

(Oct. 1990)

United States Department of the Interior
National Park Service
National Register of Historic Places
Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Riverside Farm
other names/site number Pierce-Randolph Farm

2. Location

street & number 1218 W. Jefferson Pike N/A not for publication
city or town Walter Hill vicinity
state Tennessee code TN county Rutherford code 149 zip code 37129

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set for in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)
Signature of certifying official/Title Date
Deputy State Historic Preservation Officer, Tennessee Historical Commission
State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See Continuation sheet for additional comments.)
Signature of certifying official/Title Date
State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:
entered in the National Register.
determined eligible for the National Register.
determined not eligible for the National Register.
removed from the National Register.
other, (explain:)
Signature of the Keeper Date of Action

Riverside Farm
Name of Property

Rutherford Co., TN
County and State

5. Classification

Ownership of Property

(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property

(Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property

(Do not include previously listed resources in count.)

Contributing	Noncontributing	
3	1	buildings
1	0	sites
0	0	structures
0	0	objects
4	1	Total

Name of related multiple property listing

(Enter "N/A" if property is not part of a multiple property listing.)

"Historic Family Farms in Middle Tennessee"

Number of Contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Functions

(Enter categories from instructions)

DOMESTIC/single dwelling

AGRICULTURE/agricultural outbuilding

AGRICULTURE/agricultural field

Current Functions

(Enter categories from instructions)

DOMESTIC/single dwelling

DOMESTIC/secondary structure

AGRICULTURE/agricultural field

7. Description

Architectural Classification

(Enter categories from instructions)

Other: I-house

MID-19TH CENTURY/Greek Revival

LATE VICTORIAN

Materials

(Enter categories from instructions)

foundation BRICK

walls WOOD

roof ASPHALT; METAL

other BRICK; STONE; CONCRETE

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

Riverside Farm

Rutherford Co., TN

Name of Property

County and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

N/A

(Mark "x" in all the boxes that apply.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** moved from its original location.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property
- G** less than 50 years of age or achieved significance within the past 50 years.

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

Areas of Significance

(Enter categories from instructions)

ARCHITECTURE
AGRICULTURE
SETTLEMENT

Period of Significance

1831-1956

Significant Dates

c. 1831-construction of I-house

1870s-construction of rear ell wing

Significant Person

(Complete if Criterion B is marked)

N/A

Cultural Affiliation

N/A

Architect/Builder

Unknown

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS): N/A

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- Previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local Government
- University
- Other

Name of repository:

MTSU Center for Historic Preservation

Riverside Farm
Name of Property

Rutherford Co., TN
County and State

10. Geographical Data

Acreage of Property 13.6 acres

Walterhill 315 NW

UTM References

(Place additional UTM references on a continuation sheet.)

1	<u>16</u>	<u>554942</u>	<u>3980219</u>	3	<u>16</u>	<u>555196</u>	<u>3979912</u>
	Zone	Easting	Northing		Zone	Easting	Northing
2	<u>16</u>	<u>555252</u>	<u>3980131</u>	4	<u>16</u>	<u>554889</u>	<u>3979983</u>

See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title John Perkins (contact: Elizabeth H. Moore, Fieldwork Coordinator)
organization Middle Tennessee State University Center for Historic Preservation date 22 May 2006
street & number Box 80 telephone (615) 898-2947
city or town Murfreesboro state TN zip code 37132

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets**Maps**

A **USGS map** (7.5 or 15 minute series) indicating the property's location

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs

Representative **black and white photographs** of the property.

Additional items

(Check with the SHPO or FPO for any additional items.)

Property Owner

(Complete this item at the request of SHPO or FPO.)

name Beverly Randolph Jones
street & number 1218 W. Jefferson Pike telephone (615)895-0544
city or town Walter Hill state TN zip code 37129

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listing. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*)

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P. O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20303.

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Riverside Farm
Rutherford County, Tennessee

NARRATIVE DESCRIPTION

Located in the fifth district of Rutherford County in the unincorporated community of Walter Hill, the Riverside Farm (also known as the Pierce-Randolph Farm) sits on 13.6 acres facing south on West Jefferson Pike. The East Fork of the Stones River meanders along the south side of West Jefferson Pike, across the street from the farm. The farm includes the 1830s I-house, an antebellum log dogtrot, an historic shed, and pasture. The house, the centerpiece of the farm, has a Greek Revival portico with Italianate brackets. Right behind or just north of the house is the dogtrot with half dovetail notches. To the east of the cabin is the older wood shed that has a later but still mid-twentieth-century addition. Just north of the dogtrot, the current owner Beverly Randolph Jones added a pre-fabricated greenhouse, which is noncontributing. The pastures are east of the house. Riverside is currently owned by the great-grandson of Beverly Randolph, Jr., who bought the house with a significantly larger amount of land in the early 1870s. The area around Riverside is still somewhat agricultural; however, suburban-type neighborhoods are being developed around it.

1) Main House (c. 1831, contributing structure)

EXTERIOR

The Pierce-Randolph House is a central-hall, Greek Revival-style I-house with a side-gable roof, a two-story, front portico, a rear ell, an enclosed L-shaped rear porch, and a rear gable-end addition. Although only visible at certain places, the foundation is brick and stone. The exterior walls are finished with weatherboard and the roof with asphalt shingles. The three chimneys are brick. Brackets under the eaves of the front portico hint at Italianate design. These brackets were added in the 1870s when the Randolph's enlarged the house by adding the rear ell.

Riverside is typical of an 1830s I-house with classical elements.¹ There is no visible foundation on the south or front façade of the house, although there is a brick foundation under the portico. Along the front façade there is dentil molding along the top of the wall. The two-story, two-tiered, central, pedimented portico dominates the front façade. The portico contains four paneled, two-story columns with dentils at the top. There is a simple balustrade enclosing the second floor of the porch. While the portico is overwhelmingly classical, Italianate brackets adorn the cornice of the portico. The frieze of the portico is paneled. The front façade has three bays. There are four original double-hung six-over-six windows, one on each side of the portico at each level. Due to deterioration, the former owner replaced the historic shutters c.1999 with the existing nonhistoric shutters. The entrances on both the first and second floor have double doors with simple surrounds, single-light transoms, and single-light sidelights. The doors are solid wood paneled doors. The historic screened double doors remain intact. There is one hanging light above each level of the portico and a sconce on either side of the entrances.

¹ Carroll Van West, "Historic Family Farms in Middle Tennessee" (Available online: <http://histpres.mtsu.edu/histpres/SERVICES/Historic%20Family%20Farms%20in%20Middle%20TN.pdf>, 1995), 11.

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Riverside Farm
Rutherford County, Tennessee

A stone foundation is barely visible on the east facade of the original house or I-house. The main feature of this facade is a shouldered exterior brick chimney, which interrupts the peak of the gable end. The cornice returns are open.

From the rear or north façade of the house, the additions can be viewed. These include the two-story 1870s rear ell, the enclosed former L-shaped one-story, back porch (1970s), and the 1970s one-story, gable-end addition which abuts the north end of the enclosed porch. All of these have weatherboard siding and asphalt shingled roofs. On the rear or north façade of the I-house, there are two original one-over-one, double-hung windows on the second story above the enclosed rear porch. A brick foundation is slightly visible under the c. 1970 enclosed rear porch, which has two small double-hung six-over-six windows on its north side. There is a pair of double-hung six-over-six windows on the east façade of the enclosed porch. On the east facade of the second floor of the ell wing is a replacement double-hung, six-over-one window.

A brick foundation is visible under the 1970s gable-end addition, which has one double-hung, six-over-six window that faces east. This is the only window on the house that does not have shutters. There is a door on the north side of the same rear gable addition. A sounce is on the wall on the upper east side of the door and a louvered vent is above the door in the gable end. There is one double-hung, six-over-six window on the west side of the same rear addition. A shouldered exterior brick chimney is located on the north façade of the ell wing. The chimney is centrally located and interrupts the peak of the gable. The cornice returns are open.

The c. 1870s rear ell extends north from the I-house, creating an almost seamless west façade. A brick foundation is partially visible. A shed roof, one-story porch extends almost the full length across this facade of the ell and abuts the west chimney of the I-house. The porch roof is supported by four paneled columns and two pilasters, which all mimic the classically-influenced front portico columns. Above this porch on the second level are two double-hung windows—one is an original one-over-one and the other is a replacement four-over-four. The entrance to this ell is via a paneled wood door with polychromatic sidelights and a transom that appears to date to the Arts and Crafts period. There is a double-hung, four-over-four window on each side of the door which opens onto the porch.

The porch abuts the brick chimney on the west facade of the original house. There is a original double-hung, one-over-one window immediately south of the west chimney. This window has only one shutter because one side of it immediately abuts the chimney. Like the other chimneys, this chimney interrupts the gable end. The cornice returns are open.

INTERIOR

As a central hall I-house, the first room inside the south or main entrance is the entrance hall. This hall or foyer provides access to the parlor to the east, the dining room to the west, and to the upstairs bedrooms via the main stairs. John Beverly Randolph added red-and-white polychromatic

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Riverside Farm
Rutherford County, Tennessee

glass to the transom and sidelights in the 1940s. This front double door boasts beaded woodwork. The stained-glass windows have been broken a couple of times. As a result, brass bars have been placed over them since 1963, when the house was robbed. The light fixtures throughout the house were stolen in 1963 and later replaced by Sarah Randolph Jones. There is a mixture of original, historic, and nonhistoric hardware throughout the house. The entrance hall (like the rest of the house) has its original wood floors, baseboards, and door and window surrounds. There is wallpaper covering the plaster walls. Opposite the entrance door is a wood paneled door with wood side panels that leads to the den and kitchen, which are located in the enclosed porch and rear gable addition. This door originally was the back door of the house. This doorway contains one of several examples of beaded woodwork that is found throughout the house. To the east of this door is a closet underneath the stairway. The paneled carriage of the stairs is closed to form the closet. On the west side of the hall is the doorway to the dining room. The original door is no longer in its place, leaving an open doorway, but the original wood door surround remains with a simple lugged architrave.

The room to the east of the front hall is the parlor. This room contains a rug on top of hardwood floor. It has a relatively simple beaded baseboard with no crown molding. There is wallpaper on the walls and ceiling. The family still has the 1890s receipt for the purchase of the wallpaper which has floral and geometric patterns. This room contains a brick fireplace on the east wall with a wood mantle and brick hearth. The mantle in this room was replaced in 1942. It is a simple classical mantle with fluted columns supporting the shelf. There is one window on the south wall of this room. Four red fabric chairs in this room were stolen in 1963. They and the piano on the west side of the room were found and returned to the house by Sarah Randolph Jones. The doorway out into the hall has a simple design with a lugged architrave.

Across the entrance hall from the parlor is the dining room. This room has a hardwood floor. This room contains deeper baseboards with a beaded edge and prominent crown molding with a bead detail. There is a brick fireplace on the west wall with an original simple wood mantle with classically-styled rectangular pilasters. The hearth is brick. There is wallpaper over the plaster walls. This room contains one window on the south wall and two windows on either side of the fireplace on the west wall. The simple doorframes with lugged architraves have been painted to match the trim of the room.

To the north of this room is a side hall located in the rear ell which was added in the 1870s by Beverly Randolph, Jr. The floor is hardwood. The door to the outside located on the west wall is surrounded by brightly colored early Arts and Crafts-style polychromatic glass, added in the 1940s, in its transom and sidelights. There is also a closet beneath the stairway in this room. The stairway is located in the northeast corner and leads east before turning south toward the second story. It is composed of a simple turned newel post and simple turned posts supporting a wooden baluster. Vertical wood paneling covers the carriage of the stairway enclosing the closet underneath. On the east side of the hall is a wood paneled door that leads into the den and kitchen. The doorway leading north into a bedroom boasts a leaded- and beveled-glass transom.

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Riverside Farm
Rutherford County, Tennessee

This bedroom contains carpet over its wood floors. The original baseboards are relatively deep. There is one window on the west side of the room. A door on the north side of the room leads into a bathroom which was added during the c. 1970 renovation. A door on the east side of the bedroom leads into a c. 1970 kitchen that was once was part of the back porch. A door on the north side of the kitchen leads into the rear, gable-end addition which houses the former bucket well and is now the pantry. The kitchen and the den form a continuous room with the den located immediately north of the original house and taking up the rest of the L-shaped enclosed rear porch. It also was enclosed during the c. 1970 renovation. The floors in both rooms are tile. There is one window on the east side of the kitchen and two windows on the north side of the den. The molding is simpler and the ceilings are lower in this section of the house. A door on the south side of the den leads back into the original entrance hall.

The main stairway in the entrance hall leads to a smaller hall on the second level. The stairs are wood with a simple but elegant balustrade made up of balusters that have a rectangular base, turned neck, and tapering rounded upper portion. The upper level central hall has its original woodwork, including baseboards and door surrounds. The paneled double doors leading to the second level portico have their historic hardware. The doors leading to the front portico are surrounded by plain windows. On either side of these doors are the back sides of the support pilasters for the roof of the portico. These pilasters have beaded woodwork in their vertical panels and in their bases and capitals. A common molding can be seen both on the inside and the outside wall of the portico. The trim around the portico is relatively simple.

To the east of the hall is a bedroom. The doorframe of this bedroom is plain. The door is paneled and has its historic hardware. There are original wood floors, baseboards, and window and door surrounds, all with simple designs. There is wallpaper over the plaster walls. There is one window each on the north and south side of this room. The east wall contains an original centrally located fireplace with a simple classically-styled wood mantel and brick hearth. The mantle has a beveled outer surround and consists of plain pilasters supporting a plain frieze and shelf. The desk of Beverly Randolph Jr. is located in this room.

Across the hall is another bedroom. The original floor, baseboards, and window and door surrounds are wood. A line in the northeast corner of the floor reveals where a stairway down to the formal parlor used to be before the rear ell wing was added. This stairway was probably removed in the 1870s. Since 2000, the current owner replaced some of the historic plaster in this room with dry wall due to deterioration from a roof leak. There is one window on the south side of this room. The fireplace is centrally located on the west wall. It has a brick hearth and a classically styled wood mantle identical to the east upstairs bedroom. A doorway on the north wall leads into the 1870s addition to the house.

A stairway comes up from the side hall on the first floor. Although this stairway appears older due to wear, it was probably added in the 1870s after the removal of the stairway in the adjacent

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bedroom (it is possible that the removed stairs were moved to this location and reused). The steps and the floor of the hall are hard wood and the balustrade very simple consisting of a square newel post, square posts, and a rounded baluster. The upstairs bath is located on the west wall of this hallway. To the north of the hall is another bedroom. A fireplace decorates the north wall. It has a brick hearth and a simple classically-styled wood mantle. The Classical pilasters of the mantle support a plain frieze and a plain shelf rounded at the corners. A carpet covers the hardwood floor. There are original relatively shallow baseboards and wood window and door surrounds. The simple molded woodwork in this space matches that of the c. 1870s stair hall. There is one window each on the east and west sides of this room. Wallpaper covers the plaster walls.

The exterior and interior of the main house maintain a high degree of architectural integrity, retaining many of their original features including windows, doors, floors, ceilings, mantles, and woodwork.

Immediately around the house, is a grass lawn. An older brick sidewalk connects the front porch to the side porch, gravel driveway, and dogtrot. The current owner is building a rock patio to the east of the house.

2) Log Dogtrot (c. 1831, contributing structure)

A few yards north of the rear of the mansion, stands a log dogtrot with a metal roof. There is a full-length shed porch (1970s) on the south side of the dogtrot that is supported by chamfered wood posts. This building is thought to be the original Pierce homeplace and/or slave quarters. Now considered one building, it appears that it was built in three stages or three different log buildings were joined together. Each of the three sections has half-dovetail notches. The cabins are similar in size, though not identical. The easternmost cabin appears to be the oldest as it possesses the largest hearth and served as a kitchen. The other two cabins on the western side of the breezeway now appear as one since a wall between the two has been torn out.² The entire length is covered under one roof. Log buildings in Middle Tennessee were typically built between 1800 and 1860, placing this structure during this time period.³ There is a stone chimney on east and west gable ends of the dogtrot. There is only one open window on the south side of the cabin in the center segment to the west of the breezeway. On the north side of the cabin are three open windows, one in each segment. New wood supports have been added to the north end of the breezeway. An original boxed stairway in the easternmost segment leads to an upper loft. The placement of wood beams in the ceiling indicates that there once were two similar stairways in the breezeway. Irregularities in the exterior wood indicate that there used to be doors on the south side of the center segment and on the north side of the westernmost segment. Pieces of wood still protrude from the walls where the center and westernmost segments meet.

² Michael T. Gavin, *Nineteenth Century Hewn Log Architecture in Southern Middle Tennessee: An Artifactual Study* (Murfreesboro, TN: MTSU MA Thesis, Oct., 1995), 14.

³ West, 43.

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3) Greenhouse (c. 2005, noncontributing structure, due to date)

The current owner built the pre-fabricated greenhouse. It is located behind the dogtrot to the north of the house.

4) Shed (c. 1880, contributing structure)

To the east of the dogtrot is the frame shed with a metal roof. The western side of this shed is older and dates to the late nineteenth century, after the purchase of the farm in 1871 as part of several farm improvements made by Beverly Randolph, Jr. A new wood door has been added to the west side. A pair of large double doors is still useable on the north side. This shed has no chimneys or windows. The eastern portion dates to the mid-twentieth century, prior to 1956. It is open on the north side. This portion was added to house the larger farm equipment used by John Randolph.

5) Rock Patio (2006, incomplete, noncontributing structure, due to date)

Just east of the house, the current owner is in the process of building a rock patio for outdoor entertainment.

6) Agricultural Fields (1800s, contributing site)

The fields are located to the east of the house. Currently, the owner harvests hay on about ten acres of his property. These fields front West Jefferson Pike and have always been used for agricultural production since the Pierce family built the house. These fields are the remaining intact working fields that represent the historic production of the farm. Stone, split-rail, and barbed-wire fences, some of these constructed within the period of significance, delineate the agricultural fields and current property boundaries of the farm.

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Riverside Farm
Rutherford County, Tennessee

STATEMENT OF SIGNIFICANCE

The Riverside Farm is eligible for the National Register of Historic Places under National Register Criteria A and C for its architectural, agricultural, and settlement significance. This property is associated with events that have made a significant contribution to the broad pattern of our history and embodies the distinctive architectural characteristics from its period of construction. Riverside Farm is associated both with prevailing patterns of settlement in Middle Tennessee and with the prevailing patterns of agriculture in Middle Tennessee throughout the nineteenth century and into the twentieth century as outlined in the "Historic Family Farms of Middle Tennessee" *Multiple Property Submission*. It is also reflective of a common type and style of architecture in Middle Tennessee in the 1830s as an excellent and intact example of a Greek-Revival-style I-house with some Italianate details.

The Pierce family established the farm and built the house during a time of early settlement in Middle Tennessee. Carroll Van West has qualified this period as spanning from 1780 until 1850.⁴ It was then later occupied by another early Middle Tennessee family, the Randolph family, whose descendants still own the house.

Riverside Farm is associated with the predominant patterns of agriculture in Middle Tennessee and represents each of the three historical contexts included in the "Historic Family Farms of Middle Tennessee" *Multiple Property Submission*: "Settlement and Subsistence Farming, 1780-1850;" "Expansion and the Market Economy, 1850-1900;" and "Rural Reform and Agriculture, 1900-1945." Founded during the settlement period, Riverside was initially a significantly large farm, including as much as 1,400 acres in the 1830s.⁵ This large amount of land required a large labor force and according to the Rutherford County census and slave schedules, Alfred Pierce owned a number of slaves. In 1840, Pierce had seven slaves, two over the age of ten (one male and one female).⁶ By 1850, this number had reached fifteen, seven male and eight female, five being over the age of ten.⁷ During this period, Pierce grew corn and cotton, both in the top ten crops grown in Middle Tennessee at the time, and raised hogs. While corn was the largest-produced subsistence crop during this period, market crops such as cotton were less common.⁸ This shows the relative affluence of the family as they were able to afford to farm commercially and not only for subsistence.

During the second period of development in Middle Tennessee, "Expansion and the Market Economy, 1850-1900," Riverside began to shift toward more market production, particularly following the Civil War. Just prior to the war in 1860, the number of Pierce's slaves had grown to

⁴ Carroll Van West, "Historic Family Farms in Middle Tennessee" (1995). Available online:

<http://histpres.mtsu.edu/histpres/SERVICES/Historic%20Family%20Farms%20in%20Middle%20TN.pdf>, 4.

⁵ Rutherford County Deed Book W (Murfreesboro, TN: Located in Rutherford County Register of Deeds, 1837), 314.

⁶ 1840 Tennessee Census, "Rutherford County."

⁷ Rutherford County Slave Schedules, 1850.

⁸ West, 8-9.

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Riverside Farm
Rutherford County, Tennessee

twenty-three and included eleven males and twelve females, fifteen over the age of ten. Four slave houses were located on the property at this time.⁹ Following the Civil War, some of the freed slaves remained to work the farm. The 1870 census shows two black males remaining on the Pierce place.¹⁰ Following the 1971 purchase of the farm by Beverly Randolph, Jr., a direct ancestor of the current owner, cattle and hogs were added to the production of the farm that already included corn and cotton. In 1880, two black males lived and worked on the Randolph farm.¹¹ During the 1850s and with renewed efforts after the war, new railroads allowed for the greater production of market crops such as livestock and cotton. In addition to these crops, the presence of freed slaves on the land contributed to the expansion of the market economy during this period, transitioning from slave labor to paid labor.¹² The current owner, Beverly Randolph Jones, maintains a relationship with descendents of the freed slaves, recently holding a joint family reunion.

During the final period, "Rural Reform and Agriculture, 1900-1945," John Beverly Randolph grew cotton, corn, and small grain, as well as raising hogs and pure-bred Jersey cattle for dairy production. The introduction of dairy cattle and grain, in particular, represents this period of development in Middle Tennessee farms. During the first two decades of the twentieth century, the University of Tennessee agricultural extension service encouraged the breeding of dairy cattle in Middle Tennessee by building a demonstration dairy farm in Marshall County. In addition, milk plants were built by private companies in Fayetteville and Murfreesboro.¹³ Riverside Farm is one example of the introduction of dairy farming as part of a larger rural reform movement embracing new methods of farming. During this period, the farm continued to operate with the help of black laborers. In 1900, two black families rented houses on the property. There were three black male farm laborers and one black female cook.¹⁴

Today, the farm produces hay, currently the second most common agricultural product of Middle Tennessee.¹⁵ Until only recently, however, Riverside Farm has been significantly larger than the average Middle Tennessee farm. This decrease in size occurred in the late 1980s as the family sold off portions of the farm for development. It was recognized in 1986 as a Tennessee Century Farm that has been continuously operated by the same family for over one hundred years.

Built between 1831 and 1837, the Pierce-Randolph House is also reflective of architectural patterns. Following the remodeling of the Hermitage in 1831, the Greek Revival I-house became widely accepted by farmers in Middle Tennessee.¹⁶ The house has also undergone several

⁹ Rutherford County Slave Schedules, 1860.

¹⁰ 1870 Tennessee Census, "Rutherford County."

¹¹ 1880 Tennessee Census, "Rutherford County."

¹² West, 13-14.

¹³ Ibid, 22-23.

¹⁴ 1900 Tennessee Census, "Rutherford County."

¹⁵ Ibid., 25.

¹⁶ James Patrick, *Architecture in Tennessee 1768-1897* (Knoxville: The University of Tennessee Press, 1990), 121.

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renovations since its construction, as many such houses have, although many of the renovations are themselves historically significant.¹⁷ Most notably, the rear ell addition was added by Beverly Randolph, Jr., in the 1870s as part of the expansion and improvement of the farm during the late nineteenth century. It was also during this time that the front portico was rebuilt or at least re-styled so that the front and side porches would have similar classical detailing. Electricity was added to the house in the 1920s. The Jones family modernized the kitchen and baths around 1970 paying attention to retain the historic integrity of the house.

In addition to the main house, the property is significant for the architecture of the early nineteenth-century dogtrot, which is an excellent and intact example of a hand-hewn log building with half-dovetail notching and stone chimneys. Oral history suggests that the building may have served as an original residence for the Pierce family as the house was being constructed and is purported to have been used to house the Pierce family slaves. However, it is known that the Randolphs used it as a kitchen and cook's house through the middle of the twentieth century.¹⁸

One other contributing structure remaining on the farm, the shed east of the cabin, was constructed by John Randolph in the late nineteenth century. It was used for storage, as it is today. Around the middle of the twentieth century and prior to 1956, John Randolph constructed an addition to the shed that more than doubled its size for storage of larger farm equipment, representing the increased use of farming machinery on the farm during the first half of the twentieth century.

Riverside Farm is also significant as a representation of settlement patterns during the early decades of the nineteenth century in Middle Tennessee. The two historic families—the Pierce and Randolph families—who have owned the house both moved to Rutherford County during the initial period of settlement in the first decades of the nineteenth century. Rutherford County was founded in 1803 and the first farm in the county was established in 1807.¹⁹

Although he did not appear in the 1830 Census, Granville S. Pierce married Elizabeth Abbott in Rutherford County in 1830.²⁰ In 1831 he bought 700 acres in the vicinity of the Pierce-Randolph Farm from Richard Cummins.²¹ His relative Alfred Pierce bought a share in this property from Granville Pierce in 1837.²² Alfred married Harriet Alford in 1838.²³ Based on extensive deed and census research, either Granville or Alfred Pierce built the house.

¹⁷ West, 11.

¹⁸ Interview with Beverly Randolph Jones, the current owner.

¹⁹ West, 4.

²⁰ Rutherford County Marriage Books 1804-1881 (Murfreesboro, TN: Located in Linebaugh Public Library), 188.

²¹ Rutherford County Deed Book 2 (Murfreesboro, TN: Located in Rutherford County Register of Deeds, 1831), 236.

²² Rutherford County Deed Book W (Murfreesboro, TN: Located in Rutherford County Register of Deeds, 1837), 314.

²³ Rutherford County Marriage Books 1838-1885 (Murfreesboro, TN: Located in Linebaugh Public Library), 8.

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By 1870, Alfred Pierce had died and his son, William Pierce, gained ownership of the house.²⁴ Between 1871 and 1873, William Pierce sold about 572 acres of the farm, including the house, in the fifth district near the East Fork Stones River to Beverly Randolph, Jr.²⁵ Beverly Randolph, Sr. (1793-1868), had moved to Rutherford County from Virginia in 1816 and married Lucy Wade Searcy (1892-1891) in 1818.²⁶ Living and owning property near Riverside, he was a successful farmer (consistently owning over 20 slaves until emancipation) and the magistrate of the fifth district from 1842 until his death in February of 1868. He and Lucy had several children including Beverly (Tip) Randolph, Jr. (1837-1921), who was born on the adjacent farm to Riverside.

Beverly, Jr. went to school at Cumberland University. He then joined the Confederate Army in the Forty-Fifth Tennessee Infantry and fought at the nearby Battle of Stones River, where he was captured. Beverly, Jr. returned from the Union prison at Camp Morton in 1865 and married Elizabeth Casandra Wade. In 1868 after the death of his father, Beverly Jr. filled his father's position as magistrate and held that position until 1892.²⁷ In the decade following his 1871 purchase of Riverside (the house and 572 acres), Beverly Randolph, Jr., undertook a major addition to the house.²⁸ This addition provided two more bedrooms for a family that grew from four to nine during that decade. In addition to four newborn children, Beverly Randolph's mother moved into the house as well.²⁹ During the following decade, Beverly Randolph, Jr., served as a clerk of the circuit court between 1880 and 1884. The family farm grew cotton and corn for the market and vegetables for their own consumption while also raising cattle and hogs. According to the family, the house and farm have always been called "Riverside."³⁰

Upon his death, the estate of Beverly Randolph, Jr., was divided among his four surviving children. His son, John Beverly Randolph, bought out his siblings between 1927 and 1929. At that time the farm had decreased to 464 acres.³¹ John Randolph was married to Alice Fletcher and they had three children: John Beverly, Henry Sperry, and Sarah Elizabeth Randolph. John Randolph served on the county court from 1912 until 1959.³² He and Alice added electricity to the house

²⁴ 1870 Tennessee Census, "Rutherford County" (Murfreesboro, TN: Located in Linebaugh Public Library), 14.

²⁵ Rutherford County Deed Books 18 (Murfreesboro, TN: Located in Rutherford County Register of Deeds, 1872), 185 and 579; and 19 (1867), 91.

²⁶ Susan G. Daniel, *Rutherford County Tennessee Pioneers Born Before 1800* (Murfreesboro: Rutherford County Historical Society, 2003), 211.

²⁷ "Randolph Family Members of County Court for 80 Years" (In personal possession of Beverly Randolph Jones, no news paper title or date given), 23.

²⁸ Beverly Randolph Jones, interview by author (Walter Hill, TN: Sept. 16, 2005).

²⁹ 1880 Tennessee Census, "Rutherford County" (Murfreesboro, TN: Located in Linebaugh Public Library), 7.

³⁰ "Rutherford County Historical Society Publication Number One" (Murfreesboro: Summer 1973), 59.

³¹ Rutherford County Deed Book 74 (Murfreesboro, TN: Located in Rutherford County Register of Deeds, 1927), 264 and 346.

³² Caneta Hankins, *Hearthstones: The Story of Rutherford County Homes* (Murfreesboro: Oaklands Association, Inc., 1993), 29.

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during the 1920s. Wires were initially hung across the ceilings and walls. They also replaced the hearthstones in 1942, although most of the mantles are still original.³³

During his ownership, John Randolph grew cotton, corn, and small grain, raised hogs, ran a dairy farm, and bred Jersey cattle. He and Alice also kept a vegetable garden for their family's consumption. John Randolph made the addition to the storage shed that more than doubled its size for storage of larger farm equipment. The farm did not lose any acreage while John Randolph owned it and in 1956, he divided the property between his children.³⁴

In 1966, John Randolph's daughter Sarah (d.1999) and her husband John Claude Jones Sr. (died 2000) ended up with the house and 450 acres. They had four children: Sally Jones Wall (b.1939), Carolyn Jones Cook (b.1941), John Claude Jones, Jr. (b.1944) and Beverly Randolph Jones (b.1948). Sarah and John Claude moved to the house and farmed the land until their deaths. In addition to growing corn, hay, and soybeans and raising cattle, the Jones operated an antique business on their property. Sarah Jones replaced the light fixtures after the house was robbed in the 1960s. Plumbing was added around 1970 as part of a greater restoration project. The well can still be seen inside the back porch where it was enclosed c. 1970. The kitchen and den were also added to the rear of the house as part of the enclosed porch, and the portico was repaired. The family sold about one hundred acres in the late 1980s for the creation of the subdivision which now stands to the north of the house. Other portions of the farm have been divided between other members of the Randolph-Jones family and some of this land has been developed. More recent renovations to the farm have included the addition of metal roofs to the secondary buildings.³⁵

Today the farm associated with the house still includes about thirteen and a half acres and is owned by Beverly Randolph Jones.³⁶ Still a working farm, Mr. Jones currently grows hay on his property, the second most common farm product in Middle Tennessee.³⁷ This portion of the land that includes the house and the adjacent land is the most intact section of the original farm and serves as a representation of the agricultural landscape of Middle Tennessee.

³³ Jones.

³⁴ Rutherford County Deed Book 122 (Murfreesboro, TN: Located in Rutherford County Register of Deeds, 1956), 284.

³⁵ Jones.

³⁶ Rutherford County Record Book 281 (Murfreesboro, TN: Located in Rutherford County Register of Deeds, 2003), 1135.

³⁷ West, 25.

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VERBAL BOUNDARY DESCRIPTION

The 13.6-acre property is located on the north side of West Jefferson Pike in Rutherford County. The boundaries are delineated on the attached property tax map (scale is less than 1" = 400' due to standards of Tennessee Counties) and the attached USGS Topographical Map. It is found on Rutherford County Tax Map 36, parcel 2401.

BOUNDARY JUSTIFICATION

The nominated property represents the current legal boundaries of all of the historic property owned by Beverly Randolph Jones at this location and associated with the historic farmhouse, as described on the attached tax map.

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Riverside Farm
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PHOTOGRAPH LOG

Pierce-Randolph Farm
Rutherford County, Tennessee

Photographer: Leslie N. Sharp, Center for Historic Preservation
Date Photographed: September 2005
Negatives: Tennessee Historical Commission, Nashville, Tennessee

Riverside Farm. Photographer facing north-northwest.
1 of 45.

South façade of Main House. Photographer facing north.
2 of 45.

Portico of Main House. Photographer facing northeast.
3 of 45.

East elevation of Main House. Photographer facing east-northeast.
4 of 45.

North and east elevations of rear enclosed porch of Main House. Photographer facing southwest.
5 of 45.

North and west elevations of c. 1970 rear addition to Main House. Photographer facing southeast.
6 of 45.

West elevation of Main House. Photographer facing southeast.
7 of 45.

West elevation of Main House. Photographer facing east.
8 of 45.

West elevation of Main House. Photographer facing east-northeast.
9 of 45.

Entrance hall of Main House. Photographer facing south-southwest.
10 of 45.

Entrance hall of Main House. Photographer facing south-southwest down stairs.
11 of 45.

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Entrance hall of Main House. Photographer facing north-northeast.
12 of 45.

Stair in entrance hall of Main House. Photographer facing north.
13 of 45.

Parlor of Main House. Photographer facing northeast.
14 of 45.

Mantle in parlor of Main House. Photographer facing east-northeast.
15 of 45.

Dining room in Main House. Photographer facing northwest.
16 of 45.

Detail of beaded cornice in dining room of Main House.
17 of 45.

Mantle in dining room of Main House. Photographer facing northwest.
18 of 45.

First floor stair hall in Main House. Photographer facing northwest.
19 of 45.

Entrance door in first floor stair hall of Main House. Photographer facing south.
20 of 45.

First floor stair hall of Main House. Photographer facing north-northeast.
21 of 45.

First floor bedroom of Main House. Photographer facing north.
22 of 45.

Kitchen and den of Main House. Photographer facing northeast.
23 of 45.

Den of Main House. Photographer facing west.
24 of 45.

Second floor central hall of Main House. Photographer facing north-northeast.

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25 of 45.

Second floor central hall of Main House. Photographer facing south.

26 of 45.

Detail of main door in second floor central all of Main House. Photographer facing south.

27 of 45.

Second floor east bedroom of Main House. Photographer facing east-northeast.

28 of 45.

Second floor west bedroom of Main House. Photographer facing east.

29 of 45.

Second floor west bedroom of Main House. Photographer facing west.

30 of 45.

Second floor stair hall of Main House. Photographer facing south-southeast.

31 of 45.

Second floor stair hall of Main House. Photographer facing northeast.

32 of 45.

Second floor north bedroom of Main House. Photographer facing north.

33 of 45.

South façade and west elevation of Log Dogtrot. Photographer facing northeast.

34 of 45.

East elevation of Log Dogtrot. Photographer facing west.

35 of 45.

Northeast corner of Log Dogtrot. Photographer facing south-southwest.

36 of 45.

North and east elevations of Log Dogtrot. Photographer facing southwest.

37 of 45.

North elevation of Log Dogtrot. Photographer facing south.

38 of 45.

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Detail of corner notching of Log Dogtrot. Photographer facing southwest.
39 of 45.

Interior of Log Dogtrot. Photographer facing east.
40 of 45.

Interior of Log Dogtrot. Photographer facing west.
41 of 45.

South elevation of Shed. Photographer facing north.
42 of 45.

West elevation of Shed. Photographer facing east.
43 of 45.

Riverside Farm showing Main House, Rock Patio, and Shed. Photographer facing west-northwest.
44 of 45.

Agricultural fields of Riverside Farm.
45 of 45.