid esquire, the receipt whereof I do hereby acknowledge
do hereby give grant sell and convey unto the said George his heirs
and assigns forever a certain lot of land situated in the Northfields
in Salem aforesaid bounded easterly on the main Street leading to the
Iron Factory in Danvers eight poles and three feet northerly on land
of the widow Trafford eleven poles and three feet, westerly on land
now or late of Buffum eight poles and three feet, and southerly on
land of Jonathan Synnons eleven poles and three feet to the first bound
being the same land I purchased of Benjamin Deland about twenty
years since, and afterwards erected the buildings thereon together with
all the buildings and privileges and appurtenances to the premises
belonging the same being subject to a previous mortgage by me given
to Lydia Cook dated April 14, 1807, recorded Book 188, Leaf 192, for \$400.00 and
interest To have and to hold the aforegranted premises to the said
George Hodges his heirs and assigns to his use their use and behoof forever and
I do warrant with the said George Hodges his heirs and assigns that I am
lawfully seized in fee of the aforegranted premises; that they are free of all
incumbrances; that I have good right to sell and convey the same to the said
George Hodges subject as aforesaid and that I will warrant and defend
the same premises to the said George Hodges his heirs and assigns forever
against the lawful claims and demands of all persons except as aforesaid
Provided Nevertheless, That if the said Jacob Kimball his heirs, executors,
or administrators, pay to the said George Hodges his heirs, executors, ad-
ministrators or assigns the said sum of three hundred dollars in one year
with lawful interest annually then this deed as also a certain note bearing
even date with these presents given by the said Jacob Kimball to the said
George Hodges or his order to pay the same sum and interest at the time
aforesaid, shall both be void; otherwise shall remain in full force. - In
Witness whereof I the said Jacob Kimball have hereunto set my hand and
seal this fifteenth day of April in the year of our Lord one thousand
eight hundred and seventeen.

Jacob Kimball Seal

signed, sealed, and delivered
in presence of us
Amos Choate
Eliza B. Choate

Essex ss. April 19, 1817 Then the above named
Jacob Kimball acknowledged the above
instrument to be his free act and deed
before me Amos Choate just. of Peace

Essex ss. Dec^r April 19, 1817, recorded and examined by Amos Choate Reg

L. Holman
D. Staniford
Just. For Essex.
One 50^{cts} Conveyance
R. Stamp
Canceled.

Know all men by these Presents, That I Lydia Holman
of Salem in the County of Essex and Commonwealth of Massa-
chusetts, widow, in consideration of one hundred ^{and nine good} dollars, and
valuable considerations to me paid by Daniel Staniford.

2749, b. 165.

of Rockport in the County aforesaid yeoman, the receipt where
of is hereby acknowledged do hereby give, grant, bargain, sell,
and convey unto the said Staniford a certain parcel of land
situate in North Salem so called and known as No. 101 North
street and bounded easterly on North street four poles and three
feet, southerly on land now or late of Benjamin Symonds,
eleven poles and two feet, westerly on land now or late of Jara-
than Buffum four poles and three feet, and northerly on land
now or late of Samuel Symonds eleven poles and two feet, being
~~the same premises conveyed to my father George Hodges~~
~~by deeds recorded in Essex Registry of Deeds Book 214 Leaf 34~~
~~Book 226 Leaf 252 Book 234 Leaf 255, to which deeds, ^{and the deeds} and judg-~~

ments therein referred to reference is had, and also to the par-
tition of the estate of said George Hodges among his children
and heirs Recorded Probate Records Book 106 page 234 by which
division said parcel of land was assigned to this grantor

To have and to hold the above granted premises
with all the privileges and appurtenances to the same be-
longing to the said Daniel Staniford his heirs and assigns
to his & their use and behoof forever. And I the said grantor
or for myself and my heirs, executors and administrators do
covenant with the said grantee and his heirs and assigns that

I am lawfully seized in fee simple of the aforesaid premises
that they are free from all incumbrances that I have good
right to sell and convey the same to the said grantee and
his heirs and assigns, forever in fee 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. In witness whereof, I

the said Lydia Holman have hereunto set my hand
and seal this thirteenth day of June in the year of our
Lord eighteen hundred and sixty eight.

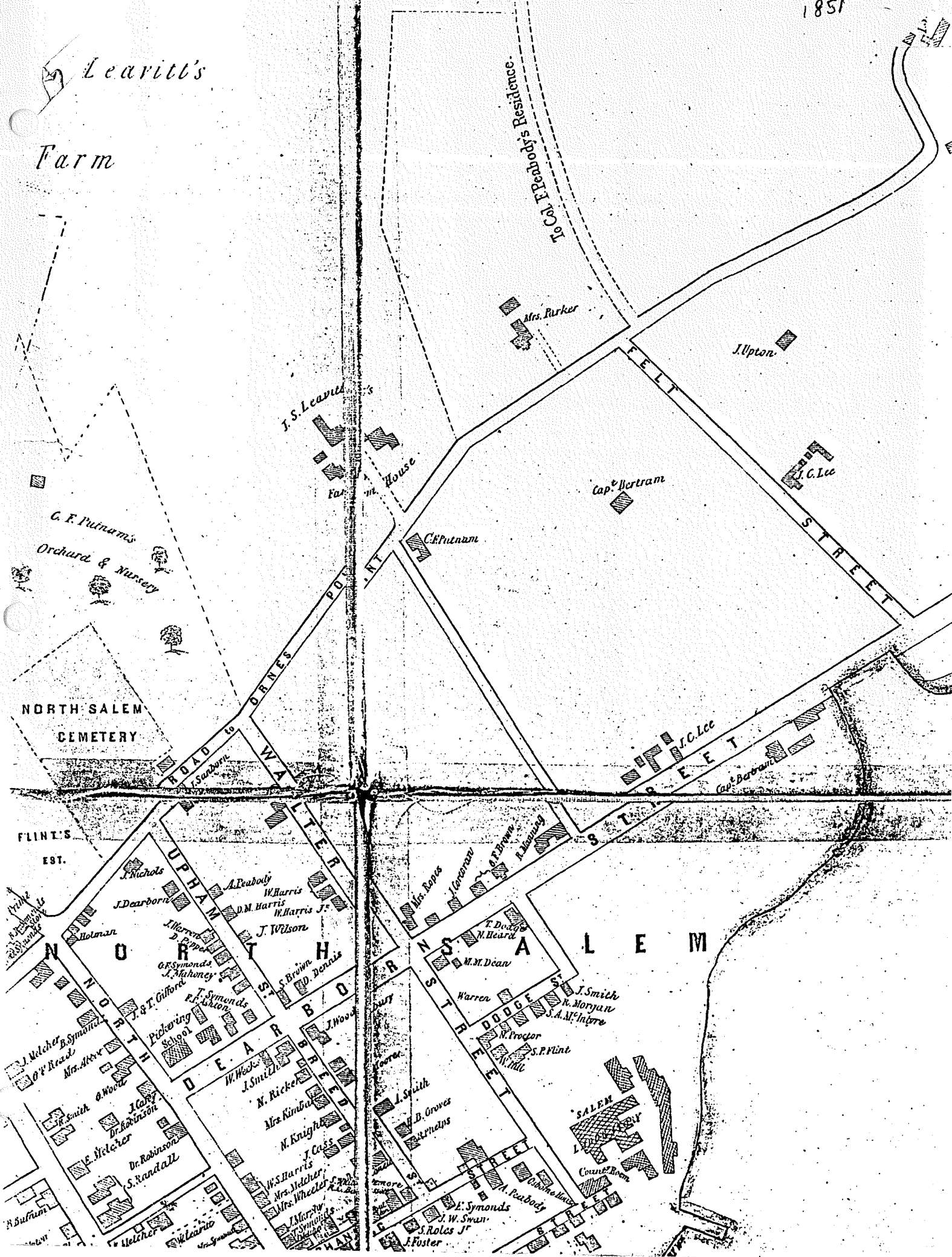
Signed, sealed and delivered } Lydia Holman } seal
in presence of Eliza B. Jackson } Commonwealth of Massachusetts
J. W. Perry } atts. Essex, ss. June 13th 1868. Firm



North ST

1878

Leavitt's Farm



J. S. Leavitt's Farm

Col. Leavitt's Residence

Mrs. Parker

J. Upton

Cap. Vertram

J. C. Lee

Ch. Putnam

J. C. Lee

Cap. Bertram

NORTH SALEM CEMETERY

FLINT'S EST.

UPHAUS STREET

DEARBORN STREET

FLINT'S STREET

FLINT'S STREET

NORTH SALEM

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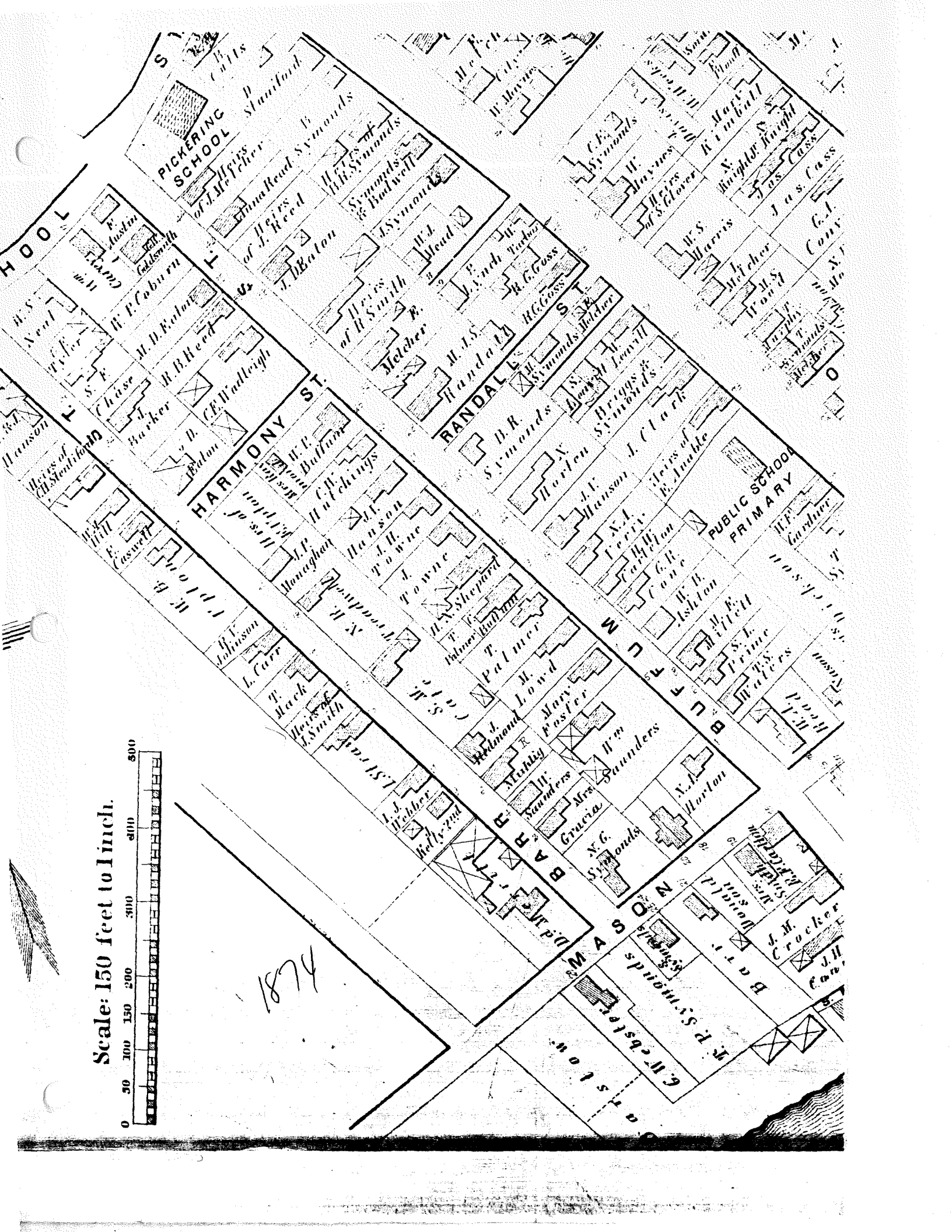
NORTH SALEM

NORTH SALEM

Scale: 150 feet to inch.

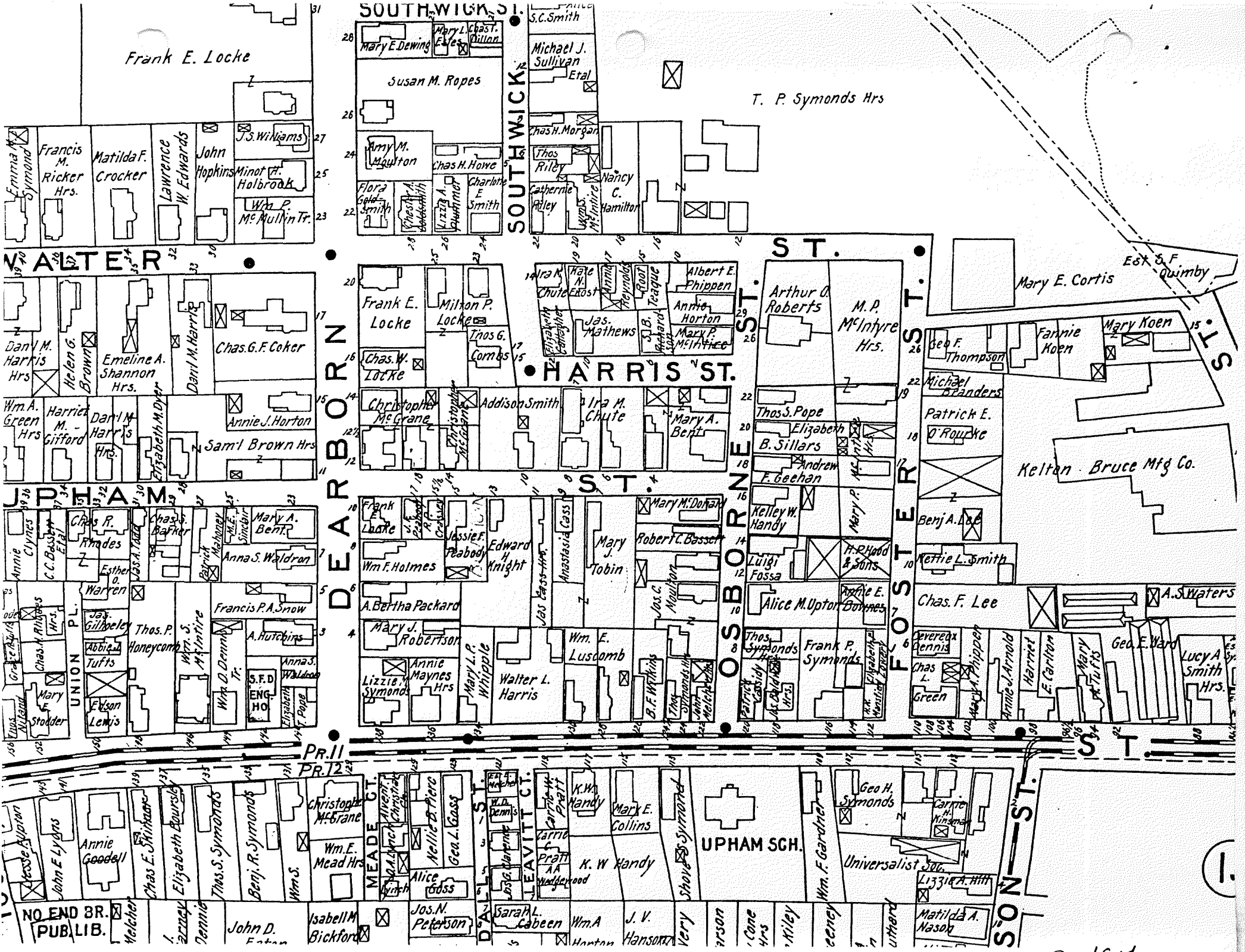


1874





Handwritten scribbles or initials, possibly 'F.S.' or similar, located in the lower-left quadrant of the map.



Frank E. Locke

SOUTHWICK ST.

T. P. Symonds Hrs

WALTER ST.

S T.

Mary E. Cortis
Est S. F. Quimby

HARRIS ST.

JEPHTHAM ST.

S T.

Kelton Bruce Mfg Co.

DEARBORN ST.

DEARBORN ST.

DEARBORN ST.

UPHAM SCH.

UPHAM ST.

